



COUNTY OF BECKER

Planning and Zoning

915 Lake Ave, Detroit Lakes, MN 56501

Phone: 218-846-7314 ~ Fax: 218-846-7266

BOARD OF ADJUSTMENT

NOTICE OF PUBLIC HEARING

HEARING DATE AND LOCATION

Thursday, October 8th, 2020 @ 6:00 P.M.

Commissioner's Room-Becker County Courthouse

Detroit Lakes, MN. 56501

** PUBLIC HEARING WITH VIRTUAL OPTION CONDUCTED VIA MICROSOFT TEAMS **

Applicant: C/O Kathleen Anderson
B. Martin & Elizabeth Gray
26274 Paradise Point Rd
Detroit Lakes, MN 56501

Project Location: 26533 Paradise Point Rd, Detroit Lakes

APPLICATION AND DESCRIPTION OF PROJECT: Request a variance to be at 34% lot coverage, deviating from the allowed lot coverage of 25%, due to lot size.

LEGAL LAND DESCRIPTION: Tax ID number: 08.1186.000; Big Floyd Lake

PARADISE POINT; LOT 6 S OF TWP ROAD; Section 03 Township 139 Range 041; Detroit Township

** In response to the COVID-19 public health emergency declared by Governor Walz, the October 8th, 2020 Board of Adjustment Hearing will be conducted with the option to join in person or via Microsoft Teams Meeting as allowed under Minnesota Statutes, Section 13D.021. To join the Microsoft Teams Meeting by phone please dial +1 763-496-5929 and use Conference ID: **770-758-835#** or to access the meeting virtually please follow the link provided on the Becker County website under News & Announcements, "Board of Adjustment Public Hearing Link".

Replies/Comments: Public testimony regarding this application will only be received by email, in writing, or by participating in the remote public hearing. Interested parties are invited to submit to the Becker County Department of Planning, Zoning, and Land Use, written facts, arguments, or objectives before the scheduled date of the Hearing. These statements should bear upon the suitability of the location and the adequacy of the Project and should suggest any appropriate changes believed to be desirable.

PLANNING AND ZONING DEPARTMENT

915 Lake Avenue

Detroit Lakes, MN 56501

EMAIL: rachel.bartee@co.becker.mn.us

To view all application information on this project please visit:

http://www.co.becker.mn.us/government/meetings/planning_zoning/board_adjustments/

If you have questions about the Project, feel free to call 218-846-7314.

Jurisdiction: This Project comes under the Regulatory Jurisdiction of the Becker County Zoning Laws.

Regulatory Authority: This Application will be reviewed according to the provisions of the Becker County Zoning Ordinance. The decision whether to issue a Permit will be based on an evaluation of the probable impact including cumulative impacts, of the proposed activity. That decision will reflect the concern for both protection and utilization of important resources. All factors, which may be relevant to the proposal, will be considered including the cumulative effects: Land Use, Shoreline Protection, Water Supply and Conservation, Safety, Economics, in General, the Needs and Welfare of the People.

** Weather conditions may change the Hearing date and time. If bad weather occurs, please listen to the local Detroit Lakes Radio Stations or contact the Zoning Office, by 4:30 PM on day of Hearing, for possible rescheduling of the Hearing.

Variance Application Review

Permit # VAR2020-89

Property and Owner Review

Parcel Number(s): **081186000**

Owner: **B MARTIN & ELIZABETH J GRAY**

Township-S/T/R: **DETROIT-03/139/041**

Mailing Address:

**B MARTIN & ELIZABETH J GRAY
26274 PARADISE RT RD
DETROIT LAKES MN 56501**

Site Address: **26533 PARADISE POINT RD**

Lot Recording Date: **Prior to 1971**

Original Permit Nbr: **SITE2020-65352**

Legal Descr: **PARADISE POINT LOT 6 S OF TWP ROAD**

Variance Details Review

Variance Request Reason(s):

- ☒ Setback Issues
- ☐ Alteration to non-conforming structure
- ☐ Lot size not in compliance
- ☐ Topographical Issues (slopes, bluffs, wetlands)
- ☒ Other

If 'Other', description:

Current total impervious is at 41% we are reducing this down to 34%. We are also moving the new structure further away from both sides of the property side yard lines to 5ft 2 inches from 3ft 2 inches where it currently is. We are also moving the new structure out of the shore land impact zone. Current home is in the zone. We are going further back then even the setback averaging.

Description of Variance Request: **We need a variance for total impervious we will be reducing the total impervious to 34% from 41%. We need a variance for the setback from the OHW. The current structure is at 37 ft and we will be moving the new structure out of the Shore Land impact zone and will be 40 ft 9 inches back which is greater than the setback averaging.**

OHW Setback: **40 ft 9"- Allowed with Setback avg**

Side Lot Line Setback: **5 ft 2 inches- allowed within Ordinance**

Rear Setback (non-lake): **N/A**

Bluff Setback: **N/A**

Road Setback: **20 ft- allowed within Ordinance**

Road Type: **Township**

Existing Imp. Surface Coverage: **41 %**

Proposed Imp. Surface Coverage: **34%**

Existing Structure Sq Ft: **1719**

Proposed Structure Sq Ft: **1850**

Existing Structure Height: **12**

Proposed Structure Height: **18**

Existing Basement Sq Ft: **No**

Proposed Basement Sq Ft: **no**

Change to roofline? **Yes**

Change to main structural framework? **Yes**

Other Questions Review

1. Is the variance in harmony with the purposes and intent of the ordinance? **Yes**

Explain: **Yes the new structure would have a greater setback distances than what currently exists. It will also have less total impervious.**

2. Is the Variance consistent with the Becker County Comprehensive Plan? **Yes**

Explain: **YEs the new structure will be moved out of the shore land impact zone and will also have a greater setback distances than what currently exists. We will also be implementing a watershed plan with french drains, Rain garden and berm along the shoreline.**

3. Does the proposal put the property to use in a reasonable manner? **Yes**

Explain: **Yes all the setbacks and storm water mitigation plan will benefit the lake and the neighbors.**

4. Are there circumstances unique to the property? **Yes**

Explain: **The current lot is non-conforming and we are creating a plan to get it conforming.**

5. Will the variance maintain the essential character of the locality? **Yes**

Explain: **Yes both homes on both sides of the property are two story homes and are new side yard setbacks and setback from the OHW will be a lot greater.**

Field Review Form (Pre-Insp)**Permit # SITE2020-775****Property and Owner Review**

Parcel Number: 081186000	Inspector Notes:
Owner: B MARTIN & ELIZABETH J GRAY	
Township-S/T/R: DETROIT-03/139/041	
Site Address: 26533 PARADISE POINT RD	Does posted address sign match site address? Y N

Dwelling Proposed ReviewDwelling/related structure (1A): **New Home-Onsite Construction**

- Existing Dimensions: **1096**
- Proposed Dimensions: **1164**
- Proposed Roof Changes? **Yes**

Attached Garage (1B): **New Attached Garage**

- Existing Dimensions: **528 sq/ft**
- Proposed Dimensions: **603 sq/ft**
- Proposed Roof Changes? **Yes**

Other dwelling related improvements (1C): **Deck - Pervious**

- Existing Dimensions: **480 sq/ft**
- Proposed Dimensions: **504 sq/ft**
- Proposed Roof Changes? **N/A**

Other dwelling related improvements (1D): **N/A**

- Existing Dimensions:
- Proposed Dimensions:
- Proposed Roof Changes? **N/A**

Additional dwelling related projects/info: **Sidewalk & Driveway 465 sq/ft**

Inspector Notes:

Non-Dwelling Proposed Review

Non-dwelling related project (2A):

- Existing Dimensions:
- Proposed Dimensions:
- If water oriented structure, review 1) elevation difference between highest pt. of structure and lot elevation at standard setback; 2) lot location requirements are met

Non-dwelling related project (2B):

- Existing Dimensions:
- Proposed Dimensions:
- If water oriented structure, review 1) elevation difference between highest pt. of structure and lot elevation at standard setback; 2) lot location requirements are met

Non-dwelling related project (2C):

- Existing Dimensions:
- Proposed Dimensions:
- If water oriented structure, review 1) elevation difference between highest pt. of structure and lot elevation at standard setback; 2) lot location requirements are met

Additional non-dwelling related projects/info:

Inspector Notes:

Setback Review

Road Type/Measurement From: Public/Township Rd - Right of Way		Shoreland 1000/300? Shoreland-Riparian (Property is bordering a lake, river or stream)	
Road setback: - Dwelling: 20 ft ROW - Non-dwelling: N/A	Pre-Inspection: - Dwell: - Non:	Lake Name: Floyd (south bay) (Detroit) [GD] River Name: N/A	
Side setback: - Dwelling: 5'2" - Non-dwelling: N/A	Pre-Inspection: - Dwell: - Non:	Pond/Wetland on property? No Bluff? No	
Rear setback: - Dwelling: N/A - Non-dwelling: N/A	Pre-Inspection: - Dwell: - Non:	OHW setback: - Dwelling: 40 ft 9 "- Setback Avg Allows This Distance - Non-dwelling: N/A	Pre-Inspection: - Dwell: - Non:
Septic tank setback: - Dwelling: 10 ft. - Non-dwelling: N/A	Pre-Inspection: - Dwell: - Non:	Pond/wetland setback: - Dwelling: N/A - Non-dwelling: N/A	Pre-Inspection: - Dwell: - Non:
Drainfield setback: - Dwelling: N/A - Non-dwelling: N/A	Pre-Inspection: - Dwell: - Non:	Bluff setback: - Dwelling: N/A - Non-dwelling: N/A	Pre-Inspection: - Dwell: - Non:
Well setback: - Dwelling: 6 ft - Non-dwelling: N/A	Pre-Inspection: - Dwell: - Non:		

Inspector Notes:

Other Information Review

Setback Averaging (if applicable):
- Structure type used: **Deck to Deck**
- Setback of LEFT like structure: **37.9**
- Setback of RIGHT like structure: **37.2**

Any other impervious surface coverage not noted on application?

Existing Areas (sq. ft.)
Total area above CHWL = 6,810

Property features:
Concrete: 382
Covered concrete: 83
Deck: 476
Building: 1719
Pavers: 300
Block retaining wall: 58
Block steps: 56
Wood edging: 6
Rock landscaping: 92
Landscaping: 29

NOT A SCALE
This drawing is prepared solely for the purpose of showing the location of the proposed structure on the site. It is not intended to be used for any other purpose. The user of this drawing is responsible for obtaining all necessary permits and for verifying the accuracy of the information provided. The user of this drawing is also responsible for obtaining all necessary approvals from the appropriate authorities. The user of this drawing is also responsible for obtaining all necessary approvals from the appropriate authorities. The user of this drawing is also responsible for obtaining all necessary approvals from the appropriate authorities.

NEW SITE STATISTICS		
ITEM	AREA (SF)	COVERAGE (%)
BUILDING	1,850 SF	27%
DRIVEWAY & SIDEWALKS	465 SF	7%
TOTAL IMPERVIOUS	2,315 SF	34%
GRASSY LANDSCAPING	4,495 SF	66%
TOTAL LOT	6,810 SF	100%

FINAL DRAWINGS FOR CONSTRUCTION

CUSTOMER APPROVAL: _____

DATE: _____

CONTRACTOR APPROVAL: _____

DATE: _____

EYE
FOR DESIGN

EYE FOR DESIGN
30860 CARE FREE LANE
FRAZEE, MN 56544
Phone: 701-388-9225
www.eyefordesign.com

DRAWN BY: JOSH S.
CHECKED BY: JOSH S.
DATE: AUG. 13, 2020
REVISION #1: SEPT. 17, 2020
REVISION #2: _____
REVISION #3: _____
REVISION #4: _____
REVISION #5: _____

GRAY RESIDENCE
26533 PARADISE POINT RD.
CITY OF DETROIT LAKES MN, 56501
LOT #6
PARADISE POINT

C-1

SITE PLAN LAYOUT

SCALE: 1"=15'-0"



LEGEND

- = Denotes iron monuments found.
- = Denotes iron monuments set marked with Minnesota License No. 12004/46538/50320/57622.



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SHEET DESCRIPTION

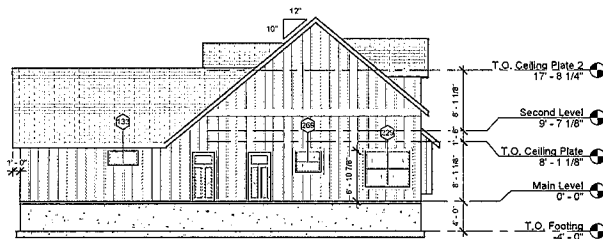
SITE PLAN

HOUSE TYPE OF DESCRIPTION

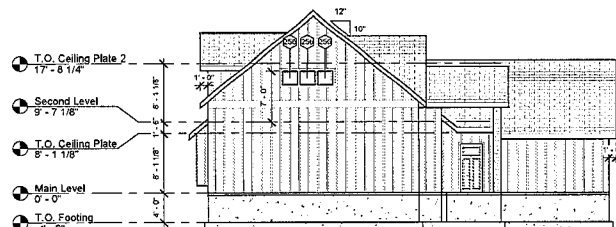
SLAB ON GRADE - 2 STALL



1 FRONT ELEVATION
1/4" = 1'-0"



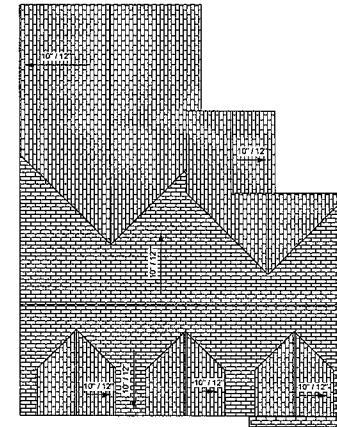
2 LEFT ELEVATION
1/8" = 1'-0"



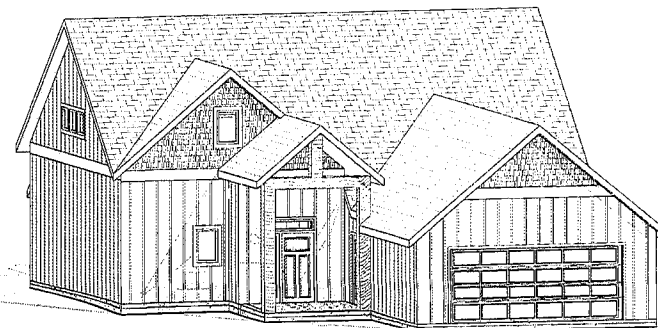
3 RIGHT ELEVATION
1/8" = 1'-0"

WINDOW SCHEDULE - OWNER						
Window #	Type	Size	Width	Height	Head Height	#
Second Level						
247	Casement - Double	60" x 48"	5'-0"	4'-0"	7'-0"	3
256	Picture	24" x 24"	2'-0"	2'-0"	7'-0"	3
266	Picture	24" x 36"	2'-0"	3'-0"	8'-0"	1
						7
Main Level						
229	Double Hung - Double	72" x 60"	6'-0"	5'-0"	6'-10 7/8"	2
239	Double Hung - Single	36" x 60"	3'-0"	5'-0"	6'-10 7/8"	2
269	Double Hung - Single	42" x 36"	3'-6"	3'-0"	6'-10 7/8"	1
266	Picture	24" x 36"	2'-0"	3'-0"	6'-10 7/8"	1
255	Picture	60" x 60"	5'-0"	5'-0"	6'-10 7/8"	1
133	Slider	48" x 24"	4'-0"	2'-0"	6'-10 7/8"	1
272	Transom	50.5" x 12"	4'-2 1/2"	1'-0"	7'-10 1/2"	1
						9
Grand total						16

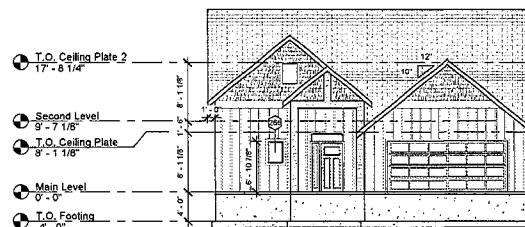
SQUARE FOOTAGE	
LEVEL	AREA
GARAGE SQ. FT.	603 SF
	603 SF
MAIN LEVEL SQ. FT.	1164 SF
SECOND LEVEL SQ. FT.	829 SF
FINISHED	1993 SF



5 Roof Plan
1/8" = 1'-0"



6 3D Elevation



4 REAR ELEVATION
1/8" = 1'-0"

FINAL DRAWINGS
FOR
CONSTRUCTION
CUSTOMER
APPROVAL:

DATE _____

CONTRACTOR _____

DATE _____

EYE
FOR DESIGN

EYE FOR DESIGN
30860 CAREFREE LANE
FRAZEE, MN 55544
Phone : 701 - 388 - 9225
eyefordesignm@gmail.com

DRAWN BY: JOSH S.
CHECKED: AUG 9, 2020
BY: REVISION #1: SEPT 17, 2020
REVISION #2:
REVISION #3:
REVISION #4:
REVISION #5:
REVISION #6:

GRAY RESIDENCE
26533 PARADISE POINT RD.
CITY OF DETROIT LAKES, MN 55501
LOT #6
PARADISE POINT

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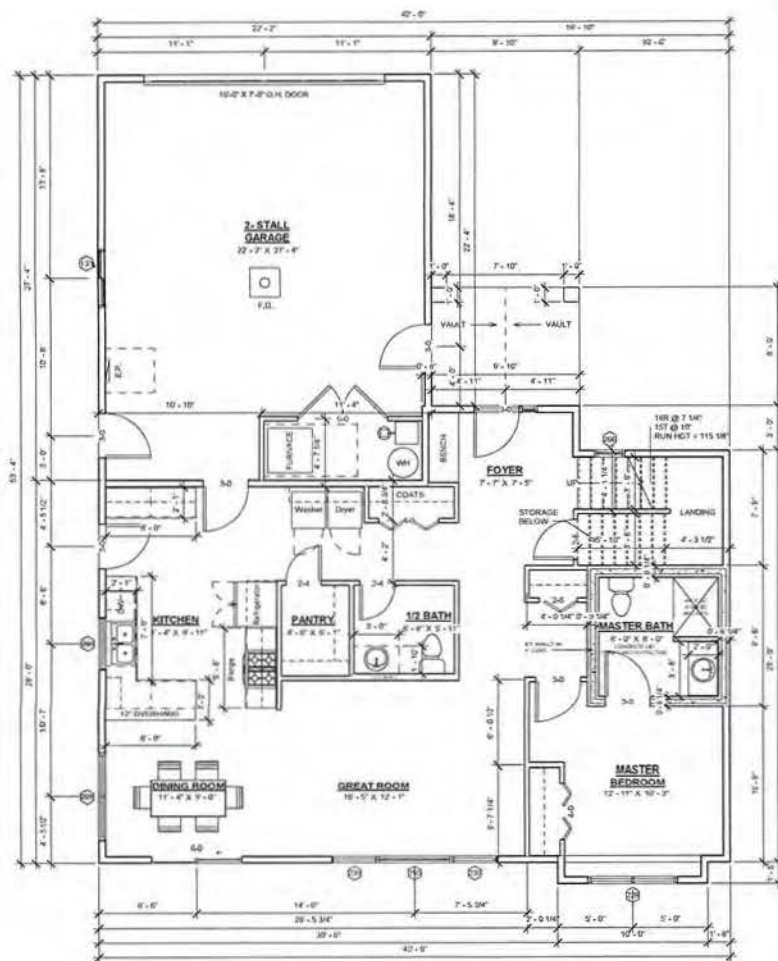
SHEET DESCRIPTION

ELEVATIONS & ROOF PLAN

HOUSE TYPE OF DISCRPTION

SLAB ON GRADE - 2 STALL

A1



① Main Level Floor Plan
1/4" = 1'-0"



Main Level Windows					
Window #	Type	Size	Level	Head Height	#
247	Casement - Double	60" x 48"	Second Level	7'-0"	3
229	Double Hung - Double	72" x 60"	Main Level	8'-10 7/8"	2
239	Double Hung - Single	36" x 60"	Main Level	8'-10 7/8"	2
269	Double Hung - Single	42" x 36"	Main Level	8'-10 7/8"	1
255	Picture	24" x 24"	Second Level	7'-0"	3
266	Picture	24" x 36"	Second Level	8'-0"	1
265	Picture	24" x 36"	Main Level	8'-10 7/8"	1
255	Picture	60" x 60"	Main Level	8'-10 7/8"	1
133	Slater	48" x 24"	Main Level	8'-10 7/8"	1
272	Transom	50.5" x 12"	Main Level	7'-10 1/2"	1
Grand total					1.6

SQUARE FOOTAGE	
LEVEL	AREA
GARAGE SQ. FT.	603 SF
	603 SF
MAIN LEVEL SQ. FT.	1164 SF
SECOND LEVEL SQ. FT.	829 SF
FINISHED	1993 SF

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SHEET DESCRIPTION
MAIN LEVEL FLOOR PLAN
HOUSE TYPE OF DESCRIPTION
SLAB ON GRADE - 2 STALL

FINAL DRAWINGS FOR CONSTRUCTION
CUSTOMER APPROVAL:
DATE _____
CONTRACTOR
DATE _____

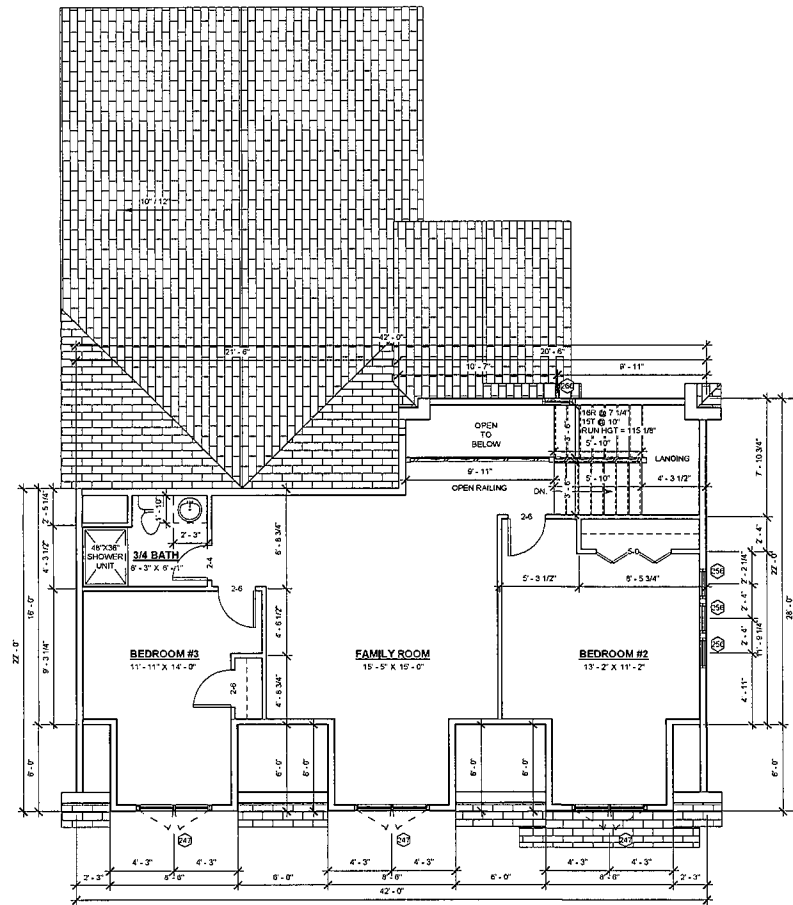
EYE
FOR DESIGN

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DRAWN BY: JOSH S.
CHECKED BY: AUG 9, 2020
REVISION #1: SEPT 17, 2020
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REVISION #3:
REVISION #4:
REVISION #5:

GRAY RESIDENCE
26533 PARADISE POINT RD.
CITY OF DETROIT LAKES, MN 55601
LOT #6
PARADISE POINT

A2



Basement Windows				
Window #	Type	Size	Head Height	#
247	Casement - Double	60" x 48"	7'-0"	3
256	Picture	24" x 24"	7'-0"	3
266	Picture	24" x 36"	8'-0"	1
Grand total				7

SQUARE FOOTAGE	
LEVEL	AREA
GARAGE SQ. FT.	603 SF
	603 SF
MAIN LEVEL SQ. FT.	1164 SF
SECOND LEVEL SQ. FT.	829 SF
FINISHED	1993 SF

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SHEET DESCRIPTION
SECOND LEVEL FLOOR PLAN
HOUSE TYPE OF DESCRIPTION
SLAB ON GRADE - 2 STALL

FINAL DRAWINGS FOR CONSTRUCTION
CUSTOMER APPROVAL:

DATE

CONTRACTOR

DATE

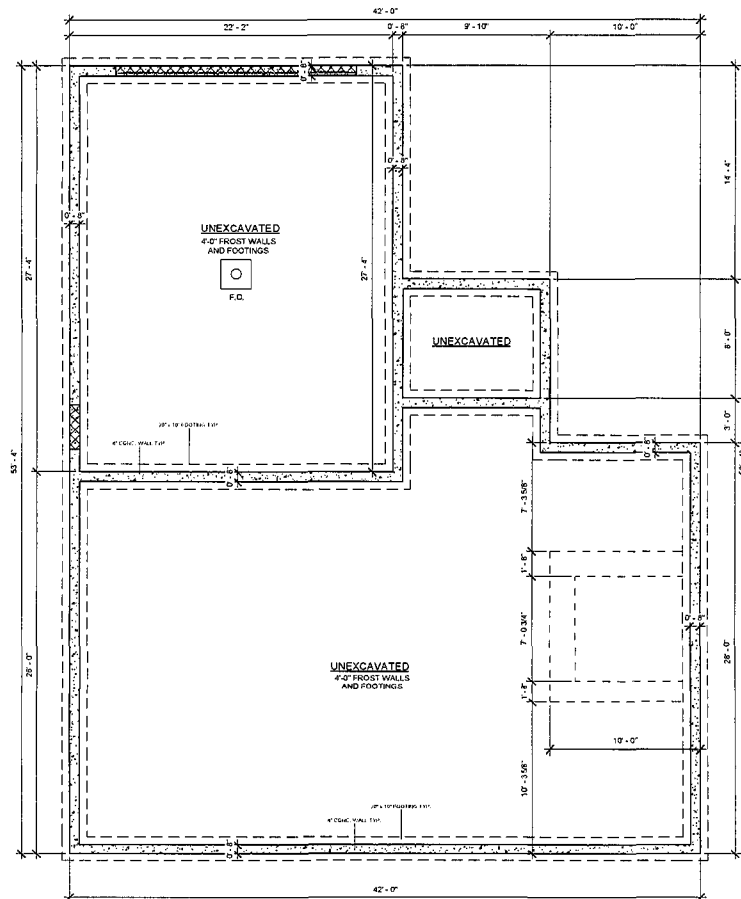
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REVISION #3:
REVISION #4:
REVISION #5:

GRAY RESIDENCE
26533 PARADISE POINT RD.
CITY OF DETROIT LAKES, MN 55051
LOT #6
PARADISE POINT

A3



① Foundation Plan
1/4" = 1'-0"

FINAL DRAWINGS
FOR
CONSTRUCTION
CUSTOMER
APPROVAL:

DATE _____

CONTRACTOR _____

DATE _____

EYE
FOR DESIGN

EYE FOR DESIGN
30860 CAREFREE LANE
FRAZEE, MN 56544
Phone: 701 - 388 - 9225
eyefordesignm@gmail.com

NOTES:

1. UNDISTURBED EARTH UNDER BUILDING FOOTING.
2. SLAB ON GRADE CONSTRUCTION
3. 4'-0" FROST WALLS AND FOOTINGS
4. VERIFY ANY FLOOR DRAINS W/CONTRACTOR

SQUARE FOOTAGE	
LEVEL	AREA
GARAGE SQ. FT.	603 SF
	603 SF
MAIN LEVEL SQ. FT.	1164 SF
SECOND LEVEL SQ. FT.	820 SF
FINISHED	1993 SF

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SHEET DESCRIPTION

FOUNDATION PLAN

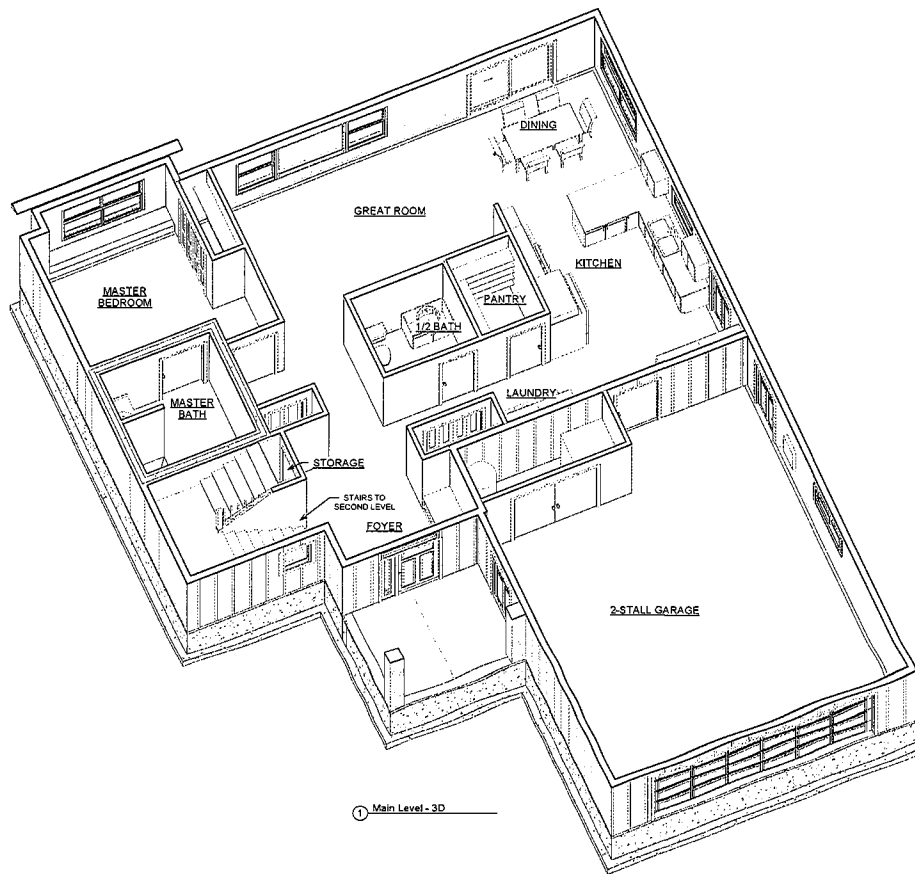
HOUSE TYPE OF DESCRIPTION

SLAB ON GRADE - 2 STALL

DRAWN BY: JOSH S.
CHECKED: _____
BY: _____
REVISION #1: AUG. 9, 2020
REVISION #2: SEPT. 17, 2020
REVISION #3: _____
REVISION #4: _____
REVISION #5: _____
REVISION #6: _____

GRAY RESIDENCE
26533 PARADISE POINT RD.
CITY OF DETROIT LAKES, MN 56501
LOT #6
PARADISE POINT

A4



① Main Level - 3D

FINAL DRAWINGS
FOR
CONSTRUCTION
CUSTOMER
APPROVAL:

DATE _____

CONTRACTOR _____

DATE _____

EYE
FOR DESIGN

EYE FOR DESIGN
30860 CAREFREE LANE
FRAZEE, MN 56544
Phone : 701 - 388 - 9225
eyefordesignm@gmail.com

DRAWN BY: JOSH S.
CHECKED BY: AUG. 8, 2020
REVISION #1: SEPT. 17, 2020
REVISION #2:
REVISION #3:
REVISION #4:
REVISION #5:
REVISION #6:

SQUARE FOOTAGE	
LEVEL	AREA
GARAGE SQ. FT.	603 SF
	603 SF
MAIN LEVEL SQ. FT.	1164 SF
SECOND LEVEL SQ. FT.	828 SF
FINISHED	1993 SF

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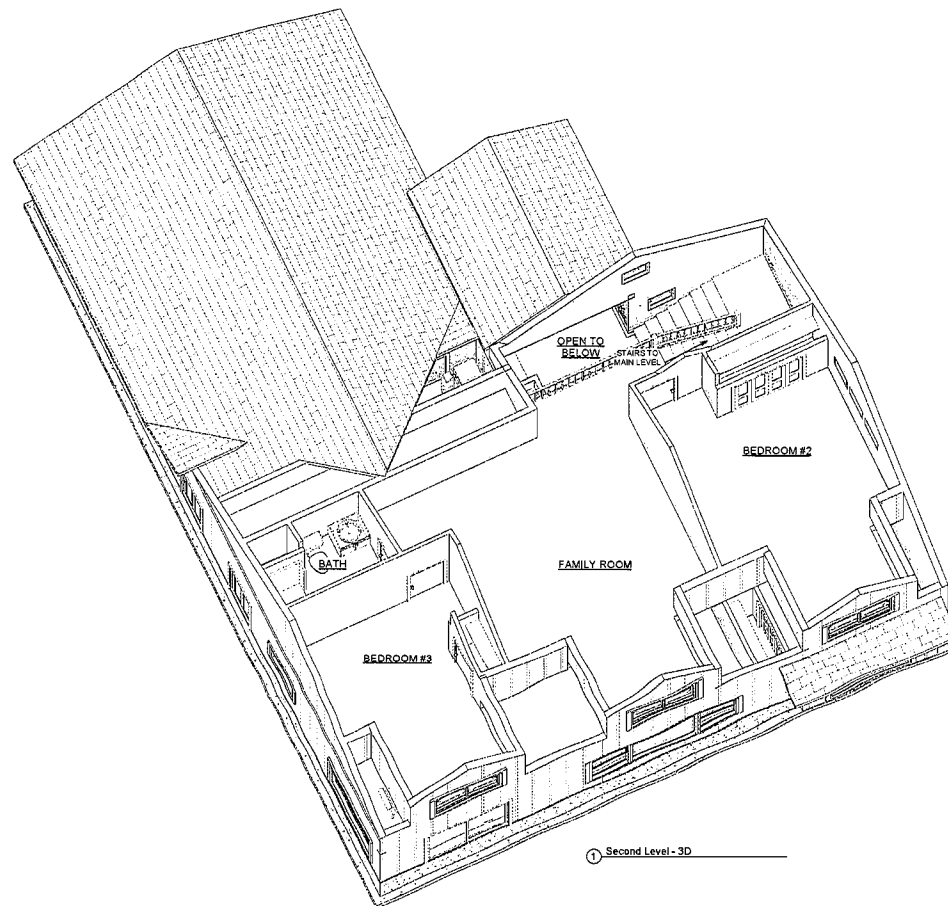
**** ATTENTION ****
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SHEET DESCRIPTION
3D VIEW MAIN LEVEL

HOUSE TYPE OF DESCRIPTION
SLAB ON GRADE - 2 STALL

GRAY RESIDENCE
26533 PARADISE POINT RD.
CITY OF DETROIT LAKES, MN 56501
LOT #6
PARADISE POINT

A5



FINAL DRAWINGS
FOR
CONSTRUCTION
CUSTOMER
APPROVAL:

DATE _____

CONTRACTOR _____

DATE _____

EYE
FOR DESIGN

EYE FOR DESIGN
30860 CAREFREE LANE
FRAZEE, MN 56544
Phone : 701 - 388 - 9225
eyefordesignfr@gmail.com

DRAWN BY: JOSH S.
CHECKED: AUG. 9, 2020
BY: SEPT. 17, 2020
REVISION #1:
REVISION #2:
REVISION #3:
REVISION #4:
REVISION #5:
REVISION #6:

SQUARE FOOTAGE	
LEVEL	AREA
GARAGE SQ. FT.	603 SF
	603 SF
MAIN LEVEL SQ. FT.	1164 SF
SECOND LEVEL SQ. FT.	829 SF
FINISHED	1993 SF

“DISCLAIMER OF WARRANTIES”
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SHEET DESCRIPTION

3D VIEW SECOND LEVEL

HOUSE TYPE OF DISCRPTION

SLAB ON GRADE - 2 STALL

GRAY RESIDENCE

26533 PARADISE POINT RD.
CITY OF DETROIT LAKES, MN 56501
LOT #6
PARADISE POINT

A6



Minnesota Pollution
Control Agency

520 Lafayette Road North
St. Paul, MN 55155-4194

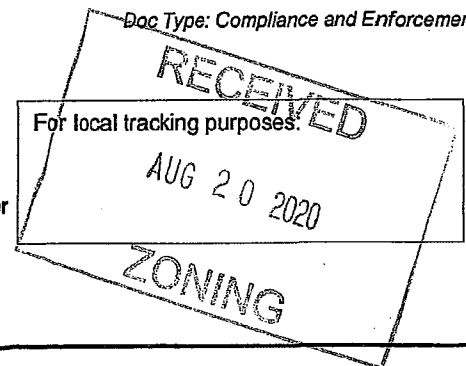
Compliance Inspection Form

Existing Subsurface Sewage Treatment Systems (SSTS)

Doc Type: Compliance and Enforcement

Inspection results based on Minnesota Pollution Control Agency (MPCA) requirements and attached forms – additional local requirements may also apply.

