

# HOA STORMWATER PROJECT

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## NEXT STEPS

Monday, February 12, 2024, 1-2pm

# INTRODUCTIONS

## Share in the chat:

- Name
- Organization
- Interest in this project



## Hannah Peterson



- This is my primary project for my service term
- I have an interest in green stormwater infrastructure

# AGENDA

- **Recap of Project and Goals**
- **Review Report From Wilder**
  - Survey Results
  - Focus Group Findings
  - Recommendations
- **Discuss Next Steps**
  - Educational Material Development
  - Planning Mini Conference
- **Closing Thoughts**



# PROJECT RECAP

- **Assessing the capacity of and identifying effective resources for homeowners associations (HOAs) and commercial property owners for proper maintenance of stormwater and green infrastructure practices.**
- **Funding**
  - Minnesota Sea Grant College Program with funds from NOAA
  - Minnesota Water Resources Center, in partnership with the Minnesota Stormwater Research Council and the Minnesota Clean Water, Land and Legacy Amendment.
- **Research methods included survey and focus groups with the intent to**
  - Assess knowledge, behavior, barriers, and motivations of HOA board members and property managers related to stormwater and green infrastructure practices and their maintenance
  - Identify resources, tools, and information delivery strategies for HOAs to
    - better support maintenance of stormwater and green infrastructure practices
    - reduce stormwater pollution from irrigation, lawn care, and winter maintenance practices

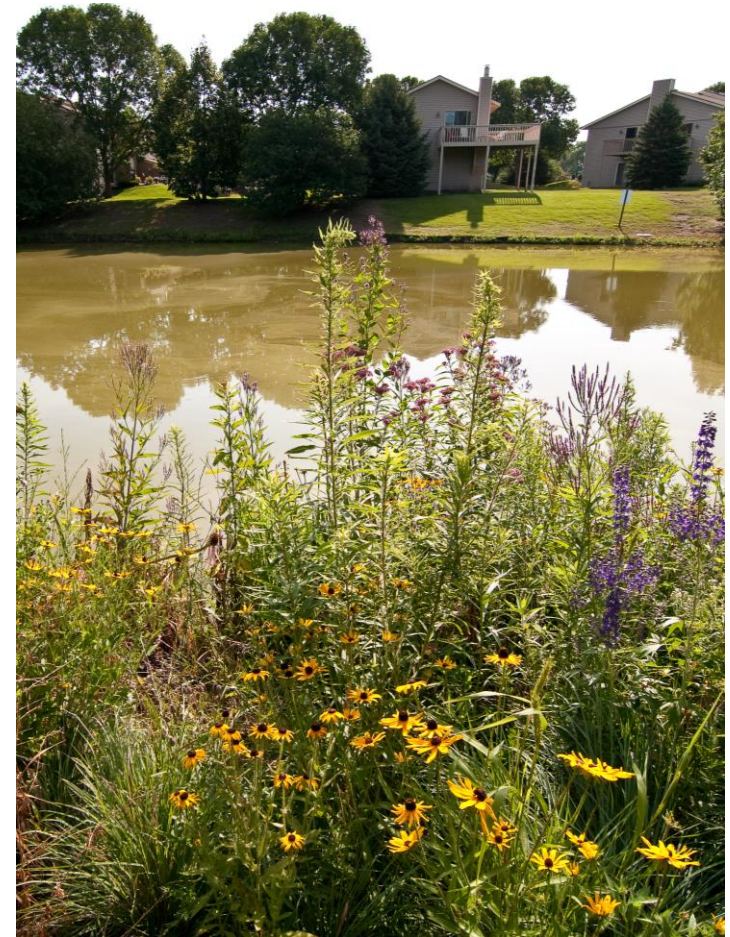
# RESEARCH REPORT

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Prepared by Wilder

# KEY TAKEAWAYS

- Lack of Engagement/Understanding
- Financial Concerns
- Want brief, digestible communications materials



# SURVEY RESULTS

- 63 Responses
- **Knowledge and Concerns:**
  - 79% of HOA leaders identified stormwater ponds on their properties. 51% noted vegetative buffers. 7% did not know what infrastructure was present. 100% of Property Managers noted that they see stormwater ponds most often on their properties.
  - 82% of Property Managers said stormwater ponds caused the most confusion for their clients. Raingardens/infiltration basins followed at 45%.
  - Only 20% of HOA Leaders and 0% Property Managers considered maintaining stormwater infrastructure “Very much a priority”
- **Costs/Budgeting:**
  - 34% of HOA leadership respondents named **annual maintenance cost** as the most important landscaping factor, and 24% of respondents named **long-term cost** as the second most important landscaping factor.
  - 57% of HOA leadership respondents said they do not have any money dedicated to stormwater infrastructure annually.
  - 55% of property manager respondents said it was “very challenging” to help their clients understand the need to budget for maintenance and upkeep of stormwater infrastructure.

