



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****

April 12th, 2022 @ 6:00 P.M.

****3RD FLOOR JURY ASSEMBLY ROOM – BECKER COUNTY COURTHOUSE****

APPLICANT: Kevin P & Todd A Dirks
54097 Grant St
Osage, MN 56570

Project Location: 54097 Grant St
Osage, MN 56570

Todd A & LeeAnn M Dirks
54125 Grant St
Osage, MN 56570

APPLICATION AND DESCRIPTION OF PROJECT:

Request to amend a Conditional Use Permit for an expansion to an existing licensed resort for twenty-six (26) units granted by the Planning Commission on October 12th, 2021. The amendment will be for a non-shoreland multi-unit development classification located adjacent to the existing resort.

LEGAL LAND DESCRIPTION: Tax ID number **21.0109.000** Section 17 Township 140 Range 036; GOVT LOTS 1 & 2 EX 10 AC TO BURR, 13.65 AC TO SARGENT & 6 AC TO 21.0109.001; Tax ID number **21.0109.001** Section 17 Township 140 Range 036; EAST 175' OF GOVT LOT 1, WEST 100' OF NE1/4 NW1/4 & PT GOVT LOT 2: BEG NE COR GOVT LOT 2 TH S 138.60', W TO STRAIGHT LK NWLY AL LK TO N LN GOVT LOT 2, TH E AL N LN TO POB EX TWP RD.; Tax ID number **21.0104.000** Section 17 Township 140 Range 036; NE1/4 OF NW1/4 LESS WEST 100' AKA 3 AC, NW1/4 NE1/4 & NE1/4 OF NE1/4; Osage Township

REFER TO BECKER COUNTY ZONING ORDINANCE

Replies/Comments:

Public testimony regarding this application will only be received by email, in writing, or in-person at the hearing. Interested parties are invited to submit to the Becker County Department of Planning and Zoning written facts, arguments, or objectives by 12:00 P.M. the 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 # CUP2021-49

Property and Owner Review

Owner: KEVIN P & TODD A DIRKS	Parcel Number(s): 210109000 210109001
Mailing Address: KEVIN P & TODD A DIRKS 54097 GRANT ST OSAGE MN 56570	Site Address: 54097 GRANT ST
	Township-S/T/R: OSAGE-17/140/036
	Shoreland? Yes Name: Straight (Osage) [RD]
Legal Descr: GOVT LOTS 1 & 2 EX 10 AC TO BURR, 13.65 AC TO SARGENT & 6 AC TO 21.0109.001	

Conditional Use Details Review

Description of Conditional Use Request: **Request a Conditional Use Permit for an expansion to an existing licensed resort for twenty-six (26) units.**

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.

New units will not be any closer to neighbors than existing units.

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.

New Septic and Drainfield to be installed. Electric fence installed to keep animals out of garbage. Bathrooms open 24/7.

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.

Parking available at each unit.

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.

Scraps from fish Cleaning station that are taken off site to reduce odors. Guests sign a contract that says they won't partake in loud or reckless behavior. Contract can be terminated if problems occur.

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.

na

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

New units won't be visible from the water.

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

Existing well. New Septic and Drain field to be installed.

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

Not increasing dock slips. Boats would need to go in and out same day. Boat landing can be used to get in and out of water.

Business Plan Review

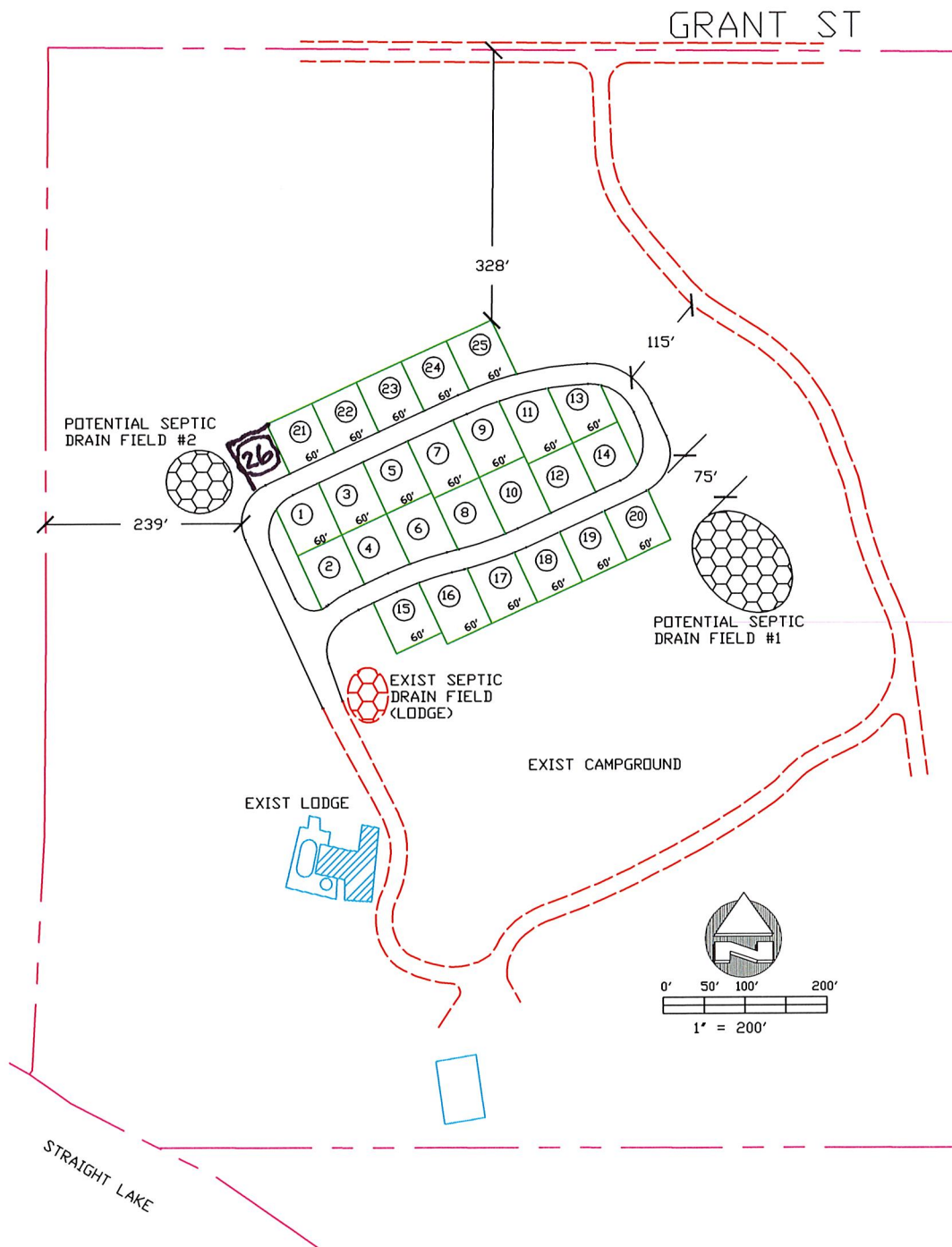
Name of Business: **R & D Resort and Campground**

Business Owners: **Todd Dirks & Kevin Dirks**

Business Type: **Other - Please describe below** If 'Other', explain: **Resort**

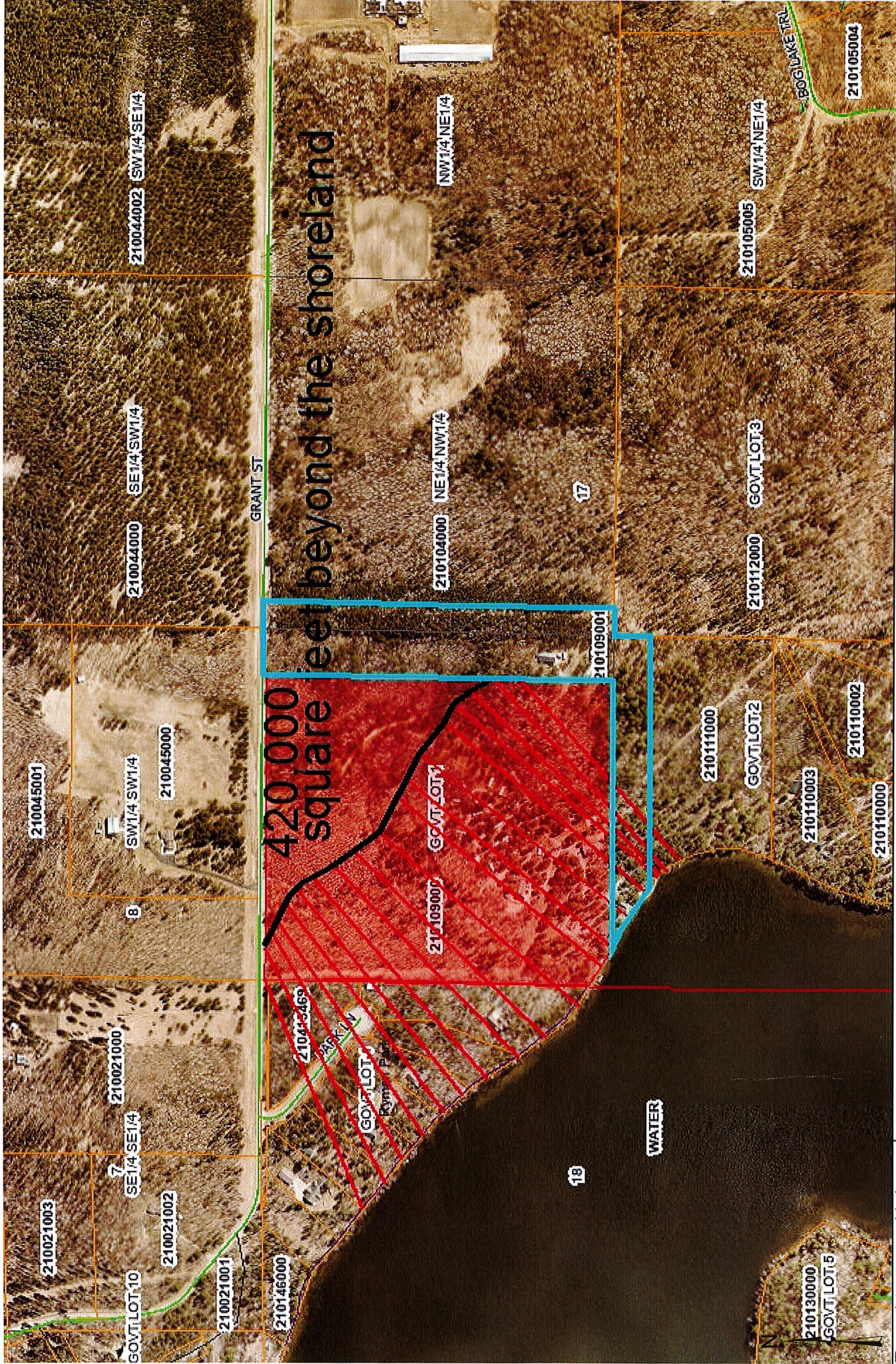
Type of Merchandise: **Ice cream, Pizza, Candy**

Type of Service: Resort
Hours and Days of Operation: Memorial Day - Oct 1 Camper owners can come to earlier to prepare camper for the season and stay longer to winterize.
Number of Employees: 0
Off-Street Parking Plan: All parking is on the property.
Size of structure to be used for Business: n/a New or Existing:
Signage Plan: Existing directional sign on Cty 48 and Grant St. Also at end of driveway.
Exterior Lighting Plan: Lighting will be added as needed for safety purposes.
Known Environmental Hazards: na
Additional Business Plan Information:



R&D RESORT
54097 GRANT ST
OSAGE, MN 56570

SITE PLAN



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.

