



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****

February 28th, 2024 @ 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:

Request a Final Plat for nine (9) lots to be known as STRAND SUBDIVISION.

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.bradbury@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.



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	
SCANNED	

Developer's Name: Richard C & Darci D Strand

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

Telephone(s): _____ Date of Application: 2/5/24

Signature of Applicant: _____

Parcel ID Number: 19.0312.000 3
19.0312.002 Project Address: 13370 270th Ave

Proposed Plat Name: STRAND SUBDIVISION

.....
To be completed by Office

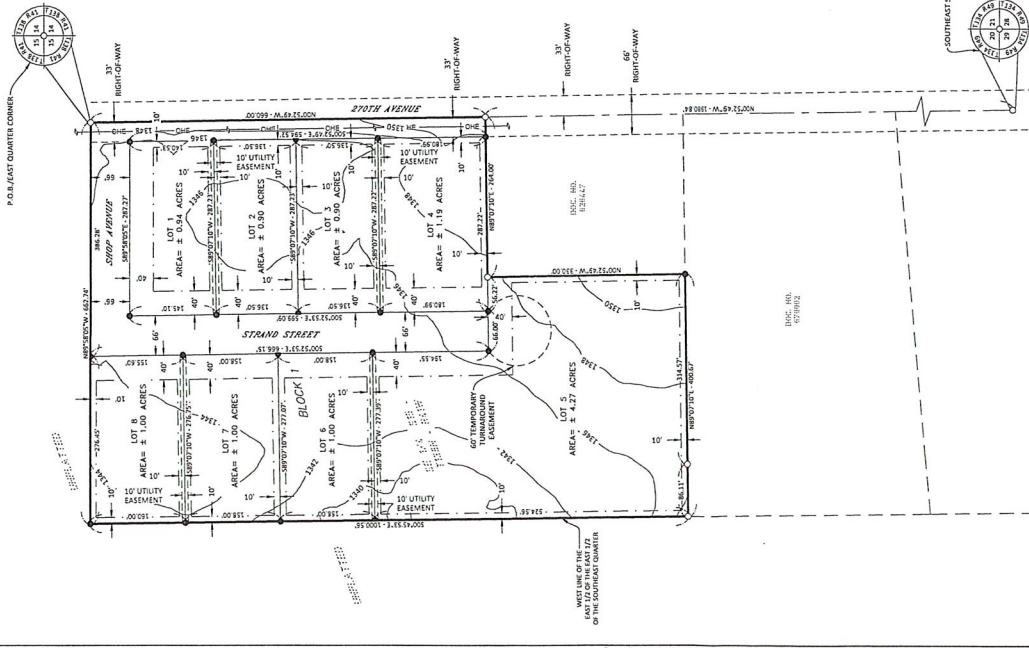
Date of preliminary approval: June 16, 2023

What was approved & stipulations: Approve a Preliminary Plat for
eight (8) lots.

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 _____.

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



OWNER'S CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT RICHARD C. STRAND, A MARRIED COUPLE, THE OWNER AND PROPRIETORS OF LOT 1, BLOCK 1, STRAND SUBDIVISION IN THAT PORTION OF THE EAST HALF OF THE SOUTH QUARTER OF SECTION 15, TOWNSHIP 138 NORTH, RANGE 41 WEST OF THE SIXTH PRINCIPAL MERIDIAN, BECKER COUNTY, MINNESOTA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
THIS PLAT IS HEREBY FORWARDED TO THE TOWNSHIP BOARD OF THE TOWNSHIP OF CHANDLER, BECKER COUNTY, MINNESOTA, THIS _____ DAY OF _____, 2023, AND SAID TOWNSHIP BOARD AND THE DEVELOPER OF SAID PLAT HAVE ENTERED INTO A WRITTEN AGREEMENT WHICH IS FILED IN THE OFFICE OF THE COUNTY RECORDER RELATING TO THE ACCEPTANCE AND MAINTENANCE OF THE ROAD AND DESCRIBED BY THE PLAT.
CHIEF OF TOWNSHIP
CLERK

SAID TRACT OF LAND CONTAINS 15.16 ACRES MORE OR LESS AND IS SUBJECT TO EASEMENTS AND RIGHTS OF WAY OF RECORD.

