



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****

October 30th, 2024 @ 6:00 P.M.

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

APPLICANT: JAA Land LLC
1949 51st Ave N
Moorhead, MN 56560

Project Location: 11941 147th St
Lake Park, MN 56554

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Final Plat for a common interest community consisting of twenty-eight (28) units to be known as TURTLE LAKE TOY LOCKERS.

LEGAL LAND DESCRIPTION: Tax ID Number: **06.0089.002** Section 07 Township 138 Range 043; 7-138-43 PT SE1/4 NE1/4: COMM NE COR SEC 7, S 2010.2' TO POB; W 387.29', N 675.95', E 388.84', S 674.08' TO POB.; Cormorant 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: JAA Land LLC

Developer's Address: 1949 51st Ave N
Moorhead, MN 56560

Telephone(s): 701-238-6548 Date of Application: 10/1/24

Signature of Applicant: _____

Parcel ID Number: 06.0089.002 Project Address: 11941 147th St

Proposed Plat Name: TURTLE LAKE TOY LOCKERS

.....
To be completed by Office

Date of preliminary approval: PC: 7/3/24; County Board: 8/6/24

What was approved & stipulations: Approve a Preliminary Plat for a Common Interest Community consisting of twenty-eight (28) units to be known as TURTLE LAKE TOY LOCKERS.

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 _____;

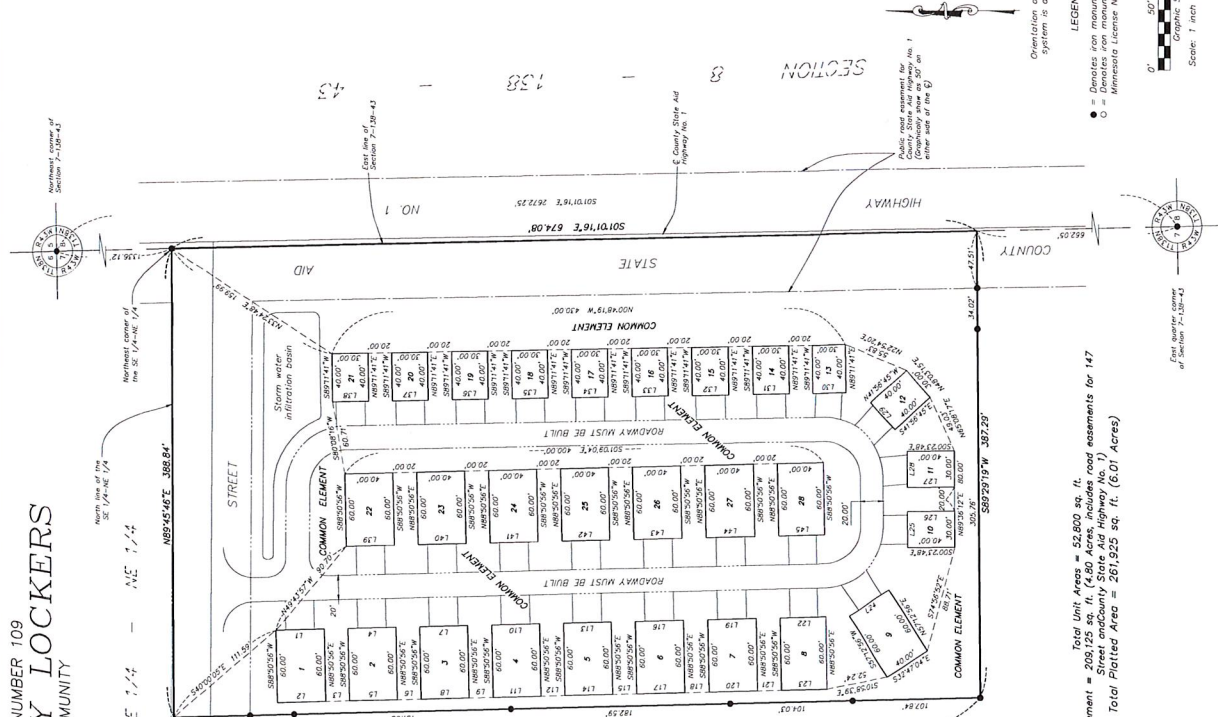
_____ Recording fee, check made payable to Becker County Recorder, amount _____.

COMMON INTEREST COMMUNITY NUMBER 109
TURTLE LAKE TOY LOCKERS
A COMMON INTEREST COMMUNITY

County Recorder

UNIT No.	AREA (SQ. FT.)
1	2,400
2	2,400
3	2,400
4	2,400
5	2,400
6	2,400
7	2,400
8	2,400
9	2,400
10	1,200
11	1,200
12	1,200
13	1,200
14	1,200
15	1,200
16	1,200
17	1,200
18	1,200
19	1,200
20	1,200
21	1,200
22	2,400
23	2,400
24	2,400
25	2,400
26	2,400
27	2,400

*Total Unit Areas = 52,800 sq. ft.
Common Element = 209,125 sq. ft. (4.80 Acres, includes road easements for 147
Street and County State Aid Highway No. 1)
Total Platted Area = 261,925 sq. ft. (6.01 Acres)*



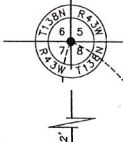
LEGEND

● = Denotes iron monuments found.
○ = Denotes iron monuments set marked with Minnesota License Nos. 46538/50120/57622

CERTIFICATE OF SURVEY

IN THE SE 1/4-NE 1/4
SECTION 7-138-43
BECKER COUNTY, MINNESOTA

Northeast corner of
Section 7-138-43



NE 1/4 - NE 1/4

Public road easement for 147th Street
(Graphically shown as 66' wide)

Northeast corner of
the SE 1/4-NE 1/4

N89°45'46"E
388.84'

147TH STREET

North line of 1/4
SE 1/4-NE 1/4

Iron monument set 50'
from E easterly and 33'
from E northerly

East line of
Section 7-138-43

6.01 Acres

Iron monument
set 50' from E

Public road easement for County
State Aid Highway No. 1
(Graphically shown as 50' from E)

NO. 1

HIGHWAY

COUNTY

Orientation of bearing
system is assumed.

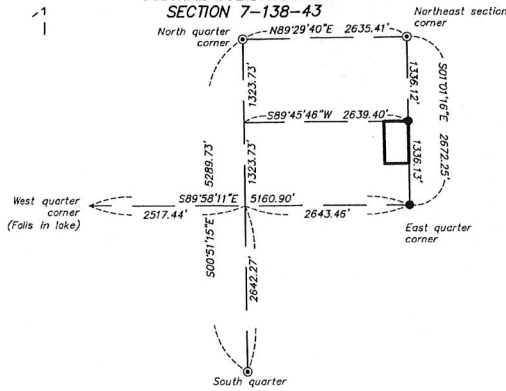
LEGEND

- = Denotes iron monuments found.
- = Denotes iron monuments set marked with
Minnesota License Nos. 46538/50320/57622.
- ⊙ = Denotes iron monument of record.

0' 100' 200'
Graphic Scale

Scale: 1 inch = 100 feet

PARTIAL SUBDIVISION OF SECTION 7-138-43



BUILDING SETBACKS

Per current Becker County Zoning Ordinances, primary
structure setbacks for land zoned agricultural are as
follows:

Side yard - 10'

Rear yard - 40'

County State Aid Highway No. 1 - 45' from right of way

147th Street - 20' from right of way

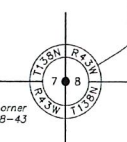
NOTE: The subject tract contains at
least 8,500 sq. ft. of buildable area.

APPROVED 5-23-2024
Macy E. Henderson, Administrator

I hereby certify that I have reviewed this surveyor's sketch and
find it to be in compliance with the Becker County Zoning
Ordinances.

Dated this 23rd day of May 2024
Macy E. Henderson
County Zoning Administrator

East quarter corner
of Section 7-138-43



I hereby certify that this survey, plan, or
report was prepared by me or under my
direct supervision and that I am a duly
Licensed Land Surveyor under the laws of
the State of Minnesota.