Submit completed form to Local Unit of Government (LUG) and system owner within 15 days



System Status

System status on date
(mm/dd/yyyy):

8/17/2020

☒ **Compliant – Certificate of Compliance**

(Valid for 3 years from report date, unless shorter time frame outlined in Local Ordinance.)

☐ **Noncompliant – Notice of Noncompliance**

(See Upgrade Requirements on page 3.)

Reason(s) for noncompliance (check all applicable)

- ☐ Impact on Public Health (Compliance Component #1) – Imminent threat to public health and safety
- ☐ Other Compliance Conditions (Compliance Component #3) – Imminent threat to public health and safety
- ☐ Tank Integrity (Compliance Component #2) – Failing to protect groundwater
- ☐ Other Compliance Conditions (Compliance Component #3) – Failing to protect groundwater
- ☐ Soil Separation (Compliance Component #4) – Failing to protect groundwater
- ☐ Operating permit/monitoring plan requirements (Compliance Component #5) – Noncompliant

Property Information

Parcel ID# or Sec/Twp/Range: 081186000

Property address: 26533 PARADISE POINT RD, DETROIT LAKES, MN 56501

Reason for inspection: BUILDING PERMIT

Property owner: B MARTIN & ELIZABETH J GRAY

Owner's phone: 218-289-5434

or

Owner's representative:

Representative phone:

Local regulatory authority: BECKER COUNTY

Regulatory authority phone:

218-846-7314

Brief system description: 30GAL LIFT TO 1500GAL HOLDING TANK

Comments or recommendations:

Certification

I hereby certify that all the necessary information has been gathered to determine the compliance status of this system. No determination of future system performance has been nor can be made due to unknown conditions during system construction, possible abuse of the system, inadequate maintenance, or future water usage.

Inspector name: JAMES PIPER

Certification number: C1202

Business name: JENCO SERVICES LLC

License number: L4041

Inspector signature:

Phone number: 218-850-1248

Necessary or Locally Required Attachments

- ☐ Soil boring logs ☒ System/As-built drawing ☐ Forms per local ordinance
☐ Other information (list): _____

Property address: 26533 PARADISE POINT RD, DETROIT LAKES, MN 56501 Inspector initials/Date: JP | 8/17/2020
(mm/dd/yyyy)

1. Impact on Public Health – Compliance component #1 of 5

Compliance criteria:

System discharges sewage to the ground surface.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
System discharges sewage to drain tile or surface waters.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
System causes sewage backup into dwelling or establishment.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

Any "yes" answer above indicates the system is an imminent threat to public health and safety.

Comments/Explanation:

Verification method(s):

- ☒ Searched for surface outlet
☒ Searched for seeping in yard/backup in home
☐ Excessive ponding in soil system/D-boxes
☐ Homeowner testimony (See Comments/Explanation)
☐ "Black soil" above soil dispersal system
☐ System requires "emergency" pumping
☐ Performed dye test
☐ Unable to verify (See Comments/Explanation)
☐ Other methods not listed (See Comments/Explanation)

2. Tank Integrity – Compliance component #2 of 5

Compliance criteria:

System consists of a seepage pit, cesspool, drywell, or leaching pit. <i>Seepage pits meeting 7080.2550 may be compliant if allowed in local ordinance.</i>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Sewage tank(s) leak below their designed operating depth. If yes, which sewage tank(s) leaks:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

Any "yes" answer above indicates the system is failing to protect groundwater.

Comments/Explanation:

VIEWED TANK WITH CAMERA

Verification method(s):

- ☒ Probed tank(s) bottom
☒ Examined construction records
☐ Examined Tank Integrity Form (Attach)
☐ Observed liquid level below operating depth
☐ Examined empty (pumped) tanks(s)
☐ Probed outside tank(s) for "black soil"
☐ Unable to verify (See Comments/Explanation)
☒ Other methods not listed (See Comments/Explanation)

3. Other Compliance Conditions – Compliance component #3 of 5

- a. Maintenance hole covers are damaged, cracked, unsecured, or appear to be structurally unsound. ☐ Yes* ☒ No ☐ Unknown
b. Other issues (electrical hazards, etc.) to immediately and adversely impact public health or safety. ☐ Yes* ☒ No ☐ Unknown
***System is an imminent threat to public health and safety.**

Explain:

- c. System is non-protective of ground water for other conditions as determined by inspector. ☐ Yes* ☒ No
***System is failing to protect groundwater.**

Explain:

Property address: 26533 PARADISE POINT RD, DETROIT LAKES, MN 56501 Inspector initials/Date: JP | 8/17/2020
(mm/dd/yyyy)

4. Soil Separation – Compliance component #4 of 5

Date of installation: _____ ☒ Unknown
(mm/dd/yyyy)
Shoreland/Wellhead protection/Food beverage lodging? ☒ Yes ☐ No

Compliance criteria:

For systems built prior to April 1, 1996, and not located in Shoreland or Wellhead Protection Area or not serving a food, beverage or lodging establishment:

☐ Yes ☐ No

Drainfield has at least a two-foot vertical separation distance from periodically saturated soil or bedrock.

Non-performance systems built April 1, 1996, or later or for non-performance systems located in Shoreland or Wellhead Protection Areas or serving a food, beverage, or lodging establishment:

☐ Yes ☐ No

Drainfield has a three-foot vertical separation distance from periodically saturated soil or bedrock.*

"Experimental", "Other", or "Performance" systems built under pre-2008 Rules; Type IV or V systems built under 2008 Rules (7080.2350 or 7080.2400 (Advanced Inspector License required)

☐ Yes ☐ No

Drainfield meets the designed vertical separation distance from periodically saturated soil or bedrock.

Verification method(s):

Soil observation does not expire. Previous soil observations by two independent parties are sufficient, unless site conditions have been altered or local requirements differ.

- ☐ Conducted soil observation(s) (Attach boring logs)
☐ Two previous verifications (Attach boring logs)
☒ Not applicable (Holding tank(s), no drainfield)
☐ Unable to verify (See Comments/Explanation)
☐ Other (See Comments/Explanation)

Comments/Explanation:

Indicate depths or elevations

A. Bottom of distribution media

B. Periodically saturated soil/bedrock

C. System separation

D. Required compliance separation*

*May be reduced up to 15 percent if allowed by Local Ordinance.

Any "no" answer above indicates the system is failing to protect groundwater.

5. Operating Permit and Nitrogen BMP* – Compliance component #5 of 5 ☒ Not applicable

Is the system operated under an Operating Permit? ☐ Yes ☐ No If "yes", A below is required

Is the system required to employ a Nitrogen BMP? ☐ Yes ☐ No If "yes", B below is required

BMP = Best Management Practice(s) specified in the system design

If the answer to both questions is "no", this section does not need to be completed.

Compliance criteria

a. Operating Permit number: _____

Have the Operating Permit requirements been met?

☐ Yes ☐ No

b. Is the required nitrogen BMP in place and properly functioning?

☐ Yes ☐ No

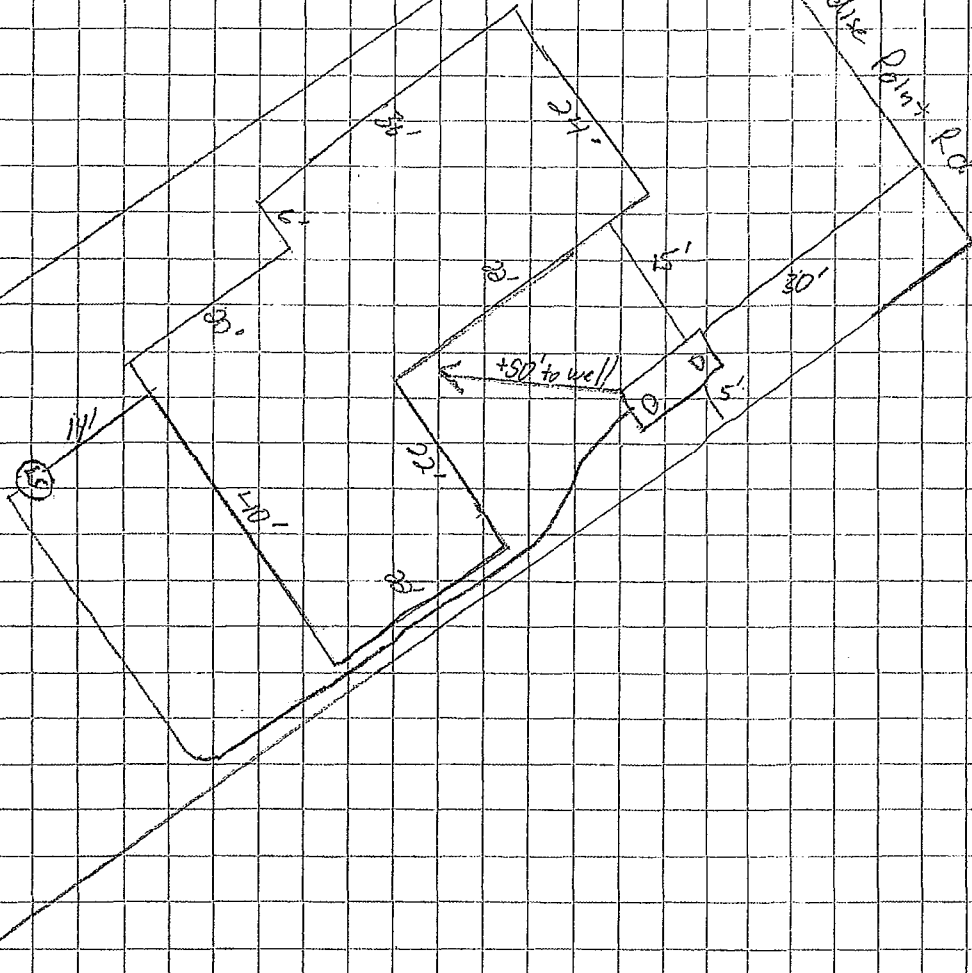
Any "no" answer indicates Noncompliance.

Upgrade Requirements (Minn. Stat. § 115.55) An imminent threat to public health and safety (ITPHS) must be upgraded, replaced, or its use discontinued within ten months of receipt of this notice or within a shorter period if required by local ordinance. If the system is failing to protect

ground water, the system must be upgraded, replaced, or its use discontinued within the time required by local ordinance. If an existing system is not failing as defined in law, and has at least two feet of design soil separation, then the system need not be upgraded, repaired, replaced, or its use discontinued, notwithstanding any local ordinance that is more strict. This provision does not apply to systems in shoreland areas, Wellhead Protection Areas, or those used in connection with food, beverage, and lodging establishments as defined in law.

James Piper
1" = 20' \uparrow
N

Paradise Point Rd



Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501
218-846-7311
www.co.becker.mn.us

PIN: 08.1186.000

BILL NUMBER: 071715

LENDER:

OWNER NAME: GRAY B MARTIN & ELIZABETH J

TAX STATEMENT

2020

2019 Values for taxes payable in

	VALUES AND CLASSIFICATION	
	Taxes Payable Year: 2019	2020
Step 1	Estimated Market Value:	274,000 281,400
	Homestead Exclusion:	0 0
	Taxable Market Value:	274,000 281,400
	New Improvements:	
	Property Classification:	Seasonal Seasonal
Sent in March 2019		
Step 2	PROPOSED TAX	
	Sent in November 2019	
Step 3	PROPERTY TAX STATEMENT	
	First half taxes due 05/15/2020	\$1,217.00
	Second half taxes due 10/15/2020	\$1,217.00
	Total taxes due in 2020	\$2,434.00

TAXPAYER(S):

B MARTIN & ELIZABETH J GRAY
PO BOX 46
PAGE ND 58064

\$\$\$

REFUNDS?

You may be eligible for one or even two refunds to reduce your property tax. Read the back of this statement to find out how to apply

PROPERTY ADDRESS
26533 PARADISE POINT RD
DETROIT LAKES, MN 56501

DESCRIPTION

Section 03 Township 139 Range 041
SubdivisionName PARADISE POINT
SubdivisionCd 08047

Line 13 Detail

S-1010/15 SOLIC 40.00
S-7301/20 STORM 34.39
Principal 74.39
Interest 0.00

Tax Detail for Your Property:		2019	2020
Taxes Payable Year:		2019	2020
Tax and Credits	1. Use this amount on Form M1PR to see if you are eligible for a property tax refund. File by August 15. If this box is checked, you owe delinquent taxes and are not eligible.	<input type="checkbox"/>	\$0.00
	2. Use these amounts on Form M1PR to see if you are eligible for a special refund.	\$0.00	
	3. Property taxes before credits	\$2,410.79	\$2,359.61
	4. Credits that reduce property taxes		
	A. Agricultural and rural land credits	\$0.00	\$0.00
Property Tax by Jurisdiction	B. Other credits	\$0.00	\$0.00
	5. Property taxes after credits	\$2,410.79	\$2,359.61
	6. BECKER COUNTY	\$1,033.53	\$1,033.94
	7. DETROIT	\$262.05	\$260.99
	8. State General Tax	\$455.78	\$424.26
	9. SCHOOL DISTRICT 0022	\$356.47	\$323.88
	A. Voter approved levies		
	B. Other local levies	\$264.45	\$280.39
	A. BC EDA	\$5.79	\$5.83
	B. Others	\$32.72	\$30.32
10. Special Taxing Districts	C. TIF	\$0.00	\$0.00
	11. Non-school voter approved referenda levies	\$0.00	\$0.00
	12. Total property tax before special assessments	\$2,410.79	\$2,359.61
13. Special assessments		\$67.21	\$74.39
14. YOUR TOTAL PROPERTY TAX AND SPECIAL ASSESSMENTS		\$2,478.00	\$2,434.00
Tax Amount Paid			\$0.00

2

2nd Half Payment Stub - Payable 2020

Detach and return this stub with your 2nd half payment.

To avoid penalty, pay on or before October 15, 2020.

Total Property Tax for 2020 \$2,434.00
2nd Half Tax Amount \$1,217.00
Penalty, Interest, Fee Amount \$0.00
Amount Paid \$0.00
2nd Half Total Amount Due \$1,217.00
Balance Good Through 10/15/2020
Seasonal

PIN: 08.1186.000

AIN:

BILL NUMBER: 071715

TAXPAYER(S):

B MARTIN & ELIZABETH J GRAY
PO BOX 46
PAGE ND 58064

Paid By _____

MAKE CHECKS PAYABLE TO:

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501

1

1st Half Payment Stub - Payable 2020

Detach and return this stub with your 1st half payment.

To avoid penalty, pay on or before May 15, 2020.

If your tax is \$100.00 or less, pay the entire tax by May 15, 2020.

Total Property Tax for 2020 \$2,434.00
1st Half Tax Amount \$1,217.00
Penalty, Interest, Fee Amount \$0.00
Amount Paid \$0.00
1st Half Total Amount Due \$1,217.00
Balance Good Through 05/15/2020
Seasonal

PIN: 08.1186.000

AIN:

BILL NUMBER: 071715

TAXPAYER(S):

B MARTIN & ELIZABETH J GRAY
PO BOX 46
PAGE ND 58064

Paid By _____

MAKE CHECKS PAYABLE TO:

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501

PARCEL	Mitigation
APP	
YEAR	
SCANNED	

Mitigation Worksheet

Applicant: MARTIN ELIZABETH GRAY Parcel #: 081186000

Legal Description:

SECT #3 T139 R-41 PARADISE PT

Lake Name: BIG FLOWYD Lake Classification: _____

Property Dimensions:

Roadside Width: 57'

Depth Side 1: 131'

Lakeside Width: 50'

Depth Side 2: 127'

Total Lot Area: 6,810 Sq Feet

DETERMINING THE LAKE SETBACK

Mitigation may allow for you to build closer to the lake than the normally required setback. Mitigation will not allow anything to be built in the Shore Impact Zone. Also, even with mitigation, the landowner will be required to remain behind the setback average plus 20 ft. This is an imaginary line determined by averaging the distance that runs from the like structure that is closest to you on your neighbor's property to the right and the like structure closest to you on your neighbor's property to the left plus 20 ft.

Standard Required Setback: 75

Proposed Setback: 40

Difference: 35 Credit Units Required for Mitigation

MITIGATING THE DIFFERENCE OF THE LAKE SETBACK

Vegetative Buffer: Establishing a vegetative buffer adjacent to the Ordinary High Water level and parallel to the shoreline that is at least 20 linear feet by 15 feet deep is worth 10 credit units.

- An additional 10 credit units may be gained for each shoreline increment that is 10 feet linear by 15 feet deep (Ex: 30x15 = 20 Credit Units).
- An additional 10 credit units may also be gained for each 10 foot linear segment of the buffer that is expanded to 25 feet deep (Ex: 20x25 = 30 Credit Units).

Size of Buffer: 20x25

Credit Units gained from buffer: 30

Structure Setback: One credit unit may be gained for each foot closer the structure is moved toward the standard required setback and away from the shoreline.

ATTACHED DOCUMENTS #14#2

4 Ft / Credit Units gained: 4

Shore Impact Zone Removal: See description on next page.

Credit Units gained: 30

(was @ 30 Moved back to 40')

Total Mitigation Credits Gained: 34

PARCEL	Mitigation
APP	
YEAR	

DETERMINING THE IMPERVIOUS SURFACE

On substandard size lots, surface coverage over 15% must be offset with mitigation. Impervious surface is not allowed to exceed 25% of any lot. Impervious surface includes structures or anything that reduces or prevents the infiltration of water, such as: driveways (asphalt / class 5); parking areas; concrete; impervious pavers; walks; decks; patios; houses; garages, etc.

Proposed Coverage: 35 %

Threshold Coverage: - 15 %

Difference: = (20) x (5) = (100) Credit Units Required for Mitigation

MITIGATING THE DIFFERENCE IN IMPERVIOUS SURFACE COVERAGE

Reduce Impervious Surface Coverage: 5 credit units is allowed for each percentage point reduction in coverage between 15 and 25 percent.

(_____ % coverage reduced) x (5) = Credit Units Gained _____

Stormwater Management: If water runoff is diverted into an approved onsite stormwater management system, 10 credit units may be gained for each 350 sq ft of surface area from which the runoff is contained on the property.

Example 350 Sq Ft of Surface Area Diverted = 10 Credit Units Gained

700 Sq Ft of Surface Area Diverted = 20 Credit Units Gained

Deviating 18606 sq ft Credit Units Gained 63.3

Berm: If a berm is established that is not less than 12 inches above grade and parallel to the shoreline to contain / control stormwater runoff, 10 Credit Units is allowed for every 25 feet of protected shoreline. This option is only available to properties of less than 8% grade to the lake.

Example 25 Feet of protected Shoreline = 10 Credit Units Gained

50 Feet of protected Shoreline = 20 Credit Units Gained

SEE ATTACHMENT #3

Credit Units Gained _____

Shore Impact Zone Removal (see below):

Credit Units Gained _____

20 (50 sq ft)

Total Mitigation Credit Units Gained: 83.3

SHORE IMPACT ZONE OPTION

PAVERS 4'4" x 20' = 86 sq/ft
STEPS TO 2' x 4' DECK = 8 sq/ft
DECK SET 1'6" x 40' BACK = 60 sq/ft
154 sq/ft

Structures and other impervious surfaces are not allowed in the Shore Impact Zone, with the exception of landings, stairs and miscellaneous structures that are limited to a total of 32 square ft. Existing structures and impervious surfaces must be removed as a precondition to obtaining a site permit.

Mitigation credit is allowed for Shore Impact Zone removals. 5 Credit Units will be allotted for each 50 square feet of removal. *These Credit Units may be used in mitigating either the structure setback or the impervious surface coverage, but may only be used once.*

Credit Units Gained through Shore Impact Zone Removal = 15

**Please
sign**

The mitigation options selected above are documented by an approved site and / or stormwater management plan filed with this agreement. The mitigations will be installed and maintained as a condition of occupancy and the property is subject to inspection as necessary by the governing authority of Becker County. These mitigations will be deed recorded to remain with the property through subsequent ownerships. _____ Owner(s) _____ Date

Storm Water Management and Mitigation Plan

Martin & Elizabeth Gray

26533 Paradise Point RD

Detroit Lakes, MN 56501

Becker County Planning and Zoning,

This storm water mitigation plan is created to curb storm water runoff to improve water management amongst neighbors and also improve water quality.

The current property has a total impervious area of 41%. The property was surveyed by Meadowland Surveying, Inc. to ensure accurate data. The new plan would reduce the total impervious down to 35%. In the application there is a change in data that I am supplying in this plan.

Through this mitigation plan we plan on removing the deck and existing pavers out of the shore land impact zone. This gained us 15 credits.

The original setback for the structure was 36 ft and our proposed setback will be 40 ft. This gained us 4 credits.

The next step in our mitigation plan is to establish a rain garden along the 50 ft shoreline. This will gain us an additional 20 credits.

So the total credits originally needed for this plan was 100 then we were able to reduce this down to 63.3 credits needed due to the two practices I listed above.

So to get 63.3 credits managed I would need to manage 1,866 sq/ft of surface area.

The buildings is comprised of 1,866 sq/ft and we will manage this with French drains. So this now leaves us with 269 sq/ft to manage.

We will be installing a 12" berm along the lakeside to help reduce runoff to the lake.

The lake side will also have a 20ft x 25ft vegetative rain garden size needed to manage this area I attached the data and formula I used to create a final plan. The soil type is 1138 Rushlake and Hangaard soils, Lake beaches. I enclosed the soil map along with the soil type information to show that this soil type is sandy soil with well drained characteristics. This data is from the USDA Web Soil Survey.

Determine Rain Garden Size

Your rain garden can be as large as you wish, but if you are not using any other rain capturing methods, you will need to determine how big it needs to be to handle all of the runoff from your roof or impervious surfaces.

1. First, look at your soil. Sandy soil drains much quicker than silty loam, which drains much quicker than clay.
2. Measure the total area of runoff that will be directed to your rain garden. If you are not using the downspouts from the whole roof, measure only the area that will feed to the rain garden (area is determined by multiplying length x width). The area of my roof is 18' x 54 = 972 square feet, if using the whole roof
3. A formula has been developed for determining minimum rain garden size (University of Wisconsin, 2003). We will use a depth of 6" for all applications
 - For sandy soil, multiply the run-off area by 0.15 (Mine would be $972 \times 0.15 = 146$ square feet)

Using the data above. I highlighted in Green on the Site plan map to show the locations of the rain garden.

I feel that with the current situation of the property being at 41% impervious and having no water management issues with the neighbors or the lake that the plan enclosed will only enhance the property for future generations.

Thanks,



Raymond Reading

RCH Custom Homes, LLC

218-790-1468

Existing Areas (sq. ft.)
Total area above OHWL = 6,810

Property features:
Concrete: 382
Covered concrete: 83
Deck: 476
Building: 1719
Pavers: 390
Black retaining wall: 58
Black slope: 56
Wood edging: 6
Rock landscaping: 92
Landscaping: 23

NOTES:
1. The owner has been advised that the proposed improvements are subject to the approval of the City of Detroit, Michigan, and the State of Michigan, Department of Transportation, and the Michigan Department of Natural Resources.
2. The owner has been advised that the proposed improvements are subject to the approval of the City of Detroit, Michigan, and the State of Michigan, Department of Transportation, and the Michigan Department of Natural Resources.
3. The owner has been advised that the proposed improvements are subject to the approval of the City of Detroit, Michigan, and the State of Michigan, Department of Transportation, and the Michigan Department of Natural Resources.
4. The owner has been advised that the proposed improvements are subject to the approval of the City of Detroit, Michigan, and the State of Michigan, Department of Transportation, and the Michigan Department of Natural Resources.
5. The owner has been advised that the proposed improvements are subject to the approval of the City of Detroit, Michigan, and the State of Michigan, Department of Transportation, and the Michigan Department of Natural Resources.
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8. The owner has been advised that the proposed improvements are subject to the approval of the City of Detroit, Michigan, and the State of Michigan, Department of Transportation, and the Michigan Department of Natural Resources.
9. The owner has been advised that the proposed improvements are subject to the approval of the City of Detroit, Michigan, and the State of Michigan, Department of Transportation, and the Michigan Department of Natural Resources.
10. The owner has been advised that the proposed improvements are subject to the approval of the City of Detroit, Michigan, and the State of Michigan, Department of Transportation, and the Michigan Department of Natural Resources.

= 12" BERM
= 20'x25' VEGETATIVE BUFFER

NEW SITE STATISTICS		
ITEM	AREA (SF)	COVERAGE (%)
BUILDING	1,066 SF	27%
DRIVEWAY & SIDEWALK	540 SF	8%
TOTAL IMPERVIOUS	2,406 SF	35%
GRASSY LANDSCAPING	1,404 SF	66%
TOTAL LOT	6,810 SF	100%

FINAL DRAWINGS FOR CONSTRUCTION
CUSTOMER APPROVAL:

DATE: _____
CONTRACTOR APPROVAL:

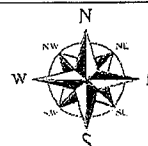
DATE: _____

EYE
FOR DESIGN

EYE FOR DESIGN
30800 CARE FREE LANE
FARMINGDALE, MN 55044
Phone: 761-398-9225
www.eyefordesign.com

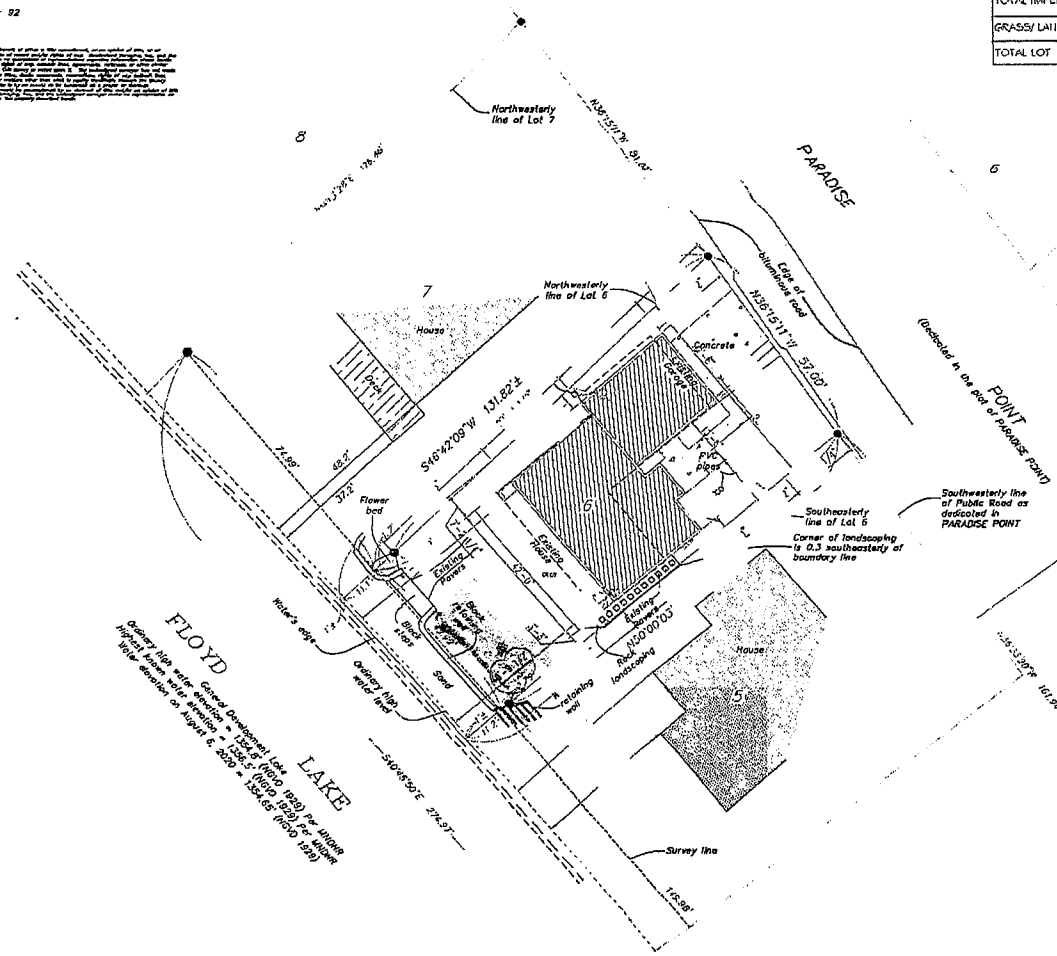
SITE PLAN LAYOUT

SCALE: 1" = 10'-0"



LEGEND

- = Denotes iron monuments found.
- = Denotes iron monuments set marked with Minnesota License No. 12004/46338/50320/57622.



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SHEET DESCRIPTION
SITE PLAN
HOUSE TYPE OF DISCUSSION
SLAB ON GRADE - 2 STALL

GRAY RESIDENCE

26533 PARADISE POINT RD.
CITY OF DETROIT LAKES MN, 55051
LOT #6
PARADISE POINT

C-1

Soil Map—Becker County, Minnesota



Soil Map may not be valid at this scale.

Map Scale: 1:376 if printed on A portrait (8.5" x 11") sheet.

0 5 10 20 30 Meters

0 15 30 60 90 Feet

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 15N WGS84




Natural Resources
Conservation Service

Web Soil Survey
National Cooperative Soil Survey

8/24/2020
Page 1 of 3

MAP LEGEND

Area of Interest (AOI)

 Area of Interest (AOI)

Soils

 Soil Map Unit Polygons

 Soil Map Unit Lines

 Soil Map Unit Points

Special Point Features



Blowout



Borrow Pit



Clay Spot



Closed Depression



Gravel Pit



Gravelly Spot



Landfill



Lava Flow



Marsh or swamp



Mine or Quarry



Miscellaneous Water



Perennial Water



Rock Outcrop



Saline Spot



Sandy Spot



Severely Eroded Spot



Sinkhole



Slide or Slip



Sodic Spot



Spoil Area



Stony Spot



Very Stony Spot



Wet Spot



Other



Special Line Features

Water Features



Streams and Canals

Transportation



Rails



Interstate Highways



US Routes



Major Roads



Local Roads

Background



Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:20,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service

Web Soil Survey URL:

Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Becker County, Minnesota

Survey Area Data: Version 16, Jun 9, 2020

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Jul 25, 2014—Oct 23, 2016

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
1138	Rushlake and Hangaard soils, lake beaches	0.3	100.0%
Totals for Area of Interest		0.3	100.0%

Becker County, Minnesota

1138—Rushlake and Hangaard soils, lake beaches

Map Unit Setting

National map unit symbol: fbk8
Elevation: 700 to 1,600 feet
Mean annual precipitation: 19 to 33 inches
Mean annual air temperature: 36 to 45 degrees F
Frost-free period: 90 to 150 days
Farmland classification: Not prime farmland

Map Unit Composition

Rushlake, lake beaches, and similar soils: 50 percent
Hangaard, lake beaches, and similar soils: 40 percent
Minor components: 10 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Rushlake, Lake Beaches

Setting

Landform: Beaches on lakeshores
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Sandy and gravelly lakebeach deposits

Typical profile

A - 0 to 7 inches: loamy sand
BC,C - 7 to 60 inches: gravelly coarse sand

Properties and qualities

Slope: 0 to 3 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Moderately well drained
Capacity of the most limiting layer to transmit water (Ksat): High to very high (5.95 to 19.98 in/hr)
Depth to water table: About 30 to 42 inches
Frequency of flooding: None
Frequency of ponding: None
Calcium carbonate, maximum content: 30 percent
Available water capacity: Low (about 3.9 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 4s
Hydrologic Soil Group: A
Ecological site: F057XY023MN - Dry Sandy Upland Coniferous Forest
Forage suitability group: Sloping Upland, Low AWC, Neutral (G091XN004MN)

Other vegetative classification: Sloping Upland, Low AWC, Neutral
(G091XN004MN)
Hydric soil rating: No

Description of Hangaard, Lake Beaches

Setting

Landform: Beaches on lakeshores
Down-slope shape: Concave
Across-slope shape: Linear
Parent material: Sandy and gravelly lakebeach deposits

Typical profile

A - 0 to 13 inches: sandy loam
Cg1,Cg2 - 13 to 60 inches: gravelly coarse sand

Properties and qualities

Slope: 0 to 2 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Poorly drained
Capacity of the most limiting layer to transmit water (Ksat): High
(1.98 to 5.95 in/hr)
Depth to water table: About 6 to 18 inches
Frequency of flooding: None
Frequency of ponding: None
Calcium carbonate, maximum content: 15 percent
Available water capacity: Very low (about 3.0 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 4w
Hydrologic Soil Group: A/D
Ecological site: R057XY014MN - Linear Meadow
Forage suitability group: Level Swale, Low AWC, Neutral
(G091XN003MN)
Other vegetative classification: Level Swale, Low AWC, Neutral
(G091XN003MN)
Hydric soil rating: Yes

Minor Components

Nidaros

Percent of map unit: 2 percent
Landform: Depressions
Hydric soil rating: Yes

Corliss

Percent of map unit: 2 percent
Hydric soil rating: No

Abbeylake

Percent of map unit: 2 percent
Hydric soil rating: No

Two inlets

Percent of map unit: 2 percent

Hydric soil rating: No

Forada, depressional

Percent of map unit: 2 percent

Landform: Depressions

Hydric soil rating: Yes

Data Source Information

Soil Survey Area: Becker County, Minnesota

Survey Area Data: Version 16, Jun 9, 2020

COUNTY OF BECKER

361682

VARIANCE PROCEEDINGS

In the Matter of: JON RUTHERFORD

REQUEST: TO CONSTRUCT GARAGE
THIRTY-FOUR FEET FROM
CENTER OF PUBLIC ROAD.

