SHERBURNE COUNTY
2026 ACTUAL TAX CAPACITY VALUES

	Real	Personal	Total RE/PP	Less 10% KV Lines	Less TIF *	NTC
Cities						
01 Baldwin	11,951,763	217,632	12,169,395	-	-	12,169,395
60 Becker	21,055,937	321,086	21,377,023	10,547	-	21,366,476
65 Big Lake	15,340,984	125,770	15,466,754	492	103,781	15,362,481
70 Clear Lake	1,105,821	18,683	1,124,504	-	-	1,124,504
75 Elk River	44,090,742	594,791	44,685,533	6,397	754,769	43,924,367
85 E. St Cloud	4,030,504	111,351	4,141,855	-	-	4,141,855
90 Princeton	1,640,919	7,020	1,647,939	-	-	1,647,939
95 Zimmerman	8,223,696	89,223	8,312,919	-	337,588	7,975,331
Cities Subtotal:	**107,440,366**	**1,485,556**	**108,925,922**	**17,436**	**1,196,138**	**107,712,348**
Townships						
05 Becker	9,830,328	196,850	10,027,178	5,651	-	10,021,527
10 Big Lake	14,487,776	271,138	14,758,914	2,100	-	14,756,814
15 Blue Hill	3,904,036	70,450	3,974,486	-	-	3,974,486
20 Clear Lake	4,429,760	85,040	4,514,800	-	-	4,514,800
25 Haven	4,241,785	117,489	4,359,274	597	-	4,358,677
30 Livonia	10,666,758	202,724	10,869,482	-	-	10,869,482
35 Orrock	6,812,739	73,594	6,886,333	-	-	6,886,333
40 Palmer	5,563,359	84,360	5,647,719	4,009	-	5,643,710
45 Santiago	2,936,878	11,640	2,948,518	-	-	2,948,518
Towns Subtotal:	**62,873,419**	**1,113,285**	**63,986,704**	**12,357**	**-**	**63,974,347**
County Total:	**170,313,785**	**2,598,841**	**172,912,626**	**29,793**	**1,196,138**	**171,686,695**

School Districts	Real	Personal	Total RE/PP	Less 10% KV Lines	Less TIF *	NTC
I.S.D. 726 Becker	35,003,420	573,478	35,576,898	18,514.00	-	35,558,384
I.S.D. 727 Big Lake	30,006,335	363,960	30,370,295	1,834.00	103,781.00	30,264,680
I.S.D. 728 Elk River	68,607,800	992,726	69,600,526	7,155.00	1,092,357.00	68,501,014
I.S.D. 742 St Cloud	15,348,541	324,373	15,672,914	597.00	-	15,672,317
I.S.D. 882 Monticello	3,069,067	47,268	3,116,335	-	-	3,116,335
I.S.D. 477 Princeton	17,827,408	277,658	18,105,066	-	-	18,105,066
I.S.D. 51 Foley	451,214	19,378	470,592	1,693.00	-	468,899
School District Total:	**170,313,785**	**2,598,841**	**172,912,626**	**29,793**	**1,196,138**	**171,686,695**

*TIF = Tax Increment Finance District

Tax Year Comparison

	Taxable Market Value	Increase/ -Decrease	Net Tax Capacity	Increase/ -Decrease
2026	15,476,548,830	4.27%	171,686,695	4.67%
2025	14,842,776,306	0.10%	164,024,168	-0.54%
2024	14,827,328,804	9.26%	164,917,695	8.99%
2023	13,571,041,388	23.15%	151,312,617	21.52%
2022	11,020,257,826	9.67%	124,521,377	9.03%
2021	10,048,613,753	7.47%	114,209,977	7.01%
2020	9,350,256,918	7.03%	106,729,866	6.05%
2019	8,736,066,101	8.29%	100,643,215	7.17%
2018	8,067,415,060	7.40%	93,911,430	6.53%
2017	7,511,560,543	3.77%	88,154,298	3.69%
2016	7,238,825,100	5.50%	85,016,954	4.41%
2015	6,861,513,698	8.29%	81,424,783	7.85%
2014	6,336,442,900	-1.12%	75,501,396	-1.79%
2013	6,408,051,400	-6.11%	76,880,618	-4.42%
2012	6,824,713,000	-12.35%	80,436,439	-10.90%
2011	7,786,112,052	-4.67%	90,279,841	-4.03%
2010	8,167,337,500	-4.79%	94,068,150	-3.33%
2009	8,577,831,000	2.62%	97,312,995	2.68%

SHERBURNE COUNTY

3/6/2026

2026 Actual Tax Rates

	County	Twp/City	School	Airport	Total Tax Rate	Market Value Rate
001 Baldwin City						
477	38.933	15.654	21.880	0.245	76.712	0.09007
728	38.933	15.654	24.502	0.245	79.334	0.25477
005 Becker Twp						
726	38.933	20.755	18.167	0.245	78.100	0.23587
727	38.933	20.755	28.808	0.245	88.741	0.18392
742	38.933	20.755	21.634	0.245	81.567	0.08078
882	38.933	20.755	12.932	0.245	72.865	0.23300
010 Big Lake Twp						
726	38.933	18.225	18.167	0.245	75.570	0.23587
727	38.933	18.225	28.808	0.245	86.211	0.18392
B 728	38.933	18.225	24.502	0.245	81.905	0.25477
E 728	38.933	17.624	24.502	0.245	81.304	0.25477
882	38.933	18.225	12.932	0.245	70.335	0.23300
015 Blue Hill Twp						
477	38.933	12.077	21.880	0.245	73.135	0.09007
020 Clear Lake Twp						
726	38.933	12.403	18.167	0.245	69.748	0.23587
742	38.933	12.403	21.634	0.245	73.215	0.08078
025 Haven Twp						
742	38.933	14.569	21.634	0.245	75.381	0.08078
030 Livonia Twp						
728	38.933	20.505	24.502	0.245	84.185	0.25477
035 Orrock Twp						
Z 727	38.933	16.337	28.808	0.245	84.323	0.18392
B 727	38.933	16.337	28.808	0.245	84.323	0.18392
Z 728	38.933	16.337	24.502	0.245	80.017	0.25477
B 728	38.933	16.337	24.502	0.245	80.017	0.25477
040 Palmer Twp						
51	38.933	11.517	22.192	0.245	72.887	0.13450
726	38.933	11.517	18.167	0.245	68.862	0.23587
742	38.933	11.517	21.634	0.245	72.329	0.08078
045 Santiago Twp						
51	38.933	12.583	22.192	0.245	73.953	0.13450
477	38.933	12.583	21.880	0.245	73.641	0.09007
726	38.933	12.583	18.167	0.245	69.928	0.23587

	County	City	School	HRA	Ec Dev	Airport	Total Tax Rate	Market Value Rate		
060 Becker City										
726	38.933	49.136	18.167			0.245	106.481	0.23587		
065 Big Lake City										
727	38.917	40.080	28.783		1.041	0.245	109.066	0.18392		
727 RSD	38.933	6.080	28.808		1.041	0.245	75.107	0.18392		
882	38.933	40.080	12.932		1.041	0.245	93.231	0.233		
882 RSD	38.933	6.080	12.932		1.041	0.245	59.231	0		
070 Clear Lake City										
742	38.933	39.128	21.633			0.245	99.939	0.08078		
075 Elk River City										
728	38.933	41.200	24.502	1.069	0.979	0.245	106.928	0.26789	YMCA=.01312	SD=.25477
085 East St Cloud										
742	38.913	68.625	21.599	1.087	1.003		134.655	0.11939	PSBd=.03861	SD=.08078
				Met Trans	3.428					
090 Princeton City										
477	38.921	55.257	21.856			0.245	116.279	0.09007		
477 RSD	38.933	17.747	21.88			0.245	78.805	0.09007		
095 Zimmerman										
728	38.911	39.464	24.463		0.627	0.245	103.710	0.25477		
A 728	38.933	13.812	24.502		0.627	0.245	78.119	0.25477		

Net Tax Capacity x Total Tax Rate = Capacity Taxes
Tx Mkt Val - Tx Mkt Val Exc x Mkt Val Rate = Mkt Val Tax
Capacity Taxes + Market Value Tax = Taxes Due

Ec Dev = Economic Development
HRA = Housing & Redevelopment Authority
Met Trans = Metropolitan Transit
JOBZ = Job Opportunity Building Zones
E = Elk River Fire District #1
Z = Zimmerman Fire District
B = Big Lake Fire Dist
A = Annexed Property
RSD = Rural Service District

Residential Market Value Exclusion
Rate - 40% of Estimated Market Value
Maximum - $38,000 (40% of 1st $95,000)
Phase Out - Maximum Credit is reduced by 9% of the Estimated Market Value over $95,000.
Credit equals $-0- for Estimated Market Value of $517,200 & over

Agricultural Homestead Market Value Credit
Rate - 0.30% of Taxable Market Value
Maximum - $490 (0.30% of 1st $115,000 plus .1% Ag credit MV in excess of $115,000)
Phase Out-Maximum Credit is reduced by .05%, maximum reduction equals $115.

State Tax - 28.313% NTC Tax
Commercial first $150,000 N/A
Commercial over $150,000 2.00%

State Tax - 9.203% NTC Tax
Seasonal Rec Res up to $76,000 .40%
Seasonal Rec over $76,000 - $500,000 1.00%
Seasonal Rec over $500,000 1.25%

From: Minnesota Association of Townships info-mntownships.org@shared1.ccsend.com
Subject: 2026 Spring Short Courses
Date: Mar 8, 2026 at 12:00:21 AM
To: Tammy Schefers clerk@haventwp.org

MINNESOTA — ASSOCIATION OF — TOWNSHIPS

SPRING SHORT COURSES

2026 Spring Short Courses

MAT's Spring Short Courses are right around the corner! Please plan to attend these extremely popular trainings for all officers - supervisors, clerks, treasurers (including deputies). Each day will be jam-packed with speakers, important information, and include a continental breakfast and hearty lunch.

All registration is on-site and the cost is $75/officer which covers materials and meals. Check or cash are accepted, or we can bill your township (by letting the on-site registration desk know).



Timeline:
8:00 AM: Registration opens and light breakfast available
9:00 AM: Sessions begin – breakouts for Supervisors, Clerks & Treasurers, and New Officers
12:00 NOON: Lunch (provided)
1:00 PM: Sessions continue - breakouts for Supervisors, Clerks & Treasurers, and New Officers
3:00 PM: Conclusion

WINONA Monday, March 16, 2026
Riverport Event Center, 900 Bruski Drive, Winona, MN 55987

ROCHESTER Tuesday, March 17, 2026
Rochester Event Center, 7333 Airport View Drive SW, Rochester, MN 55302

MANKATO Wednesday, March 18, 2026

Mayo Clinic Health System Event Center, 1 Civic Center Plaza, Mankato, MN 56001

WINDOM Thursday, March 19, 2026
Windom Community Center, 1750 Cottonwood Lake Dr, Windom, MN 56101

GRANITE FALLS Friday, March 20, 2026
Prairie's Edge Casino, 5616 Prairies Edge Ln, Granite Falls, MN 56241

BRAINERD Monday, March 23, 2026
Breezy Point Resort, 9252 Breezy Point Dr, Breezy Point, MN 56472

ST. CLOUD Tuesday, March 24, 2026
Holiday Inn and Suites, 75 37th Ave, St Cloud, MN 56301

ARLINGTON Wednesday, March 25, 2026
Arlington Event Center, 204 Shamrock Dr, Arlington, MN 55307

WILLMAR Thursday, March 26, 2026
Willmar Conference Center, 2100 Highway 12 E, Willmar, MN 56201

ALEXANDRIA Friday, March 27, 2026
Arrowwood Resort & Conference Center, 2100 Arrowwood Ln, Alexandria, MN 56308

MAHNOMEN Monday, March 30, 2026
Shooting Star Casino, 777 S Casino Rd, Mahnomen, MN 56557

THIEF RIVER FALLS Tuesday, March 31, 2026
Ralph Engelstad Arena, 525 Brooks Ave, Thief River Falls, MN 56701

BEMIDJI Wednesday, April 1, 2026
The Sanford Center, 1111 Event Center Dr NE, Bemidji, MN 56601

GRAND RAPIDS Thursday, April 2, 2026
Sugar Lake Lodge, 37584 Otis Ln, Cohasset, MN 55721

DULUTH Friday, April 3, 2026
NEW LOCATION: Black Bear Casino Resort, 1785 MN-210, Carlton, MN 55718

CONTACT US

Minnesota Association of Townships | 805 Central Ave East P.O. Box 267 | St. Michael, MN 55376 US

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SHERBURNE COUNTY

Planning & Zoning Administration

Sherburne County Government Center
13880 Business Center Drive
Suite 100
Elk River, MN 55330-4668
zoning@co.sherburne.mn.us
(763) 765-4450
1-800-438-0578

NOTICE OF PUBLIC HEARING

The Sherburne County Board of Adjustment will hold a Board of Adjustment Meeting at **6:00 P.M.** on **March 12, 2026** at the Sherburne County Government Center, 13880 Business Center Drive, Elk River, Minnesota to consider the following applications. A hearing will not begin before the time set.

GET IT RITE CONSTRUCTION / JERRY TROSPER: (Property Owner: Michael Bade & Ashley Schletty) Requesting a 52' variance in setback from the OHWL of Lake Fremont to build a 4-season addition. Required setback from the OHWL of a General Development Lake is 75'. Address: 27109 Fremont Dr NW, Zimmerman, Mn Legal: That Part of Govt Lot 3 . . . (full legal on file) Sec 4, Twp 34, Rge 26 .52 Acres Livonia Township General Rural District and within the General Development Lakeshore District of Lake Fremont.

ANDREW & JANET STOWE: (Property Owner: Stowe Living Trust)
Requesting a 54' variance in setback from the OHWL of Briggs Lake to construct an addition on existing house. Required setback from the OHWL of a Recreational Development Lake is 100'. Address: 5206 100th Ave SE, Clear Lake, Mn Legal: That part of Govt Lot 2 . . . (full legal on file) Sec 28, Twp 35, Rge 29 .65 Acres Palmer Township Agricultural District and within the Recreational Development Lakeshore District of Briggs Lake.

PETRA & MARIO HERNDL: Requesting a 56.4' variance in setback from the OHWL of unnamed lake #710027 for an addition to a nonconforming structure. Required setback from a Natural Environment Lake is 150'. Address: 24735 100th St NW, Zimmerman, Mn Legal: S ½ of S ½ . . . (full legal on file) Sec 24, Twp 34, Rge 26 9.74 Acres Livonia Township General Rural District and within the Natural Environment Lakeshore District of Unnamed Lake #710027.

