

Joint Planning Board Meeting – In Person & Via Virtual Zoom  
July 27, 2021

The meeting of the Joint Planning Board of LeSauk Township and the City of Sartell was called to order by Chairman Dan Heim at 6:00 p.m. with LeSauk Township members in person at the Sartell Community Center and the City of Sartell members joining virtually.

**PRESENT: LeSauk Township Supervisors Dan Heim, Jeff Westerlund and Shawn Omann, City of Sartell Joint Planning Board members, Ryan Fitzthum, Jeff Kolb, Sartell Assistant Administrator Scott Saeher, Recording Secretary Marlyce Plante and 4 interested parties.**

**AGENDA:** DAN HEIM MOTIONED TO APPROVE THE AGENDA ADDING THE DAVID TERRY SITE PLAN, SECOND BY RYAN FITZTHUM, UPON ROLL CALL VOTE TAKEN:  
HEIM – AYE, OMANN – AYE, WESTERLUND – AYE, FITZTHUM – AYE, KOLB – AYE, the motion passed 5-0.

**MINUTES REVIEW:** DAN HEIM MOTIONED TO ACCEPT THE 6-22-21 JOINT PLANNING BOARD MEETING MINUTES AS AMENDED, SECOND BY RYAN FITZTHUM, UPON ROLL CALL VOTE TAKEN:  
HEIM – AYE, OMANN – AYE, WESTERLUND – AYE, FITZTHUM – AYE, the motion passed 4-0. JPB member, Jeff Kolb, was not present at the 6-22-21 meeting.

**PUBLIC HEARING – Variance Application for Cameron & Maureen Schreifels, 3630 Riviera Rd., Sartell**

Dan Heim read the public hearing notice regarding an application filed by Cameron & Maureen Schreifels, Sartell, MN. The Schreifels have applied for a variance to reconstruct their present deck. They plan to enlarge the deck by 5 feet, replacing the entire deck.

Recording secretary, Marlyce Plante, received an email & phone call from neighboring parcels, Robyn Jahnke & Caleb Haase, who both had no issues with granting the variance for the Schreifels.

DAN HEIM MOTIONED TO CLOSE THE PUBLIC HEARING, SECOND BY SHAWN OMANN, UPON ROLL CALL VOTE TAKEN:  
HEIM – AYE, OMANN – AYE, WESTERLUND – AYE, KOLB – AYE, FITZTHUM – AYE, the motion passed 5-0.

RYAN FITZTHUM MOTIONED TO RECOMMEND APPROVAL OF RESOLUTION 2021-15 ALLOWING THE VARIANCE FOR CAMERON & MAUREEN SCHREIFELS, 3630 RIVIERA ROAD TO RECONSTRUCT THEIR EXISTING DECK WHICH WOULD INCLUDE A 5-FOOT EXTENSION, SECOND BY SHAWN OMANN, UPON ROLL CALL VOTE TAKEN:  
HEIM – AYE, OMANN – AYE, WESTERLUND – AYE, KOLB – AYE, FITZTHUM – AYE, the motion passed 5-0.

DAN HEIM MOTIONED TO RECOMMEND APPROVAL OF THE SITE PLAN PRESENTED BY CAMERON & MAUREEN SCHREIFELS FOR DECK RECONSTRUCTION WHICH MEETS ALL SETBACKS, SECOND BY SHAWN OMANN, UPON ROLL CALL VOTE TAKEN:  
HEIM – AYE, OMANN – AYE, WESTERLUND – AYE, KOLB – AYE, FITZTHUM – AYE, the motion passed 5-0.

**Christopher Hauck – Review & Recommendation of Site Plan for a Lot-Line Adjustment**

Mr. Hauck who lives at 1550 Riverside Ave. No., has asked for a lot line adjustment which would add an approximate 250 sq. foot pie-shaped parcel from neighbor, Richard Adamson, to the Hauck parcel. Surveyor Sam DeLeo, provided the certificate of survey outlining the pie-shaped parcel along with its legal description. The survey corrects an occupational line and is uncontested by neighbor, Richard Adamson.

