



COUNTY OF BECKER

Planning and Zoning

915 Lake Ave, Detroit Lakes, MN 56501

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

PLANNING COMMISSION

NOTICE OF PUBLIC HEARING

****HEARING DATE AND LOCATION****

Oct 13th, 2020 @ 6:00 P.M.

**** 3RD FLOOR JURY ASSEMBLY ROOM – BECKER COUNTY COURTHOUSE OR JOIN VIA MICROSOFT TEAMS MEETING****

APPLICANT: Jimmy Kaiser
11737 Co Hwy 5
Lake Park, MN 56554

Project Location: TBD Bullert Rd
Ogema, MN 56569

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Preliminary Plat for twenty-five (25) lots known as Birch Lake Heights.

LEGAL LAND DESCRIPTION: Tax ID number: 32.0077.000

Lots 3 & 4; Section 06 Township 141 Range 040; Sugar Bush Township.

Tax ID number: 04.0001.001

01-141-041 GOVT LOT 2, PT GOVT LOTS 1 & 3, PT SE1/4 NE1/4 & PT NW1/4 SE1/4: COMM S QTR COR SEC 1 TH W 662.19', N 1299.33', E 660.33', N 943.74' TO RD & POB; ELY 667.44', NELY 671.24', NE 1754.10' AL RD, NELY 192.52', NE 481.04' TO E LN SEC 1, N TO BIRCH LK, NWLY, SLY, ELY, NLY TO N SEC LN, W 184.89', TH SLY, SWLY, WLY, NWLY TO W LN GOVT LOT 3, S 644.35' TO NW COR NW1/4 SE1/4, CONT S 366.75' TO POB; Section 01 Township 141 Range 041; Callaway Township.

REFER TO BECKER COUNTY ZONING ORDINANCE

**** In response to the COVID-19 public health emergency declared by Governor Walz, the October Planning Commission Hearing will be conducted with the option of joining 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: 962 686 268# or to access the meeting virtually please follow the link provided on the Becker County website under News & Announcements, "Planning Commission Public Hearing Link".**

Replies/Comments:

Public testimony regarding this application will only be received by email, in writing, in-person 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.

Replies may be addressed to:

PLANNING AND ZONING DEPARTMENT
915 Lake Avenue
Detroit Lakes, MN. 56501

EMAIL: Nicole.hultin@co.becker.mn.us

To view all application information on this project please visit:

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

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.



BECKER COUNTY ZONING

835 Lake Ave
Detroit Lakes, MN 56501

RECEIVED

MAR 20 2006

ZONING

Application for: Certificate of Survey X Preliminary Plat Zone Change

APPLICANT'S NAME Jim Kaiser

APPLICANT'S ADDRESS 11737 County Highway No. 5

Telephone 532-3886 Date of Application 3-20-06

Signature of Applicant [Signature]

Tax ID Number 040001001 and 320077000 Legal Description of Project 1-141-41 6-141-40

ZONE CHANGE FOR EXISTING PARCEL

Current Zoning Requested Zoning

FOR CERTIFICATE OF SURVEY: Number of Lots

Shoreland (within 1000 ft of lake) Nonshoreland

Current Zoning of property

Is a change of zone required? yes no

If yes, change from Zone to Zone.

Total acreage of parcel to be subdivided

FOR PRELIMINARY PLAT:

Number of Lots 25

Name of Subdivision Birch Lake Heights

Name of Proposed Roads

Shoreland (within 1000 ft of lake) X Nonshoreland

Current Zoning of property Agricultural

Is a change of zone required? yes no

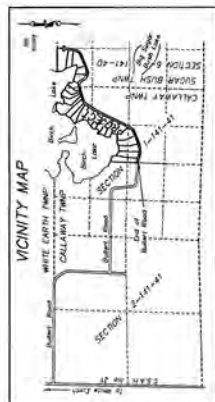
If yes, change from Zone to Zone.

Total acreage of parcel to be subdivided

Date Received Date Accepted Authorized Signature

In Intake

PRELIMINARY PLAT OF

[illegible]

Approved: _____
 Date: _____
 Signature: _____
 Title: _____

MEADOWLAND SURVEYING, INC.
1118 HWY 59 SOUTH, DETROIT LAKES, MN 55501
OFFICE: 218-847-4289 FAX: 218-846-1945
EMAIL: frontload@meadowlandsurveying.com
www.meadowlandsurveying.com

**PROPERTY OWNER
AND DEVELOPER:**
Jim and Lynn Koles
11757 County Highway No. 2
Lake Park, MN 56554

613541

BECKER COUNTY RECORDER
STATE OF MINNESOTA
Document No. 613541

December 12, 2013 at 9:23 AM

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

Darlene Maneval, County Recorder

By SKS Deputy

3

No delinquent taxes and transfer entered
this 11th day of Dec, 2013Ryan L. Tanager
Becker County Auditor/TreasurerBy [Signature] Deputy

04-0002-001 tor.

04-0001-001

32-0077-000

27-M QUIT CLAIM DEED

Individual(s) to Individual(s)

BECKER COUNTY DEED TAX

STATE DEED TAX DUE HEREON: \$1.65*

AMT. PD. \$ 0-

Date: December 11, 2013

Recorder # exempt
Becker County Auditor/Treasurerchg
paid
well

FOR VALUABLE CONSIDERATION, **Jimmy D. Kaiser and Lynn Kaiser**, husband and wife,
Grantor(s), hereby convey(s) and quitclaim(s) to **Donald E. Kaiser**, Grantee(s), real property in County,
Minnesota, described as follows:

A 20.00 foot wide easement for ingress and egress purposes over, under and across part of the Northwest Quarter of the Southeast Quarter, part of Government Lot 3, part of the Southeast Quarter of the Northeast Quarter, and part of Government Lot 1 in Section 1, Township 141 North, Range 41 West of the Fifth Principal Meridian in Becker County, Minnesota, and over, under and across part of Government Lot 4 and part of Government Lot 3 in Section 6, Township 141 North, Range 40 West of the Fifth Principal Meridian in said County. The centerline of said 20.00 foot wide ingress and egress easement is described as follows:

Commencing at an iron monument which designates the southwest corner of said Northwest Quarter of the Southeast Quarter; thence North 01 degree 57 minutes 36 seconds East 976.74 feet on an assumed bearing along the west line of said Northwest Quarter of the Southeast Quarter to the point of beginning of the centerline to be described; thence South 88 degrees 27 minutes 26 seconds East 32.45 feet; thence easterly on a curve concave to the south, having a central angle of 17 degrees 38 minutes 36 seconds and a radius of 300.00 feet, for a distance of 92.38 feet (chord bearing South 79 degrees 38 minutes 08 seconds East); thence South 70 degrees 48 minutes 50 seconds East 129.97 feet; thence easterly on a curve concave to the north, having a central angle of 40 degrees 09 minutes 03 seconds and a radius of 570.00 feet, for a distance of 399.44 feet (chord bearing North 89 degrees 06 minutes 38 seconds East); thence North 69 degrees 02 minutes 07 seconds East 367.63 feet; thence northeasterly on a curve concave to the northwest, having a central angle of 13 degrees 24 minutes 30 seconds and a radius of 800.00 feet, for a distance of 187.22 feet (chord bearing North 62 degrees 19 minutes 52 seconds East); thence northeasterly on a curve concave to the northwest, having a central angle of 26 degrees 43 minutes 18 seconds and a radius of 200.00 feet, for a distance 93.28 feet (chord bearing North 42 degrees 15 minutes 58 seconds East); thence North 28 degrees 54 minutes 19 seconds East 240.00 feet; thence North 25 degrees 26 minutes 51 seconds East 880.84 feet; thence northeasterly on a curve concave to the southeast, having a central angle of 05 degrees 44 minutes 49 seconds and a radius of 1000.00 feet, for a distance of 100.31 feet (chord bearing North 28 degrees 19 minutes 15 seconds East); thence North 31 degrees 11 minutes 40 seconds East 534.27 feet; thence northeasterly on a curve concave to the southeast, having a central angle of 41 degrees 18 minutes 49 seconds and a radius of 300.00 feet, for a distance of 216.32 feet (chord bearing North 51 degrees 51 minutes 05 seconds East); thence North 72 degrees 30 minutes 29 seconds East 382.87 feet; thence North 76

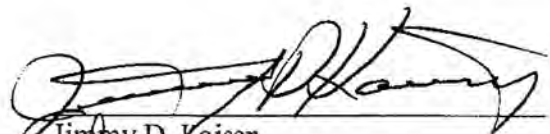
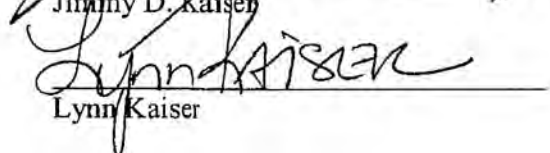
Hold for Torrens
(BCTS)

304

degrees 57 minutes 23 seconds East 169.87 feet; thence southeasterly on a curve concave to the southwest, having a central angle of 72 degrees 06 minutes 36 seconds and a radius of 127.00 feet, for a distance of 159.84 feet (chord bearing South 66 degrees 59 minutes 19 seconds East); thence South 30 degrees 56 minutes 01 second East 152.09 feet; thence easterly on a curve concave to the north, having a central angle of 81 degrees 15 minutes 06 seconds and a radius of 250.00 feet, for a distance of 354.53 feet (chord bearing South 71 degrees 33 minutes 34 seconds East); thence North 67 degrees 48 minutes 53 seconds East 524.41 feet; thence northeasterly on a curve concave to the northwest, having a central angle of 01 degree 44 minutes 12 seconds and a radius of 350.00 feet, for a distance of 10.61 feet (chord bearing North 66 degrees 56 minutes 47 seconds East); thence South 41 degrees 12 minutes 55 seconds East 118.08 feet; thence South 45 degrees 02 minutes 34 seconds East 141.17 feet; thence South 47 degrees 29 minutes 18 seconds East 324.47 feet to a point on the south line of Government Lot 3 of said Section 6 which bears South 89 degrees 31 minutes 45 seconds East 141.23 feet from a found iron monument at the southwest corner of Government Lot 3 of said Section 6 and said centerline there terminates. The sidelines of said 20.00 foot wide driveway easement shall be prolonged or shortened to terminate on the west line of said Northwest Quarter of the Southeast Quarter and on the south line of Government Lot 3 of said Section 6.

***Total consideration for the transfer of this real property is \$500.00 or less.**

together with all hereditaments and appurtenances.

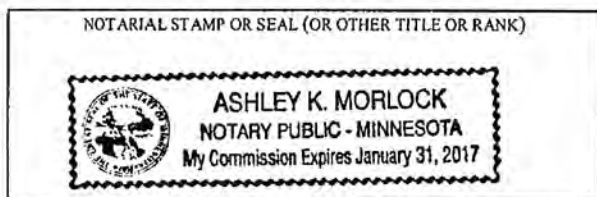

Jimmy D. Kaiser

Lynn Kaiser

STATE OF MINNESOTA)
)ss.
COUNTY OF Clay)

The foregoing instrument was acknowledged before me on this 9 day of December, 2013, by Lynn Kaiser, wife of Jimmy D. Kaiser, Grantor(s).

27-M QUIT CLAIM DEED

Individual(s) to Individual(s)

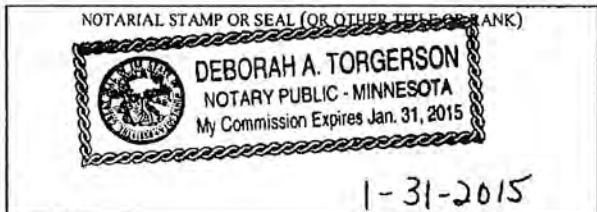


Ashley K. Morlock
SIGNATURE OF PERSON TAKING ACKNOWLEDGEMENT

STATE OF MINNESOTA)
)ss.
COUNTY OF Becker)

1-31-2017

The foregoing instrument was acknowledged before me on this 10 day of December, 2013, by Jimmy D. Kaiser, husband of Lynn Kaiser, Grantor(s).



