

LeSauk Township Regular Township Meeting – Sartell Community Center – Liberty Rm
January 9, 2024

The regular township meeting of the LeSauk Township Board of Supervisors was called to order by Chairman Dan Heim at 6:30 p.m. at the Sartell Community Center – Liberty Room.

PRESENT: Supervisors Dan Heim, Jeff Westerlund and Paul Wagner, Clerk Marlyce Plante, Treasurer Josh Bentley and 8 interested parties.

SUPV HEIM MOTIONED TO APPROVE THE AGENDA AS AMENDED ADDING ERIK FAUE SITE PLAN TO BUSINESS FROM THE FLOOR, SECOND BY SUPV WESTERLUND, MOTION CARRIED 3-0.

OPEN FORUM: None.

BUSINESS FROM THE FLOOR:

Steve & Kayla Carlson, 2013 35th Street No. - Minor Subdivision Plat & Rezone: The public hearing for the Carlson Minor Subdivision Plat and Rezone request was held during the Joint Planning Board (JPB) meeting held prior to this meeting. The JPB recommended approval of the plat named Fenlason Woods Plat 2 which will divide the Carlson 9.81-acre parcel into Lot 1 – 6.47-acre parcel zoned A20/RO5 (Town Agricultural to Residential Overlay – 5 acres minimum) and Lot 2 - 3.34-acre parcel zoned A20/RO 1 (Town Agricultural to Residential Overlay – 30,000 square feet minimum size). The Carlson's have no time frame of when they will construct their new home and sell their present home, this is their first step in this process.

SUPV HEIM MOTIONED TO APPROVE RESOLUTION 2024-04 FOR STEVE AND KAYLA CARLSON, 2013 35TH STREET NORTH, SARTELL, FENLASON WOODS PLAT 2, SUB-DIVIDING PARCEL 17.09298.0112 INTO TWO PARCELS, LOT 1 – 6.47 ACRES TO BE REZONED TO A20/RO5 AND LOT 2 – 3.34 ACRES REZONED TO A20/RO1, SECOND BY SUPV WESTERLUND, MOTION CARRIED 3-0.

John Udermann, 2611 17th St. No. – Minor Sub-Division, Rezone & Variances: The public hearings for a minor sub-division, rezone and two variances requested by Mr. Udermann was held during the Joint Planning Board (JPB) meeting held prior to this meeting. The JPB recommended approval of the minor subdivision, rezone and variances as requested.

Discussion was held with neighboring parcel owner, Tom Skaj, regarding the placement of the new driveway for the Udermann's new home. The driveway will be within a couple feet of Mr. Skaj's property line and he is concerned about the drainage of water if there should be a significant rainfall or snowmelt. This issue was also addressed during the Joint Planning Board public hearing.

SUPV WESTERLUND MOTIONED TO APPROVE RESOLUTION 2024-05 GRANTING THE MINOR SUBDIVISION OF A 3.36 ACRE PARCEL WHICH WILL BE REZONED FROM A20 (TOWN AGRICULTURAL) TO A20/RO1 (TOWN AGRICULTURAL/RESIDENTIAL OVERLAY), PLUS TWO VARIANCES; SETBACK FROM THE FEEDLOT LOCATED ON THE PROPERTY WILL BE LESS THAN 700 FEET AND THE PROPERTY LINE SETBACK WILL BE 1.8 FEET FROM THE PROPOSED PROPERTY LINE AND AN EXISTING GRAIN BIN WILL BE 1.1 FEET FROM THE PROPOSED PROPERTY LINE PLUS AN ADDITIONAL CONDITION THE NEW DRIVEWAY WILL NOT HAVE ANY NEGATIVE IMPACT REGARDING THE

DRAINAGE TO NEIGHBORING PARCELS, SECOND BY SUPV WAGNER, MOTION CARRIED 3-0. The township attorney will add the condition regarding the negative impact of drainage using the correct legal terms to the resolution before signature of the town board.

The Town Board asked Mr. Udermann to construct the driveway at the same elevation as noted on the survey in order to cause no drainage issue with neighboring parcel owner, Tom Skaj. They also suggested future plowing of snow be done away from the neighboring parcel as well.

Mr. Udermann discussed with the Town Board the condition of 17th Street and requested the road be graded more often than twice per year (spring and fall). With 7 property owners living along the road, it gets more daily use than 17th Street located off Pinecone Road which is posted as a minimum maintenance road, sees very little daily traffic.

