



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****

May 31st, 2023 @ 6:00 P.M.

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

APPLICANT: Richard C & Darci D Strand
1131 136th Ave NE
Finley, ND 58230

Project Location: 13370 270th Ave
Detroit Lakes, MN 56501

APPLICATION AND DESCRIPTION OF PROJECT:

1. Request a Change of Zone from Agricultural to Residential.
2. Request a Preliminary Plat for eight (8) lots.

LEGAL LAND DESCRIPTION: Tax ID numbers: **19.0312.000 & 19.0312.002** Section 15 Township 138 Range 041; 15-138-41 E1/2 E1/2 SE1/4 LESS 2AC (19-312-1), LESS 5.01AC (19-312-3) LESS 2 AC (19-312-2), LESS 19.32AC (19-312-4), LESS .87AC (PT 19-312-3).; 15-138-41 PT NE1/4 SE1/4: BEG NE COR SE1/4, W 16RDS (264'), S 20RDS (330"), E 16RDS, N 330' TO POB.; Lake View 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.



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: Richard C & Darci D Strand

Applicant's Address: 1131 136th Ave NE
Finley, ND 58230

Telephone(s): _____ Date of Application: 5/8/23

Signature of Applicant: _____

Parcel ID Number: 19.0312.000 & 19.0312.002 Project Address: 13370 270th Ave

Legal Description of Project:
Section 15 Township 138 Range 041

SECTION 1

*Zone Change For Existing Parcel Number 19.0312.000 & 19.0312.002
Current Zoning Agricultural Requested Zoning Residential
Is the change within 2 miles of any city limits? yes - DL

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 8
Name of Subdivision TBD
Name of Proposed Roads _____
Shoreland (within 1000 ft of lake) _____ Non-shoreland X
Current Zoning of property Agricultural
Is a change of zone required? X yes _____ no _____
If yes, change from Agricultural Zone to Residential 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 5/8 Date Accepted _____ Authorized Signature _____
Application Fee _____ Notice Fee/Recording Fee _____ Date Paid _____
Receipt Number _____

STRAND SUBDIVISION

A PORTION OF THE EAST HALF OF THE SOUTH QUARTER
OF SECTION 15, TOWNSHIP 138 NORTH, RANGE 41 WEST, BECKER COUNTY,
MINNESOTA



LEGEND

MONUMENT SET

POINT OF BEGINNING

EX. SECTION LINE

PROPERTY BOUNDARY LINE

NEW ROW/PROPERTY LINE

NEW EASEMENT LINE

SURVEY INFORMATION

DATE OF SURVEY: 08/27/2023

DATE OF RECORDING: 08/27/2023

DATE OF BEARING: ASSUMED EAST LINE OF THE SOUTHEAST

QUARTER - N007249PW

OWNER'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT RICHARD C. & DARGO D. STRAND, A MARRIED COUPLE, ARE THE OWNERS AND PROPRIETORS OF LOTS 1-8, BLOCK

1, BECKER COUNTY, MINNESOTA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE EAST QUARTER CORNER OF SAID SECTION 15; THENCE N007249PW ALONG THE EAST QUARTER LINE OF SAID SECTION 15 A DISTANCE

OF 660.78 FEET; THENCE S007249PW A DISTANCE OF 400.67 FEET; THENCE N007249PW ALONG A LINE

10' UTILITY EASEMENT TO THE EAST LINE OF THE SAID SOUTHEAST QUARTER; THENCE N007249PW ALONG SAID EAST LINE A DISTANCE OF 660.80 FEET TO THE POINT

OF BEGINNING.

SAID TRACT OF LAND CONTAINS 113.34 ACRES MORE OR LESS AND IS SUBJECT TO EASEMENTS AND RIGHTS OF WAY OF RECORD.

I HEREBY ATTEST TO THE FACT THAT THERE ARE NO MORTGAGES OUTSTANDING AGAINST ANY OF THE PROPERTY IN THIS SUBDIVISION EXCEPT AS SHOWN.

DATED: _____

RICHARD C. STRAND

DATED: _____

DARGO D. STRAND

STATE OF MINNESOTA }
COUNTY OF BECKER }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, A NOTARY PUBLIC THIS _____ DAY OF _____, 2023 BY RICHARD C.

STRAND AND DARGO D. STRAND, A MARRIED COUPLE.

NOTARY PUBLIC OF MINNESOTA
MY COMMISSION EXPIRES: _____

IN WITNESS WHEREOF, I, DARGO D. STRAND AND RICHARD C. STRAND, A MARRIED COUPLE, HAVE CAUSED THESE PRESENTS TO BE SIGNED BY ME THIS

_____ DAY OF _____, 2023.

OWNERS:

RICHARD C. STRAND

DARGO D. STRAND

STATE OF MINNESOTA }
COUNTY OF BECKER }

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, A NOTARY PUBLIC THIS _____ DAY OF _____, 2023 BY RICHARD C.

STRAND AND DARGO D. STRAND, A MARRIED COUPLE.