Board Member Roger Johnson will be attending the meeting remotely.

Members of the public who would like to attend the meeting remotely can contact the Planning & Zoning Office or by scanning the QR code shown below.	The application may be viewed at https://www.co.sherburne.mn.us/364/Board-of-Adjustment or by scanning the QR code shown below. Public Hearing items will be available one week prior to the meeting.

The above hearings are open to you and any interested person, in opposition to or support of the request. The hearing of this request is not limited to those receiving copies of this notice, and if you know of any neighbor or affected property owner who for any reason has not received a copy, it would be appreciated if you would inform them of this hearing.

Lynn Waytashek, Planning & Zoning Administrator

Township Legal Seminar

Presented by:

Couri & Ruppe Law Office

Inquiring Minds Want to Know:



- **ROAD VACATIONS**
- **ENGINEERING: ROAD MAINTENANCE/DUST CONTROL**
- **CONFLICTS OF INTEREST**
- **DRONES**
- **TOWNSHIP JEOPARDY**
- **CONTRACTING VS. EMPLOYMENT**
- **PERSONNEL POLICIES**
- **ANNEXATION**
- **STUMP THE CHUMPS** (Answers to any and all legal questions you may have.)

Registration and All Materials are FREE!
Complimentary Lunch Provided!

CHOOSE THE DATE AND LOCATION THAT WORKS BEST FOR YOU:

DATE: THURSDAY, JUNE 25, 2026 (9:00am to 4:00 pm)- **Albertville City Hall** (Wright County)
DATE: SATURDAY, SEPT. 12, 2026 (9:00am to 4:00 pm)- **Glen-Kimberly Town Hall** (Aitkin County)
DATE: SATURDAY, OCTOBER 3, 2026 (9:00am to 4:00 pm)- **Rutledge City Hall** (Pine County)
SATURDAY, OCTOBER 24, 2026 (9:00am to 4:00 pm)- **Cotton Town Hall** (St. Louis County)

Register directly from our website:
www.couriruppe.com (click on the "Township Legal Seminar" tab)
or call Kathy at (763) 497-1930

SHERBURNE
COUNTY

DAWN R. NYHUS
SHERBURNE COUNTY ATTORNEY
13880 Business Center Drive, Suite 100
Elk River, MN 55330-4668
attorney@co.sherburne.mn.us
(763) 765-4725 •1-800-433-52448

February 25, 2026

Sherburne County Townships
City Administrators for Big Lake, Zimmerman and Becker
Clerk for City of Clear Lake
Chiefs of Police for Big Lake and Becker
Sherburne County Sheriff
Sherburne County Administrator

Re: Local Ordinance Validation – 2025 Updates
Our File No. 71-175443

Dear Readers:

We are trying to maintain current information regarding ordinances with enforceable criminal offenses in the eCitation 3.5 Schema and Odyssey (MNCIS) databases. If there are any new, modified, or deleted ordinances for criminal offenses in your jurisdiction in the past year we would appreciate it if you would get us that information so it can be added into the databases for charging purposes. For those new or modified offenses with a set fine amount, the citations can be payable without a court appearance. For offenses which do not have a set fine amount entered into the databases, the citation requires a court appearance. If you believe some of your ordinance offenses have existing set fine amounts not previously reported, please let our office know so we may relay that information as appropriate.

Below is a list of the jurisdictions whose ordinances we update as part of this process:

Sherburne County
Becker Township
Big Lake Township
Blue Hill Township
Clear Lake Township
Haven Township
Livonia Township
Orrock Township
Palmer Township
Santiago Township
City of Becker
City of Big Lake
City of Clear Lake
City of Zimmerman

Cordially,

Jennifer S. Pim

Jennifer S. Pim
Assistant Sherburne County Attorney

JSP:alj

From: Minnesota Association of Townships
info@minnesotaassociationoftownships.ccsend.com
Subject: February 2025 Newsletter
Date: Feb 24, 2026 at 5:53:33 PM
To: Tammy Schefers clerk@haventwp.org

February 2025 Newsletter

Dear Township Officers,

We're heading into a busy season for townships: Annual Meetings/Township Day on March 10, followed by the popular MAT Spring Short Courses.

Minnesota's State Legislative Session also started last week - and the MAT team is engaged, and hope you will be as well. Our Township Day at the Capitol is coming up shortly on March 2, and we will be emailing with ways to engage with state legislators to advocate for township priorities.

Please be in touch with our trainers, legal counsel, and other staff if we can assist you.

Sincerely,
Jeff Krueger
Executive Director
Minnesota Association of Townships

MAT Website Quick Links

Staff/Contact Us
Township Tuesday
Legislative Center
News Updates

Update Officer Information
MATIT
Information Library
Video Library

Annual Meeting/Township Day Resources

As Township Day approaches on March 10, 2026, we know township officers across Minnesota are putting in many hours of work to prepare for their Annual Meeting. While it's an exciting and important day for townships, it also requires careful planning, and MAT is here to support you every step of the way.

A successful meeting depends on good preparation, including proper notice, accurate financial information, and a

clear, well-structured agenda. Clerks, treasurers, and supervisors each have key responsibilities, from completing the Board of Audit to preparing motions and responding to questions.

The materials that follow are designed to help township officials prepare for Township Day 2026 with confidence. They include checklists, sample agendas, notice templates, and step-by-step guidance to support a smooth, compliant, and productive meeting. These resources are also available on **MAT's Annual Meeting webpage here** and in the upcoming Winter issue of the *Township Insider* magazine.

Preparing for the Annual Meeting
Board of Audit Checklist
Sample Notice of Annual Meeting
Sample Agenda
Annual Meeting - Beginning to End

MAT Spring Short Courses

MAT's Spring Short Courses are one-day, in-person workshops held statewide each spring, designed to give township officers the tools and knowledge they need for effective local governance. Each event, which takes place from 8 AM to 3 PM, will have breakouts for Clerks/Treasurers, Supervisors, and New Officers. **All registration is on-site** and the cost is $75/officer which covers materials and meals.



8:00 AM: Registration opens and light breakfast available
9:00 AM: Sessions begin – breakouts for Supervisors, Clerks & Treasurers, and New Officers
12:00: Lunch (provided)
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Sugar Lake Lodge, 37584 Otis Ln, Cohasset, MN 55721

DULUTH Friday, April 3, 2026
NEW LOCATION: Black Bear Casino Resort, 1785 MN-210, Carlton, MN 55718

Township Tuesday Zoom calls



Please join MAT staff for a casual update on the most recent township information, with question and answer time on any topic, on the 1st and 3rd Tuesday of each month at 10 AM. Calls usually last between 30 and 60 minutes.

Each Township Tuesday starts with a brief presentation on a current issue by MAT legal counsel.

Presentation Topics:

- March 3: Conflicts of Interest: Recognizing and Managing Them at the Township Level
- *March 17: Spring Short Courses - No Township Tuesday*
- April 7: Managing Complaints About Neighbors, Nuisances, and "Private Disputes"
- April 21: Independent Contractors vs. Employees: Why It Matters for Townships

Participate via Zoom meeting via computer (preferred):
https://us02web.zoom.us/j/88491131671
Meeting ID: 884 9113 1671
OR participate via phone, (646) 558-8656 passcode 88-49-113-16-71#

Recordings and details of past calls can be found on the MAT website here. Past recordings include presentations on "Closing Meetings," "Cannabis Law Updates," "Storm Shelters and Mobile Homes," "Published Notice," and more.

2026 MAT Scholarship

The Minnesota Association of Townships (MAT) is pleased to announce its **2026 Scholarship Program**, which will award up to five $2,000 scholarships to Minnesota high school juniors. The program is designed to increase student awareness of township government and its role in serving local communities.
Students currently enrolled in 11th grade and attending a Minnesota public, private, or parochial school, or participating in an approved home-study program, are eligible to apply. **New** for 2026: applicants must also reside in a township. As part of the application process, students will submit a written essay responding to a township-focused question related to roads, infrastructure, and the role of county road engineers.



2026 Essay Topic: Townships depend on safe and efficient roads for residents, farmers, businesses, and emergency services, and county road engineers play a vital role in helping many townships achieve this goal. **What are the various ways in which townships work with and depend on county road engineers? Why are county engineers crucial for township road systems and community needs? Additionally, what steps can schools, local governments, and communities take to encourage more students to pursue careers in civil engineering and public works, especially in rural Minnesota?**

Please visit our **MAT Scholarship Program webpage** for the application form and more information.

Tips from MAT's Township Trainers



MAT's training department is looking forward to the upcoming Spring Short Courses! We always enjoy getting out and meeting everyone. It's like a family reunion where we can catch up with one another. We get a chance to celebrate your achievements and equip you with additional information to achieve even more.

Until we meet again or for the first time at SSC, we have some recent questions from some of our great townships. Our department has provided the following answers to these questions. Hopefully, you will find them useful for your township as well.

Q: "I have a two-part question. A neighboring township is switching to an appointed treasurer and is wondering if our treasurer at Beatty could fill the role. Would that be a conflict?
Also, our treasurer is not running again next year due to moving out of the township. If we don't get any candidates for the role by the deadline, would we put on the ballot to make it an appointed position?"

A: "The first part of your question is NO; there is no conflict for your treasurer to be appointed at another township.
The second part is a YES, you would need to put it on the ballot, but you would need to start that process early…. I have attached the information from our manual as to the process. It is the same process as changing to a clerk/treasurer combination, so just look for the parts for changing to appointed. Keep in mind that once you have appointed, they are now considered "employees" and would be subject to needing to report to MN Unemployment, and they will need to participate in PERA."

Q: "Are township employees exempt from withholding taxes? When I am in CTAS, payroll, employees, tax and insurance, towards the bottom it says Pretax Deductions, check box(es) if exempt from tax. The income tax box is checked and I can't uncheck it.

Also, when entering our MN tax ID am I supposed to put the MN in front of the number?"

A: "As far as I know township officials are not exempt from the FICA and Medicare, normally there is no federal or state tax withheld unless an official chooses to have them taken out.
I have never changed any of those boxes down in the pretax deductions, so I wasn't aware you were not able to uncheck them. That would be a question for CTAS directly
No, when you enter the MN Tax ID number, you would only input the number not the letters."

Q: "In CTAS, do we list the board members as Owner/Officer or do we say No to that?
Also, do I have to enter election judges here too?"

A: Go to CTAS – reports – payroll tax filing – MN Unemployment Insurance – choose the dates on the quarter for which you are reporting. This will give you the information they need when entering in the MNUI reporting website…I would choose No to owner or officer (that is more for a business situation where an owner would be exempt)
No, election judges are NOT subject to unemployment, but they WILL need to be included in the Paid Leave Only reporting.

Minnesota Association of Townships Insurance Trust Update

We sincerely thank all our members who completed and submitted the MATIT Workers' Compensation audit survey.

This time of year is particularly busy for **MATIT** as we finalize important state reporting, prepare for upcoming short courses, and get ready for CLC renewals, which are just around the corner. Your prompt submissions help our team stay focused, organized, and on schedule during this busy time.

We appreciate your ongoing partnership and the care you take in protecting your township and employees. By working together, we can ensure that we remain strong, compliant, and prepared for the year ahead.

As always, if you have any questions or need assistance, please don't hesitate to reach out. We are here to help!

MATIT
matitinsurance@mntownships.org
763-497-2330

New IRS Mileage Rate for 2026

Beginning Jan. 1, 2026, the standard mileage rates for the use of a car, van, pickup or panel truck will be 72.5 cents per mile. More information from the IRS can be found **here**.

Minnesota LTAP trainings and news



View Minnesota's Local Technical Assistance Program (LTAP's) online training offerings—including self-paced courses, webinars, and videos— they can be taken anytime and anywhere. Many are eligible for Roads Scholar Program credit, PDHs, and other professional development credits. **Browse the online training library** at your convenience!

Register and view the **full Minnesota LTAP Schedule of Trainings** to meet your needs in the coming year to enhance your skills in AutoCAD, leadership, pavement preservation, or other areas.

CONTACT US

Minnesota Association of Townships | 805 Central Ave East P.O. Box 267 | St. Michael, MN 55376 US

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Constant Contact

Try email marketing for free today!