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

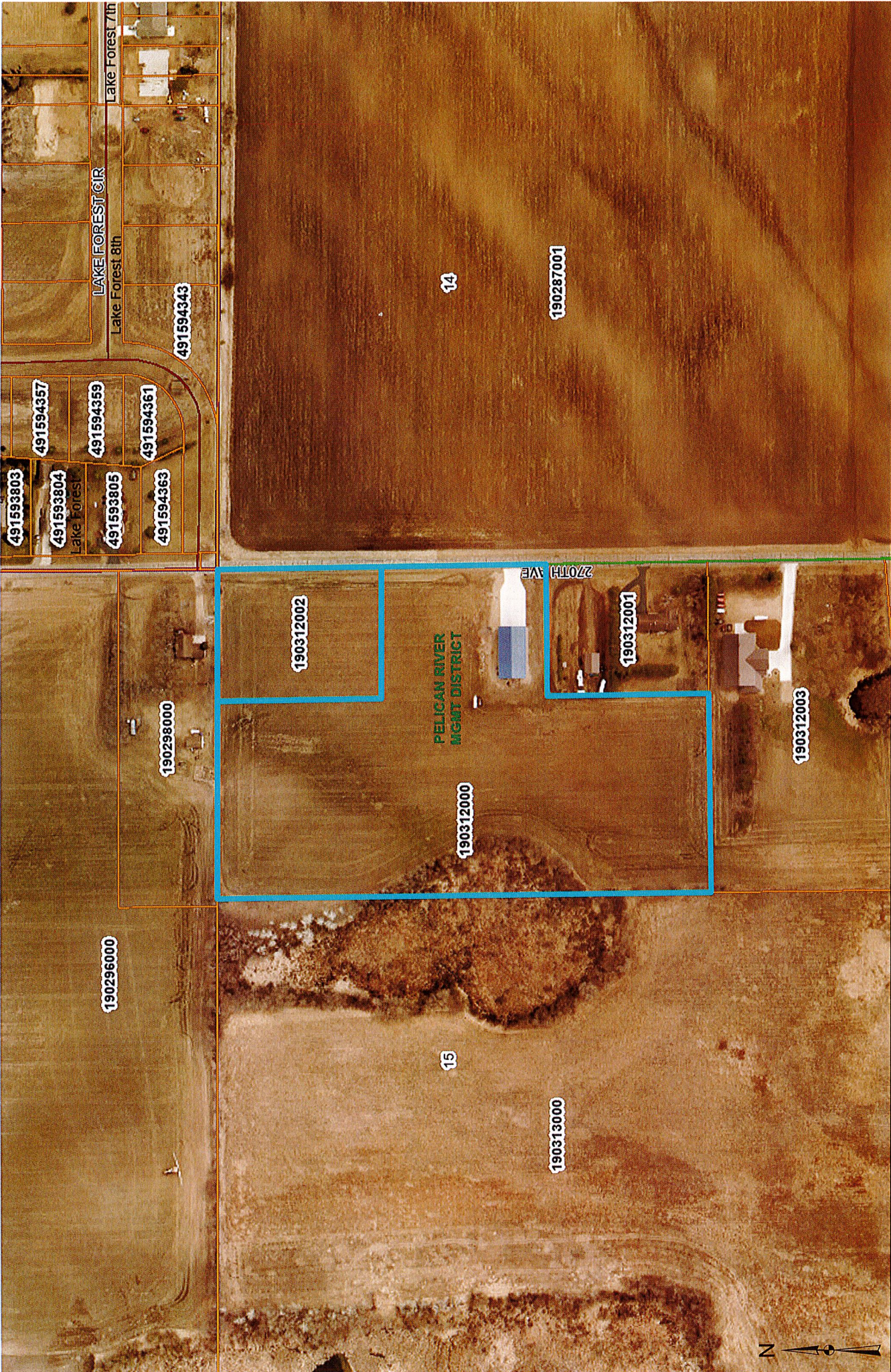
DATED: _____, 2023.
RICHARD C. STRAND
DANIEL D. STRAND
STATE OF MINNESOTA
THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, A NOTARY PUBLIC THIS _____ DAY OF _____, 2023 BY RICHARD C. STRAND AND DANIEL D. STRAND, A MARRIED COUPLE.
NOTARY PUBLIC OF MINNESOTA
MY COMMISSION EXPIRES: _____
IN WITNESS WHEREOF I HAVE HEREON SIGNED BEFORE ME, A NOTARY PUBLIC, THIS _____ DAY OF _____, 2023 BY RICHARD C. STRAND AND DANIEL D. STRAND, A MARRIED COUPLE.

OWNERS:
RICHARD C. STRAND
DANIEL D. STRAND
STATE OF MINNESOTA
COUNTY OF BECKER
NOTARY PUBLIC OF MINNESOTA
MY COMMISSION EXPIRES: _____
IN WITNESS WHEREOF I HAVE HEREON SIGNED BEFORE ME, A NOTARY PUBLIC, THIS _____ DAY OF _____, 2023 BY RICHARD C. STRAND AND DANIEL D. STRAND, A MARRIED COUPLE.

SURVEYOR'S CERTIFICATE

I, _____, A NOTARY PUBLIC, HEREBY CERTIFY THAT THIS PLAT OF _____, A PORTION OF THE EAST HALF OF THE EAST HALF OF THE SOUTH QUARTER OF SECTION 15, TOWNSHIP 138 NORTH, RANGE 41 WEST, BECKER COUNTY, MINNESOTA, 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 I HAVE PERSONALLY EXAMINED THE PLAT AND THE FIELD NOTES AND FOUND THAT THE PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE SURVEY; THAT ALL MATHEMATICAL DATA AND LABELS ARE CORRECTLY DESIGNATED ON THE PLAT; THAT ALL MONUMENTS DESIGNATED ON THE PLAT HAVE BEEN SET IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINNESOTA SURVEYING ACT; AND THAT ALL PUBLIC WAYS ARE SHOWN AND LABELED ON THIS PLAT.

NOTARY PUBLIC
PROFESSIONAL LAND SURVEYOR
MINNESOTA LICENSE No. 49984
STATE OF NORTH DAKOTA
COUNTY OF _____
NOTARY PUBLIC, COUNTY: _____, STATE: _____



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.

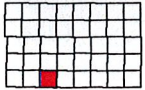
Becker County



1:4,514

Date: 2/7/2024

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



Township 138N - Range 41W

SEE PAGE 31