NOTARY PUBLIC OF MINNESOTA
MY COMMISSION EXPIRES: _____

I, COLLE A. NEST, HEREBY CERTIFY THAT THIS PLAT OF "STRAND SUBDIVISION" WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION, THAT I AM A

DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA, THAT THIS PLAT IS A CORRECT REPRESENTATION OF THE BOUNDARY

AND AREA OF THE LAND DESCRIBED HEREIN, AND THAT I HAVE BEEN DULY QUALIFIED AND LICENSED BY THE STATE OF MINNESOTA TO PREPARE AND

FILE THIS PLAT, AND THAT I HAVE BEEN DULY QUALIFIED AND LICENSED BY THE STATE OF MINNESOTA TO PREPARE AND FILE THIS PLAT, AND THAT I HAVE

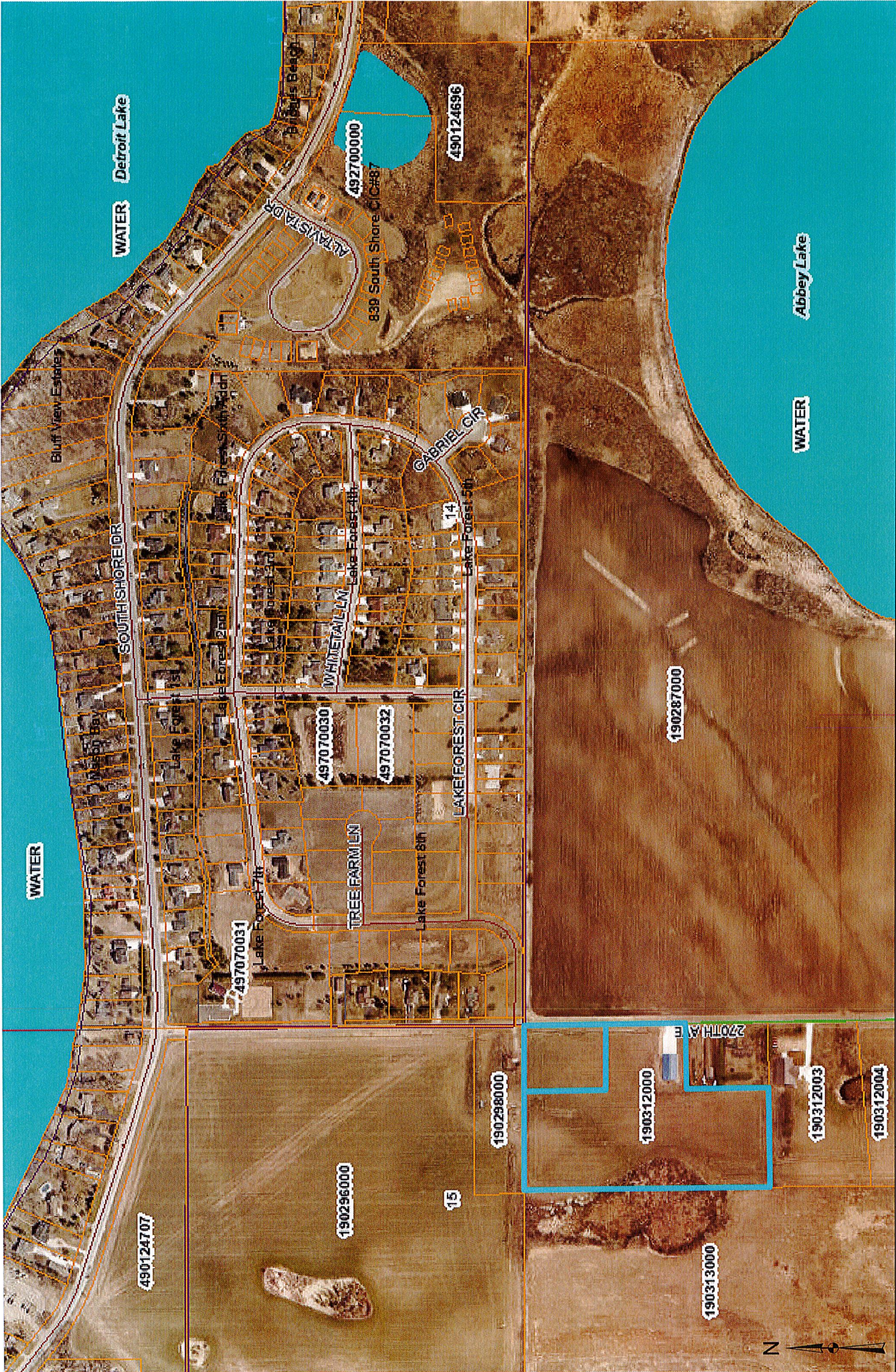
BEEN SET, THAT ALL WATER BOUNDARIES AND WETLANDS, AS DEFINED IN MINNESOTA STATUTES 50.04, 50.05, 50.06, 50.07, 50.08, 50.09, 50.10, 50.11, 50.12, 50.13, 50.14, 50.15, 50.16, 50.17, 50.18, 50.19, 50.20, 50.21, 50.22, 50.23, 50.24, 50.25, 50.26, 50.27, 50.28, 50.29, 50.30, 50.31, 50.32, 50.33, 50.34, 50.35, 50.36, 50.37, 50.38, 50.39, 50.40, 50.41, 50.42, 50.43, 50.44, 50.45, 50.46, 50.47, 50.48, 50.49, 50.50, 50.51, 50.52, 50.53, 50.54, 50.55, 50.56, 50.57, 50.58, 50.59, 50.60, 50.61, 50.62, 50.63, 50.64, 50.65, 50.66, 50.67, 50.68, 50.69, 50.70, 50.71, 50.72, 50.73, 50.74, 50.75, 50.76, 50.77, 50.78, 50.79, 50.80, 50.81, 50.82, 50.83, 50.84, 50.85, 50.86, 50.87, 50.88, 50.89, 50.90, 50.91, 50.92, 50.93, 50.94, 50.95, 50.96, 50.97, 50.98, 50.99, 51.00, 51.01, 51.02, 51.03, 51.04, 51.05, 51.06, 51.07, 51.08, 51.09, 51.10, 51.11, 51.12, 51.13, 51.14, 51.15, 51.16, 51.17, 51.18, 51.19, 51.20, 51.21, 51.22, 51.23, 51.24, 51.25, 51.26, 51.27, 51.28, 51.29, 51.30, 51.31, 51.32, 51.33, 51.34, 51.35, 51.36, 51.37, 51.38, 51.39, 51.40, 51.41, 51.42, 51.43, 51.44, 51.45, 51.46, 51.47, 51.48, 51.49, 51.50, 51.51, 51.52, 51.53, 51.54, 51.55, 51.56, 51.57, 51.58, 51.59, 51.60, 51.61, 51.62, 51.63, 51.64, 51.65, 51.66, 51.67, 51.68, 51.69, 51.70, 51.71, 51.72, 51.73, 51.74, 51.75, 51.76, 51.77, 51.78, 51.79, 51.80, 51.81, 51.82, 51.83, 51.84, 51.85, 51.86, 51.87, 51.88, 51.89, 51.90, 51.91, 51.92, 51.93, 51.94, 51.95, 51.96, 51.97, 51.98, 51.99, 52.00, 52.01, 52.02, 52.03, 52.04, 52.05, 52.06, 52.07, 52.08, 52.09, 52.10, 52.11, 52.12, 52.13, 52.14, 52.15, 52.16, 52.17, 52.18, 52.19, 52.20, 52.21, 52.22, 52.23, 52.24, 52.25, 52.26, 52.27, 52.28, 52.29, 52.30, 52.31, 52.32, 52.33, 52.34, 52.35, 52.36, 52.37, 52.38, 52.39, 52.40, 52.41, 52.42, 52.43, 52.44, 52.45, 52.46, 52.47, 52.48, 52.49, 52.50, 52.51, 52.52, 52.53, 52.54, 52.55, 52.56, 52.57, 52.58, 52.59, 52.60, 52.61, 52.62, 52.63, 52.64, 52.65, 52.66, 52.67, 52.68, 52.69, 52.70, 52.71, 52.72, 52.73, 52.74, 52.75, 52.76, 52.77, 52.78, 52.79, 52.80, 52.81, 52.82, 52.83, 