Erik Faue, 32101 61st Ave., St. Cloud – Site Plan Approval – Mr. Faue is in the process of constructing an accessory building on a cement slab where another building was located when he purchased the home. The building was removed prior to the Faue's moving in and he now would like to use the cement slab and construct a new building. Mr. Faue had a survey done which indicates the rear yard setback is 14.8 feet which is just under the required 15-foot setback. Side yard setback falls within the regulations at 11 feet.

SUPV WESTERLUND MOTIONED TO APPROVE THE SITE PLAN FOR ERIK FAUE AT 32101 61ST AVE., FOR THE CONSTRUCTION OF AN ACCESSORY BUILDING ON THE EXISTING CEMENT SLAB AND NOTING THE SIDING AND COLOR MUST MATCH THE PRESENT HOME, SECOND BY SUPV HEIM, MOTION CARRIED 3-0.

MINUTES:

SUPV WESTERLUND MOTIONED TO APPROVE AS AMENDED THE MINUTES OF THE 12-12-23 REGULAR MEETING, SECOND BY SUPV WAGNER, MOTION CARRIED 3-0.

SUPV HEIM MOTIONED TO APPROVE AS AMENDED THE MINUTES OF THE JANUARY 2, 2024 REORGANIZATION-QUALIFICATIONS MEETING, SECOND BY SUPV WAGNER, MOTION CARRIED 3-0.

ATTORNEY REPORT: Zander civil action suit letter will be discussed later in the meeting.

BUILDING INSPECTOR REPORT: No report.

DECEMBER TREASURERS REPORT:

Treasurer Bentley reviewed with the board the December Treasurers Report noting there was minimum activity during December during which there was only one meeting. Revenue included the November fine reimbursement and Ag Credit. The December 2023 ending balance was \$949,357.57.

SUPV HEIM MOTIONED TO APPROVE THE DECEMBER TREASURERS REPORT AS PRESENTED, SECOND BY SUPV WESTERLUND, MOTION CARRIED 3-0.

CLAIMS & VOUCHERS:

Treasurer Bentley discussed the various claims and vouchers he is presenting for payment this evening. He also informed the board he has completed the 3rd and 4th quarterly reports for the building permit surcharges. With not having a second meeting in December, there is a larger number of claims and vouchers this evening which total \$16,594.14. He also stated he is ready for the annual audit meeting whenever the board sets the date.

SUPV HEIM MOTIONED TO APPROVE PAYMENT OF CLAIMS & VOUCHERS IN THE AMOUNT OF \$16,594.14 (CHECK #14149 THRU 14167 PLUS EFT'S 274, 275 & 276), SECOND BY SUPV WAGNER, MOTION CARRIED 3-0.

SUPV HEIM MOTIONED TO SET THE ANNUAL AUDIT MEETING FOR FEBRUARY 12, 2024 BEGINNING AT 6:30 P.M. PROVIDED THE COMMUNITY CENTER HAS A MEETING ROOM OPEN, SECOND BY SUPV WAGNER, MOTION CARRIED 3-0.

Treasurer Bentley also completed and provided 2023 W-2's for the Town Board.

SUPERVISORS REPORTS:

Jeff Westerlund – No report other than the Zander property clean up which he'll be discussed under old business.

Dan Heim –

John Udermann Phone Call – Supv Heim received a phone call from John Udermann to discuss the issue with placement of his new driveway near the neighboring parcel owned by Tom Skaj.

Matt Hanson – Halstrom Deck Plans – Supv Heim has yet to receive the necessary information from Mr. Hanson to approve a site plan for the construction of a deck for Mark Halstrom. Mr. Halstrom lives on the Mississippi River and the site plan will need to be reviewed by our shoreland specialist, Stephen Grittman.

Cottage Foods – Supv Heim, Treasurer Bentley and Clerk Plante all received phone calls from a resident who lives at 188 County Road 120. She questioned whether any type of permit is needed from the township to make and bake specialty foods in her home and sell at farmer's markets in the area. She was informed there were no regulations in the township but there would be county regulations along with the need for her to have a commercial license for baking and selling of baked goods.

Anthony Wollack – Accessory Building Setbacks – Mr. Wollack is a contractor and contacted Supv Heim with zoning and setback requirement questions for the placement of an accessory building for Crystal Erickson, 2606 7th Ave. North.