Garits

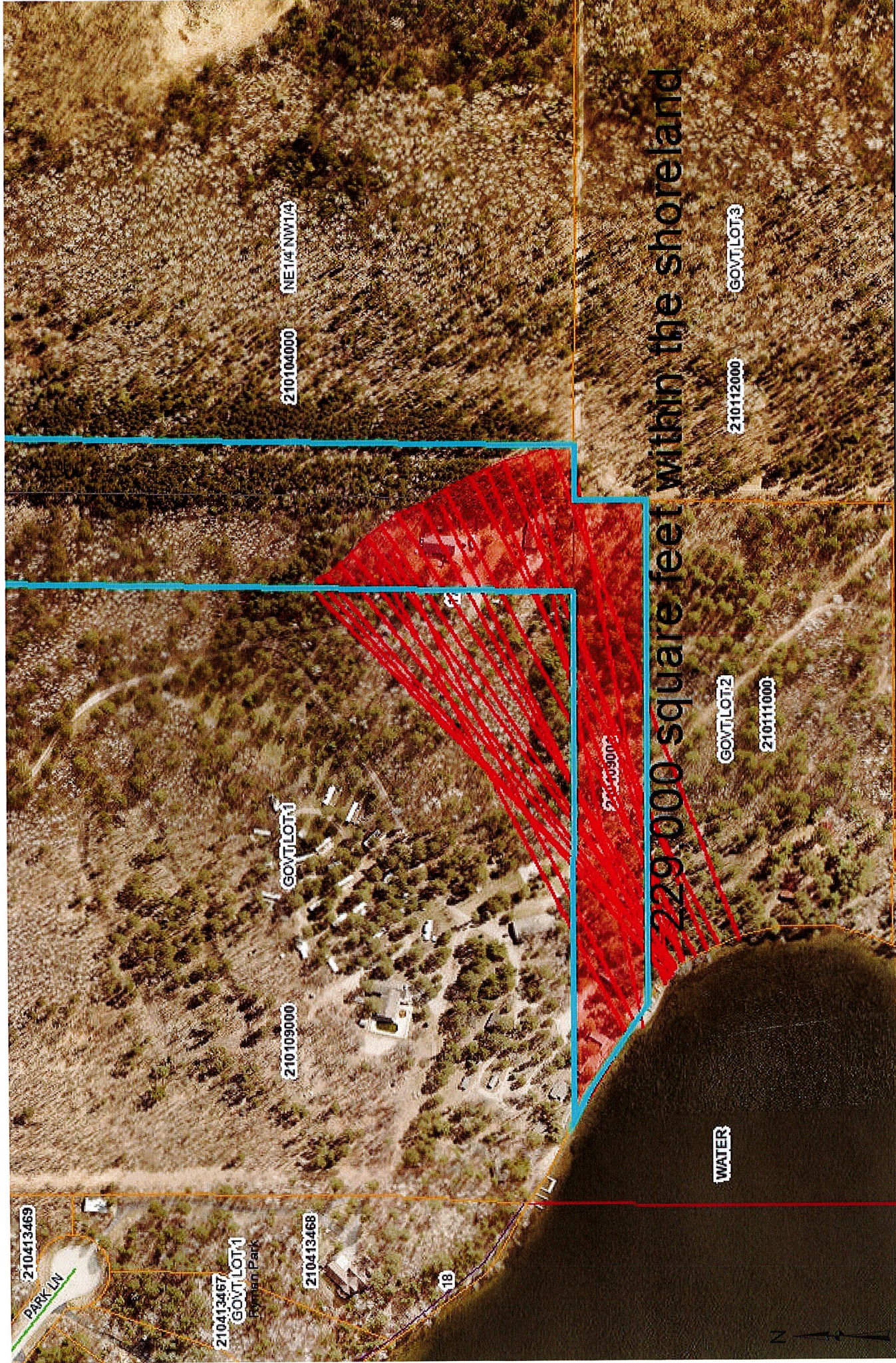
1:8,451

Date: 10/5/2021

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

Becker County





229,000 square feet within the shoreland

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.

9

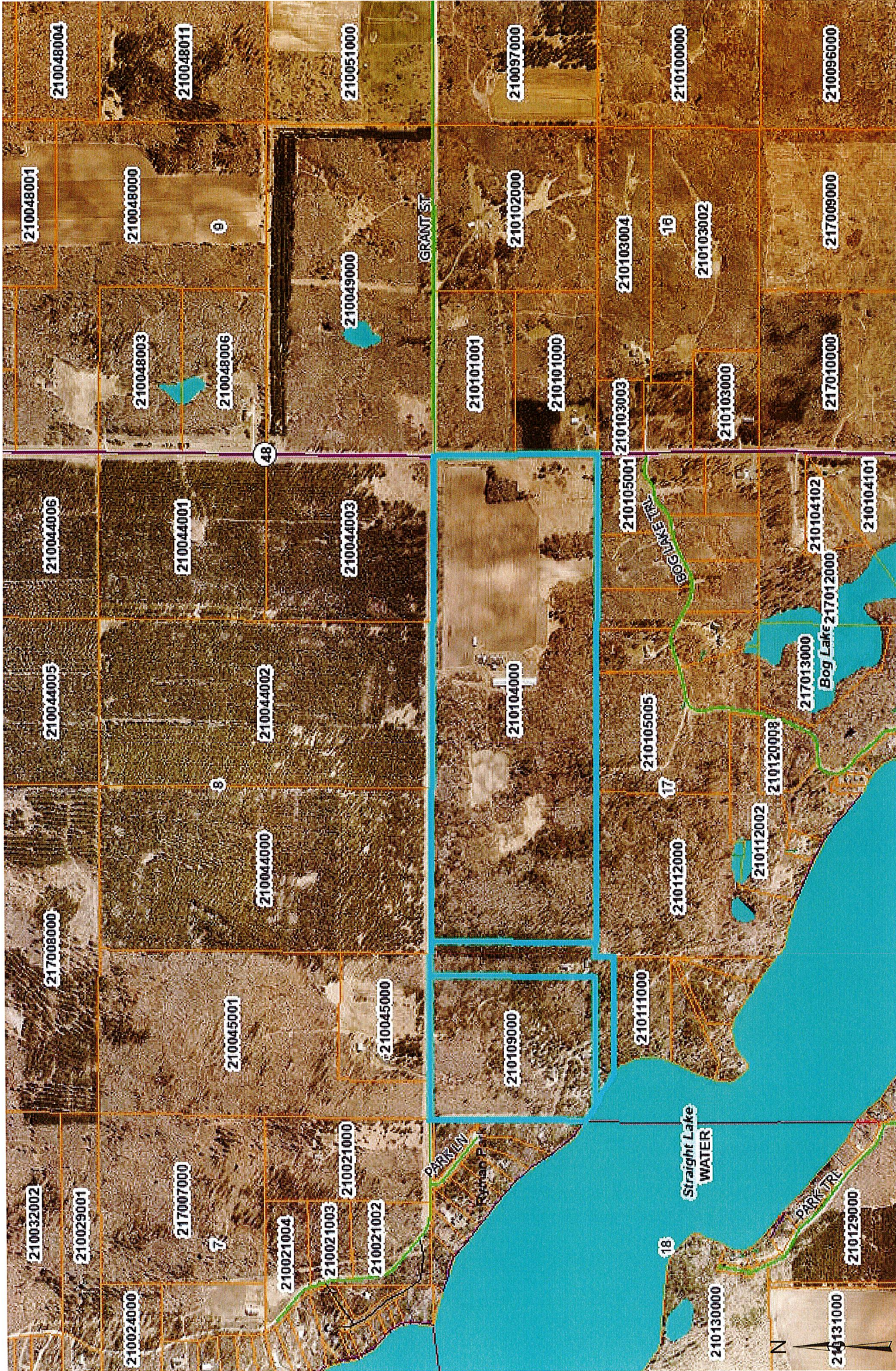
Becker County



1:4,225

Date: 10/5/2021

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

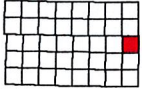


These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty as to their performance, merchantability, or fitness for any particular purpose.

1:18,056

Date: 3/22/2022

Becker County

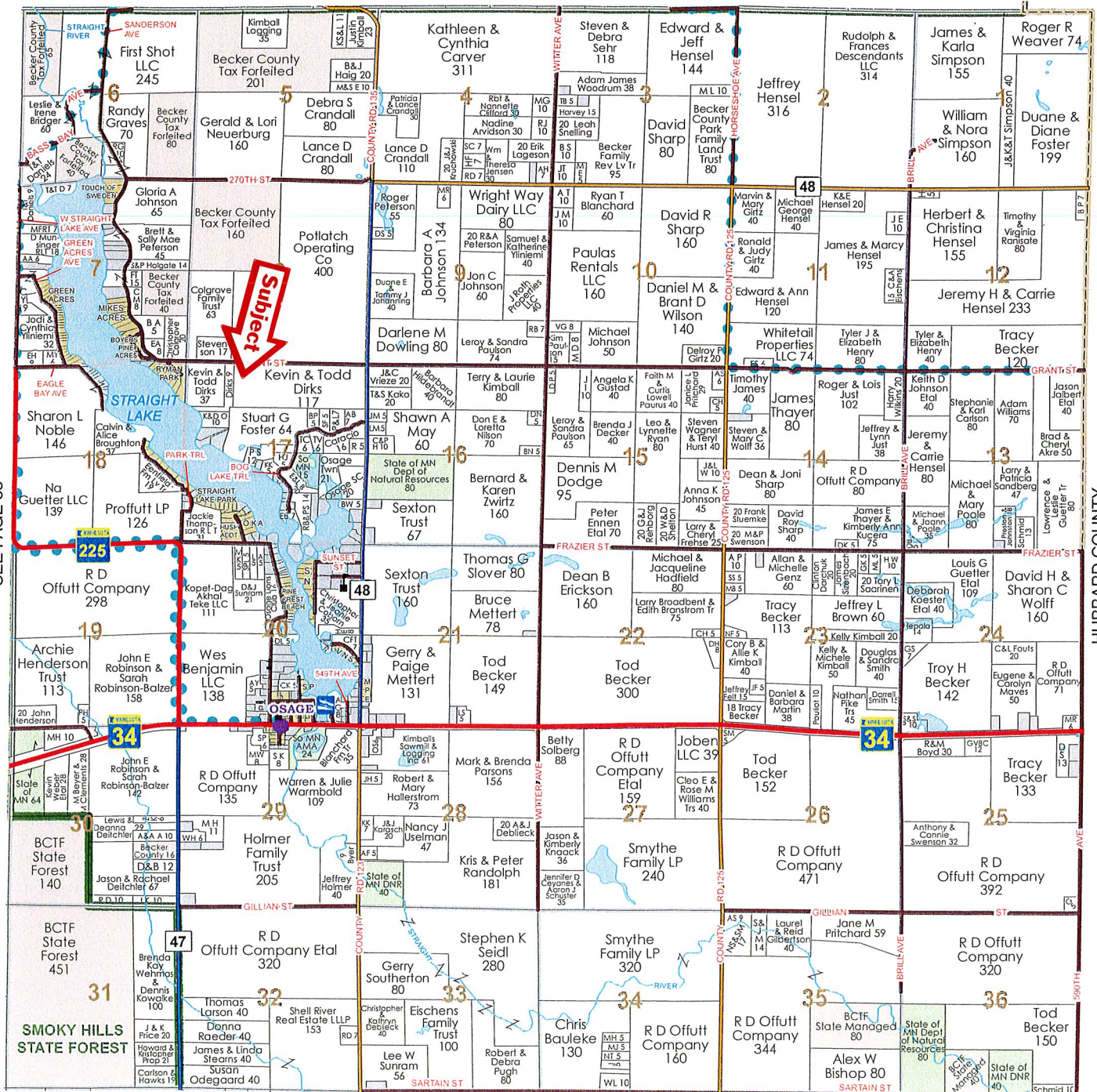


Osage

Township 140N - Range 36W

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SEE PAGE 41



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Planning and Zoning

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

April 12th, 2022 @ 6:00 P.M.