52.84, 52.85, 52.86, 52.87, 52.88, 52.89, 52.90, 52.91, 52.92, 52.93, 52.94, 52.95, 52.96, 52.97, 52.98, 52.99, 53.00, 53.01, 53.02, 53.03, 53.04, 53.05, 53.06, 53.07, 53.08, 53.09, 53.10, 53.11, 53.12, 53.13, 53.14, 53.15, 53.16, 53.17, 53.18, 53.19, 53.20, 53.21, 53.22, 53.23, 53.24, 53.25, 53.26, 53.27, 53.28, 53.29, 53.30, 53.31, 53.32, 53.33, 53.34, 53.35, 53.36, 53.37, 53.38, 53.39, 53.40, 53.41, 53.42, 53.43, 53.44, 53.45, 53.46, 53.47, 53.48, 53.49, 53.50, 53.51, 53.52, 53.53, 53.54, 53.55, 53.56, 53.57, 53.58, 53.59, 53.60, 53.61, 53.62, 53.63, 53.64, 53.65, 53.66, 53.67, 53.68, 53.69, 53.70, 53.71, 53.72, 53.73, 53.74, 53.75, 53.76, 53.77, 53.78, 53.79, 53.80, 53.81, 53.82, 53.83, 53.84, 53.85, 53.86, 53.87, 53.88, 53.89, 53.90, 53.91, 53.92, 53.93, 53.94, 53.95, 53.96, 53.97, 53.98, 53.99, 54.00, 54.01, 54.02, 54.03, 54.04, 54.05, 54.06, 54.07, 54.08, 54.09, 54.10, 54.11, 54.12, 54.13, 54.14, 54.15, 54.16, 54.17, 54.18, 54.19, 54.20, 54.21, 54.22, 54.23, 54.24, 54.25, 54.26, 54.27, 54.28, 54.29, 54.30, 54.31, 54.32, 54.33, 54.34, 54.35, 54.36, 54.37, 54.38, 54.39, 54.40, 54.41, 54.42, 54.43, 54.44, 54.45, 54.46, 54.47, 54.48, 54.49, 54.50, 54.51, 54.52, 54.53, 54.54, 54.55, 54.56, 54.57, 54.58, 54.59, 54.60, 54.61, 54.62, 54.63, 54.64, 54.65, 54.66, 54.67, 54.68, 54.69, 54.70, 54.71, 54.72, 54.73, 54.74, 54.75, 54.76, 54.77, 54.78, 54.79, 54.80, 54.81, 54.82, 54.83, 54.84, 54.85, 54.86, 54.87, 54.88, 54.89, 54.90, 54.91, 54.92, 54.93, 54.94, 54.95, 54.96, 54.97, 54.98, 54.99, 55.00, 55.01, 55.02, 55.03, 55.04, 55.05, 55.06, 55.07, 55.08, 55.09, 55.10, 55.11, 55.12, 55.13, 55.14, 55.15, 55.16, 55.17, 55.18, 55.19, 55.20, 55.21, 55.22, 55.23, 55.24, 55.25, 55.26, 55.27, 55.28, 55.29, 55.30, 55.31, 55.32, 55.33, 55.34, 55.35, 55.36, 55.37, 55.38, 55.39, 55.40, 55.41, 55.42, 55.43, 55.44, 55.45, 55.46, 55.47, 55.48, 55.49, 55.50, 55.51, 55.52, 55.53, 55.54, 55.55, 55.56, 55.57, 55.58, 55.59, 55.60, 55.61, 55.62, 55.63, 55.64, 55.65, 55.66, 55.67, 55.68, 55.69, 55.70, 55.71, 55.72, 55.73, 55.74, 55.75, 55.76, 55.77, 55.78, 55.79, 55.80, 55.81, 55.82, 55.83, 55.84, 55.85, 55.86, 55.87, 55.88, 55.89, 55.90, 55.91, 55.92, 55.93, 55.94, 55.95, 55.96, 55.97, 55.98, 55.99, 56.00, 56.01, 56.02, 56.03, 56.04, 56.05, 56.06, 56.07, 56.08, 56.09, 56.10, 56.11, 56.12, 56.13, 56.14, 56.15, 56.16, 56.17, 56.18, 56.19, 56.20, 56.21, 56.22, 56.23, 56.24, 56.25, 56.26, 56.27, 56.28, 56.29, 56.30, 56.31, 56.32, 56.33, 56.34, 56.35, 56.36, 56.37, 56.38, 56.39, 56.40, 56.41, 56.42, 56.43, 56.44, 56.45, 56.46, 56.47, 56.48, 56.49, 56.50, 56.51, 56.52, 56.53, 56.54, 56.55, 56.56, 56.57, 56.58, 56.59, 56.60, 56.61, 56.62, 56.63, 56.64, 56.65, 