Permits by Township

February 2026

Twp/City (Parcel	Parcel Number	Permit Num	Date Paid	Explanation of Re	Applicant	Contractor	Parcel Owner	Phy Addr 1	Parcel City	Parcel Zip	Building Co	Type of Con
BIG LAKE	10-00439-0230	26-240	26-Feb-26	Window/Door Re	Aaron Lewicki	Renewal By Andersen	JOHNSON, JAMES R & TERI L	19751 207TH ST NW	BIG LAKE MN	55309	434	REPAIR
BIG LAKE	10-00460-0238	26-237	27-Feb-26	Basement Finish	Kelsi Knack	24Restore	WALKER, BRIAN B & DIANE T TRUST	20311 215TH AVE NW	BIG LAKE MN	BIG LAKE M	434	
BIG LAKE	10-00409-0155	26-235	24-Feb-26	Plumbing	Jim Aeshliman	Apollo Plumbing	JENSEN, TREY & MICHLYNN	16933 204TH AVE NW	BIG LAKE MN	55309	434	REPAIR
BIG LAKE	10-00112-2100	26-226	23-Feb-26	Plumbing	TRACY KRAMPOTICH	COMMERS WATER	ETTESVOLD, DAVID L & JUDITH M	14925 219TH AVE NW	ELK RIVER MN	55330	434	REPAIR
BIG LAKE	10-00494-0335	26-217	23-Feb-26	Basement Finish	Alex Pfeifer		PFEIFER, ALEXANDER MARTIN	17868 182ND AVE NW	BIG LAKE MN	55309	434	
BIG LAKE	10-00439-0330	26-208	17-Feb-26	Plumbing	Jake Olejar	Deans Home Services	CARDA, TIMOTHY M & CANDACE M	19832 207TH ST NW	BIG LAKE MN	55309	434	REPAIR
BIG LAKE	10-00419-0408	26-206	11-Feb-26	Plumbing	Teresa Weidenbacher		WEIDENBACHER, GLENN & TERESA	19087 180TH AVE NW	BIG LAKE MN	55309	434	REPAIR
BIG LAKE	10-00135-2305	26-200	12-Feb-26	Window/Door Re	Jenny Krabbenhoft	Window World	SOBEK, D & NORIEKAS, A	18571 COUNTY ROAD 30 N	ELK RIVER MN	55330	434	REPAIR
BIG LAKE	10-00110-1403	26-193	11-Feb-26	Window/Door Re	Aaron Lewicki	Renewal By Andersen	MCCLAY, TIMOTHY J & KAREN J	21863 COUNTY ROAD 15 N	ELK RIVER MN	55330	434	REPAIR
BIG LAKE	10-00542-0105	26-191	10-Feb-26	Gas Mechanical/	Lia	Air Mechanical	KIEHNE, JESSICA J	14528 209TH AVE NW	ELK RIVER MN	55330	434	REPAIR
BIG LAKE	10-00509-0115	26-189	10-Feb-26	Gas Mechanical/	JENNIFER LEEMAN	NEIGHBORHOOD PLUMBING ,	STILLWELL, GINA R	17732 227TH AVE NW	BIG LAKE MN	55309	434	REPAIR
BIG LAKE	10-00419-0518	26-188	11-Feb-26	Basement Finish	Adam Schimelfening		SCHIMELFENING, ADAM GR & LAURE	19375 181ST AVE NW	BIG LAKE MN	55309	434	
BIG LAKE	10-00401-1110	26-187	9-Feb-26	Gas Mechanical/	JENNY STOCKWELL	NORTHERN ONE HOUR	LIETZAU, STEVEN JAY & TIANA LEA	18796 224TH AVE NW	BIG LAKE MN	55309	434	REPAIR
BIG LAKE	10-00414-0390	26-182	6-Feb-26	Gas Mechanical/	Violet Swanson		TOBECK, RONALD & KATHRYN	18516 147TH ST NW	ELK RIVER MN	55330	434	REPAIR
BIG LAKE	10-00493-0120	26-181	6-Feb-26	Gas Mechanical/	Violet Swanson		REITER, RUSSELL J & SUSAN E	22230 206TH ST NW	BIG LAKE MN	55309	434	REPAIR
BIG LAKE	10-00433-0460	26-170	17-Feb-26	Gas Mechanical/	Katie Hanson	Midwest Electric and Generat	HOLDGRAFER, K &JUNGROTH, C	16400 226TH AVE NW	ELK RIVER MN	55330	434	REPAIR
BIG LAKE	10-00519-0170	26-163	4-Feb-26	Gas Mechanical/	NORTHERN ONE HOUR	NORTHERN ONE HOUR	TREPTAU, ZACHARY & COURTNEY	20346 151ST ST NW	ELK RIVER MN	55330	434	REPAIR
BIG LAKE	10-00419-0670	26-164	4-Feb-26	Gas Mechanical/	NORTHERN ONE HOUR	NORTHERN ONE HOUR	DEGRAW, TONYA	19470 181ST AVE NW	BIG LAKE MN	55309	434	REPAIR
BIG LAKE	10-00524-0220	26-162	5-Feb-26	Gas Mechanical/	Kelly Ehret	Professional Mechanical Servi	SLONEKER, DAWN N	22234 185TH ST NW	BIG LAKE MN	55309	434	REPAIR
BIG LAKE	10-00417-0355	26-160	2-Feb-26	Mechanical	Maddie Olson	Thelen Plumbing Heating and ,	HILLUKKA, LOREN C & PAULA M	19747 183RD AVE NW	BIG LAKE MN	55309	434	REPAIR
BIG LAKE	10-00123-3115	26-157	2-Feb-26	Gas Mechanical.	JENNY STOCKWELL	NORTHERN ONE HOUR	HOFER, ROBERT L & PAULA	20128 156TH ST NW	ELK RIVER MN	55330	434	REPAIR
BIG LAKE	10-00101-4206	26-210	17-Feb-26	Gas Mechanical/	JENNY STOCKWELL	NORTHERN ONE HOUR	KENT, BRADLEY & CHRISTINE	14632 OLD COUNTY RD 79	ELK RIVER MN	55330	434	REPAIR
BLUE HILL	15-00417-0335	26-230	23-Feb-26	Window/Door Re	Tara Donnay	BD Exteriors, Inc.	KLAERS, NICHOLAS T	14720 307TH AVE NW	PRINCETON MN	55371	434	REPAIR
BLUE HILL	15-00458-0325	26-222	20-Feb-26	Plumbing	Annette Davis	Twin city Heating Air and Elect	BUTLER, ROGER & SUSAN TRUST	31380 147TH ST NW	PRINCETON MN	55371	434	REPAIR
BLUE HILL	15-00405-0210	26-202	12-Feb-26	Window/Door Re	Mark Luedtke	Lutgen Companies	CLEMONS, RICHARD A & SANDRA	29091 149TH ST NW	ZIMMERMAN MN	55398	434	REPAIR
BLUE HILL	15-00445-0250	26-195	11-Feb-26	Window/Door Re	Aaron Lewicki	Renewal by Andersen	NEILSON, JANET & DARIN	15392 288TH AVE NW	ZIMMERMAN MN	55398	434	REPAIR
CLEAR LAKE	20-00121-2100	26-225	19-Feb-26	Plumbing	Mackenzie Montague	Great Day Improvements LLC ,	GOENNER, GLENN A & PATRICIA A TR	9772 100TH AVE SE	CLEAR LAKE MN	55319	434	REPAIR
CLEAR LAKE	20-00421-0343	26-185	19-Feb-26	Window/Door Re	Vern Johnson	Angell's Construction Inc	DELOZIER, LORA	8875 116TH ST SE	CLEAR LAKE MN	55319	434	REPAIR
HAVEN	25-00406-0114	26-219	19-Feb-26	Gas Mechanical/	Dan Schroers	Mechanical Energy Systems	WOLFORD, J CRAIG & CAROL A	5806 16TH AVE SE	SAINT CLOUD MN	56304	434	REPAIR
HAVEN	25-00404-0360	26-216	19-Feb-26	Window/Door Re	Kyle Bohl	Monarch Home Improvement	KALLA, STACY	6397 US HIGHWAY 10 SE	SAINT CLOUD MN	56304	434	REPAIR
HAVEN	25-00419-0150	26-197	11-Feb-26	Gas Mechanical/	Dan Schroers	Mechanical Energy Systems	Welsh, Jeremy J & Sarah M	1010 39th AVE SE	St Cloud	56304	434	REPAIR
HAVEN	25-00401-0050	26-176	6-Feb-26	Gas Mechanical/	John & Arlene Leisen	Mechanical Energy Systems	ZAPP NATIONAL BANK-TRUSTEE	4617 64TH ST SE	SAINT CLOUD MN	56304	434	REPAIR
HAVEN	25-00432-0105	26-127	11-Feb-26	Basement Finish	Jonathan Stoltman		STOLTMAN, JONATHAN & ASHLEY	1572 47TH ST SE	SAINT CLOUD MN	56304	434	
HAVEN	25-00410-0220	25-1963	28-Feb-26	Septic	Wes Johnson	C.W.'s Excavating, Inc.	PITT, SHAWN & KRISTIN	6455 HAVEN RD SE	SAINT CLOUD MN	56304		
LIVONIA	30-00406-0380	26-245	26-Feb-26	Plumbing	Dan Widen	Precsion Plumbing, Inc	SYVERSON, JOEL D & DEBORAH	11376 276TH AVE NW	ZIMMERMAN MN	55398	434	
LIVONIA	30-00414-0335	26-243	25-Feb-26	Plumbing	Amanda Seely	Leaf Home Water Solutions, LI	GRUETT, CHARLES & E	13918 252ND AVE NW	ZIMMERMAN MN	55398	434	REPAIR
LIVONIA	30-00008-2108	26-241	26-Feb-26	Window/Door Re	Aaron Lewicki	Renewal By Andersen	HAGEN, NANCY A REVOCABLE TRUST	13525 269TH AVE NW	ZIMMERMAN MN	55398	434	REPAIR
LIVONIA	30-00445-0235	26-228	20-Feb-26	Plumbing	Thomas Feda	All Purpose Plumbing	SHANNON, BRANDON	13196 274TH AVE NW	ZIMMERMAN MN	55398	434	REPAIR
LIVONIA	30-00487-0105	26-199	11-Feb-26	Gas Mechanical/	JAI WALKER	HOME ENERGY CENTER	BRENTESON, TINA	25587 109TH ST NW	ZIMMERMAN MN	55398	434	REPAIR

Permits by Township
February 2026

LIVONIA	30-00482-0145	26-186	9-Feb-26	$100.00 fee to re	Gregory Schelske		SCHELSKE, GREGORY A & ROBIN L	24010 98TH ST NW	ELK RIVER MN	55330		
LIVONIA	30-00024-3300	26-173	5-Feb-26	Plumbing	Ammon Parks	Mark David Plumbing LLC dba	HALVERSON, RICHARD A	10360 245TH AVE NW	ZIMMERMAN MN	55398	434	REPAIR
LIVONIA	30-00487-0230	26-158	6-Feb-26	Accessory Struct	John Butler		BUTLER, JOHN T	25634 108TH ST NW	ZIMMERMAN MN	55398	328	
LIVONIA	30-00578-0215	26-141	3-Feb-26	New Home with S	Scott Wold		SW WOLD CONSTRUCTION, INC	11309 238th Avenue North	Zimmerman	55398	101	
LIVONIA	30-00010-1302	26-137	10-Feb-26	New Home with S	Noah Schlenker	Schlenker Construction LLC	AHNER, ANDREW A	26564 112TH ST NW	ZIMMERMAN MN	55398	101	
ORROCK	35-00441-0115	26-220	23-Feb-26	Window/Door Re	Glynn Norgan	Window Nation	JONES, VICKI KAY	16680 231ST AVE NW	BIG LAKE MN	55309	434	REPAIR
ORROCK	35-00485-0115	26-209	20-Feb-26	Accessory Struct	Brett Johnson		JOHNSON, BRETT V & JENNIFER	24364 187TH ST NW	BIG LAKE MN	55309	328	
ORROCK	35-00455-0110	26-190	11-Feb-26	Gas Mechanical/	JENNY STOCKWELL	NORTHERN ONE HOUR	WILHELMS, DAVID & VANESSA	14740 262ND AVE NW	ZIMMERMAN MN	55398	434	REPAIR
ORROCK	35-00012-4402	26-179	6-Feb-26	Plumbing	Abby Gertken	5 Star Heating and Air	FREDERICK, B & K & DOTEN, S & J	14476 261ST AVE NW	ZIMMERMAN MN	55398	434	REPAIR
PALMER	40-00425-0370	26-236	25-Feb-26	Razing	Zach Smith	Lake State Excavating	BADER, JORDAN & SANDOZ, TIKI	4430 124TH AVE SE	CLEAR LAKE MN	55319		
PALMER	40-00438-0305	26-231	23-Feb-26	Windows	Mark Luedtke	Lutgen Companies	MCCARNEY, JON P & LORETTA A	5758 118TH AVE SE	CLEAR LAKE MN	55319	434	REPAIR
PALMER	40-00023-2325	26-223	19-Feb-26	Siding	Randall cummings		CUMMINGS, RANDALL & BRENDA	11567 42ND ST SE	CLEAR LAKE MN	55319	434	REPAIR
PALMER	40-00409-0090	26-221	19-Feb-26	Reroof	Raven Moser	M & M Roofing International- D	TAYLOR, KATIE	4256 115th Ave SE	CLEAR LAKE MN	55319	434	REPAIR
PALMER	40-00404-0110	26-203	17-Feb-26	Roofing	Jeff Haus	Haus Construction, Inc.	BEGIN, DAVID	4688 115th Ave SE	Clear Lake	55319	434	REPAIR
PALMER	40-00404-0110	26-204	17-Feb-26	Siding	Jeff Haus	Haus Construction, Inc.	BEGIN, DAVID	4688 115th Ave SE	Clear Lake	MN	434	REPAIR
PALMER	40-00414-0030	26-198	19-Feb-26	Basement Finish	Grant Heglund	Dale Gruber Construction	BRUNN, GREGORY A	4784 112TH AVE SE	CLEAR LAKE MN	55319	434	
PALMER	40-00023-3230	26-194	11-Feb-26	Window/Door Re	Aaron Lewicki	Renewal by Andersen	PETRON, JOHN-TRUST &LEYSE,VICTO	11515 42ND ST SE	CLEAR LAKE MN	55319	434	REPAIR
PALMER	40-00425-0410	26-171	5-Feb-26	Gas Mechanical/	Precise	Precise	AHRENS, BETH C	4279 124TH AVE SE	CLEAR LAKE MN	55319	434	REPAIR
PALMER	40-00416-0626	25-1724	17-Feb-26	ROOF	Mike Lemperes	Lemperes Building and Remoc	Michael Schwarz	10818 55th street se	Clear lake	55319	434	REPAIR

Permits by Township
February 2026

ıstruction

SHERBURNE
Auditor-Treasurer

Loraine Rupp
Auditor-Treasurer

Sherburne County Government Center
13880 Business Center Drive NW, Suite 100
Elk River, MN 55330-4668
Loraine.Rupp@co.sherburne.mn.us
(763) 765-4363

February 23, 2026

To: Township Chairperson and Clerks

From: Loraine Rupp, Auditor-Treasurer

Re: 2025 and 2026 Taxable Market, Net Tax Capacity Value, and Rate Comparisons

Following is information some of you have requested for use at your March 10, 2026 Township Elections.

Haven Township	2025 Taxes	2026 Taxes
Taxable Market Value	385,239,514	412,328,490
Referendum Market Value	323,638,220	342,597,256
Net Tax Capacity Value	4,059,321	4,358,677
Tax Rate	15.643%	14.569%

Enclosed also are the pay 2026 Net Tax Capacity Value reports for every town, city and school district in Sherburne County.

We are waiting for tax rates from other counties before we can send you the countywide tax rates, calculate taxes and print the Property Tax Analysis that we always send you in March.

If you have any questions, as always, do not hesitate to call.

Haven Township
Where City, Country
& County Meet

Haven Township Website: Haventwp.org

Haven Township News

Volume 1, Issue 1

April, 2026

Did You Know…
Sudden Cardiac Arrest (SCA)
Kills 1,000 people per day or one person every 2 minutes...
See inside how we can help to
Save a Life...



Monthly Meetings

The Monthly Meetings are held at the Haven Township Hall on the 3rd Monday of the Month at 7:00 p.m. January & February are the 3rd Tuesday, due to Holidays. Any Person wishing to be placed on the agenda should contact the Clerk ahead of time.

