

LeSauk Township Regular Township Meeting – Sartell Community Center – Liberty Rm
August 27, 2024

The regular township meeting of the LeSauk Township Board of Supervisors was called to order by Chairman Dan Heim at 6:00 p.m. at the Sartell Community Center – Liberty Room.

PRESENT: Supervisors Dan Heim and Jeff Westerlund, Clerk Marlyce Plante, Treasurer Josh Bentley and 7 interested parties.

ABSENT: Supervisor Paul Wagner

SUPV HEIM MOTIONED TO APPROVE THE AGENDA ADDING JEREMY SAND TO BUSINESS FROM THE FLOOR, SECOND BY SUPV WESTERLUND, MOTION CARRIED 2-0.

OPEN FORUM: None.

BUSINESS FROM THE FLOOR:

17th Street Easement – Evan Carlson, Enterprise Energy, along with owners of parcels located on both the north and south side of 17th Street, came before the Town Board with signed easements from three of the four parcel owners. Parcel owners were Arlene Weyer of the Arlene Weyer, Jacqueline & Timothy Fox parcel, Rupert Weyer and LaVerne Braun, representatives of the Weyer Family Limited Partnership parcel and Evan Carlson, representative of the Fitzthum Development LLC. Parcel owners of the T & A Properties Plus LLC were not present but Mr. Carlson stated they plan to sign the easement also but did not receive it prior to this meeting.

The Town Board reviewed the three easements which were signed and notarized. The easements will allow access for Xcel Energy to reach the equipment for the upcoming solar garden construction, allow removal of trees for the construction of the solar garden as well as maintaining 17th Street such as snowplowing. 17th Street will remain a minimum maintenance road which is normally not plowed during the snow season and little maintenance done on the road. Mr. Carlson has agreed to pay the cost of items such as snowplowing etc.

SUPV HEIM MOTIONED TO ACCEPT THE THREE (3) EASEMENTS FROM ARLENE WEYER, JACQUELINE & TIMOTHY FOX, WEYER FAMILY LIMITED PARTNERSHIP AND FITZTHUM DEVELOPMENT LLC, SECOND BY SUPV WESTERLUND, MOTION CARRIED 2-0.

SUPV HEIM MOTIONED TO APPROVE THE DEDICATION OF LAND FOR 17TH STREET FOR AN EASEMENT OVER THEIR LANDS TO CLARIFY THE RIGHT OF WAY FOR 17TH STREET, SECOND BY SUPV WESTERLUND, MOTION CARRIED 2-0.

Jeremy Sand, 3934 Riviera Road, Accessory Building – Mr. Sand came before the Town Board questioning the regulations to build an accessory building on the property he has recently purchased on Riviera Road. Since Mr. Sand's property falls in the shoreland of the Mississippi River, Supv Heim discussed with him the procedure he will need to follow. His proposed accessory building will need a variance since it will be in his front yard due to being located on the river. His site plan and application will be reviewed by Stephen Grittman, the township shoreland reviewer. Also discussed was the maximum size his building could be, removal of a present utility shed and impervious coverage on his parcel. Mr. Sand does not have details or a site plan yet for this project, but will now know how to proceed.

Keith Dahl, Ehlers Public Finance Advisors – Mr. Dahl represents Ehlers Public Finance Advisors Group and has written the pre-sale report for the township's general obligation certificate of indebtedness.

He explained to the board what the bond indebtedness was, how it works, the terms of the bonding certificate, along with the amounts, time frames etc. He also discussed the option the Town Board has to pay for the town hall in cash, then keep the bond indebtedness money in the township's funds in case it is needed throughout the year.

SUPV HEIM MOTIONED TO APPROVE RESOLUTION 2024-09 FOR THE ISSUANCE AND SALE OF GENERAL OBLIGATION CERTIFICATE OF INDEBTEDNESS IN THE PROPOSED AGGREGATE PRINCIPAL AMOUNT OF \$266,000, SECOND BY SUPV WESTERLUND, MOTION CARRIED 2-0.

Jordan Ulbricht, Stearns County Deputy Sheriff – Deputy Ulbricht has been assigned to LeSauk Township along with Deputy Sheriff Craig Pogatshnik, as liaisons to the township. He provided copies of both the June and July calls their department received in the township. Township calls, in general, are down, only having 44 in June and 35 in July. The Board discussed the now ongoing issue of the Zander property and the calls that have been received regarding the dumping of abandoned property in different areas of the township. Deputy Ulbricht and the sheriff's department are aware of the Zander property issue. 30th Street has been one of the primary spots that abandoned property, junk and tires have been dumped.

Deputy Ulbricht urged the board members to contact himself or the sheriff's department with any issues the township may have.

MINUTES: Minutes will be reviewed at the next meeting when a full board is present.

ATTORNEY REPORT: Supv Heim reported that Attorney Gilchrist is continuing the drafting of a new solar garden ordinance as well as a cannabis ordinance.

BUILDING INSPECTOR REPORT: No report at this time.