56.66, 56.67, 56.68, 56.69, 56.70, 56.71, 56.72, 56.73, 56.74, 56.75, 56.76, 56.77, 56.78, 56.79, 56.80, 56.81, 56.82, 56.83, 56.84, 56.85, 56.86, 56.87, 56.88, 56.89, 56.90, 56.91, 56.92, 56.93, 56.94, 56.95, 56.96, 56.97, 56.98, 56.99, 57.00, 57.01, 57.02, 57.03, 57.04, 57.05, 57.06, 57.07, 57.08, 57.09, 57.10, 57.11, 57.12, 57.13, 57.14, 57.15, 57.16, 57.17, 57.18, 57.19, 57.20, 57.21, 57.22, 57.23, 57.24, 57.25, 57.26, 57.27, 57.28, 57.29, 57.30, 57.31, 57.32, 57.33, 57.34, 57.35, 57.36, 57.37, 57.38, 57.39, 57.40, 57.41, 57.42, 57.43, 57.44, 57.45, 57.46, 57.47, 57.48, 57.49, 57.50, 57.51, 57.52, 57.53, 57.54, 57.55, 57.56, 57.57, 57.58, 57.59, 57.60, 57.61, 57.62, 57.63, 57.64, 57.65, 57.66, 57.67, 57.68, 57.69, 57.70, 57.71, 57.72, 57.73, 57.74, 57.75, 57.76, 57.77, 57.78, 57.79, 57.80, 57.81, 57.82, 57.83, 57.84, 57.85, 57.86, 57.87, 57.88, 57.89, 57.90, 57.91, 57.92, 57.93, 57.94, 57.95, 57.96, 57.97, 57.98, 57.99, 58.00, 58.01, 58.02, 58.03, 58.04, 58.05, 58.06, 58.07, 58.08, 58.09, 58.10, 58.11, 58.12, 58.13, 58.14, 58.15, 58.16, 58.17, 58.18, 58.19, 58.20, 58.21, 58.22, 58.23, 58.24, 58.25, 58.26, 58.27, 58.28, 58.29, 58.30, 58.31, 58.32, 58.33, 58.34, 58.35, 58.36, 58.37, 58.38, 58.39, 58.40, 58.41, 58.42, 58.43, 58.44, 58.45, 58.46, 58.47, 58.48, 58.49, 58.50, 58.51, 58.52, 58.53, 58.54, 58.55, 58.56, 58.57, 58.58, 58.59, 58.60, 58.61, 58.62, 58.63, 58.64, 58.65, 58.66, 58.67, 58.68, 58.69, 58.70, 58.71, 58.72, 58.73, 58.74, 58.75, 58.76, 58.77, 58.78, 58.79, 58.80, 58.81, 58.82, 58.83, 58.84, 58.85, 58.86, 58.87, 58.88, 58.89, 58.90, 58.91, 58.92, 58.93, 58.94, 58.95, 58.96, 58.97, 58.98, 58.99, 59.00, 59.01, 59.02, 59.03, 59.04, 59.05, 59.06, 59.07, 59.08, 59.09, 59.10, 59.11, 59.12, 59.13, 59.14, 59.15, 59.16, 59.17, 59.18, 59.19, 59.20, 59.21, 59.22, 59.23, 59.24, 59.25, 59.26, 59.27, 59.28, 59.29, 59.30, 59.31, 59.32, 59.33, 59.34, 59.35, 59.36, 59.37, 59.38, 59.39, 59.40, 59.41, 59.42, 59.43, 59.44, 59.45, 59.46, 59.47, 59.48, 59.49, 59.50, 59.51, 59.52, 59.53, 59.54, 59.55, 59.56, 59.57, 59.58, 59.59, 59.60, 59.61, 59.62, 59.63, 59.64, 59.65, 59.66, 59.67, 59.68, 59.69, 59.70, 59.71, 59.72, 59.73, 59.74, 59.75, 59.76, 59.77, 59.78, 59.79, 59.80, 59.81, 59.82, 59.83, 59.84, 59.85, 59.86, 59.87, 59.88, 59.89, 59.90, 59.91, 59.92, 59.93, 59.94, 59.95, 59.96, 59.97, 59.98, 59.99, 60.00, 60.01, 60.02, 60.03, 60.04, 60.05, 60.06, 60.07, 60.08, 60.09, 60.10, 60.11, 60.12, 60.13, 60.14, 60.15, 60.16, 60.17, 60.18, 60.19, 60.20, 60.21, 60.22, 60.23, 60.24, 60.25, 60.26, 60.27, 60.28, 60.29, 60.30, 60.31, 60.32, 60.33, 60.34, 60.35, 60.36, 60.37, 60.38, 60.39, 60.40, 60.41, 60.42, 60.43, 60.44, 60.45, 60.46, 