Gopher Bounty

If you have any gopher feet (front feet) you need to be paid for, please bring them to a monthly meeting at 6:45 p.m. We will get your name and address and mail you out a check. Questions? Contact the Clerk



HAVEN DIRECTORY

To Connect with any Haven Township Representative
Supervisor / Clerk / Treasurer
Contact by Telephone
Call: (320) 743-3717

Haventwp.org
Stay Connected
Go to the Site & Sign-Up to Receive Notifications on What is Happening Within Haven Township

Supervisor Committee Assignments

Zoning
Kari Watkins/Eric Meyer
Mining/Mining Restoration Plan
Sherburne County Planning Commission
Wild & Scenic River
33rd Street Bridge Updates (APO)
Haven Township Planning Commission

Budget
Randy Linn/Joseph Sexton/Treasurer
Audit, Budget & Accounting
Franchise Agreements
Bonding
Banking Accounts
Fiber Pipe
Treasurer Compliance
Expensive Reports
Income from Taxes
Sauk Rapids Fire Service Contracts & Billing

Agriculture
Joseph Then/Joseph Sexton
Sherburne County Soil & Water
Haven Township Weed Inspector
Haven Township Annual Clean-Up Day
St. Cloud Regional Airport Updates

All Board Supervisors
Sherburne County Association of Townships
Haven Township Zoning Board of Adjustments
Haven Township Animal Control Warden
Haven Township Zoning/Platting Administration

Technology
Kari Watkins/Eric Meyer/Clerk
Website/Virtual
Community Outreach
Records Retention
E-File Storage
Safety Director
Township Association Training

Transportation
Joseph Then/Eric Meyer
Area Planning Organization
Haven Township Roads
Fiber Plan
Right-of-Way / Driveway Permits
Highway 10 TAC Planning
Contractor Supervisor

Supervisor Eric Meyer (Chairperson)
supervisormeyer@haventwp.org
Supervisor Randy Linn (Vice Chairperson)
supervisorlinn@haventwp.org
Supervisor Joseph Then
supervisorthen@haventwp.org
Supervisor Joseph Sexton
supervisorsexton@haventwp.org
Supervisor Kari Watkins
supervisorwatkins@haventwp.org
Treasurer Viki Monroe
treasurer@haventwp.org
Clerk Tammy Schefers
clerk@haventwp.org

Need a New Mailbox Post

Purchase a Break-away Post for your mailbox. There is an installation fee. A Mailbox is not included. Contact the Clerk's Office if interested. Please be informed that if your mailbox is damaged, Haven Township is not liable for replacement or repair.

Township Dogs & Domestic Animals

This is a friendly reminder that although you live in a rural area, Haven Township does have a dog and domestic animal ordinance. The ordinance expressly prohibits dogs from running at large and barking uncontrolled. If you would like a copy of the ordinance, it is located on the Haven Township website: **Haventwp.org**



Automated External Defibrillator (AED) Outdoor Smart Cabinet



The Township currently has 10 AED Smart Cabinets located throughout the Township. The current locations are: Haven Township Hall; Sherwood Shores East; Sherwood West; River Haven; Haven Road; Valley View Addition; Deer Haven and 3 in Prairie Woods Addition.



MINNESOTA POLLUTION CONTROL AGENCY



MINNESOTA POLLUTION CONTROL AGENCY



FREE Nitrate Water Testing

How many Nitrates are in your Drinking Water?
Take a Sample to Find Out...
All you need to do is run cold tap water for 1 minute then collect 1 cup in a plastic bag or glass jar and bring it to Haven Township Hall for it to be tested. Testing will be available for Haven Residents on Clean-Up Day
Saturday, May 3rd from 8:00 a.m.—Noon
On-Site Results are Available



Provided by Sherburne Soil & Water Conservation District

Nursery Plastic Recycling

Sherburne County Master Gardeners will accept nursery plastic for recycling at our Township Clean-Up Day.
They can only accept the plastic pots, trays and baskets.
Dirt, rocks and metal **must** be removed from these items. They **can not** accept household plastics or the small 4-6-8 packs.
Thank-You for Recycling!



Collecting Bikes: This Year Haven Township will be collecting any bikes and donating them to **Bikes 4 Kids** where they refurbish the bikes for children and people in need.



Township Burning



Let's Keep Our Township Happy & Safe!

All open burning requires a burning permit. The permits are issued for burning after 6 p.m. and all fires must be put out by 8:00 a.m. the following morning. Also, please contact the **Sauk Rapids Fire Department thru Benton County Dispatch at (320-968-7201) before you light your fire,** to let them know about your plans to burn. This will prevent the Fire Department from coming out if your neighbor or anyone reports seeing smoke!

Note: If your fire gets out of control without a permit, the charge for the fire call will become the property owners responsibility.

Department of Natural Resources (DNR): For a small fee you may get a burning permit on-line through the DNR website: ***www.dnr.state.mn.us/firewise***

Haven Township Annual Clean-Up Day

Please DO NOT Drop-Off Items Prior

No Item Exchanging on Township Property

If needed—There will be Workers to Help Unload Your Items
The Township Needs to Keep a Tally of All Items that are Collected; If Possible, Please Make a List with Your Name, Address & All Items You Brought– This will Help the Check-In Go Faster

Collection Site:
Haven Township Hall
4230 45th Avenue SE
St. Cloud, MN 56304

When: Saturday, May 2, 2026
Time: 8:00 a.m.—12:00 p.m.

Help Keep the Township Ditches Clean! Please Put Trash in its Proper Spot. Thank-You for Caring About Haven Township!

ACCEPTABLE ITEMS

Tires: Car/Light Truck: 4 FREE—Additional $5.00 each—$10.00 each on rims
Tractor/Large Truck: 1 FREE—Additional $15.00 each
NO Tractor/Large Truck Tires on Rims or NO Extra Large Tires



Large Appliances: Ranges; Refrigerators; Washer/Dryers; Water Heaters; Air Conditioners; Microwaves; etc…
(Must Be Cleaned Out): 1 FREE—Additional $20.00 each



Furniture; Carpet; Box Spring; Sofas; Chairs; Mattresses:
1 FREE—Additional $ 15.00 each



Electronics: Televisions; Computer; Computer Monitors; Computer Towers; Computer Mouse & Keyboards; Computer Printers; Audio & Video Equipment; Telephones; Answering Machines; Cellular Phones; Cordless Rechargeable Equipment; Small Appliances: Hand Mixers; Can Openers; Anything with a Circuit Board in it, that is an Electronic: 1 FREE—Additional $10.00 each



FREE: Car Batteries; Grills; Wagons; Bikes; Any Scrap Metal
-Please Separate Metal From Other Materials–



FREE: Mowers & Tillers
Must be drained of ALL Fluids & Fuel $10.00 Charge if not (per item)



—— NOT ACCEPTABLE ITEMS ——

Household Garbage — Building Materials — Gas Refrigerators
Hazardous Wastes — Paints / Chemicals — Solvents
Call Solid Waste Office at 1-800-438-0578 for the above Items
No Concrete — No General Garbage — No Propane Tanks
No RV / Gas Refrigerators: Contact Sherburne County Zoning
Additional Charges May Be Imposed for Items Not Listed



NO



NO



NO



MINNESOTA POLLUTION CONTROL AGENCY

Haven Township Clerk
P.O. Box 339
St. Cloud, MN 56302-0339

Haven Township
Where City, Country & County Meet

Website:
http://haventwp.org

Make a List of Items Brought to Clean-Up Day

- NO ITEM EXCHANGING ON TOWNSHIP PROPERTY -

Protect Your Privilege to Ride!

ATV's are powerful motorized vehicles. Be sure that you know the rules and regulations for their use.



- You may not drive an ATV with-in the right-of-way (ditch) of a state, county or township road from April 1st—Aug 1st in agricultural or residential zones.
- Numbers and decals must be displayed, so they are easily visible.
- You may not operate an off-highway vehicle in a careless, reckless, or negligent manner that endangers the rider, another person or property.
- You may not enter or leave lands by cutting wire or tearing down fences.

Clean-Up Day; To Help Check-In Go Faster; Please Bring Your Name, Address and a List of Items You are Recycling
The Township Keeps a Tally of What is Being Recycled
There will be Workers to Guide You
More Details… See Inside Newsletter

Please Help Control the "Noxious Weeds" in Haven Township

Did you know that there are about 48 plant species regulated as noxious weeds in Minnesota?

For full details on the Noxious Weed List from the state of Minnesota please check out this site:

http://www.mda.state.mn.us/weedcontrol





SHERBURNE
COUNTY

Loraine Rupp
Sherburne County Auditor-Treasurer
13880 Business Center Drive
Suite 100
Elk River, MN 55330
(763) 765-4350
1-800-438-0575

February 19, 2026

Haven Township
PO Box 339
St. Cloud, MN 56304

According to our records, bond levies for the township for taxes payable in 2027 will be as follows:

GO Certificate of Indebtedness, 2024A	$276,089.00

If your records do not agree with the above figure, please let my office know as soon as possible.

Thank you,

Loraine Rupp, Auditor-Treasurer
by Bonnie Jacobs, Property Tax Manager

The attached exhibits have been updated to address several comments:

- Define access closures on Hwy 10.
- Show potential pedestrian bridge at 15th Ave SE.
- Callout potential future access to Kwik Trip.

Thank you,

Tessa Schuenke, PE

KLJ

(651) 726-5008
2750 Blue Water Rd #100
Eagan, MN 55121
kljeng.com

From: Andrew Witter <Andrew.Witter@co.sherburne.mn.us>
Sent: Thursday, February 12, 2026 12:50 PM
To: Tessa Schuenke <tessa.schuenke@kljeng.com>; Fellbaum, Russell (DOT) <russell.fellbaum@state.mn.us>; Cruikshank, Thomas (DOT) <Thomas.Cruikshank@state.mn.us>; Castellanos, Stephanie (DOT) <Stephanie.Castellanos@state.mn.us>; Whitley, Zachary (DOT) <zachary.whitley@state.mn.us>; supervisormeyer@haventwp.org; clerk <clerk@haventwp.org>; matt.glaesman@ci.stcloud.mn.us; gibson@stcloudapo.org; David Roedel <David.Roedel@co.sherburne.mn.us>; Chad.Nieman@state.mn.us; Elishia Porter <eporter@zanassoc.com>; Lspohr@zanassoc.com; Cari Hoverson <Cari.Hoverson@kljeng.com>; Tom Nixon <tom.nixon@kljeng.com>; Veronica Richfield <Veronica.Richfield@kljeng.com>; Chad Erickson <cerickson@sambatek.com>; SupervisorThen@haventwp.org; Ryan Sundberg <Ryan.Sundberg@kljeng.com>
Cc: Shep Rogers <srogers@zanassoc.com>; JOSEPH Then <thenj1@msn.com>; Veronica Richfield <Veronica.Richfield@kljeng.com>; Justin Sebens <jsebens@srfconsulting.com>
Subject: RE: Hwy 10 Prelim Design - TAC

CAUTION: This email originated from outside the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Just a thought as I look at the layouts again….We should probably place a red X thru the access points that will be removed. I know it'll be unpopular with businesses, but providing misinformation is even worse than correct info that they may not like. Because as it's shown now, businesses still have access within the interchange envelop.

Sincerely,

SHERBURNE COUNTY

Andrew J. Witter, P.E.
Public Works Director and County Engineer
13880 Business Center Dr. NW, Suite 100
Elk River, MN 55330-4668
Office - 763.765.3302
www.co.sherburne.mn.us/469/Public-Works



From: Tessa Schuenke <tessa.schuenke@kljeng.com>
Sent: Thursday, February 12, 2026 8:14 AM
To: Fellbaum, Russell (DOT) <russell.fellbaum@state.mn.us>; Cruikshank, Thomas (DOT) <Thomas.Cruikshank@state.mn.us>; Castellanos, Stephanie (DOT) <Stephanie.Castellanos@state.mn.us>; Whitley, Zachary (DOT) <zachary.whitley@state.mn.us>; supervisormeyer@haventwp.org; clerk <clerk@haventwp.org>; matt.glaesman@ci.stcloud.mn.us; gibson@stcloudapo.org; David Roedel <David.Roedel@co.sherburne.mn.us>; Chad.Nieman@state.mn.us; Elishia Porter <eporter@zanassoc.com>; Lspohr@zanassoc.com; Cari Hoverson <Cari.Hoverson@kljeng.com>; Tom Nixon <tom.nixon@kljeng.com>; Veronica Richfield <Veronica.Richfield@kljeng.com>; Chad Erickson <cerickson@sambatek.com>; Andrew Witter <Andrew.Witter@co.sherburne.mn.us>; SupervisorThen@haventwp.org; Ryan Sundberg <Ryan.Sundberg@kljeng.com>
Cc: Shep Rogers <srogers@zanassoc.com>; JOSEPH Then <thenj1@msn.com>; Veronica Richfield <Veronica.Richfield@kljeng.com>; Justin Sebens <jsebens@srfconsulting.com>
Subject: RE: Hwy 10 Prelim Design - TAC

CAUTION: This email came from OUTSIDE of Sherburne County. If you suspect this isn't legitimate, please use the PHISH ALERT button.

All,

See the attached minutes from the February 2026 TAC. Updated concepts based on discussion at the TAC are also included. Please note that these concepts will be progressed to tier 3 screening to determine a preferred alternative; if you have any concerns with this please provide feedback by 2/18/2026.

We would also like to schedule a follow up call prior to the April TAC for 3/17/2026 at 10am. If this time does not work for you, please let me know.

Thank you,

Tessa Schuenke, PE
KLJ
(651) 726-5008
2750 Blue Water Rd #100

Eagan, MN 55121
kljeng.com

-----Original Appointment-----
From: Tessa Schuenke
Sent: Friday, October 25, 2024 8:13 AM
To: Tessa Schuenke; Fellbaum, Russell (DOT); Cruikshank, Thomas (DOT); Stephanie.Castellanos@state.mn.us; Whitley, Zachary (DOT); supervisormeyer@haventwp.org; clerk@haventwp.org; matt.glaesman@ci.stcloud.mn.us; gibson@stcloudapo.org; David.Roedel@co.sherburne.mn.us; Chad.Nieman@state.mn.us; Elishia Porter; Lspohr@zanassoc.com; Cari Hoverson; Tom Nixon; Veronica Richfield; Chad Erickson; Andrew.Witter@co.sherburne.mn.us; SupervisorThen@haventwp.org; Ryan Sundberg
Cc: Shep Rogers; JOSEPH Then; Veronica Richfield; Justin Sebens
Subject: Hwy 10 Prelim Design - TAC
When: Tuesday, February 3, 2026 10:00 AM-11:00 AM (UTC-06:00) Central Time (US & Canada).
Where: Microsoft Teams Meeting

Microsoft Teams Need help?