ORDER OF VARIANCE
/OK/
~~DENYAL/OF/VARIANCE~~

-OWNER_

The above entitled matter came on to be heard before the Board of Adjustment on the 13 day of JULY, 1988, on a petition for a Variance Pursuant to the Becker County Zoning Ordinance, for the following described property:

LOT SIX (6), PARADISE POINT, SECTION 3, TOWNSHIP 139, RANGE 41, DETROIT TOWNSHIP.

VARIANCE REQUESTED:

REQUEST A VARIANCE TO CONSTRUCT A GARAGE THIRTY-FOUR (34) FEET FROM THE CENTER OF THE PUBLIC ROAD.

IT IS ORDERED that a Variance (~~not~~) be granted upon the following conditions or reasons:

THE REQUEST FOR A VARIANCE TO CONSTRUCT A GARAGE THIRTY-FOUR (34) FEET FROM THE CENTER OF THE PUBLIC ROAD, ON THE ABOVE DESCRIBED PROPERTY, HAS BEEN GRANTED.

MUST MAKE APPLICATION FOR A BUILDING PERMIT.

DATED this 13 day of JULY, 1988.

CHARLES REW *Charles Rew*
CHAIRMAN OF BOARD OF ADJUSTMENT

STATE OF MINNESOTA)
COUNTY OF BECKER) SS.

BECKER COUNTY OFFICE
OF PLANNING AND ZONING

I, Floyd Svenby, Zoning Administrator for the County of Becker, with and in for said County, do hereby certify that I have compared the foregoing copy and Order (granting) (~~denying~~) a Variance with the original record thereof preserved in my office, and have found the same to be a correct and true transcript of the whole thereof.

IN TESTIMONY WHEREOF, I have hereunto subscribed my hand at Detroit Lakes, Minnesota, in the County of Becker on the 13 day of JULY, 1988.

BECKER COUNTY RECORDER
STATE OF MINNESOTA

Microfilm No. 361682
Date SEP 20 1988 2:00 P.M.
I hereby certify that the within instrument was recorded in the office of Becker County Recorder.
m m Martinson
Dpty Becker Co. Recorder

FLOYD SVENBY *Floyd Svenby*
BECKER COUNTY ZONING ADMINISTRATOR

Indexed ☒
Paid ☒
Numerical ☒
Tract ☒
Grantor ☒
Grantee ☒
Recorded ☒

Drafted by the Becker County Zoning Office

Authorized Agent Form

(If you are the owner completing & signing the site application no need to complete this form)

1. Form must be legible and completed in ink.
2. Check appropriate box(es). Write any specific restrictions on the checked item in the space provided (e.g. "garage site permit" or "valid only on permit applications submitted between 06/01/20XX and 08/01/20XX"). If you want your agent to represent you on a conditional use or variance application and also be authorized to obtain the related permit(s), be sure to check and complete the "permit application" item as well. If an item's box is checked and the accompanying space is left blank, the authorization granted on that item is valid for a period of one year from the date of signature on this form until Becker County Planning and Zoning receives signed, written notification from the property owner(s) stating otherwise or the property's ownership changes.

I (we), MARTIN & ELIZABETH GRAY hereby authorize RAYMOND READING to act
(landowner-print name) (agent-print name)
as my (our) agent on the following item(s): appropriate box(es)

☒ permit application (write in permit "type" - e.g. site, septic, etc.): BUILDING

☐ plat application: _____

☐ conditional use application: _____

☐ variance application: _____

☐ other: _____

on my (our) property located at:

Tax Parcel Number(s): 081186000 Physical Site Address: 26533 PARADISE POINT RD.

Legal Description: LOT 6 SOUTH OF TWP ROAD PARADISE POINT DETROIT LAKES

Section: 3 Township: 139 Range: 41 Lot: 6 Block: _____ Plat Name: PARADISE POINT

Agent Contact Information

Agent address: 2343 HWY #10 DETROIT LAKES MN 56501

Agent phone #(s): 218-790-1468 Agent fax #: _____
Street City State Zip Code

Agent email address: ALM@ARUI6.NET

B. Martin Gray 8/5/2020
Property Owner(s) Signature(s) Date

State of Minnesota
County of Becker

On this 5th day of August before me personally appeared Martin & Elizabeth Gray
to me known to be the person(s) described in and who executed the foregoing instrument; and acknowledged
that He/She executed the same as her/his free act and deed.

(Notary Stamp) SHARON ZAHARIA
Notary Public
State of North Dakota
My Commission Expires Sept. 10, 2021

Sharon Zaharia
Notary Public

Office Use Only

Date received: _____ Expiration Date: 9-10-2021



These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty as to their performance, merchantability, or fitness for any particular purpose.

1:1,056

This map is not a substitute for accurate field surveys or for locating actual property lines and any adjacent features.

Date: 8/14/2020

Becker County



MEADOWLAND SURVEYING INC.

Surveying the Lakes Area Since 1946

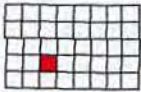
For all your land survey needs, contact our friendly staff at:
1118 Highway 59 South • Detroit Lakes, Minnesota 56501
frontdesk@meadowlandsurveying.com

218-847-4289

www.meadowlandsurveying.com

Meadowland Surveying, Inc. is a local family owned company and has performed over 10,000 surveys in the lakes area. Our office routinely works with attorneys, architects, engineers and governmental agencies to ensure successful project completion for our clients.

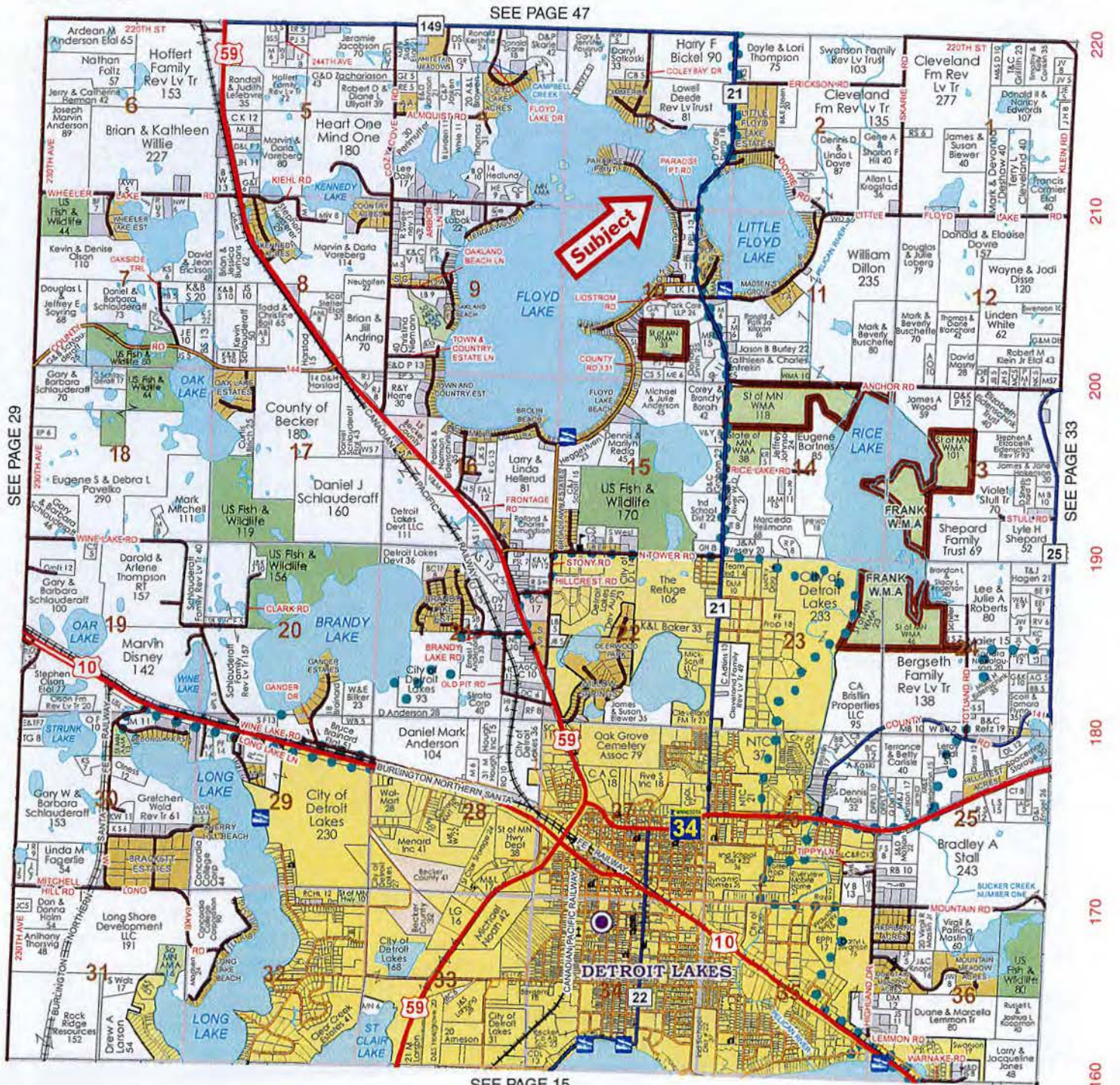
EXPERIENCE MATTERS!



Detroit

Township 139N - Range 41W

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COUNTY OF BECKER

Planning and Zoning

915 Lake Ave, Detroit Lakes, MN 56501

Phone: 218-846-7314 ~ Fax: 218-846-7266

BOARD OF ADJUSTMENT

NOTICE OF PUBLIC HEARING

HEARING DATE AND LOCATION

Thursday, October 8th, 2020 @ 6:00 P.M.

Commissioner's Room-Becker County Courthouse

Detroit Lakes, MN 56501

** PUBLIC HEARING WITH VIRTUAL OPTION CONDUCTED VIA MICROSOFT TEAMS **

Applicant: Mona L Schonbrunn Trust
2301 Golf of Mexico Dr Unit 91
Longboat Key FL, 34228-3217

Project Location: 34259 323rd Ave Ogema

APPLICATION AND DESCRIPTION OF PROJECT: Request a variance to construct an addition to a non-confirming dwelling to be located at thirty-eight (38) feet from the OHW, deviating from the required setback of one hundred (100) feet on a recreational development lake due to setback issues and lot coverage.

LEGAL LAND DESCRIPTION: Tax ID number: 20.0447.000; PT GOVT LOT 4: COMM SW COR SEC 35 N 1347.18', E 1352.20', E 302.66', SLY 104.44', SW 250.33' TO POB; NW 33.44', SWLY 49.89', SE 125.06' TO STRAWBERRY LK, N AL LK 50', NW 97.01' TO POB.; Section 35 Township 142 Range 040; Maple Grove Township

** In response to the COVID-19 public health emergency declared by Governor Walz, the October 8th, 2020 Board of Adjustment Hearing will be conducted with the option to join in person or via Microsoft Teams Meeting as allowed under Minnesota Statutes, Section 13D.021. To join the Microsoft Teams Meeting by phone please dial +1 763-496-5929 and use Conference ID: **770-758-835#** or to access the meeting virtually please follow the link provided on the Becker County website under News & Announcements, "Board of Adjustment Public Hearing Link".

Replies/Comments: Public testimony regarding this application will only be received by email, in writing, or by participating in the remote public hearing. Interested parties are invited to submit to the Becker County Department of Planning, Zoning, and Land Use, written facts, arguments, or objectives before the scheduled date of the Hearing. These statements should bear upon the suitability of the location and the adequacy of the Project and should suggest any appropriate changes believed to be desirable.

PLANNING AND ZONING DEPARTMENT

915 Lake Avenue
Detroit Lakes, MN 56501

EMAIL: rachel.bartee@co.becker.mn.us

To view all application information on this project please visit:

http://www.co.becker.mn.us/government/meetings/planning_zoning/board_adjustments/

If you have questions about the Project, feel free to call 218-846-7314.

Jurisdiction: This Project comes under the Regulatory Jurisdiction of the Becker County Zoning Laws.

Regulatory Authority: This Application will be reviewed according to the provisions of the Becker County Zoning Ordinance. The decision whether to issue a Permit will be based on an evaluation of the probable impact including cumulative impacts, of the proposed activity. That decision will reflect the concern for both protection and utilization of important resources. All factors, which may be relevant to the proposal, will be considered including the cumulative effects: Land Use, Shoreline Protection, Water Supply and Conservation, Safety, Economics, in General, the Needs and Welfare of the People.

** Weather conditions may change the Hearing date and time. If bad weather occurs, please listen to the local Detroit Lakes Radio Stations, or contact the Zoning Office, by 4:30 PM on day of Hearing, for possible rescheduling of the Hearing.

Variance Application Review

Permit # VAR2020-82

Property and Owner Review

Parcel Number(s): **200447000**

Owner: **MONA L SCHONBRUNN TRUST**

Township-S/T/R: **MAPLE GROVE-35/142/040**

Mailing Address:

**MONA L SCHONBRUNN TRUST
2301 GULF OF MEXICO DR 91
LONGBOAT KEY FL 34228-3217**

Site Address: **34259 323RD AVE**

Lot Recording Date: **Prior to 1971**

Original Permit Nbr: **SITE2020-835**

Legal Descr: **PT GOVT LOT 4: COMM SW COR SEC 35 N 1347.18', E 1352.20', E 302.66', SLY 104.44', SW 250.33' TO POB; NW 33.44', SWLY 49.89', SE 125.06' TO STRAWBERRY LK, N AL LK 50', NW 97.01' TO POB.**

Variance Details Review

Variance Request Reason(s):

- ☒ Setback Issues
- ☒ Alteration to non-conforming structure
- ☒ Lot size not in compliance
- ☐ Topographical Issues (slopes, bluffs, wetlands)
- ☐ Other

If 'Other', description:

Description of Variance Request: **Request a variance to construct an addition to an existing non-conforming dwelling to be located at thirty-eight (38) feet from the OHW of the lake due to setback issues, deviating from the required setback of one hundred (100) feet from a recreational development lake.**

OHW Setback: **38' to dwelling addition**

Side Lot Line Setback: **8'**

Rear Setback (non-lake): **na**

Bluff Setback: **na**

Road Setback: **20+**

Road Type: **Township**

Existing Imp. Surface Coverage: **24.18**

Proposed Imp. Surface Coverage: **24.62**

Existing Structure Sq Ft: **600**

Proposed Structure Sq Ft: **620**

Existing Structure Height: **12**

Proposed Structure Height: **12**

Existing Basement Sq Ft: **na**

Proposed Basement Sq Ft: **na**

Change to roofline? **N/A**

Change to main structural framework? **N/A**

Other Questions Review

1. Is the variance in harmony with the purposes and intent of the ordinance? **Yes**

Explain: **Yes, all other setbacks are being met. We are under 25% lot coverage. We have a mitigation plan to control storm water runoff (see attached, gutters downspouts to retention areas and a natural berm).**

2. Is the Variance consistent with the Becker County Comprehensive Plan? **Yes**

Explain: **Yes, this is not negatively impacting the lake or the enjoyment of the lake for any neighbors. It is not blocking any views to the lake. It is not increasing impervious % (we are still at 25% coverage)**

3. Does the proposal put the property to use in a reasonable manner? **Yes**

Explain: **Yes this property is used for residential purposes. The addition will be to accommodate a shower in the bathroom and a hot water heater. This is a minimal 20 sq ft request to an existing non-conforming structure. The owner spends several months in the summer at this location and would like to comfortably habitat there during that time, currently there is no hot water in the bathroom. There is only hot water in the kitchen at this time.**

4. Are there circumstances unique to the property? **Yes**

Explain: **This structure and lot existed prior to zoning and the zoning ordinance- the current setback requirements did not exist at that time. (1930's)**

5. Will the variance maintain the essential character of the locality? **Yes**

Explain: **there are many other lots on this lake with the same substandard lot sizes that have requested similar variances in the past (please see attached). 20.0558.303 -2020 20.0449.000-2019 20.0438.000-2018 20.0384.000 2019 20.0391.000-2019 20.0435.000-2015**

Field Review Form (Pre-Insp)**Permit # SITE2020-835****Property and Owner Review**

Parcel Number: 200447000	Inspector Notes:
Owner: MONA L SCHONBRUNN TRUST	
Township-S/T/R: MAPLE GROVE-35/142/040	
Site Address: 34259 323RD AVE	Does posted address sign match site address? Y N

Dwelling Proposed ReviewDwelling/related structure (1A): **Addition or Repairs to Existing Home**

- Existing Dimensions: **600**
- Proposed Dimensions: **20sqft**
- Proposed Roof Changes? **Yes**

Attached Garage (1B): **N/A**

- Existing Dimensions:
- Proposed Dimensions:
- Proposed Roof Changes?

Other dwelling related improvements (1C): **N/A**

- Existing Dimensions:
- Proposed Dimensions:
- Proposed Roof Changes?

Other dwelling related improvements (1D): **N/A**

- Existing Dimensions:
- Proposed Dimensions:
- Proposed Roof Changes?

Additional dwelling related projects/info:

Inspector Notes:

Non-Dwelling Proposed Review

Non-dwelling related project (2A):

- Existing Dimensions:
- Proposed Dimensions:
- If water oriented structure, review 1) elevation difference between highest pt. of structure and lot elevation at standard setback; 2) lot location requirements are met

Non-dwelling related project (2B):

- Existing Dimensions:
- Proposed Dimensions:
- If water oriented structure, review 1) elevation difference between highest pt. of structure and lot elevation at standard setback; 2) lot location requirements are met

Non-dwelling related project (2C):

- Existing Dimensions:
- Proposed Dimensions:
- If water oriented structure, review 1) elevation difference between highest pt. of structure and lot elevation at standard setback; 2) lot location requirements are met

Additional non-dwelling related projects/info:

Inspector Notes:

Setback Review

Road Type/Measurement From: Public/Township Rd - Right of Way		Shoreland 1000/300? Shoreland-Riparian (Property is bordering a lake, river or stream)	
Road setback: - Dwelling: 20+ ROW - Non-dwelling:	Pre-Inspection: - Dwell: - Non:	Lake Name: Strawberry (Sugar Bush W & Maple Grove) [RD] River Name:	
Side setback: - Dwelling: 8 - Non-dwelling:	Pre-Inspection: - Dwell: - Non:	Pond/Wetland on property? No Bluff? No	
Rear setback: - Dwelling: na - Non-dwelling:	Pre-Inspection: - Dwell: - Non:	OHW setback: - Dwelling: 38 - Non-dwelling:	Pre-Inspection: - Dwell: - Non:
Septic tank setback: - Dwelling: 10+ - Non-dwelling:	Pre-Inspection: - Dwell: - Non:	Pond/wetland setback: - Dwelling: - Non-dwelling:	Pre-Inspection: - Dwell: - Non:
Drainfield setback: - Dwelling: na - Non-dwelling:	Pre-Inspection: - Dwell: - Non:	Bluff setback: - Dwelling: - Non-dwelling:	Pre-Inspection: - Dwell: - Non:
Well setback: - Dwelling: 3+ - Non-dwelling:	Pre-Inspection: - Dwell: - Non:		

Inspector Notes:

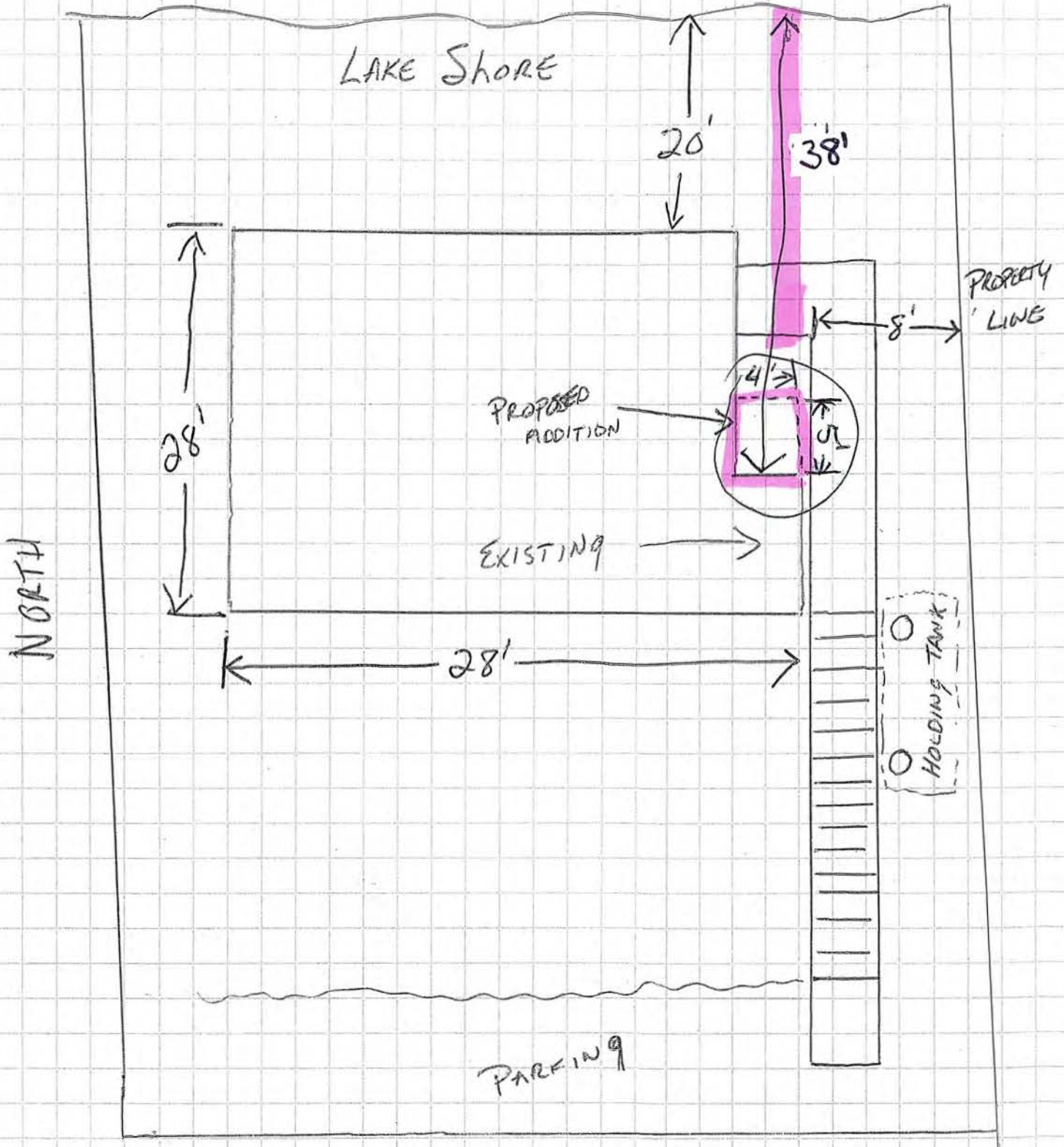
Other Information Review

Setback Averaging (if applicable):
- Structure type used:
- Setback of LEFT like structure:
- Setback of RIGHT like structure:

Any other impervious surface coverage not noted on application?

EAST

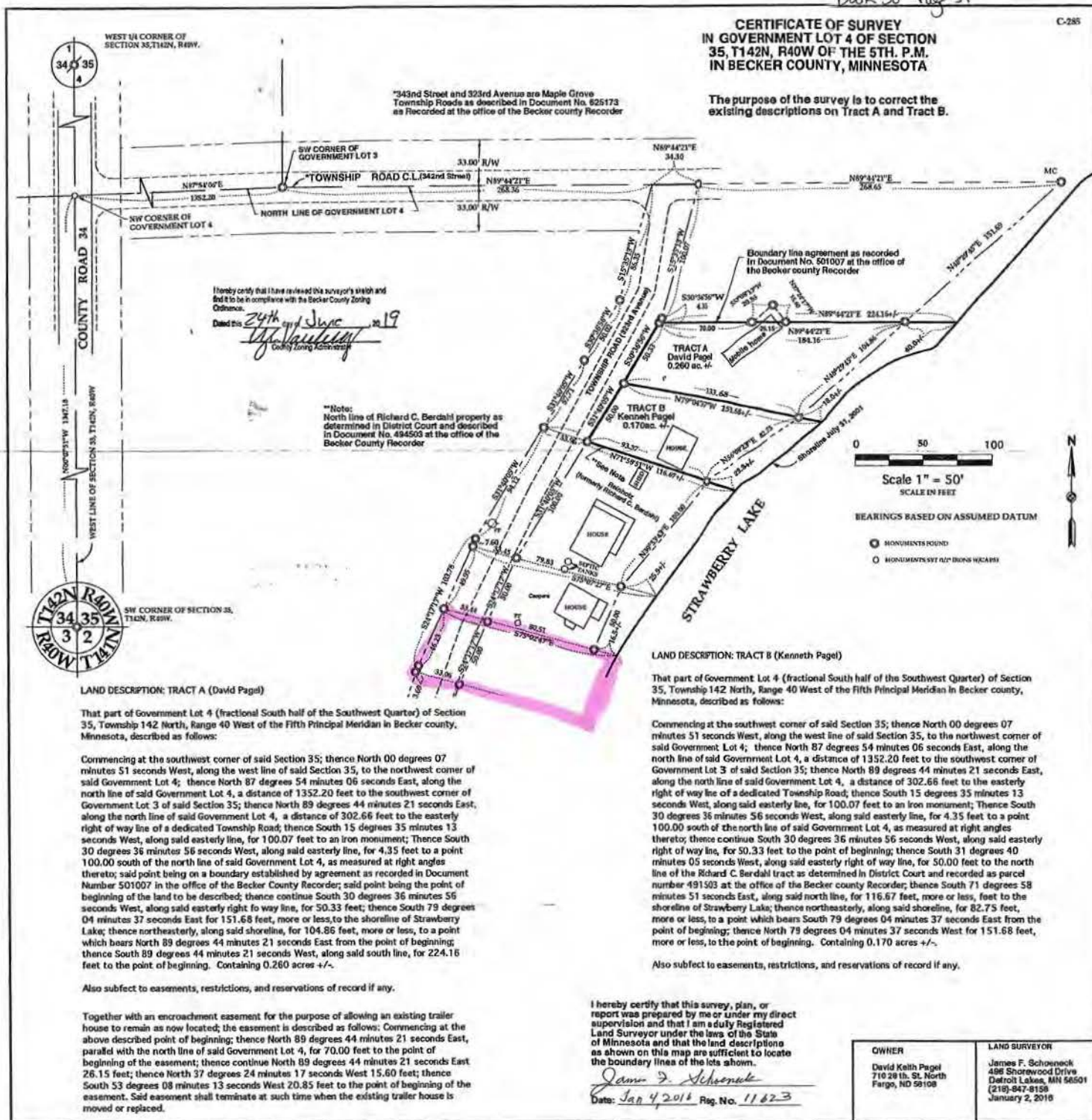
4'x5' ADDITION TO ENLARGE BATHROOM



~90x50 81.5 ± 16.5 to OHW

~4500 sq ft

Book 30 Page 51



Existing	
House	600
Porch	192
Shed	96
Driveway	200
Total Impervious	1,088
Total Area (90x50)	4,500
Total Impervious	24.178

Proposed	
House	600
House Addition	20
Porch	192
Shed	96
Driveway	200
Total Impervious	1,108
Total Area (90x50)	4,500
Total % Impervious	24.62

PARCEL	
APP	Mitigation
YEAR	
SCANNED	

Mitigation Worksheet

Applicant: Mona Schonbrunn Trust Parcel #: 20.6447.000

Legal Description:

PT gas Lot 4 See attached

Lake Name: Strawberry Lake Classification: Recreational Development

Property Dimensions:

Roadside Width: 50

Lakeside Width: 50

Depth Side 1: 81.5 +/- 16.5 x 90

Depth Side 2: 290

Total Lot Area: 4,500 Sq Feet

DETERMINING THE LAKE SETBACK

Mitigation may allow for you to build closer to the lake than the normally required setback. Mitigation will not allow anything to be built in the Shore Impact Zone. Also, even with mitigation, the landowner will be required to remain behind the setback average plus 20 ft. This is an imaginary line determined by averaging the distance that runs from the like structure that is closest to you on your neighbor's property to the right and the like structure closest to you on your neighbor's property to the left plus 20 ft.

Standard Required Setback: 20

Proposed Setback: 20

Difference: = Credit Units Required for Mitigation

MITIGATING THE DIFFERENCE OF THE LAKE SETBACK

Vegetative Buffer: Establishing a vegetative buffer adjacent to the Ordinary High Water level and parallel to the shoreline that is at least 20 linear feet by 15 feet deep is worth 10 credit units.

- An additional 10 credit units may be gained for each shoreline increment that is 10 feet linear by 15 feet deep (Ex: 30x15 = 20 Credit Units).
- An additional 10 credit units may also be gained for each 10 foot linear segment of the buffer that is expanded to 25 feet deep (Ex: 20x25 = 30 Credit Units).

Size of Buffer: _____

Credit Units gained from buffer: _____

Structure Setback: One credit unit may be gained for each foot closer the structure is moved toward the standard required setback and away from the shoreline.

Ft / Credit Units gained: _____

Shore Impact Zone Removal: See description on next page.

Credit Units gained: _____

Total Mitigation Credits Gained: _____

PARCEL	
APP	Mitigation
YEAR	

DETERMINING THE IMPERVIOUS SURFACE

On substandard size lots, surface coverage over 15% must be offset with mitigation. Impervious surface is not allowed to exceed 25% of any lot. Impervious surface includes structures or anything that reduces or prevents the infiltration of water, such as: driveways (asphalt / class 5); parking areas; concrete; impervious pavers; walks; decks; patios; houses; garages, etc.

Proposed Coverage: 25 %

Threshold Coverage: - 15 %

Difference: = (10) x (5) = 50 Credit Units Required for Mitigation

MITIGATING THE DIFFERENCE IN IMPERVIOUS SURFACE COVERAGE

Reduce Impervious Surface Coverage: 5 credit units is allowed for each percentage point reduction in coverage between 15 and 25 percent.

(_____ % coverage reduced) x (5) = Credit Units Gained _____

Stormwater Management: If water runoff is diverted into an approved onsite stormwater management system, 10 credit units may be gained for each 350 sq ft of surface area from which the runoff is contained on the property.

Example 350 Sq Ft of Surface Area Diverted = 10 Credit Units Gained

700 Sq Ft of Surface Area Diverted = 20 Credit Units Gained

1050 diverted

Credit Units Gained 30

Berm: If a berm is established that is not less than 12 inches above grade and parallel to the shoreline to contain / control stormwater runoff, 10 Credit Units is allowed for every 25 feet of protected shoreline. This option is only available to properties of less than 8% grade to the lake.

Example 25 Feet of protected Shoreline = 10 Credit Units Gained

50 Feet of protected Shoreline = 20 Credit Units Gained

Credit Units Gained 20

Shore Impact Zone Removal (see below):

Credit Units Gained _____

Total Mitigation Credit Units Gained: 50

SHORE IMPACT ZONE OPTION

Structures and other impervious surfaces are not allowed in the Shore Impact Zone, with the exception of landings, stairs and miscellaneous structures that are limited to a total of 32 square ft. Existing structures and impervious surfaces must be removed as a precondition to obtaining a site permit.

Mitigation credit is allowed for Shore Impact Zone removals. 5 Credit Units will be allotted for each 50 square feet of removal. *These Credit Units may be used in mitigating either the structure setback or the impervious surface coverage, but may only be used once.*

Credit Units Gained through Shore Impact Zone Removal = _____

**Please
Sign**

The mitigation options selected above are documented by an approved site and / or stormwater management plan filed with this agreement. The mitigations will be installed and maintained as a condition of occupancy and the property is subject to inspection as necessary by the governing authority of Becker County. These mitigations will be deed recorded to remain with the property through subsequent ownerships. Mona Schenck Owner(s) 9/3/20 Date

Authorized Agent Form

(If you are the owner completing & signing the site application no need to complete this form)

1. Form must be legible and completed in ink.
2. Check appropriate box(es). Write any specific restrictions on the checked item in the space provided (e.g. "garage site permit" or "valid only on permit applications submitted between 06/01/20XX and 08/01/20XX"). If you want your agent to represent you on a conditional use or variance application and also be authorized to obtain the related permit(s), be sure to check and complete the "permit application" item as well. If an item's box is checked and the accompanying space is left blank, the authorization granted on that item is valid for a period of one year from the date of signature on this form until Becker County Planning and Zoning receives signed, written notification from the property owner(s) stating otherwise or the property's ownership changes.

I (we) Mona Schonbrunn hereby authorize Steven Dennis to act
(landowner-print name) (agent-print name)
as my (our) agent on the following item(s): appropriate box(es)

☒ permit application (write in permit "type" - e.g. site, septic, etc.): _____

☐ plat application: _____

☐ conditional use application: _____

☒ variance application: _____

☐ other: _____

on my (our) property located at:
Tax Parcel Number(s): 26.0447.000 Physical Site Address: 34259 323RD AVE
Legal Description: PTG04 Lot 4 Comm SW....
Section: 35 Township: 142 Range: 40 Lot: _____ Block: _____ Plat Name: _____

Agent Contact Information

Agent address: PO Box 273 Pelican Rapids MN 56572

Agent phone #(s): 218 849 2526 Agent fax #: _____

Agent email address: Steve a dennis 12@gmail.com

Mona Schonbrunn

Property Owner(s) Signature(s)

9/3/20

Date

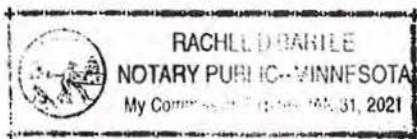
State of Minnesota
County of Becker

On this 3 day of September 2020 before me personally appeared Mona Schonbrunn

to me known to be the person(s) described in and who executed the foregoing instrument; and acknowledged

that He/She executed the same as her/his free act and deed.