Scott R. Walz

Print Name:

Signature:

May 21, 2024

Date:

50320

License #

DRAWING NUMBER: 10554-15

SURVEY DISCLAIMER:

This survey was prepared without the benefit of either a title commitment, or an opinion of title, or an abstraction of the parcel for easements of record and/or
rights of way. Meadowland Surveying, Inc., and the undersigned professional surveyor make no guarantees or representations regarding information shown herein
pertaining to easements, reservations, rights of way, setback lines, agreements, variances, or other similar matters other than those shown upon this survey or noted
upon it. The undersigned surveyor has not made a search of the public records for any titles, deeds, easements, reservations, rights of way, setback lines,
agreements, variances, or other similar matters other than what is readily identifiable through the County website. The use of the County website is by no means to
be construed as a proper or thorough investigation of the public records as would be accomplished by an abstract of title and/or an opinion of title by an attorney
at law. Meadowland Surveying, Inc., and the undersigned surveyor make no representation as to the status of title or easements on the property described herein.

MEADOWLAND SURVEYING, INC.

1118 HWY 59 SOUTH, DETROIT LAKES, MN 56501

EMAIL: frontdesk@meadowlandsurveying.com

www.meadowlandsurveying.com

218-847-4289

CLIENT:

GREG ANDERSON
1949 51ST AVE. N.
MOORHEAD, MN 56560

COMP FILE: 07FREED(CC)

S/T/R: 7/138/43

DWG FILE: 07ANDERSON_COS

COMP BY: ADG

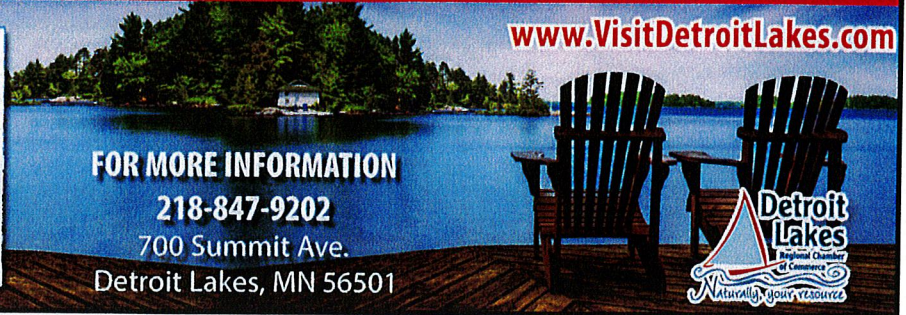
DRAWN BY: ADG

Your Chamber is Naturally
Your Resource for . . .

• Business Development
• Community Development

• Economic Development
• Business Resources

• Visitor Information
• Vacation Planning



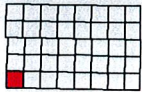
www.VisitDetroitLakes.com

FOR MORE INFORMATION

218-847-9202

700 Summit Ave.

Detroit Lakes, MN 56501

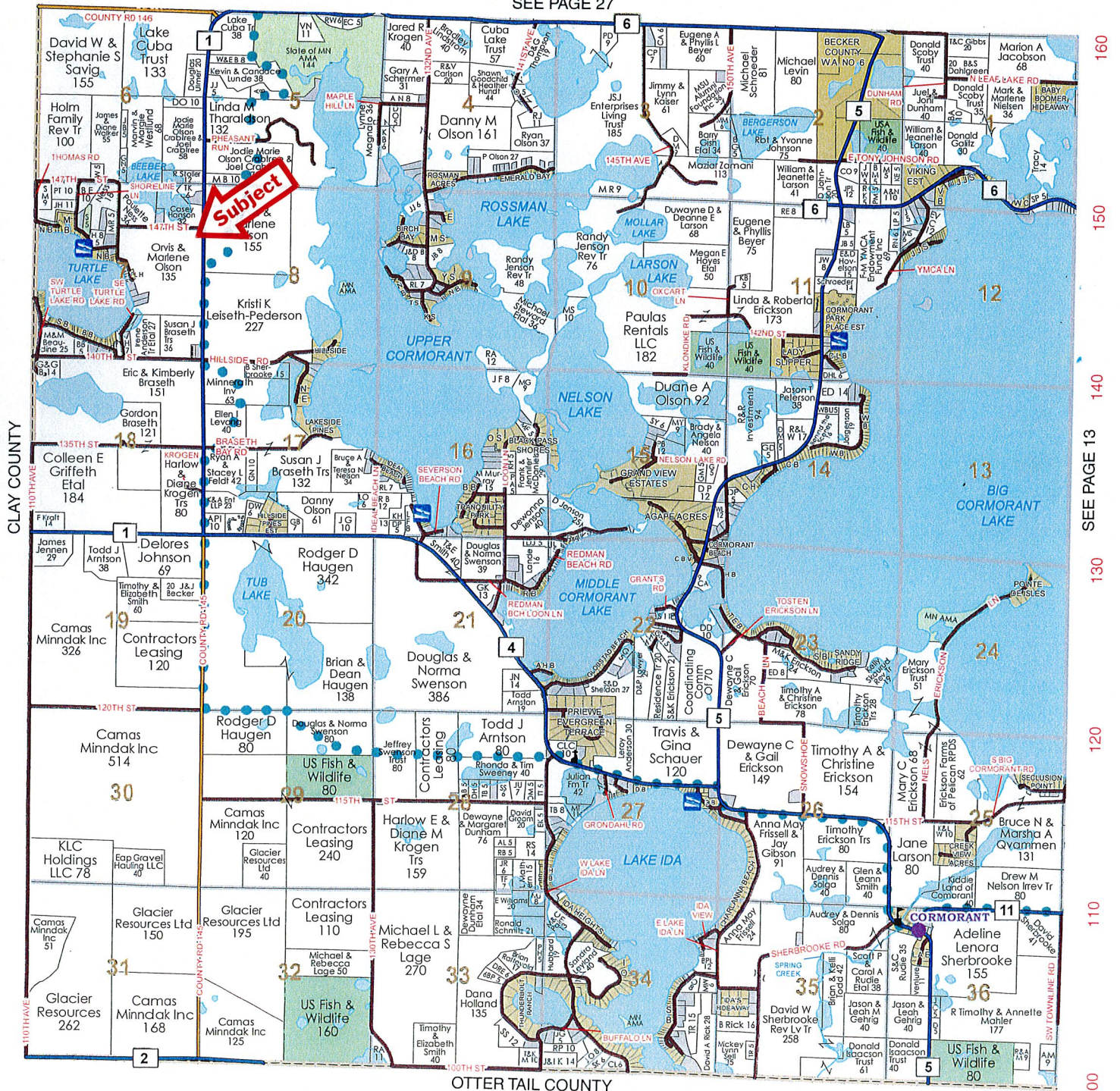


Cormorant

Township 138N - Range 43W

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SEE PAGE 27





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****

October 30th, 2024 @ 6:00 P.M.

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

APPLICANT: Sonset Farms, Inc
12263 Frazee Rd
Frazee, MN 56544

Project Location: 32611 Co Hwy 10
Frazee, MN 56544

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Preliminary Plat for a common interest community consisting of seven (7) units to be known as OLD 10 STORAGE.

LEGAL LAND DESCRIPTION: Tax ID Number: **03.0265.003** Section 27 Township 138 Range 040; 27-138-40 PT SEC 34. PT GOVT LOT 6, 7 (SEC 34). PT GOVT LOT 2 (SEC 34): COMM WLY COR LOT 5 BLK 1 OTTO PK, NW 3699.21', WLY 180.16' TO POB; ELY 180.16', SE 257.89', E 109.13', NLY 360.3' TO SLY ROW, ELY 600', SLY AL DAGGETT LAND TO TOWN LK, NW AL LK TO PT SLY OF POB, NLY 425.34'. LESS 6.47AC (3-265-2), LESS 4.3AC (3-265-4). (REF 3-265-2); Burlington 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.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.