TREASURER'S REPORT:

Claim Voucher/Invoices - Treasurer Bentley presented the invoices and checks for payment to the board which totaled just over \$21,000. They included payments to election judges for the primary election held August 13th, legal fees and a final payment for blow patching of township roads to Bertram Asphalt.

SUPV HEIM MOTIONED TO PAY ALL VOUCHERS IN THE AMOUNT OF \$21,751.15 (CHECK #14302 THRU #14321), SECOND BY SUPV WESTERLUND, MOTION CARRIED 2-0.

SUPERVISORS REPORTS

Jeff Westerlund –

Central Minnesota Water Education Alliance (CMWEA) Meeting – Supv Westerlund attended the CMWEA meeting at which the audit of LeSauk Township's MS4 Permit was discussed. He also stated that Watab Township recently went through the same audit process.

30th Street North Clean-Up – Supv Westerlund was asked to pick up abandoned property and tires that were reported on 30th Street North by the sheriff's department. He will again be going out to pick up more items that were reported.

Township Ditch Mowing – When Supv Westerlund was trying to find the abandoned items on 30th Street, he noted the weeds were quite high and had difficulty in locating things. He contacted Chuck Ertl and

asked him to mow the ditches as soon as possible since the visibility for motorists, pedestrians are difficult. Mr. Ertl began the mowing of the township ditches the following day.

Dan Heim –

Brian Donnay, 476 19th Ave. So. – Supv Heim received a call from Mr. Donnay questioning whether he is part of the annexation of encompassed parcels to the city of Sartell. He was informed he was not one of the listed properties.

Shawn Omann, 3329 Riviera Road – Sweeping of Riviera Road – Mr. Omann contacted Supv Heim questioning whether Riviera Road will be swept after the blow patching had been completed. Mr. Omann stated there was a lot of excess granite chips etc. from the blow patching. Supv Heim drove Riviera Road and did not hear or notice a lot of chips and felt at this time, the township would not sweep the area and allow the chips to be worked into the road.

Bertram Asphalt – Blow Patch Completion – Supv Heim report that blow patching was completed in Via Rivera Addition and 30th Street with the final 3 loads the board had approved. There was just a little leftover which was placed on 35th Street. No further blow patching will be done on 35th Street however.

Sartell City Council Public Hearing Re: Encompassed Township Parcels – Supv Heim attended the public hearing held by the Sartell City Council where they heard testimony from township residents whose encompassed parcels will be annexed to the city. Ten people spoke including Joe Perske, Stearns County Commissioner, LaVerne Dehler, Doug Boser, Jeff Ditlefsen, John Uphoff of KB Holdings etc. Some felt it was a hostile takeover by the city. The city outlined when and why the orderly annexation agreement was revised beginning in 2019 and finalized in August of 2021. The 22 parcels will be offered several saving options when annexing to the city and will not have to annex until either the sale of their parcel or septic & water issues may occur.

Blake & Catherine Dahlvang, 2611 7th Ave. No – Septic Certification & Building Permit – Supv Heim received an email regarding the Dahlvang property questioning the last septic certification and building permit issuance. The home is on the market and realtor, Charlene Wurm, was questioning when the roof was re-shingled and septic certified. Clerk Plante contacted Building Inspector David Barsody who would have records of building permits for the last 12 years. Septic permits would be the responsibility of the parcel owner. Clerk Plante guided Ms. Wurm how to view parcel information on the Stearns County Interactive Mapping website.

Road Map Changes – (DOT) Department of Transportation – Amy Sanda of the DOT sent an email requesting any changes to township roads, speed limits etc. Supv Heim noted the ones he saw during his road report. Clerk Plante will indicate the changes on the map sent by the DOT and return to them.

APO (Area Planning Organization) Assessment Charge – Due to an error on the previous years assessment charge, the 2025 assessment charge to the township will be less. A letter was received by Vikki Ikeogu of the APO.

Elijah & Rachael Dockendorf Parcel – 40th Street – Storage Container – Supv Heim viewed a storage container on the parcel owned by Elijah & Rachael Dockendorf. Since storage containers are not allowed in the township, a letter will be sent to the Dockendorf's for removal of the container along with attending the next scheduled meeting if they have questions. The Dockendorf's do not live on this parcel which has an accessory building on the parcel, but no home.

City of Sartell Resignations – Supv Heim reported that within the city of Sartell's meeting agenda and packet, resignations were received from Peter Kedrowski, Sartell Fire Chief and Lisa Vollbrecht, Sartell Public Works Director.

Tom Barrett, 217 Heritage Drive – Pet Grooming Business – Supv Heim received an email from Kari Haakonson, city of Sartell Project Planner, questioning a pet grooming business being run at the Barrett address and whether they had received the correct permits to do so. The city had received an inquiry and in researching the parcel, found that it was in the township. Supv Heim researched the township ordinances

and since it is not an incidental home occupation and is being run out of an accessory building on the property, they will need an interim use permit. Clerk Plante was asked to send Mr. Barrett a letter requesting them to attend the next scheduled meeting to discuss this issue.