(Notary Stamp)



Rachelle Danile
Notary Public

9-3-2020

Office Use Only:


Date received: 9-3-2020

Expiration Date: _____

Becker County Parcel Information



[Values & Taxes](#)
 [Zoning Info](#)
 [Land Info](#)
 [Res. Bldg.](#)
 [Yard Items](#)
 [Sales Info](#)
 [New Search](#)

Summary

Parcel Number:	200447000	GIS Map 
Property Address:	34259 323RD AVE OGEMA	
Owner Name:	MONA L SCHONBRUNN TRUST	
Owner Address:	2301 GULF OF MEXICO DR 91 LONGBOAT KEY FL 34228-3217	
Legal Description:	Section 35 Township 142 Range 040 PT GOVT LOT 4: COMM SW COR SEC 35 N 1347.18', E 1352.20', E 302.66', SLY 104.44', SW 250.33' TO POB; NW 33.44', SWLY 49.89', SE 125.06' TO STRAWBERRY LK, N AL LK 50', NW 97.01' TO POB.	

Valuation & Taxation

top ▲

Tax Assessment Year	2020 Values	2019 Values	2018 Values
Estimated Building & Improvements Value	\$24,500	\$24,500	\$25,700
Estimated Land Value	\$89,800	\$89,800	\$72,500
Estimated Machinery Value			
Total Estimated Value	\$114,300	\$114,300	\$98,200
Tax Payable Year		2020 Payable	2019 Payable
Taxable Market Value		\$114,300	\$98,200
Tax Details - <i>please see statement</i>		 2020 Statement	 2019 Statement
Total Tax Levied		\$932.00	\$786.00

Total Payments	-\$932.00	-\$786.00
Unpaid Balance	\$0.00	\$0.00
No prior years unpaid.		

MN Allocation Information top ▲		
Rec #	Allocation Description	Alloc. Value
1	SRR - Non-Homestead	\$114,300

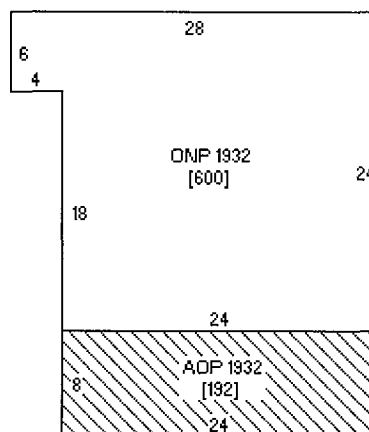
Zoning District top ▲	
Township	MAPLE GROVE
Zoning District	Agricultural
Other Descriptions	

Land Information top ▲			
NOTICE Sizes are for assessment purposes only and may NOT represent actual dimensions. For more accurate, complete data refer to plat maps, or legal documents.			
Deed Acres	Front Ft.	Sq. Ft.	Est. Acres
0.14	50		.14
Description	Flags		Size
200304 FF-STRAWBERRY-GOOD			50 FF
200303 DEVELOPE STRAWBERRY			1 UT
601411 SEWER HOOKUP			1 UT
999997 LAKE SHORE NO VALUE			0.14 AC

Residential Buildings top ▲	
Res Bldg # 1 details:	
Occupancy	Single-Family / Owner Occupied

Year Built	1932
Bldg Style	1 Story Frame
Arch Style	Rambler
Area	600 SqFt
Condition	Normal
Basement	Pier Only
Heating	Elec - Radiant
AC	No
Attic	None
Foundation	Poured Concrete
Roof	Gable/Asph
Ext Walls	Composition Lap/Hwbd
Int Walls	None
Floor	Vinyl
Rms Above Ground	3
Rms Below Ground	0
Bedrms Above	2
Bedrms Below	0

Building sketch:



Porch # 1	
Area SF	192
Style	1S Frame Open
Bsmnt SF	0
Qtrs Style	Frame
Qtrs SF	0
Qtrs AC	No
Plumbing	
Style	Count
Full Bath	1

Yard Items top ▲	
Yard Item # 1 details:	
Descr	Shed
Year Built	1990
Item Count	1
Condition	Normal
Type	Metal
Pricing	Average
Width	8.00
Length	12.00
Area	96 Square Feet

Sales Information top ▲			
Sale Date: 9/1/2006 - Property Type: Seasonal Rec. Residential			
Buyer	SCHONBRUNN, MONA L	Seller	STOETZER, LEROY

Sale Price	\$125,000	Ins Type	Warranty Deed
Adj Sale Price	\$125,000	Q/U	Q
Adj Reason		Q/U Reason	Good sale
Sale Date: 9/27/1994 - Property Type: Residential (< 4 Units)			
Buyer	STOETZER, LEROY A (JACK)	Seller	STOETZER, GERALD D & BERNICE
Sale Price	\$4,000	Ins Type	Warranty Deed
Adj Sale Price	\$4,000	Q/U	Q
Adj Reason		Q/U Reason	Use change
Sale Date: 9/27/1994 - Property Type: Residential (< 4 Units)			
Buyer	STOETZER, LEROY A (JACK)	Seller	STOETZER, KEITH L & LINDA R
Sale Price	\$4,000	Ins Type	Warranty Deed
Adj Sale Price	\$4,000	Q/U	Q
Adj Reason		Q/U Reason	Use change

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501
218-846-7311
www.co.becker.mn.us

PIN: 20.0447.000
BILL NUMBER: 078811
LENDER:
OWNER NAME:

AIN:
MONA L SCHONBRUNN TRUST

TAXPAYER(S):

MONA L SCHONBRUNN TRUST
2301 GULF OF MEXICO DR 91
LONGBOAT KEY FL 34228-3217

\$\$\$

REFUNDS?

You may be eligible
for one or even two
refunds to reduce
your property tax.
Read the back of
this statement to
find out how to apply

PROPERTY ADDRESS

34259 323RD AVE
OGEA, MN 56569

DESCRIPTION

Acres: 0.14 Section 35 Township 142
Range 040
PT GOVT LOT 4: COMM SW COR.

Line 13 Detail

S-1010/15 SOLIC 40.00
Principal 40.00
Interest 0.00

TAX STATEMENT

2020

2019 Values for taxes payable in

Step	VALUES AND CLASSIFICATION	
	Taxes Payable Year:	2019 2020
1	Estimated Market Value:	98,200 114,300
	Homestead Exclusion:	0 0
	Taxable Market Value:	98,200 114,300
	New Improvements:	
	Property Classification:	Seasonal Seasonal
Sent in March 2019		
2	PROPOSED TAX	
Sent in November 2019		848.00
3	PROPERTY TAX STATEMENT	
First half taxes due 05/15/2020		\$466.00
Second half taxes due 10/15/2020		\$466.00
Total taxes due in 2020		\$932.00

Tax Detail for Your Property:			
Taxes Payable Year:		2019	2020
Tax and Credits	1. Use this amount on Form M1PR to see if you are eligible for a property tax refund. File by August 15. If this box is checked, you owe delinquent taxes and are not eligible.	<input type="checkbox"/>	\$0.00
	2. Use these amounts on Form M1PR to see if you are eligible for a special refund.	\$0.00	\$0.00
	3. Property taxes before credits	\$746.00	\$892.00
	4. Credits that reduce property taxes		
	A. Agricultural and rural land credits	\$0.00	\$0.00
Property Tax by Jurisdiction	B. Other credits	\$0.00	\$0.00
	5. Property taxes after credits	\$746.00	\$892.00
	6. BECKER COUNTY	\$370.78	\$420.52
	7. MAPLE GROVE	\$52.35	\$67.31
	8. State General Tax	\$105.07	\$123.77
	9. SCHOOL DISTRICT 0435	\$105.90	\$174.31
	A. Voter approved levies	\$47.32	\$50.92
	B. Other local levies	\$2.08	\$2.37
	10. Special Taxing Districts	\$62.50	\$52.80
	A. BC EDA	\$0.00	\$0.00
	B. Others	\$0.00	\$0.00
	C. TIF	\$0.00	\$0.00
	11. Non-school voter approved referenda levies	\$0.00	\$0.00
12. Total property tax before special assessments		\$746.00	\$892.00
13. Special assessments		\$40.00	\$40.00
14. YOUR TOTAL PROPERTY TAX AND SPECIAL ASSESSMENTS		\$786.00	\$932.00
Tax Amount Paid			\$0.00

2

2nd Half Payment Stub - Payable 2020

Detach and return this stub with your 2nd half payment.
To avoid penalty, pay on or before October 15, 2020.

PIN: 20.0447.000
AIN:
BILL NUMBER: 078811
TAXPAYER(S):

MONA L SCHONBRUNN TRUST
2301 GULF OF MEXICO DR 91
LONGBOAT KEY FL 34228-3217

Paid By _____

Total Property Tax for 2020 \$932.00
2nd Half Tax Amount \$466.00
Penalty, Interest, Fee Amount \$0.00
Amount Paid \$0.00
2nd Half Total Amount Due \$466.00
Balance Good Through 10/15/2020
Seasonal

MAKE CHECKS PAYABLE TO:

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501

1

1st Half Payment Stub - Payable 2020

Detach and return this stub with your 1st half payment.

To avoid penalty, pay on or before May 15, 2020.
If your tax is \$100.00 or less, pay the entire tax by May 15, 2020.

PIN: 20.0447.000
AIN:
BILL NUMBER: 078811
TAXPAYER(S):

MONA L SCHONBRUNN TRUST
2301 GULF OF MEXICO DR 91
LONGBOAT KEY FL 34228-3217

Paid By _____

Total Property Tax for 2020 \$932.00
1st Half Tax Amount \$466.00
Penalty, Interest, Fee Amount \$0.00
Amount Paid \$0.00
1st Half Total Amount Due \$466.00
Balance Good Through 05/15/2020
Seasonal

MAKE CHECKS PAYABLE TO:

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501

626320

2017 Neighborhood Variance

BECKER COUNTY RECORDER
STATE OF MINNESOTA
Document No. 626320

July 21, 2015 at 11:39 AM
I hereby certify that the within
instrument was recorded in this office.
Patricia Swenson, County Recorder
By SKS Deputy

20-0435-000

STATE OF MINNESOTA

BECKER COUNTY BOARD OF ADJUSTMENT

COUNTY OF BECKER

VARIANCE PROCEEDINGS

IN THE MATTER OF: **Rebecca J Brandt**

ORDER OF VARIANCE

REQUEST: Request a Variance to construct a
Garage 8 ft from the side lot line.

OR

DENIAL OF VARIANCE

The above entitled matter came on to be heard before the Board of Adjustment on the 9th day
of July, 20 15, on a Petition for a Variance pursuant to the Becker County Zoning
Ordinance, for the following described property:

Tax ID number: 20.0435.000. Complete Legal Description on Attachment A.

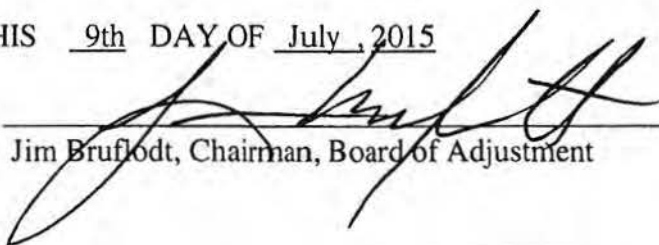
VARIANCE REQUESTED: Request a Variance to construct a garage eight (8) feet from the
side lot line.

It is ordered that a **Variance (NOT) BE GRANTED** upon the following conditions or reasons:

A Variance has been approved to construct an attached garage onto a nonconforming
structure with the garage and foyer to meet the side yard setback of ten (10) feet based on the fact
that the existing structure was located out of the shore impact zone and there is no other
reasonable location for an attached garage. **The original request** to construct the garage eight
(8) feet from the side lot line **and the amended request** to construct the garage four (4) feet
from the side lot line **was denied based on the fact that no practical difficulty could be
proven.**

The Variance shall become null and void on July 9, 2017 if a site permit has not been
obtained and construction began.

DATED THIS 9th DAY OF July, 2015


Jim Bruflodt, Chairman, Board of Adjustment

STATE OF MINNESOTA)

) SS

COUNTY OF BECKER)

BECKER COUNTY OFFICE

OF

PLANNING AND ZONING

669338

Neighbor Variance

BECKER COUNTY RECORDER
STATE OF MINNESOTA
Document No. 669338

July 7, 2020 at 1:19 PM

I hereby certify that the within
instrument was recorded in this office.

Patricia Swenson, County Recorder

By _SKS_ Deputy

20.0558.303

STATE OF MINNESOTA

BECKER COUNTY BOARD OF ADJUSTMENT

COUNTY OF BECKER

VARIANCE PROCEEDINGS

IN THE MATTER OF: Strawberry Shores LLC

ORDER OF VARIANCE

REQUEST: Request a variance for a deck and dwelling to be located at 6.5 feet from the side property line & a dwelling to be located at 14 feet from the ROW.

Or

DENIAL OF VARIANCE

The above entitled matter came on to be heard before the Board of Adjustment on the 14th day of May 2020, on a Petition for a variance pursuant to the Becker County Zoning Ordinance, for the following described property:

LEGAL LAND DESCRIPTION: Tax ID number: 20.0558.303; Section 35 Township 142 Range 040; Block 001 Lot 003 NYGARD BEACH; MAPLE GROVE

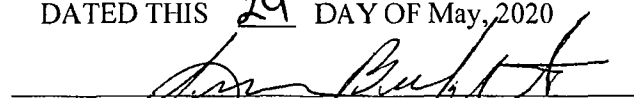
VARIANCE REQUESTED: Request a variance for a deck and dwelling to be located at 6.5 feet from the side property line, deviating from the required setback of 8 ft for a side property line for an 80-foot-wide substandard lot. Also requesting a variance for a dwelling to be located at fourteen (14) feet from the ROW, deviating from the required setback of twenty (20) feet from the ROW for a riparian lot on a dedicated township road, due to setback issues and lot size.

It is ordered that a Variance **(NOT) BE GRANTED** upon the following conditions or reasons:

Approve, a variance for a deck and dwelling to be located at 6.5 feet from the side property line, deviating from the required setback of 8 ft for a side property line for an 80-foot-wide substandard lot. Also approved a variance for a dwelling to be located at fourteen (14) feet from the ROW, deviating from the required setback of twenty (20) feet from the ROW for a riparian lot on a dedicated township road, due to setback issues and lot size, due to the fact as it is a reasonable request, it is best placement on the property and it is in harmony with the rest of the neighborhood, with the stipulation to control stormwater runoff.

The Variance shall become null and void on May 14th, 2022 if a site permit has not been obtained and construction began.

DATED THIS 29 DAY OF May, 2020


Jim Bruford, Chairman, Board of Adjustment

661102

BECKER COUNTY RECORDER
STATE OF MINNESOTA
Document No. 661102

August 19, 2019 at 10:56 AM
I hereby certify that the within
instrument was recorded in this office.
Patricia Swenson, County Recorder
By JD Deputy

STATE OF MINNESOTA

BECKER COUNTY BOARD OF ADJUSTMENT

COUNTY OF BECKER

VARIANCE PROCEEDINGS

IN THE MATTER OF: David Keith Pagel

ORDER OF VARIANCE

REQUEST: Request a variance to construct dwelling, to be located at fourteen (14) feet from the township ROW. Also requesting a variance for a dwelling to be located at sixty-one (61) feet and a deck to be located at fifty (50) feet from the OHW from a recreational development lake.

Or

DENIAL OF VARIANCE

The above entitled matter came on to be heard before the Board of Adjustment on the 8th day of August 2019, on a Petition for a variance pursuant to the Becker County Zoning Ordinance, for the following described property:

Tax ID number: 20.0449.000 Complete Legal Description on Attachment A.

VARIANCE REQUESTED: Request a variance to construct a dwelling, to be located at fourteen (14) feet from the township ROW. Also requesting a variance for a dwelling to be located at sixty-one (61) feet and a deck to be located at fifty (50) feet from the OHW from a recreational development lake.

It is ordered that a **Variance ~~(NOT)~~ BE GRANTED** upon the following conditions or reasons:

Approve as presented, to construct a dwelling, to be located at fourteen (14) feet from the township ROW, deviating from the required setback of twenty (20) feet from the ROW for structures on township road on a riparian lot. Also requesting a variance for a dwelling to be located at sixty-one (61) feet and a deck to be located at fifty (50) feet from the OHW, deviating from the required setback of one hundred (100) feet from the OHW on a recreational development lake, due to setback issues and lot size, due to the fact the request is in harmony with the neighborhood and it is a 2 rod road with little traffic, with the stipulation the berm remain for mitigation.

The Variance shall become null and void on August 8th, 2021 if a site permit has not been obtained and construction began.

DATED THIS 16 DAY OF August 2019



Lee Kessler Acting Chairman, Board of Adjustment

STATE OF MINNESOTA)
) SS
COUNTY OF BECKER)

BECKER COUNTY OFFICE
OF
PLANNING AND ZONING

655337

BECKER COUNTY RECORDER
STATE OF MINNESOTA

Document No. 655337

November 26, 2018 at 9:05 AM

I hereby certify that the within
instrument was recorded in this office.

Patricia Swenson, County Recorder

By SKS Deputy

20-0438-000

STATE OF MINNESOTA

BECKER COUNTY BOARD OF ADJUSTMENT

COUNTY OF BECKER

VARIANCE PROCEEDINGS

IN THE MATTER OF: Aaron Reinholz and Teresa Reinholz

ORDER OF VARIANCE

REQUEST: Request a variance to a non-conforming lot to construct
a dwelling and attached garage to be located at fourteen (14) feet from
the right of way of 323rd Ave.

Or

DENIAL OF VARIANCE

The above entitled matter came on to be heard before the Board of Adjustment on the 8th day of
November, 2018, on a Petition for a variance pursuant to the Becker County Zoning Ordinance, for the
following described property:

Tax ID number: 20.0438.000 Complete Legal Description on Attachment A.

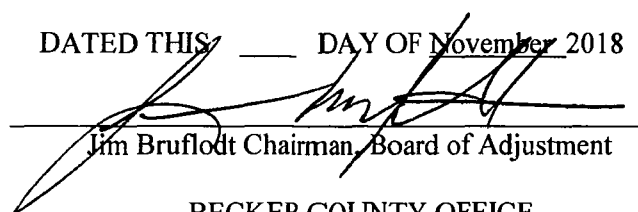
VARIANCE REQUESTED: Request a variance to a non-conforming lot to construct a dwelling and attached
garage to be located at fourteen (14) feet from the right of way of 323rd Ave, deviating from the required setback of
twenty (20) feet from the right of way of township road for dwelling on a riparian lot, due to setback issues and lot
size.

It is ordered that a Variance **(NOT) BE GRANTED** upon the following conditions or reasons:

Approve as proposed to construct a dwelling and attached garage on a non-conforming lot,
to be located at fourteen (14) feet from the right of way of 323rd Ave, deviating from the required
setback of twenty (20) feet from the right of way of a township road for a dwelling on a riparian lot,
due to setback issues and lot size, due to the fact that this is the best placement on the lot, it is in
conformity with the rest of the area, and the road has very little traffic.

The Variance shall become null and void on November 8th, 2020 if a site permit has not been obtained
and construction began.

DATED THIS DAY OF November 2018


Jim Bruflo Chairman, Board of Adjustment

STATE OF MINNESOTA)
) SS
COUNTY OF BECKER)

BECKER COUNTY OFFICE
OF
PLANNING AND ZONING

BECKER COUNTY RECORDER
STATE OF MINNESOTA
Document No. 661134

August 19, 2019 at 2:09 PM
I hereby certify that the within
instrument was recorded in this office.
Patricia Swenson, County Recorder
By JD Deputy

STATE OF MINNESOTA

BECKER COUNTY BOARD OF ADJUSTMENT

COUNTY OF BECKER

VARIANCE PROCEEDINGS

IN THE MATTER OF: Brian Donley and Belinda Donley

ORDER OF VARIANCE

REQUEST: Request a variance to construct a deck to be located at sixty-six (66) feet and a dwelling to be located at seventy-six (76) feet from the OHW mark of the lake.

Or
~~DENIAL OF VARIANCE~~

The above entitled matter came on to be heard before the Board of Adjustment on the 13th day of June, 2019, on a Petition for a variance pursuant to the Becker County Zoning Ordinance, for the following described property:

Tax ID number: 17.0320.001 Complete Legal Description on Attachment A.

VARIANCE REQUESTED: Request a variance to construct a deck to be located at sixty-six (66) feet and a dwelling to be located at seventy-six (76) feet from the ordinary high water mark of the lake, deviating from the required setback of one hundred (100) feet on an recreational development lake, due to setback issues.

It is ordered that a Variance ~~(NOT)~~ **BE GRANTED** upon the following conditions or reasons:
Approve as proposed, to construct a deck to be located at sixty-six (66) feet and a dwelling to be located at seventy-six (76) feet from the ordinary high water mark of the lake, deviating from the required setback of one hundred (100) feet on an recreational development lake, due to setback issues, based on the fact the request is in the best placement on the lot and is in harmony with the rest of the neighborhood.

The Variance shall become null and void on June 13th, 2021 if a site permit has not been obtained and construction began.

DATED THIS 15 DAY OF August 2019

Jim Bruflo
Chairman, Board of Adjustment

STATE OF MINNESOTA)) SS
COUNTY OF BECKER)

BECKER COUNTY OFFICE
OF
PLANNING AND ZONING

Neighbor Variance

Document No. 659791

June 26, 2019 at 12:26 PM

I hereby certify that the within instrument was recorded in this office.
Patricia C.

By SKS Deputy

BECKER COUNTY BOARD OF ADJUSTMENT

VARIANCE PROCEEDINGS

ORDER OF VARIANCE

Or

~~DENIAL OF VARIANCE~~

Tax ID number: 20.0391.000 Complete Legal Description on Attachment A.

VARIANCE REQUESTED: Request a variance to construct a detached garage, to be located at fifty-four (54) feet from the ordinary high water mark of the lake and to be located fifty-one (51) feet from the centerline of a township road, deviating from the required setback of one hundred (100) feet from the OHW and fifty-three (53) feet from the centerline for a township road, due to setback issues and lot size.

Approve as presented, to construct a detached garage, to be located at fifty-four (54) feet from the ordinary high water mark of the lake and to be located fifty-one (51) feet from the centerline of a township road, deviating from the required setback of one hundred (100) feet from the OHW and fifty-three (53) feet from the centerline for a township road, due to setback issues and lot size, due to the fact that the request is not excessive and is in the best placement on the lot.

The Variance shall become null and void on June 13th, 2021 if a site permit has not been obtained and construction began.

DATED THIS 17th DAY OF June 2019

Jim Bruflo Chairman, Board of Adjustment

BECKER COUNTY OFFICE
OF
PLANNING AND ZONING



Minnesota Pollution
Control Agency

520 Lafayette Road North
St. Paul, MN 55155-4194

20.049 1.000 System
Compliance Inspection Form

Existing Subsurface Sewage Treatment Systems (SSTS)

Doc Type: Compliance and Enforcement

Inspection results based on Minnesota Pollution Control Agency (MPCA)
requirements and attached forms – additional local requirements may also apply.

**Submit completed form to Local Unit of Government (LUG) and system owner
within 15 days**

For local tracking purposes:

System Status

System status on date (mm/dd/yyyy): 5-18-2016

☒ **Compliant – Certificate of Compliance**
(Valid for 3 years from report date, unless shorter time
frame outlined in Local Ordinance.)

☐ **Noncompliant – Notice of Noncompliance**
(See Upgrade Requirements on page 3.)

Reason(s) for noncompliance (check all applicable)

- ☐ Impact on Public Health (Compliance Component #1) – Imminent threat to public health and safety
- ☐ Other Compliance Conditions (Compliance Component #3) – Imminent threat to public health and safety
- ☐ Tank Integrity (Compliance Component #2) – Failing to protect groundwater
- ☐ Other Compliance Conditions (Compliance Component #3) – Failing to protect groundwater
- ☐ Soil Separation (Compliance Component #4) – Failing to protect groundwater
- ☐ Operating permit/monitoring plan requirements (Compliance Component #5) – Noncompliant

Property Information

Parcel ID# or Sec/Twp/Range: 200447000

Property address: 34259 323rd Ave Ogema

Reason for inspection: _____

Property owner: Mona Shorbrunn
or

Owner's phone: _____

Owner's representative: _____

Representative phone: _____

Local regulatory authority: _____

Regulatory authority phone: _____

Brief system description: 1500 gal holding tank

Comments or recommendations: 2301 Gulf of Mexico Dr 9

Longboat Key, FL 34228-3217

Certification

I hereby certify that all the necessary information has been gathered to determine the compliance status of this system. No
determination of future system performance has been nor can be made due to unknown conditions during system construction,
possible abuse of the system, inadequate maintenance, or future water usage.

Inspector name: Dan F. Goggin

Certification number: _____

Business name: _____

License number: 478

Inspector signature: Dan F. Goggin

Phone number: _____

Necessary or Locally Required Attachments

- ☐ Soil boring logs
- ☒ System/As-built drawing
- ☐ Forms per local ordinance
- ☐ Other information (list): _____

RECEIVED

MAY 19 2016

ZONING

1. Impact on Public Health – Compliance component #1 of 5

Compliance criteria:

System discharges sewage to the ground surface.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
System discharges sewage to drain tile or surface waters.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
System causes sewage backup into dwelling or establishment.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

Any "yes" answer above indicates the system is an imminent threat to public health and safety.

Comments/Explanation:

Verification method(s):

- ☒ Searched for surface outlet
- ☒ Searched for seeping in yard/backup in home
- ☐ Excessive ponding in soil system/D-boxes
- ☐ Homeowner testimony (See Comments/Explanation)
- ☐ "Black soil" above soil dispersal system
- ☐ System requires "emergency" pumping
- ☐ Performed dye test
- ☐ Unable to verify (See Comments/Explanation)
- ☐ Other methods not listed (See Comments/Explanation)

2. Tank Integrity – Compliance component #2 of 5

Compliance criteria:

System consists of a seepage pit, cesspool, drywell, or leaching pit. <i>Seepage pits meeting 7080.2550 may be compliant if allowed in local ordinance.</i>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Sewage tank(s) leak below their designed operating depth. If yes, which sewage tank(s) leaks:	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

Any "yes" answer above indicates the system is failing to protect groundwater.

Comments/Explanation:

Verification method(s):

- ☒ Probed tank(s) bottom
- ☐ Examined construction records
- ☐ Examined Tank Integrity Form (Attach)
- ☐ Observed liquid level below operating depth
- ☐ Examined empty (pumped) tanks(s)
- ☐ Probed outside tank(s) for "black soil"
- ☐ Unable to verify (See Comments/Explanation)
- ☐ Other methods not listed (See Comments/Explanation)

3. Other Compliance Conditions – Compliance component #3 of 5

- a. Maintenance hole covers are damaged, cracked, unsecured, or appear to be structurally unsound. ☐ Yes* ☒ No ☐ Unknown
- b. Other issues (electrical hazards, etc.) to immediately and adversely impact public health or safety. ☐ Yes* ☒ No ☐ Unknown
- *System is an imminent threat to public health and safety.**

Explain:

- c. System is non-protective of ground water for other conditions as determined by inspector. ☐ Yes* ☒ No
- *System is failing to protect groundwater.**

Explain:

4. Soil Separation – Compliance component #4 of 5

Date of installation: _____ ☐ Unknown
(mm/dd/yyyy)

Shoreland/Wellhead protection/Food beverage lodging? ☐ Yes ☐ No

Compliance criteria:

For systems built prior to April 1, 1996, and not located in Shoreland or Wellhead Protection Area or not serving a food, beverage or lodging establishment: ☐ Yes ☐ No

Drainfield has at least a two-foot vertical separation distance from periodically saturated soil or bedrock.

Non-performance systems built April 1, 1996, or later or for non-performance systems located in Shoreland or Wellhead Protection Areas or serving a food, beverage, or lodging establishment: ☐ Yes ☐ No

Drainfield has a three-foot vertical separation distance from periodically saturated soil or bedrock.*

"Experimental", "Other", or "Performance" systems built under pre-2008 Rules; Type IV or V systems built under 2008 Rules (7080.2350 or 7080.2400 (Advanced Inspector License required)) ☐ Yes ☒ No

Drainfield meets the designed vertical separation distance from periodically saturated soil or bedrock.

Any "no" answer above indicates the system is failing to protect groundwater.

Verification method(s):

Soil observation does not expire. Previous soil observations by two independent parties are sufficient, unless site conditions have been altered or local requirements differ.

- ☐ Conducted soil observation(s) (Attach boring logs)
- ☐ Two previous verifications (Attach boring logs)
- ☐ Not applicable (Holding tank(s), no drainfield)
- ☐ Unable to verify (See Comments/Explanation)
- ☐ Other (See Comments/Explanation)

Comments/Explanation:

Indicate depths or elevations

A. Bottom of distribution media	
B. Periodically saturated soil/bedrock	
C. System separation	
D. Required compliance separation*	

*May be reduced up to 15 percent if allowed by Local Ordinance.

5. Operating Permit and Nitrogen BMP* – Compliance component #5 of 5 ☐ Not applicable

Is the system operated under an Operating Permit? ☐ Yes ☐ No If "yes", A below is required

Is the system required to employ a Nitrogen BMP? ☐ Yes ☐ No If "yes", B below is required

BMP = Best Management Practice(s) specified in the system design

If the answer to both questions is "no", this section does not need to be completed.

Compliance criteria

- | | |
|--|--|
| a. Operating Permit number: _____ | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| Have the Operating Permit requirements been met? | |
| b. Is the required nitrogen BMP in place and properly functioning? | <input type="checkbox"/> Yes <input type="checkbox"/> No |

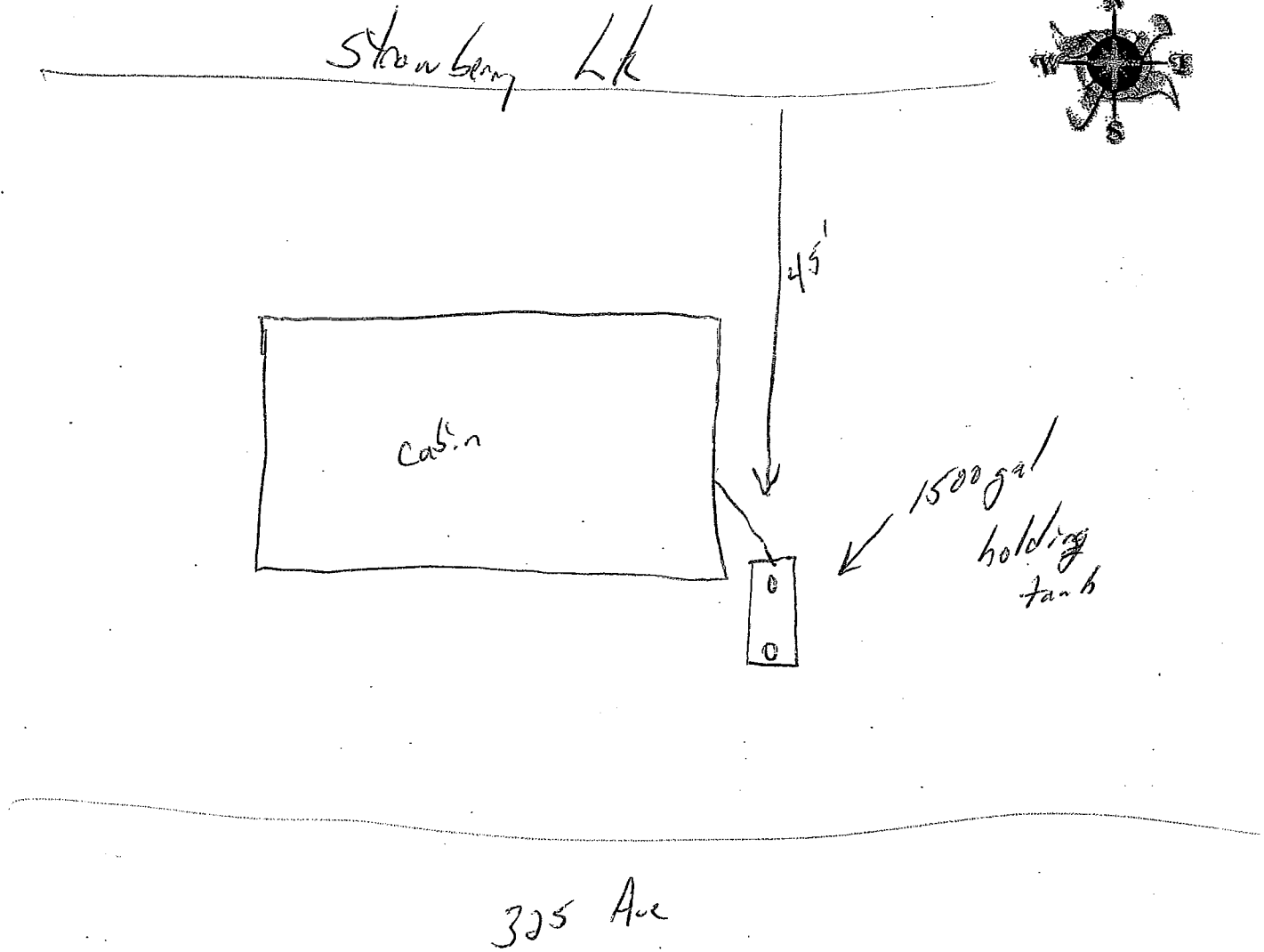
Any "no" answer indicates Noncompliance.

Upgrade Requirements (Minn. Stat. § 115.55) An imminent threat to public health and safety (ITPHS) must be upgraded, replaced, or its use discontinued within ten months of receipt of this notice or within a shorter period if required by local ordinance. If the system is failing to protect ground water, the system must be upgraded, replaced, or its use discontinued within the time required by local ordinance. If an existing system is not failing as defined in law, and has at least two feet of design soil separation, then the system need not be upgraded, repaired, replaced, or its use discontinued, notwithstanding any local ordinance that is more strict. This provision does not apply to systems in shoreland areas, Wellhead Protection Areas, or those used in connection with food, beverage, and lodging establishments as defined in law.

SKETCH OF PROPERTY

Please sketch all structures and septic systems on the property;
Include setbacks and wells within 100 feet of the property.