****3RD FLOOR JURY ASSEMBLY ROOM – BECKER COUNTY COURTHOUSE****

APPLICANT: Josh & Kayla Swangler
21246 Co Hwy 29
Rochert, MN 56578

Project Location: 18178 Co Hwy 29
Detroit Lakes, MN 56501

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Final Plat for a five (5) unit Multi-Unit Storage Development to be known as PRIORITY STORAGE OF THE LAKES.

LEGAL LAND DESCRIPTION: Tax ID number: **10.0379.000** Section 23 Township 139 Range 040; 23-139-40 PT SE1/4 SE1/4: COMM SE COR SEC 23, N 1215.56', W 38.72' TO POB; W 225.28', S 91.24', E 18.27', S 39.18', E 60.25', SLY 169.06', ELY AL HWY 125.45', N AL HWY 269.30' TO POB. TRACT C.; Erie Township

REFER TO BECKER COUNTY ZONING ORDINANCE

Replies/Comments:

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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

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

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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.



FINAL PLAT APPLICATION
BECKER COUNTY PLANNING & ZONING

915 LAKE AVENUE, DETROIT LAKES, MN 56501
PHONE (218) 846-7314 - FAX (218) 846-7266

PARCEL	
APP	Plat
YEAR	2010
SCANNED	

Developer's Name: Josh and Kayla Swangler

Developer's Address: 21246 Co Hwy 29
Robert, MN 56578

Telephone(s): _____ Date of Application: 3/11/22

Signature of Applicant: _____

Parcel ID Number: 10.0379.000 Project Address: 18178 Co Hwy 29

Proposed Plat Name: PRIORITY STORAGE OF THE LAKES

.....
To be completed by Office

Date of preliminary approval: Planning Commission: 02/08/22
Erie Township: 03/01/22

What was approved & stipulations: _____

Approved a Preliminary Plat for an eleven (11) unit
Multi-Unit Storage Structure Development.

Checklist

_____ Final Plat with appropriate landowner, mortgagee, surveyor, notary and township signatures;

_____ Certification that current year's taxes have been paid;

_____ Road Certification from County Highway Engineer on newly constructed roads;

_____ Road agreement from Township for newly constructed roads;

_____ Title Opinion

_____ Stipulations have been met

_____ Final plat fee, check made payable to Becker County Zoning, amount _____;

_____ Recording fee, check made payable to Becker County Recorder, amount _____.

PRIORITY STORAGE OF THE LAKES

Commencing at a found rock monument which designates the southeast corner of said Section 23, thence North 00 degrees East 1215.56 feet on an assumed bearing along the east line of said Section 23 to a found rock monument which designates a fault intersection on the westerly right of way line of Truck Highway No. 84, thence continuing North 00 degrees East 10 minutes 00 seconds 79.24 feet to a found rock monument; thence South 00 degrees West 225.38 feet to a found rock monument; thence North 00 degrees East 10 minutes 00 seconds 91.24 feet to a found rock monument; thence North 00 degrees East 39.18 feet to a found rock monument; thence North 00 degrees East 60.25 feet to a found rock monument, and point is the point of beginning. Thence continue South 07 degrees 55 minutes 06 seconds 106.33 feet to a found rock monument; thence continuing South 07 degrees 55 minutes 06 seconds 38.43 feet to a found rock monument on the northerly right of way line of said Truck Highway No. 34, thence easterly along the northerly right of way line of said Truck Highway No. 34 on a curve concave to the south, having a central angle of 01 degree 14 minutes 17 seconds and a radius of 3504.35 feet, for a distance of 125.45 feet (chord bearing North 00 degrees 34 minutes 03 seconds East) to a found rock monument on the westerly right of way line of said Truck Highway No. 34, thence North 00 degrees East 125.45 feet (chord bearing North 00 degrees 34 minutes 03 seconds East) to a found rock monument on the westerly right of way line of said Truck Highway No. 34, thence North 00 degrees East 96.51 feet; thence South 88 degrees 57 minutes 09 seconds West 111.56 feet to the point of beginning.

Crossings at a found iron monument which describes its southern corner of said Section 23, hence North 0 degrees 58 minutes 0 seconds East 71°58' feet on an assumed bearing along the east line of said Section 23 to a found iron monument, thence North 69 degrees 02 minutes 00 seconds West 36°77' feet to a found iron monument, thence North 88 degrees 02 minutes 00 seconds East 22°25' feet to a found iron monument, thence South 0 degrees 58 minutes 00 seconds West 91°24' feet to a found iron monument, thence North 88 degrees 22 minutes 50 seconds East 19°27' feet to a found iron monument, thence North 89 degrees 32 minutes 51 seconds East 11°58' feet, thence South 89 degrees 05 seconds East to the westerly right-of-way line of said Truck

Sold common interest community plat fully and accurately depicts all information required by Minnesota Statutes, Section 615.02-1102.

Dated this _____ day of _____, 20____

Clerk

Chairman

Scott R. Witz, Licensed Land Surveyor
Minnesota License No. 50120

The foregoing surveyor's certificate was acknowledged before me, a
Notary Public, this _____ day of _____, 20____, by Scott
Wolz, Minnesota Licensed Land Surveyor No. 50,120.

Notre Dame Public at Minnesota

My Commission Expires _____

i. _____, pursuant to Minnesota Statutes, Section 515B.2-101(c), do hereby certify that the structural components of the structures containing the units and the mechanical systems serving more than one unit are substantially completed.

I hereby certify that the taxes for the year _____ for the lands described within are paid and no delinquent taxes and transfer entered this

Dated this _____ day of _____, 20____

 Tax assessor (Not a Notary Public)

Licensed Forester No. _____
Minnesota License No. _____

Date: _____

Print Name & Address of Applicant: _____

Title: _____

State of _____
County of _____
County Auditor/Treasurer _____
My regular office hours are _____
I hereby certify that this instrument was filed in my office for _____ day of _____, 20____.

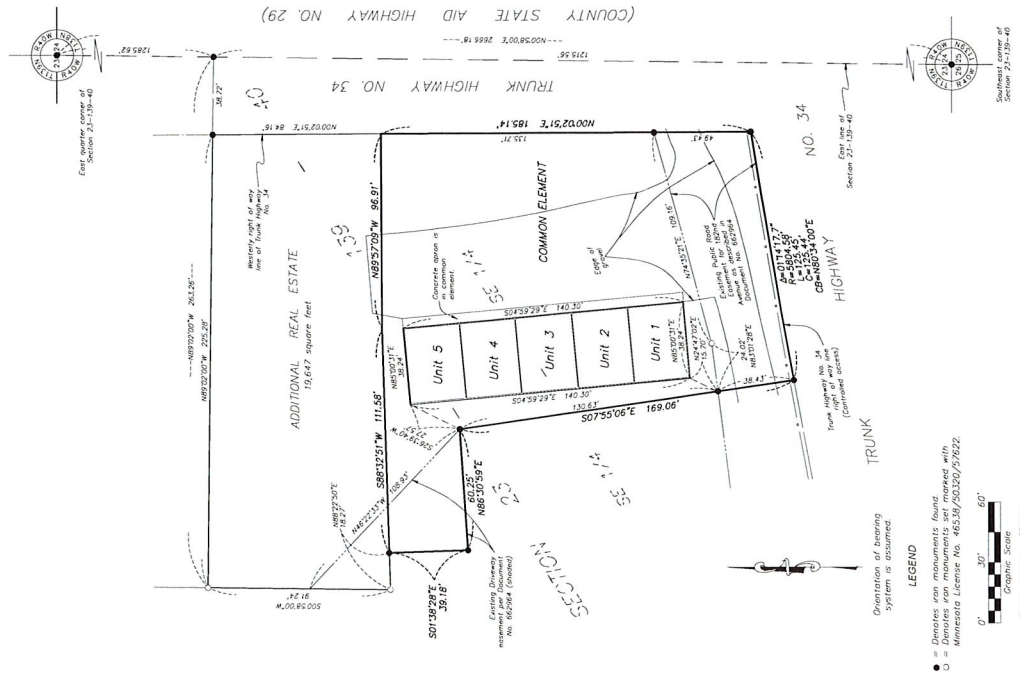
0 Licensed Professional _____
 record on this _____ day of _____, 20____ at
 _____ o'clock _____ M., and was duly recorded in Book _____ of
 _____ page _____ slide _____

Notary Public of _____
My Commission Expires _____
County Recorder _____

Figure 1 is a schematic diagram of a five-unit building layout. The building is a long rectangle divided into five equal units, labeled Unit 1 to Unit 5 from left to right. Each unit has a width of 27.54' and a height of 146.30'. The total width is 137.70' and the total height is 731.50'. Each unit has an 'Entry' on the right side. The diagram shows the floor elevation as 1494.58' and the ceiling elevation as 1509.02'. The units are separated by walls, and there are small gaps between the units. The diagram is oriented vertically on the page.

CONDOMINIUM FLOOR PLANS - EXHIBIT C

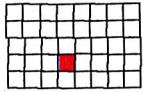
OFFICIAL PLAT



*Total Area of Common Interest Community No. 98,
PRIORITY STORAGE OF THE LAKES = 48,947 square feet*

MEADOWLAND SURVEYING, INC. SITE PLAN - EXHIBIT B

218-847-4289
www.meadowlandsurveying.com

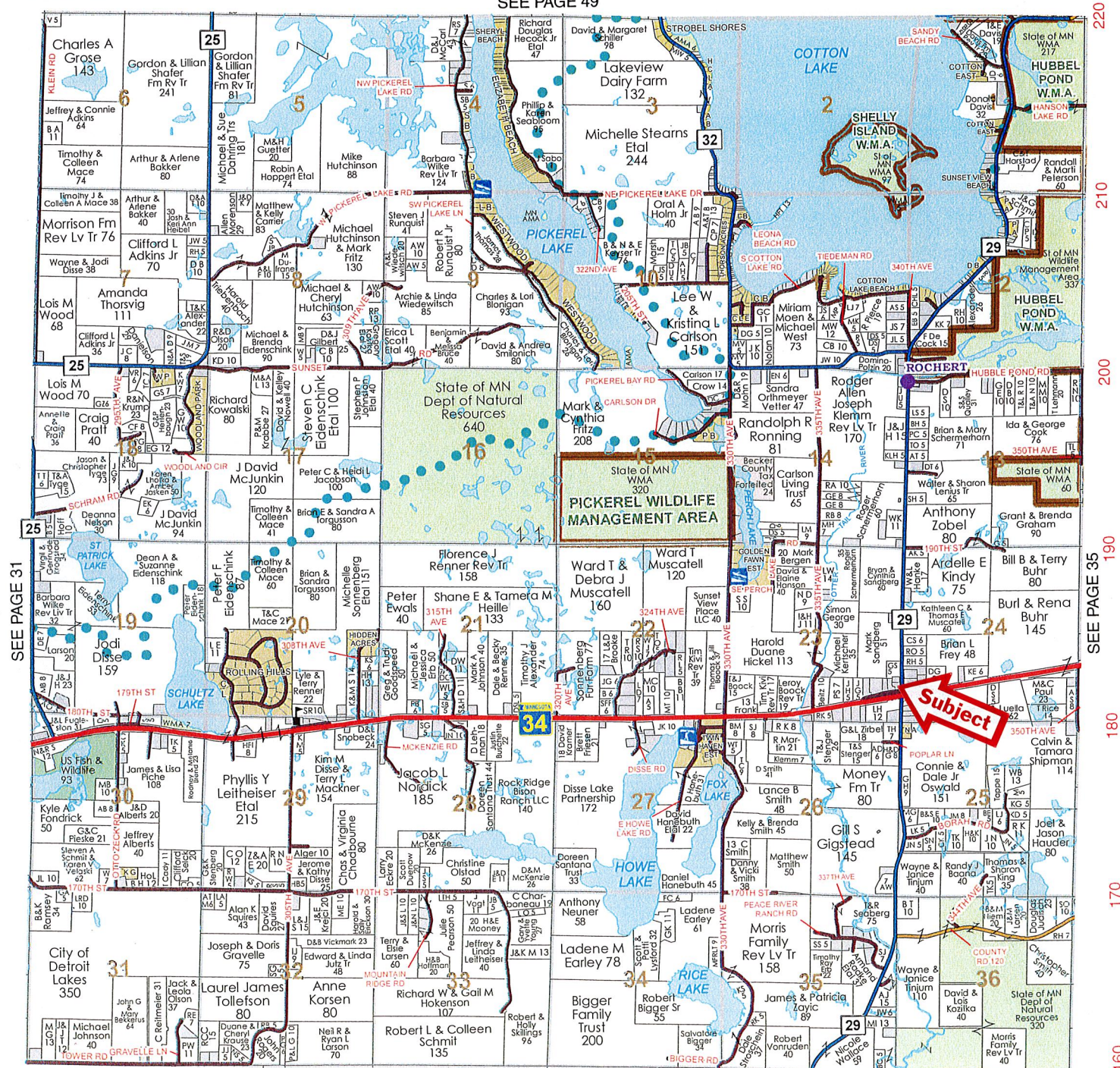


Erie

Township 139N - Range 40W

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SEE PAGE 17



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****

April 12th, 2022 @ 6:00 P.M.