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

Receipt Number _____

COUNTY

HIGHWAY STATE

Q County State Aid
Highway No. 10

AID

NO. 10

Southerly right of
way of County State
Highway No. 10

Owners: Tony M. and Jennifer L. Beck

*Proposed 66'
wide ingress and
egress easement*

SECTION 27

Owner: Sunset Farms Inc.

Owner: Jennie-O
Turkey Store Inc.

GOVT.
GOVT.

LOT

—

AREAS (in square feet)

Project area = 140,910

Proposed building area = 18,491 (13% of project area)

Proposed gravel area = 16,700

Proposed impervious surface = 35,191 (25% of project area)

Remnant area = 8.6 acres, more or less.

APPLICATION NOTES

1. QLD 10 STORAGE is a proposed 7 unit storage building planned unit development located in Section 27, Township 138 North, Range 40 West (Burlington Township). The garage units will be for individual ownership and the balance of the land, including the gravel driving surfaces will be commonly owned by the unit owners and maintained through an association.
2. The property is located in the shoreland district of Town Lake.
3. The property is zoned agricultural.
4. The proposed buildings will have a maximum building height of 25 feet.
5. All appropriate permits will be obtained for this development prior to construction.
6. The units will have electricity and natural gas with no sewer or water services.
7. The units will be sold individually.
8. The project area is mostly in an open area with no wetlands and not in a flood plain.
9. Elevation contours are shown at two foot intervals (NAVD 88) based on field data.

Owners: Christopher M.
and Melissa J. Friday

CLIENT:

1118 HWY 59 SOUTH, DETROIT LAKES, MN 56501

EMAIL: frontdesk@meadowlandsurveying.com

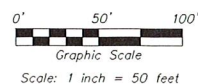
www.meadowlandsurveying.com

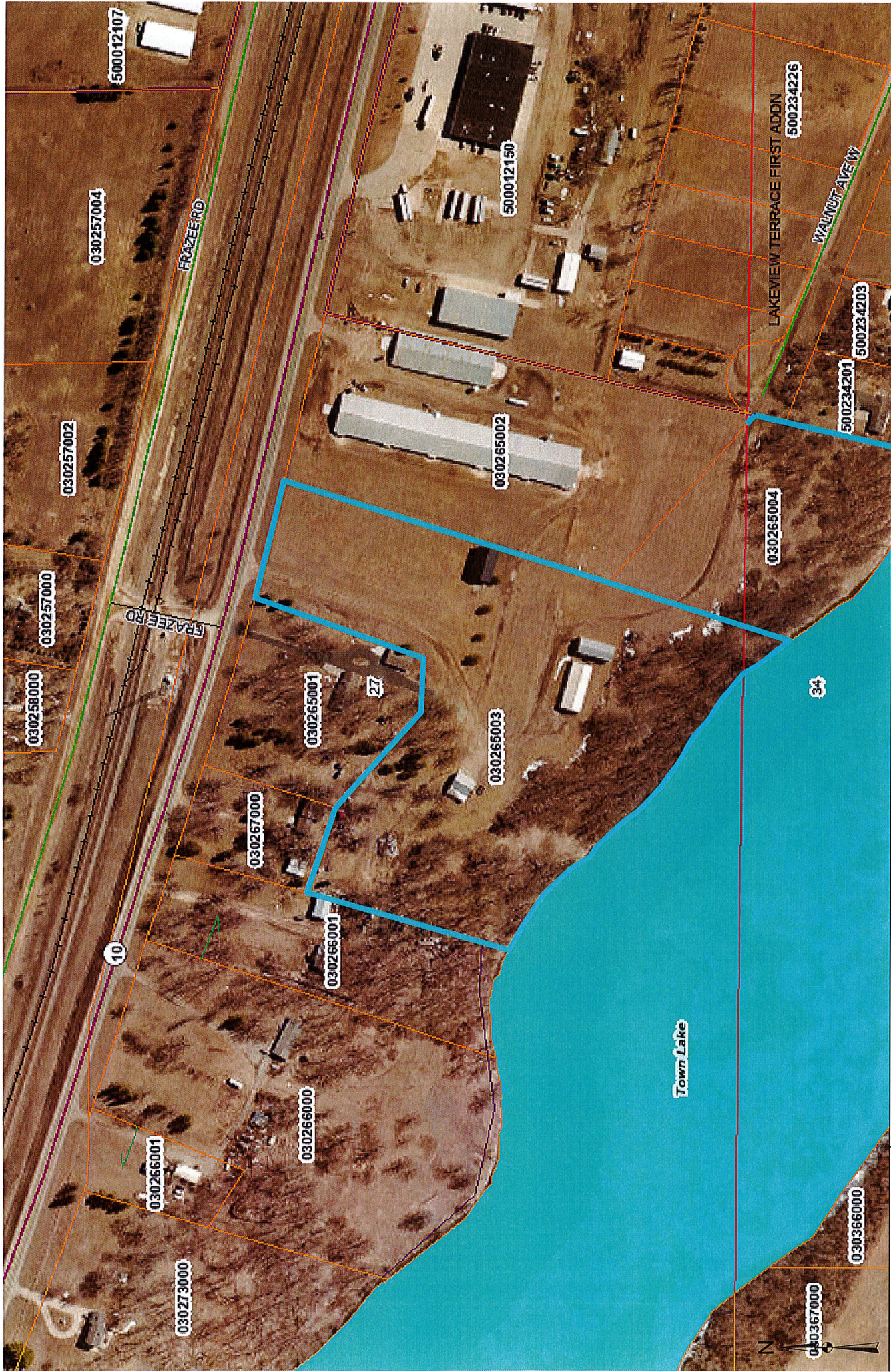
218-847-4289

ROSS MICKELSON
50865 EAST LAKE 7 ROAD
FRAZEE, MN 56544

LEGEND

—1400— = Denotes elevation contour line (NGVD88)





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: 10/14/2024

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



COUNTY OF BECKER

Planning and Zoning

915 Lake Ave, Detroit Lakes, MN 56501
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****HEARING DATE AND LOCATION****

October 30th, 2024 @ 6:00 P.M.

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

APPLICANT: John A Amundson & DeeAnn Amundson
12689 Dorff Beach Rd
Audubon, MN 56511

Project Location: 12689 Dorff Beach Rd
Audubon, MN 56511

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Conditional Use Permit to replace a retaining wall.

LEGAL LAND DESCRIPTION: Tax ID Number: **17.1004.000** Section 21 Township 138 Range 042; MORTON OAKLN BCH 2ND LOTS 3 AND 4; Lake Eunice Township

REFER TO BECKER COUNTY ZONING ORDINANCE

Replies/Comments:

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Conditional Use Application Review

Permit # CUP2024-121

Property and Owner Review

Owner: John A Amundson & DeeAnn Amundson	Parcel Number(s): 171004000
Mailing Address: 12689 Dorff Beach Rd Audubon, MN 56511	Site Address: 12689 Dorff Beach Rd Audubon, MN 56511
	Township-S/T/R: LAKE EUNICE-21/138/042
	Shoreland? Yes Name: Maud (Lake Eunice) [RD]

Legal Descr: **MORTON OAKLN BCH 2ND|LOTS 3 AND 4**

Conditional Use Details Review

Description of Conditional Use Request: **Repair an existing retaining wall. Existing timber wall is failing, causing washout & erosion. Replace with concrete block retaining wall**

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 proposed wall will replace an existing wall, will not harm any other property owners

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 proposed wall will replace an existing wall

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

Roads & driveway are existing, there are existing drainage solutions in place

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.

No off street parking or loading space will be needed

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 wall will replace an existing wall

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.