Deborah A. Torgerson
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):

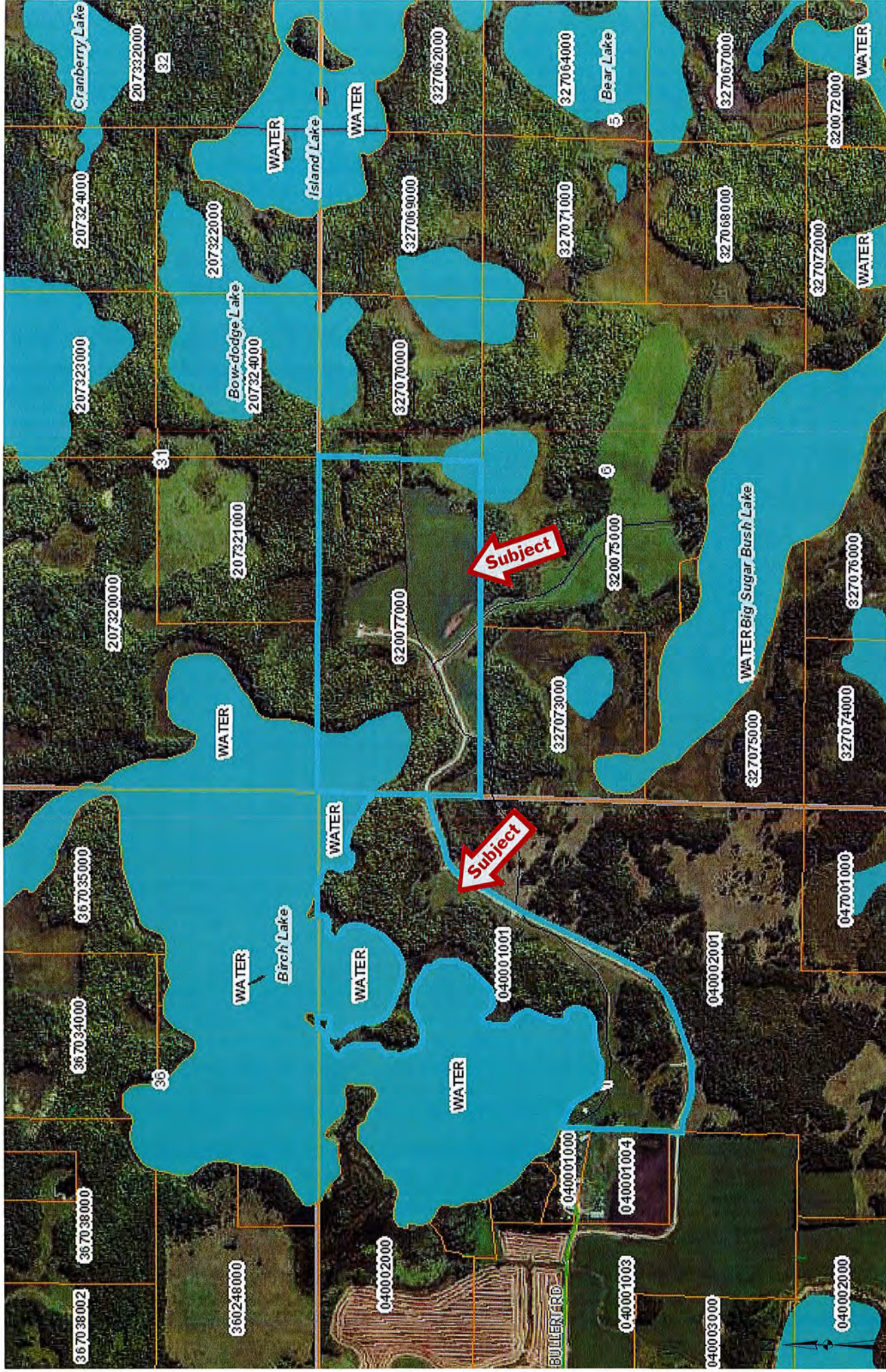
1-31-2015

THIS INSTRUMENT WAS DRAFTED BY (NAME AND ADDRESS)

To: Becker County Title Services, Inc.
828 Minnesota Avenue
Detroit Lakes, MN 56501
Order No.: 28576

Jim Kaiser

11737 County Hwy 5
Lake Park, MN 56554

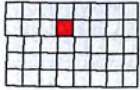


These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty as to their performance, merchantability, or fitness for any particular purpose.

	1:18,056
	Date: 9/16/2020
This map is not a substitute for accurate field surveys or for locating actual property lines and any adjacent features.	

Becker County



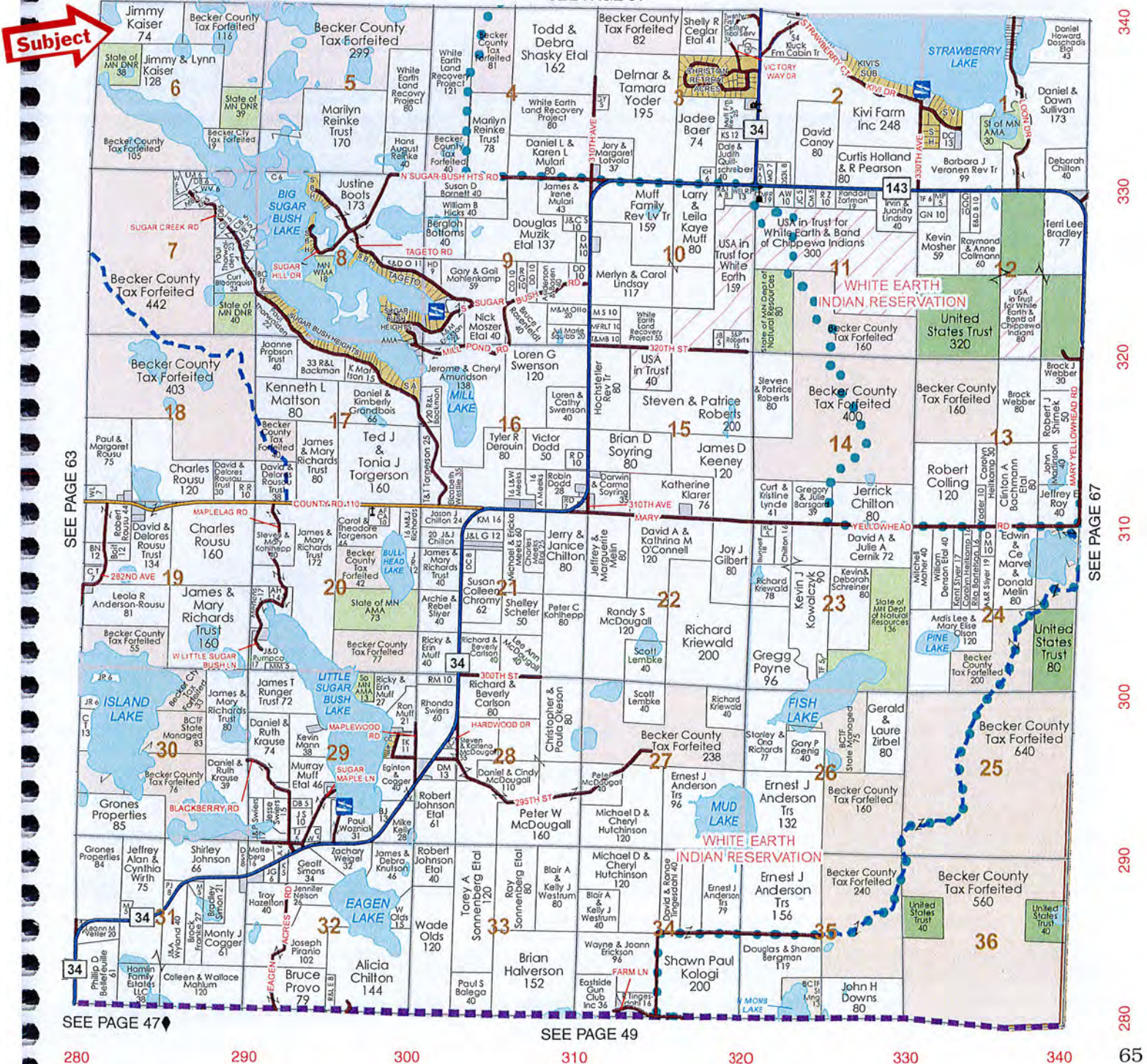


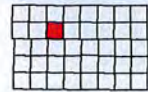
Sugar Bush (W)

Township 141N - Range 40W

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SEE PAGE 81



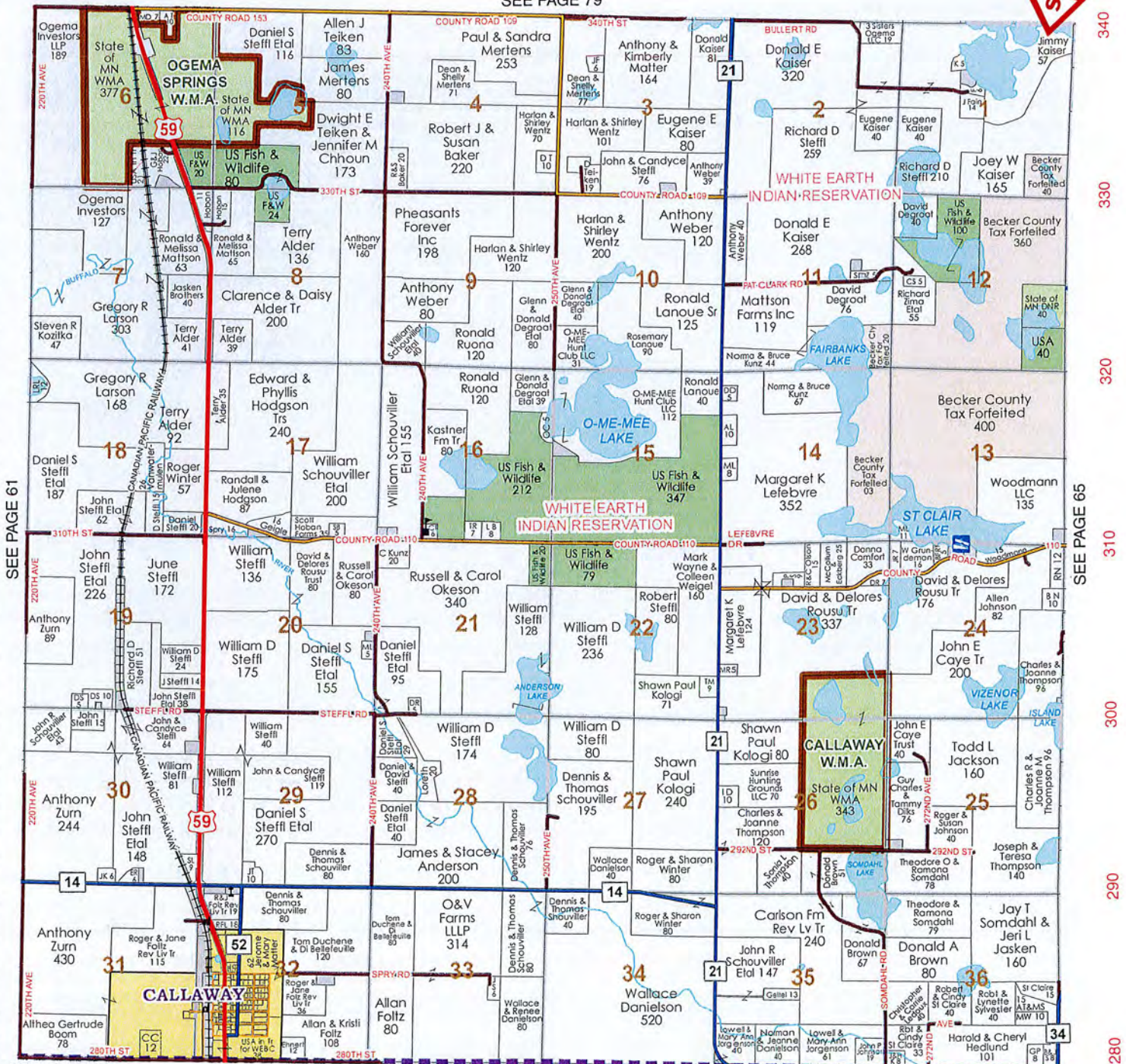


Township 141N - Range 41W

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SEE PAGE 79

Subject



SEE PAGE 45♦

SEE PAGE 47



COUNTY OF BECKER

Planning and Zoning

915 Lake Ave, Detroit Lakes, MN 56501

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

PLANNING COMMISSION NOTICE OF PUBLIC HEARING

**** HEARING DATE AND LOCATION ****

Oct 13th, 2020 @ 6:00 P.M.