****3RD FLOOR JURY ASSEMBLY ROOM – BECKER COUNTY COURTHOUSE****

APPLICANT: Foltz Acres LLC
19097 Frontage Rd
Detroit Lakes, MN 56501

Project Location: 18952 Stony Rd
Detroit Lakes, MN 56501

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Conditional Use Permit to operate a truck terminal, shop, and yard.

LEGAL LAND DESCRIPTION: Tax ID number: **08.0347.000** Section 21 Township 139 Range 041; 21-139-41 PT E1/2 NE1/4 NE1/4: BEG NE COR SEC 21, W 660.8', S 792.2', E 660.4', N 792' TO POB.; Detroit Township

REFER TO BECKER COUNTY ZONING ORDINANCE

Replies/Comments:

Public testimony regarding this application will only be received by email, in writing, or in-person at the hearing. Interested parties are invited to submit to the Becker County Department of Planning and Zoning written facts, arguments, or objectives by 12:00 P.M. the 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 # CUP2022-56

Property and Owner Review

Owner: FOLTZ ACRES LLC	Parcel Number(s): 080347000
Mailing Address: FOLTZ ACRES LLC 19097 FRONTAGE RD DETROIT LAKES MN 56501	Site Address: 18952 STONY RD
	Township-S/T/R: DETROIT-21/139/041
	Shoreland? No Name: N/A
Legal Descr: 21-139-41 PT E1/2 NE1/4 NE1/4: BEG NE COR SEC 21, W 660.8', S 792.2', E 660.4', N 792' TO POB.	

Conditional Use Details Review

Description of Conditional Use Request: **To operate a truck terminal, to include a yard and or shop.**

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.

This request is an expansion to an existing operation. Foltz Trucking has multiple parcels in the immediate vicinity and has been operating for decades with no issues regarding neighboring properties or values.

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.

The area will be used primarily for truck/trailer parking with the option of other truck terminal operations. The existing trucking operation on the neighboring property has had no known negative effect on the surrounding vacant property being developed for residential and industrial use. The current parcel does contain a dwelling which will be subdivided from the property with approximately 2.5 acres of land.

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

The property has access on two public roads. No utilities will be necessary to operate the yard, however electricity will be provide for lighting. All drainage will be completed in accordance with local requirements.

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.

Parking will be determined by the allowable impervious surface.

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.

The proposed use will not produce any of the listed items outside of regular levels from the usual traffic in the area.

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.

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

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

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

Business Plan Review

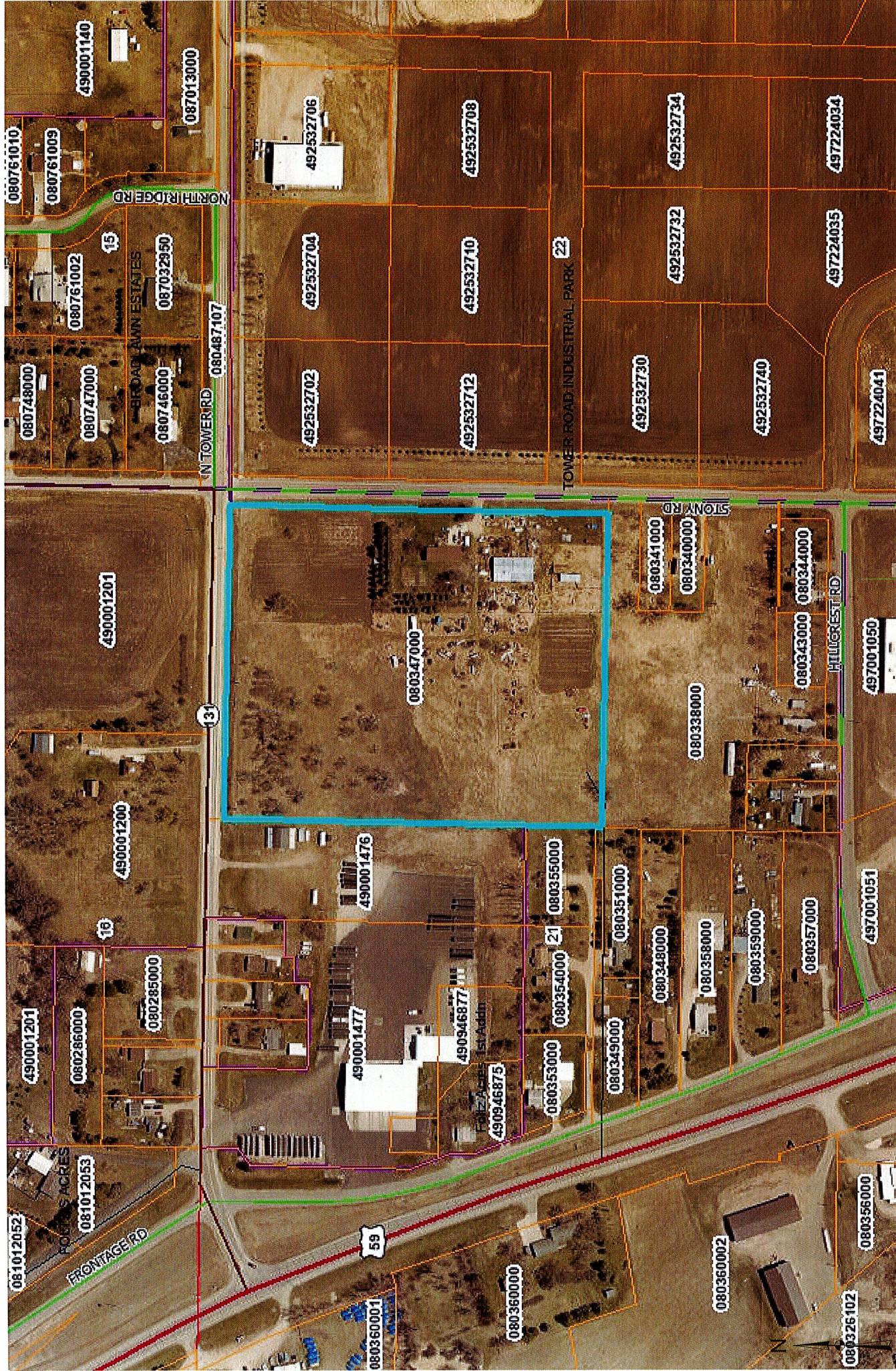
Name of Business: **Foltz Trucking**

Business Owners: **Ken & Frank Foltz**

Business Type: **Service** If 'Other', explain:

Type of Merchandise: **N/A**

Type of Service: Trucking Company
Hours and Days of Operation: 24/7 - 365
Number of Employees: 150 Drivers
Off-Street Parking Plan: Parking will be determined by allowable impervious surface.
Size of structure to be used for Business: No current buildings are intended for the parcel however they may be constructed in the future and will follow all local requirements.
New or Existing:
Signage Plan: TBD.
Exterior Lighting Plan: Lighting will be similar to the existing operation lighting.
Known Environmental Hazards: No.
Additional Business Plan Information:



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: 3/4/2022

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

Becker County



MEADOWLAND SURVEYING INC

Surveying the Lakes Area Since 1946

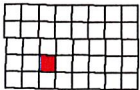
For all your land survey needs, contact our friendly staff at:
1118 Highway 59 South • Detroit Lakes, Minnesota 56501
frontdesk@meadowlandsurveying.com

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!

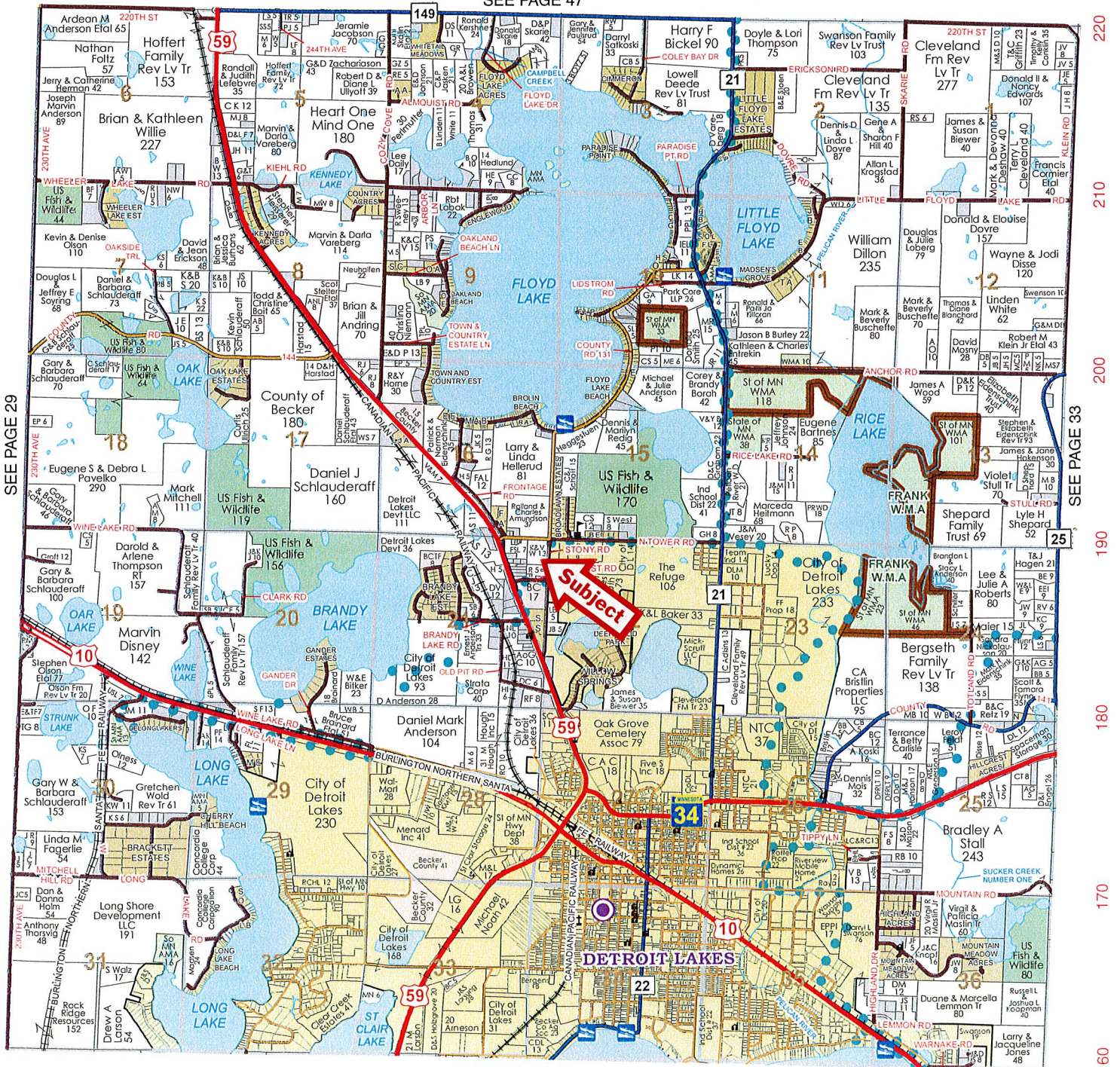


Detroit

Township 139N - Range 41W

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COUNTY OF BECKER

Planning and Zoning

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

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

April 12th, 2022 @ 6:00 P.M.