Silt fence installation, grass & straw roll installation

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 work will be done near the shoreline

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

Utilities are not needed for this project

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

No watercrafts will be needed

Business Plan Review

Name of Business:

Business Owners:

Business Type: If 'Other', explain:

Type of Merchandise:

Type of Service:

Hours and Days of Operation:

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

Field Review Form

Permit # LALT2024-312

Property and Owner

Parcel Number: 171004000

Site Address: 12689 DORFF BEACH RD

Owner: JOHN AMUNDSON

Township-S/T/R: LAKE EUNICE-21/138/042

Project Details

Project Start & End Date: 10/01/2024-11/30/2024

Distance from OHW:

Proj 1 Type: Rip Rap

Proj 1 Purpose: Rip Rap

Proj 1 Type Descr:

Repair existing Rip Rap, fix slope where needed

Proj 1 Purpose Descr: Repair existing Rip Rap, fix slope where needed

Inspector Notes (Project 1):

Proj 2 Type: Retaining Wall (Requires an approved Conditional Use Permit - Must submit CUP application along with land alteration application)

Proj 2 Purpose: Other (Please explain next)

Proj 2 Type Descr: Repair existing retaining wall to prevent any additional washout

Proj 2 Purpose Descr: Repair existing retaining wall to prevent any additional washout, prevent future washout, prevent erosion

Inspector Notes (Project 2):

Additional Details/Erosion Control

Area to be Cut/Excavated: NA

Area to be Filled/Leveled: NA

Total Cubic Yards of Earthmoving: NA

Fill Type/Material: NA

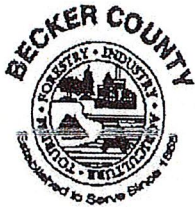
Project Summary and/or Additional Projects & Information:

Erosion Control Method (1): Seed & Mulch

Erosion Control Method (2): No Additional Methods

Additional Erosion Control Information:

Inspector Notes (Earthmoving and Erosion Control):



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

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

PARCEL	
APP	ERTP
YEAR	

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

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

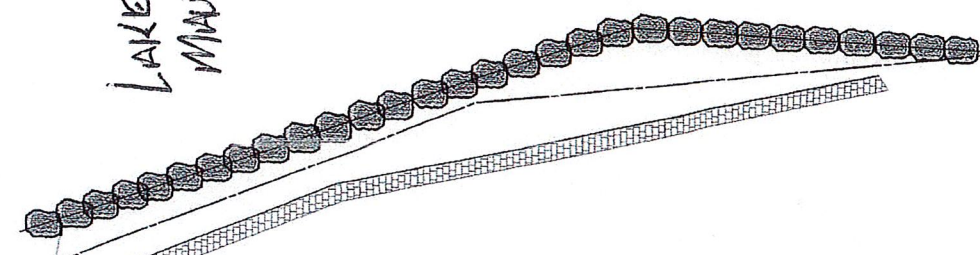
1. Contact Name and Phone Number: NATE LUCAS - LAKES AREA LANDSCAPING ²¹⁸⁻⁴⁴³⁻³¹⁰⁵
2. Property Owners Name: John Amundson
3. Parcel Number: 171004000
4. Legal Description: Morton Oakln Beh 2nd Lots 3 and 4
5. Section 21 Township 138 Range 042
6. Lake Name: Maud Lake Classification Recreational Development
7. Length of shoreline in Project: 120'
8. Is the proposal to replace an existing retaining wall? Yes ☒ No ☐
9. Length and Height of existing retaining wall: 75' x 3'
10. To construct a new retaining wall or expand an existing? New ☒ Expand ☐
11. Length and Height of new or expansion requested: 75' x 3'
12. Is there any existing rip rap along the shoreline? Yes ☒ No ☐
13. Distance work will be from the Ordinary High Water Mark 15'
14. Amount of cubic yards of earth movement requested: _____
15. Are emergent aquatic plants found along shoreline? Yes
16. Does the site have any wetlands and/or low areas? Yes ☐ No ☒
17. Are any springs or seeps present? ☒
18. Does the site contain any steep slopes? Yes Are there any bluffs present? ☐
19. Do any parties involved in this application have any ownership interest in, or options on, other properties in the vicinity of the project? No

Brief description of request:

Existing timber retaining wall is failing, soil is washing out.
Replace timber wall with concrete block retaining wall.

(more information on back)

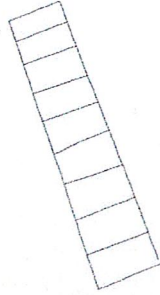
LAKE MAUD



Repair existing rip rap

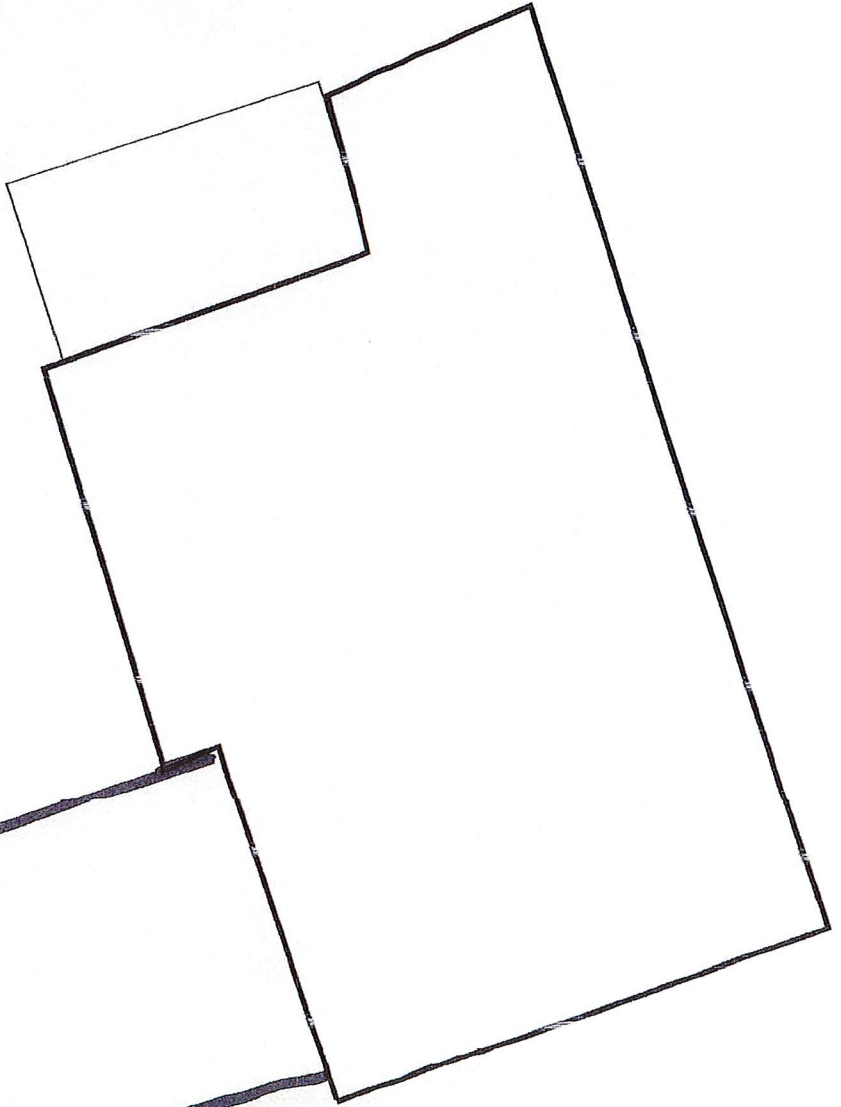
Replace Existing 75' timber retaining wall
New wall - concrete block