Jeff Heitzman – Tire Replacement Reimbursement – Supv Heim had not received further correspondence from Mr. Heitzman who was in attendance at the December meeting requesting reimbursement for replacing a tire due to hitting a pothole on 322nd Street. Mr. Heitzman was to send further pictures so they could be sent to the Minnesota Association of Townships insurance department.

Kari Theisen – Bluebird Hollow – Ms. Theisen, City of Sartell Project Planner, referred a caller to Supv Heim regarding questions for placement of a solar farm on the Bluebird Hollow parcel located in the township.

Ed Traut – Solar Garden & Split of Property – Mr. Traut contacted Supv Heim questioning

whether the township would allow a solar garden and he had questions about splitting the Bluebird Hollow parcel located on Pinecone Road which is owned by several members of the Traut family, including himself. Clerk Plante reported she had spoken to Mr. Traut and a Bob Stommes regarding placement of a solar garden on the same parcel.

Craig Hiltner, Realtor – Mr. Hiltner, realtor for Woodland Homes, contacted Supv Heim with questions regarding a split of property for Diane & Bob Stommes. The Stommes are part owners of the Bluebird Hollow parcel also questioning placement of a solar garden on the parcel.

Abandoned Boat & Trailer on 30th Street – Supv Heim had emailed Deputy Sheriff Brian Bohlig regarding an abandoned boat & trailer on 30th Street North. Deputy Sheriff Bohling forwarded the email to Deputy Ulbricht who was handling the issue.

Ron Traut, T-8 LLC – Split of Property – Mr. Traut contacted Supv Heim regarding the possible split of the property the family owns under the T-8 LLC. He questioned whether 2 homes could be on the same parcel. Supv Heim informed him that would not be allowed. He also discussed with Mr. Traut the need to meet the septic requirements for the present home. If those requirements could not be met, annexation to Sartell and hook up their services would be required.

KB Holdings – Clear cutting of parcel – Ryan Muldoon emailed Supv Heim whether the township requires any type of permit to clear cut the KB Holdings parcel located near Highway 15. Mr. Muldoon stated they would like to make the parcel more appealing to possible buyers. He did say they will be annexing the parcel to the city of Sartell for development. It was the consensus of the board to have Clerk Plante check with Kari Theisen, project planner for Sartell, regarding the city's regulations regarding clear cutting since this parcel will be annexed to Sartell. If she has no concerns, Clerk Plante will inform Mr. Muldoon the township would prefer only cut the underbrush and leave the mature trees.

David Traut, 26 19th Ave. No. – Split of Parcel – Supv Heim has heard nothing further from Mr. Traut regarding the split of his 40-acre parcel located on 19th Ave. No.

Dennis Traut, Feedlot Registration – Mr. Traut farms a parcel located near 27th Street and owned by the Traut Family Partnership. Mr. Traut is in the process of renewing the feedlot registration for the farm. Supv Heim has contacted Amber Mielke of the Stearns County Environmental Services, but has not heard back.

Joshua Carpenter, 1407 Pinecone Road – Site Plan Approval – Supv Heim has not received any further information regarding a site plan for the remodel of Mr. Carpenter's home located on the parcel.

Udermann Issues – Supv Heim has discussed with Mr. Udermann the issues he is having with semi-trucks entering the farm area. He questioned whether a ditch in the area could be filled and closing one of the driveway areas could be done to alleviate the issue. Supv Heim will check with the township attorney and engineer whether this could be done.

Eugene Then Parcel, 32367 50th Ave. – Solar Garden – Supv Heim received a phone call from Rachel who questioned whether a solar garden could be placed on the Then parcel located on 50th Ave. Supv Heim referred her to Kari Theisen with the city of Sartell. Ms. Theisen did state the city is at their capacity of 10 mg in relation to solar farms/garden that are allowed in the city.

Cancellation of December 12th Joint Planning Board Meeting – Supv Heim has been in contact with Kari Theisen and Anna Gruber from the city of Sartell regarding the cancelling of the December 12th Joint Planning Board meeting. The meeting was cancelled since there was not a quorum. With only the three township supervisors in attendance, a fourth person was needed to make that quorum. The four public hearings scheduled for that meeting were then needed to be rescheduled, posted and publicized at the cost of just over \$770.00. It was the consensus of the board to request reimbursement from the city for this added expense to the township. Treasurer Bentley will send an invoice to the city detailing the cost of the hearings and request for reimbursement.