****3RD FLOOR JURY ASSEMBLY ROOM – BECKER COUNTY COURTHOUSE****

APPLICANT: D G Investments LLC
290 Shorewood Dr
Detroit Lakes, MN 56501

Project Location: TBD Hwy 34
Detroit Lakes, MN 56501

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Change of Zone from Commercial/Residential to Residential.

LEGAL LAND DESCRIPTION: Tax ID number: **08.1049.304** Section 25 Township 139 Range 041; HILLCREST ACRES Lot 004 Block 001 25-139-41 LOT 4 HILLCREST AC LESS .1AC (PT 8-432). PT NE1/4 NE1/4, PT SE1/4 NE1/4: COMM NE COR LOT 4 BLK 1 HILLCREST AC, S 145.71' TO POB; S 145.71', S 305.83' TO N ROW TH 34, NE 122.39' AL HWY, NW 277.56' TO POB.; Detroit Township

REFER TO BECKER COUNTY ZONING ORDINANCE

Replies/Comments:

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SUBDIVISION / ZONE CHANGE
BECKER COUNTY
PLANNING & ZONING

915 LAKE AVENUE, DETROIT LAKES, MN 56501
PHONE (218) 846-7314 - FAX (218) 846-7266

PARCEL	
APP	ZONE / SURVEY
YEAR	
SCANNED	

Application for: ☒ Zone Change _____ Certificate of Survey _____ Preliminary Plat _____
(Complete Section 1) (Complete Section 2) (Complete Section 3)

Applicant's Name: DG Investments LLC

Applicant's Address: 290 Shorewood Dr
Detroit Lakes, MN 56501

Telephone(s): _____ Date of Application: 3/4/22

Signature of Applicant: _____

Parcel ID Number: 08.1049.304 Project Address: TBD Hwy 34

Legal Description of Project:

SECTION 1

*Zone Change For Existing Parcel Number 08.1049.304
Current Zoning Commercial / Residential Requested Zoning Residential
Is the change within 2 miles of any city limits? yes

SECTION 2

*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 _____
Is the change within 2 miles of any city limits? _____
**Include a copy of the purchase agreement if applicant is not the owner of the

SECTION 3 property.

*For Preliminary Plat:
Number of Lots _____
Name of Subdivision _____
Name of Proposed Roads _____
Shoreland (within 1000 ft of lake) _____ Non-shoreland _____
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 _____
Is the change within 2 miles of any city limits? _____
**Include a copy of the purchase agreement if applicant is not the property owner.

Date Received 3/4 Date Accepted _____ Authorized Signature _____

Application Fee _____ Notice Fee Recording Fee _____ Date Paid _____

Receipt Number _____

MEADOWLAND SURVEYING INC.

Surveying the Lakes Area Since 1946

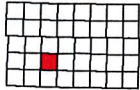
For all your land survey needs, contact our friendly staff at:
1118 Highway 59 South • Detroit Lakes, Minnesota 56501
frontdesk@meadowlandsurveying.com

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!

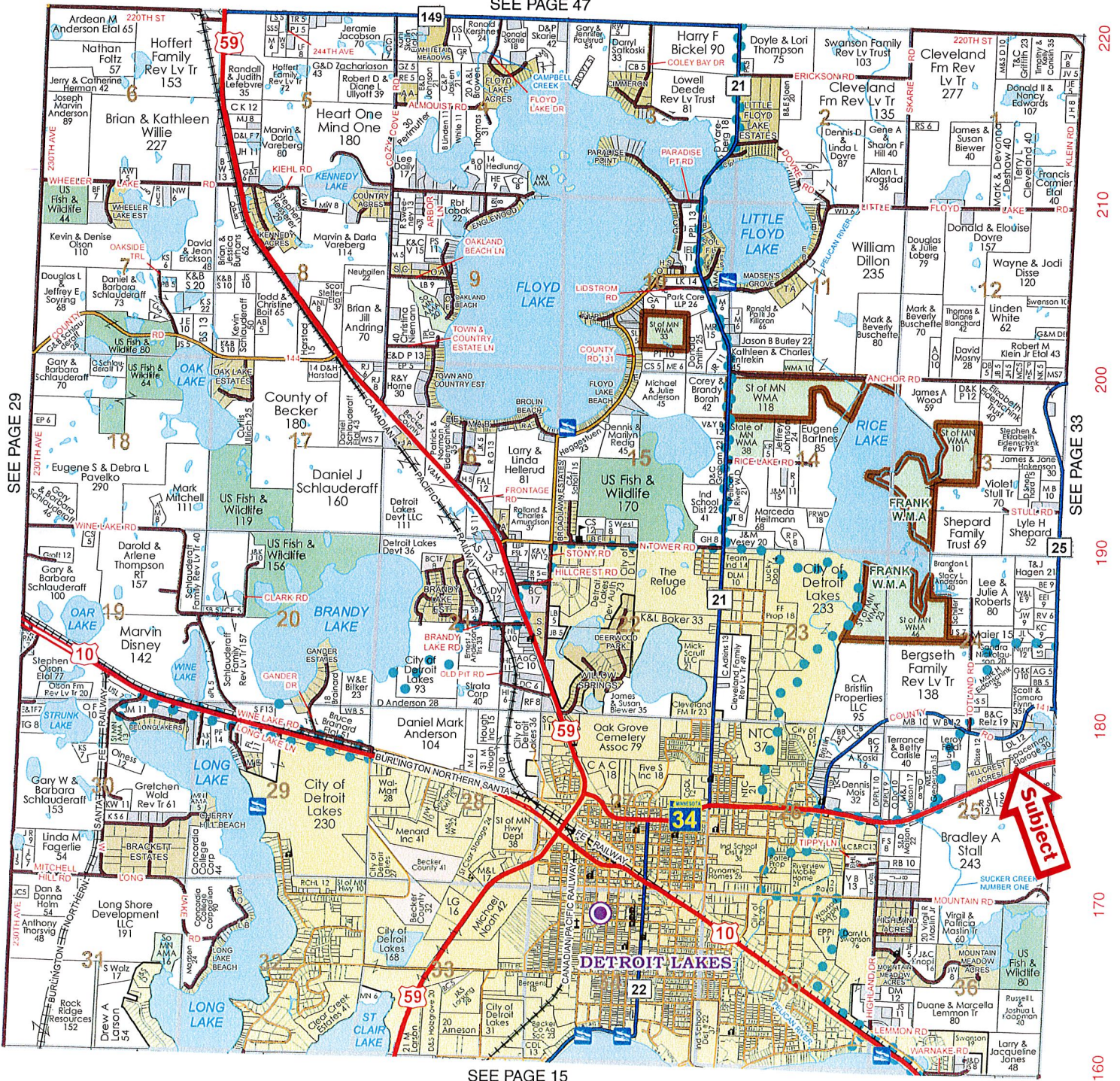


Detroit

Township 139N - Range 41W

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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****

April 12th, 2022 @ 6:00 P.M.

****3RD FLOOR JURY ASSEMBLY ROOM – BECKER COUNTY COURTHOUSE****

APPLICANT: Raymond & Kristine Johnston
27185 Little Floyd Lake Rd
Detroit Lakes, MN 56501

Project Location: 22966 Co Hwy 21
Detroit Lakes, MN 56501

APPLICATION AND DESCRIPTION OF PROJECT:
Request a Conditional Use Permit for Storage units.

LEGAL LAND DESCRIPTION: Tax ID number: **24.0197.000** Section 26 Township 140 Range 041; 26-140-41 PT SW1/4 SW1/4; PT NE1/4 SW1/4: COMM SW COR SEC 26 E 782.20' TO POB; N 38.20', ELY 358.22', N 927.34', NELY 428.01', W 998.76', S 945.47', E 487.77', S 390.48' TO POB.; Richwood Township

REFER TO BECKER COUNTY ZONING ORDINANCE

Replies/Comments:

Public testimony regarding this application will only be received by email, in writing, or in-person at the hearing. Interested parties are invited to submit to the Becker County Department of Planning and Zoning written facts, arguments, or objectives by 12:00 P.M. the 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 # CUP2022-59

Property and Owner Review

Owner: RAYMOND & KRISTINE JOHNSTON	Parcel Number(s): 240197000
Mailing Address: RAYMOND & KRISTINE JOHNSTON 27185 LITTLE FLOYD LAKE RD DETROIT LAKES MN 56501	Site Address: 22966 CO HWY 21
	Township-S/T/R: RICHWOOD-26/140/041
	Shoreland? No Name:
Legal Descr: 26-140-41 PT SW1/4 SW1/4; PT NE1/4 SW1/4: COMM SW COR SEC 26 E 782.20' TO POB; N 38.20', ELY 358.22', N 927.34', NELY 428.01', W 998.76', S 945.47', E 487.77', S 390.48' TO POB.	

Conditional Use Details Review

Description of Conditional Use Request: **Commercial Storage**

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 existing building will be used for the business with more buildings if approved. It is very well screened by natural vegetation, topography, and other buildings from nearly all directions.

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.

Storage is not prone to impede any type of development.

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

Access to the building is existing and all drainage will be in accordance with the Becker County Zoning Ordinance.

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.

Outside parking is abundant if necessary.

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.

Outside of regular traffic to and from the building for loading and unloading, storage does not create any of the listed nuisances.

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.