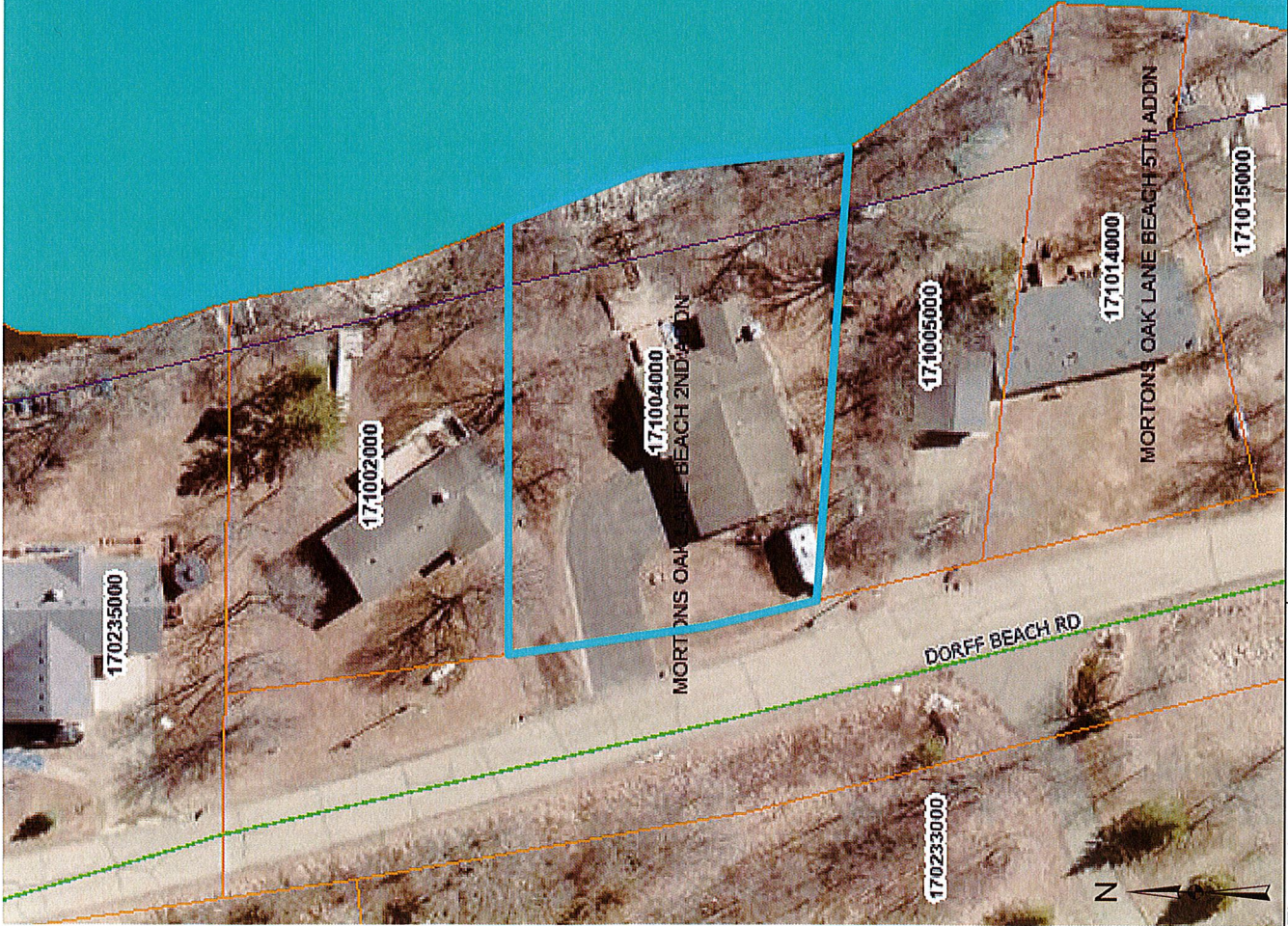
75x3'



N↑

DANGER





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.

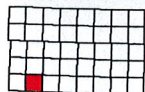
Becker County



Date: 10/14/2024

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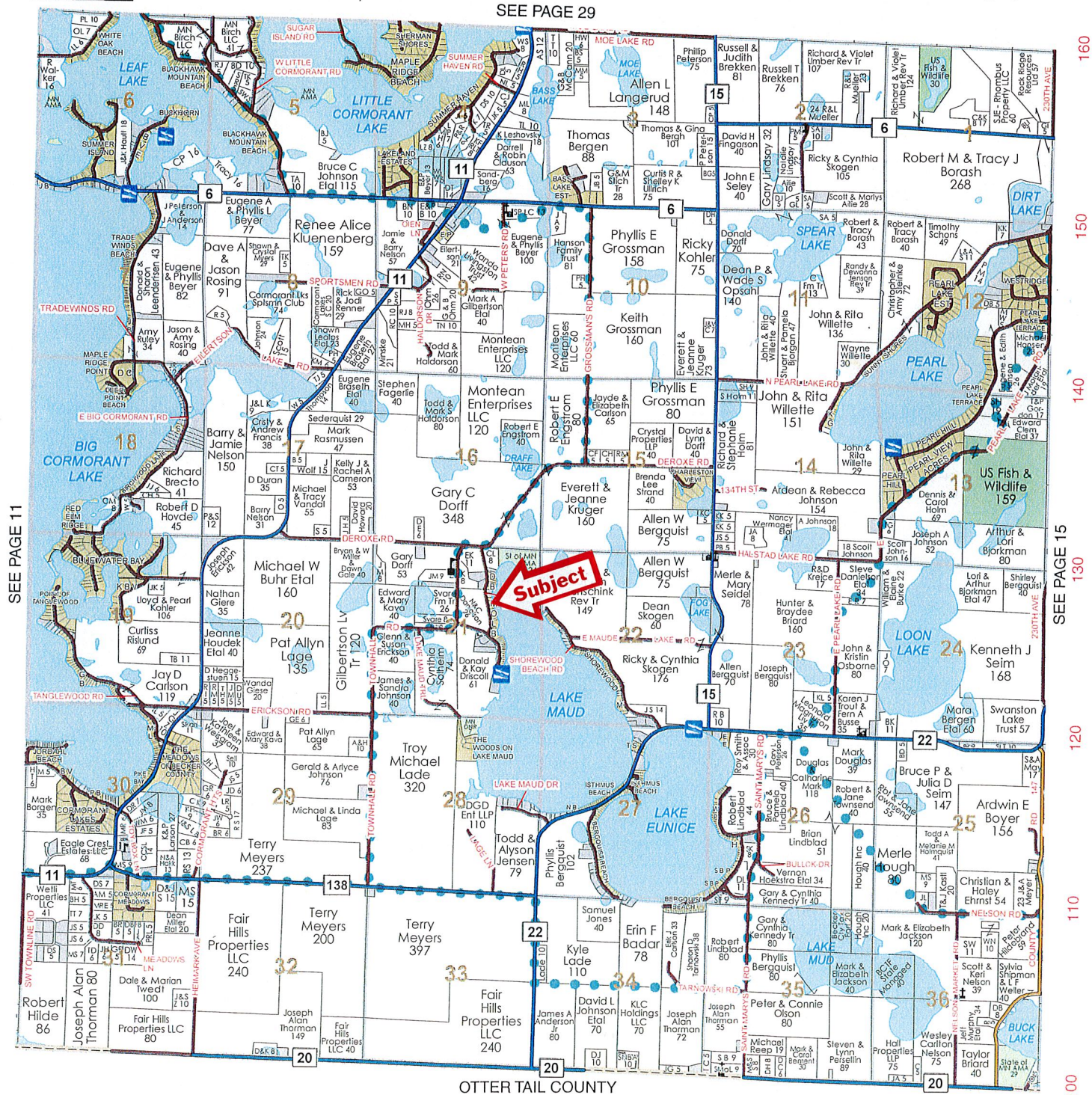
This map is not a substitute for accurate field surveys or for locating actual property lines and any adjacent features.



Township 138N - Range 42W

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SEE PAGE 29



170

180

190

200

210

226

000

12

13



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****

October 30th, 2024 @ 6:00 P.M.

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

APPLICANT: Fortner Remmich Revocable Trust
HC 75
Mountainair, NM 87036

Project Location: 32019 Sugar Creek Rd
Ogema, MN 56569

APPLICATION AND DESCRIPTION OF PROJECT:

Request a Conditional Use Permit to replace retaining walls.

LEGAL LAND DESCRIPTION: Tax ID Number: **32.0360.000** Section 08 Township 141 Range 040; SUGAR BUSH HGHTS 1ST; LOTS 27 & 28 REF 32.0359.000 IN 2013; Sugar Bush 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.