60.47, 60.48, 60.49, 60.50, 60.51, 60.52, 60.53, 60.54, 60.55, 60.56, 60.57, 60.58, 60.59, 60.60, 60.61, 60.62, 60.63, 60.64, 60.65, 60.66, 60.67, 60.68, 60.69, 60.70, 60.71, 60.72, 60.73, 60.74, 60.75, 60.76, 60.77, 60.78, 60.79, 60.80, 60.81, 60.82, 60.83, 60.84, 60.85, 60.86, 60.87, 60.88, 60.89, 60.90, 60.91, 60.92, 60.93, 60.94, 60.95, 60.96, 60.97, 60.98, 60.99, 61.00, 61.01, 61.02, 61.03, 61.04, 61.05, 61.06, 61.07, 61.08, 61.09, 61.10, 61.11, 61.12, 61.13, 61.14, 61.15, 61.16, 61.17, 61.18, 61.19, 61.20, 61.21, 61.22, 61.23, 61.24, 61.25, 61.26, 61.27, 61.28, 61.29, 61.30, 61.31, 61.32, 61.33, 61.34, 61.35, 61.36, 61.37, 61.38, 61.39, 61.40, 61.41, 61.42, 61.43, 61.44, 61.45, 61.46, 61.47, 61.48, 61.49, 61.50, 61.51, 61.52, 61.53, 61.54, 61.55, 61.56, 61.57, 61.58, 61.59, 61.60, 61.61, 61.62, 61.63, 61.64, 61.65, 61.66, 61.67, 61.68, 61.69, 61.70, 61.71, 61.72, 61.73, 61.74, 61.75, 61.76, 61.77, 61.78, 61.79, 61.80, 61.81, 61.82, 61.83, 61.84, 61.85, 61.86, 61.87, 61.88, 61.89, 61.90, 61.91, 61.92, 61.93, 61.94, 61.95, 61.96, 61.97, 61.98, 61.99, 62.00, 62.01, 62.02, 62.03, 62.04, 62.05, 62.06, 62.07, 62.08, 62.09, 62.10, 62.11, 62.12, 62.13, 62.14, 62.15, 62.16, 62.17, 62.18, 62.19, 62.20, 62.21, 62.22, 62.23, 62.24, 62.25, 62.26, 62.27, 62.28, 62.29, 62.30, 62.31, 62.32, 62.33, 62.34, 62.35, 62.36, 62.37, 62.38, 62.39, 62.40, 62.41, 62.42, 62.43, 62.44, 62.45, 62.46, 62.47, 62.48, 62.49, 62.50, 62.51, 62.52, 62.53, 62.54, 62.55, 62.56, 62.57, 62.58, 62.59, 62.60, 62.61, 62.62, 62.63, 62.64, 62.65, 62.66, 62.67, 62.68, 62.69, 62.70, 62.71, 62.72, 62.73, 62.74, 62.75, 62.76, 62.77, 62.78, 62.79, 62.80, 62.81, 62.82, 62.83, 62.84, 62.85, 62.86, 62.87, 62.88, 62.89, 62.90, 62.91, 62.92, 62.93, 62.94, 62.95, 62.96, 62.97, 62.98, 62.99, 63.00, 63.01, 63.02, 63.03, 63.04, 63.05, 63.06, 63.07, 63.08, 63.09, 63.10, 63.11, 63.12, 63.13, 63.14, 63.15, 63.16, 63.17, 63.18, 63.19, 63.20, 63.21, 63.22, 63.23, 63.24, 63.25, 63.26, 63.27, 63.28, 63.29, 63.30, 63.31, 63.32, 63.33, 63.34, 63.35, 63.36, 63.37, 63.38, 63.39, 63.40, 63.41, 63.42, 63.43, 63.44, 63.45, 63.46, 63.47, 63.48, 63.49, 63.50, 63.51, 63.52, 63.53, 63.54, 63.55, 63.56, 63.57, 63.58, 63.59, 63.60, 63.61, 63.62, 63.63, 63.64, 63.65, 63.66, 63.67, 63.68, 63.69, 63.70, 63.71, 63.72, 63.73, 63.74, 63.75, 63.76, 63.77, 63.78, 63.79, 63.80, 63.81, 63.82, 63.83, 63.84, 63.85, 63.86, 63.87, 63.88, 63.89, 63.90, 63.91, 63.92, 63.93, 63.94, 63.95, 63.96, 63.97, 63.98, 63.99, 64.00, 64.01, 64.02, 64.03, 64.04, 64.05, 64.06, 64.07, 64.08, 64.09, 64.10, 64.11, 64.12, 64.13, 64.14, 64.15, 64.16, 64.17, 64.18, 64.19, 64.20, 64.21, 64.22, 64.23, 64.24, 64.25, 64.26, 64.27, 64.28