Join the meeting now

Meeting ID: 230 819 552 056

Passcode: dK9p63

Join on a video conferencing device

Tenant key: webexsip@m.webex.com

Video ID: 113 140 618 1

More info

For organizers: Meeting options



TH10 Interchange Exhibits_260223.pdf
4.5 MB

400'

SCALE IN FEET

SYSCO WESTERN MINNESOTA
900 US-10

MARMAS SOLAR GARDEN

NORTHFIELD & CO
2350 THTH ST SE

RL LARSON EXCAVATING
225 12TH ST SE

GROSS BODY &
FRAME ALIGNMENT
2155 12TH ST SE

CEMSTONE SUPPLY
HWY 10 S SRV RD

PLEASURELAND RV ST
CLOUD BUDGET LOT
2055 12TH ST SE

7TH ST SE

12TH ST SE

15TH AVE SE

HOLIDAY GAS
730 US-10

BIRCH CT

OAK CT

FRONTAGE RD

FRONTAGE RD

SOL AZTECA
625 FRONTAGE RD

DAIRY QUEEN
611 FRONTAGE RD

STORAGE
LINK
635 US-10

MOMENTUM
TRUCK
701 15TH AVE SE

CULVER'S
901 US-10

KWIK TRIP
750 15TH AVE SE

JUBA CAR
975 US-10

WESTRE'S MARINE
& SPORT
1101 US-10

NORTHSTAR LINK
PARK AND RIDE
1919 LINCOLN AVE SE

15TH AVE SE

LINCOLN AVE

BNSF RAILROAD

xxx

PLOTTED/REVISED: 19-FEB-2026

DISTRICT_3

PLOT NAME: 95% PLANS

PATH & FILENAME: ...\cd710366_DetailedConcepts.dgn

ONLY ACCESS CLOSURES TO TH 10 ARE SHOWN ON CURRENT CONCEPT. ACCESS MODIFICATIONS ARE NOT FINALIZED AND FUTURE LAYOUT DEVELOPMENT WILL SHOW ALL ACCESS MODIFICATIONS.

KLJ

MINNESOTA DEPARTMENT OF TRANSPORTATION

INTERCHANGE 1A
DIAMOND INTERCHANGE WITH ROUNDABOUTS
TH 10 - CONCEPTS

SHEET NO. 1

TOTAL SHEETS 5

400'

SCALE IN FEET

SYSCO WESTERN MINNESOTA
900 US-10

7TH ST SE

15TH AVE SE

HOLIDAY GAS
730 US-10

BIRCH CT

OAK CT

FRONTAGE RD

FRONTAGE RD

SOL AZTECA
625 FRONTAGE RD

DAIRY QUEEN
611 FRONTAGE RD

STORAGE
LINK
635 US-10

MOMENTUM
TRUCK
701 15TH AVE SE

Optional: Pedestrian grade separation, not shown

CULVER'S
901 US-10

KWIK TRIP
750 15TH AVE SE

Alternative allows connection to Kwik Trip.
Exact location to be finalized.

JUBA CAR
975 US-10

WESTRE'S MARINE
& SPORT
1101 US-10

NORTHSTAR LINK
PARK AND RIDE
1919 LINCOLN AVE SE

LINCOLN AVE

15TH AVE SE

BNSF RAILROAD

INTERSECTION CONCEPT NEEDS FURTHER ANALYSIS
AFTER INTERCHANGE LOCATION IS DETERMINED

MARMAS SOLAR GARDEN

NORTHFIELD & CO
2350 THTH ST SE

12TH ST SE

RL LARSON EXCAVATING
225 12TH ST SE

GROSS BODY &
FRAME ALIGNMENT
2155 12TH ST SE

CEMSTONE SUPPLY
HWY 10 S SRV RD

PLEASURELAND RV ST
CLOUD BUDGET LOT
2055 12TH ST SE

ONLY ACCESS CLOSURES TO TH 10 ARE SHOWN ON CURRENT CONCEPT. ACCESS MODIFICATIONS ARE NOT FINALIZED AND FUTURE LAYOUT DEVELOPMENT WILL SHOW ALL ACCESS MODIFICATIONS.

KLJ

MINNESOTA DEPARTMENT OF TRANSPORTATION

INTERCHANGE 3B
COMPACT DIAMOND WITH ROUNDABOUTS
TH 10 - CONCEPTS

SHEET NO. 2

TOTAL SHEETS 5

PLOTTED/REVISED: 23-FEB-2026

DISTRICT_3
PLOT NAME: 95% PLANS
PATH & FILENAME: ...\cd710366_DetailedConcepts.dgn

400'

SCALE IN FEET

SYSCO WESTERN MINNESOTA
900 US-10

MARMAS SOLAR GARDEN

NORTHFIELD & CO
2350 THTH ST SE

RL LARSON EXCAVATING
225 12TH ST SE

GROSS BODY &
FRAME ALIGNMENT
2155 12TH ST SE

CEMSTONE SUPPLY
HWY 10 S SRV RD

PLEASURELAND RV ST
CLOUD BUDGET LOT
2055 12TH ST SE

HOLIDAY GAS
730 US-10

7TH ST SE

15TH AVE SE

BIRCH CT

OAK CT

FRONTAGE RD

FRONTAGE RD

SOL AZTECA
625 FRONTAGE RD

DAIRY QUEEN
611 FRONTAGE RD

STORAGE
LINK
635 US-10

MOMENTUM
TRUCK
701 15TH AVE SE

CULVER'S
901 US-10

KWIK TRIP
750 15TH AVE SE

JUBA CAR
975 US-10

WESTRE'S MARINE
& SPORT
1101 US-10

NORTHSTAR LINK
PARK AND RIDE
1919 LINCOLN AVE SE

LINCOLN AVE

BNSF RAILROAD

INTERSECTION CONCEPT NEEDS FURTHER ANALYSIS
AFTER INTERCHANGE LOCATION IS DETERMINED

ONLY ACCESS CLOSURES TO TH 10 ARE SHOWN ON CURRENT CONCEPT. ACCESS MODIFICATIONS ARE NOT FINALIZED AND FUTURE LAYOUT DEVELOPMENT WILL SHOW ALL ACCESS MODIFICATIONS.

KLJ

MINNESOTA DEPARTMENT OF TRANSPORTATION

INTERCHANGE 3-2B
BUTTONHOOK W/ OVERPASS AT 15TH
TH 10 - CONCEPTS

SHEET NO. 3

TOTAL SHEETS 5

PLOTTED/REVISED: 19-FEB-2026

DISTRICT_3

PLOT NAME: 95% PLANS

PATH & FILENAME: ...\cd710366_DetailedConcepts.dgn

400'

SCALE IN FEET

7TH ST SE

15TH AVE SE

HOLIDAY GAS
730 US-10

SYSCO WESTERN MINNESOTA
900 US-10

BIRCH CT

OAK CT

FRONTAGE RD

FRONTAGE RD

SOL AZTECA
625 FRONTAGE RD

DAIRY QUEEN
611 FRONTAGE RD

STORAGE
LINK
635 US-10

MOMENTUM
TRUCK
701 15TH AVE SE

Optional: Pedestrian grade separation, not shown

CULVER'S
901 US-10

KWIK TRIP
750 15TH AVE SE

JUBA CAR
975 US-10

WESTRE'S MARINE
& SPORT
1101 US-10

NORTHSTAR LINK
PARK AND RIDE
1919 LINCOLN AVE SE

LINCOLN AVE

15TH AVE SE

BNSF RAILROAD

INTERSECTION CONCEPT NEEDS FURTHER ANALYSIS
AFTER INTERCHANGE LOCATION IS DETERMINED

MARMAS SOLAR GARDEN

NORTHFIELD & CO
2350 THTH ST SE

12TH ST SE

RL LARSON EXCAVATING
225 12TH ST SE

GROSS BODY &
FRAME ALIGNMENT
2155 12TH ST SE

CEMSTONE SUPPLY
HWY 10 S SRV RD

PLEASURELAND RV ST
CLOUD BUDGET LOT
2055 12TH ST SE

XXX

ONLY ACCESS CLOSURES TO TH 10 ARE SHOWN ON CURRENT CONCEPT. ACCESS MODIFICATIONS ARE NOT FINALIZED AND FUTURE LAYOUT DEVELOPMENT WILL SHOW ALL ACCESS MODIFICATIONS.

PLOTTED/REVISED: 23-FEB-2026

DISTRICT_3

PLOT NAME: 95% PLANS

PATH & FILENAME: ...\cd710366_DetailedConcepts.dgn

KLJ

MINNESOTA DEPARTMENT OF TRANSPORTATION

INTERCHANGE 2-1F
COMPACT DIAMOND WITH ROUNDABOUTS
TH 10 - CONCEPTS

SHEET NO. 4

TOTAL SHEETS 5

400'

SCALE IN FEET

SYSCO WESTERN MINNESOTA
900 US-10

MARMAS SOLAR GARDEN

NORTHFIELD & CO
2350 THTH ST SE

RL LARSON EXCAVATING
225 12TH ST SE

GROSS BODY &
FRAME ALIGNMENT
2155 12TH ST SE

CEMSTONE SUPPLY
HWY 10 S SRV RD

PLEASURELAND RV ST
CLOUD BUDGET LOT
2055 12TH ST SE

7TH ST SE

12TH ST SE

15TH AVE SE

HOLIDAY GAS
730 US-10

BIRCH CT

OAK CT

FRONTAGE RD

FRONTAGE RD

SOL AZTECA
625 FRONTAGE RD

DAIRY QUEEN
611 FRONTAGE RD

STORAGE
LINK
635 US-10

MOMENTUM
TRUCK
701 15TH AVE SE

Optional: Pedestrian grade separation, not shown

CULVER'S
901 US-10

KWIK TRIP
750 15TH AVE SE

JUBA CAR
975 US-10

WESTRE'S MARINE
& SPORT
1101 US-10

NORTHSTAR LINK
PARK AND RIDE
1919 LINCOLN AVE SE

Alternative allows connection to Kwik Trip.
Exact location to be finalized.

15TH AVE SE

LINCOLN AVE

BNSF RAILROAD

INTERSECTION CONCEPT NEEDS FURTHER ANALYSIS
AFTER INTERCHANGE LOCATION IS DETERMINED

ONLY ACCESS CLOSURES TO TH 10 ARE SHOWN ON CURRENT CONCEPT. ACCESS MODIFICATIONS ARE NOT FINALIZED AND FUTURE LAYOUT DEVELOPMENT WILL SHOW ALL ACCESS MODIFICATIONS.

KLJ

MINNESOTA DEPARTMENT OF TRANSPORTATION

INTERCHANGE 3B - ALT FRONTAGE ROAD
COMPACT DIAMOND WITH ROUNDABOUTS
TH 10 - CONCEPTS

SHEET NO.	5
TOTAL SHEETS	5

PLOTTED/REVISED: 23-FEB-2026
DISTRICT_3
PLOT NAME: 95% PLANS
PATH & FILENAME: ...\cd710366_DetailedConcepts.dgn

From: Minnesota Pollution Control Agency mpca@public.govdelivery.com
Subject: Minnesota Pollution Control Agency Weekly Digest Bulletin
Date: Mar 8, 2026 at 3:46:37 AM
To: Tammy Schefers clerk@haventwp.org

MINNESOTA POLLUTION CONTROL AGENCY

Apply to be a Minnesota GreenCorps host site!

02/23/2026

UPCOMING EVENT

Minnesota GreenCorps AmeriCorps

Apply to be a Minnesota GreenCorps host site!





The Minnesota Pollution Control Agency (MPCA) is **accepting applications** from organizations interested in hosting a Minnesota GreenCorps member for the 2026-2027 program year. Members serve at organizations throughout the state, completing community-focused environmental projects while gaining experience and learning valuable job skills.

The MPCA plans to select site organizations to host up to 58 Minnesota GreenCorps members. Organizations eligible to host include government entities (local, regional, state, and tribal), school districts, public education institutions, and nonprofits. Host sites provide daily supervision and support members on community-focused projects in one of the following four focus areas: community readiness and outreach, energy conservation and green transportation, stormwater and forestry, or waste reduction and recycling. Members serve full-time from September 2026 to August 2027.

Projects may focus on **stormwater activities** such as:

· Inventorying and assessing existing **stormwater best management practices**.

· Identifying opportunities and **implementing green infrastructure** practices, such as rain gardens, permeable pavement, bioswales, green roofs, etc.

· Quantifying the benefits of **green infrastructure** practices.

· Identifying **chloride management** strategies and providing guidance on proper salt application.

· Providing **education** about the benefits of stormwater practices and pollution prevention.

· **Conducting surveys** to measure participant knowledge gains and behavior change.

· **Mobilizing volunteers** to improve public lands.

Applications are due March 24, 2026 by 5:00 p.m. Visit www.pca.state.mn.us/mngreencorps to learn more and download application materials. Please direct questions and submit the application to mngreencorps.pca@state.mn.us.

MN GreenCorps

The Minnesota Pollution Control Agency is a state agency committed to ensuring that every Minnesotan has healthy air, sustainable lands, clean water, and a better climate.

Manage preferences | Help | pca.state.mn.us

Additional MPCA Smart Salting Trainings available!

02/23/2026

UPCOMING EVENT

Additional MPCA Smart Salting Trainings available

It's not too late to earn your Smart Salting Certification or attend a refresher training to meet your MS4 annual winter maintenance training requirement. The MS4 program is hosting two trainings.

MPCA Smart Salting trainings integrate science with practical strategies that save money, time and reduce salt while keeping paved surfaces safe and reducing environmental impacts.

There is limited capacity, so if you have a large group or want to schedule your own training for anytime in the coming year, contact smartsalting.pca@state.mn.us for more information on partnering with MPCA to host.

For training details, including on the new Rural Roads training, visit the Smart Salting Training page.

Smart Salting trainings:

Roads certification – City, county and private plow drivers that maintain roads.

March 11, online – Register

Smart Salting Refreshers - *for those currently Smart Salting certified only.*

Note: refresher trainings do not extend certification. Check your Level 1 certification expiration, on the Smart Salting Training page.

Liquid Deicer – March 19, online – Register

The Minnesota Pollution Control Agency is a state agency committed to ensuring that every Minnesotan has healthy air, sustainable lands, clean water, and a better climate.

Manage preferences | Help | pca.state.mn.us

Minnesota Pollution Control Agency [Contact us]

Unsubscribe from this list • Preferences • Help • This email sent using GovDelivery (800-439-1420)

This email was sent to clerk@haventwp.org using GovDelivery Communications Cloud on behalf of: Minnesota Pollution Control Agency
520 Lafayette Road North · Saint Paul, MN 55155 · 1-800-439-1420

Office of the County Recorder
Sherburne County, MN
Doc. No. 994514

Certified, filed, and or recorded on
February 26, 2026 8:15 AM

Michelle Ashe, County Recorder
By BMB Deputy
Fees: $0.00

994514

AMENDMENT TO THE SHERBURNE COUNTY ZONING ORDINANCE

ORD NO –288

The Sherburne County Board of Commissioners adopted ORD NO 288 By amending the Sherburne County Zoning Ordinance as it relates to Wrecker & Towing Service including amendments to:

Section 5 (Definitions and Rules of Language Construction) Subd 2 (Definitions) to add a definition of Wrecker and Towing Service.