Conditional Use Application Review

Permit # CUP2024-122

Property and Owner Review

Owner: Fortner Remmich Revocable Trust

Parcel Number(s): 320360000

Mailing Address: HC 75
Mountainair NM 87036

Site Address: 32019 Sugar Creek Rd Ogema, MN 56569

Township-S/T/R: SUGAR BUSH-08/141/040

Shoreland? Yes Name: Big Sugar Bush (Sugar Bush W) [RD]

Legal Descr: SUGAR BUSH HGHTS 1ST|LOTS 27 & 28 REF 32.0359.000 IN 2013

Conditional Use Details Review

Description of Conditional Use Request: **Work to be done in the shore impact zone - Retaining wall**

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.

By approving this permit and allowing the work to be done, would dramatically effect the neighboring property by preventing additional run-off and erosion running into the lake.

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.

By allowing the work to be completed would not effect the development of surrounding vacant property other than potentially increase the value of the property and show others in the area that work is being done to conserve the lake quality.

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

By allowing this work to be completed, we can help reduce erosion at the shoreline and prevent further pollution if the lake.

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 allowed off the road and above the work zone

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.

Proper PPE and environmental measures will be taken to prevent dust, noise and runoff

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.

Proper PPE and erosion control measures will be taken such as silt fence and hydro-seeding any and all disturbed soil areas.

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 work to be done is mostly hidden from view of the public waters with the many trees on site except directly in front of the lake cabin

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

Nothing will be done or adjusted for the utilities as this will not affect it.

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

NA

Business Plan Review

Name of Business:

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

Field Review Form

Permit # LALT2024-314

Property and Owner

Parcel Number: **320360000**

Site Address: **32019 SUGAR CREEK RD**

Owner: **FORTNER REMMICH REVOCABLE TRUST**

Township-S/T/R: **SUGAR BUSH-08/141/040**

Project Details

Project Start & End Date: **11/01/2024-05/24/2025**

Distance from OHW: **0-30'**

Proj 1 Type: **Retaining Wall (Requires an Approved Conditional Use Permit - Must submit CUP application along with land alteration application)**

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

Proj 1 Type Descr:

Add to rip rap

Replace existing boulder retaining walls

Replace existing steps down to lake

Proj 1 Purpose Descr: **Prevent further erosion of shoreline with functional rip rap**

Have a more functional boulder wall that looks more aesthetically pleasing

Replace steps to lake with solid more user friendly option

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: **NA**

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

Total Cubic Yards of Earthmoving: **NA**

Fill Type/Material: **NA**

Project Summary and/or Additional Projects & Information: **We are looking to add to existing rip rap, replace the 'wall(s)' that are currently there and to replace the steps leading down to the lake**

Erosion Control Method (1): **Seed & Mulch**

Erosion Control Method (2): **Seed & Mulch**

Additional Erosion Control Information: **We are looking to add to existing rip rap, replace the 'wall(s)' that are currently there and to replace the steps leading down to the lake**

Inspector Notes (Earthmoving and Erosion Control):



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

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

PARCEL	
APP	ERTP
YEAR	

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

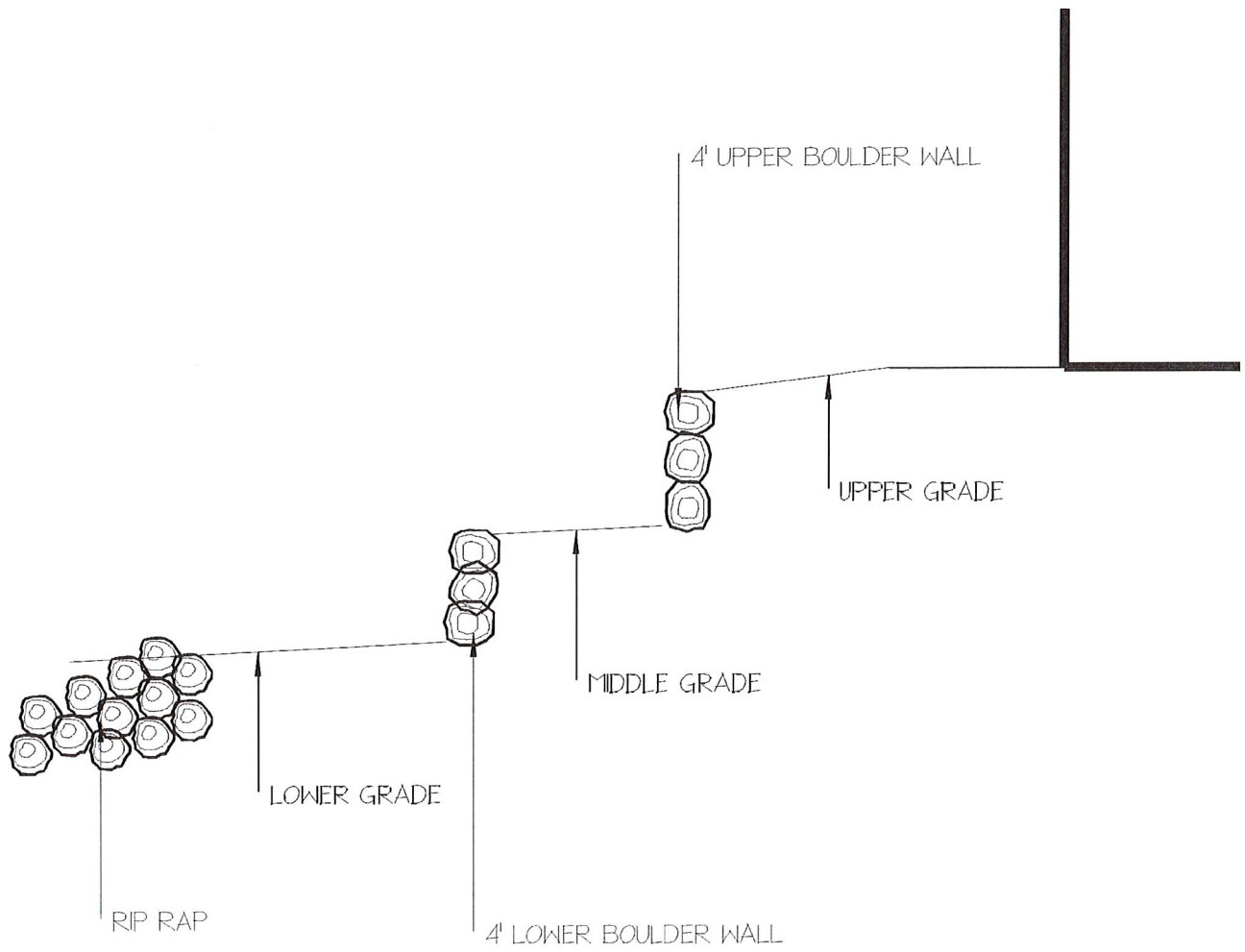
Prior to the pre-application meeting, an applicant should provide the following information about the project:

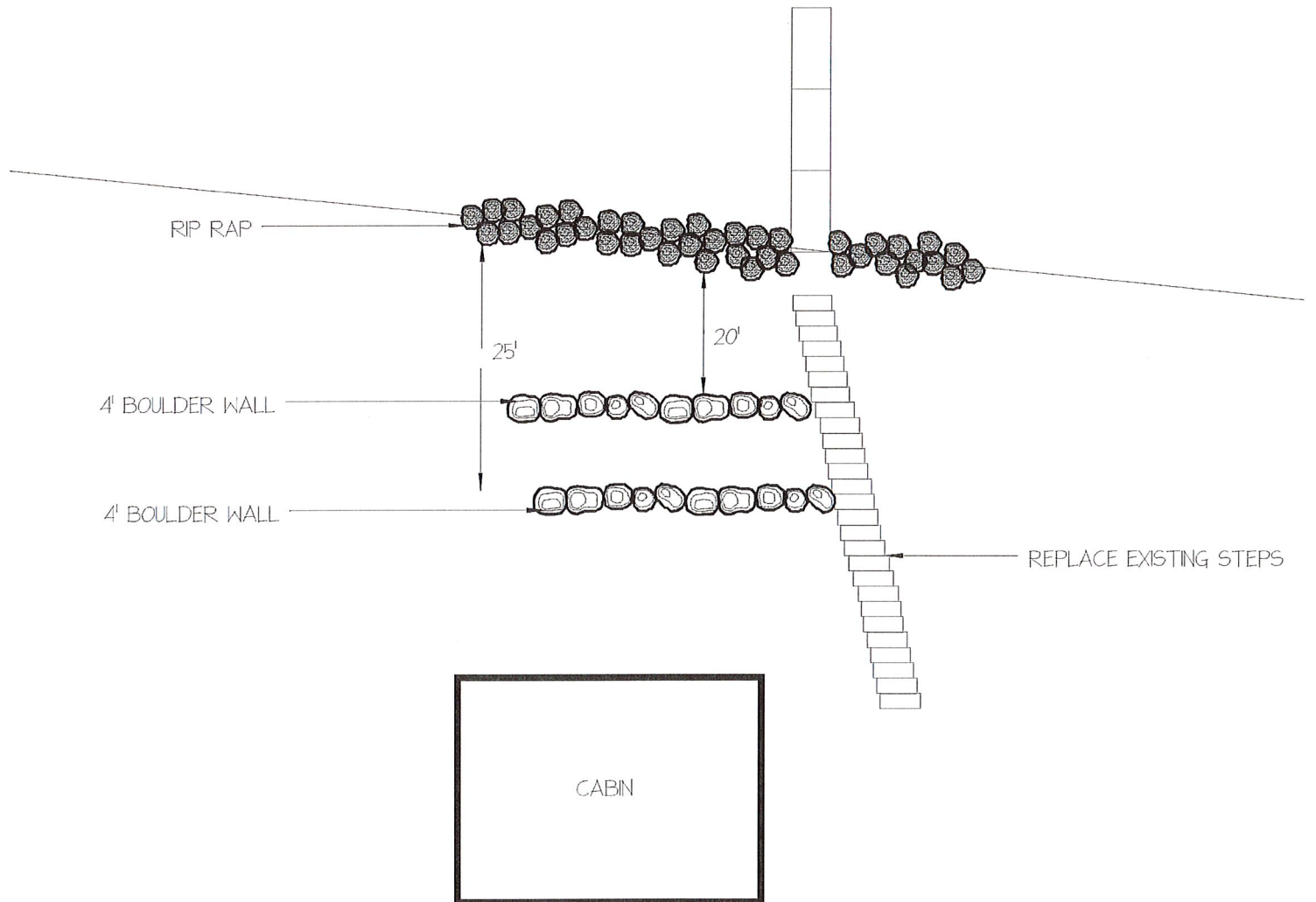
1. Contact Name and Phone Number: MARK WEEKLEY (612)240-1437
2. Property Owners Name: SCOTT REMMICH
3. Parcel Number: 320360000
4. Legal Description: SUGAR BUSH HEIGHTS 1ST LOTS 27 + 28
5. Section 08 Township 141 Range 040
6. Lake Name: BIG SUGAR BUSH Lake Classification
7. Length of shoreline in Project: 188
8. Is the proposal to replace an existing retaining wall? Yes X No
9. Length and Height of existing retaining wall: x 8'
10. To construct a new retaining wall or expand an existing? New Expand
11. Length and Height of new or expansion requested:
12. Is there any existing rip rap along the shoreline? Yes X No
13. Distance work will be from the Ordinary High Water Mark 20'
14. Amount of cubic yards of earth movement requested: 12 yds
15. Are emergent aquatic plants found along shoreline? NO
16. Does the site have any wetlands and/or low areas? Yes No X
17. Are any springs or seeps present? NO
18. Does the site contain any steep slopes? YES Are there any bluffs present? NO
19. Do any parties involved in this application have any ownership interest in, or options on, other properties in the vicinity of the project? NO

Brief description of request:

WE WOULD LIKE TO ADD TO THE EXISTING RIP RAP TO PREVENT
FURTHER EROSION AND REPLACE THE EXISTING RETAINING
WALL + STEPS TO LAKE.

(more information on back)



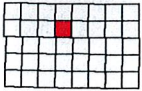




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Becker County



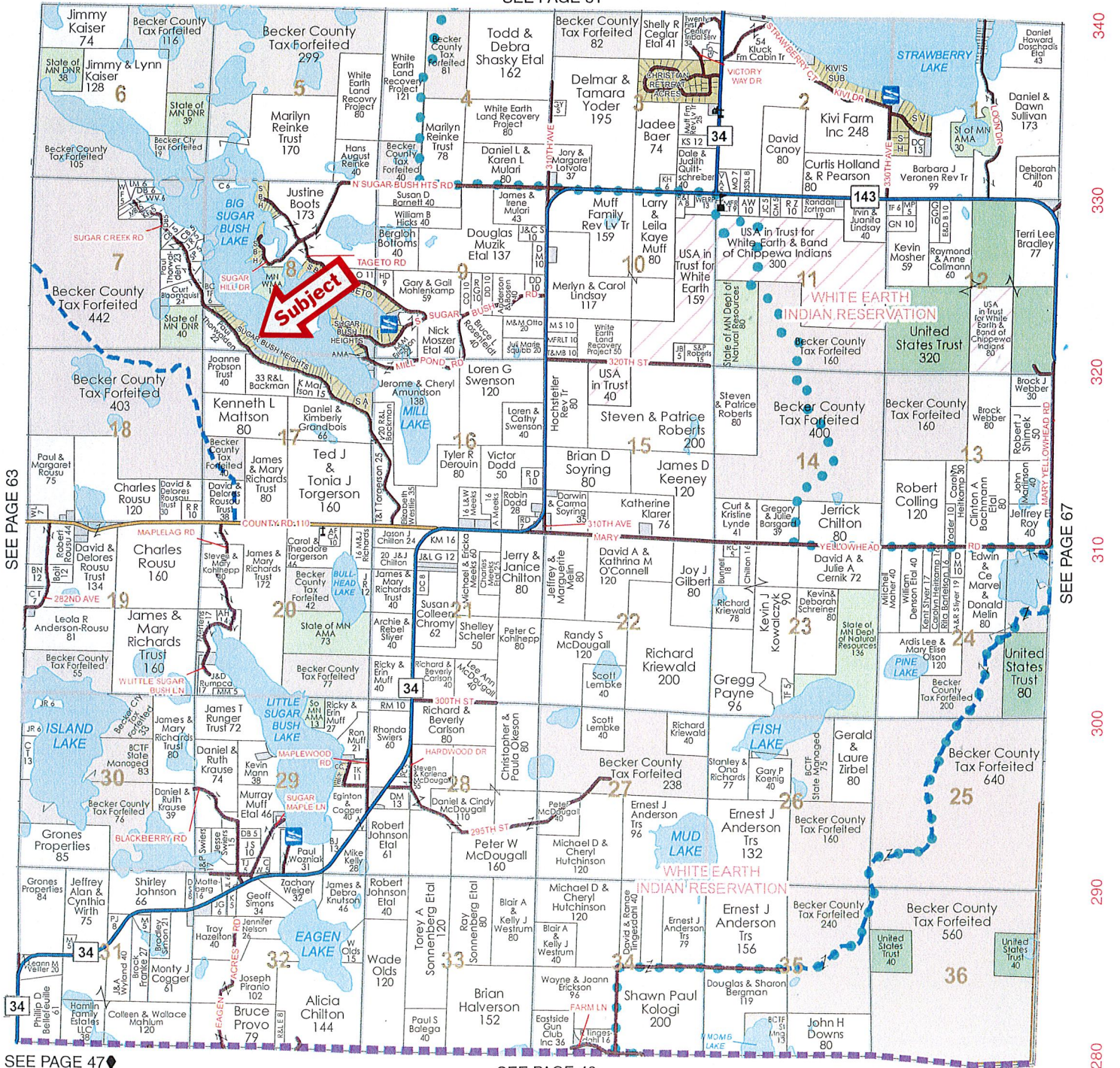


Sugar Bush (W)

Township 141N - Range 40W

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SEE PAGE 49



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****

October 30th, 2024 @ 6:00 P.M.