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

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

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

Business Plan Review

Name of Business: **TBD**

Business Owners: **TBD**

Business Type: **Other - Please describe below** If 'Other', explain: **Storage Rental Units**

Type of Merchandise: **N/A**

Type of Service: **Storage Rental**

Hours and Days of Operation: **24hrs/day, 7days/week**

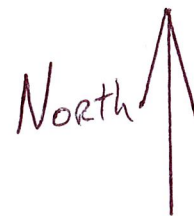
Number of Employees: **0**

Off-Street Parking Plan: Adequate measures have been or will be taken to provide the sufficient off street parking and loading space to serve the proposed use.
Size of structure to be used for Business: The existing building will be used for the business with more buildings if approved. Size TBD New or Existing:
Signage Plan: Signage to be as allowed by ordinance.
Exterior Lighting Plan: Lighting to be as allowed by ordinance.
Known Environmental Hazards: N/A
Additional Business Plan Information:

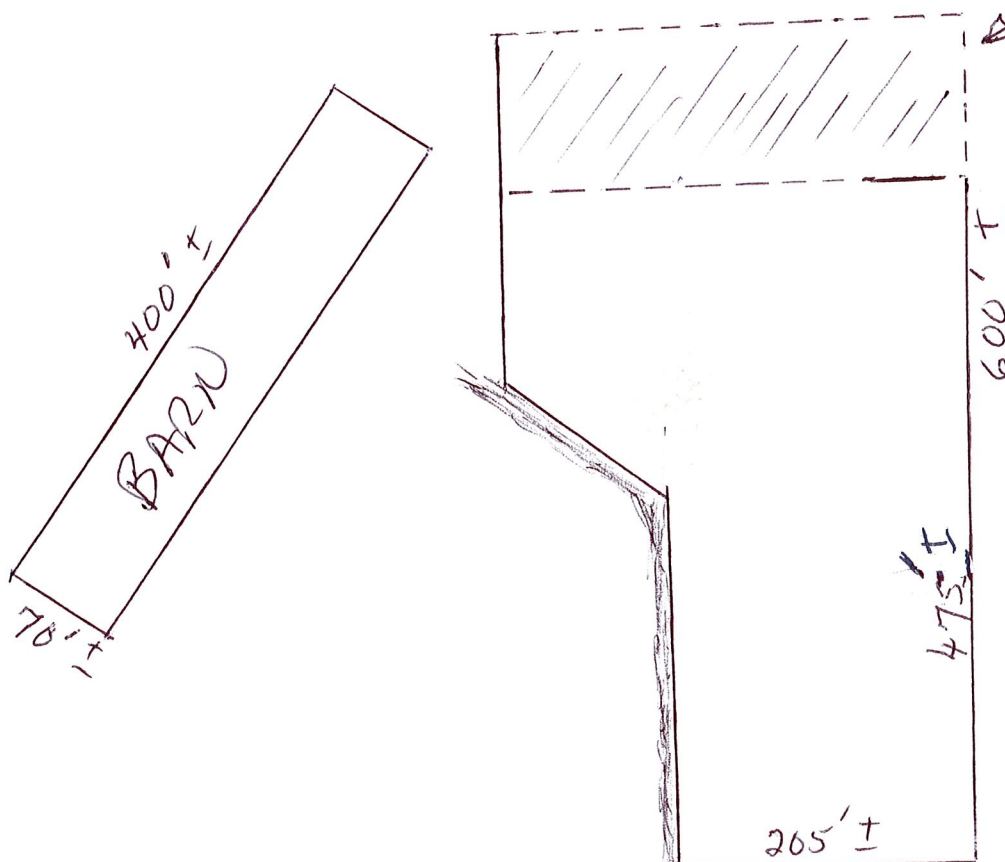
RAY JOHNSTON

PARCEL NO. 240197000

22966 COUNTY HWY. 21



IN THIS AREA
NORTH EAST/WEST
LINE TBD
BY SURVEY.



2.8 ACRES
MIN.

EXISTING
DRIVEWAY

OLD
FEED MILL
SITE

BECKER
COUNTY
HWY.
21.

PROX. 300' ±
TO R.O.W.

Zoom In

Zoom Out

Pan

Zoom Prev

Zoom Next

Zoom Select

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Search

Identify

Links

Legend

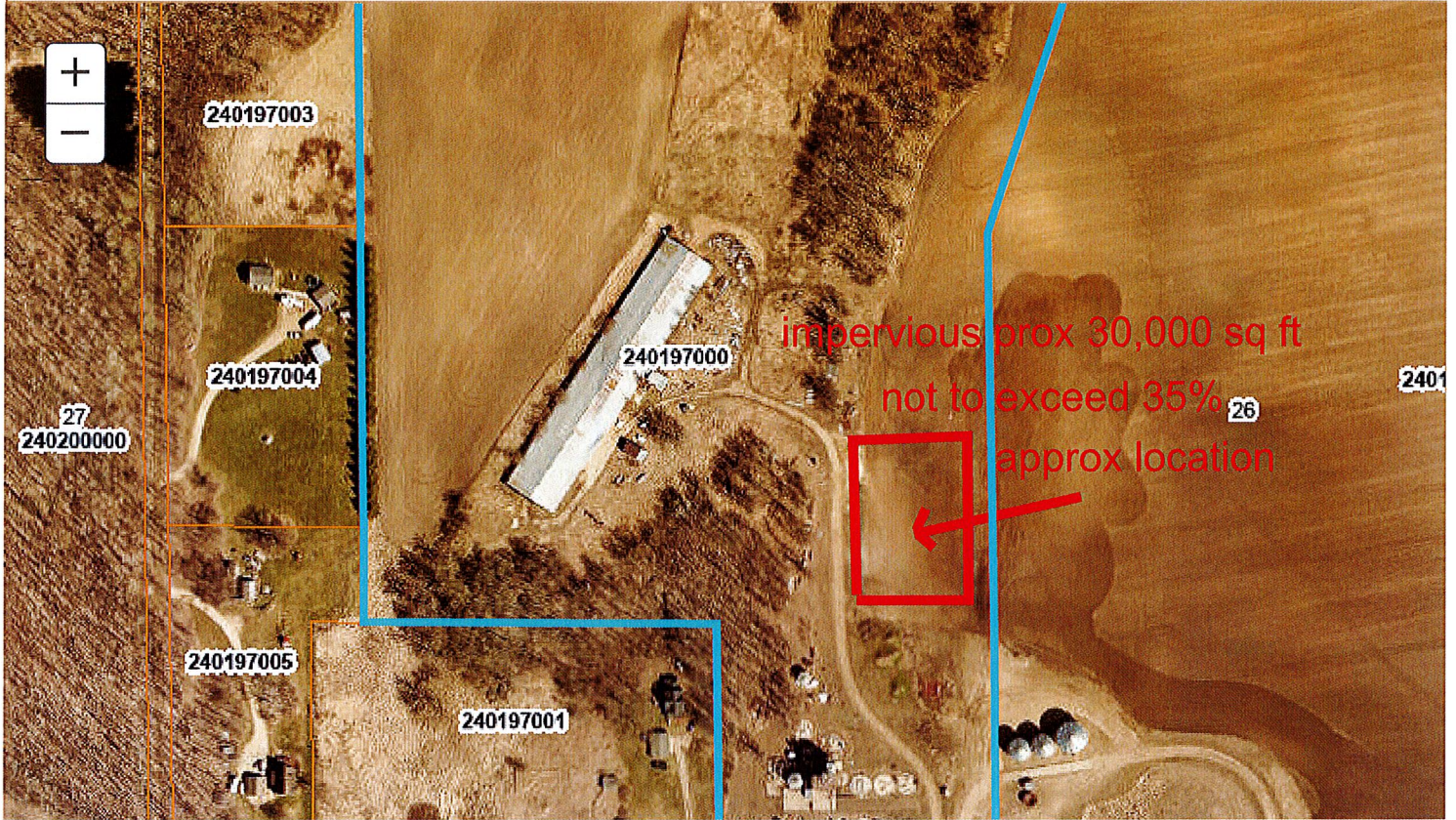
Results

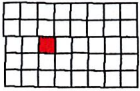
X/Y

Navigation

Commands

View





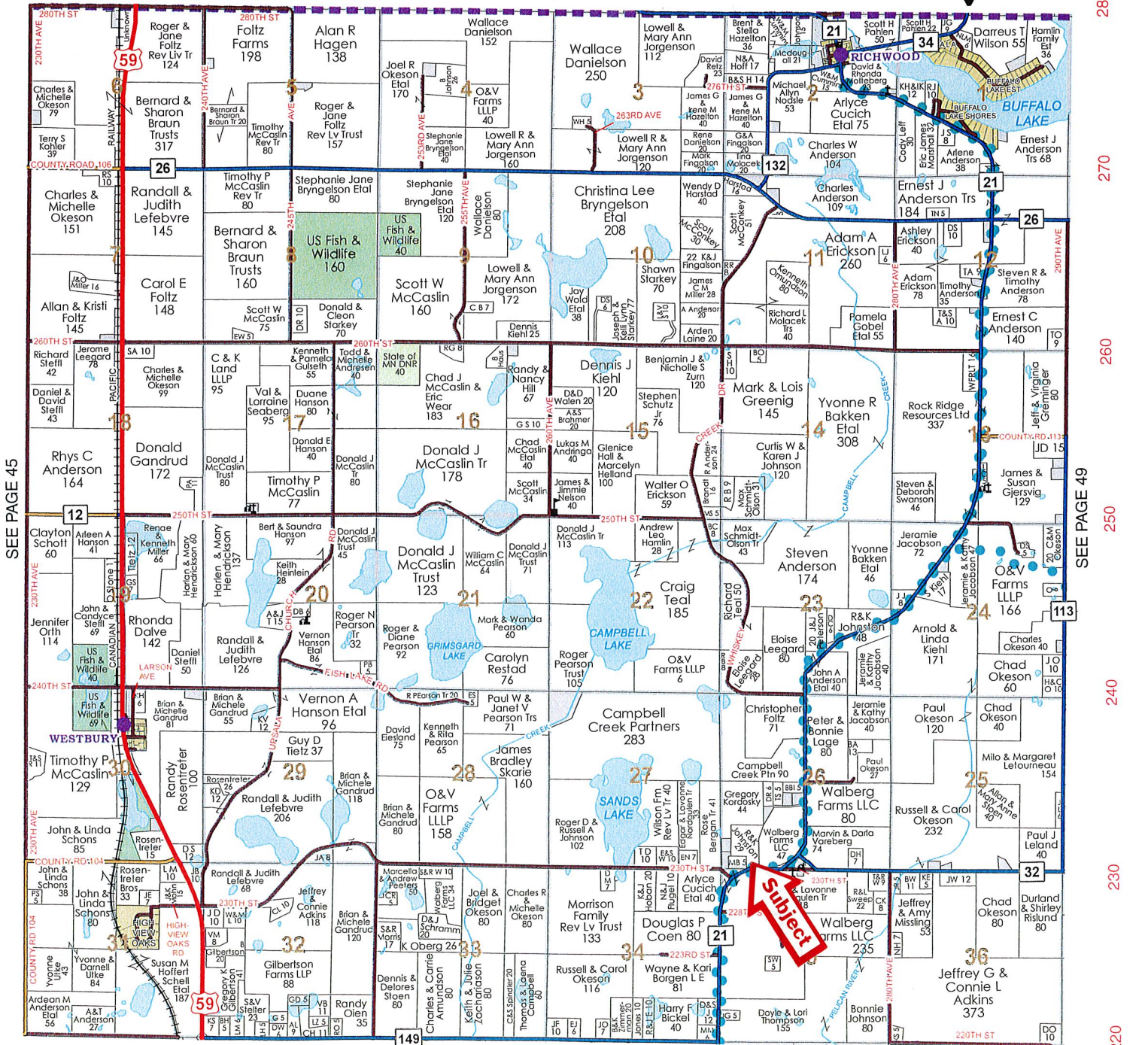
Richwood

Township 140N - 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

PLANNING COMMISSION NOTICE OF PUBLIC HEARING

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

April 12th, 2022 @ 6:00 P.M.

****3RD FLOOR JURY ASSEMBLY ROOM – BECKER COUNTY COURTHOUSE****

APPLICANT: Gerald Wettels
29288 Co Hwy 37
Ponsford, MN 56575

Project Location: TBD Co Hwy 35
Ponsford, MN 56575

APPLICATION AND DESCRIPTION OF PROJECT:
Request a Conditional Use Permit for mining operations.

LEGAL LAND DESCRIPTION: Tax ID number: **25.0106.000** Section 34 Township 141 Range 038; S1/2 OF NE1/4; Round Lake Township

REFER TO BECKER COUNTY ZONING ORDINANCE

Replies/Comments:

Public testimony regarding this application will only be received by email, in writing, or in-person at the hearing. Interested parties are invited to submit to the Becker County Department of Planning and Zoning written facts, arguments, or objectives by 12:00 P.M. the 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 # CUP2022-57

Property and Owner Review

Owner: GERALD WETTELS	Parcel Number(s): 250106000
Mailing Address: GERALD WETTELS 29288 CO HWY 37 PONSFORD MN 56575	Site Address: TBD Co Hwy 35 Ponsford, MN 56575
	Township-S/T/R: ROUND LAKE-34/141/038
	Shoreland? No Name:
Legal Descr: S1/2 OF NE1/4	

Conditional Use Details Review

Description of Conditional Use Request: **Wm. D. Scepaniak, Inc. would like to permit a gravel pit that would allow us to crush and wash materials for commercial sales.**

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.

This property is well insulated from residential and commercial business.