**** 3RD FLOOR JURY ASSEMBLY ROOM – BECKER COUNTY COURTHOUSE OR
JOIN VIA MICROSOFT TEAMS MEETING ****

APPLICANT: Lance W Mohl & Lisa K Mohl
3301 Sedona CT SE
Minot, ND 58701

Project Location: 10017 Ida Oaks Rd
Pelican Rapids, MN 56572

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Conditional Use Permit to build a retaining wall.

LEGAL LAND DESCRIPTION: Tax ID number: 06.0833.201

Ida Oaks Block 001 Lot 1; Section 34 Township 138 Range 043; Cormorant Township.

REFER TO BECKER COUNTY ZONING ORDINANCE

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Replies may be addressed to:

PLANNING AND ZONING DEPARTMENT
915 Lake Avenue
Detroit Lakes, MN. 56501

EMAIL: Nicole.hultin@co.becker.mn.us

To view all application information on this project please visit:

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

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.

Conditional Use Application Review

Permit # CUP2020-23

Property and Owner Review

Owner: LANCE MOHL	Parcel Number(s): 060833201
Mailing Address: LANCE MOHL 3301 SEDONA CT SE MINOT ND 58701	Site Address: 10017 IDA OAKS RD
	Township-S/T/R: CORMORANT-34/138/043
	Shoreland? Yes Name: Ida (Cormorant & Otter Tail Co) [RD]
Legal Descr: Block 001 of IDA OAKS LOT 1	

Conditional Use Details Review

Description of Conditional Use Request: **would like to develop beach area, looking to do retaining wall at least 10-12 feet from water edge, and approximately 3-3.5 feet high, roughly 50-55 feet.**

1. Describe how the conditional use permit, if granted, will not harm the use and enjoyment of other properties in the immediate vicinity for the purposes already permitted, nor substantially diminish or impair property values within the immediate vicinity.

the specific location of the beach area is in the middle of our 150' of lake front property. Will add to the value of the property

2. Describe how establishing the conditional use will not impede the normal, orderly development and improvement of surrounding vacant property for uses predominant in the area.

no surrounding vacant property.

3. Describe how adequate utilities, access roads, drainage and other necessary facilities have been or are being provided.

electrical house already in place from previous owner, no change with the current set up. drainage is already "natural", will place proper drainage with retaining wall from center of the beach area, as per contractor

4. Describe how adequate measures have been or will be taken to provide sufficient off-street parking and loading space to serve the proposed use.

NA

5. Describe how adequate measures have been or will be taken to prevent or control offensive odor, fumes, dust, noise and vibration, so none of these will constitute a nuisance, and to control lighted signs and other lights so that no disturbance to neighboring properties will result.

NA

Additional shoreland questions below (if applicable)

6a. Describe how adequate measures have been or will be taken to assure that soil erosion or other possible pollution of public waters will be prevented, both during and after construction.

the location of the retaining wall will be approximately 10-12 feet from the water toward property

6b. What measures have been taken to assure that the visibility of structures and other facilities as viewed from public waters will be limited.

NA

6c. What measures have been taken to assure that the site is adequate for water supply and on-site sewage treatment.

NA

6d. Describe how the types, uses and number of watercrafts that the project will generate can be safely accommodated.

retaining wall, not going to be used for watercraft

Business Plan Review

Name of Business:

Business Owners:

Business Type: If 'Other', explain:

Type of Merchandise:
Type of Service:
Hours and Days of Operation:
Number of Employees:
Off-Street Parking Plan:
Size of structure to be used for Business: New or Existing:
Signage Plan:
Exterior Lighting Plan:
Known Environmental Hazards:
Additional Business Plan Information:

Field Review Form**Permit # LALT2020-98****Property and Owner**Parcel Number: **060833201**Site Address: **10017 IDA OAKS RD**Owner: **LANCE MOHL**Township-S/T/R: **CORMORANT-34/138/043****Project Details**

Project Start & End Date: -

Distance from OHW:

Proj 1 Type: **Rip Rap**Proj 1 Purpose: **Other (Please specify next)**Proj 1 Type Descr:
rip rap to lateral banks of beach area, roughly 60 feet, and 35 feet, with beach area roughly 50-60 feet in the middle.Proj 1 Purpose Descr: **retaining wall, in beach area, roughly 50 feet. Separate application has been submitted, along with pictures and sketch of plans**

Inspector Notes (Project 1):

Proj 2 Type:

Proj 2 Purpose:

Proj 2 Type Descr:

Proj 2 Purpose Descr:

Inspector Notes (Project 2):

Additional Details/Erosion ControlArea to be Cut/Excavated: **50-60 feet?**Area to be Filled/Leveled: **50-60 feet?**Total Cubic Yards of Earthmoving: **?**Fill Type/Material: **na**Project Summary and/or Additional Projects & Information: **will need to either remove some of the existing sand from beach area to level the area. Not sure if will need to remove any earth. Not sure of underlying ground beneath the mounds of sand. Not sure how to answer the above questions appropriately at this time.**Erosion Control Method (1): **Other (Please specify next)**Erosion Control Method (2): **Other (Please specify next)**Additional Erosion Control Information: **will need to either remove some of the existing sand from beach area to level the area. Not sure if will need to remove any earth. Not sure of underlying ground beneath the mounds of sand. Not sure how to answer the above questions appropriately at this time.**

Inspector Notes (Earthmoving and Erosion Control):



**BECKER COUNTY PLANNING & ZONING
ENVIRONMENTAL REVIEW TECHNICAL PANEL
(ERTP) APPLICATION FOR RETAINING WALLS**

915 LAKE AVE, DETROIT LAKES, MN 56502-0787
PHONE (218) 846-7314 - FAX (218) 846-7266

PARCEL	
APP	ERTP
YEAR	

The Planning & Zoning Department and the Environmental Review Panel will hold a pre-application meeting with Applicants regarding conceptual plans submitted for retaining wall requests. The request should include any proposed projects that will be located within the shore impact zone of any Lake, River or Stream. The process is to review the project plans and conduct a site visit prior to submittal of a formal application to the Planning & Zoning Department. If the ERTTP recommends approval to proceed, the Applicant may proceed with the public hearing process.

Prior to the pre-application meeting, an applicant should provide the following information about the project:

1. Contact Name and Phone Number: Lisa Mohl. 701-721-2462
2. Property Owners Name: Lance & Lisa Mohl
3. Parcel Number: 060833201
4. Legal Description: Block 001 of Ida Oaks, Lot 1
5. Section 34 Township 138 Range 043
6. Lake Name: Lake Ida Lake Classification
7. Length of shoreline in Project: 150'
8. Is the proposal to replace an existing retaining wall? Yes No X
9. Length and Height of existing retaining wall:
10. To construct a new retaining wall or expand an existing? New X Expand
11. Length and Height of new or expansion requested: 50' x 3.5'
12. Is there any existing rip rap along the shoreline? Yes No x, applying for
13. Distance work will be from the Ordinary High Water Mark 10-12'
unknown at this
14. Amount of cubic yards of earth movement requested: time
15. Are emergent aquatic plants found along shoreline? no
16. Does the site have any wetlands and/or low areas? Yes No X
17. Are any springs or seeps present? no
18. Does the site contain any steep slopes? yes Are there any bluffs present? no
19. Do any parties involved in this application have any ownership interest in, or options on, other properties in the vicinity of the project? no

Brief description of request:

wanting to develop beach area and rip rap. Pictures have been
sent with other application requests

(more information on back)

House

grass

Cement border

Retaining wall

3 ft retaining
wall

Steps

10ft 10ft+ Sand
gradual slope

H₂O

Dock

jet
ski

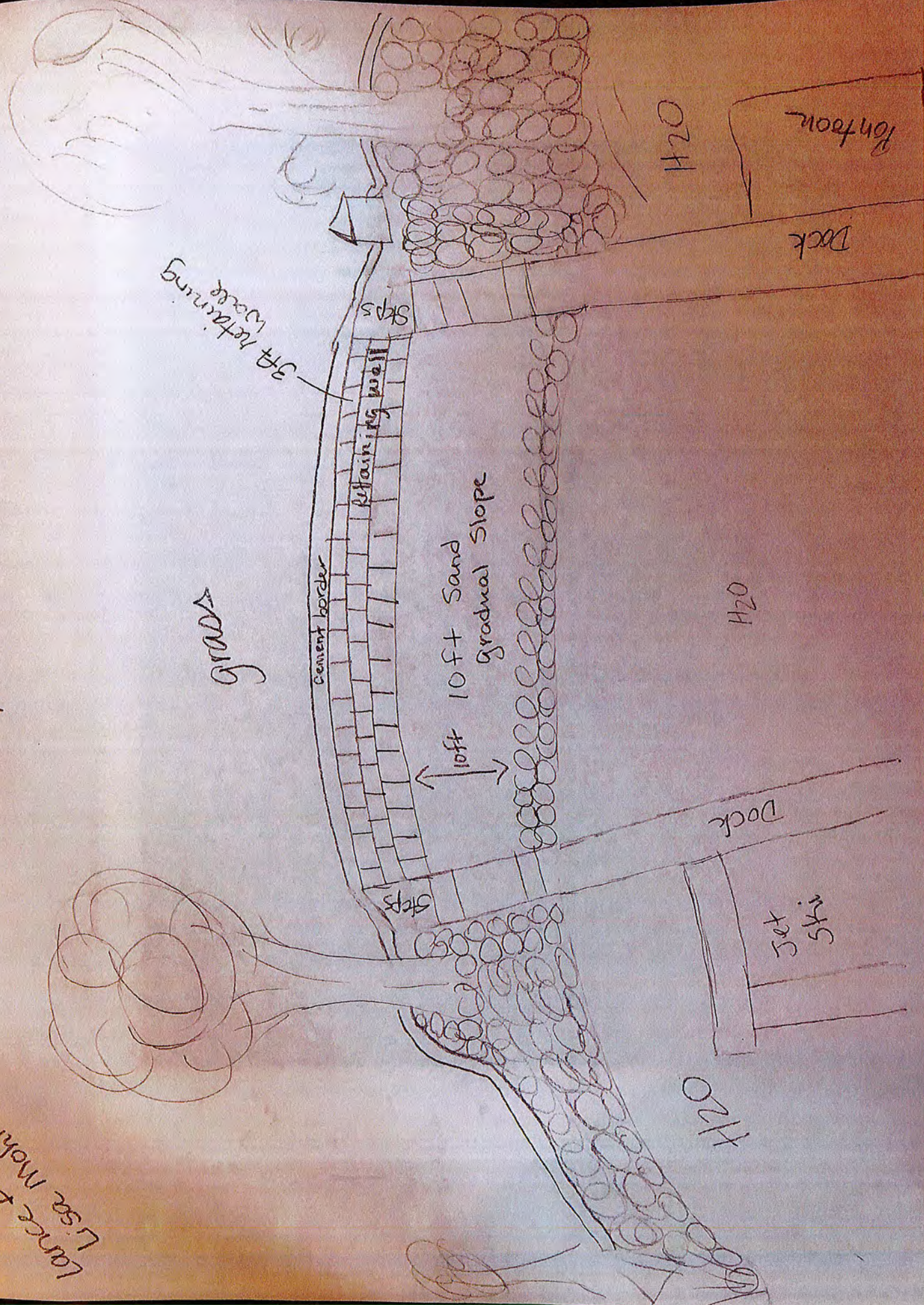
H₂O

Dock

Boat

H₂O

large +
Lisa Mohl



IDA OAKS

I, Roy A. Seith, a Registered Land Surveyor, do hereby certify that I have made the survey and plat of IDA OAKS: that distances are correctly shown on the plat; that all angles of a foot; that the monuments for the guidance of future surveys are correctly shown on the plat; that the plat is a true and correct representation of the ground as shown; that the boundary lines are correctly shown on the plat; and that there are no wet lands or public highways on or across the same except as shown.