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

APPLICANT: Kasey A Klemm
21467 Dove Rd
Detroit Lakes, MN 56501

Project Location: 22500 175th St
Detroit Lakes, MN 56501

APPLICATION AND DESCRIPTION OF PROJECT:

Request an amendment to an existing Conditional Use Permit; Recorded document number 654801 to remove stipulation number six (6).

LEGAL LAND DESCRIPTION: Tax ID Number: **02.0170.002** Section 25 Township 139 Range 042; 25-139-42 PT SE1/4 NW1/4: BEG SE COR SE1/4 NW1/4, W 300', N 33.01', N 767.26', E 290.37', S 800' TO POB. TRACT B.; Audubon 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.

Conditional Use Application Review

Permit # CUP2024-123

Property and Owner Review

Owner: Kasey A Klemm

Parcel Number(s): 020170002

Mailing Address: 21467 Dove Rd
Detroit Lakes, MN 56501

Site Address: 22500 175th St Detroit Lakes, MN 56501

Township-S/T/R: AUDUBON-25/139/042

Shoreland? No Name:

Legal Descr: 25-139-42 PT SE1/4 NW1/4: BEG SE COR SE1/4 NW1/4, W 300', N 33.01', N 767.26', E 290.37', S 800' TO POB. TRACT B.

Conditional Use Details Review

Description of Conditional Use Request: **All provisions to stay the same with the exception of #6, requesting an extension of current Conditional Use Permit.**

Request to remove #6 on conditions from the current Conditional Use Permit.

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.

Same as current Conditional Use Permit

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.

Same as current Conditional Use Permit

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

Same as current Conditional Use Permit

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.

Same as current Conditional Use Permit

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.

Same as current Conditional Use Permit

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: **K&T Sand, Gravel and Excavating LLC**

Business Owners: **Kasey Klemm**

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

Type of Merchandise: **Dirt**

Type of Service: **N/A**

Hours and Days of Operation: **Same as previous use permit**

Number of Employees: **N/A**

Off-Street Parking Plan: N/A
Size of structure to be used for Business: Same as previous use permit New or Existing:
Signage Plan: N/A
Exterior Lighting Plan: N/A
Known Environmental Hazards: N/A
Additional Business Plan Information: N/A

654801

BECKER COUNTY RECORDER
STATE OF MINNESOTA
Document No. 654801
October 31, 2018 at 8:34 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: 22500 175th St; Section 25, Audubon Township

CURRENT ZONE: Agricultural

LEGAL DESCRIPTION: PID Number 02.0170.002

Complete Legal Description on Attachment A.

OWNER: Kasey Klemm

OWNERS ADDRESS: 1159 Long Bridge Circle, Detroit Lakes, MN 56501

EXACT DESCRIPTION OF USE PERMITTED AND CONDITIONS:

Approve a conditional use permit to mine and excavate gravel on agricultural zoned property due to the fact the request would not be detrimental to the surrounding area with the stipulations:

1. Saturday operation is to end at 5p.m. in June, July, and August.
2. No travel on the eastside of the campground via 230th Ave.
3. Mine topography is to be no deeper than the adjacent property to the west.
4. No crushing in June, July, or August.
5. A 75 foot long buffer from the north property line extending 200 feet south.
6. A five year life span.
7. Commencing spring of 2019, with ongoing reclamation.

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 10/16/2020 if the use granted has not been implemented by this date.

APPROVED by the Becker County Planning Commission: 10/09 2018

APPROVED by the Becker County Board of Commissioners: 10/16 2018

STATE OF MINNESOTA)

) SS

BECKER COUNTY PLANNING, ZONING

COUNTY OF BECKER)

AND LAND USE OFFICE

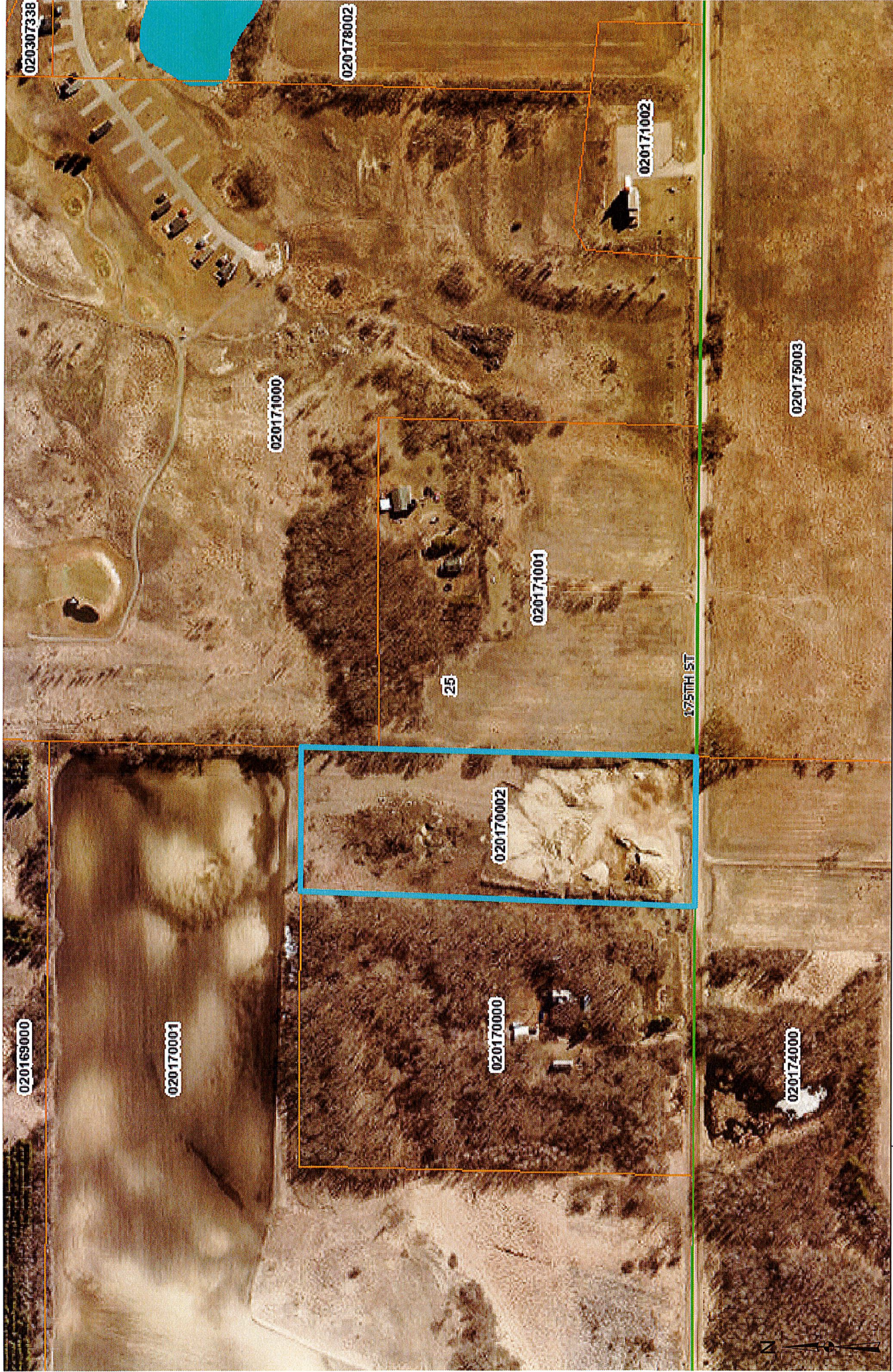
I, Kyle Vareberg, Becker County Planning & Zoning Administrator, certify that I have compared the foregoing copy of PERMIT FOR USE with the original Record preserved in the Zoning Office, and have found the same to be true and correct.

IN TESTIMONY WHEREOF, I have hereunto subscribed my hand at Detroit Lakes, Minnesota, in the County of Becker on the 30th day of October 20 18.

To Drafted By the Becker County
Planning & Zoning Office

chg
paid
well


Kyle Vareberg, Administrator
Planning & Zoning



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: 10/15/2024

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