PART OF THE SOUTHEAST QUARTER OF SECTION 15, TOWNSHIP 138 NORTH, RANGE 41 WEST, OF
THE FIFTH PRINCIPAL MERIDIAN, BECKER COUNTY, MINNESOTA.



P.O.B.

●	MONUMENT SET
○	MONUMENT FOUND
---	EX. EASEMENT
---	EX. PROPERTY LINE
---	EX. SECTION LINE
---	PROPERTY BOUNDARY LINE
---	NEW EASEMENT
P.O.B.	POINT OF BEGINNING



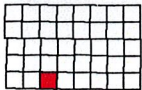
These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty as to their performance, merchantability, or fitness for any particular purpose.

	1:9,028
	Date: 5/12/2023

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

Becker County



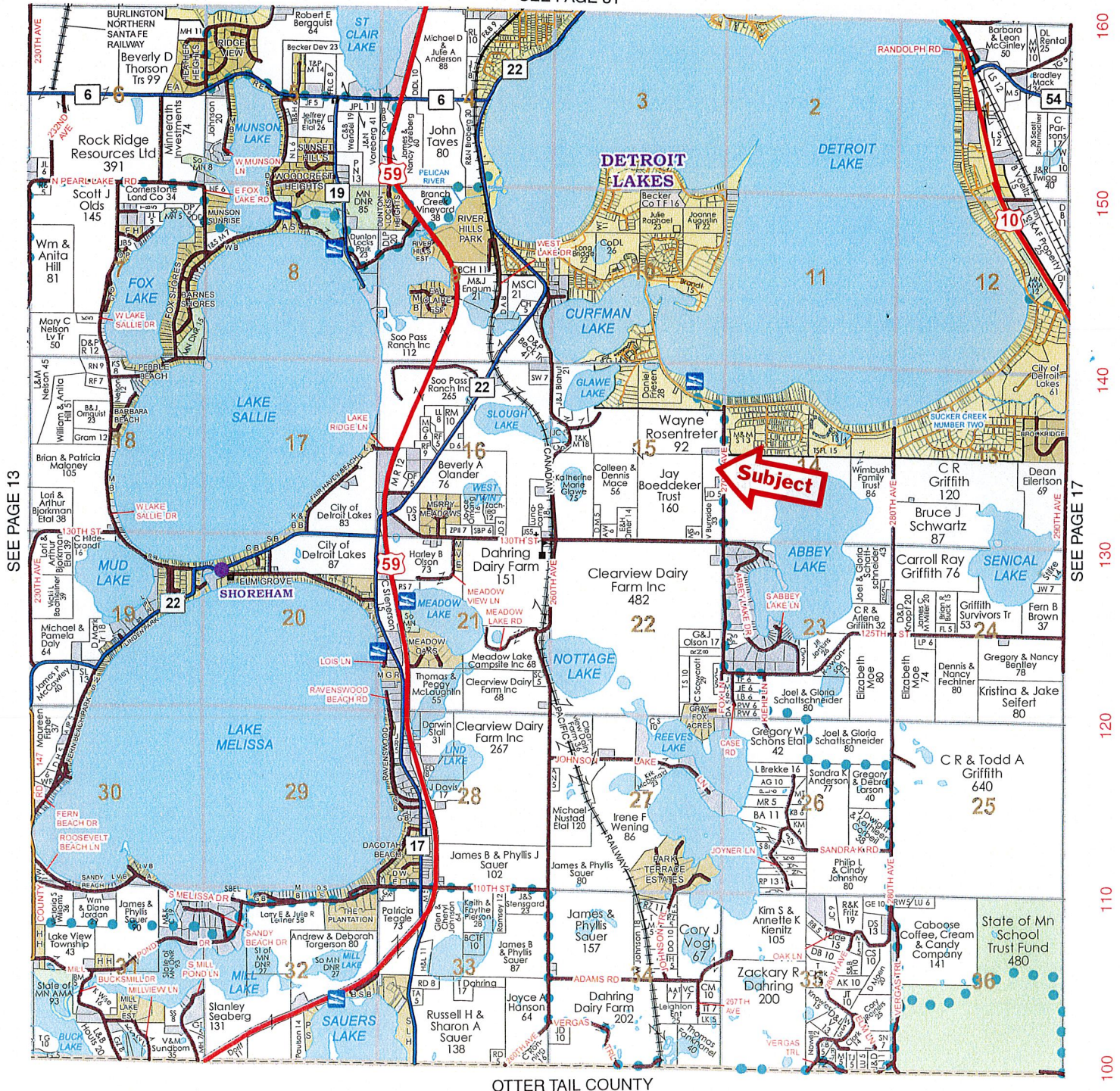


Lake View

Township 138N - Range 41W

Copyright © 2019 Mapping Solutions

SEE PAGE 31





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****

May 31st, 2023 @ 6:00 P.M.