PARCEL	
APP	SEPTIC INSPECTION
YEAR	



Inspection does not imply or guarantee
future hydraulic functioning, only what
conditions were found on date of inspection

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501
218-846-7311
www.co.becker.mn.us

PIN: 20.0447.000
BILL NUMBER: 078811
LENDER:
OWNER NAME: MONA L SCHONBRUNN TRUST

TAXPAYER(S):

MONA L SCHONBRUNN TRUST
2301 GULF OF MEXICO DR 91
LONGBOAT KEY FL 34228-3217

\$\$\$

REFUNDS?
*You may be eligible
for one or even two
refunds to reduce
your property tax.
Read the back of
this statement to
find out how to apply*

PROPERTY ADDRESS
34259 323RD AVE
OGEMA, MN 56569

DESCRIPTION
Acres: 0.14 Section 35 Township 142
Range 040
PT GOVT LOT 4: COMM SW COR

Line 13 Detail
S-1010/15 SOLIC 40.00
Principal 40.00
Interest 0.00

TAX STATEMENT

2020

2019 Values for taxes payable in

Step	VALUES AND CLASSIFICATION	
	2019	2020
1	Taxes Payable Year:	
	Estimated Market Value:	98,200 114,300
	Homestead Exclusion:	0 0
	Taxable Market Value:	98,200 114,300
	New Improvements:	
2	Property Classification:	Seasonal Seasonal
	Sent in March 2019	
3	PROPOSED TAX	
	Sent in November 2019	
	PROPERTY TAX STATEMENT	
	First half taxes due 05/15/2020	\$466.00
	Second half taxes due 10/15/2020	\$466.00
	Total taxes due in 2020	\$932.00

Tax Detail for Your Property:		2019	2020
Taxes Payable Year:			
Tax and Credits	1. Use this amount on Form M1PR to see if you are eligible for a property tax refund. File by August 15. If this box is checked, you owe delinquent taxes and are not eligible.	<input type="checkbox"/>	\$0.00
	2. Use these amounts on Form M1PR to see if you are eligible for a special refund.	\$0.00	
	3. Property taxes before credits	\$746.00	\$892.00
	4. Credits that reduce property taxes		
	A. Agricultural and rural land credits	\$0.00	\$0.00
Property Tax by Jurisdiction	B. Other credits	\$0.00	\$0.00
	5. Property taxes after credits	\$746.00	\$892.00
	6. BECKER COUNTY	\$370.78	\$420.52
	7. MAPLE GROVE	\$52.35	\$67.31
	8. State General Tax	\$105.07	\$123.77
	9. SCHOOL DISTRICT 0435	\$105.90	\$174.31
	A. Voter approved levies	\$47.32	\$50.92
	B. Other local levies	\$2.08	\$2.37
	C. TIF	\$62.50	\$52.80
	10. Special Taxing Districts	\$0.00	\$0.00
	11. Non-school voter approved referenda levies	\$0.00	\$0.00
	12. Total property tax before special assessments	\$746.00	\$892.00
	13. Special assessments	\$40.00	\$40.00
	14. YOUR TOTAL PROPERTY TAX AND SPECIAL ASSESSMENTS	\$786.00	\$932.00
	Tax Amount Paid		\$0.00

2

2nd Half Payment Stub - Payable 2020

Detach and return this stub with your 2nd half payment.
To avoid penalty, pay on or before October 15, 2020.

Total Property Tax for 2020	\$932.00
2nd Half Tax Amount	\$466.00
Penalty, Interest, Fee Amount	\$0.00
Amount Paid	\$0.00
2nd Half Total Amount Due	\$466.00
Balance Good Through	10/15/2020
	Seasonal

PIN: 20.0447.000
AIN:

BILL NUMBER: 078811

TAXPAYER(S): MONA L SCHONBRUNN TRUST
2301 GULF OF MEXICO DR 91
LONGBOAT KEY FL 34228-3217

Paid By _____

MAKE CHECKS PAYABLE TO:

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501

1

1st Half Payment Stub - Payable 2020

Detach and return this stub with your 1st half payment.
To avoid penalty, pay on or before May 15, 2020.
If your tax is \$100.00 or less, pay the entire tax by May 15, 2020.

Total Property Tax for 2020	\$932.00
1st Half Tax Amount	\$466.00
Penalty, Interest, Fee Amount	\$0.00
Amount Paid	\$0.00
1st Half Total Amount Due	\$466.00
Balance Good Through	05/15/2020
	Seasonal

PIN: 20.0447.000
AIN:

BILL NUMBER: 078811

TAXPAYER(S): MONA L SCHONBRUNN TRUST
2301 GULF OF MEXICO DR 91
LONGBOAT KEY FL 34228-3217

Paid By _____

MAKE CHECKS PAYABLE TO:

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501

616173

BECKER COUNTY RECORDER
STATE OF MINNESOTA
Document No. 616173

April 25, 2014 at 1:34 PM

I hereby certify that the within
instrument was recorded in this office.

Darlene Maneval, County Recorder

By SKS Deputy

No delinquent taxes and transfer entered
this 25th day of April, 2014

Mary E. Hendrickson deputy
Becker County Auditor/Treasurer

By [Signature] Deputy

27-M QUIT CLAIM DEED

Individual(s) to Individual(s)

STATE DEED TAX DUE HEREON: \$ 1.65

Date: April 22, 2014

BECKER COUNTY DEED TAX

AMT. PD. \$ 1.65

Receipt # 5595107
Becker County Auditor/Treasurer

chg
paid
well

Parcel #20.0447.000 and #32.0293.331

FOR VALUABLE CONSIDERATION, **Mona L. Schonbrunn**, a single person, Grantor, hereby conveys and quitclaims to **Mona L. Schonbrunn, trustee and any successor trustees of the Mona L. Schonbrunn Revocable Trust dated March 20, 2001, as amended**, Grantee, real property in Becker County, Minnesota, described as follows:

32.0293.331

Lot One (1), Block Three (3), CHRISTIAN RETREAT ACRES, according to the certified Plat thereof on file and of record in the office of the County Recorder in and for Becker County, Minnesota.

AND

20.0447.000

That part of Government Lot 4 (fractional South Half of the Southwest Quarter) of Section 35, Township 142 North, Range 40 West of the Fifth Principal Meridian in Becker County, Minnesota, described as follows:

Commencing at the southwest corner of said Section 35; thence North 00 degrees 07 minutes 51 seconds West, along the west line of said Section 35, a distance of 1347.18 feet to the northwest corner of said Government Lot 4; thence North 87 degrees 54 minutes 06 seconds East, along the north line of said Government Lot 4, a distance of 1352.20 feet to the southwest corner of Government Lot 3 of said Section 35; thence North 89 degrees 44 minutes 21 seconds East, along the north line of said Government Lot 4, a distance of 302.66 feet to the west line of a certain tract as described in Document No. 474419 at the office of the Becker County Recorder; thence South 15 degrees 35 minutes 13 seconds West, along said west line for 100.07 feet to an iron monument; thence South 30 degrees 36 minutes 56 seconds West, along said west line for 4.35 feet to a point 100.00 feet south of the north line of said Government Lot 4, as measured at right angles thereto; thence continue South 30 degrees 36 minutes 56 seconds West for 50.33 feet; thence South 31 degrees 40 minutes 05 seconds West for 150.00 feet; thence South 24 degrees 17 minutes 17 seconds West 50.00 feet to the point of beginning; thence North 75 degrees 02 minutes 47 seconds West 33.44 feet; thence South 24 degrees 17 minutes 17 seconds West 46.23 feet; thence South 18 degrees 33 minutes 48 seconds West 3.69 feet; thence South 74 degrees 58 minutes 12 seconds East 125.06 feet, more or less, to the shoreline of Strawberry Lake; thence northeasterly, along said shoreline, a distance of 50.0 feet, more or less, to a point which bears South 75 degrees 02 minutes 47 seconds East from the point of beginning; thence North 75 degrees 02 minutes 47 seconds West 97.01 feet, more or less, to the point of beginning.

TOGETHER WITH AND SUBJECT TO a 33.00 foot wide perpetual easement for road purposes, being that part of Government Lot 4 (fractional South Half of the Southwest Quarter) of Section 35, Township 142 North, Range 40 West of the Fifth Principal Meridian in Becker County, Minnesota, described as follows:

Commencing at the southwest corner of said Section 35; thence North 00 degrees 07 minutes 51 seconds West, along the west line said Section 35, a distance of 1347.18 feet to the northwest corner of said Government Lot 4; thence North 87 degrees 54 minutes 06 seconds East, along the north line of said Government Lot 4, a distance of 1352.20 feet to the southwest corner of Government Lot 3 of said Section 35; thence North 89 degrees 44 minutes 21 seconds East, along the north line of said Government Lot 4, a distance of 302.66 feet to the point of beginning on the west line of a certain tract as described in Document No. 474419 at the office of the Becker County Recorder; thence South 15 degrees 35 minutes 13 seconds West, along said west line for 100.07 feet to an iron monument; thence South 30 degrees 36 minutes 56 seconds West, along said west line for 4.35 feet to a point 100.00 feet south of the north line of said Government Lot 4, as measured at right angles thereto, thence continue South 30 degrees 36 minutes 56 seconds West for 50.33 feet; thence South 31 degrees 40 minutes 05 seconds West for 150.00 feet; thence South 24 degrees 17 minutes 17 seconds West 100.00 feet; thence South 18 degrees 33 minutes 48 seconds West 250.00 feet; thence South 19 degrees 55 minutes 00 seconds West 150.00 feet; thence North 75 degrees 52 minutes 33 seconds West 33.17 feet; thence North 19 degrees 55 minutes 00 seconds East 152.96 feet; thence North 18 degrees 33 minutes 48 seconds East 251.26 feet; thence North 24 degrees 17 minutes 17 seconds East 103.78 feet; thence North 31 degrees 40 minutes 05 seconds East 151.83 feet; thence North 30 degrees 36 minutes 56 seconds East 50.02 feet; thence North 15 degrees 35 minutes 13 seconds East 86.35 feet to the north line of said Government Lot 4; thence North 89 degrees 44 minutes 21 seconds East, along said north line, for 34.30 feet to the point of beginning.

ALSO TOGETHER WITH a perpetual easement for road purposes along the northerly 33.00 feet of said Government Lot 4; said easement beginning at the east right-of-way line of the public road on the west line of said Section 35 and running east to the westerly line of the above-described easement tract.

SUBJECT ALSO TO the proprietary and sovereign right of the State of Minnesota in all that portion of the land lying below the natural ordinary high watermark of Strawberry Lake; not intending, however to deprive the fee owners of the usual riparian rights that attach to the land riparian to a navigable public body of water incident to the ownership thereof.

27-M QUIT CLAIM DEED

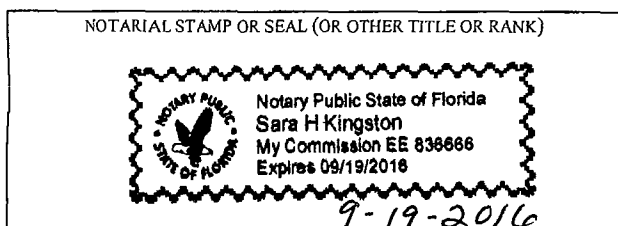
Individual(s) to Individual(s)

***Total consideration for the transfer of this real property is \$500.00 or less.**
together with all hereditaments and appurtenances.

Mona L. Schonbrunn
Mona L. Schonbrunn

STATE OF Florida)
) ss.
COUNTY OF Sarasota)

The foregoing instrument was acknowledged before me on this 22nd day of April, 2014, by
Mona L. Schonbrunn, a single person, Grantor.



Sara H Kingston
SIGNATURE OF PERSON TAKING ACKNOWLEDGEMENT

Check here if part or all of the land is Registered (Torrens) ☐

Tax Statements for the real property described in this instrument should be sent to
(include name and address of Grantee):

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)

To: Becker County Title Services, Inc.
828 Minnesota Avenue
Detroit Lakes, MN 56501
Order No.: 18358

Mona L. Schonbrunn

2301 Gulf of Mexico Dr
Longboat Key, FL 34228



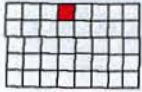
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These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty of merchantability, or fitness for any particular purpose.

1:1,056	Date: 9/3/2020
This map is not a substitute for accurate field surveys or for locating actual property lines and any adjacent features.	

Becker County

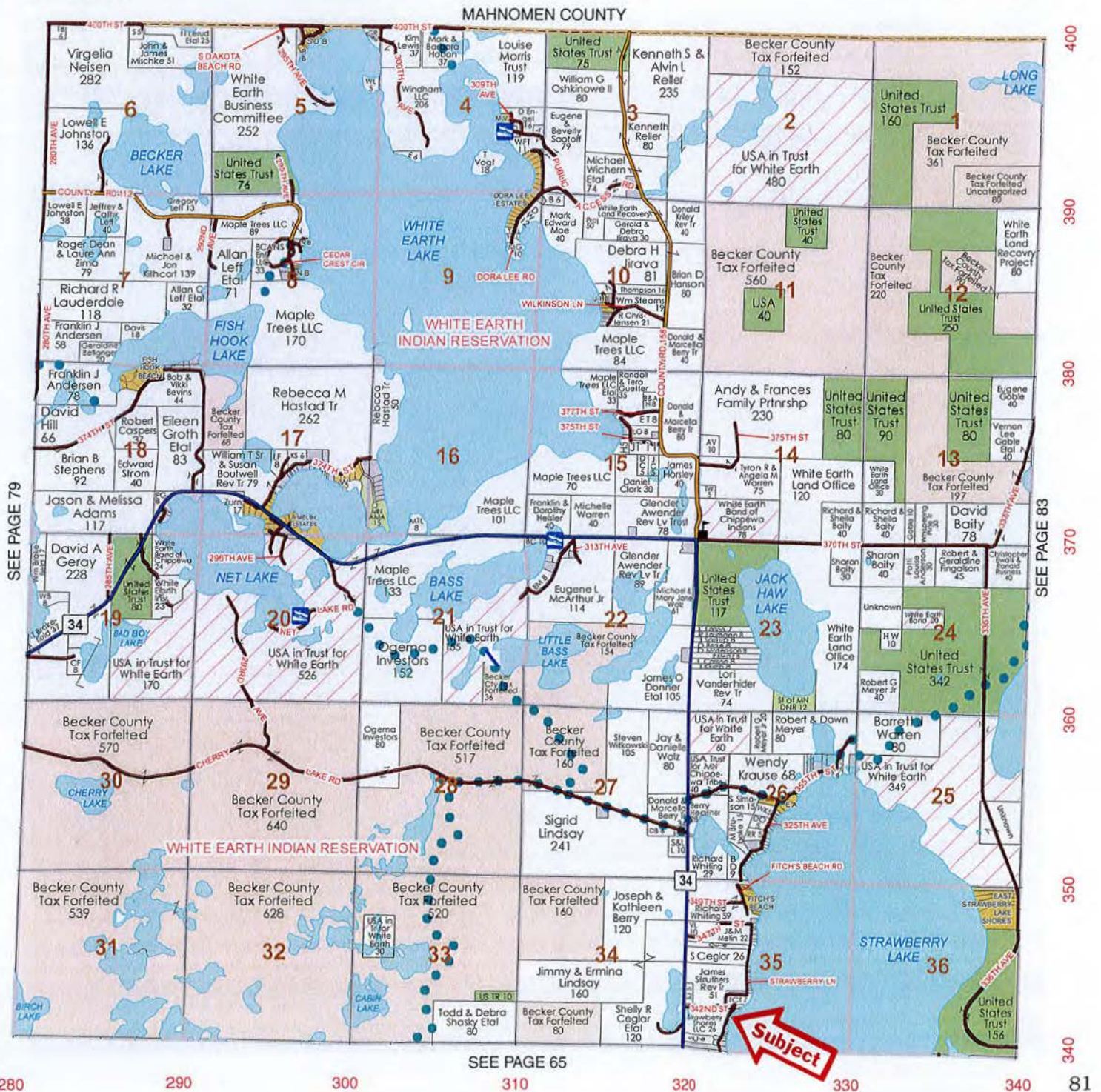




Maple Grove

Township 142N - Range 40W

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COUNTY OF BECKER

Planning and Zoning

915 Lake Ave, Detroit Lakes, MN 56501

Phone: 218-846-7314 ~ Fax: 218-846-7266

BOARD OF ADJUSTMENT NOTICE OF PUBLIC HEARING

HEARING DATE AND LOCATION

Thursday, October 8th, 2020 @ 6:00 P.M.
Commissioner's Room-Becker County Courthouse
Detroit Lakes, MN. 56501

** PUBLIC HEARING WITH VIRTUAL OPTION CONDUCTED VIA MICROSOFT TEAMS **

Applicant: James & Tana Deboer
481 Lonesome Pine Trl
Lino Lakes, MN 55014

Project Location: 23988 Vacation Lane, Rochert

APPLICATION AND DESCRIPTION OF PROJECT: Request a variance to construct an addition to an existing non-conforming dwelling to be located at sixty-four (64) feet from the OHW of the lake, deviating from the required setback of one hundred (100) feet from a recreational development lake, due to setback issues.

LEGAL LAND DESCRIPTION: Tax ID number: 28.0119.002; Island Lake
PT GOVT LOT 5: COMM SW COR SEC 19, E 186.67', NW 33', NE 73.51', ELY 169.47', N 444.01' TO POB; NE 158.36', NLY 144' TO ISLAND LK, WLY & SLY AL LK 408', SE 234' TO POB. PARCEL A; Section 19 Township 140 Range 038; Shell Lake Township

** In response to the COVID-19 public health emergency declared by Governor Walz, the October 8th, 2020 Board of Adjustment Hearing will be conducted with the option to join in person or via Microsoft Teams Meeting as allowed under Minnesota Statutes, Section 13D.021. To join the Microsoft Teams Meeting by phone please dial +1 763-496-5929 and use Conference ID: 770-758-835# or to access the meeting virtually please follow the link provided on the Becker County website under News & Announcements, "Board of Adjustment Public Hearing Link".

Replies/Comments: Public testimony regarding this application will only be received by email, in writing, or by participating in the remote public hearing. Interested parties are invited to submit to the Becker County Department of Planning, Zoning, and Land Use, written facts, arguments, or objectives before the scheduled date of the Hearing. These statements should bear upon the suitability of the location and the adequacy of the Project and should suggest any appropriate changes believed to be desirable.

PLANNING AND ZONING DEPARTMENT

915 Lake Avenue
Detroit Lakes, MN 56501

EMAIL: rachel.bartee@co.becker.mn.us

To view all application information on this project please visit:

http://www.co.becker.mn.us/government/meetings/planning_zoning/board_adjustments/

If you have questions about the Project, feel free to call 218-846-7314.

Jurisdiction: This Project comes under the Regulatory Jurisdiction of the Becker County Zoning Laws.

Regulatory Authority: This Application will be reviewed according to the provisions of the Becker County Zoning Ordinance. The decision whether to issue a Permit will be based on an evaluation of the probable impact including cumulative impacts, of the proposed activity. That decision will reflect the concern for both protection and utilization of important resources. All factors, which may be relevant to the proposal, will be considered including the cumulative effects: Land Use, Shoreline Protection, Water Supply and Conservation, Safety, Economics, in General, the Needs and Welfare of the People.

** Weather conditions may change the Hearing date and time. If bad weather occurs, please listen to the local Detroit Lakes Radio Stations or contact the Zoning Office, by 4:30 PM on day of Hearing, for possible rescheduling of the Hearing.

Variance Application Review

Permit # VAR2020-79

Property and Owner Review

Parcel Number(s): **280119002**

Owner: **JAMES R & TANA LEE DEBOER**

Township-S/T/R: **SHELL LAKE-19/140/038**

Mailing Address:

**JAMES R & TANA LEE DEBOER
481 LONSEOME PINE TRL
LINO LAKES MN 55014**

Site Address: **vacation lane**

Lot Recording Date: **After 1992**

Original Permit Nbr: **SITE2020-822**

Legal Descr: **PT GOVT LOT 5: COMM SW COR SEC 19, E 186.67', NW 33', NE 73.51', ELY 169.47', N 444.01' TO POB; NE 158.36', NLY 144' TO ISLAND LK, WLY & SLY AL LK 408', SE 234' TO POB. PARCEL A**

Variance Details Review

Variance Request Reason(s):

- ☒ Setback Issues
- ☒ Alteration to non-conforming structure
- ☐ Lot size not in compliance
- ☐ Topographical Issues (slopes, bluffs, wetlands)
- ☐ Other

If 'Other', description:

Description of Variance Request: **REQUEST A VARIANCE TO CONSTRUCT AN ADDITON TO AN EXISTING NON-CONFORMING DWELLING TO BE LOCATED AT sixty-four (64) FEET FROM THE OHW OF THE LAKE, DEVIATING FROM THE REQUIRED SETBACK OF ONE HUNDRED (100) FEET FROM A RECREATIONAL DEVELOPMENT LAKE, DUE TO SETBACK ISSUES.**

OHW Setback: **64' TO DWELLING**

Side Lot Line Setback:

Rear Setback (non-lake):

Bluff Setback:

Road Setback:

Road Type:

Existing Imp. Surface Coverage: **5.26%**

Proposed Imp. Surface Coverage: **11.04%**

Existing Structure Sq Ft: **HOUSE 1403**

Proposed Structure Sq Ft: **HOUSE 1403 (720+200=920 ADDITION) =TOATL 2323 AND ATTACHED GARAGE ADDITION 2000**

Existing Structure Height: **18**

Proposed Structure Height: **28**

Existing Basement Sq Ft: **NA**

Proposed Basement Sq Ft: **NA**

Change to roofline? **Yes**

Change to main structural framework? **Yes**

Other Questions Review

1. Is the variance in harmony with the purposes and intent of the ordinance? **Yes**

Explain: **YES ALL OTHER SETBACKS WILL BE MET. WE ARE VERY LOW ON IMPRERIOUS COVERAGE. THERE ARE GUTTERS ON THE ENTIRE EXISTING STRUCTURE AND WILL BE ADDED TO THE NEW BUILDINGS AS WELL.**

2. Is the Variance consistent with the Becker County Comprehensive Plan? **Yes**

Explain: **NO NEGATIVE IMPACT TO THE LAKE. WILL NOT ENCROACH ON NEIGHBORS VIEW OR ENJOYMENT OF THE LAKE. WE ARE ON THE PENINSULA. FAR FROM THE EASEMENT AND WELL OFF THE TWP RD**

3. Does the proposal put the property to use in a reasonable manner? **Yes**

Explain: **YES. THE INTENT IS TO RETIRE AT THIS LOCATION AND MAKE IT THEIR YEAR ROUND DWELLING.**

MORE ROOM IS NEEDED FOR EXTENDED FAMILY TO ENJOY THE PROPERTY (KIDS/GRANDKIDS). A GARAGE IS NEEDED TO STORE VEHICLES AND LAKE TOYS FROM THE ELEMENTS. THE PROPERTY WILL BE USED FOR RESIDENTIAL PURPOSES.

4. Are there circumstances unique to the property? Yes

Explain: THIS WAS AN OLD RESORT AREA, THE EXISTING STRUCTURES ARE THE ORIGINAL BUILDINGS FROM THE 1950'S OR OLDER THAT WERE PUT TOGETHER. THESE STRUCTURES EXISTING PRIOR TO THE EXISTANCE OF ZONING AND ANY REQUIRED SETBACKS.

5. Will the variance maintain the essential character of the locality? Yes

Explain: THIS IS THE LAST OF THE RESORT BUILDINGS TO REMAIN. THE NEIGHBORING PROPERTIES HAVE BEEN REBUILT AND HAVE MOVED FURTHER BACK OVER THE YEARS, HOWEVER THERE ARE OTHERS FURTHER DOWN THAT ARE AT A SIMILAR SETBACK. WAKANDA RESORT IS AT THE END AND THERE ARE DWELLINGS AT OR CLOSER IN THAT CIC

Field Review Form (Pre-Insp)

Permit # SITE2020-822

Property and Owner Review

Parcel Number: 280119002	Inspector Notes:
Owner: JAMES R & TANA LEE DEBOER	
Township-S/T/R: SHELL LAKE-19/140/038	
Site Address:	Does posted address sign match site address? Y N

Dwelling Proposed Review

Dwelling/related structure (1A): **Addition or Repairs to Existing Home**

- Existing Dimensions: **1403 SQ FT**
- Proposed Dimensions: **(40X18)=720 & (10X20)=200 920 TOTAL SQ FT**
- Proposed Roof Changes? **Yes**

Attached Garage (1B): **New Attached Garage**

- Existing Dimensions: **NA**
- Proposed Dimensions: **(40X50)=2000 SQ FT**
- Proposed Roof Changes? **N/A**

Other dwelling related improvements (1C): **Garage Apron**

- Existing Dimensions: **NA**
- Proposed Dimensions: **(30X20) =600 SG FT**
- Proposed Roof Changes?

Other dwelling related improvements (1D): **Driveway**

- Existing Dimensions: **NA**
- Proposed Dimensions: **90X12=1080**
- Proposed Roof Changes? **N/A**

Additional dwelling related projects/info:

Inspector Notes:

Non-Dwelling Proposed Review

Non-dwelling related project (2A):

- Existing Dimensions:
- Proposed Dimensions:
- If water oriented structure, review 1) elevation difference between highest pt. of structure and lot elevation at standard setback; 2) lot location requirements are met

Non-dwelling related project (2B):

- Existing Dimensions:
- Proposed Dimensions:
- If water oriented structure, review 1) elevation difference between highest pt. of structure and lot elevation at standard setback; 2) lot location requirements are met

Non-dwelling related project (2C):

- Existing Dimensions:
- Proposed Dimensions:
- If water oriented structure, review 1) elevation difference between highest pt. of structure and lot elevation at standard setback; 2) lot location requirements are met

Additional non-dwelling related projects/info:

Inspector Notes:

Setback Review

Road Type/Measurement From: Private Easement - Right of Way		Shoreland 1000/300? Shoreland-Riparian (Property is bordering a lake, river or stream)	
Road setback: - Dwelling: 50+ TO THE EASEMENT AND 150+ TO THE TWP RD - Non-dwelling: NA	Pre-Inspection: - Dwell: - Non:	Lake Name: Island (Shell Lake & Height of Land N) [RD] River Name: NA	
Side setback: - Dwelling: 43+ - Non-dwelling: NA	Pre-Inspection: - Dwell: - Non:	Pond/Wetland on property? No Bluff? No	
Rear setback: - Dwelling: NA - Non-dwelling: NA	Pre-Inspection: - Dwell: - Non:	OHW setback: - Dwelling: 64' TO DWELLING AND 100+ TO ATTACHED GARAGE - Non-dwelling: NA	Pre-Inspection: - Dwell: - Non:
Septic tank setback: - Dwelling: 10+ - Non-dwelling: NA	Pre-Inspection: - Dwell: - Non:	Pond/wetland setback: - Dwelling: NA - Non-dwelling: NA	Pre-Inspection: - Dwell: - Non:
Drainfield setback: - Dwelling: 20+ - Non-dwelling: NA	Pre-Inspection: - Dwell: - Non:	Bluff setback: - Dwelling: NA - Non-dwelling: NA	Pre-Inspection: - Dwell: - Non:
Well setback: - Dwelling: 3+ - Non-dwelling: NA	Pre-Inspection: - Dwell: - Non:		

Inspector Notes:

Other Information Review

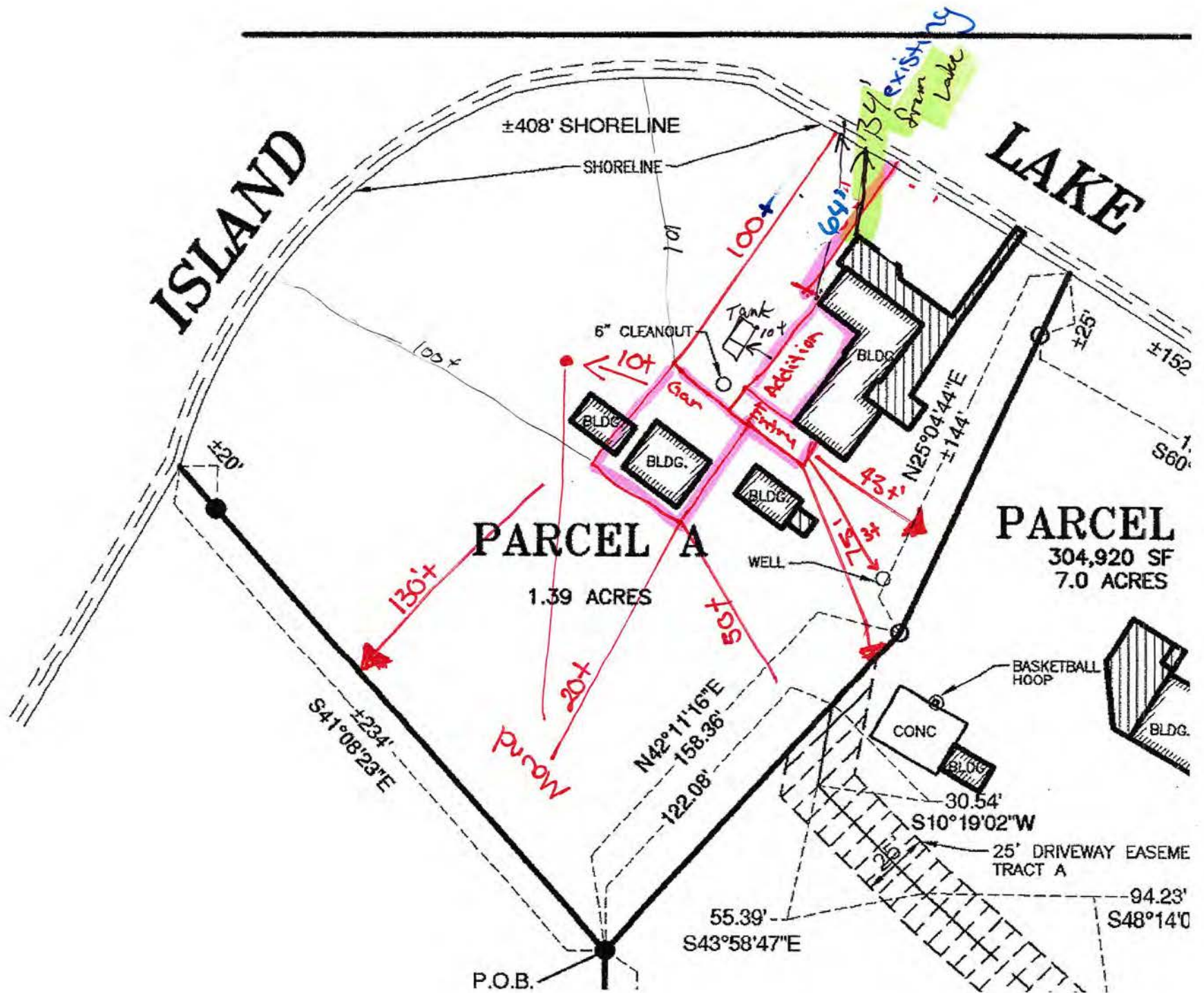
Setback Averaging (if applicable):
 - Structure type used:
 - Setback of LEFT like structure:
 - Setback of RIGHT like structure:

Any other impervious surface coverage not noted on application?

Existing	
Existing House (306+448+649)	1403
Existing Garage	480
Existing Garage	240
Driveway	1080
Total Impervious	3,203
Total Area 1.39 ac	60,896
Total Impervious	5.26































Proposed	
Existing House (306+448+649)	1402
House addition (40x18=720 & 10x20=200)	920
Existing Garage	480
Existing Garage	240
Driveway	1080
Apron	600
New attached gar	2000
Total Impervious	6,722
Total Area 1.39 ac	60,896
Total % Impervious	11.04

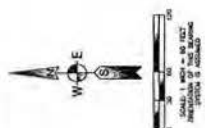
Note: One or both of the sheds may be removed to make room for the proposed attached garage



NEW BILLINGERS
NANCY P. BELL
State of South Dakota
My Commission Expires: Nov 30, 2010

SYMBOL LEGEND

	MONUMENT REPLAZ
	MONUMENT BLT
	PROPERTY LINE
	NETWORK LINE
	THRU
	THRU
	LAND TRAIL (LCA)
	LAND TRAIL (LCA)
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[illegible]

Parcel A Legal Description

of interest in § 10 to Government 10% of Section 15, Treasury 14% and, finally, 36% of the 55% Principal interest, to the Grants, amounts more particularly mentioned in Treasury Department's letter of 1927.

[illegible][illegible]

the 1990s. The 1990s saw a significant increase in the number of people who were employed in the service sector, which was a result of the fact that the economy was growing rapidly. This was also due to the fact that the government was investing heavily in infrastructure, which was helping to create new jobs. The 1990s also saw a significant increase in the number of people who were employed in the manufacturing sector, which was a result of the fact that the economy was growing rapidly. This was also due to the fact that the government was investing heavily in infrastructure, which was helping to create new jobs.

Downloaded At: 11:53 11 September 2009

A report of the Congressional Joint Committee on the Assassinations, dated July 13, 1975, regarding 140 black men, says 25 of the 140 were "black nationalists," 115 were "black militants." The report also says that 115 of the 140 were "black nationalists," 115 were "black militants."

Containing 7.00 grams more of iron.

[illegible]

The side lines of each statement shall be printed or enclosed to terminate on the right line of said Section 18 and on the western line of said Harold G. Weisener and said Weisener's land.

part in the analysis of the above described 33.00 foot wide driveway easement, there was approximately half the area of 33.00 foot wide driveway easement in a curve compared to the area of 33.00 foot wide driveway easement in a straight line. The easement in the southeast, having a center angle of 25 degrees 04 minutes 58 seconds and a radius of 141.87 feet, for a distance of 81.75 feet (short bearing North 55 degrees 14 minutes 28 seconds East), thence North 32 degrees 10 minutes 31 seconds East 25.81 feet, thence North 53 degrees 26 minutes 25 seconds East 3.87 feet, thence North 04 degrees 23 minutes 50 seconds East 31.70 feet to the point of beginning of the driveway easement.