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.

There is an existing pit in this section that has been used many times for county projects. We want this permit so there is no gray area on sales outside of the count.

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

There is already an established access to the county highway.

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.

We will be building a stockpile lay down area. This will provide parking.

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.

Water will be drawn from either a well or a man made pond system. We will use this water source to suppress dust.

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.

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

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

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

Business Plan Review

Name of Business: **WM. D. Scepaniak Inc**

Business Owners: **WM. D. Scepaniak Inc**

Business Type: **Retail Sales** If 'Other', explain:

Type of Merchandise: **Aggregates**

Type of Service: **Aggregates Sales**

Hours and Days of Operation: **24 hours a day Monday through Saturday no Sundays**

Number of Employees: **5 employees on-site**

Off-Street Parking Plan: 30 acres will be cleaned off creating parking for employees.
Size of structure to be used for Business: 30 acre gravel pit New or Existing:
Signage Plan: Gates will be in place
Exterior Lighting Plan: lights will be on portable plant while operating.
Known Environmental Hazards: none
Additional Business Plan Information: We want to create quality aggregates suitable for asphalt and concrete. We would like to be able to crush and wash aggregates.

Field Review Form**Permit # LALT2022-178****Property and Owner**

Parcel Number: 250106000	Site Address:
Owner: GERALD WETTELS	Township-S/T/R: ROUND LAKE-34/141/038

Project Details

Project Start & End Date: 6/1/2022-12/31/2030	Distance from OHW: N/A
Proj 1 Type: Other (Please explain next)	Proj 1 Purpose: Clear Land
Proj 1 Type Descr: Gravel Pit	Proj 1 Purpose Descr: Land has been clear cut by owner already, we will need to remove stumps.

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 Control

Area to be Cut/Excavated: 700 x 700 x 30	Area to be Filled/Leveled: 20
Total Cubic Yards of Earthmoving: 400,000	Fill Type/Material: n/a
Project Summary and/or Additional Projects & Information:	
Erosion Control Method (1): Seed & Mulch	Erosion Control Method (2): Other (Please specify next)

Additional Erosion Control Information:

Inspector Notes (Earthmoving and Erosion Control):

**Operation Plan for Aggregate Mining
Tax Parcel – 25.0106.000**

1. **Name of Applicant:** Wm. D. Scepaniak, Inc.
2. **Street Address:** P.O. Box 299 Holdingford, MN 56340
Phone Number: 320-250-2133
3. **Landowner:** Gerald Wettels
4. **Legal Description:** S ½ of NE ¼ Section 34, Township 34, Range 038

Mining plan. A mining plan containing the following information:

- (1) Map.** A general map of the area defining: See Attached.
- (2) Property boundaries;** See attachment for map defining property boundaries.
- (3) Location and names of all streams and roads on or within three hundred feet (300') of the project site;** The site is accessed county road 35. There are no identified wetlands, or lakes.
- (4) Location of structures on or adjacent to the site, identifying the purpose of each structure;** Structures on the property and adjacent to the property are used either for residential purposes or agricultural purposes.
- (5) Boundaries of previous excavations on the property;** There are no known previous excavation boundaries on the site.
- (6) Location and description of proposed mining site boundary stakes with the permanent reference point described.** See attached boundary point map.

1. **Attachments:** See attachment for map defining property boundaries, phase locations, mine boundaries and estimated volume of materials.
2. **Current land use:** Agricultural
3. **Current Zone:** Agricultural
4. **Material to be Excavated:**
Sand, gravel and rocks.
5. **Estimated Groundwater Depth:** Observed 35'.

6. **Timetable for commencement and cessation of mining operations:** June 2022.

Months of Operation: Thaw-freeze.

Days: Mon- Sat.

Hours: 24 hours a day for crushing, and 6am-8pm for sales.

7. **Topsoil Management:** Top soil will be stripped and stockpiled for future reclamation and used for erosion control.

8. **Primary Method of Mining:** Wheel loaders, excavator and dozer. There will also be a screen plant, wash plant, crusher and stacker.

9. **Screening necessary:** The site should not need additional screening due to the distance off the public roadway and adjacent residences.

10. **Noise Control:** The noise generated by the operation will be screened by keeping the equipment in the mining cut and the distance to the roadway, our crusher and screen plant are mobile units designed to operate in urban areas and produce relatively low noise

11. **Dust Control:** Dust will be controlled by applying water when needed.

12. **Pollution control:** There will be no storage of tanks or chemicals on the site. All equipment will be monitored frequently to ensure it is operating properly.

13. **Erosion Control:** Erosion will be confined to the area of the proposed pit. Topsoil from the area will be used a flat top berm.

14. **Site plan and staging plan.**

1. Site plan drawing and description of the sequential stages of the mining activity. See attached map.
2. No mining refuse dumps, will be on site. Equipment utilized for crushing and screening will be located in the best placement of each phase to minimize noise.
3. Estimated total volume of materials to be extracted by phase. 540,000 ton.

15. **Post Mining Reclamation Plan:** When mining is complete pit banks will be sloped and topsoil will be placed back and reseeded as phases are completed.

16. **Access to Pit Area/Haul Route:** We will access the county road 35 from the existing field entrance.

20. **Extractive use standards.**

1. Shoreland areas. Processing machinery in shoreland shall be located consistent with all setback standards for structures from ordinary high water levels of public waters and from bluffs. Setbacks should not be needed on this property.