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

APPLICANT: Metry Family Trust
20181 Moe Lake Rd
Audubon, MN 56511

Project Location: 29292 Cty Hwy 54
Detroit Lakes, MN 56501

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Conditional Use Permit for mining operations.

LEGAL LAND DESCRIPTION: Tax ID numbers: **03.0049.001 & 03.0049.002** Section 06 Township 138 Range 040; EAST 20 AC OF SE1/4 OF NW1/4; PT NE1/4 SW1/4; COMM NE COR TH W 33.73' AL N LN TO POB; TH S 93.88', SW 375.42', SWLY 196.20' WLY 140.98', TH SWLY 59.27' TO CTR LN CSAH #54, NWLY 113.67' AL HWY, TH NLY 413.60' TO N LN TH E 608.42' TO POB.; Burlington 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 # CUP2023-84

Property and Owner Review

Owner:	Parcel Number(s): 030049001 030049002
Mailing Address:	Site Address:
	Township-S/T/R: BURLINGTON-06/138/040
	Shoreland? No Name:

Legal Descr: EAST 20 AC OF SE1/4 OF NW1/4

Conditional Use Details Review

Description of Conditional Use Request: **We want to build our home on the property someday. It requires a lot of dirt work to be done. We would like to sell sand off the building site in the time being to help pay for the land and excavation cost and to help with getting land shaped to build on someday.**

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 property is very secluded with trees. The area in which we want to open up and haul sand out is in the middle not able to be seen by anyone. We will operate under normal business hours as well. We plan to keep all black dirt on site to return back into grass pasture and yard. We would sell sand just for my personal family 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.

It should increase property value with road into it and surrounding areas as new homes are being built in the desired area.

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

There will be no utilities brought into the property for awhile. The drainage and road access will be improved and shaped properly to direct run off into the bottom holding pond on property.

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 very little parking. One or two pickups at most down in the center of the property by the sand pile.

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.

Where we will run our equipment is plenty far from any houses that you should not hear any noises, feel vibrations, or smell fumes.

The tree cover and distance should take care of all dust if any dust at all.

We will not be operating at night with lights.

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: **Metry Septic & Excavating Inc**

Business Owners: **Colin Metry**

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

Type of Merchandise: **Sand and Gravel**

Type of Service: **Mining will take place between April 1st and December 1st. It will operate Monday - Friday from 7am to 7pm intermittently. Material will be sold as retail sales to area businesses, contractors, landscapers, and private individuals.**

Hours and Days of Operation: **Intermittently, Monday through Friday, 7AM-7PM**

Number of Employees: **1-3**

Off-Street Parking Plan: **There will be very little parking. One or two pickups 750 feet from the road into the property.**

Size of structure to be used for Business: **There is no structures to be used.**

New or Existing:

Signage Plan: **There is no need for signage unless requested by Becker County.**

Exterior Lighting Plan: **No exterior lighting will be needed.**

Known Environmental Hazards: **There is no environmental hazards**

Additional Business Plan Information:

Field Review Form

Permit # LALT2023-238

Property and Owner

Parcel Number: **030049001**

Site Address: **29292 CO HWY 54**

Owner: **THE GOOD LIFE LIVING TRUST**

Township-S/T/R: **BURLINGTON-06/138/040**

Project Details

Project Start & End Date: **05/09/2023-12/01/2023**

Distance from OHW:

Proj 1 Type: **Other (Please explain next)**

Proj 1 Purpose: **Other (Please specify next)**

Proj 1 Type Descr:
Mining granular materials from sand to 72" rocks.

Proj 1 Purpose Descr: **Selling materials to customers, contractors, landscapers in community for various projects.**

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: **450x450x20**

Area to be Filled/Leveled: **NA**

Total Cubic Yards of Earthmoving: **150,000 yards**

Fill Type/Material: **NA**

Project Summary and/or Additional Projects & Information: **Mining operation to sell granular materials off property. Project will be covered with top soil afterwards and returned to original grassland for future home to be built.**

Erosion Control Method (1): **Other (Please specify next)**

Erosion Control Method (2): **Stake-Sod**

Additional Erosion Control Information: **Mining operation to sell granular materials off property. Project will be covered with top soil afterwards and returned to original grassland for future home to be built.**

Inspector Notes (Earthmoving and Erosion Control):