Project Number: 505-045
WFO Name: 505-045-FW02-1995
Date: APRIL 29 2006
Source: 1 of 1

Ulteig

2500 38th Avenue South
 Tampa, North Dakota 58104
 Phone: (701) 280-8900 Fax: (701) 280-8720

ISLAND LAKE PROPERTY
GOV'T, LOT 5, SECTION 19,
T. 140 N., R. 38 W.,
BECKER COUNTY, MINNESOTA

Project Number: 505-045
 PI Name: 505-045-PI-001
 Date: APRIL 24, 2000
 Source: 1 of 1

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501
218-846-7311
www.co.becker.mn.us

PIN: 28.0119.002
BILL NUMBER: 097346
LENDER: BECKER COUNTY & AUTOMATIC PAYMENT
OWNER NAME: DEBOER JAMES R & TANA LEE

TAXPAYER(S):

JAMES R & TANA LEE DEBOER
481 LONSEOME PINE TRL
LINO LAKES MN 55014

\$\$\$

REFUNDS?
You may be eligible
for one or even two
refunds to reduce
your property tax.
Read the back of
this statement to
find out how to apply

PROPERTY ADDRESS

DESCRIPTION

Acres: 1.39 Section 19 Township 140
Range 038
PT GOVT LOT 5: COMM SW COR

Line 13 Detail
S-1010/15 SOLIC 40.00
Principal 40.00
Interest 0.00

TAX STATEMENT

2020

2019 Values for taxes payable in

	VALUES AND CLASSIFICATION	
	2019	2020
Step 1	Taxes Payable Year:	
	Estimated Market Value:	368,700 404,600
	Homestead Exclusion:	0 0
	Taxable Market Value:	368,700 404,600
	New Improvements:	
Step 2	Property Classification:	Seasonal Seasonal
	Sent in March 2019	
Step 3	PROPOSED TAX	
	Sent in November 2019 3,254.00	
Step 3	PROPERTY TAX STATEMENT	
	First half taxes due 05/15/2020	\$1,586.00
	Second half taxes due 10/15/2020	\$1,586.00
	Total taxes due in 2020	\$3,172.00

Tax Detail for Your Property:			
Taxes Payable Year:		2019	2020
Tax and Credits	1. Use this amount on Form M1PR to see if you are eligible for a property tax refund. File by August 15. If this box is checked, you owe delinquent taxes and are not eligible.	<input type="checkbox"/>	\$0.00
	2. Use these amounts on Form M1PR to see if you are eligible for a special refund.		\$0.00
	3. Property taxes before credits	\$2,958.00	\$3,132.00
	4. Credits that reduce property taxes		
	A. Agricultural and rural land credits	\$0.00	\$0.00
Property Tax by Jurisdiction	B. Other credits	\$0.00	\$0.00
	5. Property taxes after credits	\$2,958.00	\$3,132.00
	6. BECKER COUNTY	\$1,391.35	\$1,486.58
	7. SHELL LAKE	\$437.38	\$449.27
	8. State General Tax	\$645.07	\$645.91
	9. SCHOOL DISTRICT 0023		
	A. Voter approved levies	\$184.29	\$81.66
	B. Other local levies	\$292.12	\$460.20
	10. Special Taxing Districts		
	A. BC EDA	\$7.79	\$8.38
	B. Others	\$0.00	\$0.00
	C. TIF	\$0.00	\$0.00
	11. Non-school voter approved referenda levies	\$0.00	\$0.00
	12. Total property tax before special assessments	\$2,958.00	\$3,132.00
	13. Special assessments	\$40.00	\$40.00
	14. YOUR TOTAL PROPERTY TAX AND SPECIAL ASSESSMENTS	\$2,998.00	\$3,172.00
Tax Amount Paid			\$0.00

2

2nd Half Payment Stub - Payable 2020

Detach and return this stub with your 2nd half payment.
To avoid penalty, pay on or before October 15, 2020.

PIN: 28.0119.002

AIN:

BILL NUMBER: 097346

TAXPAYER(S):

JAMES R & TANA LEE DEBOER
481 LONSEOME PINE TRL
LINO LAKES MN 55014

Paid By _____

Total Property Tax for 2020 \$3,172.00
2nd Half Tax Amount \$1,586.00
Penalty, Interest, Fee Amount \$0.00
Amount Paid \$0.00
2nd Half Total Amount Due \$1,586.00
Balance Good Through 10/15/2020
Seasonal

MAKE CHECKS PAYABLE TO:

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501

The tax information shown above has been sent to an escrow agent. Pay from this copy only if an escrow agent is not responsible to pay. Your canceled check is proof of payment.

1

1st Half Payment Stub - Payable 2020

Detach and return this stub with your 1st half payment.
To avoid penalty, pay on or before May 15, 2020.

If your tax is \$100.00 or less, pay the entire tax by May 15, 2020.

PIN: 28.0119.002

AIN:

BILL NUMBER: 097346

TAXPAYER(S):

JAMES R & TANA LEE DEBOER
481 LONSEOME PINE TRL
LINO LAKES MN 55014

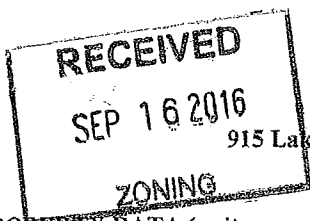
Paid By _____

Total Property Tax for 2020 \$3,172.00
1st Half Tax Amount \$1,586.00
Penalty, Interest, Fee Amount \$0.00
Amount Paid \$0.00
1st Half Total Amount Due \$1,586.00
Balance Good Through 05/15/2020
Seasonal

MAKE CHECKS PAYABLE TO:

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501

The tax information shown above has been sent to an escrow agent. Pay from this copy only if an escrow agent is not responsible to pay. Your canceled check is proof of payment.



Onsite Septic System Application

Becker County Planning & Zoning
915 Lake Ave, Detroit Lakes, MN 56501
Phone (218)-846-7314; Fax (218)-846-7266

PARCEL	
APP	SEPTIC
YEAR	
SCANNED	
LAKE	

1. PROPERTY DATA (as it appears on the tax statement, purchase agreement or deed)

Parcel Number(s) of property where the system will be installed: 280119002

Is this a split of an existing property? Yes No

(If yes and a parcel number has not yet been assigned, indicate the main parcel number from which the new parcel was split.)

Section 19 Township 140 Range 38 Township Name SHELL LAKE

Lake Name Island Lake Classification RD

Legal Description: PT 600 LOTS 5 - COMM SEC COR SEC 19 2186.67' NW 33 112 73.51

Project Address: _____

2. PROPERTY OWNER INFORMATION (as it appears on the tax statement, purchase agreement or deed)

Owner's First Name James Owner's Last Name DeBoer

Mailing Address 481 Longcome Pine TR1 City, State, Zip Lino Lakes, MN 55014

Phone Number 612-704 6584

3. DESIGNER/INSTALLER INFORMATION

Designer Name Randy Anderson Company Name Anderson On-Site License # 654

Address P.O. 1421 Detroit LAkes Phone Number 218 849 3092

Installer Name Tim Stenger Company Name _____ License # _____

Address _____ Phone Number _____

4. SYSTEM DESIGN INFORMATION

System Status

What will new system serve? Check one

- ☐ Vacant Lot-No existing system-new structure
☒ Replacement - structure removed and being rebuilt
☒ Failing -Replacement- cesspool/seepage pit or other
☐ Enlargement of system-Undersized
☐ Repairs Needed to existing
☐ Additional system on property

- ☒ Dwelling
☐ Resort/Commercial
☐ Commercial (Non-resort)
☐ Other - explain below

8/31/16 Date of site evaluation

Design Flow 450 Gallons Per Day
Number of Bedrooms 3
Garbage Disposal Yes ☒ No
Dishwasher Yes ☒ No
Lift station in House Yes ☒ No
Grinder pump in House Yes ☒ No

Well Depth 50+
Depth of other wells within
100 ft of system 50+

Original Soil ☒ Compacted Soil _____
Type of Soil Observation
☒ Pit _____ Probe _____ Boring _____
Depth to Restricting Layer 30
Maximum Depth of System Moand

Size of All Tanks to be installed

1500 gal Single Compartment Septic Tank _____ gal Separate Lift Station
_____ gal Compartmented Tank _____ gal Holding Tank
_____ Pit Privy _____ Existing Tank to be used

_____ Existing tank w/new Additional Tank
_____ Existing tank w/new Lift Station
_____ Holding Tank with Privy

Total Number of tanks to be installed in this system 1 (This # will be reported to MPCA at end of year.)

PARCEL	
APP	SEPTIC
YEAR	

Type of Drainfield

Chamber Trench	_____ sq ft	_____ sq ft
Rock Trench	_____ sq ft	_____ sq ft
Gravelless	_____ sq ft	_____ sq ft
<input checked="" type="checkbox"/> Mound	<u>760</u> sq ft ***	
Pressure Bed	_____ sq ft ***	
Seepage Bed	_____ sq ft ***	
At-grade	_____ sq ft ***	
Alternative / Performance	_____ sq ft ***	***Attach Worksheets

Type of chamber _____
Depth of Rock _____

Alarm? Yes ☒ No _____
Type of Alarm Elec
Size of Lift Pump 299pm 31' down
Size of Lift Line 2"

PROPOSED SETBACKS

	TANK	DRAINFIELD
Distance to Well	<u>100</u>	<u>100</u>
Distance to Building	<u>25</u>	<u>70</u>
Distance to Property Line	<u>150</u>	<u>17</u>
Distance to OHW of Lake	<u>90</u>	<u>130</u>
Distance to Pressure Line	<u>50+</u>	<u>50+</u>
Distance to Wetland/Protected Water	<u>-</u>	<u>-</u>

Perc Rate 23 Soil Sizing Factor .6 *If SSF other than .83, attach Perc Test Data

Soil Borings (three are required)

Depth	Texture	Color	Structure		Depth	Texture	Color	Structure
0-8	10AM	10YR 2/2	Blocky		0-8	10AM	10YR 2/2	Blocky
8-20	"	10YR 4/3	"		8-18	10AM	10YR 4/3	Blocky
20-31	10AM	10YR 4/4	"		18-30	10AM	10YR 4/4	"
31+	SAND 10AM	10YR 5/4	Redox		30+	SAND 10AM	5/4	Redox

Depth	Texture	Color	Structure		Depth	Texture	Color	Structure
0-6	10AM	10YR 2/2	Blocky					
8-19	SAND 10AM	10YR 5/4	Single					
19-33	10AM	10YR 4/4	Blocky					
33+	10AM	4/4	Redox					

5. REQUIRED DOCUMENTS

U of MN worksheets are required for mounds, pressure beds, seepage beds, at-grades or Type IV or Type V systems. Are the required worksheets attached? ☒ Yes _____ No

6. DESIGNER'S CERTIFIED STATEMENT

I, Randy Anderson certify that I have completed the preceding design work in accordance with all applicable requirements (including, but not limited to Minnesota Chapter 7080 and the Becker County Individual Sewage Treatment System Ordinance).

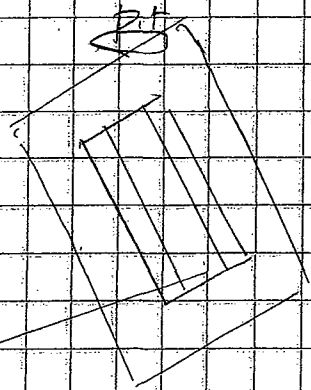
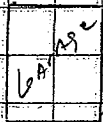
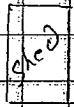
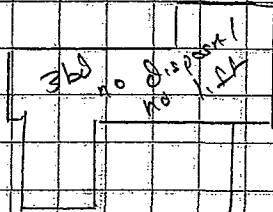
Signature of Designer

Date

8/31/16

Deep Well

Deep Well



1000 gal septic
500 gal 1.5 ft
w/ 1/4 in



20" 1.21
P.T.

10/38 Rockbed
1x20x38 Absor

Island
Lake



Property Owner/Client: James Deboer	Project ID: v 05.13.14
Site Address: Vaction Lane	Date: 9/8/15

1. DESIGN FLOW AND TANKS

A. Design Flow: 450 Gallons Per Day (GPD) Note: The estimated design flow is considered a peak flow rate including a safety factor. For long term performance, the average daily flow is recommended to be < 60% of this value.

B. Septic Tanks:

Minimum Code Required Septic Tank Capacity: 1000 Gallons, in 1 Tanks or Compartments

Recommended Septic Tank Capacity: 1000 Gallons, in 1 Tanks or Compartments

Effluent Screen: optional Alarm: electric

C. Holding Tanks Only:

Minimum Code Required Capacity: Gallons, in Tanks

Designer Recommended Capacity: Gallons, in Tanks

Type of High Level Alarm:

D. Pump Tank 1 Capacity (Code Minimum): 500 Gallons Pump Tank 2 Capacity (Code Minimum): Gallons

Pump Tank 1 Capacity (Designer Rec): 625 Gallons Pump Tank 2 Capacity (Designer Rec): Gallons

Pump 1 29.0 GPM Total Head 31.0 ft Pump 2 GPM Total Head ft

Supply Pipe Dia. 2.00 in Dose Volume: 101.0 gal Supply Pipe Dia. in Dose Volume: gal

2. SYSTEM TYPE

☐ Trench
 ☐ Bed
 ☒ Mound
 ☐ At-Grade
 ☐ Gravity Distribution
 ☒ Pressure Distribution-Level
 ☐ Pressure Distribution-Unlevel

☐ Drip
 ☐ Holding Tank
 ☐ Other * Selection Required

Benchmark Elevation: 100.00 ft

Benchmark Location:

System Type

☒ Type I
 ☐ Type II
 ☐ Type III
 ☐ Type IV
 ☐ Type V

Type of Distribution Media:

☒ Drainfield Rock
 ☐ Registered Treatment Media:

3. SITE EVALUATION:

A. Depth to Limiting Layer: 30 in 2.5 ft	B. Measured Land Slope %: 1.0 %
C. Elevation of Limiting Layer: 	D. Soil Texture: loam
E. Loc. of Restrictive Elevation: 	F. Soil Hyd. Loading Rate: 0.60 GPD/ft ²
G. Minimum Required Separation: 36 in 3.0 ft	H. Perc Rate: 23.0 MPI
I. Code Maximum Depth of System: Mound in Comments: 	

4. DESIGN SUMMARY

Trench Design Summary

Dispersal Area ft ²	Sidewall Depth in	Trench Width ft
Total Lineal Feet ft	Number of Trenches 	Code Maximum Trench Depth in
Contour Loading Rate ft		Designer's Max Trench Depth in

Bed Design Summary

Absorption Area ft ²	Depth of sidewall in	Code Maximum Bed Depth in
Bed Width ft	Bed Length ft	Designer's Max Bed Depth in



Mound Design Summary

Absorption Bed Area ft² Bed Length ft Bed Width ft
 Absorption Width ft Clean Sand Lift ft Berm Width (0-1%) ft
 Upslope Berm Width ft Downslope Berm Width ft Endslope Berm Width ft
 Total System Length ft Total System Width ft Contour Loading Rate gal/ft

At-Grade Design Summary

Absorption Bed Width ft Absorption Bed Length ft System Height ft
 Contour Loading Rate gal/ft Upslope Berm Width ft Downslope Berm Width ft
 Endslope Berm Width ft System Length ft System Width ft

Level & Equal Pressure Distribution Summary

No. of Perforated Laterals Perforation Spacing ft Perforation Diameter in
 Lateral Diameter in Min. Delivered Volume gal Maximum Delivered Volume gal

Non-Level and Unequal Pressure Distribution Summary

	Elevation (ft)	Pipe Size (in)	Pipe Volume (gal/ft)	Pipe Length (ft)	Perforation Size (in)	Spacing (ft)	Spacing (in)
Lateral 1							
Lateral 2							
Lateral 3							
Lateral 4							
Lateral 5							
Lateral 6							

Minimum Delivered Volume

gal

Maximum Delivered Volume

gal

5. Additional Info for Type IV/Pretreatment Design

A. Calculate the organic loading

1. Organic Loading to Pretreatment Unit = Design Flow X Estimated BOD in mg/L in the effluent X 8.35 ÷ 1,000,000

gpd X mg/L X 8.35 ÷ 1,000,000 = lbs BOD/day

2. Type of Pretreatment Unit Being Installed:

3. Calculate Soil Treatment System Organic Loading: BOD concentration after pretreatment ÷ Bottom Area = lbs/day/ft²

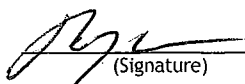
mg/L X 8.35 ÷ 1,000,000 ÷ ft² = lbs/day/ft²

Comments/Special Design Considerations:

I hereby certify that I have completed this work in accordance with all applicable ordinances, rules and laws.

Randy Anderson

(Designer)

 (Signature)

634

(License #)

09/08/15

(Date)



Minnesota Pollution
Control Agency

OSTP Mound Design Worksheet <1% Slope

UNIVERSITY
OF MINNESOTA



1. SYSTEM SIZING: Project ID: v 05.13.14

A. Design Flow : 450 GPD
B. Soil Loading Rate: 0.60 GPD/ft²
C. Depth to Limiting Condition: 2.5 ft
D. Percent Land Slope: 1.0 %
E. Design Media Loading Rate: 1.2 GPD/ft²
F. Mound Absorption Ratio: 2.00

Table I MOUND CONTOUR LOADING RATES:				
Measured Perc Rate	OR	Texture - derived mound absorption ratio		Contour Loading Rate:
≤ 60mpi		1.0, 1.3, 2.0, 2.4, 2.6	→	≤ 12
61-120 mpi	OR	5.0	→	≤ 12
≥ 120 mpi*		>5.0*	→	≤ 6*

TABLE IXa LOADING RATES FOR DETERMINING BOTTOM ABSORPTION AREA AND ABSORPTION RATIOS USING PERCOLATION TESTS				
Percolation Rate (MPI)	Treatment Level C		Treatment Level A, A-2, B	
	Absorption Area Loading Rate (gpd/ft ²)	Mound Absorption Ratio	Absorption Area Loading Rate (gpd/ft ²)	Mound Absorption Ratio
<0.1	-	1	-	1
0.1 to 5	1.2	1	1.6	1
0.1 to 5 (fine sand and loamy fine sand)	0.6	2	1	1.6
6 to 15	0.78	1.5	1	1.6
16 to 30	0.6	2	0.78	2
31 to 45	0.5	2.4	0.78	2
46 to 60	0.45	2.6	0.6	2.6
61 to 120	-	5	0.3	5.3
>120	-	-	-	-

*Systems with these values are not Type I systems.
Contour Loading Rate (linear loading rate) is a
recommended value.

2. DISPERSAL MEDIA SIZING

A. Calculate Dispersal Bed Area: Design Flow (1.A) ÷ Design Media Loading Rate (1.E) = ft²

$$450 \text{ GPD} \div 1.2 \text{ GPD/ft}^2 = 375 \text{ ft}^2$$

If a larger dispersal media area is desired, enter size: 380 ft²

B. Enter Dispersal Bed Width: 10 ft *Can not exceed 10 feet.*

C. Calculate Contour Loading Rate: Bed Width (2.B) X Design Media Loading Rate (1.E)

$$10 \text{ ft}^2 \times 1.2 \text{ GPD/ft}^2 = 12.0 \text{ gal/ft} \quad \text{Can not exceed Table 1}$$

D. Calculate Minimum Dispersal Bed Length: Dispersal Bed Area (2.A) ÷ Bed Width (2.B) = Bed Length

$$380 \text{ ft}^2 \div 10 \text{ ft} = 38.0 \text{ ft}$$

3. ABSORPTION AREA SIZING

A. Calculate Absorption Width: Bed Width (2.B) X Mound Absorption Ratio (1.F) = Absorption Width

$$10.0 \text{ ft} \times 2.0 = 20.0 \text{ ft}$$

B. For slopes from 0 to 1%, the Absorption Width is measured from the bed equally in both directions.

Absorption Width Beyond the Bed: Absorption Width (3.A) - Bed Width (2.B) ÷ 2 = Width beyond Bed

$$(20.0 \text{ ft} - 10.0 \text{ ft}) \div 2 = 5.0 \text{ ft}$$

4. DISTRIBUTION MEDIA: ROCK

A. Media Volume: Media Depth below and above pipe X Length X Width

$$1.00 \text{ ft} \times 38.0 \text{ ft} \times 10.0 \text{ ft} = 380 \text{ ft}^3 \div 27 = 14.1 \text{ yd}^3$$

5. DISTRIBUTION MEDIA: REGISTERED TREATMENT PRODUCTS: CHAMBERS AND EZFLOW

A. Enter Dispersal Media:

B. Enter the Component: Length: ft Width: ft Depth: ft

C. Number of Components per Row = Bed Length divided by Component Length (Round up)

$$\text{ft} \div \text{ft} = \text{components/row}$$

D. Actual Bed Length = Number of Components/row X Component Length:

$$\text{components} \times \text{ft} = \text{ft}$$

E. Number of Rows = Bed Width divided by Component Width

$$\text{ft} \div \text{ft} = \text{rows} \text{ Adjust width so this is an whole number.}$$

F. Total Number of Components = Number of Components per Row X Number of Rows

$$\text{components} \times \text{rows} = \text{components}$$

6. MOUND SIZING

A. Calculate Clean Sand Lift: 3 feet minus Depth to Limiting Condition = Clean Sand Lift (1 ft minimum)

$$3.0 \text{ ft} - 2.5 \text{ ft} = 1.0 \text{ ft} \text{ Design Sand Lift (optional): } \text{ft}$$

B. Upslope Mound Height = Clean Sand Lift + Depth of Media + Depth of Cover (1 ft)

$$1.0 \text{ ft} + 1.00 \text{ ft} + 1.0 \text{ ft} = 3.0 \text{ ft}$$

C. Berm Width = Upslope Mound Height (4.B) X 4 (4 is recommended, but could be 3-12)

$$3.0 \text{ ft} \times 4.0 \text{ ft} = 12.0 \text{ ft}$$

D. Total Landscape Width = Berm Width + Dispersal Bed Width + Berm Width

$$12.0 \text{ ft} + 10.0 \text{ ft} + 12.0 \text{ ft} = 34.0 \text{ ft}$$

E. Additional Berm Width necessary for absorption - Absorption Width - Total Landscape Width

$$20.0 \text{ ft} - 34.0 \text{ ft} = 0 \text{ ft} \text{ if number is negative (<0), value is ZERO}$$

F. Final Berm Width = Additional Berm Width + Berm Width

$$0 \text{ ft} + 12.0 \text{ ft} = 12.0 \text{ ft}$$

G. Total Mound Width = Final Berm Width + Dispersal Bed Width + Final Berm Width

$$12.0 \text{ ft} + 10.0 \text{ ft} + 12.0 \text{ ft} = 34.0 \text{ ft}$$

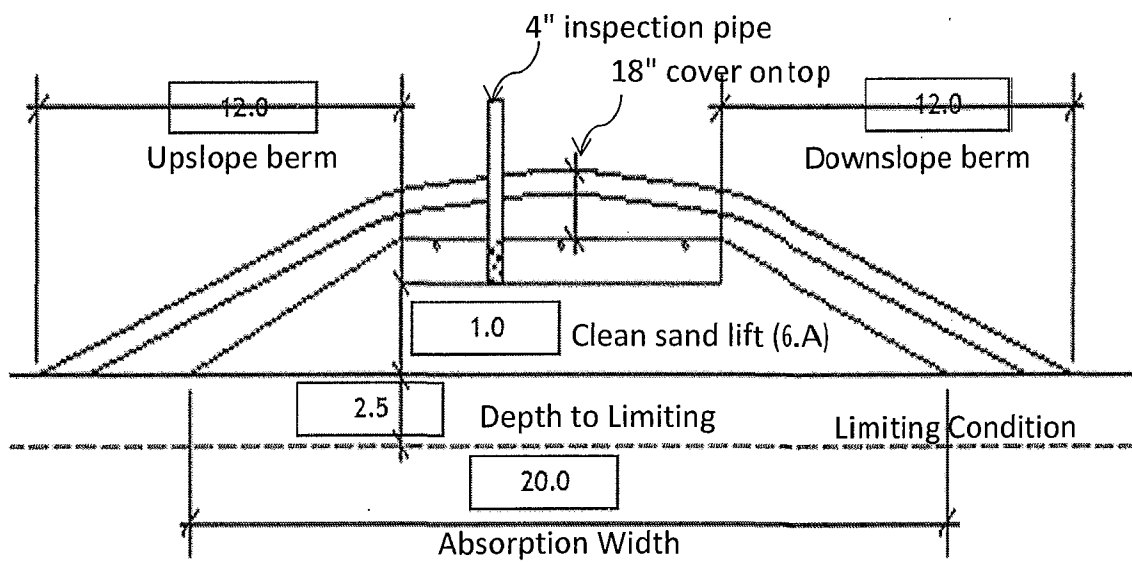
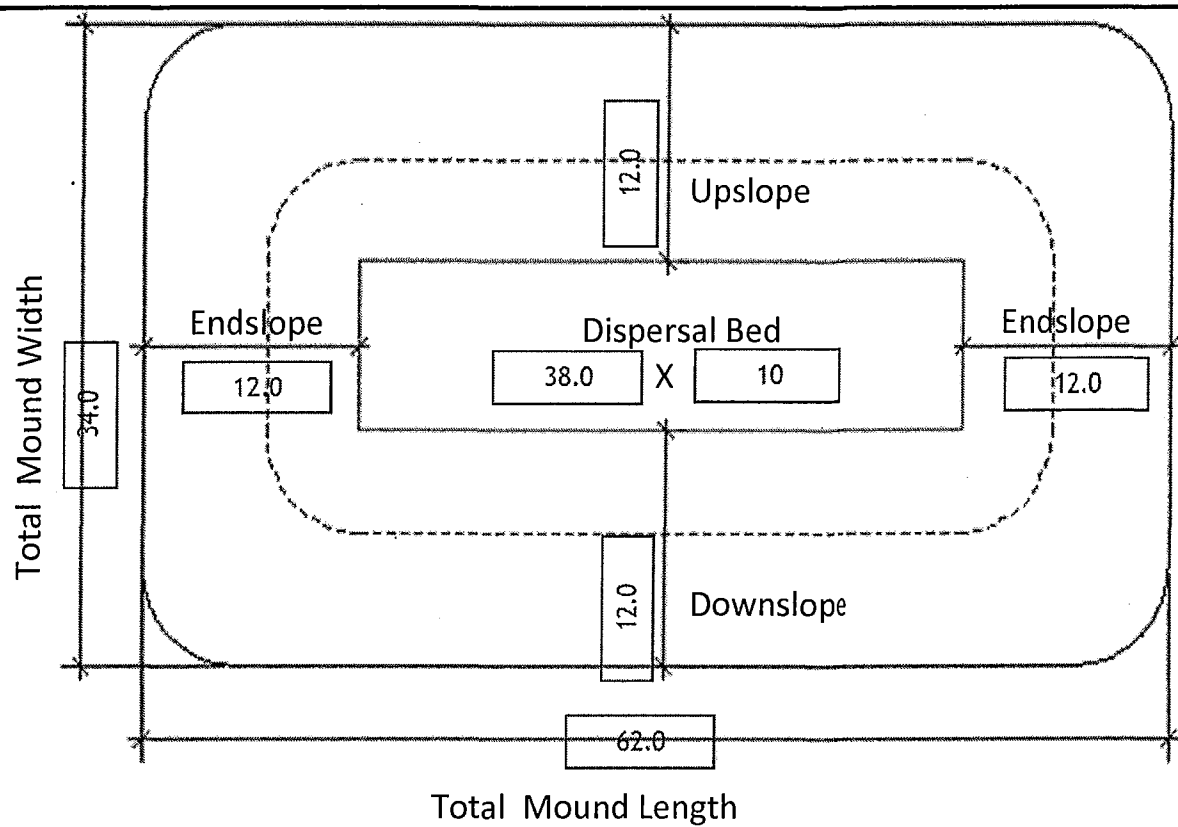
H. Total Mound Length = Final Berm Width + Dispersal Bed Length + Final Berm Width

$$12.0 \text{ ft} + 38.0 \text{ ft} + 12.0 \text{ ft} = 62.0 \text{ ft}$$

I. Setbacks from the Bed: Absorption Width - Dispersal Bed Width divided by 2

$$(20.0 \text{ ft} - 10.0) / 2 = 5.0 \text{ ft}$$

7. MOUND DIMENSIONS



Comments:



Project ID:

v 05.13.14

A. Calculate *Bed (rock) Volume* : *Bed Length (2.C) X Bed Width (2.B) X Depth = Volume (ft³)*

$$\boxed{38.0} \text{ ft} \times \boxed{10.0} \text{ ft} \times 1.0 = \boxed{380.0} \text{ ft}^3$$

Divide ft³ by 27 ft³/yd³ to calculate cubic yards:

$$\boxed{380.0} \text{ ft}^3 \div 27 = \boxed{14.1} \text{ yd}^3$$

Add 20% for constructability:

$$\boxed{14.1} \text{ yd}^3 \times 1.2 = \boxed{16.9} \text{ yd}^3$$

B. Calculate *Clean Sand Volume*:

Volume Under Rock bed: Average Sand Depth x Media Width x Media Length = cubic feet

$$\boxed{1.0} \text{ ft} \times \boxed{10.0} \text{ ft} \times \boxed{38.0} \text{ ft} = \boxed{380.0} \text{ ft}^3$$

For a Mound on a slope from 0-1%

Volume from Length = ((Upslope Mound Height - 1) X Absorption Width Beyond Bed X Media Bed Length)

$$\boxed{3.00} \text{ ft} - 1) \times \boxed{5.00} \times \boxed{38} \text{ ft} = \boxed{380.00}$$

Volume from Width = ((Upslope Mound Height - 1) X Absorption Width Beyond Bed X Media Bed Width)

$$\boxed{3.00} \text{ ft} - 1) \times \boxed{5.00} \times \boxed{10} \text{ ft} = \boxed{100.00}$$

Total Clean Sand Volume: Volume from Length + Volume from Width + Volume Under Media

$$\boxed{380.0} \text{ ft}^3 + \boxed{100.0} \text{ ft}^3 + \boxed{380} \text{ ft}^3 = \boxed{860.0} \text{ ft}^3$$

For a Mound on a slope greater than 1%

Upslope Volume: ((Upslope Mound Height - 1) x 3 x Bed Length) ÷ 2 = cubic feet

$$((\boxed{} \text{ ft} - 1) \times 3.0 \text{ ft} \times \boxed{}) \div 2 = \boxed{} \text{ ft}^3$$

Downslope Volume: ((Downslope Height - 1) x Downslope Absorption Width x Media Length) ÷ 2 = cubic feet

$$((\boxed{} \text{ ft} - 1) \times \boxed{} \text{ ft} \times \boxed{}) \div 2 = \boxed{} \text{ ft}^3$$

Endslope Volume: (Downslope Mound Height - 1) x 3 x Media Width = cubic feet

$$(\boxed{} \text{ ft} - 1) \times 3.0 \text{ ft} \times \boxed{} \text{ ft} = \boxed{} \text{ ft}^3$$

Total Clean Sand Volume: Upslope Volume + Downslope Volume + Endslope Volume + Volume Under Media

$$\boxed{} \text{ ft}^3 + \boxed{} \text{ ft}^3 + \boxed{} \text{ ft}^3 + \boxed{} \text{ ft}^3 = \boxed{} \text{ ft}^3$$

Divide ft³ by 27 ft³/yd³ to calculate cubic yards:

$$\boxed{860.0} \text{ ft}^3 \div 27 = \boxed{31.9} \text{ yd}^3$$

Add 20% for constructability:

$$\boxed{31.9} \text{ yd}^3 \times 1.2 = \boxed{38.2} \text{ yd}^3$$

C. Calculate *Sandy Berm Volume*:

Total Berm Volume (approx): ((Avg. Mound Height - 0.5 ft topsoil) x Mound Width x Mound Length) ÷ 2 = cubic feet

$$(\boxed{3.0} - 0.5) \text{ ft} \times \boxed{34.0} \text{ ft} \times \boxed{62.0} \div 2 = \boxed{2635.0} \text{ ft}^3$$

Total Mound Volume - Clean Sand volume - Rock Volume = cubic feet

$$\boxed{2635.0} \text{ ft}^3 - \boxed{860.0} \text{ ft}^3 - \boxed{380.0} \text{ ft}^3 = \boxed{1395.0} \text{ ft}^3$$

Divide ft³ by 27 ft³/yd³ to calculate cubic yards:

$$\boxed{1395.0} \text{ ft}^3 \div 27 = \boxed{51.7} \text{ yd}^3$$

Add 20% for constructability:

$$\boxed{51.7} \text{ yd}^3 \times 1.2 = \boxed{62.0} \text{ yd}^3$$

D. Calculate *Topsoil Material Volume: Total Mound Width X Total Mound Length X .5 ft*

$$\boxed{34.0} \text{ ft} \times \boxed{62.0} \text{ ft} \times 0.5 \text{ ft} = \boxed{1054.0} \text{ ft}^3$$

Divide ft³ by 27 ft³/yd³ to calculate cubic yards:

$$\boxed{1054.0} \text{ ft}^3 \div 27 = \boxed{39.0} \text{ yd}^3$$

Add 20% for constructability:

$$\boxed{39.0} \text{ yd}^3 \times 1.2 = \boxed{46.8} \text{ yd}^3$$



OSTP Pressure Distribution Design Worksheet



Project ID:

v 05.13.14

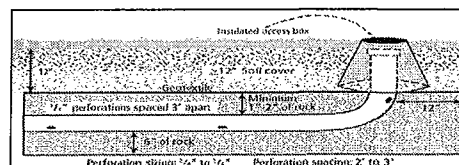
1. Media Bed Width: ft
2. Minimum Number of Laterals in system/zone = Rounded up number of $[(\text{Media Bed Width} - 4) \div 3] + 1$.

$(\text{10} - 4) + 1 = \text{3}$ laterals *Does not apply to at-grades*

3. Designer Selected Number of Laterals: laterals
Cannot be less than line 2 (accept in at-grades)

4. Select Perforation Spacing: ft

5. Select Perforation Diameter Size: in



6. Length of Laterals = Media Bed Length - 2 Feet.

- 2ft = ft *Perforation cannot be closer than 1 foot from edge.*

7. Determine the Number of Perforation Spaces. Divide the Length of Laterals by the Perforation Spacing and round down to the nearest whole number.

Number of Perforation Spaces = ft \div ft = Spaces

Number of Perforations per Lateral is equal to 1.0 plus the Number of Perforation Spaces. Check table

8. below to verify the number of perforations per lateral guarantees less than a 10% discharge variation. The value is double with a center manifold.

Perforations Per Lateral = Spaces + 1 = Perfs. Per Lateral

Maximum Number of Perforations Per Lateral to Guarantee <10% Discharge Variation										
1/4 Inch Perforations						7/32 Inch Perforations				
Perforation Spacing (Feet)	Pipe Diameter (Inches)					Perforation Spacing (Feet)	Pipe Diameter (Inches)			
	1	1 1/4	1 1/2	2	3		1	1 1/4	1 1/2	2
2	10	13	18	30	60	2	11	16	21	34
2 1/2	8	12	16	28	54	2 1/2	10	14	20	32
3	8	12	16	25	52	3	9	14	19	30
3/16 Inch Perforations						1/8 Inch Perforations				
Perforation Spacing (Feet)	Pipe Diameter (Inches)					Perforation Spacing (Feet)	Pipe Diameter (Inches)			
	1	1 1/4	1 1/2	2	3		1	1 1/4	1 1/2	2
2	12	18	26	46	87	2	21	33	44	74
2 1/2	12	17	24	40	80	2 1/2	20	30	41	69
3	12	16	22	37	75	3	20	29	38	64

9. Total Number of Perforations equals the Number of Perforations per Lateral multiplied by the Number of Perforated Laterals.

Perf. Per Lat. X Number of Perf. Lat. = Total Number of Perf.