# SURVEY RESULTS Cont.

- Educational Topics:

Topics	Very important	Somewhat important	Not at all important
How to know what types of stormwater infrastructure are on your property and where they are located (n=63)	51%	38%	11%
How to maintain raingardens (n=63)	32%	30%	38%
How to maintain stormwater ponds (n=63)	54%	29%	17%
How to maintain native vegetation (n=63)	46%	44%	10%
How much to budget for annual and long-term stormwater infrastructure maintenance (n=63)	49%	37%	14%
How to reduce environmental impacts of lawn and landscape maintenance (n=63)	52%	41%	6%
How to reduce environmental impacts of snow and ice removal (n=63)	49%	37%	14%
How to reduce irrigation water use (n=63)	59%	25%	16%

- Useful Formats:

Downloadable fact sheets	81%
Short how-to videos	65%
In-person training workshops	33%
Full length how-to videos or webinars	22%
Other format	10%



# FOCUS GROUP FINDINGS

- 12 Attendees
- **Knowledge and Concerns**
  - Board turnover results in loss of knowledge.
  - Confusion on who is ultimately responsible for managing stormwater.
  - Hard to find quality contractors that are educated on appropriate landscaping
- **Cost**
  - Residents don't want to pay for maintenance and are regularly concerned about fees/increasing dues, yet also expect all landscaping to be done for them.
  - HOA insurance is increasing rapidly, causing frustration on budgeting
  - More information and assistance on grant applications for stormwater infrastructure upgrades is desired
- Management companies don't often consider maintenance a priority and may not proactively provide information, educational materials, or resources.
- **Desires for Educational Materials:**
  - Cohesive
  - Simple, clear, and easy to follow
  - Aggregated in one spot
  - Infographics and simple illustrations
  - Consistently-distributed information that keeps the topic top-of-mind
  - Fun, educational videos
  - Presentations to board members and property management companies

# RECOMMENDATIONS

- WCD should focus on high-level fact sheets that:
  - Contain simple language and infographics or illustrations.
  - Inform readers about why stormwater maintenance matters, and possible relevant impacts (e.g. flooding or property damage).
  - Elaborate on how stormwater infrastructure promotes environmental conservation.
- A list of knowledgeable contractors could also be a helpful resource.
- Resources should be cohesive and organized in one place.

# NEXT STEPS

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To be completed by WCD and Partners

# EDUCATIONAL MATERIALS

- **Fact Sheet Package to Create:**

- Lawn Care Maintenance Guide
- Stormwater Ponds
- Budgeting/Planning for Maintenance
- Reducing Irrigation Needs (and Water Bill)
- How to Identify Infrastructure
- Natural Wetlands

- **Raingarden and Maintenance Video Series:**

- Lower St. Croix Watershed Partnership:

<https://www.youtube.com/@lowerst.croixwatershedpart9722/playlists>

- Stormwater Playlist



# HOA MINI CONFERENCE

- **Date:** Friday May 31<sup>st</sup>
- **Time:** 10-12am (tentative)
- **Location:** Stillwater Library (tentative)
- **Attendees:** HOA Board Members/Property Managers
  - City/Watershed District Officials welcome to attend, but content won't specifically target them
- **Funding:** EMWREP
- **Content:**
  - Review New Materials
  - Presentations?
  - Panel Discussion?
  - Networking?



# CLOSING THOUGHTS?

- Reach out to [hpeter@mnwcd.org](mailto:hpeter@mnwcd.org) with any questions or if you are interested in
  - Providing expertise (most needed for maintenance/budgeting)
  - Helping review educational materials
  - Helping with conference planning/promotion

**THANK YOU!**

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