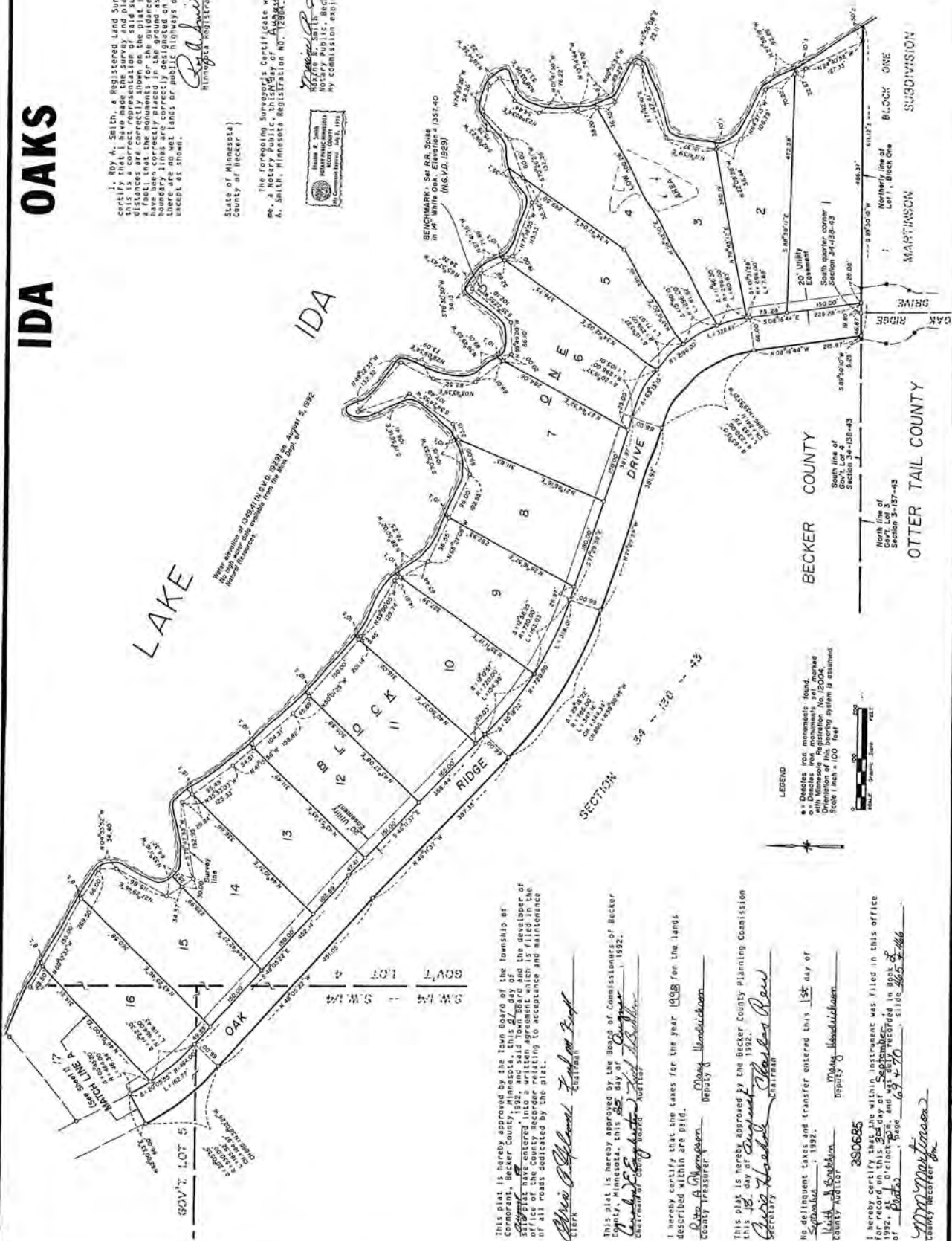
Roy A. Seith
 Registered Land Surveyor
 Minnesota Registration No. 12004

State of Minnesota
 County of Becker

The foregoing Surveyor's Certificate was acknowledged before me, a Notary Public, on this 15th day of August, 1992, by Roy A. Seith, Minnesota Registration No. 12004.



IDA



This plat is hereby approved by the Town Board of the Township of Concord, Becker County, Minnesota, and said Town Board and the developer of said plat have entered into a written agreement which is filed in the office of the County Auditor, Becker County, Minnesota, for the purpose of all roads dedicated by the plat.

Alvin J. Johnson
 Chairman

This plat is hereby approved by the Board of Commissioners of Becker County, Minnesota, on this 15th day of August, 1992.

Frank E. Engstrom
 Chairman

I hereby certify that the taxes for the year 1992 on the lands described within are paid.

Raymond Anderson
 County Treasurer

This plat is hereby approved by the Becker County Planning Commission on this 15th day of August, 1992.

Greg H. Hinkle
 Chairman

No delinquent taxes and transfer entered this 15th day of September, 1992.

Keith A. Erickson
 County Auditor

390685

I hereby certify that the within instrument was filed in this office on this 15th day of August, 1992, and is recorded in Book 2 of Plats, Page 69, & 70, slide 445 & 446.

M. J. Martenson
 County Register

BECKER COUNTY

MARTINSON SUBDIVISION

638178

BECKER COUNTY RECORDER
STATE OF MINNESOTA

Document No. 638178

November 21, 2016 at 9:13 AM
I hereby certify that the within
instrument was recorded in this office.
Patricia Swenson, County Recorder
By SKS Deputy

CERTIFICATE OF REAL
ESTATE VALUE FILED

013811

No delinquent taxes and transfer entered
this 21st day of NOV, 2016

Mary E. Hendrickson
Becker County Auditor/Treasurer

By [Signature] Deputy

06.0833.201

State Deed Tax Due is \$ 1,287.00

Date: 10/28/16

ECRV: 583906

BECKER COUNTY DEED TAX

AMT. PD. \$ 1287.00

Receipt # 1636399
Becker County Auditor/Treasurer

chg
paid
well

WARRANTY DEED

THIS INDENTURE made this 28th day of October, 2016, by and between Robert Seigel and Lori Seigel, husband and wife, GRANTORS, and Lance W. Mohl and Lisa K. Mohl, GRANTEES, whose post office address is: 3301 Sedona Ct SE Minot, ND 58701

WITNESSETH, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, GRANTORS do hereby GRANT, BARGAIN, SELL AND CONVEY unto the GRANTEES, as joint tenants and not as tenants in common, all of the following real property lying and being in the County of Becker and the State of Minnesota, and described as follows, to-wit:

Lot One, in Block One, Ida Oaks, situate in the County of Becker and the State of Minnesota.

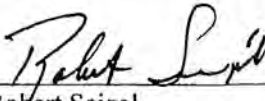
And the GRANTORS for themselves, their heirs, executors and administrators, does covenant with the GRANTEES that they are well seized in fee of the land and premises aforesaid and have good right to sell and convey the same in manner and form aforesaid; that the same are free from all encumbrances, except installments of special assessments or assessments for special improvements which have not been certified to the County Auditor for collection, and the above granted lands and premises in the quiet and peaceable possession of the GRANTEES, against all persons lawfully claiming or to claim the whole or any part thereof, the GRANTORS will warrant and defend.

Kel610359

Check line if applicable:

- ☐ The Seller certifies that the Seller does not know of any wells on the described real property.
☐ A Well Disclosure Certificate accompanies this document.
☒ I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed Well Disclosure Certificate.

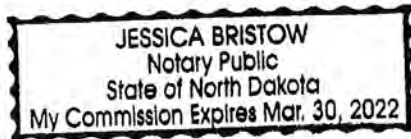
WITNESS, the hand of the GRANTORS:

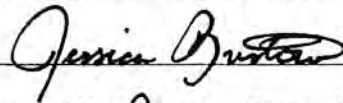

Robert Seigel

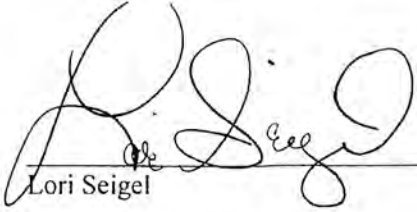
STATE OF North Dakota)
) ss.
COUNTY OF Cass)

On this 28th day of October, 2016, before me, a notary public, within and for said county and state, personally appeared Robert Seigel, husband of Lori Seigel, known to be the person described in, and who executed the foregoing instrument, and acknowledged that they executed the same.

(SEAL)



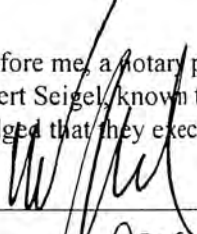

Notary Public, Cass County, ND
My Commission Expires:


Lori Seigel

STATE OF North Dakota)
COUNTY OF Cass) ss.

On this 18th day of October, 2016, before me, a notary public, within and for said county and state, personally appeared Lori Seigel, wife of Robert Seigel, known to be the person described in, and who executed the foregoing instrument, and acknowledged that they executed the same.