10. Select Type of Manifold Connection (End or Center): ☒ End ☐ Center

11. Select Lateral Diameter (See Table): in



OSTP Pressure Distribution Design Worksheet



12. Calculate the *Square Feet per Perforation*. Recommended value is 4-11 ft² per perforation.

Does not apply to At-Grades

a. *Bed Area* = Bed Width (ft) X Bed Length (ft)

$$10 \text{ ft} \times 38 \text{ ft} = 380 \text{ ft}^2$$

b. *Square Foot per Perforation* = Bed Area divided by the Total Number of Perforations.

$$380 \text{ ft}^2 \div 39 \text{ perforations} = 9.7 \text{ ft}^2/\text{perforations}$$

13. Select *Minimum Average Head*: 1.0 ft

14. Select *Perforation Discharge* (GPM) based on Table: 0.74 GPM per Perforation

15. Determine required *Flow Rate* by multiplying the Total Number of Perfs. by the Perforation Discharge.

$$39 \text{ Perfs} \times 0.74 \text{ GPM per Perforation} = 29 \text{ GPM}$$

16. *Volume of Liquid Per Foot of Distribution Piping* (Table II): 0.110 Gallons/ft

17. *Volume of Distribution Piping* =

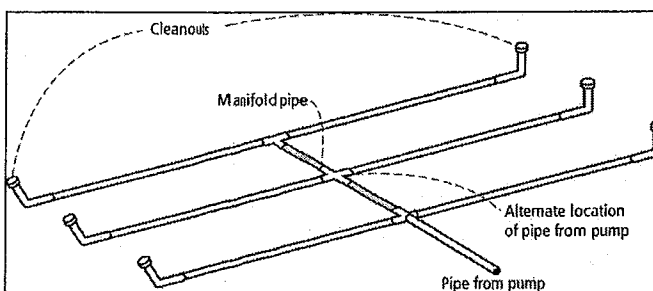
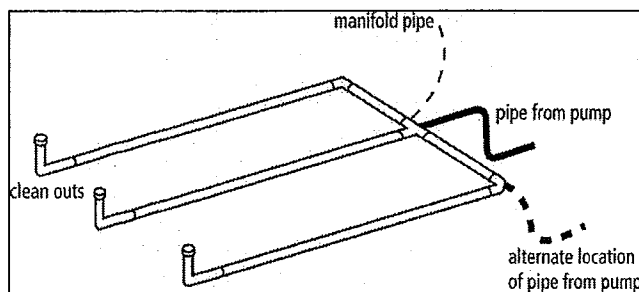
= [Number of Perforated Laterals X Length of Laterals X (Volume of Liquid Per Foot of Distribution Piping)]

$$3 \times 36 \text{ ft} \times 0.110 \text{ gal/ft} = 11.9 \text{ Gallons}$$

18. Minimum Delivered Volume = Volume of Distribution Piping X 4

$$11.9 \text{ gals} \times 4 = 47.5 \text{ Gallons}$$

Table II Volume of Liquid in Pipe	
Pipe Diameter (inches)	Liquid Per Foot (Gallons)
1	0.045
1.25	0.078
1.5	0.110
2	0.170
3	0.380
4	0.661



Comments/Special Design Considerations:



Minnesota Pollution
Control Agency

OSTP Basic Pump Selection Design Worksheet

UNIVERSITY
OF MINNESOTA



1. PUMP CAPACITY

Project ID:

Pumping to Gravity or Pressure Distribution:

☐ Gravity

☒ Pressure

Selection required

1. If pumping to gravity enter the gallon per minute of the pump:

GPM (10 - 45 gpm)

2. If pumping to a pressurized distribution system:

29.0 GPM

3. Enter pump description:

2. HEAD REQUIREMENTS

A. Elevation Difference

21 ft

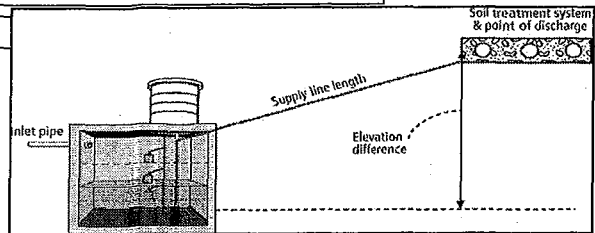
between pump and point of discharge:

B. Distribution Head Loss:

5 ft

C. Additional Head Loss:

ft (due to special equipment, etc.)



Distribution Head Loss	
Gravity Distribution = 0ft	
Pressure Distribution based on Minimum Average Head Value on Pressure Distribution Worksheet:	
Minimum Average Head	Distribution Head Loss
1ft	5ft
2ft	6ft
5ft	10ft

Table I. Friction Loss in Plastic Pipe per 100ft

Flow Rate (GPM)	Pipe Diameter (inches)			
	1	1.25	1.5	2
10	9.1	3.1	1.3	0.3
12	12.8	4.3	1.8	0.4
14	17.0	5.7	2.4	0.6
16	21.8	7.3	3.0	0.7
18		9.1	3.8	0.9
20		11.1	4.6	1.1
25		16.8	6.9	1.7
30		23.5	9.7	2.4
35			12.9	3.2
40			16.5	4.1
45			20.5	5.0
50				6.1
55				7.3
60				8.6
65				10.0
70				11.4
75				13.0
85				16.4
95				20.1

D. 1. Supply Pipe Diameter:

2.0 in

2. Supply Pipe Length:

180 ft *130'*

E. Friction Loss in Plastic Pipe per 100ft from Table I:

Friction Loss = 2.23 ft per 100ft of pipe

F. Determine Equivalent Pipe Length from pump discharge to soil dispersal area discharge point. Estimate by adding 25% to supply pipe length for fitting loss. Supply Pipe Length (D.2) X 1.25 = Equivalent Pipe Length

180 ft X 1.25 = 225.0 ft

G. Calculate Supply Friction Loss by multiplying Friction Loss Per 100ft (Line E) by the Equivalent Pipe Length (Line F) and divide by 100.

Supply Friction Loss =

2.23 ft per 100ft X 225.0 ft ÷ 100 = 5.0 ft

H. Total Head requirement is the sum of the Elevation Difference (Line A), the Distribution Head Loss (Line B), Additional Head Loss (Line C), and the Supply Friction Loss (Line G)

15 ft + 5.0 ft + ft + 5.0 ft = 31.0 ft

3. PUMP SELECTION

A pump must be selected to deliver at least 29.0 GPM (Line 1 or Line 2) with at least 31.0 feet of total head.

Comments:

25.00



DETERMINE TANK CAPACITY AND DIMENSIONS			Project ID:	v 05.13.14
1.	<p>A. Design Flow (Design Sum. 1A):</p> <p>B. Min. required pump tank capacity:</p> <p>D. Pump tank description:</p>	<div style="border: 1px solid black; width: 100px; height: 20px; margin-bottom: 5px; text-align: center;">450</div> GPD <div style="border: 1px solid black; width: 100px; height: 20px; margin-bottom: 5px; text-align: center;">500</div> Gal <div style="border: 1px solid black; width: 300px; height: 20px; margin-bottom: 5px;"></div> Demand to Pressure	<p>C. Recommended pump tank capacity:</p> <div style="border: 1px solid black; width: 100px; height: 20px; margin-bottom: 5px; text-align: center;">625</div> Gal	
MEASURED TANK CAPACITY (existing tanks):				
2.	<p>A. Rectangle area = Length (L) X Width (W)</p> <div style="display: flex; align-items: center; margin-bottom: 10px;"> <div style="border: 1px solid black; width: 80px; height: 20px; margin-right: 5px;"></div> ft X <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 10px; margin-right: 5px;"></div> ft = <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 10px; margin-right: 5px;"></div> ft² </div> <p>B. Circle area = 3.14r² (3.14 X radius X radius)</p> <div style="display: flex; align-items: center; margin-bottom: 10px;"> <div style="text-align: center;">3.14 X</div> <div style="border: 1px solid black; width: 80px; height: 20px; margin: 0 5px;"></div> <div style="text-align: center;">ft</div> <div style="margin: 0 5px;">=</div> <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 5px;"></div> ft² </div> <p>C. Calculate Gallons Per Inch. Multiply the area from 1.A or 1.B, by 7.5 to determine the gallons per foot the tank holds and divide by 12 to calculate the gallons per inch.</p> <div style="display: flex; align-items: center; margin-bottom: 10px;"> <div style="border: 1px solid black; width: 80px; height: 20px; margin-right: 5px;"></div> ft² <div style="margin: 0 5px;">X</div> <div style="margin: 0 5px;">7.5 gal/ft³ ÷ 12 in/ft</div> <div style="margin: 0 5px;">=</div> <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 5px;"></div> Gallons per inch </div> <p>D. Calculate Total Tank Volume</p> <p>Depth from bottom of inlet pipe to tank bottom:</p> <div style="border: 1px solid black; width: 80px; height: 20px; margin-bottom: 5px; text-align: center;"></div> in <p>Total Tank Volume = Depth from bottom of inlet pipe (Line 4.A) X Gallons/Inch (Line 2)</p> <div style="display: flex; align-items: center; margin-bottom: 10px;"> <div style="border: 1px solid black; width: 80px; height: 20px; margin-right: 5px;"></div> in X <div style="border: 1px solid black; width: 80px; height: 20px; margin: 0 5px; text-align: center;">14.5</div> Gallons Per Inch = <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 5px;"></div> Gallons </div>			
MANUFACTURER'S SPECIFIED TANK CAPACITY (when available):				
3.	<p>A. Tank Manufacturer:</p> <p>B. Tank Model:</p> <p>C. Capacity from manufacturer:</p> <p>D. Gallons per inch from manufacturer:</p> <p>E. Liquid depth of tank from manufacturer:</p>		<div style="border: 1px solid black; width: 200px; height: 20px; margin-bottom: 5px; text-align: center;">Brown- Wilbert</div> <div style="border: 1px solid black; width: 200px; height: 20px; margin-bottom: 5px; text-align: center;">625PT</div> <div style="border: 1px solid black; width: 80px; height: 20px; margin-bottom: 5px; text-align: center;">631</div> Gallons <div style="border: 1px solid black; width: 80px; height: 20px; margin-bottom: 5px; text-align: center;">14.5</div> Gallons per inch <div style="border: 1px solid black; width: 80px; height: 20px; margin-bottom: 5px; text-align: center;">43.0</div> inches	
<p style="text-align: right; font-size: small;">Note: Design calculations are based on this specific tank. Substituting a different tank model will change the pump float or timer settings. Contact designer if changes are necessary.</p>				
DETERMINE DOSING VOLUME				
<p>4. Calculate Volume to Cover Pump (The inlet of the pump must be at least 4-inches from the bottom of the pump tank & 2 inches of water covering the pump is recommended)</p> <p>(Pump and block height + 2 inches) X Gallons Per Inch (2C or 3E)</p> <div style="display: flex; align-items: center; margin-bottom: 10px;"> <div style="border: 1px solid black; width: 80px; height: 20px; margin-right: 5px; text-align: center;">12</div> in + 2 inches X <div style="border: 1px solid black; width: 80px; height: 20px; margin: 0 5px; text-align: center;">14.5</div> Gallons Per Inch = <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 5px; text-align: center;">203</div> Gallons </div> <p>5. Minimum Delivered Volume = 4 X Volume of Distribution Piping:</p> <p>- Line 17 of the Pressure Distribution or Line 11 of Non-level</p> <div style="border: 1px solid black; width: 80px; height: 20px; margin-bottom: 5px; text-align: center;">48</div> Gallons (minimum dose) <p>6. Calculate Maximum Pumpout Volume (25% of Design Flow)</p> <p>Design Flow:</p> <div style="border: 1px solid black; width: 80px; height: 20px; margin-right: 5px; text-align: center;">450</div> GPD X 0.25 = <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 5px; text-align: center;">113</div> Gallons (maximum dose)				
<p>7. Select a pumpout volume that meets both Minimum and Maximum:</p> <div style="border: 1px solid black; width: 80px; height: 20px; margin-bottom: 5px; text-align: center;">101</div> Gallons				
<p>8. Calculate Doses Per Day = Design Flow ÷ Delivered Volume</p> <div style="display: flex; align-items: center; margin-bottom: 10px;"> <div style="border: 1px solid black; width: 80px; height: 20px; margin-right: 5px; text-align: center;">450</div> gpd ÷ <div style="border: 1px solid black; width: 80px; height: 20px; margin: 0 5px; text-align: center;">101</div> gal = <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 5px; text-align: center;">4</div> Doses </div> <p>9. Calculate Drainback:</p> <p>A. Diameter of Supply Pipe =</p> <div style="border: 1px solid black; width: 80px; height: 20px; margin-bottom: 5px; text-align: center;">2</div> inches <p>B. Length of Supply Pipe =</p> <div style="border: 1px solid black; width: 80px; height: 20px; margin-bottom: 5px; text-align: center;">180</div> feet <p>C. Volume of Liquid Per Lineal Foot of Pipe =</p> <div style="border: 1px solid black; width: 80px; height: 20px; margin-bottom: 5px; text-align: center;">0.170</div> Gallons/ft <p>D. Drainback = Length of Supply Pipe X Volume of Liquid Per Lineal Foot of Pipe</p> <div style="display: flex; align-items: center; margin-bottom: 10px;"> <div style="border: 1px solid black; width: 80px; height: 20px; margin-right: 5px; text-align: center;">180</div> ft X <div style="border: 1px solid black; width: 80px; height: 20px; margin: 0 5px; text-align: center;">0.170</div> gal/ft = <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 5px; text-align: center;">30.6</div> Gallons </div> <p>10. Total Dosing Volume = Delivered Volume plus Drainback</p> <div style="display: flex; align-items: center; margin-bottom: 10px;"> <div style="border: 1px solid black; width: 80px; height: 20px; margin-right: 5px; text-align: center;">101</div> gal + <div style="border: 1px solid black; width: 80px; height: 20px; margin: 0 5px; text-align: center;">30.6</div> gal = <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 5px; text-align: center;">132</div> Gallons </div> <p>11. Minimum Alarm Volume = Depth of alarm (2 or 3 inches) X gallons per inch of tank</p> <div style="display: flex; align-items: center; margin-bottom: 10px;"> <div style="border: 1px solid black; width: 80px; height: 20px; margin-right: 5px; text-align: center;">2</div> in X <div style="border: 1px solid black; width: 80px; height: 20px; margin: 0 5px; text-align: center;">14.5</div> gal/in = <div style="border: 1px solid black; width: 80px; height: 20px; margin-left: 5px; text-align: center;">29.0</div> Gallons </div>				

Volume of Liquid in Pipe	
Pipe Diameter (inches)	Liquid Per Foot (Gallons)
1	0.045
1.25	0.078
1.5	0.110
2	0.170
3	0.380
4	0.661



TIMER or DEMAND FLOAT SETTINGS

Select Timer or Demand Dosing:

☐ Timer

☒ Demand Dose

A. Timer Settings

12. Required Flow Rate :

A. From Design (Line 12 of Pressure Distribution or Line 10 of Non-Level*):

GPM

B. Or calculated: $GPM = \text{Change in Depth (in)} \times \text{Gallons Per Inch} / \text{Time Interval in Minutes}$

in \times gal/in \div min = GPM

**Note: This value must be adjusted after installation based on pump calibration.*

13. Flow Rate from Line 12.A or 12.B above.

GPM

14. Calculate **TIMER ON** setting:

Total Dosing Volume / GPM

gal \div gpm = Minutes ON

15. Calculate **TIMER OFF** setting:

Minutes Per Day (1440) / Doses Per Day - Minutes On

1440 min \div doses/day - min = Minutes OFF

16. Pump Off Float - Measuring from bottom of tank:

Distance to set Pump Off Float = Gallons to Cover Pump / Gallons Per Inch:

gal \div gal/in = Inches

17. Alarm Float - Measuring from bottom of tank:

Distance to set Alarm Float = Tank Depth(4A) \times 90% of Tank Depth

in \times 0.90 = in

B. DEMAND DOSE FLOAT SETTINGS

18. Calculate Float Separation Distance using Dosing Volume .

Total Dosing Volume / Gallons Per Inch

132 gal \div 14.5 gal/in = 9.1 Inches

19. Measuring from bottom of tank:

A. Distance to set Pump Off Float = Pump + block height + 2 inches

12 in + 2 in = 14 Inches

B. Distance to set Pump On Float = Distance to Set Pump-Off Float + Float Separation Distance

14 in + 9.1 in = 23 Inches

C. Distance to set Alarm Float = Distance to set Pump-On Float + Alarm Depth (2-3 inches)

23 in + 2.0 in = 25 Inches

FLOAT SETTINGS

DEMAND DOSING

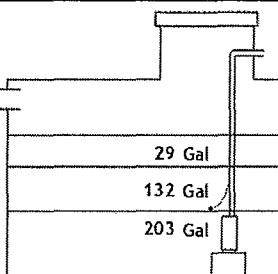
Inches for Dose:

9.1 in

Alarm Depth 25.1 in

Pump On 23.1 in

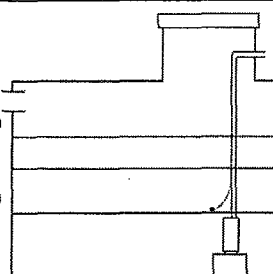
Pump Off 14.0 in



TIMED DOSING

Alarm Depth _____ in

Pump Off _____ in



***** FOR OFFICE USE ONLY *****

Application Approved by: Laurie Stolt Date: 9/16/16
 Amount Paid \$150.00 Receipt Number 217801- Permit Number _____
 NOTES: 630293

INSPECTION REPORT

Home Information

Does the structure contain any of the following elements?

Garbage disposer Yes No Dishwasher Yes No
 Grinder pump Yes No Lift pump in basement Yes No
 Effluent screen installed? Yes No Effluent screen manufacturer _____

Alarm required? Yes No Alarm Type Electric Alarm manufacturer _____

Lift pump in system? Yes No Pump manufacturer 29gpm 29' head

Number of bedrooms 3

Component Information

Tank size 1500 2/c 125 1/4 Tank manufacturer Brown

Drainfield size 380 sq. ft. Medium manufacturer 10' x 38' mound
 Drainfield medium _____
 Drainfield medium size/depth _____

Soil Verification

Vertical separation verified for Boring #1 on _____ Depth 136"

Vertical separation verified for Boring #2 on _____ Depth _____

Vertical separation verified for Boring #3 on _____ Depth _____

Setback Verification

	TANK	DRAINFIELD
Distance to Well	<u>+50'</u>	<u>+50'</u>
Distance to Building	<u>+10'</u>	<u>+20'</u>
Distance to Property Line	<u>+10'</u>	<u>+10'</u>
Distance to OHW of Lake	<u>+75'</u>	<u>+75'</u>
Distance to Pressure Line	<u>+50'</u>	<u>+50'</u>
Distance to Wetland/Protected Water	<u>-</u>	<u>-</u>

Date System Installed 9/15/16 Installer Tim Stanger ETC Inspector Laurie Stolt

CERTIFICATE OF COMPLIANCE

() Certificate Is Hereby Denied

(X) Certificate is Hereby Granted Based upon the Application, addendum from, plans, specifications and all other supporting data.
 With property maintenance, this system can be expected to function satisfactory, however, this is not a guarantee.

Signature Laurie Stolt Title ITS Inspector Date 9/15/16

(Certificate of Compliance is not valid unless signed by a Registered Qualified Employee)

008460

Document No. 008460
CERTIFICATE NUMBER 3253
VOL 9 PAGE 281STATE OF MINNESOTA,
COUNTY OF BECKER
OFFICE OF THE REGISTRAR OF TITLES.
This is to certify that the within instrument
was filed for registration in this office at
Detroit Lakes, on 6/30/2009 at 11:42 AMDarlene Maneral
REGISTRAR OF TITLES

CERTIFICATE OF REAL ESTATE VALUE FILED. #5573

No delinquent taxes and transfer entered
this 30 day of June, 2009Ryan L. Tangen
Becker County Auditor/TreasurerBy KO Deputy

28.0119.000 Split ✓

Surveyors Sketch () not required
(✓) Not Survey Book 20 Page 61WARRANTY DEED
TRUSTEE'S DEED

BECKER COUNTY DEED TAX

DEED TAX DUE HEREON: \$ 1244.4811760 AMT. PD. \$ 1,244.48
Receipt # 424456
Becker County Auditor/TreasurerDate: June 19, 2009FOR VALUABLE CONSIDERATION, John Lyngstad a/k/a John O. Lyngstad III and Elizabeth Lyngstad, husband and wife, and Lorraine F. Lyngstad, as Trustee of the Lorraine F. Lyngstad Amended and Restated Trust Agreement dated August 28, 2002, Grantors, hereby warrant and convey to **James R. DeBoer and Tana Lee DeBoer**, Grantees as Joint Tenants, real property in Becker County, Minnesota, described as follows:

A parcel of land in Government Lot 5 of Section 19, Township 140 North, Range 38 West of the Fifth Principal Meridian, in Becker County, Minnesota, more particularly described as follows:

Commencing at the southwest corner of said Section 19; thence South 90 degrees 00 minutes 00 seconds East on an assumed bearing on the south line of said Section 19, for a distance of 186.67 feet; thence North 14 degrees 53 minutes 45 seconds West for a distance of 33.00 feet; thence North 56 degrees 23 minutes 54 seconds East for a distance of 73.51 feet; thence North 86 degrees 04 minutes 42 seconds East for a distance of 169.47 feet; thence North 01 degree 00 minutes 23 seconds East for a distance of 444.01 feet to the point of beginning; thence North 42 degrees 11 minutes 16 seconds East for a distance of 158.36 feet; thence North 25 degrees 04 minutes 44 seconds East for a distance of 144 feet more or less to the shoreline of Island Lake; thence northwesterly, westerly and southwesterly along said shoreline of Island lake to the intersection of said shoreline with a line that bears North 41 degrees 08 minutes 23 seconds West from the point of Beginning; thence South 41 degrees 08 minutes 23 seconds East for a distance of 234 feet more or less to the point of beginning.

Containing 1.39 acres more or less.

Together with a 25 foot wide easement for access and egress purposes over and across that portion of Government Lot 5 of Section 19, Township 140 North, Range 38 West of the Fifth Principal Meridian, in Becker County, Minnesota. Said 25 foot wide easement being 12.50 feet on both sides of the following described centerline:

Commencing at the southwest corner of said Section 19; thence East on an assumed bearing on the South line of said Section 19, for a distance of 186.67 feet; thence North 14 degrees 53 minutes 45 seconds West for a distance of 33.00 feet; thence North 56 degrees 23 minutes 54 seconds East for a distance of 73.51 feet; thence North 86 degrees 04 minutes 42 seconds East for a distance of 169.47 feet; thence North 01 degree 00 minutes 23 seconds East for a

well ✓
Charge ✓
Paid ✓
Numerical ✓
Tract ✓
Grantor ✓
Grantee ✓BECKER COUNTY RECORDER
Well Certificate Received JUN 30 2009
Darlene Maneral
Doty KO Co. Recorder

Ramstad

distance of 444.01 feet; thence North 42 degrees 11 minutes 16 seconds East for a distance of 122.08 feet to the point of beginning of said centerline; thence South 10 degrees 19 minutes 02 seconds West for a distance of 30.54 feet; thence South 43 degrees 58 minutes 47 seconds East for a distance of 55.39 feet; thence South 48 degrees 14 minutes 09 seconds East for a distance of 94.23 feet; thence South 29 degrees 00 minutes 45 seconds East for a distance of 40.52 feet; thence South 05 degrees 45 minutes 32 seconds East for a distance of 21.64 feet; thence South 6 degrees 15 minutes 43 seconds West for a distance of 65.00 feet; thence South 21 degrees 15 minutes 43 seconds West for a distance of 45.25 feet to a point on the centerline of the easement recorded at Document Number 338989 in the office of the Becker County Recorder and there terminating.

The side lines of said easement shall be lengthened or shortened to terminate on the southeast line of the above described parcel and on the centerline of the easement recorded at Document Number 338989 in the office of the Becker County Recorder.

INCLUDING a perpetual non-exclusive 33.00 foot wide easement for driveway purposes over, under and across that part of Government Lot 5, Section 19, Township 140 North, Range 38 West of the Fifth Principal Meridian in Becker County, Minnesota, the centerline of said easement is described as follows:

Commencing at a found cast iron monument which designates the southwest corner of said Section 19; thence North 90 degrees 00 minutes 00 seconds East 142.64 feet on an assumed bearing along the south line of said Section 19 to the point of beginning of said easement centerline; thence North 47 degrees 47 minutes 02 seconds East 56.44 feet; thence northeasterly on a curve, concave to the southeast, having a central angle of 45 degrees 35 minutes 47 seconds and a radius of 161.12 feet, for a distance of 128.22 feet (chord bearing North 70 degrees 34 minutes 56 seconds East); thence South 86 degrees 37 minutes 12 seconds East 60.46 feet; thence northeasterly on a curve, concave to the northwest, having a central angle of 62 degrees 55 minutes 20 seconds and a radius of 106.23 feet, for a distance of 116.66 feet (chord bearing North 61 degrees 55 minutes 09 seconds East); thence North 30 degrees 27 minutes 29 seconds East 162.64 feet; thence easterly on a curve, concave to the south, having a central angle of 84 degrees 11 minutes 37 seconds and a radius of 140.87 feet, for a distance of 207.00 feet (chord bearing North 72 degrees 33 minutes 18 seconds East); thence South 65 degrees 20 minutes 54 seconds East 89.38 feet; thence South 81 degrees 12 minutes 45 seconds East 105.07 feet; thence South 84 degrees 19 minutes 07 seconds East 50.80 feet; thence North 78 degrees 12 minutes 01 seconds East 45.68 feet, more or less, to the westerly line of Ronald G. Wekesser and Erma Wekesser's land as established by that certain judgment of the Becker County District Court, said judgment dated August 5, 1985, and recorded in Book 330 of Deeds, Page 269, and said easement centerline there terminates.

The side lines of said easement shall be prolonged or shortened to terminate on the south line of said Section 19 and on the westerly line of said Ronald G. Wekesser and Erma Wekesser's land.

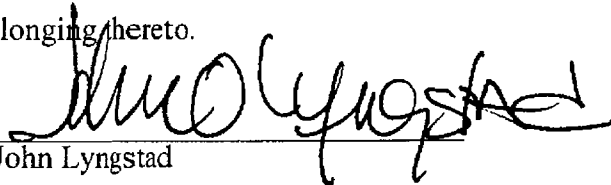
TOGETHER WITH a 66.00 foot wide easement for ingress and egress purposes over, under and across that part of Government Lot 5, Section 30, Township 140 North, Range 38 West, Becker County, Minnesota and over, under and across that part of the Northeast Quarter of the Northeast Quarter, Section 25, Township 140 North, Range 39 West, Becker County, Minnesota said 66.00 foot wide easement being 33.00 feet on each side of the following described centerline:


Commencing at a found cast iron monument at the northwest corner of said Section 30; thence on a bearing of East, assumed bearing along the north line of said Section 30, a distance of 142.64 feet to the point of beginning of the centerline to be described; thence

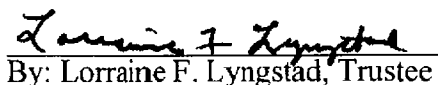
South 56 degrees 38 minutes 38 seconds West 66.30 feet; thence southwesterly 79.29 feet along a tangential curve concave to the southeast having a central angle of 49 degrees 34 minutes 45 seconds and a radius of 91.63 feet; thence South 7 degrees 03 minutes 53 seconds West, tangent to last described curve, a distance of 229.89 feet; thence southwesterly 90.98 feet along a tangential curve concave to the northwest having a central angle of 36 degrees 12 minutes 50 seconds and a radius of 143.95 feet; thence South 43 degrees 16 minutes 43 seconds West, tangent to last described curve, a distance of 15.07 feet, more or less, to the centerline of County Road Number 126 and there terminating.

The sidelines of said 66.00 foot wide easement are prolonged or shortened to terminate at the north line of said Section 30 and at the centerline of said County Road Number 126.

together with all hereditaments and appurtenances belonging hereto.


John Lyngstad

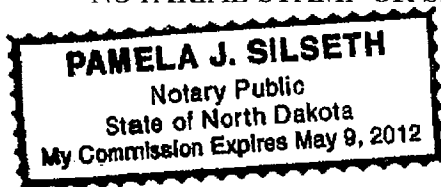

Elizabeth Lyngstad


By: Lorraine F. Lyngstad, Trustee

STATE OF North Dakota
COUNTY OF CASS) ss.

The foregoing instrument was acknowledged before me this 10th day of June, 2009, by John Lyngstad a/k/a John O. Lyngstad III, husband of Elizabeth Lyngstad, Grantor.

NOTARIAL STAMP OR SEAL

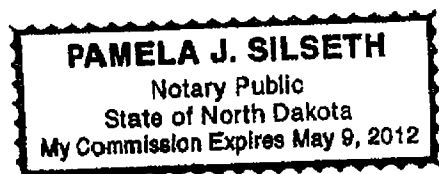



NOTARY PUBLIC
My commission expires:

STATE OF North Dakota
COUNTY OF CASS) ss.

The foregoing instrument was acknowledged before me this 10th day of June, 2009, by Elizabeth Lyngstad, wife of John Lyngstad a/k/a John O. Lyngstad III, Grantor.

NOTARIAL STAMP OR SEAL

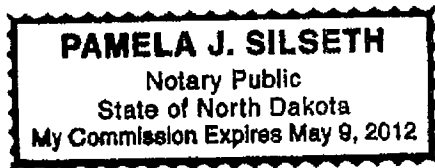



NOTARY PUBLIC
My commission expires:

STATE OF North Dakota)
COUNTY OF CASS) ss.

The foregoing instrument was acknowledged before me this 10th day of June, 2009, by Lorraine F. Lyngstad, as Trustee of the Lorraine F. Lyngstad Amended and Restated Trust Agreement dated August 28, 2002, Grantor.

NOTARIAL STAMP OR SEAL



Pamela J. Silseth
NOTARY PUBLIC
My commission expires:

Tax Statements for the real property described in this instrument should be sent to: (Include name and address of Grantee)

James and Tana Lee Deboer

491 Lonesome Pine Trail
Lino Lakes, MN 55014

I certify the taxes due in the current
tax year for the whole parcel are paid.

Ryan L. Tanager
Becker County Auditor/Treasurer
By KO Deputy

THIS INSTRUMENT WAS DRAFTED BY:

BRIGGS, RAMSTAD & SKOYLES, P.A.

To Charles J. Ramstad
114 West Holmes St.--P.O. Box 683
Detroit Lakes, MN 56502
(218) 847-5653



These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty as to their performance, merchantability, or fitness for any particular purpose.

1:1,128

This map is not a substitute for accurate field surveys or for locating actual property lines and any adjacent features.

Date: 8/27/2020

Becker County





Township 140N - Range 38W

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♦ SEE PAGE 71

SEE PAGE 69

SEE PAGE 37

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SEE PAGE 55



COUNTY OF BECKER

Planning and Zoning

915 Lake Ave, Detroit Lakes, MN 56501

Phone: 218-846-7314 ~ Fax: 218-846-7266

BOARD OF ADJUSTMENT

NOTICE OF PUBLIC HEARING

HEARING DATE AND LOCATION

Thursday, October 8th, 2020 @ 6:00 P.M.

Commissioner's Room-Becker County Courthouse
Detroit Lakes, MN. 56501

** PUBLIC HEARING WITH VIRTUAL OPTION CONDUCTED VIA MICROSOFT TEAMS **

Applicant: MN Tweten Properties LLC
3658 4th St E
West Fargo, ND 58078

Project Location: 12176 Co Hwy 17, Detroit Lakes

APPLICATION AND DESCRIPTION OF PROJECT: Request a variance for forty-one (41) residential units for a shoreland conservation subdivision and a max height of forty-five (45) feet and three floors.

LEGAL LAND DESCRIPTION: Tax ID number: 19.1465.701; Lake Melissa

MOLLY'S GOLDEN RIDGE Lot 001 Block 001, LOTS 1-4, OUTLOT A; Section 21 Township 138 Range 041; Lake View Township

** In response to the COVID-19 public health emergency declared by Governor Walz, the October 8th, 2020 Board of Adjustment Hearing will be conducted with the option to join in person or via Microsoft Teams Meeting as allowed under Minnesota Statutes, Section 13D.021. To join the Microsoft Teams Meeting by phone please dial +1 763-496-5929 and use Conference ID: **770-758-835#** or to access the meeting virtually please follow the link provided on the Becker County website under News & Announcements, "Board of Adjustment Public Hearing Link".

Replies/Comments: Public testimony regarding this application will only be received by email, in writing, or by participating in the remote public hearing. Interested parties are invited to submit to the Becker County Department of Planning, Zoning, and Land Use, written facts, arguments, or objectives before the scheduled date of the Hearing. These statements should bear upon the suitability of the location and the adequacy of the Project and should suggest any appropriate changes believed to be desirable.

PLANNING AND ZONING DEPARTMENT

915 Lake Avenue
Detroit Lakes, MN 56501

EMAIL: rachel.bartee@co.becker.mn.us

To view all application information on this project please visit:

http://www.co.becker.mn.us/government/meetings/planning_zoning/board_adjustments/

If you have questions about the Project, feel free to call 218-846-7314.

Jurisdiction: This Project comes under the Regulatory Jurisdiction of the Becker County Zoning Laws.

Regulatory Authority: This Application will be reviewed according to the provisions of the Becker County Zoning Ordinance. The decision whether to issue a Permit will be based on an evaluation of the probable impact including cumulative impacts, of the proposed activity. That decision will reflect the concern for both protection and utilization of important resources. All factors, which may be relevant to the proposal, will be considered including the cumulative effects: Land Use, Shoreline Protection, Water Supply and Conservation, Safety, Economics, in General, the Needs and Welfare of the People.

** Weather conditions may change the Hearing date and time. If bad weather occurs, please listen to the local Detroit Lakes Radio Stations, or contact the Zoning Office, by 4:30 PM on day of Hearing, for possible rescheduling of the Hearing.