Section 11 (Industrial District) Subd 4 (Interim Uses) to add Wrecker and Towing Services

Section 16.2 (Interim Use Permits) Subd 4 (List of Interim Uses) Sub5 (Conditions) to add Wrecker and Towing Services

This provision was passed by the Sherburne County Board of Commissioners on the 20th day of January, 2026. A complete copy of this Zoning Ordinance Amendment is available for viewing at the Sherburne County Planning and Zoning Office, 13880 Business Center Drive, Elk River, Mn, and is duly filed with the Sherburne County Auditor upon the publication of its enactment.

Signed: Raeanne Danielowski

(Raeanne Danielwoski), County Board Chairperson

Filed
FEB 25 2026
Sherburne County Auditor-Treasurer

Attested by: B C. Messelt

(Bruce Messelt), County Administrator

CARRIE G. WINTER
NOTARY PUBLIC-MINNESOTA
My Comm. Exp. Jan. 31, 2028

The foregoing instrument was acknowledged before me this 28 day of January, *(2026).*

Signature of person taking acknowledgement

State of Minnesota—
County of Sherburne

Drafted by the Sherburne County
Planning and Zoning Department
Sherburne County Government Center
13880 Business Center Drive NW
Elk River, MN 55330

SECTION 5 - DEFINITIONS AND RULES OF LANGUAGE CONSTRUCTION

Subdivision 1: Rules of Language Construction

Unless specifically defined below, words or phrases used in this ordinance shall be interpreted so as to give them the same meaning as they have in common usage and so as to give this ordinance its most reasonable application. Words used in the present tense shall include the future; words in the singular shall include the plural; and the words "shall" and "must" are mandatory and not discretionary. Unless otherwise specified, all distances shall be measured horizontally and in feet.

Subdivision 2: Definitions

WRECKER AND TOWING SERVICE. An establishment operated for the purpose of temporary storage impounded vehicles for a period no longer than 90 days. If an establishment has impounded vehicles located on-site, stores inoperable vehicles for more than 90 days, stacks vehicles top to bottom, or portions of the vehicles are dismantled or removed for sale, it shall be considered a junkyard. Junk yards are not permitted.

SECTION 11 - INDUSTRIAL DISTRICT

Subdivision 1. Purpose

The purpose of the Industrial District is to provide locations for industrial development adjacent to existing industrial development and along a federal, state, county or local road or in locations consistent with a City land use plan as established in the Urban Expansion Zone.

All uses not listed as Permitted Uses, Conditional Use Permits or Interim Use Permits shall not be allowed within the Industrial Zoning District.

Subdivision 4. Interim Uses

1. Asphalt & Concrete Mixing Plants, Portable
2. Auction Business
3. Automobile Mechanical and/or Body Repair Shop
4. Contractor's Yard (Large)
5. Mining
6. Occasional Special Event
7. Planned Unit Development (Highway)
8. Seasonal or Temporary Businesses
9. Temporary Use by Government Entities
10. Wrecker and Towing Services

SECTION 16.2 – INTERIM USE PERMITS

This section presents the conditions that must be met for each possible Interim Use listed in the various Zoning Districts.

The procedure for review and approval of an Interim Use Permit is presented in Section 18 of this Ordinance, Administration and Enforcement.

Subdivision 4: List of Interim Uses:

1. Activities Requiring Rural Isolation
2. Asphalt & Concrete Mixing Plants, Portable
3. Auction Business
4. Automobile mechanical and / or body repair shop
5. Bed & Breakfast
6. Business selling vehicles, boats or farm implements
7. Campgrounds, Recreational
8. Cannabis Businesses
9. Contractors' Yard
10. Home Business in an Accessory Building
11. Manufactured Home, Farm Related (temporary seasonal),
12. Manufactured Home, Farm Related (temporary year-around)
13. Manufactured Home (temporary), for Parents, Grandparents, Children, Sisters or Brothers by Blood or Adoption
14. Miniature golf Course / archery / Driving Range
15. Mining
16. Occasional Special Event
17. Planned Unit Development (Highway)

18. Recreational activity

19. Rural Tourism

20. Seasonal or temporary businesses

21. Slaughterhouse activities (see Section 16.1)

22. Solar Farm

23. Solar Farm Related Business

24. Temporary Tire and/or Waste Collection and/or Recycling Operations

25. Temporary Start-Up Business

26. Temporary Use by Government Entities

27. Used vehicle parts or scrap material yard

28. Wrecker and Towing Services

29. Yard Waste Composting

Subdivision 5: Conditions:

28. Wrecker and Towing Services

A. All businesses must be active, current, and registered with the State of Minnesota.
B. All outside storage shall be enclosed by a permanently affixed fence of up to eight feet in height. The fence and the materials used to construct it shall be like other styles of fence within the area of the storage location.
C. No vehicles shall be stored within the 100-year floodplain or located within a the Shoreland District of DNR Designated Natural Environment Lake.
D. Upon receiving a motor vehicle which will not be repaired, the business will take measures to ensure that no discharge of any fluids from any motor vehicle shall be permitted into or onto the ground.
E. No dismantling of motor vehicles shall be allowed.
F. The maximum number of impounded vehicles associated with the Wrecker Towing Service shall be established through the Interim Use Permit.
G. Tow vehicles and equipment must be licensed, insured, and maintained in accordance to state and or federal DOT standards.

SECTION 5 - DEFINITIONS AND RULES OF LANGUAGE CONSTRUCTION

Subdivision 1: Rules of Language Construction

Unless specifically defined below, words or phrases used in this ordinance shall be interpreted so as to give them the same meaning as they have in common usage and so as to give this ordinance its most reasonable application. Words used in the present tense shall include the future; words in the singular shall include the plural; and the words "shall" and "must" are mandatory and not discretionary. Unless otherwise specified, all distances shall be measured horizontally and in feet.

Subdivision 2: Definitions

Accessory Dwelling Unit (ADU): A residential living unit on the same parcel as a single-family dwelling. The ADU provides complete independent living facilities for one or more persons. It may take various forms: a detached unit; a unit that is part of an accessory structure, such as a detached garage; or a unit that is part of an expanded or remodeled primary dwelling.

Accessory Structure: A structure which is customarily incidental and subordinate to the principal use of a property, and which is located on the same lot as the principal structure.

Accessory Structure or Facility (In Shoreland District): See Section 14, Subdivision 2.

Accessory Structure (In Floodplain District): See Section 13, Subdivision 2.

Accessory Use: A use that is ancillary to the principal use of a property.

Activities Requiring Rural Isolation: Recreational, educational, institutional, or religious facilities or activities that require a location in a rural area because of a need for seclusion or a natural setting or a large area of land.

Adults-Only Bookstore: An establishment having at least 10 percent of its stock in trade, as measured by retail value, books, magazines, video tapes, computer software, films for sale or viewing on the premises by use of motion picture devices, computers, televisions, video cassette recorders or other coin-operated means, or other periodicals which are distinguished or characterized by their principal emphasis on matters depicting, describing or relating to nudity, sexual conduct, sexual excitement or sadomasochistic abuse, or an establishment with a segment or section devoted to the sale or display of such material, for sale to patrons therein.

Adults-Only Motion Picture Theater: An enclosed building used regularly and routinely for presenting programs, or material distinguished or characterized by an emphasis on matter depicting or relating to nudity, sexual conduct, sexual excitement or sadomasochistic abuse, for observation by patrons therein.

Adult Entertainment Center: An enclosed building or a part of an enclosed building wherein may be observed nudity, sexual conduct, sexual excitement or sadomasochistic abuse and/or one or more live persons unclothed or in such attire, costume or clothing as to expose to view any portion of the female breast below the top of the areola, or any portion of the male or female pubic hair, anus, cleft of the buttocks, vulva or genitals.

Agriculture: May also include animal husbandry, tree nurseries, and orchards. The cultivation of soil for crops with the intention of making a cash profit.

Agricultural Building means a structure that is:

A. On agricultural land as determined by the governing assessor for the municipality or county under State Statute Section 273.13, subdivision 23;
B. Designed, constructed, and used to house farm implements, livestock, or agricultural products under section 273.13, subdivision 23; and
C. Used by the owner, lessee, and sublessee of the building and members of their immediate families, their employees, and persons engaged in the pickup or delivery of agricultural products.

Aircraft: Any machine for flying as defined by the Federal Aviation Administration.

Alley: A public or private thoroughfare which affords only a secondary means of access to abutting property.

Animal Unit (AU): A unit of measure used to compare differences in the production of animal manure that employs as a standard the amount of manure produced on a regular basis by a slaughter steer or heifer for an animal feedlot or a manure storage area, calculated by multiplying the number of animals of each type in items A to I by the respective multiplication factor and summing the resulting value for the total number of animal units. The following multiplication factors shall apply:

A. Dairy cattle:
    1. One mature cow (whether milked or dry):
        a. Over 1,000 pounds, 1.4 animal unit; or
        b. Under 1,000 pounds, 1.0 animal unit;
    2. One heifer, 0.7 animal unit; and
    3. One calf, 0.2 animal unit;
B. Beef cattle:
    1. One slaughter steer or stock cow, 1.0 animal unit;
    2. One feeder cattle (stocker or backgrounding) or heifer, 0.7 animal unit;
    3. One cow and calf pair, 1.2 animal unit; and
    4. One calf, 0.2 animal unit;
C. One head of swine:
    1. Over 300 pounds, 0.4 animal unit;
    2. Between 55 pounds and 300 pounds, 0.3 animal unit; and
    3. Under 55 pounds, 0.05 animal unit;
D. One horse, 1.0 animal unit;

E. One sheep or lamb, 0.1 animal unit;
F. Chickens:
   1. One laying hen or broiler, if the facility has a liquid manure system, 0.033 animal unit; or
   2. One chicken if the facility has a dry manure system:
      a. Over five pounds, 0.005 animal unit; or
      b. Under five pounds, 0.003 animal unit;
G. One turkey:
   1. Over five pounds, 0.018 animal unit; or
   2. Under five pounds, 0.005 animal unit;
H. One duck, 0.01 animal unit; and
I. For animals not listed in items A to H, the number of animal units is the average weight of the animal in pounds divided by 1,000 pounds.

Apartment: A room or suite of rooms in a multi-use building arranged and intended as a place of residence for a single-family or a group of individuals living together as a single housekeeping unit.

Apartment Building: Any building or portion thereof which is designed, built, rented, leased, let or hired out to be occupied, or which is occupied as the home or residence of three or more families living independently of each other and doing their own cooking in the said building, and shall include flats or apartments.

Asphalt & Concrete Mixing Plants, Portable: A temporary facility crushing, washing, refining, or processing of sand, gravel, and rock on the site of a permitted CUP/IUP for Grading, Excavating or Filling, or in conjunction with a municipal road project.

Auction Business: A building, area or areas within a building used for the regularly scheduled public sale of goods, wares, merchandise, or equipment to the highest bidder. This definition excludes farm auctions, estate sales, garage sales, or similar on-site events conducted no more than six (6) days (i.e. two weekends) per calendar year.

Automobile Repair Shop: Any building or premises or portion thereof, used or intended to be used for motor vehicle repair, that may have minor retail sales.

Automobile Service Station: Any building or premises, or portion thereof, used or intended to be used for the retail dispensing or sale of automobile fuels, which activity may be accompanied by accessory uses such as sale of lubricants, tires, accessories or supplies, or minor repairing of automobiles.

Automobile or Trailer Sales Lot: An open area other than a street, used for the display, sale or rental of new or used motor vehicles or trailers in operable condition and where no repair work is done.

Automobile Wrecking, Salvage Yard: The dismantling or disassembling of used motor vehicles or trailers, or the storage, sale or dumping of dismantled, partially dismantled, obsolete or wrecked vehicles or their parts.

Basement: Any area of a structure, including crawl spaces, having its floor subgrade (below ground level) on all four sides, regardless of the depth of excavation below ground level.

Bed-and-Breakfast Establishment: A structure designed and used as a residence in which one or more bedrooms are rented to transient guests on a day-to-day basis and in which meals are served to these overnight guests.

Billboard: See Advertising Sign.

Bluff Impact Zone: A bluff and land located within 20 feet from the top of a bluff.

Bluff (In Shoreland District): See Section 14, Subdivision 2.

Bluff (In Mississippi and Wild and Scenic River District): Considered a slope on any slope greater than 13% (13 feet vertical rise in 100' horizontal distance).

Bluffline (In Mississippi and Run Scenic and Recreational River): A line along the top of a slope connecting the points at which the slope becomes less than 13 percent.

Boarding House: A dwelling where meals or lodging, or both, are provided for compensation to three or more persons, who are not transients, by prearrangement for definite periods, in contradistinction to hotels and motels as herein defined.

Buffer: The use of land, topography (differences in elevation), space, fences, or landscape plantings to screen or partially screen a tract of property from another tract or property and thus reduce undesirable influences such as sight, noise, dust and other external effects which a land use may have upon other adjacent or nearby land uses.

Building: Any structure designed or intended for the support, enclosure, shelter or protection of persons, animals or property.

Building Line: An imaginary line on a development site corresponding with the series of points where an exterior building wall meets the grade of the earth.

Building Line (In Shoreland District): See Section 14, Subdivision 2.

Buildable Lot Area: The minimum contiguous area meeting the buildable lot area requirements of the applicable zoning district remaining on a lot or parcel of land after all public road rights-of way, all easements, setbacks, and wetlands are subtracted. In the Shoreland District, all land below the ordinary high water level of public waters, bluffs, areas with slopes greater than eighteen (18) percent, and floodways shall also be subtracted. Land where other legal or ordinance restrictions exist, which would prevent or prohibit the placement of a structure shall also be subtracted.

Business: Any occupation, employment, or enterprise wherein merchandise is exhibited or sold or rented, or which occupies time, attention, labor, or materials, or where services are offered for compensation.

Business Sign: A sign which only pertains to the use of the premise on which it is located.
Campground, Recreational: Any area, whether privately or publicly owned, used on a daily, nightly, weekly, or longer basis for the accommodation of tents, live in fish houses, recreational camping vehicles, or park trailers free of charge or for compensation. Ancillary uses of a campground may include storm shelters, bathrooms, clubhouse, swimming pool, maintenance facilities, and other uses as determined by the Zoning Administrator. Recreational Campgrounds exclude:

(1) United States Forest Service camps
(2) State forest service camps
(3) State wildlife management areas or state-owned public access areas which are restricted in use to picnicking and boat landings

Cellar: A portion of a building located partly or wholly underground and having half or more than half its clear floor to ceiling height below grade.