Clerk Report –

Arvig Communications – Conduit on Bridge – No phone call or report has been returned. Clerk Plante will contact again.

Primary Election Report – Clerk Plante reported it was a relatively slow day with 93 voters for the primary. She stated she was absent from 1-5 p.m. in order to be in her office for last minute candidacy filing for the supervisor position. This is a requirement and just happened to fall on the primary day. Dan Heim served as head judge for the day.

ASTECH Snow Plowing Bid – This will be placed on the next meetings agenda when a full board is present.

Tax Capacity Rates – With the controversial discussion of the annexations of encompassed township parcels to the city of Sartell, Clerk Plante was contacted by Corey Schmidt, reporter for the St. Cloud Times, questioning the townships tax capacity rate. He was writing an article comparing the rates between the township and the city. After some research and phone calls, she found the rate for the township was 12.91% and the city of Sartell's is roughly 41%. She received a list of all area cities and townships tax capacity rates from Arlen Westergren, Stearns County Auditor's Office.

\$200,000 Grants for Townships & Small Cities for Park & Trail Improvements – Supv Wagner sent Clerk Plante information on the grant for townships and small cities for the improvements of Parks & Trails. She forwarded the information to Stuart Giffin who is working on fundraising for the restroom at the all-inclusive playground located in Sartell.

OLD BUSINESS:

Town Hall – Supv Heim discussed his conversation with Ben Copperthite, the township's real estate agent regarding the possibility of paying for the town hall in cash which would allow an earlier closing date than the October 29th date that has been set. The township can continue with the purchase of the bond indebtedness and repay the bonds in the allowed 5 years. Doing this will keep cash in the township funds if needed. Ben will write an addendum asking the sellers if they would agree to move up the closing date if the township pays the entire purchase amount in cash. If the sellers agree, approval of a check for the entire amount would be needed. SUPV HEIM MOTIONED THAT WHEN THE PURCHASE AMOUNT IS READY AND IF A CLOSING DATE IS SET EARLIER, THE TOWNSHIP TREASURER MAY ISSUE A CHECK FOR SUCH AMOUNT, SECOND BY SUPV WESTERLUND, MOTION CARRIED 2-0.

Zander Property Clean-Up – The default judgment hearing is set for August 30th by Zoom. Supv Heim will be sent a link. Once that happens and a judgment has been issued, further decisions will be considered on how to proceed with the clean-up of the parcel.

Sullivan Yard Clean-Up – Supv Heim had pictures of the Sullivan yard which is only partially mowed with very tall weeds etc. around the house. Supv Westerlund will make a visit to the property again.

Website Redesign – Clerk Plante suggested getting the redesign of the website done when introducing the new town hall. This will remain under old business.

Thomas Property Clean-Up – The Thomas's have until September 1st to address the issues listed in the letter from Stearns County Environmental Services. This will remain on the agenda to keep checking on the progress of the clean-up of this home.

Solar Farm/Garden Ordinance – Attorney Gilchrist is in the process of drafting an ordinance to allow solar farms/gardens within the township.

Park Fund Distribution – This item has been placed on the annual meeting agenda.

Fire Protection Contract – The meeting to discuss the fire protection contract is scheduled for 6 p.m. on September 26th. Since Fire Chief Kedrowski has announced his resignation as of September 29th, the question now is whether he will attend this meeting. Anna Gruber, Sartell City Administrator and Kari Haakonson, Sartell Project Planner, will be in attendance. Clerk Plante will contact Chief Kedrowski and question who will attend and represent the fire department.

NEW BUSINESS:

ASTECH Snow Plowing Bid – This will be placed on the next meetings agenda when a full board is present.

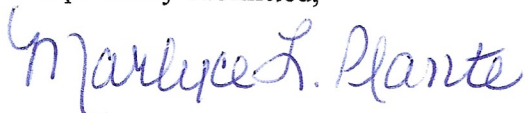
MS4 Permit – Audit – No further information has been received from the Minnesota Pollution Control Agency regarding the audit they are completing in the township. Wayne Cymbaluk, Central Minnesota Water Education Alliance, sent the township's replies to the audit questionnaire.

AUGUST ROAD REPORT:

Supv Heim did this month's road report since Supv Wagner was out of town and could not do the report. Township roads are in good driving condition. Supv Heim discussed the Robert Hernandez property located at 32632 River Vista Lane, which has multiple vehicles and abandoned property in their front yard. It was the consensus of the board to have Clerk Plante send a letter along with copies of the township ordinances regarding abandoned property and vehicles. She will also ask him to attend the next scheduled meeting so the issue can be discussed.

There being no further business, SUPV WESTERLUND MOTIONED TO ADJOURN, SECOND BY SUPV HEIM, MOTION CARRIED 2-0.

Respectfully submitted,



Marlyce L. Plante,
LeSauk Township Clerk