Variance Application Review

Permit # VAR2020-88

Property and Owner Review

Parcel Number(s): **191465701**

Owner: **MM TWETEN PROPERTIES LLC**

Township-S/T/R: **LAKE VIEW-21/138/041**

Mailing Address:

MM TWETEN PROPERTIES LLC

3658 4TH ST E

WEST FARGO ND 58078

Site Address: **12176 CO HWY 17**

Lot Recording Date:

Original Permit Nbr: **NA**

Legal Descr: **Lot 001 Block 001 of MOLLY'S GOLDEN RIDGE LOTS 1-4, OUTLOT A**

Variance Details Review

Variance Request Reason(s):



Setback Issues



Alteration to non-conforming structure



Lot size not in compliance



Topographical Issues (slopes, bluffs, wetlands)



Other

If 'Other', description:

Description of Variance Request: **variance for 41 residential units and a height restriction of 45'**

OHW Setback: **200 '**

Side Lot Line Setback: **South - 53' North - 25'**

Rear Setback (non-lake): **200'**

Bluff Setback: **75'**

Road Setback: **200 '**

Road Type: **County**

Existing Imp. Surface Coverage:

Proposed Imp. Surface Coverage: **21%**

Existing Structure Sq Ft:

Proposed Structure Sq Ft: **23,000 sf per floor. 3 floors = 69,000 sf**

Existing Structure Height:

Proposed Structure Height: **45'**

Existing Basement Sq Ft:

Proposed Basement Sq Ft: **underground parking- 23,000 sf**

Change to roofline? **No**

Change to main structural framework? **No**

Other Questions Review

1. Is the variance in harmony with the purposes and intent of the ordinance? **Yes**

Explain: **The ordinance is geared toward maintaining residential units which is in unison with our proposed project.**

2. Is the Variance consistent with the Becker County Comprehensive Plan? **Yes**

Explain: **Our project will be strictly residential which is in line with the current Comprehensive Plan.**

3. Does the proposal put the property to use in a reasonable manner? **Yes**

Explain: **It provides a high-end residential option for an under-served population which we feel is a reasonable manner.**

4. Are there circumstances unique to the property? **Yes**

Explain: **The uniqueness comes with the opportunity to provide permanent ownership for individuals within the same demographic.**

5. Will the variance maintain the essential character of the locality? **Yes**

Explain: **The essential character of the neighborhood is maintained by providing an option for the senior**

residents of the area lakes to remain living there. It also provides an opportunity for younger families to purchase properties that become available with the relocation of the existing residents.

N I L E

September 14, 2020

Becker County Zoning Office
915 Lake Avenue
Detroit Lakes, MN 56501
Office: 218.846.7314

RE: Variance Request

Greetings Commissioners,

We address you today regarding our proposed project on Lake Melissa. We would like to submit our formal request to vary from the current Becker County Zoning Ordinances as referenced below. Let me know if you have any questions following your review the information provided:

Project objectives:

- Provide a community-based living option to an underserved population that has similar interests/needs.
- Provide a communal living option that has the same benefits as home ownership.
- Provides the opportunity to enjoy lake life without the stresses of seasonal maintenance and upkeep.
- Provides new opportunities for younger generations to acquire lake property that will be made available by sales from the aging population.

Variance Requests:

In order to realize the benefits of the project as stated above, we would like to ask for your consideration in varying from a few items within your current ordinances as follows:

1. Geographically our site has the ability to accommodate 47 units, which would be in compliant with the density regulations of the current Detroit Lakes City Lakeland Ordinance in Detroit Lakes. However, the current Becker County Zoning Ordinance restricts the density on our site to 8 units.

Request: We would like you to consider the approval of a density increase to accommodate up to 41 units facility on this site. It is important to note that we believe that we will be able to meet the open space requirements even with the increased density.

2. Our site is without the benefit of City sewer and water at this time. Therefore, our building will be served by a drain field and septic system to treat the sanitary sewer and our water needs will be served by well(s). Our storm sewer will be treated by use of a retention pond. All of the facilities will be constructed per State/County regulations. These facilities will take up a considerable amount of space on our site which may create the need to exceed the 2.5 story/30 foot height restriction in the current Becker County Zoning Ordinance.

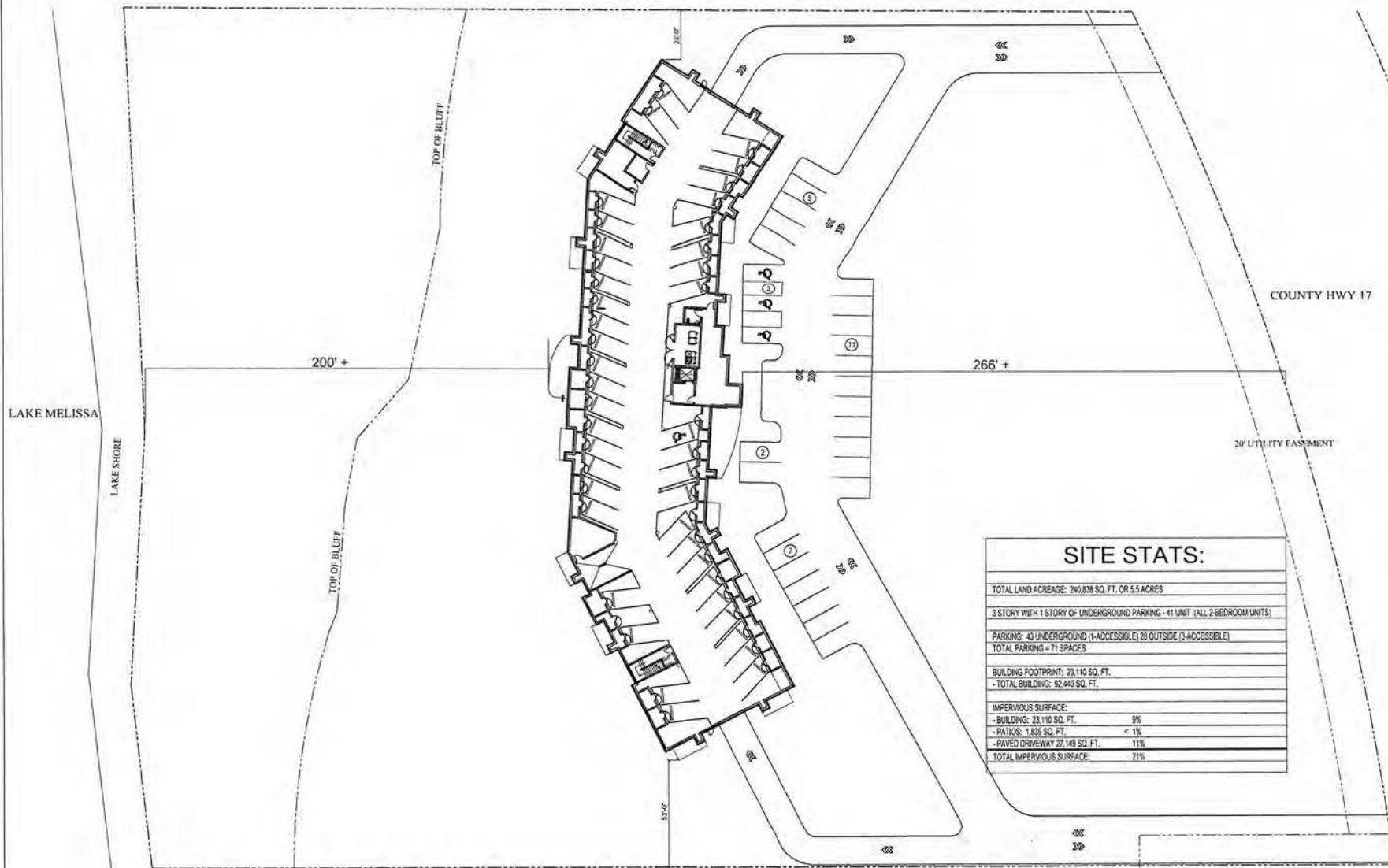
Request: We would like you to consider the approval of an increase to a 3 story/45 foot restriction. We also feel that it is important to note that the increased height should not adversely affect the view of the lake for any of the adjacent property owners given that the site, as it exists today, is naturally elevated from all of the neighboring properties.

We look forward to receiving the results of your discussions and subsequent determination regarding the approval of these requests. Thank you for your time and consideration.

Respectfully Submitted,

A handwritten signature in dark ink, appearing to read "Nathan G. Anderson".

Nathan G. Anderson, President
Nile, Inc.



SITE STATS:

TOTAL LAND ACREAGE:	240,838 SQ. FT. OR 5.5 ACRES
3 STORY WITH 1 STORY OF UNDERGROUND PARKING - 41 UNIT (ALL 2-BEDROOM UNITS)	
PARKING: 43 UNDERGROUND (11-ACCESSIBLE) 28 OUTSIDE (3-ACCESSIBLE)	
TOTAL PARKING = 71 SPACES	
BUILDING FOOTPRINT: 23,110 SQ. FT.	
- TOTAL BUILDING: 92,440 SQ. FT.	
IMPERVIOUS SURFACE:	
- BUILDING: 23,110 SQ. FT.	9%
- PATIOS: 1,839 SQ. FT.	< 1%
- PAVED DRIVEWAY 27,149 SQ. FT.	11%
TOTAL IMPERVIOUS SURFACE:	21%

1
AS-100
ARCHITECTURAL SITE PLAN
NOT TO SCALE



NILE

NORTH DAKOTA
701 Main Avenue
Bismarck, ND 58101
(701) 225-1864
MINNESOTA
361 East Kellogg Boulevard
Saint Paul, MN 55101
(651) 227-9661

www.WeAreNile.com

A COOPERATIVE LIVING
COMMUNITY

41 UNIT CO-OP BUILDING

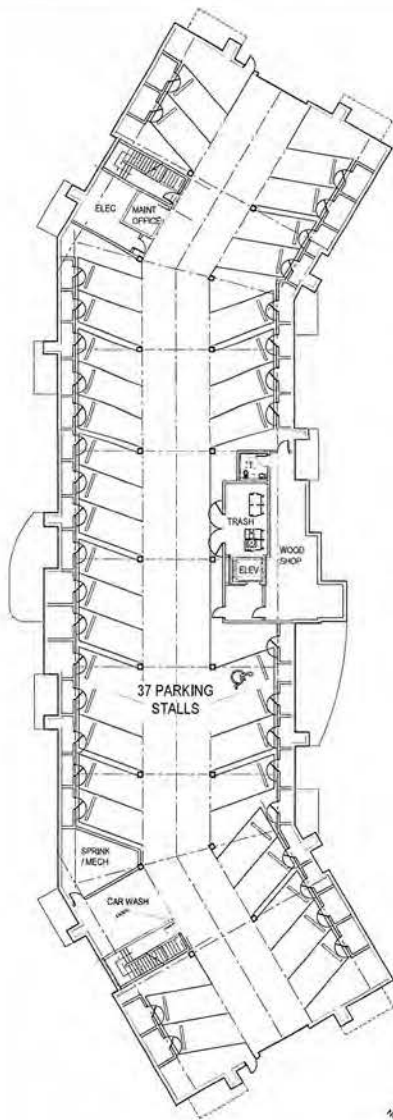
COUNTY ROAD 17 - DETROIT LAKES, MN 55601

REV DATE DESCRIPTION

PROJECT NUMBER: P32013
DRAWN BY: SLH
CHECKED BY:
ISSUED FOR PERMIT: TBD

ARCHITECTURAL SITE
PLAN

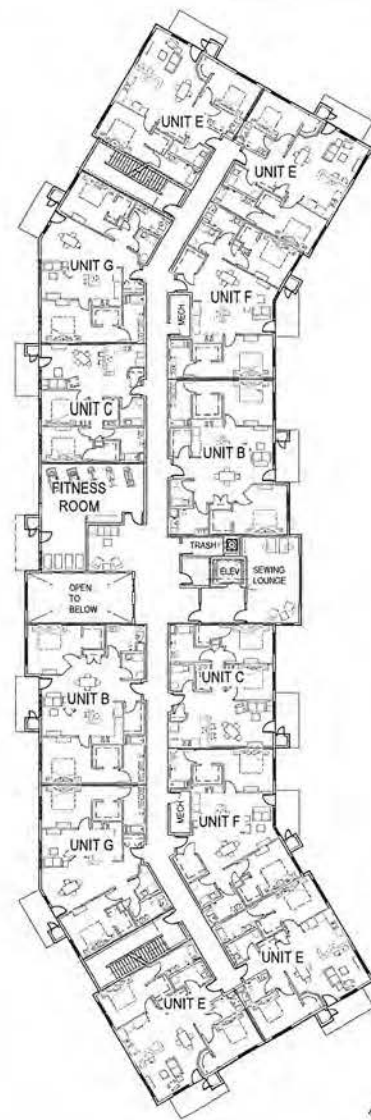
AS-100



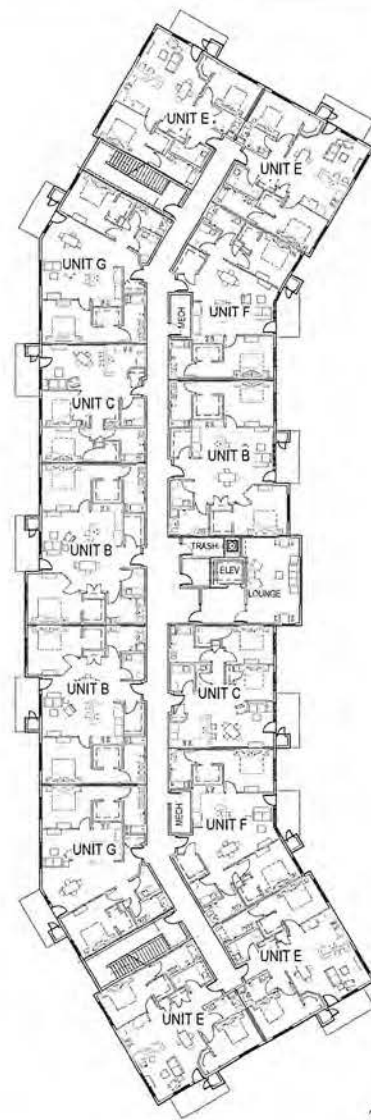
1 UNDERGROUND GARAGE LEVEL PLAN - OPT C
1/8" = 1'-0"



2 1st FLOOR PLAN - OPT C
1/8" = 1'-0"



3 2nd FLOOR PLAN - OPT C
1/8" = 1'-0"



4 3rd FLOOR PLAN - OPT C
1/8" = 1'-0"

NILE

NORTH DAKOTA
700 Main Avenue
Fargo, ND 58103
(701) 233-1300

MINNESOTA
390 East Kellogg Street
Suite 200, St. Paul, MN 55101
(612) 227-0665

GRACEWIN

COOPERATIVE LIVING

REV	DATE	DESCRIPTION

09.14.2020

PROJECT NUMBER:	20025
DRAWN BY:	XXX
CHECKED BY:	XXX
ISSUED FOR PERMIT:	YES

SCHEMATIC FLOOR PLANS
OPTION C
A-100C

© 2025 NILE, INC.

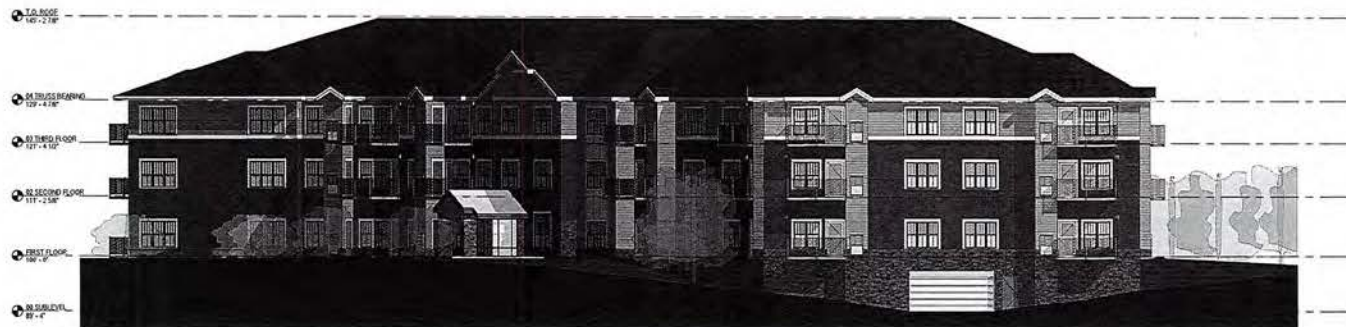
NILE/STEFAN



1 EAST ELEVATION
302' x 147'



2 WEST ELEVATION
302' x 147'



3 NORTH ELEVATION
302' x 147'

7/15/2022 2:15 PM

NILE

NORTH DAKOTA
700 Main Avenue
Fargo, ND 58103
(701) 293-1330
MINNESOTA
381 East Kellogg Boulevard
Saint Paul, MN 55101
(612) 227-0644

www.WEARENILE.COM

PROJECT STATUS

NOT FOR
CONSTRUCTION

GRACEWIN
COOPERATIVE LIVING

REV DATE DESCRIPTION

09.14.2020

PROJECT NUMBER	20025
DRAWN BY	Author
CHECKED BY	Checker
ISSUED FOR PERMIT	TSD

BUILDING
ELEVATIONS

A-201

© 2019 NILE, INC.



1 SOUTH ELEVATION
300' x 14'



2 VIEW FROM STREET LOOKING SOUTH



3 VIEW LOOKING AT FRONT ENTRY



4 VIEW FROM PARKING LOT LOOKING NORTH



5 VIEW FROM STREET

NILE

NORTH DAKOTA
700 Main Avenue
Fargo, ND 58103
(701) 291-1567
MINNESOTA
381 East Kellogg Boulevard
Saint Paul, MN 55101
(612) 227-0446

www.WEARENILE.COM

PROJECT
STATUS

NOT FOR
CONSTRUCTION

GRACEWIN
COOPERATIVE LIVING

REV DATE DESCRIPTION

09.14.2020

PROJECT NUMBER: 20025
DRAWN BY: Author
CHECKED BY: Checker
ISSUED FOR PERMIT: YES

BUILDING
ELEVATIONS &
PERSPECTIVE VIEWS

A-202

© 2019 NILE, INC.

Authorized Agent Form

(If you are the owner completing & signing the site application no need to complete this form)

1. Form must be legible and completed in ink.
2. Check appropriate box(es). Write any specific restrictions on the checked item in the space provided (e.g. "garage site permit" or "valid only on permit applications submitted between 06/01/20XX and 08/01/20XX"). If you want your agent to represent you on a conditional use or variance application and also be authorized to obtain the related permit(s), be sure to check and complete the "permit application" item as well. If an item's box is checked and the accompanying space is left blank, the authorization granted on that item is valid for a period of one year from the date of signature on this form until Becker County Planning and Zoning receives signed, written notification from the property owner(s) stating otherwise or the property's ownership changes.

I (we), MUNWISTEN PROPERTIES, LLC hereby authorize NILE, INC. to act
(landowner-print name) (agent-print name)
as my (our) agent on the following item(s): appropriate box(es)

☒ permit application (write in permit "type" - e.g. site, septic, etc.): SITE

☐ plat application: _____

☐ conditional use application: _____

☒ variance application: _____

☐ other: _____

on my (our) property located at:

Tax Parcel Number(s): 191465701 Physical Site Address: 12176 County 17, DETROIT LAKES

Legal Description: MOLLY'S GOLDEN RIDGE LOT 1, BLOCK 1, LOTS 1-4, OUTLOT A.

Section: 21 Township: 138 Range: 041 Lot: _____ Block: _____ Plat Name: MOLLY'S GOLDEN RIDGE

Agent Contact Information

Agent address: 700 MAIN AVE. FARGO ND 58103
Street City State Zip Code

Agent phone #(s): 701-293-1350 Agent fax #: _____

Agent email address: DOONEVENSON@MSN.COM

[Signature]

9/4/20

Property Owner(s) Signature(s)

Date

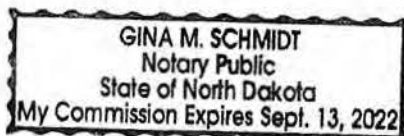
State of ~~Minnesota~~ NORTH DAKOTA
County of ~~Becker~~ CASS

On this 4th day of September before me personally appeared MICHAEL TWETEN

to me known to be the person(s) described in and who executed the foregoing instrument; and acknowledged

that He/She executed the same as her/his free act and deed.

(Notary Stamp)



[Signature]
Notary Public

Office Use Only:

Date received: _____ Expiration Date: _____

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501
218-846-7311
www.co.becker.mn.us

PIN: 19.1465.701
BILL NUMBER: 097145
LENDER:
OWNER NAME: MM TWETEN PROPERTIES LLC

TAXPAYER(S):

C/O MICAH TWETEN
MM TWETEN PROPERTIES LLC
3658 4TH ST E
WEST FARGO ND 58078

\$\$\$

REFUNDS?
You may be eligible
for one or even two
refunds to reduce
your property tax.
Read the back of
this statement to
find out how to apply

PROPERTY ADDRESS
12176 CO HWY 17
DETROIT LAKES, MN 56501

DESCRIPTION
Acres: 5.70 Section 21 Township 138
Range 041
SubdivisionName MOLLY'S GOLDEN

Line 13 Detail
S-7001/20 1B & E 201.06
S-1010/15 SOLID V 40.00
S-7301/20 STORM 34.39
Principal 275.45
Interest 0.00

TAX STATEMENT

2020

2019 Values for taxes payable in

	VALUES AND CLASSIFICATION	
	2019	2020
Step 1	Taxes Payable Year:	
	Estimated Market Value:	632,800 655,200
	Homestead Exclusion:	0 0
	Taxable Market Value:	632,800 655,200
	New Improvements:	
	Property Classification:	Seasonal Seasonal
	Sent in March 2019	
Step 2	PROPOSED TAX	
		5,972.00
	Sent in November 2019	
Step 3	PROPERTY TAX STATEMENT	
	First half taxes due 05/15/2020	\$3,087.00
	Second half taxes due 10/15/2020	\$3,087.00
	Total taxes due in 2020	\$6,174.00

Tax Detail for Your Property:		2019	2020
Taxes Payable Year:		2019	2020
Tax and Credits	1. Use this amount on Form M1PR to see if you are eligible for a property tax refund. File by August 15. If this box is checked, you owe delinquent taxes and are not eligible.	<input type="checkbox"/>	\$0.00
	2. Use these amounts on Form M1PR to see if you are eligible for a special refund.	\$0.00	\$0.00
	3. Property taxes before credits	\$5,881.58	\$5,898.55
	4. Credits that reduce property taxes		
Property Tax by Jurisdiction	A. Agricultural and rural land credits	\$0.00	\$0.00
	B. Other credits	\$0.00	\$0.00
	5. Property taxes after credits	\$5,881.58	\$5,898.55
	6. BECKER COUNTY A. County	\$2,512.71	\$2,550.81
	7. LAKE VIEW	\$527.34	\$600.73
	8. State General Tax	\$1,238.32	\$1,167.04
	9. SCHOOL DISTRICT 0022 A. Voter approved levies	\$866.65	\$799.05
	B. Other local levies	\$642.91	\$691.76
	10. Special Taxing Districts A. BC EDA	\$14.08	\$14.37
	B. Others	\$79.57	\$74.79
	C. TIF	\$0.00	\$0.00
	11. Non-school voter approved referenda levies	\$0.00	\$0.00
	12. Total property tax before special assessments	\$5,881.58	\$5,898.55
	13. Special assessments	\$308.42	\$275.45
	14. YOUR TOTAL PROPERTY TAX AND SPECIAL ASSESSMENTS	\$6,190.00	\$6,174.00
	Tax Amount Paid		\$0.00

2

2nd Half Payment Stub - Payable 2020

Detach and return this stub with your 2nd half payment.
To avoid penalty, pay on or before October 15, 2020.

PIN: 19.1465.701
AIN:
BILL NUMBER: 097145
TAXPAYER(S):

Paid By _____

C/O MICAH TWETEN
MM TWETEN PROPERTIES LLC
3658 4TH ST E
WEST FARGO ND 58078

Total Property Tax for 2020 \$6,174.00
2nd Half Tax Amount \$3,087.00
Penalty, Interest, Fee Amount \$0.00
Amount Paid \$0.00
2nd Half Total Amount Due \$3,087.00
Balance Good Through 10/15/2020
Seasonal

MAKE CHECKS PAYABLE TO:

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501

1

1st Half Payment Stub - Payable 2020

Detach and return this stub with your 1st half payment.
To avoid penalty, pay on or before May 15, 2020.

If your tax is \$100.00 or less, pay the entire tax by May 15, 2020.

PIN: 19.1465.701
AIN:
BILL NUMBER: 097145
TAXPAYER(S):

Paid By _____

C/O MICAH TWETEN
MM TWETEN PROPERTIES LLC
3658 4TH ST E
WEST FARGO ND 58078

Total Property Tax for 2020 \$6,174.00
1st Half Tax Amount \$3,087.00
Penalty, Interest, Fee Amount \$0.00
Amount Paid \$0.00
1st Half Total Amount Due \$3,087.00
Balance Good Through 05/15/2020
Seasonal

MAKE CHECKS PAYABLE TO:

Becker County
Auditor-Treasurer Office
915 Lake Avenue
Detroit Lakes, MN 56501

Becker County Parcel Information

[Values & Taxes](#)
 [Zoning Info](#)
 [Land Info](#)
 [Res. Bldg.](#)
 [Yard Items](#)
 [Sales Info](#)



[New Search](#)

Summary

Parcel Number:	191465701	GIS Map 
Property Address:	12176 CO HWY 17 DETROIT LAKES	
Owner Name:	MM TWETEN PROPERTIES LLC	
Owner Address:	3658 4TH ST E WEST FARGO ND 58078	
Legal Description:	Section 21 Township 138 Range 041 MOLLY'S GOLDEN RIDGE Lot 001 Block 001 LOTS 1-4, OUTLOT A	

Valuation & Taxation

top ▲

Tax Assessment Year	2020 Values	2019 Values	2018 Values
Estimated Building & Improvements Value	\$161,200	\$142,500	\$120,100
Estimated Land Value	\$694,500	\$512,700	\$512,700
Estimated Machinery Value			
Total Estimated Value	\$855,700	\$655,200	\$632,800
Tax Payable Year	2020 Payable	2019 Payable	
Taxable Market Value	\$655,200	\$632,800	
Tax Details - <i>please see statement</i>	 2020 Statement	 2019 Statement	
Total Tax Levied	\$6,174.00	\$6,190.00	
Total Payments	-\$3,087.00	-\$6,190.00	

Unpaid Balance	\$3,087.00	\$0.00
No prior years unpaid.		

MN Allocation Information top ▲		
Rec #	Allocation Description	Alloc. Value
1	SRR - Non-Homestead	\$855,700

Zoning District top ▲	
Township	LAKE VIEW
Zoning District	Residential
Other Descriptions	Plat of Molly's Golden Ridge

Zoning Permits		
Type	Status	Details
Site	Approved: 09/26/18	• Other Item: Fence (60x6)

Land Information top ▲				
NOTICE Sizes are for assessment purposes only and may NOT represent actual dimensions. For more accurate, complete data refer to plat maps, or legal documents.				
Deed Acres	Front Ft.	Sq. Ft.	Est. Acres	
5.7	440.22		.405	
Description	Flags		Size	
190433 DEV LK MELISSA-E			1 UT	
190436 FF-LK MELISA-E-FAIR			111.84 FF	
190436 FF-LK MELISA-E-FAIR			115.62 FF	
190436 FF-LK MELISA-E-FAIR			106.17 FF	
190436 FF-LK MELISA-E-FAIR			106.59 FF	

190436 FF-LK MELISA-E-FAIR		1 UT
190436 FF-LK MELISA-E-FAIR		1 UT
190436 FF-LK MELISA-E-FAIR		1 UT
190436 FF-LK MELISA-E-FAIR		1 UT
601420 WATER/SEWER/ELEC HK		1 UT
999999 ROAD		0.405 AC

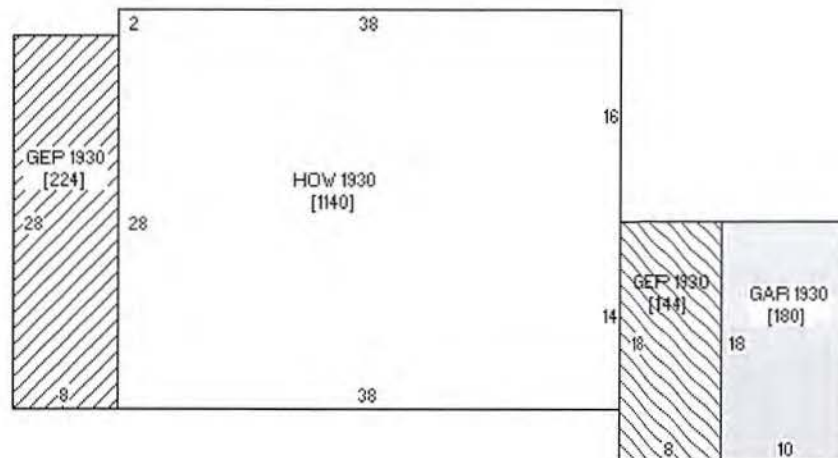
Residential Buildings

[top ▲](#)

Res Bldg # 1 details:

Occupancy	Single-Family / Owner Occupied
Year Built	1930
Bldg Style	1 1/2 Story Frame
Arch Style	1.50 Story
Area	1938 SqFt
Condition	Very Good
Basement	Full
Heating	HW - Oil
AC	Yes
Attic	None
Foundation	Poured Concrete
Roof	Gable/Asph
Ext Walls	Stucco
Int Walls	Plaster
Floor	Laminate
Rms Above Ground	0
Rms Below Ground	0
Bedrms Above	4
Bedrms Below	0

Building sketch:



Garage # 1

Year Built	1960
Style	Att Frame
Area SF	180
Condition	Above Normal
Bsmnt SF	0
Qtrs Over Style	None
Qtrs Over SF	0
Qtrs Over AC	0

Porch # 1

Area SF	224
Style	1S Frame Enclosed
Bsmnt SF	0
Qtrs Style	Frame
Qtrs SF	0
Qtrs AC	No

Porch # 2

Area SF	144
Style	1S Frame Enclosed
Bsmnt SF	0
Qtrs Style	Frame
Qtrs SF	0
Qtrs AC	No

Plumbing	
Style	Count
Full Bath	1
Toilet Room	1

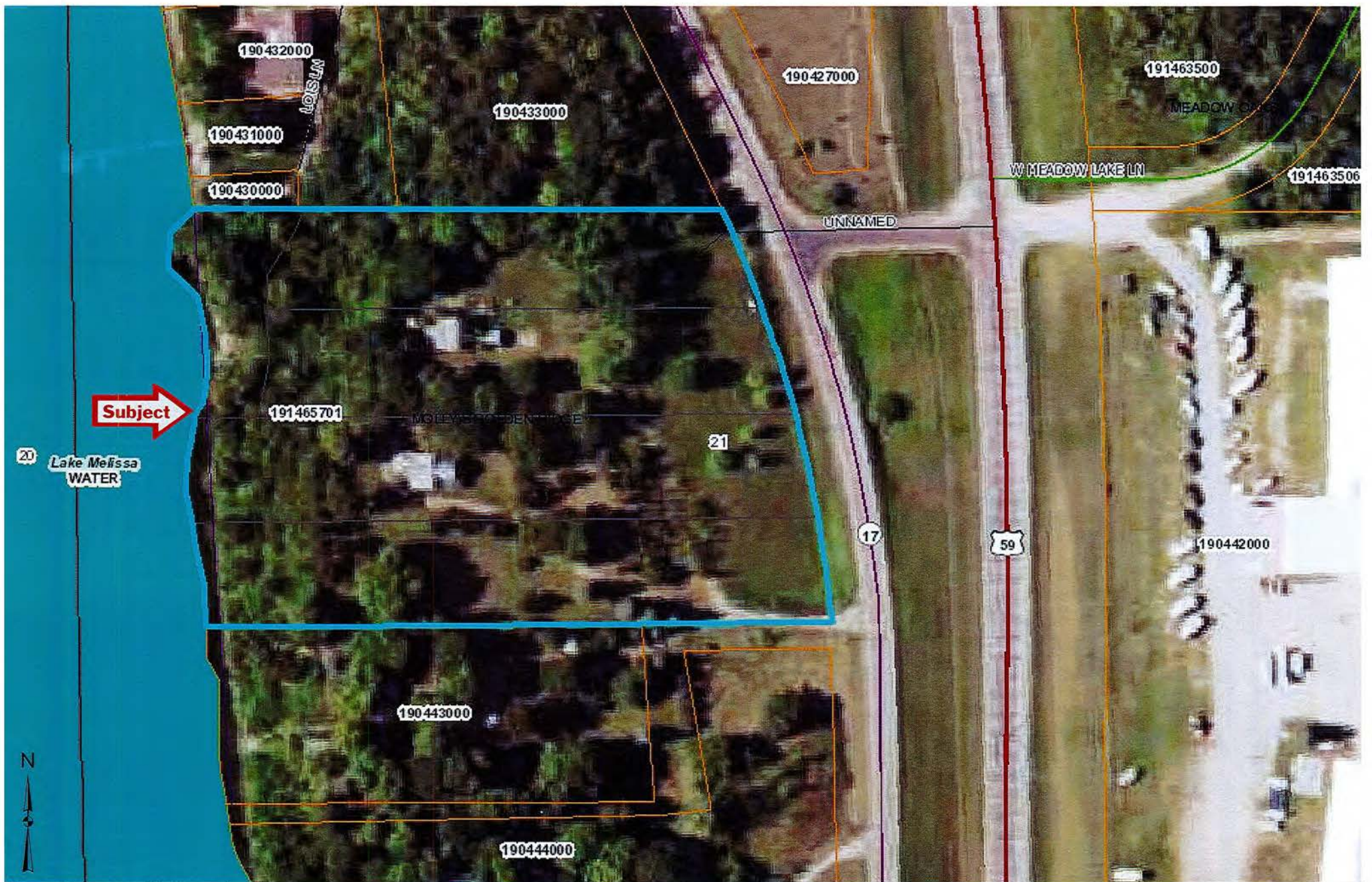
Fireplace		
Descr	Story Ht	Count
Masonry	1 1/2 Story	1

Decks & Patios	
Style	Area SF
Wood Deck-Low	120
Concrete Patio-Med	80

Yard Items		top ▲
Yard Item # 1 details:		
Descr	Paving - Concrete	
Year Built	1930	
Item Count	1	
Condition	Normal	
Paving Type	Concrete Parking	
Quantity	608 Square Feet	

Pricing	Low
Lighting	None
Yard Item # 2 details:	
Descr	Fencing - Vinyl
Year Built	2018
Item Count	1
Condition	Normal
Height	6
Fence Pricing	Average
Quantity	168 Lineal Feet
Gate Pricing	Average
Gates	0 Lineal Feet

Sales Information				top ▲
Sale Date: 9/22/2017 - Property Type: Seasonal Rec. Residential				
Buyer	TWETEN MICAH A & MANDA		Seller	ESTATE OF HAROLD L SALMINEN
Sale Price	\$440,000		Ins Type	Personal Rep
Adj Sale Price	\$430,750		Q/U	Q
Adj Reason	Personal Property		Q/U Reason	Good sale
Multi Prop	YES - Sale also included: 191465700 ; 191465702 ; 191465703			



These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty as to their performance, merchantability, or fitness for any particular purpose.

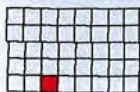
1:2,257

This map is not a substitute for accurate field surveys or for locating actual property lines and any adjacent features.

Date: 9/15/2020

Becker County





Lake View

Township 138N - Range 41W

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