MINING PLAN

Metry Family Trust – Parcel 030049001 & 030049002

- a. Vicinity Map
 1. Property Boundaries
Boundaries are illustrated on exhibit.
 2. Location and names of all streams and roads on or within three hundred feet (300') of the project site:
Exhibit illustrates Co Rd. 54
 3. Location of structures on or adjacent to the site, identifying the purpose of each:
Exhibit illustrates various homes to the west.
 4. Boundaries of previous excavations on property.
No previous excavations have taken place on the property besides driveway.
 5. Location and description of proposed mining site boundary stakes with the permanent reference point described.
Exhibit illustrates proposed extraction area. West limit is wetland area and east limit is fence line. North and south limits are both marked by tree lines.
- b. Operations Plan
 - 1 Land use:
Land is currently sitting untouched as woods and grass.
 - 2 Material:
Desired material extracted will be granular materials from sand to 72" diameter grain size.
 - 3 Groundwater:
Extraction area floor will maintain >3' vertical separation.
 - 4 Method of extraction:
Open type mining is planned. Topsoil and immediate subsoils will be stripped to top of sand and gravel deposit. Sand and gravel will be excavated with combination of excavator, front end loader, and dozer.
 - 5 Timetable:
Mining operations would commence immediately and continue to Fall (Freeze UP) 2028. Hours of operation would be intermittently from dawn to dark.
 - 6 Topsoil management:
All existing topsoil would be pushed to perimeter of proposed extraction / mining area. Upon completion of mining, mining area would be graded to drain, and covered again by topsoil.
 7. Erosion control plan:
Seeded, earth berm and silt will be installed around down gradient perimeter.
 8. Screening plan:
Natural screening will be performed along the edges of the extraction area.
 9. Noise control:
No additional noise is anticipated.
 10. Dust control:
No dust should affect neighboring properties. However, dust control; by means of surface watering, etc. will be used during mined material export.
 11. Pollution control:

There should be very little pollution control besides one or two loaders intermittently running. However, petroleum booms, etc. are kept onsite for rapid fluid uptake if discharge occurs. No tanks, chemical sheds, etc. will be stored onsite.

12. Haul Routes:

Ingress and egress from site will be west bound on Co. Rd 54.

c. Site and Staging Plan

1. The plan and description of the stages of the mining activity.

The plan shall show the location of the planned staged boundary locations and extent of the mining site.

Extraction area is approximately 4 Acres in size with an average cut of 20' deep.

2. The plan is to include, but not be limited to, mining refuse dumps, sediment and/ or wash ponds and sediment basins.

No refuse dumping will take place on site. Furthermore, no wash ponds or sediment basins will be necessary for planned operations.

3. Estimated total volume of materials to be extracted by phase.

It is estimated that 250,000 ton will be extracted.

d. Reclamation plan

A post mining management plan shall be included with the application. A progressive or staged phasing of reclamation plan is preferred. The intent is designed to minimize environmental problems, safety issues, erosion and groundwater contamination. If the site is a ninety-five (95) acres or less and is to be worked for one (one) year or less, the site is to be reclaimed within twelve (12) months of the stoppage of operations.

Reclamation will include grading mined area to drain, followed by reinstallation of topsoil. Seeded salvaged topsoil berm is an integral part of temporary erosion control. Therefore, it will need to remain in place until all mining activity and subsequent final grading has been completed.

030049001

Mining Area

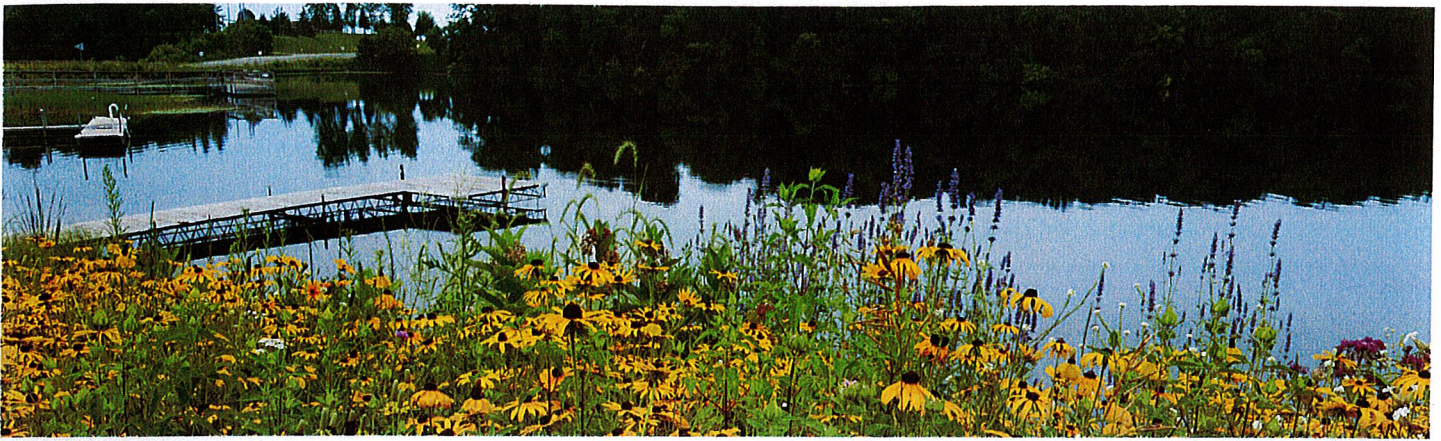
4 Acres

030049002

030049000



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.



Burlington

Township 138N - Range 40W

Copyright © 2019 Mapping Solutions

SEE PAGE 33