DAN HEIM MOTIONED TO RECOMMEND APPROVAL OF THE LOT LINE ADJUSTMENT AND SITE PLAN REQUESTED BY CHRISTOPHER HAUCK, SECOND BY RYAN FITZTHUM, UPON ROLL CALL VOTE TAKEN:

HEIM – AYE, OMANN – AYE, WESTERLUND – AYE, KOLB – AYE, FITZTHUM – AYE, the motion passed 5-0.

**Ken Heim & Luella Heim, 201 & 205 Heritage Drive – Review & Recommendation of a Site Plan with a Lot Line Adjustment**

Mr. Heim is requesting a lot line adjustment to his parcel. Mr. Heim would like to add 65 feet from his mother, Luella Heim's parcel located on the west side of his parcel. The side yard setback of Luella Heim's parcel will still meet the current zoning regulations even with the removal of the 65 feet to Ken Heim's parcel.

JEFF WESTERLUND MOTIONED TO RECOMMEND APPROVAL OF THE LOT LINE ADJUSTMENT AND SITE PLAN REQUESTED BY KEN HEIM ADDING 65 FEET FROM THE LUELLA HEIM PARCEL, TO HIS PARCEL, SECOND BY DAN HEIM, UPON ROLL CALL VOTE TAKEN:

HEIM – AYE, OMANN – AYE, WESTERLUND – AYE, KOLB – AYE, FITZTHUM – AYE, the motion passed 5-0.

**Duane Lodermeier, 1509 County Rd. 120 – Property Split – Bruce Stainbrook – Storage Link**

Scott Saehr, Sartell Assistant City Administrator, discussed an application the city has received from Duane Lodermeier and Bruce Stainbrook. Mr. Lodermeier owns a 51-acre parcel located on County Road 120 and is requesting to split off a 10-acre portion being planned for a new Storage Link facility. The storage facility would transition to a light industrial zoning when annexed to the city. The owners of the storage link also have been informed and will work around the reconstruction of 19<sup>th</sup> Avenue that is planned for the summer of 2022.

After all information & applications are received, the public hearing will be set for the JPB meeting in August requesting a variance and minor subdivision.

**David Terry, 245 27<sup>th</sup> St. No. – Deck Site Plan**

Mr. Terry provided a site plan to the Town Board just a couple of days prior to the meeting. Dan Heim emailed the site plan to Scott Saehr. Mr. Terry would like to rebuild a deck that was previously attached to his home and had been removed. The deck will remain the same size and meets all setbacks. Scott Saehr recommended the approval from the city staff level.



DAN HEIM MOTIONED TO RECOMMEND FOR APPROVAL THE SITE PLAN PRESENTED BY DAVID TERRY, 245 27<sup>TH</sup> St. No. ALLOWING THE CONSTRUCTION OF A DECK WHERE A PREVIOUS DECK HAD BEEN, SIZE WILL REMAIN THE SAME AND IT IS WITHIN ALL REQUIRED SETBACKS, SECOND BY RYAN FITZTHUM, UPON ROLL CALL VOTE TAKEN:

HEIM – AYE, OMANN – AYE, WESTERLUND – AYE, KOLB – AYE, FITZTHUM – AYE, the motion passed 5-0.

**ADJOURNMENT:**

DAN HEIM MOTIONED TO ADJOURN THE MEETING, SECOND BY JEFF WESTERLUND, UPON ROLL CALL VOTE TAKEN:

HEIM – AYE, OMANN – AYE, WESTERLUND – AYE, KOLB – AYE, FITZTHUM – AYE, the motion passed 5-0.

Respectfully submitted,



Marlyce L. Plante,  
Joint Planning Board Recording Secretary