MALI YAHNKE
Notary Public
State of North Dakota
(Sh. My) Commission Expires Mar. 22, 2022

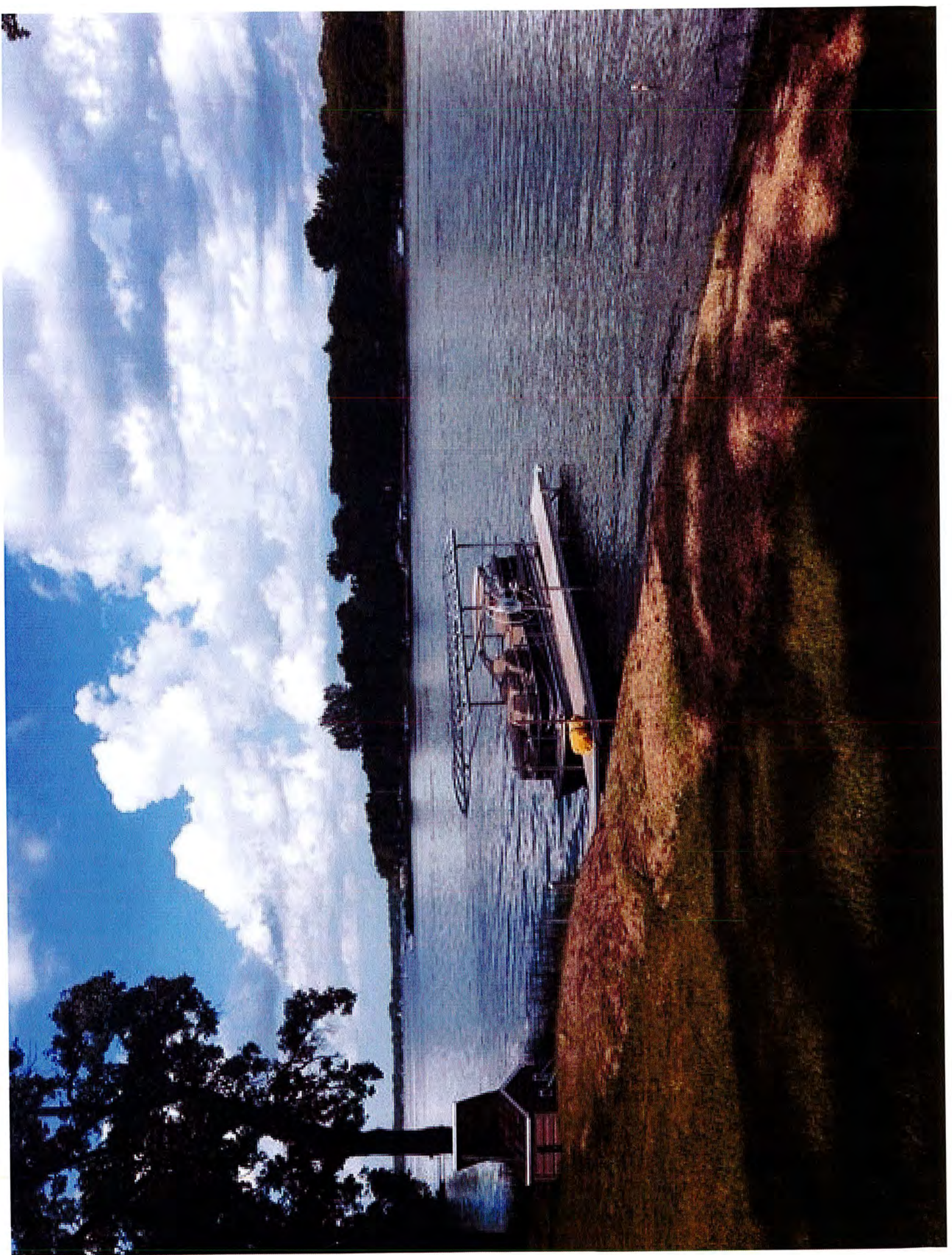

Notary Public, Cass County, ND
My Commission Expires: 3-22-16

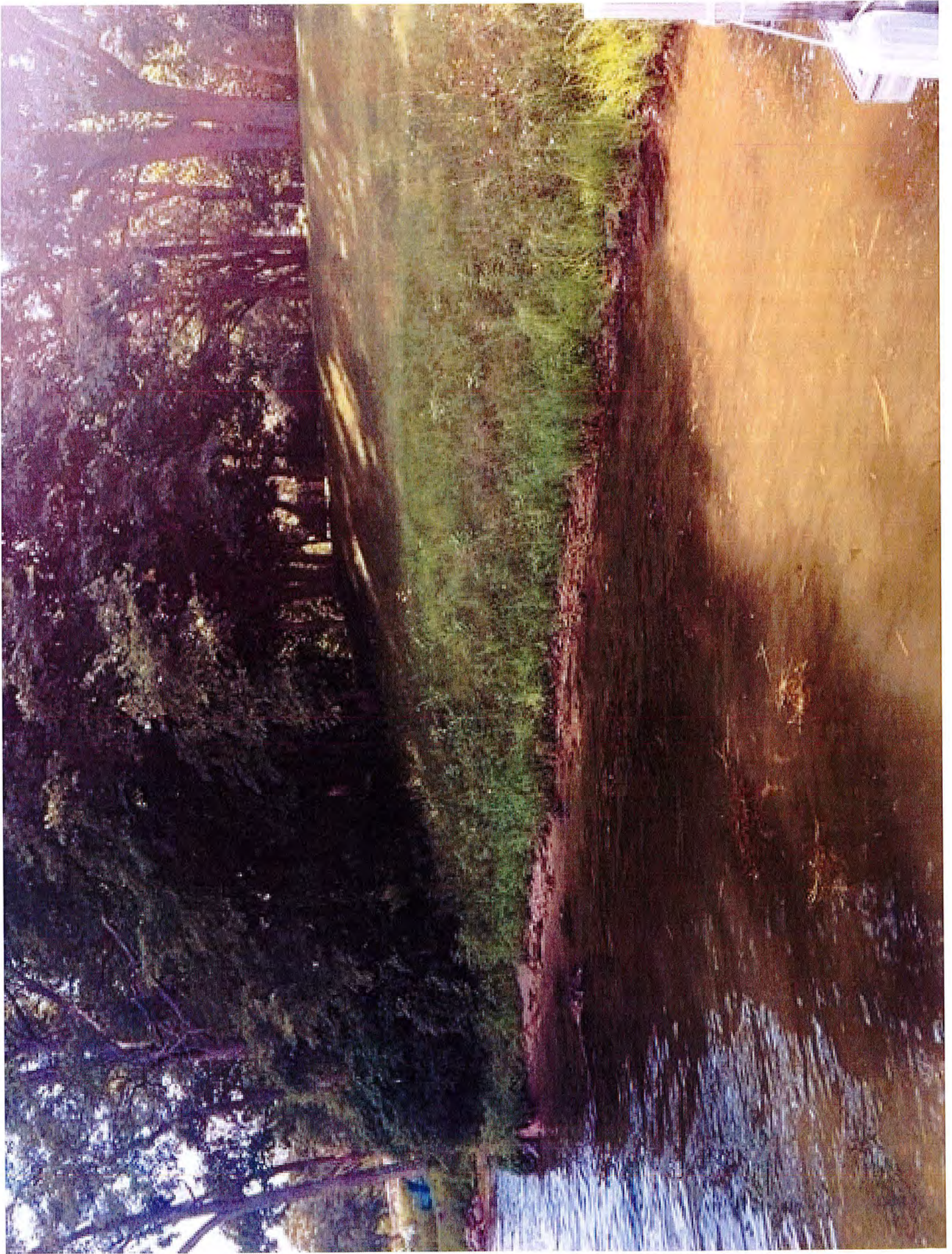
THIS INSTRUMENT WAS DRAFTED
BY:
Brandon Pittenger
MN Bar ID#: 0395905
FM Title Company
101 8th Street South
701-893-1000

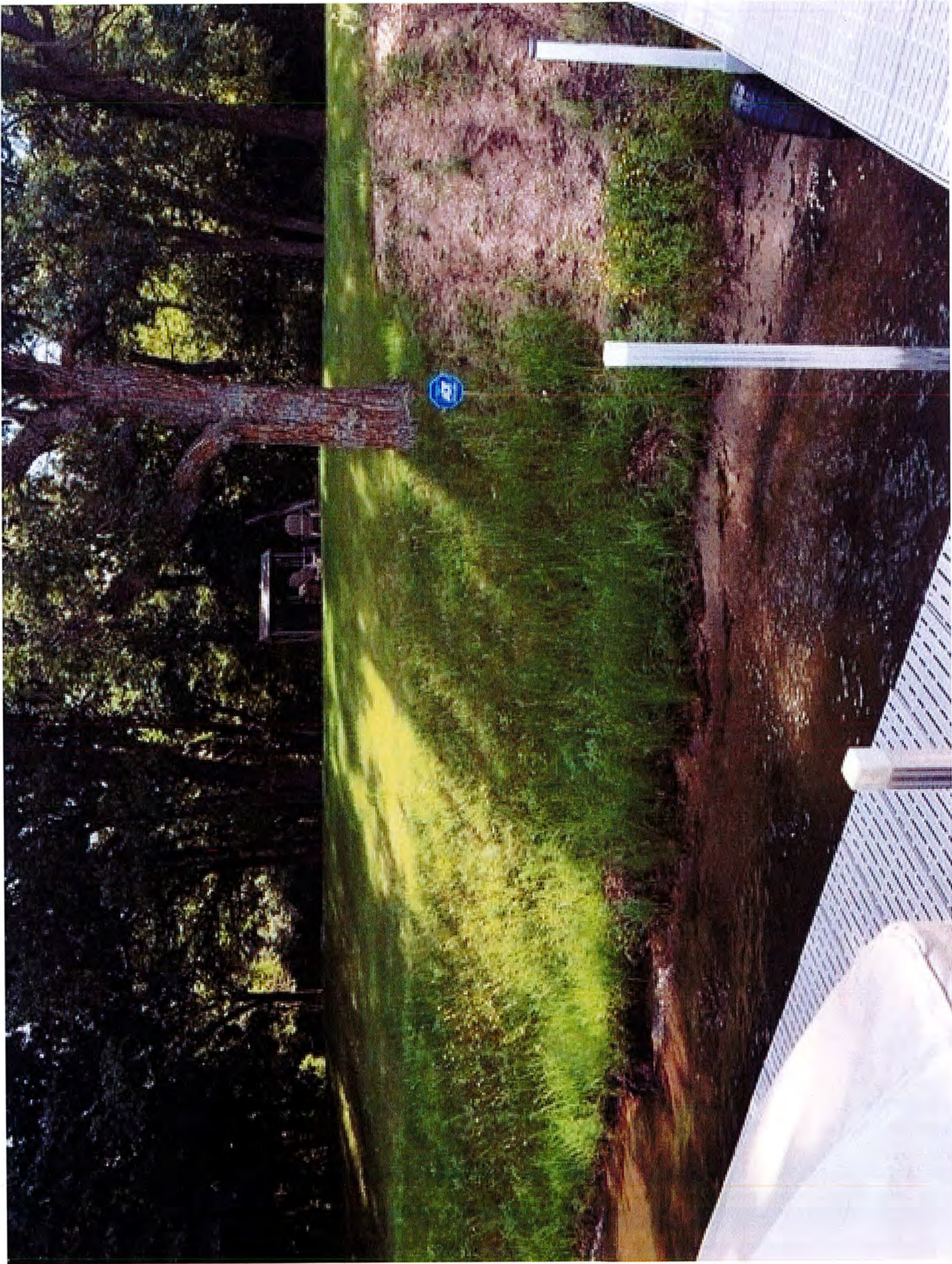
Tax statements for the real property described in
this instrument should be sent to:

Lance W. & Lisa K. Mohl
Address: 3301 Sedona Ct SE
Minot, ND 58701

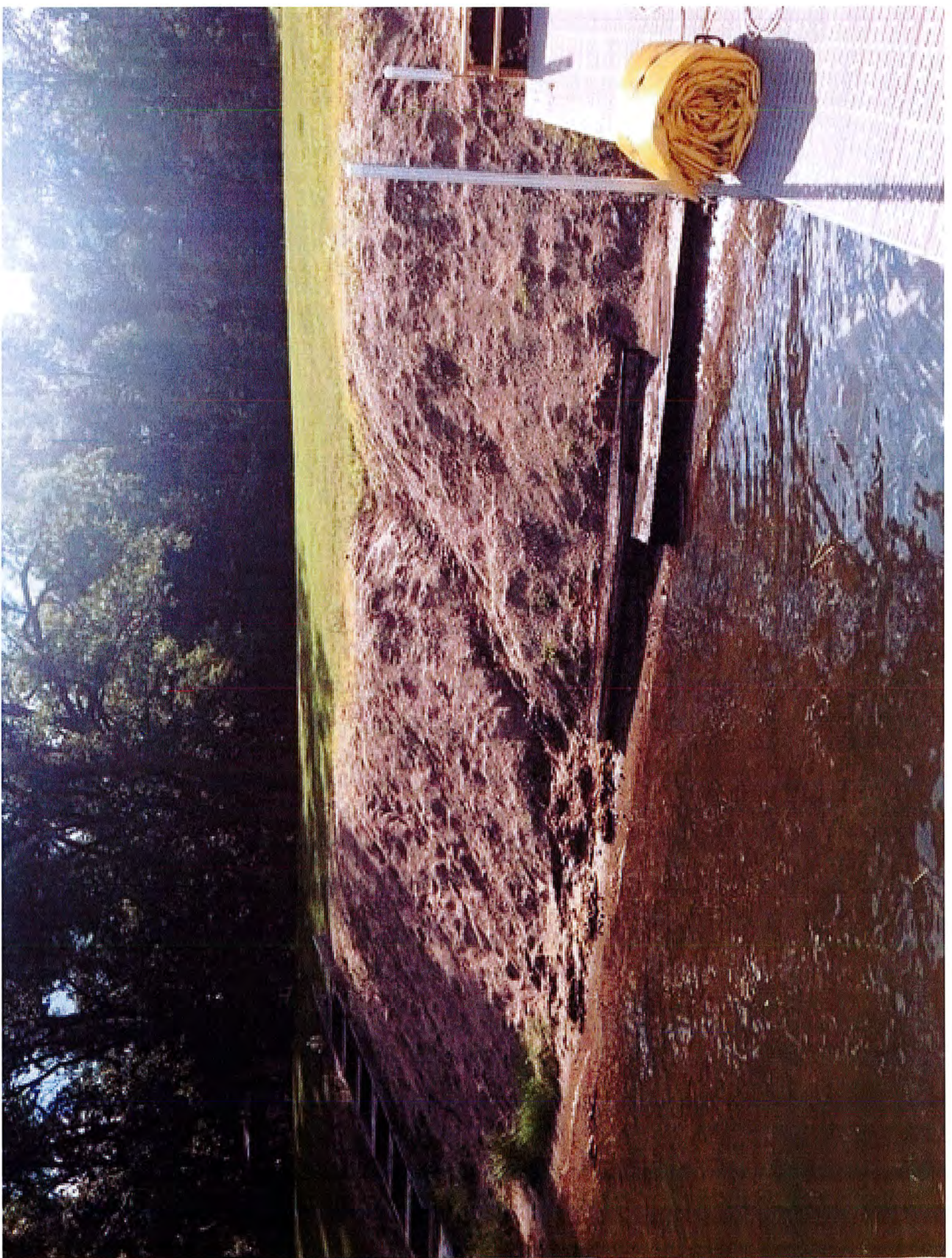


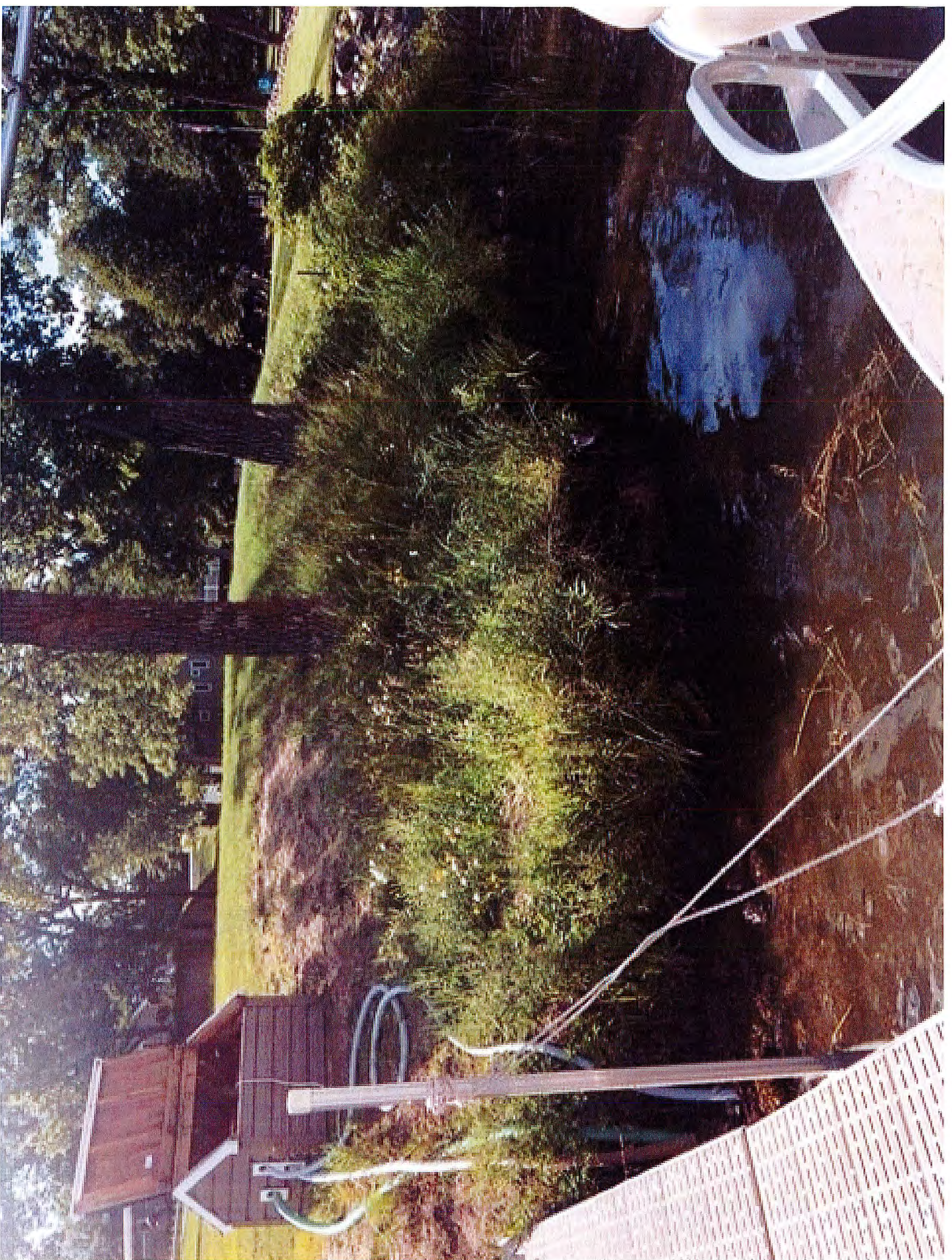


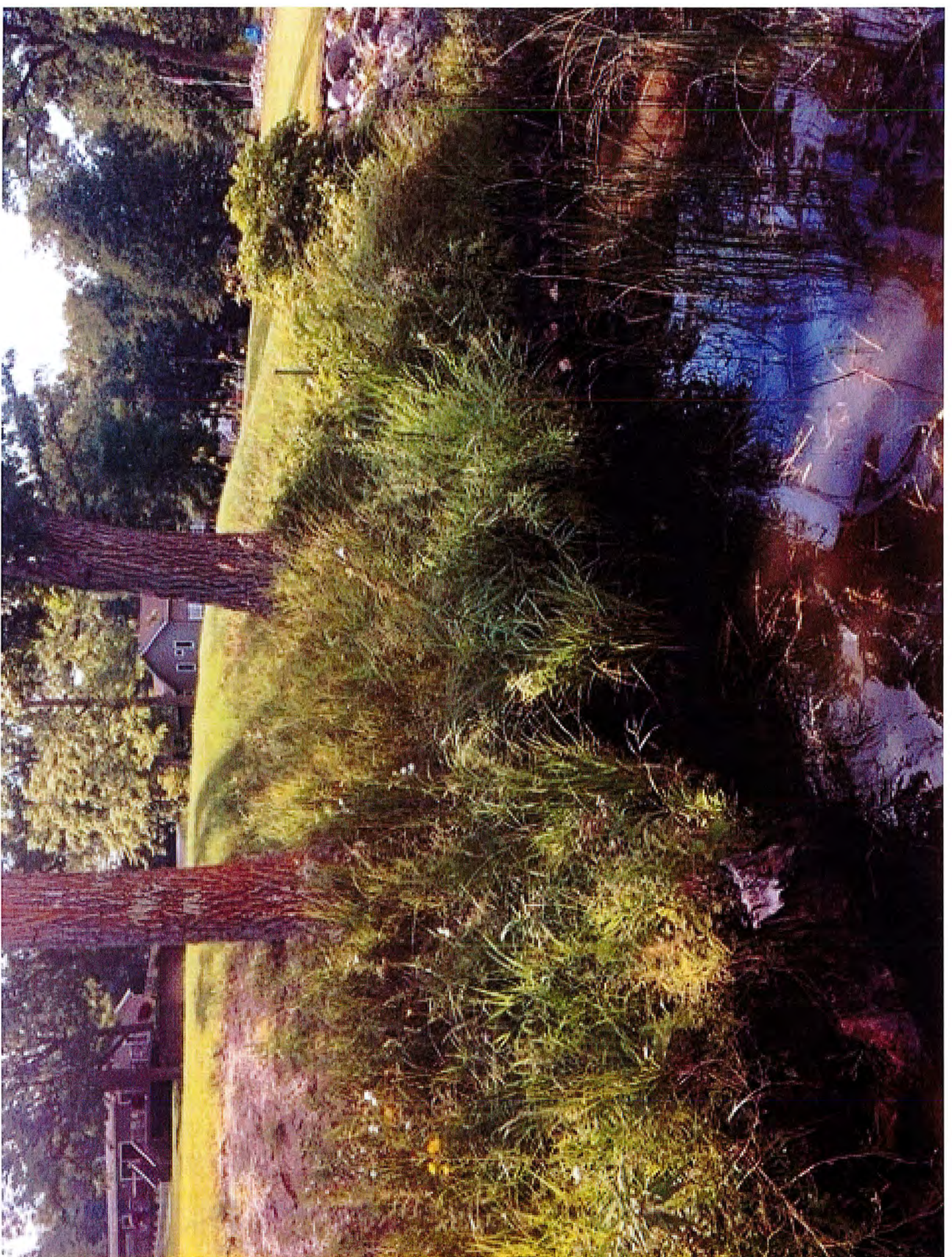


















These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty as to their performance, merchantability, or fitness for any particular purpose.

1:4,514

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

Date: 8/28/2020

Becker County



Your Chamber is Naturally
Your Resource for ...