Clinic: An establishment where patients, who are not lodged overnight, are admitted for examination and treatment by one or more of a group of physicians or dentists, or both, practicing together.

Cluster Plat: A grouping of residential structures on smaller lots than are typically allowed in the specific zoning district.

Commercial Planned Unit Developments: Uses that provide transient, short-term lodging spaces, rooms, or parcels and their operations are essentially service-oriented. For example, hotel/motel accommodations, resorts, recreational vehicle and camping parks, and other primarily service-oriented activities are commercial planned unit developments.

Commercial Use: The principal use of land or buildings for the sale, lease, rental, or trade of products, goods, and services.

Commissioner: The Commissioner of the Department of Natural Resources.

Common Open Space: Land used for agriculture cropland, pasture, natural habitat, pedestrian corridors and / or recreational purposes that is either protected by a conservation easement, or limited to future development.

Comprehensive Plan: Unless otherwise stated, it is the general plan for land use, transportation, and community facilities prepared and maintained by the County.

Conditional Use: A land use or development as defined by ordinance that would not be appropriate generally but may be allowed with appropriate restrictions upon a finding that certain conditions as detailed in the zoning ordinance exist, the use or development conforms to the comprehensive land use plan of the community, and the use is compatible with the existing neighborhood.

Contractor's Yard: A defined site or parcel of land used for the storage of vehicles, equipment, and materials by a person whose business is contracting work in any of the building trades such as: landscaping, road building, sewer installation, transport/hauling or a similar trade. Three categories of Contractor's Yard are provided under Interim Use Permits in this Ordinance.

Convenience Food Restaurant: A business whose principal function is the sale of foods, frozen desserts, or beverages to the customer in a ready-to-eat state for consumption either within the premises or for carry-out with consumption either on or off the premises, and whose design or principal method of operation includes both of the following characteristics: (1) foods, frozen desserts, or beverages are usually served in edible containers or in paper, styrofoam, or other disposable containers, (2) the customer is not served food at his or her table by an employee but receives it at a counter, window, or similar facility for carrying to another location on or off the premises for consumption.

Convenience Store: A store selling on a retail basis food for consumption off the premises along with other items, sometimes including gasoline; differentiated from a grocery store by its size of not more than 5,000 square feet.

County: Sherburne County.

County Board: The Sherburne County Board of Commissioners.

Daycare, Commercial: A licensed childcare facility that is not a Family Daycare.

Daycare, Family: A licensed facility permitted under Minnesota Rules part 9502.0315, subpart 11 or successor rules and Minnesota Rules part 9502.0315 or its successor. An family daycare is permitted as a Single Family Residence, and shall be limited to the principal structure (i.e. house) and may include use of the yard. One non-illuminated sign is allowed totaling not more than 3 sq ft.

Deck: A horizontal, unenclosed platform with or without attached railings, seats, trellises, or other features, attached or functionally related to a principal use or site and at any point extending more than three feet above ground.

Development: Any man-made change to improved or unimproved real estate, including, but not limited to buildings or other structures, mining, dredging, filling, grading, paving, excavation or drilling operations, or storage of equipment or materials.

Directional Sign: A sign erected on private property for the purpose of directing pedestrian or vehicular traffic onto or about the property upon which such sign is located, including signs marking entrances and exits, circulation direction, parking areas, and pickup and delivery areas, which does not display advertising copy.

District: A section or sections of Sherburne County for which the provisions of this Ordinance are uniform.

Dwelling Single-Family: A detached building designed for and occupied by not more than one family.

Dwelling Unit: Any structure or portion of a structure, or other shelter designed as short- or long-term living quarters for one or more persons, including rental or timeshare accommodations such as motel, hotel, and resort rooms and cabins.

Dwelling, Detached: A dwelling, including its attached garage, if any, which is entirely surrounded by open space on the same lot.

Dwelling, Multiple-Family: A building designed for or occupied by more than two families.

Employee: An individual who performs services for another for hire, regardless of whether wages, salary, benefits, or their equivalents are paid, whether under the direct control or indirect control (i.e. as an independent contractor) of another person or entity, forty (40) hours or more per calendar year on a given property.

Essential Services: Overhead or underground electrical, gas, steam or water transmission or distribution systems and structures, used by public utilities, rural electric cooperatives or governmental departments or commissions or as are required for protection of the public health, safety, or general welfare, including towers, poles, wires, mains, drains, sewers, pipes, conduits, cables, firealarm boxes, policy call boxes, and accessories in connection therewith, but not including buildings for the purpose of this ordinance and work. "Building" does not include "structure" for essential services.

Excavation: The extraction of sand, gravel, rock, soil or other material from the land. Excavation shall not include the removal of materials associated with the construction of a building, the removal of excess materials in accordance with approved plats or utility highway construction or minor agricultural and sod removal.

Expansion: Any increase in a dimension such as number of units or size, area, volume, or height of an existing structure or accessory structure or facility.

Exterior Storage: The storage of goods, materials, equipment, manufactured products and similar items not fully enclosed within a building.

Family Day Care Home: A single-family home, duplex, or apartment unit providing day care for no more than ten children including the day care operator's children under five years of age.

Farm Fence. An open type of fence of posts and horizontally run wire, further specified in Minnesota Statutes, section 344.02, Subd. 1(a-d).

Feedlot: A confined area or building or combination of confined areas and buildings intended for the confined feeding, breeding, raising, or holding of animals and specifically designed as a confinement area in which manure may accumulate or where the concentration of animals is such that a vegetative cover cannot be maintained within the enclosure. Open lots for the feeding and rearing of poultry (poultry ranges) shall be considered to be animal feedlots. Pastures shall not be considered to be animal feedlots.

FEMA: Federal Emergency Management Agency.

Fire Prone Areas: Fire prone areas are areas which contain natural conifer stands or conifer plantations, which due to flammability of the tree needles, associated ground vegetation, accumulation of duff on the ground, and presence of drought soils, pose a great potential for rapidly spreading wildfires.

Fish House: A portable structure constructed and maintained for the purpose of providing shelter during ice fishing.

Fish House, Dead Storage: Fish houses which are not used as temporary residences during the off season.

Flood: A temporary rise in the stream flow or water surface elevation from any source that results in the inundation of normally dry land areas.

Flood Frequency: The frequency for which it is expected that a specific flood stage or discharge may be equaled or exceeded.

Flood Fringe: The portion of the one-percent annual chance floodplain located outside of the floodway.

Floodplain: The beds, channel and the areas adjoining a wetland, lake or watercourse, or other source which have been or hereafter may be inundated by the base flood.

Floodway: The bed of a wetland or lake and the channel of a watercourse and those portions of the adjoining floodplain which must be reserved to carry or store the base flood discharge without cumulatively increasing the water surface elevation more than one-half foot.

Forestry: The use and management, including logging of a forest, woodland or plantation and related research and educational activities, including the construction, alteration or maintenance of woodroads, skidways, landings, and fences.

Foster Family Home: A family home where persons out of their own homes are cared for 24 hours a day for a period of 30 days or more.

Frontage: All the property fronting on one side of a street, measured along such street, between an intersecting street and another intersecting street, a right-of-way, waterway, end of a dead-end street, or municipal boundary.

Group Home: A specialized residential facility that provides care on a 24 hour basis for a selected group and providing specialized care and a planned treatment program under the direction and control of an agency, institution or independent operator.

Home Business: Any occupation which is clearly incidental to the principal use of the homestead as a single family dwelling unit, is conducted in a building other than the dwelling, is conducted by a resident occupant, and does not change the character of the principal use.

Home Occupation: Any occupation which is clearly incidental to the principal use of the home as a single family dwelling unit, is conducted within the dwelling, is conducted by a resident occupant, and does not change the character of the principal use, provided:

A. Such occupation is carried on entirely within the principal structure
B. No more than two people are employed other than a member of the household residing on the premises.
C. Not more than 25 percent of the gross floor area of the residence is used for this purpose.
D. One non-illuminated sign is allowed totaling not more than 3 square feet and located on the premises.
E. No articles for sale are displayed so as to be visible from any street.
F. No mechanical or electrical equipment is used if the operation of such equipment interferes with the desired quiet environment of the area.
G. Such occupation does not generate more than three additional vehicles at any one time.

Hospital: An institution providing health services and medical or surgical care, primarily for in-patients, to three or more non-related individuals suffering from illness, disease, injury, deformity, or other abnormal physical or mental conditions, and including as an integral part of the institution related facilities such as laboratories, out- patient facilities or training facilities.

Hotel: A building in which lodging is provided and offered to the public for compensation and which is open to transient guests, in contradistinction to a boarding house as herein defined. A hotel has more than six guest rooms.

Household: Any number of individuals living together on the premises as a single housekeeping unit, as distinguished from a group occupying a boarding house, lodging house, or hotel as defined herein.

Illicit Discharge: Any direct or indirect non-storm water discharge to the County's storm drain system, except as exempted in 17.1, Subdivision 14.1 A-C of this ordinance.

Illicit Connections: Any drain or conveyance, whether on the surface or subsurface that allows an illegal discharge to enter the County's storm drain system including but not limited to any conveyances that allow any non-storm water discharge including sewage, process wastewater, and wash water to enter the storm drain system and any connections to the storm drain system from indoor drains and sinks, regardless of whether said drain or connection had been previously allowed, permitted, or approved by an authorized enforcement agency or, Any drain or conveyance connected from a commercial or industrial land use to the storm drain system that has not been documented in plans, maps, or equivalent records and approved by an authorized enforcement agency.

Impervious Surface: A compacted or constructed hard surface that prevents or is resistant to infiltration of water into the soil and causes water to run off the surface in greater quantities or at an increased rate of flow than prior to compaction, construction or installation. Impervious surfaces include but are not limited to rooftops; decks; sidewalks; patios; swimming pools; parking lots; driveway areas; concrete; asphalt; compacted materials such as sand, clay and gravel; permeable pavers; and other similar surfaces and structures.

Improved Parking Surface: An area used for the parking or storage of vehicles that is overlaid or otherwise paved with concrete, asphalt, paving stones, crush gravel or other durable materials approved by the Zoning Administrator or delegated staff.

Industrial Use: The use of land or buildings for the production, manufacture, warehousing, storage, or transfer of goods, products, commodities, or other wholesale items.

Intimate Parts: "Intimate parts" includes the primary genital area, groin, inner thigh, buttocks or breast of a human being.

Interim Use: A temporary use of property until a particular date, until the occurrence of a particular event, until zoning regulations no longer permit it, or until the land occupation of the interim use changes ownership.

Kennel, Commercial: Any place where four or more dogs over six months of age are owned, kept, boarded, bred and / or offered for sale.

Kennel, Private: Any place where four or more dogs over six months of age are owned or kept for private enjoyment.

Laundromat: An establishment providing washing, drying or dry cleaning machines on the premises for rental use to the general public for family laundering purposes.

Light Industry: The processing or fabrication of certain materials or products where no process involved will produce noise, vibration, air pollution, fire hazard, or noxious emission which will disturb or endanger neighboring properties.

Local Street: A street of limited continuity used primarily for access to the abutting properties and the local needs of a neighborhood.

Lot: A parcel of land designated by plat, metes and bounds, registered land survey, auditors plot, or other accepted means and separated from other parcels or portions by said description for the purpose of sale, lease, or separation.

Lot Width: The shortest distance between lot lines measured at the building front setback line.

Lot Corner: A lot abutting upon two or more streets at their intersection or junction or a lot bounded on two sides by a curving street where it is possible to draw two intersecting chords, one each commencing at each of the two points of intersection of the lot lines and street line, which intersect with each other to form an interior angle of less than 120 degrees.

Lots of Record: All lots which are a part of a subdivision legally recorded with the County Recorder/Registrar of Title and lots described by metes and bounds, the deed to which has been recorded in the Office of the County Recorder/Registrar of Title prior to the passage of this ordinance, shall be considered to be Lots of Record. Such lots may be considered a building site if they were created compliant with official controls in effect at the time and the sewage treatment and setback requirements of this ordinance are met.

Lowest Floor: The lowest floor of the lowest enclosed area (including basement). An unfinished or flood resistant enclosure, used solely for parking of vehicles, building access, or storage in an area other than a basement area, is not considered a building's lowest floor; provided, that such enclosure is not built so as to render the structure in violation of the applicable non-elevation design requirements of 44 CFR § 60.3.

Manufactured (Mobile) Home: A structure, transportable in one or more sections, which in the travelling mode, is 8 feet or more in width or 40 feet or more in length, or, when erected on site, is 320 or more square feet, and which is built on a permanent chassis and designed to be used as a dwelling with or without a permanent foundation when connected to the required utilities, and includes the plumbing, heating, air conditioning and electrical systems contained therein. The term includes any structure that meets all the requirements and with respect to which the manufacturer voluntarily files a certification required by the Secretary of Housing and Urban Development and complies with the standards established under State law.

Manufactured (Mobile) Home Park: A lot, parcel or tract of land designed, maintained or intended for the purpose of supplying a location or accommodations for any mobile home.

Manure, or Animal Manure: Poultry, livestock, or other animal excreta or a mixture of excreta with feed, bedding, precipitation, or other materials.

Manure Storage Area: An area where animal manure or process wastewaters are stored or processed. Short-term and permanent stockpile sites and manure composting sites are manure storage areas. Animal manure packs or mounding within the animal holding area of an animal feedlot that are managed according to MN Rule 7020.2000, Subp 3, are not manure storage areas.

Massage Parlor: An establishment or place primarily in the business or providing massage services.

Mini-Storage: Facility used for the purposes of renting or leasing individual indoor storage space to occupants who are to have year-around access to such for the purposes of storing and removing personal property.

Mining: Refer to "Excavation."

Motel: A series of sleeping or living units, for the lodging of transient guests, offered to the public for compensation, and with convenient access to off-street parking spaces for the exclusive use of the guests or occupants.

Motor Vehicle: Means every vehicle that is self-propelled including, but is not limited to, all-terrain vehicles, buses, motorcycles, passenger cars, recreational vehicles, semi-trucks, snowmobiles, boats and other watercraft, trucks, and vehicles used for racing or demolition derbies.

Non-Conforming Use: Any building or land lawfully occupied by a use at the time of the approval of this Ordinance, or any amendment to it rendering such use non-conforming, which does not comply with all of the regulations of this Ordinance, or any amendment hereto, governing use for the zoning districts in which such use is located.

Non-Conforming Building or Structure: Any building or structure lawfully existing at the time of the approval of this Ordinance, or any amendment to it rendering such building or structure non-conforming, which: (a) does not comply with all of the regulations of this Ordinance, or any amendment hereto, governing bulk, height and yard requirements for the zoning district in which such building or structure is located; or (b) is designed or intended for a non-conforming use.