2. Metals and peat. Mining of metallic minerals and peat shall meet the provisions of Minnesota

Statutes, Sections 93.44 to 93.51. N/A



North

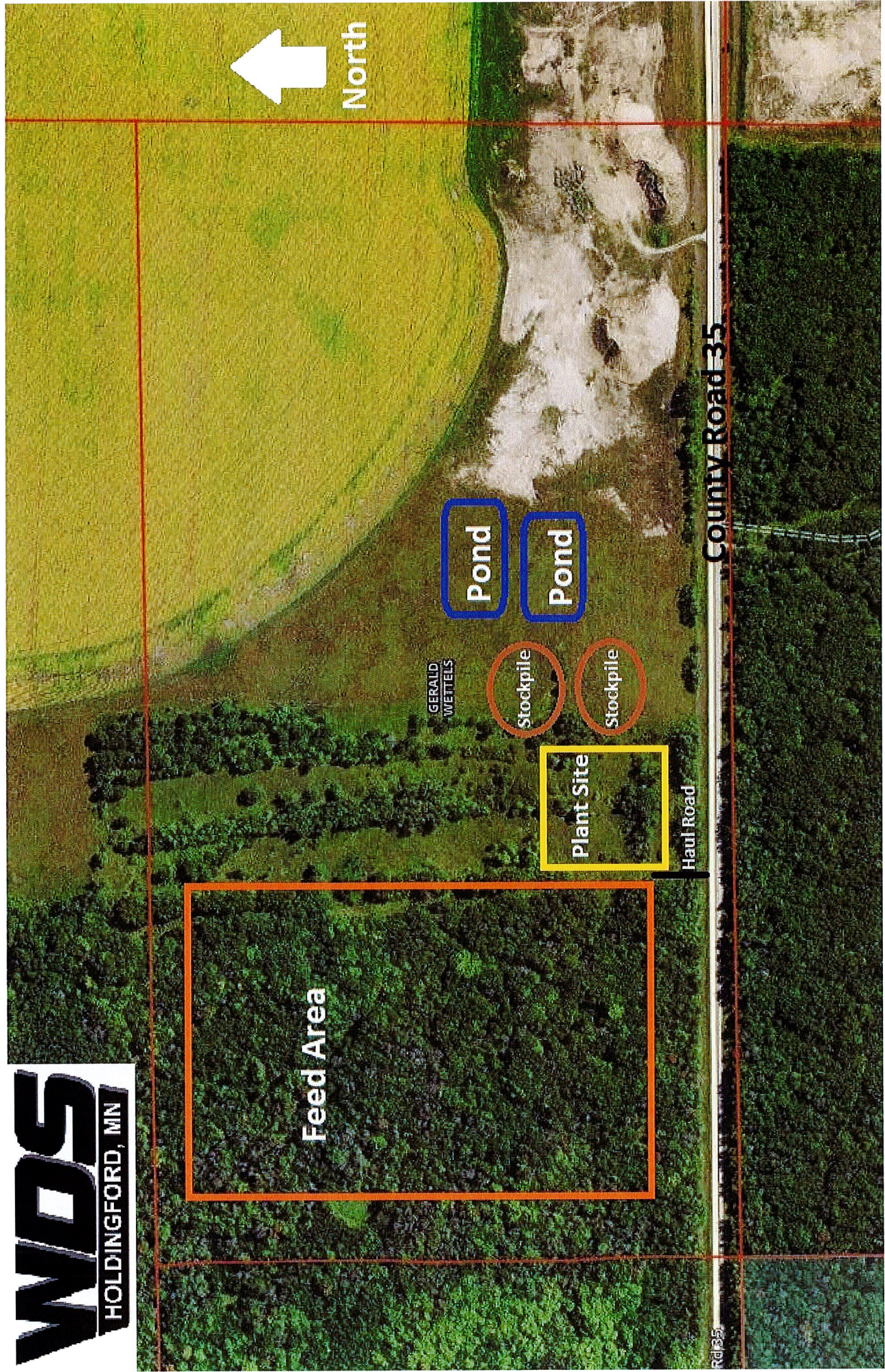
Striped Area
22 Acres

Topsoil

Topsoil Berm

County Road 35

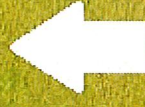
GERALD
WETTELS



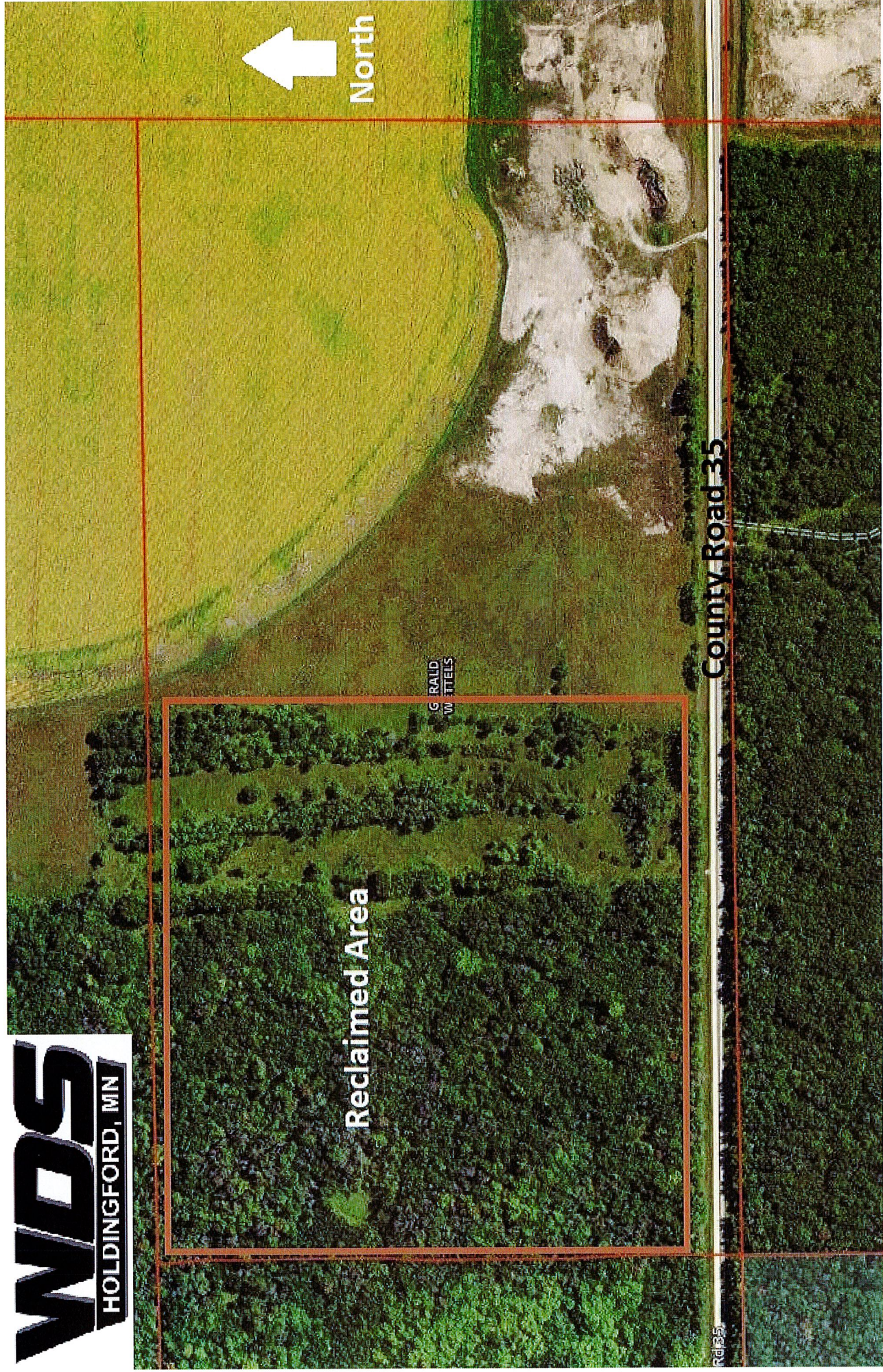
Reclaimed Area

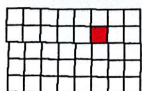
G RALD
W TTELS

County Road 35



North



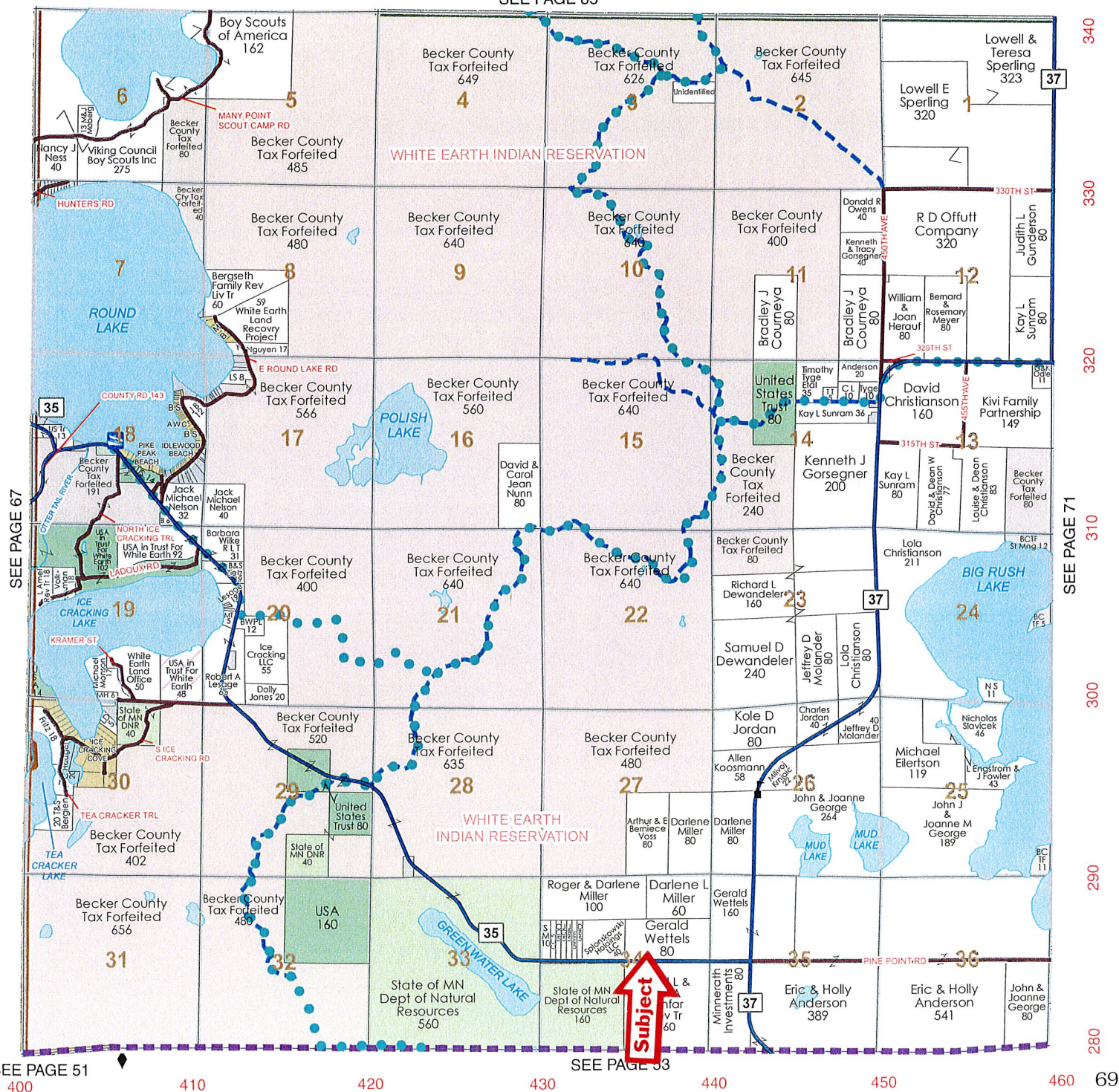


Round Lake (S)

Township 141N - Range 38W

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SEE PAGE 85





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****

April 12th, 2022 @ 6:00 P.M.

****3RD FLOOR JURY ASSEMBLY ROOM – BECKER COUNTY COURTHOUSE****

APPLICANT: The Wilds Resort &
Campground LLC
45120 Maple Shores Ln
Osage, MN 56570

Project Location: 45120 Maple Shores Ln
Osage, MN 56570

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Conditional Use Permit to amend an existing permit; document number 657161 from the existing thirty-one (31) Seasonal RV sites to twenty-nine (29) Seasonal RV sites and two (2) optional sites based on density.

LEGAL LAND DESCRIPTION: Tax ID number: **28.0073.000** Section 15 Township 140 Range 038; 15-140-38 GOVT LOT 1. LESS 4.33AC (28-73-1, 28-80-0, -1, -2, -3). LESS PT LOT 4 WILD SHRS.); Shell Lake Township

REFER TO BECKER COUNTY ZONING ORDINANCE

Replies/Comments:

Public testimony regarding this application will only be received by email, in writing, or in-person at the hearing. Interested parties are invited to submit to the Becker County Department of Planning and Zoning written facts, arguments, or objectives by 12:00 P.M. the 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 # CUP2022-58

Property and Owner Review

Owner: THE WILDS RESORT & CAMPGROUND LLC	Parcel Number(s): 280073000
Mailing Address: THE WILDS RESORT & CAMPGROUND LLC 45120 MAPLE LN OSAGE MN 56570	Site Address: 45120 MAPLE SHORES LN
	Township-S/T/R: SHELL LAKE-15/140/038
	Shoreland? Yes Name:
Legal Descr: 15-140-38 GOVT LOT 1. LESS 4.33AC (28-73-1, 28-80-0, -1, -2, -3). LESS PT LOT 4 WILD SHRS).	

Conditional Use Details Review

Description of Conditional Use Request: **Requesting to amend an existing permit, document # 657161 to be 29 seasonal RV sites and 2 Yurt/glamping tent sites.**

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.

We have already been approved for 31 seasonal campsites which were completed in spring of 2021. Two of those campsites weren't built the correct size to easily back a camper in and out of. We would like to use those sites for "glamping tents" installed on deck platforms and hooked up to the existing utilities in each site. They wouldn't add any additional traffic or people as compared to using them for campers. They would be rented to guests in a similar style as our cabins.

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.

The campsites & shower house are already installed and in use. Adding two tents on those sites would not change the use of the space in any way, except we would not have campers being moved in and out of those sites.

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

The campground was built according to state and county regulations with the guidance and plan of professional engineers and surveyors and has passed all inspections.

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.

There will be room to park one vehicle on each site and any overflow parking is directed across Maple Lane to our boat/trailer/overflow parking lots.

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.

The 2 campsites are in an area where they are not visible to neighboring properties. The land surrounding the campsites is our resort property. There are only a couple outdoor yard lights in the campground as we try to keep down on light pollution around the resort. Adding glamping tents won't add any nuisances, they would have the same/similar uses as the rest of the normal campsites.

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.

Our project is already complete, however during the construction, we had made sure we installed silt fence around the entire construction site as well as other measures recommended or required by MN state. The only thing we would be doing now is building 2 deck platforms and doing more landscaping around the sites.

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 tents will be set back against the woods line in the campsites and they will not block the view of anything.

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

The sites already have installed water, sewer & electric pedestals.

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

If any guests bring boats, they will park them in our boat parking area and put them in the lake using our private boat launch.

Business Plan Review

Name of Business: **The Wilds Resort & Campground**

Business Owners: **Dan & Kellie Francis**

Business Type: **Other - Please describe below** If 'Other', explain: **Hospitality**

Type of Merchandise: **Cabins & campsite rentals, lodge with miscellaneous resale items, boat rentals.**

Type of Service: **Hospitality**

Hours and Days of Operation: **Seasonal**

Number of Employees: **4**

Off-Street Parking Plan: **On private resort property.**

Size of structure to be used for Business: **Each deck/tent combo will be about 600-800 square feet.**

New or Existing: **New Structure**

Signage Plan: **NA**

Exterior Lighting Plan: **NA**

Known Environmental Hazards: **No**

Additional Business Plan Information: **NA**



657161

BECKER COUNTY RECORDER
STATE OF MINNESOTA

Document No. 657161

February 21, 2019 at 8:19 AM

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

Patricia Swenson, County Recorder

By SKS Deputy

STATE OF MINNESOTA

BECKER COUNTY ZONING

COUNTY OF BECKER

PERMIT FOR USE

This is to Certify that under the Zoning Ordinance of Becker County, Property described
as follows may be used as indicated:

ADDRESS OF PROPERTY: 45120 Maple Shores Ln; Section 15, Shell Lake Township

CURRENT ZONE: Agricultural

LEGAL DESCRIPTION: PID Numbers 28.0073.000 and 28.0081.001 – Complete Legal
Attached. Section 15, Township 140, Range 38

OWNER: The Wilds Resort Inc.

OWNERS ADDRESS: 45120 Maple Shores Ln Osage, MN 56570

EXACT DESCRIPTION OF USE PERMITTED AND CONDITIONS:

**Approve a Conditional Use Permit as submitted to expand an existing resort by 31
seasonal RV units as the request meets the criteria of the Ordinance..**

NOTICE: This Use CANNOT BE CHANGED to any other Use without a new Permit from the
Zoning Administrator. The Conditional Use Permit shall become null and void on 02/19/2021 if
the use granted has not been implemented by this date.

APPROVED by the Becker County Planning Commission: 02/12, 20 19

APPROVED by the Becker County Board of Commissioners: 02/19, 20 19

STATE OF MINNESOTA)

) SS

BECKER COUNTY PLANNING AND ZONING

COUNTY OF BECKER)

I, Kyle Vareberg, Becker County Zoning Administrator, certify that I have compared the
foregoing copy of PERMIT FOR USE with the original Record preserved in the Zoning Office,
and have found the same to be true and correct.

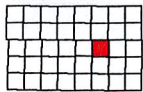
IN TESTIMONY WHEREOF, I have hereunto subscribed my hand at Detroit Lakes,
Minnesota, in the County of Becker on the 20th day of February 2019.



Kyle Vareberg
Planning and Zoning Administrator

Drafted By the Becker County
Planning & Zoning Office

chg
paid
well



Shell Lake

Township 140N - Range 38W

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