- Business Development
- Community Development

- Economic Development
- Business Resources

- Visitor Information
- Vacation Planning



FOR MORE INFORMATION

218-847-9202

700 Summit Ave.

Detroit Lakes, MN 56501

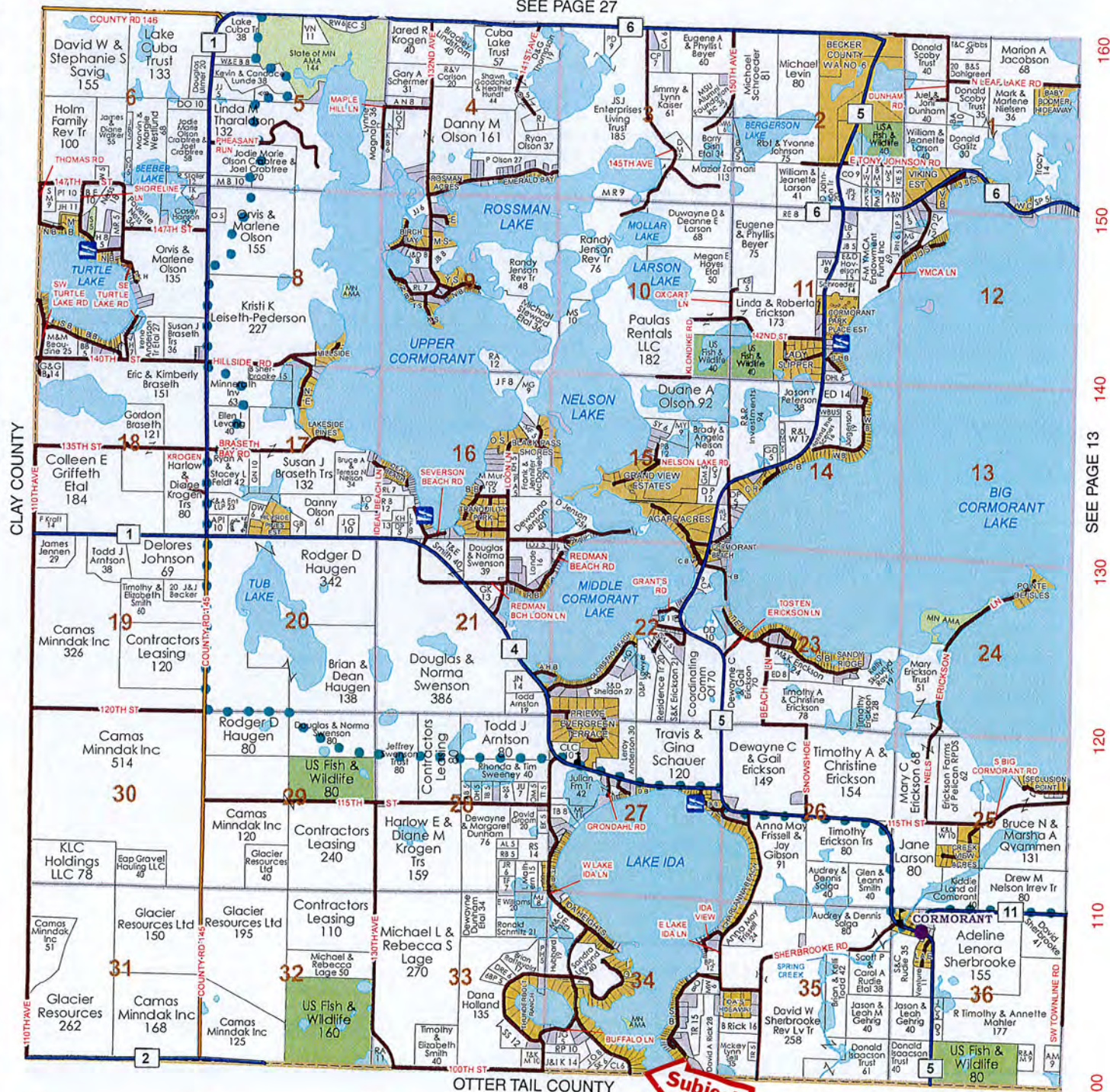


Cormorant

Township 138N - Range 43W

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SEE PAGE 27



Subject



COUNTY OF BECKER

Planning and Zoning

915 Lake Ave, Detroit Lakes, MN 56501

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

PLANNING COMMISSION

NOTICE OF PUBLIC HEARING

****HEARING DATE AND LOCATION****

Oct 13th, 2020 @ 6:00 P.M.

**** 3RD FLOOR JURY ASSEMBLY ROOM – BECKER COUNTY COURTHOUSE OR
JOIN VIA MICROSOFT TEAMS MEETING****

APPLICANT: Lars Odegaard & Sarah Odegaard
13228 Ideal Beach Ln
Lake Park, MN 56554

Project Location: 12800 Kohler Ln
Audubon, MN 56511

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Conditional Use Permit to build a retaining wall.

LEGAL LAND DESCRIPTION: Tax ID number: 17.0609.000

Blue Water Bay Lot 016 Block 002; Section 19 Township 138 Range 042; Lake Eunice Township.

REFER TO BECKER COUNTY ZONING ORDINANCE

**** In response to the COVID-19 public health emergency declared by Governor Walz, the October Planning Commission Hearing will be conducted with the option of joining 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: 962 686 268# or to access the meeting virtually please follow the link provided on the Becker County website under News & Announcements, "Planning Commission Public Hearing Link".**

Replies/Comments:

Public testimony regarding this application will only be received by email, in writing, in-person 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.

Replies may be addressed to:

PLANNING AND ZONING DEPARTMENT
915 Lake Avenue
Detroit Lakes, MN. 56501

EMAIL: Nicole.hultin@co.becker.mn.us

To view all application information on this project please visit:

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

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.

Conditional Use Application Review

Permit # CUP2020-24

Property and Owner Review

Owner: LARS ODEGAARD	Parcel Number(s): 170609000
Mailing Address: LARS ODEGAARD 13228 IDEAL BEACH LN LAKE PARK MN 56554	Site Address: 12800 KOHLER LN
	Township-S/T/R: LAKE EUNICE-19/138/042
	Shoreland? Yes Name: Big Cormorant (Lake Eunice & Cormorant) [RD]
Legal Descr: Lot 016 Block 002 of BLUE WATER BAY	

Conditional Use Details Review

Description of Conditional Use Request: **Place boulder wall 1.5' tall on south side of property to separate grass area from sand area(see drawing)**

1. Describe how the conditional use permit, if granted, will not harm the use and enjoyment of other properties in the immediate vicinity for the purposes already permitted, nor substantially diminish or impair property values within the immediate vicinity.

The wall will not affect the neighbor property.

2. Describe how establishing the conditional use will not impede the normal, orderly development and improvement of surrounding vacant property for uses predominant in the area.

NA

3. Describe how adequate utilities, access roads, drainage and other necessary facilities have been or are being provided.

NA

4. Describe how adequate measures have been or will be taken to provide sufficient off-street parking and loading space to serve the proposed use.

NA

5. Describe how adequate measures have been or will be taken to prevent or control offensive odor, fumes, dust, noise and vibration, so none of these will constitute a nuisance, and to control lighted signs and other lights so that no disturbance to neighboring properties will result.

NA

Additional shoreland questions below (if applicable)

6a. Describe how adequate measures have been or will be taken to assure that soil erosion or other possible pollution of public waters will be prevented, both during and after construction.

The wall will help with run-off

6b. What measures have been taken to assure that the visibility of structures and other facilities as viewed from public waters will be limited.

The wall will be made out of natural stone

6c. What measures have been taken to assure that the site is adequate for water supply and on-site sewage treatment.

NA

6d. Describe how the types, uses and number of watercrafts that the project will generate can be safely accommodated.

NA

Business Plan Review

Name of Business:

Business Owners:

Business Type: If 'Other', explain:

Type of Merchandise:

Type of Service:

Hours and Days of Operation:
Number of Employees:
Off-Street Parking Plan:
Size of structure to be used for Business: New or Existing:
Signage Plan:
Exterior Lighting Plan:
Known Environmental Hazards:
Additional Business Plan Information:

Field Review Form**Permit # LALT2020-107****Property and Owner**Parcel Number: **170609000**Site Address: **12800 KOHLER LN**Owner: **LARS ODEGAARD**Township-S/T/R: **LAKE EUNICE-19/138/042****Project Details**Project Start & End Date: **10/14/2020-10/31/2020**Distance from OHW: **40'**Proj 1 Type: **Grade and Fill**Proj 1 Purpose: **Improve Lawn**

Proj 1 Type Descr:

Top dress all disturbed areas with top soil, seed and stabilize approx. 100 yards. Place silt fence near shoreline. Place straw blankets on all slopes over 15%

Proj 1 Purpose Descr:

Inspector Notes (Project 1):

Proj 2 Type: **Retaining Wall (Requires an approved Conditional Use Permit - Must submit CUP application along with land alteration application)**Proj 2 Purpose: **Other (Please explain next)**Proj 2 Type Descr: **Place natural stone wall 150' long, 1.5' tall.**Proj 2 Purpose Descr: **To prevent erosion and separate grass area to from sand area.**

Inspector Notes (Project 2):

Additional Details/Erosion ControlArea to be Cut/Excavated: **NA**Area to be Filled/Leveled: **150 x 80 x .25**Total Cubic Yards of Earthmoving: **150 yards**Fill Type/Material: **Top soil**Project Summary and/or Additional Projects & Information: **Add 30 yards wash sand to existing beach Place edging and rock around foundation of house**Erosion Control Method (1): **Other (Please specify next)**Erosion Control Method (2): **Other (Please specify next)**Additional Erosion Control Information: **Add 30 yards wash sand to existing beach Place edging and rock around foundation of house**

Inspector Notes (Earthmoving and Erosion Control):



**BECKER COUNTY PLANNING & ZONING
ENVIRONMENTAL REVIEW TECHNICAL PANEL
(ERTP) APPLICATION FOR RETAINING WALLS**

915 LAKE AVE, DETROIT LAKES, MN 56502-0787
PHONE (218) 846-7314 - FAX (218) 846-7266

PARCEL	
APP	ERTP
YEAR	

The Planning & Zoning Department and the Environmental Review Panel will hold a pre-application meeting with Applicants regarding conceptual plans submitted for retaining wall requests. The request should include any proposed projects that will be located within the shore impact zone of any Lake, River or Stream. The process is to review the project plans and conduct a site visit prior to submittal of a formal application to the Planning & Zoning Department. If the ERTP recommends approval to proceed, the Applicant may proceed with the public hearing process.

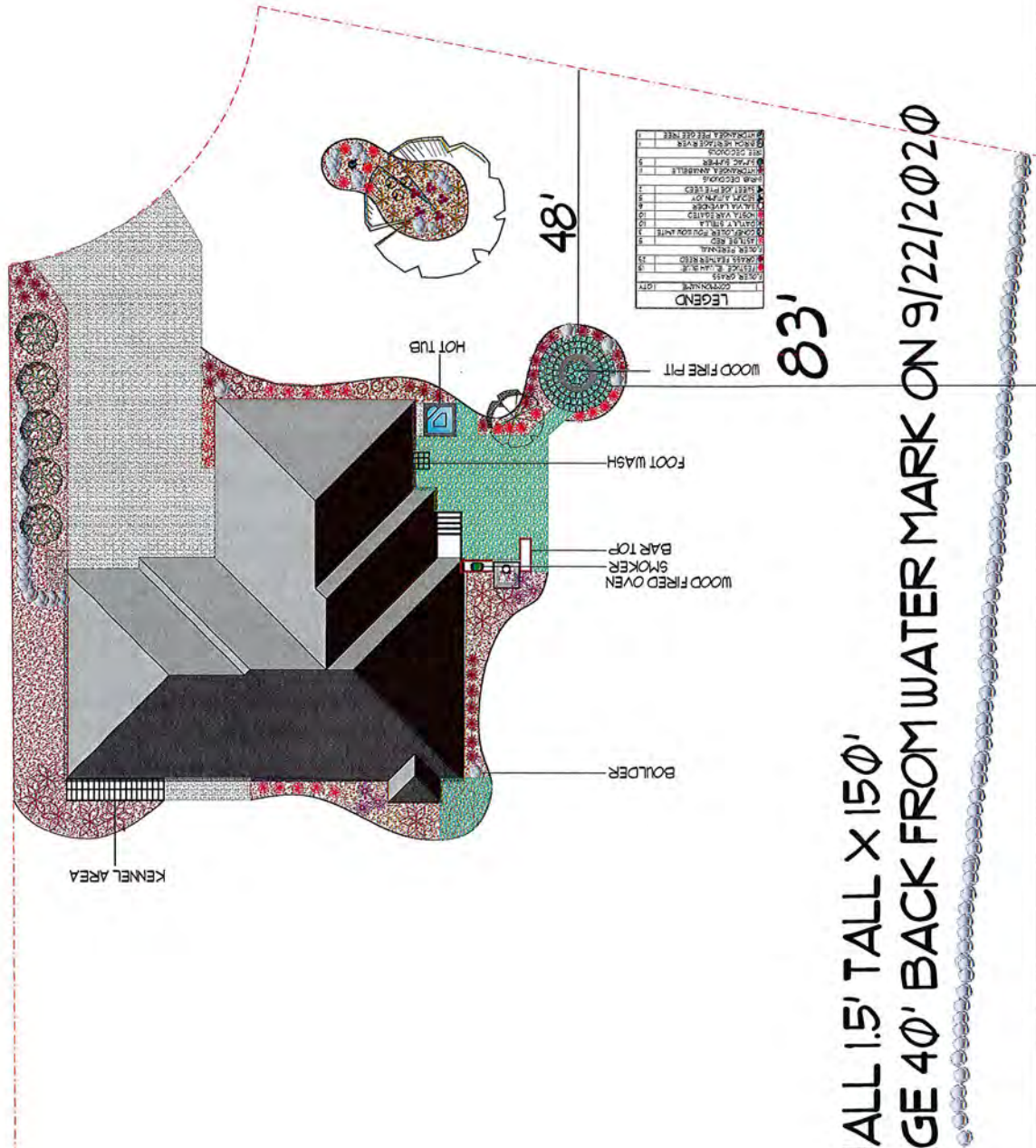
Prior to the pre-application meeting, an applicant should provide the following information about the project:

1. Contact Name and Phone Number: Matt Hoer
2. Property Owners Name: Lars Odegaard
3. Parcel Number: 170609000
4. Legal Description: Lot 016 Block 002 of Blue Water Bay
5. Section 19 Township 138 Range 042
6. Lake Name: Bien Cormorant Lake Classification _____
7. Length of shoreline in Project: 190'
8. Is the proposal to replace an existing retaining wall? Yes _____ No ☒
9. Length and Height of existing retaining wall: NA
10. To construct a new retaining wall or expand an existing? New ☒ Expand _____
11. Length and Height of new or expansion requested: 150' x 1.5' tall
12. Is there any existing rip rap along the shoreline? Yes _____ No ☒
13. Distance work will be from the Ordinary High Water Mark 410'
14. Amount of cubic yards of earth movement requested: 20 yards
15. Are emergent aquatic plants found along shoreline? NO
16. Does the site have any wetlands and/or low areas? Yes _____ No ☒
17. Are any springs or seeps present? ☒
18. Does the site contain any steep slopes? NO Are there any bluffs present? NO
19. Do any parties involved in this application have any ownership interest in, or options on, other properties in the vicinity of the project? NO

Brief description of request:

Place Natural Stone wall 190' long 1.5' tall
to prevent erosion and separate grass area
from Sand area

(more information on back)

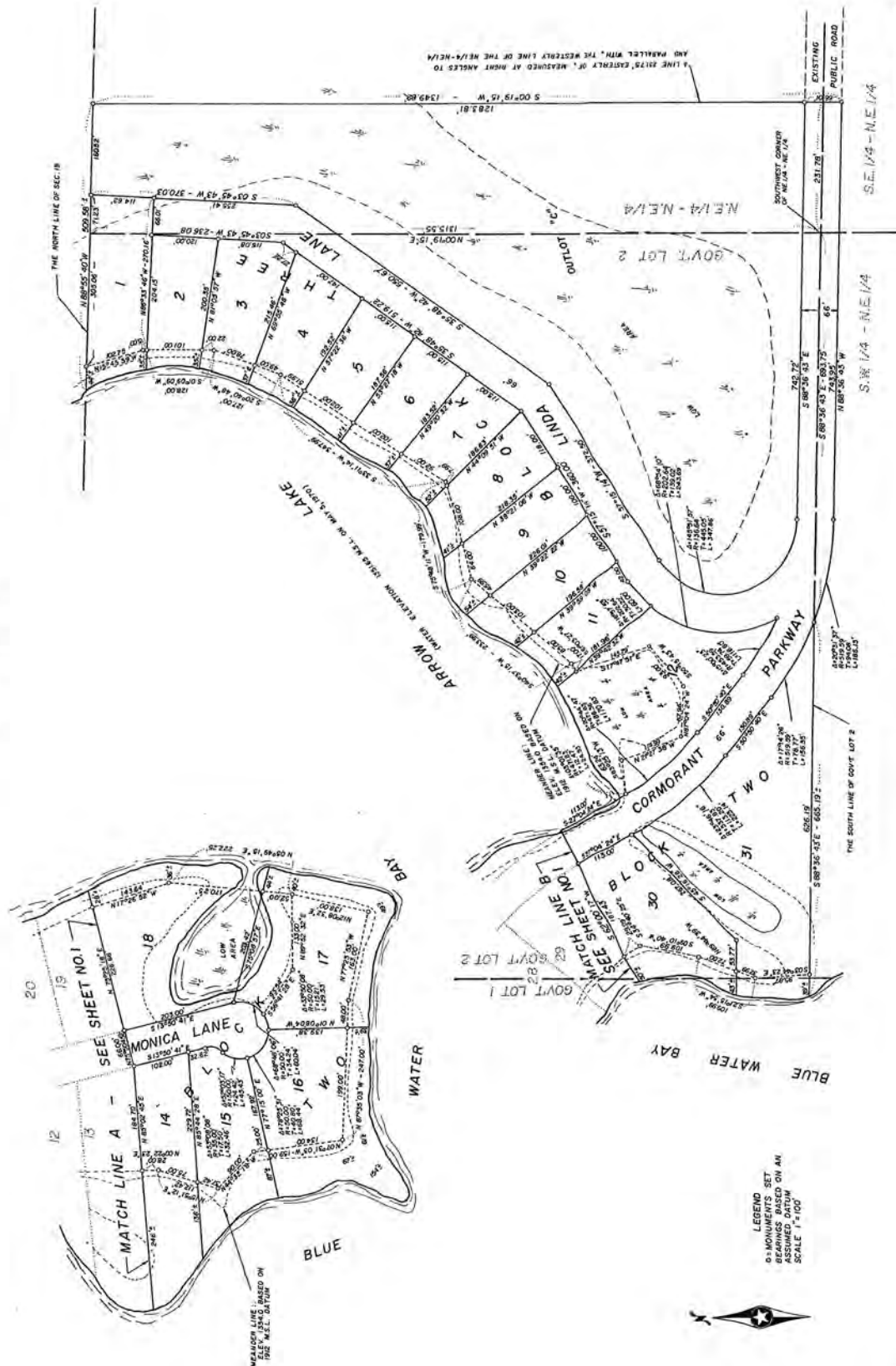


NATURAL STONE WALL 15' TALL X 150'
WALL WILL AVERAGE 40' BACK FROM WATER MARK ON 9/22/2020

Revision #:	Scale:	Landscape Plan:	Landscape Design by:
Date: 9/22/2020	1" = 20'	Odeguard, Lars	Matt Hoen
			4mations Landscape and Design

BLUE WATER BAY

IN SEC. 19, T138N, R42W



SHEET 2 OF 3 SHEETS

ORIGINAL

Taxes paid and Transfer entered Feb. 3/1878
 Date of December 1978
 Paul G. Rindolph
 County Clerk, Oregon
 met Deputy

632948

BECKER COUNTY RECORDER
STATE OF MINNESOTA
Document No. 632948

May 5, 2016 at 1:23 PM

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

Patricia Swenson, County Recorder
By SKS Deputy

**CERTIFICATE OF REAL
ESTATE VALUE FILED** *** 012982**

No delinquent taxes and transfer entered
this 5th day of May 2016

Mary E. Hendrickson
Becker County Auditor/Treasurer

By [Signature] Deputy

17-0609-000

Becker County Recorder
Well Certificate Received May 5, 2016
Patricia Swenson
Deputy [Signature] Becker County Recorder

(Top 3 inches reserved for recording data)

TRUSTEE'S DEED
by Individual Trustee to Joint Tenants

Minnesota Uniform Conveyancing Blanks
Form 10.4.2 (2010)

ECRV# 495171

DEED TAX DUE: \$ 709.50

DATE: May 4, 2016
(month/day/year)

FOR VALUABLE CONSIDERATION, Benjamin S. Eisenschenk AKA Benjamin Eisenschenk

(insert name of each Trustee)

_____, as Trustee

of Benjamin S. Eisenschenk Trust under agreement dated March 4, 2016

(insert name of Trust)

("Grantor"), hereby conveys and quitclaims to Lars A. Odegaard and Sarah J. Odegaard

(insert name of each Grantee)

("Grantee"), as joint tenants, real property in Becker County, Minnesota, legally described as follows:

Lot Sixteen (16), Block Two (2), Blue Water Bay, according to the certified Plat thereof on file and of record in the office of the
County Recorder in and for Becker County, Minnesota.

BECKER COUNTY DEED TAX

AMT. PD. \$ 709.50

Receipt # 618129

Becker County Auditor/Treasurer

chg
paid
well

Check here if all or part of the described real property is Registered (Torrens) ☐

together with all hereditaments and appurtenances belonging thereto.

Check applicable box:

- ☐ The Seller certifies that the Seller does not know of any wells on the described real property.
- ☒ A well disclosure certificate accompanies this document or has been electronically filed. (If electronically filed, insert WDC number: _____.)
- ☐ I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

Grantor

(Signature of Trustee)

Benjamin S. Eisenschenk AKA
Benjamin Eisenschenk

(signature of Trustee)

BCTS
31409(2)

State of Minnesota, County of BeckerThis instrument was acknowledged before me on May 4, 2016 by _____
(month/day/year) (insert name of each Trustee)Benjamin S. Eisenschenk AKA Benjamin Eisenschenkas Trustee of Benjamin S. Eisenschenk Trust under agreement dated March 4, 2016

(insert name of Trust)

Handwritten signature of Roxanne M. Riewer in cursive script.
(signature of notarial officer)

Title (and Rank):

notary

My commission expires:

1-31-18

(month/day/year)

THIS INSTRUMENT WAS DRAFTED BY:
(insert name and address)Becker County Title Services, Inc.
828 Minnesota Avenue
Detroit Lakes, MN 56501
CL# 31409TAX STATEMENTS FOR THE REAL PROPERTY DESCRIBED IN THIS
INSTRUMENT SHOULD BE SENT TO:

(insert name and address of Grantee to whom tax statements should be sent)

Lars A. Odegaard and Sarah J. Odegaard
13228 Ideal Beach Lane
Lake Park, MN 56554



COUNTY OF BECKER

Planning and Zoning

915 Lake Ave, Detroit Lakes, MN 56501
Phone: 218-846-7314 ~ Fax: 218-846-7266

Authorized Agent 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), Lars Odegard hereby authorize Matt Hoen 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, Land alt, retaining wall, cup

☐ plat application: _____

☒ conditional use application: retaining wall

☐ variance application: _____

☐ other: _____

on my (our) property located at:

Tax Parcel Number(s): 17.0609.000 Physical Site Address: 12800 Kohler LN Audubon, MN 56511

Legal Description: Blue Water Bay Lot 016 Block 002

Section: 19 Township: 138 Range: 012 Lot: 16 Block: 002 Plat Name: Blue Water Bay

Agent Contact Information

Agent address: 29270 Norway Lake Tr Underwood MN 56586
Street City State Zip Code

Agent phone #(s): 218-205-1073 Agent fax #: _____

Agent email address: _____

[Signature]

Property Owner(s) Signature(s)

9-23-20

Date

State of Minnesota
County of Becker

On this 23rd day of SEPT before me personally appeared LARS ODEGAARD to me
known to be the person(s) described in and who executed the foregoing instrument; and acknowledged that
LARS ODEGAARD executed the same as his free act and deed.

(Notary State)



[Signature]
Notary Public

Office Use Only:

Date received: _____ Expiration Date: _____



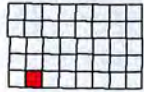
Sources: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

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.

1:4,514	Date: 9/15/2020
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Becker County





Township 138N - Range 42W

SEE PAGE 29

