

Joint Planning Board Meeting  
February 28, 2023

The meeting of the Joint Planning Board of LeSauk Township and the City of Sartell was called to order by Chairman Dan Heim at 5:45 p.m. at the Sartell Community Center, Liberty Room.

**PRESENT: LeSauk Township Supervisors Dan Heim, Jeff Westerlund and Paul Wagner, City of Sartell Joint Planning Board members Alex Lewandowski and Ryan Fitzthum, Recording Secretary Marlyce Plante and 5 interested parties.**

**AGENDA:** DAN HEIM MOTIONED TO APPROVE THE AGENDA AS PRESENTED, SECOND BY JEFF WESTERLUND, MOTION CARRIED 5-0.

**ELECTION OF OFFICERS FOR 2023:** ALEX LEWANDOWSKI MOTIONED TO RETAIN THE SAME SLATE OF OFFICERS FOR 2023, DAN HEIM – CHAIRMAN, RYAN FITZTHUM, VICE-CHAIRMAN AND MARLYCE PLANTE RECORDING SECRETARY, SECOND BY WESTERLUND, MOTION CARRIED 5-0.

#### **APPROVAL OF 11-22-22 JOINT PLANNING BOARD MEETING MINUTES**

DAN HEIM MOTIONED TO APPROVE THE 11-22-22 JOINT PLANNING BOARD MINUTES AS AMENDED, SECOND BY RYAN FITZTHUM, MOTION CARRIED 4-1. Paul Wagner was not a board member at the time of this meeting.

#### **Review & Adoption of Township Ordinance Revisions Regarding Stormwater Protections – Ordinance 23-01**

Kari Theisen, Project Planner for the City of Sartell stated the revisions regarding the stormwater protections for the township appear to be in alignment with the city of Sartell's. There were no concerns from the city's standpoint.

RYAN FITZTHUM MOTIONED TO APPROVE & ADOPT ORDINANCE 23-01 TOWNSHIP ORDINANCE REVISIONS REGARDING STORMWATER PROTECTIONS, SECOND BY DAN HEIM, MOTION CARRIED 5-0.

#### **Public Hearing – Rezoning, Preliminary & Final Plat of DSF Acres – Friedrich Properties – 3714 Riverside Ave. North, Sartell, MN**

Chairman Dan Heim opened the public hearing to the floor after reading the notice:

Craig Wensman, surveyor for Doug Friedrich presented plans and a survey with a 6.25-acre parcel being split from a 42.3-acre parcel. The parcel is under Friedrich Properties and is owned collectively by the family of Lucille Schreiner. Mr. Friedrich would like to construct a single-family residence on the parcel after removing the home that is located on the parcel. The 6.25-acre parcel will be rezoned from the U-1 zoning to RO-5, Residential Overlay.

**Jessica Hedin, 3777 Riviera Road** – Ms. Hedin emailed Marlyce Plante, Township Clerk, questioning whether this rezoning of the 6.25 acres will become a massive development since she lives just adjacent to

the property. Clerk Plante told her it is for a single-family home and is being split off from the larger parcel owned by the Friedrich family of which each sibling will be given a portion of the property.

**Kurt Rasmussen, 389 Pine Ridge Road** – Mr. Rasmussen questioned whether this is part of the Schreiner's property, which it is. He has no objection to a single-family home being constructed or the splitting off of the acreage.

**Laura Heim, 3716 Riviera Road** – Ms. Heim contacted Dan Heim by phone questioning whether a business will be allowed on the property and whether it will remain residential. No business has been discussed for the property, only single-family use.

DAN HEIM MOTIONED TO CLOSE THE PUBLIC HEARING, SECOND BY RYAN FITZTHUM, MOTION CARRIED 5-0.

Dan Heim read David Blommel's, township engineer, review of the proposed rezone & plat. He stated there were no issues from an engineering perspective.

PAUL WAGNER MOTIONED TO RECOMMEND APPROVAL OF THE REZONING OF THE FRIEDRICH 6.25 ACRE PARCEL, THE PRELIMINARY & FINAL PLAT NAMED DSF ACRES FOR DOUG FRIEDRICH, SECOND BY JEFF WESTERLUND, MOTION CARRIED 5-0. Mr. Friedrich and his surveyor, Craig Wensmann, will now attend the township meeting for final approval of the rezoning, preliminary & final plat, as well as a site plan approval.

#### **ADJOURNMENT:**

RYAN FITZTHUM MOTIONED TO ADJOURN THE MEETING, SECOND BY DAN HEIM, MOTION CARRIED 4-0.

Respectfully submitted,



Marlyce L. Plante,  
Joint Planning Board Recording Secretary