Jeremy Mathieson – G.I.S. Mapping – Supv Heim emailed Mr. Mathieson the township parcel

numbers that were annexed to the city during 2023. Mr. Mathieson will update the township zoning map and send to Supv Heim for review.

Absent from Upcoming Meeting - Supv Heim informed the board he will be unable to attend the meeting on January 23rd since he will be on vacation. Supv Westerlund, as vice-chairman, will handle the meeting.

Paul Wagner –

Tyler Johnson – Supv Wagner received an email from Tyler Johnson, Deputy for Stearns County Sheriff's Department regarding ongoing issues with the Zander property at 271 27th St. No. He was asking for any help the township can give him with his investigation into illegal activity at this residence. Deputy Johnson also is investigating property that has been moved to the Thomas property located on County Road 1. The Thomas property is another property the township has been trying to have cleaned up for many years with cooperation at times but reverting back to the previous condition it was in. Deputy Johnson has asked for any information, pictures etc. the township may have to help his investigation. Supv Heim will send him all the photos etc. the town board has.

OLD BUSINESS:

Town Hall – No new information at this time.

Township Clean-Up Day – Under new business.

Zander Property Clean-Up – Supv Westerlund noted the Zander property has not changed and the board discussed the information received from Deputy Tyler Johnson. Supv Heim also reported that Attorney Troy Gilchrist stated the next action the town can take is a civil action after one more deadline date to clean up the property and remove the abandoned vehicles from the property is given to the Zander's. He has already drafted the letter for review. SUPV HEIM MOTIONED TO HAVE ATTORNEY GILCHRIST SEND THE LETTER TO GLORIA ZANDER, SECOND BY SUPV WESTERLUND, MOTION CARRIED 3-0.

Sullivan Yard Clean-Up – No progress is expected but this will stay on the agenda so that it can be addressed in the spring of 2024.

NEW BUSINESS:

Township Clean-Up Day & Park Fund: SUPV HEIM MOTIONED TO HOLD DISCUSSION ON CHANGES TO THE TOWNSHIP CLEAN-UP DAY & DISTRIBUTION OF PARK FUND MONEY ON FEBRUARY 12 IN CONJUNCTION WITH THE ANNUAL AUDIT MEETING, SECOND BY SUPV WAGNER, MOTION CARRIED 3-0. Clerk Plante will advertise and post the meeting notice, also checking with the community center that a meeting room is open.

ROAD REPORT:

Town Line Road Resolution – This will be discussed at the next scheduled meeting.

Joint Powers Agreement for Town Line Road Cost Sharing – This will be discussed in conjunction with the town line road resolution at the next scheduled meeting.

CLERK CORRESPONDENCE & REPORT:

Grebinoski Home Inquiry, 1624 Riverside Ave., Sartell – Clerk Plante reported to the board she had received a phone call inquiring about the Grebinoski home. This home had a fire many years ago and

has been vacant since.

Stearns County Parks System Plan – Clerk Plante received information regarding the Stearns County Parks System plan for future parks, trails and amenities. She had forwarded the email to the board so they could review and comment if they chose.

Laptop Scrubbing/Cleaning – The laptop the township has for sale will need to be “scrubbed” prior to selling it in order to make sure all information on the laptop is removed. Digital Majik gave an estimate of \$250-300 for doing a “scrubbing” of a laptop used for government purposes. Tech Checks “scrubbing” fee was \$185.00 and LGS Electronics estimated it would be \$80.00. However, the “scrub” done by LGS, would not be certified for a government used electronic device. It was the consensus of the board to have Clerk Plante take the laptop to Tech Check.

Xcel Energy Rate Increase – Clerk Plante received notification that Xcel Energy will be increasing their rates approximately 9.6% in 2024.

November & December Fine Reimbursements – The fine reimbursement for November was \$26.66 and December was \$133.32

Puhalla Mechanical Permit, 1621 6th St. So., Sartell – Clerk Plante received a copy of a letter sent to Building Inspector David Barsody from Neighborhood Plumbing and Heating Company stating they wanted to close out the permit issued to Michael Puhalla for installation of a furnace but they have been unable to get in contact with Mr. Puhalla for a final inspection and close out of the permit. Clerk Plante will email building inspector, David Barsody, about the letter and the status of this permit.

There being no further business, SUPV WESTERLUND MOTIONED TO ADJOURN, SECOND BY SUPV HEIM, MOTION CARRIED 3-0.

Respectfully submitted,



Marlyce L. Plante
LeSauk Township Clerk