Nonconformity: Any legal use, structure or parcel of land already in existence, recorded, or authorized before the adoption of official controls or amendments thereto that would not have been permitted to become established under the terms of the official controls as now written.

Nudity: The showing or the human male or female genitals, pubic area or buttocks with less than a fully opaque covering, or the showing of the female breast with less than a fully opaque covering of any portion thereof below the top of the nipple, or the depiction of covered male genitals in a discernibly turgid state.

Nursing Home: An establishment which provides full-time convalescent or chronic care, or both, for three or more individuals who are not related by blood or marriage to the operator and who, by reason of advanced age, chronic illness or infirmity, are unable to care for themselves. No care for the acutely ill, or surgical or obstetrical services, shall be provided in such an establishment; a hospital shall be construed to be included in this definition.

Obstruction: Any dam, wall, wharf, embankment, levee, dike, pile, abutment, projection, excavation, channel modification, culvert, building, wire, fence, stockpile, refuse, fill, structure, or matter in, along, across, or projecting into any channel, watercourse, or regulatory flood plain which may impede, retard, or change the direction of the flow of water, either in itself or by catching or collecting debris carried by such water.

Office-Showroom Building: A building in which at least 20 percent of the floor space is devoted to office activities, the remainder being used for either warehousing, display, light manufacturing, or research and testing. Floor-to-ceiling joist heights in the warehouse portion would be not more than 14 feet.

Open Space: That portion of a land parcel not occupied by buildings, other structures, or parking areas. Land that is largely free of man-made structures. May include but is not limited to natural areas, parks and agricultural lands.

Open Space Recreation Use: A land use particularly oriented to and utilizing the outdoor character of an area, including hiking and riding trails, primitive campsites, campgrounds, waysides, parks and recreational areas.

Operable Motor Vehicle: Motor Vehicle must be able to start and drive forward and reverse on its own power and steer, have front and back license plates and current registration tabs, fully intact windshield, working headlights, taillights, and turn signals, and tires that are inflated according to motor vehicle's standards.

Ordinary High Water Level: The boundary of public waters and wetlands, and shall be an elevation delineating the highest water level which has been maintained for a sufficient period of time to leave evidence upon the landscape, commonly that point where the natural vegetation changes from predominantly aquatic to predominantly terrestrial. For watercourses, the ordinary high water level is the elevation of the top of the bank of the channel. For reservoirs and flowages, the ordinary high water level is the operating elevation of the normal summer pool.

Outlot: A lot that is in a plat that is not buildable for a residence by itself.

Park Trailer: A trailer that: (1) exceeds 8½ feet in width in travel mode but is no larger than 400 square feet when the collapsible components are fully extended or at maximum horizontal width; and (2) is used as temporary living quarters. "Park trailer" does not include a manufactured home.

Pawnbroker: A person who loans money on deposit or pledge of personal property, or other valuable thing, or who deals in the purchasing of personal property or other valuable thing on the condition of selling the same back again at a stipulated price, or who loans money secured by chattel mortgage on personal property, taking possession of the property or any part thereof so mortgaged. This definition includes, but is not limited to personal property such as antiques, boats, motors, snowmobiles, ATVs, fish locators, furs, electronic goods, sporting goods, guns, and woodworking/farm tools.

Permanent Residence: Any trailer, vehicle, or building being used as living quarters between November 1 of the year and May 1 of the following year. These residences shall meet the minimum requirements for a Single Family Residence.

Personal Storage Structure: An accessory structure used for non-commercial use that in some cases may be conditionally permitted as the only structure on a parcel.

Planned Unit Development: (Shoreland) A type of development characterized by a unified site design for a number of dwelling units or dwelling sites on a parcel, whether for sale, rent, or lease, and also usually involving clustering of these units or sites to provide areas of common open space, density increases, and a mix of structure types and land uses. These developments may be organized and operated as condominiums, time-share condominiums, cooperatives, full fee ownership, commercial enterprises, or any combination of these, or cluster subdivisions of dwelling units, residential condominiums, townhouses, apartment buildings, campgrounds, recreational vehicle parks, resorts, hotels, motels, and conversions of structures and land uses to these uses.

Planned Unit Development: (Highway) A type of development, or redevelopment to allow, or preserve appropriate land uses adjacent to major county, state, and federal highway intersections in order to help meet the goals and objectives of the Sherburne County Comprehensive Land Use Plan, Transportation Plan, and related Ordinances. These developments may be accomplished by incorporating a mixture of dimensional regulations, and or uses as regulated by an Interim Use Permit.

Pole Building: A post frame construction building made of wooden or metal parts, with metal panels covering three or more sides, and without a full foundation.

Pool: Any structure, chamber, or tank 5,000 gallons or greater in size, containing an artificial body of water designed primarily for swimming, diving, relaxation, or recreational use including special purpose pools and wading pools.

Pool, Spa: A hot water pool intended for seated recreational use with a water agitation system in addition to the recirculation system. Spa pool is synonymous with the term "whirlpool."

Pool, Wading: Any pool with a maximum depth of 24" used or designed to be used exclusively for wading.

Primitive Campsite: An area that consists of individual remote campsites accessible only by foot or water.

Principal Use: The purpose for which land or a building or structure thereon is designed, arranged, intended or maintained or for which it is or may be used or occupied.

Principal Structure: The main building or other structure on a lot that is utilized for the property's principal use.

Private Club or Lodge: A building and related facilities owned or operated by a corporation, association or group of persons for social, educational or recreational purposes of members regularly paying dues, but not primarily for profit or to render a service which is customarily carried on as a business.

Public Waters: Any waters as defined in Minnesota Statutes, Section 103G.005, Subd. 15,15a.

Rap Parlor: An establishment or place primarily in the business of providing nonprofessional conversation or similar services.

Reach: A hydraulic engineering term to describe a longitudinal segment of a stream or river influenced by a natural or man-made obstruction. In an urban area, the segment of a stream or river between two consecutive bridge crossings would most typically constitute a reach.

Recreational Vehicle:

A. Any vehicular, portable structure built on a chassis, designed to be used as a temporary dwelling for travel, recreational, and vacation uses;
B. Any structure designed to be mounted on a truck chassis for use as a temporary dwelling for travel, recreation, and vacation;
C. Any portable, temporary dwelling to be used for travel, recreation, and vacation, constructed as an integral part of a self-propelled vehicle; and
D. Any folding structure, mounted on wheels and designed for travel, recreation, and vacation use.

Regional Flood: A flood which is representative of large floods known to have occurred generally in Minnesota and reasonably characteristic of what can be expected to occur on an average frequency in the magnitude of the 100-year recurrence interval. Regional flood is synonymous with the term "base flood" used in the Flood Insurance Study.

Regulatory Flood Protection Elevation: An elevation no lower than 1 foot above the elevation of the regional flood plus any increases in flood elevation caused by encroachments on the flood plain that result from designation of a floodway.

Resort: Has the meaning in Minnesota Statute, Section 103F.227

Restaurant: An establishment where food is available to the general public for consumption on the premises.

Rural Tourism: Farm or other historical heritage attractions that include, single family residential properties for day retreats, crafting parties, weddings, receptions, hay rides, corn-mazes and holiday celebrations or similar rural uses. That are shown to have a unique and demonstrable relationship with Sherburne County or the region and its history lore and or natural resources.

Sadomasochistic Abuse: Flagellation or torture by or upon a person clad in undergarments, a mask or bizarre costume, or the condition of being fettered, bound or otherwise physically restrained on the part of one so clothed.

Sauna: An establishment or place primarily in the business of providing (i) a steam bath and (ii) massage services.

Salvage and Wrecking Yard: An outdoor facility used by a business engaged in the reclamation of parts or materials from machinery or buildings.

Satellite Antenna: A device for the reception of signals from communication satellites.

Screened: When a structure is built to be placed on a lot or vegetation is planted such that when the structure is built it is visually inconspicuous as viewed from the river during the summer months. Visually inconspicuous means difficult to see or not readily noticeable in summer months.

Seasonal or Temporary Businesses: Where the business is an accessory use of the property, and may be utilized for not more than ninety (90) days per calendar year.

Seasonal Storage: Where 25% or more of an agricultural building(s) is converted for the purposes of renting or leasing indoor storage space for storing and removing personal property, and where the facility is open to the public in the spring and fall on a limited seasonal basis, a Conditional Use Permit for Seasonal Storage shall be required.

Sensitive Resource Management: The preservation and management of areas unsuitable for development in their natural state due to constraints such as shallow soils over groundwater or bedrock, highly erosive or expansive soils, steep slopes, susceptibility to flooding, or occurrence of flora or fauna in need of special protection.

Setback: The minimum horizontal distance between a structure, sewage treatment system, or other facility and an ordinary high water level, sewage treatment system, top of a bluff, road, highway, property line, or other facility. (All dimensions are measured in feet)

Sewage Treatment System: A septic tank and soil absorption system or other individual or cluster type sewage treatment system as described and regulated in Section 17.5 of this ordinance.

Sewered Areas: An area that is serviced by a wastewater treatment facility (s), or publicly owned, operated, or supervised centralized septic systems servicing the entire development. **Advisory Committee Comment: This is the definition used in Minnesota Rules Chapter 7080.*

Sewer System: Pipelines or conduits, pumping stations, and force main, and all other construction, devices, appliances, or appurtenances used for conducting sewage or industrial waste or other wastes to a point of ultimate disposal.

Sexual Conduct: Acts of masturbation, sexual intercourse or physical contact with a person's unclothed genitals, pubic area, buttocks or, if such person be a female, her breast, and includes any of the following acts:

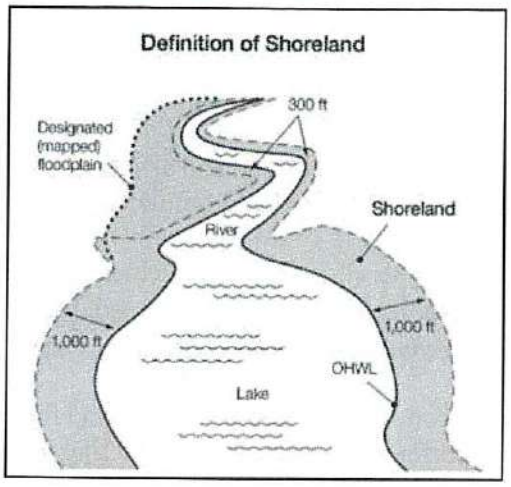
A. the touching by a person of another's intimate parts, or
B. the touching of the clothing covering the immediate area of the intimate parts
C. sexual intercourse, cunnilingus, fellatio, or anal intercourse; or
E. any intrusion, however slight, into the genital or anal openings of a person's body by any part of another's body or any object used by the person for this purpose.

Sexual Excitement: The condition of human male or female genitals when in a state of sexual stimulation or arousal.

Sexually-Oriented Business: Any business including, but not limited to, adults-only bookstores or motion picture theaters or adult entertainment centers, massage parlors, rap parlors, saunas.

Shoreland. "Shoreland" means land located within the following distances from public waters:

A. 1,000 feet from the ordinary high water level of a lake, pond, or flowage; and
B. 300 feet from a river or stream, or the landward extent of a floodplain designated by ordinance on a river or stream, whichever is greater (See Figure Below).



Sign Area: Projecting or freestanding signs: The area of a freestanding or projecting sign shall be the area of the largest face including its border area. If a sign has an irregular shape or has open spaces within its border, the sign area shall be the area of the smallest single rectangular figure that encloses it. If a freestanding sign or sign structure is constructed so that the faces are not back to back, the angles shall not exceed ten degrees, the total area of both sides added together shall not exceed the maximum allowable sign area for that district.

Significant Historic Site: Any archaeological site, standing structure, or other property that meets the criteria for eligibility to the National Register of Historic Places or is listed in the State Register of Historic Sites, or is determined to be an unplatted cemetery that falls under the provisions of Minnesota Statutes, section 307.08. A historic site meets these criteria if it is presently listed on either register or if it is determined to meet the qualifications for listing after review by the Minnesota state archaeologist or the director of the Minnesota Historical Society. All unplatted cemeteries are automatically considered to be significant historic sites.

Single Family Residence: A dwelling which is a minimum of twenty four (24) feet wide and a minimum of seven hundred and twenty (720) square feet in main floor area.

Solar Energy System: A solar energy system whose primary purpose is to harvest energy by transforming solar energy into another form of energy of transferring heat from a collector to another medium using mechanical, electrical or chemical means.

Solar Farm: A solar energy system composed of multiple solar panels on ground-mounted rack or poles which is not directly connected to or designed to serve the energy needs of the primary use but rather for the primary purpose of wholesale sales of generated electricity. Solar Farms include but are not limited to community solar gardens which are defined as a solar-electric (photovoltaic) array that provides retail electric power (or a financial proxy for retail power) to multiple community members or businesses residing or located off-site from the location of the solar energy system, consistent with the MN Statute 216B.1641 or its successor statute.

Solar Farm Related Business: A facility that supports monitoring, operations, preventive maintenance, corrective or condition-based maintenance (repair), or end of performance period (decommissioning) of a solar energy system, but which does not have solar arrays.

Solar (Accessory) Energy System, Ground-Mount: A solar energy system mounted on a rack or pole that sits on the ground or has its own foundation and is not attached to a building and that is accessory to the principal land use, designed to supply energy only for the principal use.

Solar (Accessory) Energy System, Rooftop: A solar energy system mounted on the roof of a building and is accessory to the principal land use, designed to supply energy only for the principal use.

Steep Slope: Land where agricultural activity or development is either not recommended or described as poorly suited due to slope steepness and the site's soil characteristics, as mapped and described in available county soil surveys or other technical reports, unless appropriate design and construction techniques and farming practices are used in accordance with the provisions of this ordinance. Where specific information is not available, steep slopes are lands having average slopes over 12 percent, as measured over horizontal distances of 50 feet or more, that are not bluffs.

Structure: Anything constructed or erected on the ground or attached to the ground or on-site utilities, including, but not limited to, buildings, factories, sheds, decks, detached garages, cabins, manufactured homes, travel trailers/vehicles.

Structures (In Shoreland District): See Section 14, Subdivision 2.

Structures (In Floodplain District): See Section 13, Subdivision 2.

Subdivision: Land that is divided for the purpose of sale, rent, or lease, including planned unit developments.

Surface Water-Oriented Commercial Use: The use of land for commercial purposes, where access to and use of a surface water feature is an integral part of the normal conductance of business. Marinas, resorts, and restaurants with transient docking facilities are examples of such use.

Temporary Start-Up Business: Any temporary occupation which is clearly incidental to the principal use of the homestead as a single family dwelling unit, is conducted in a building other than the dwelling, is conducted by a resident occupant, and does not change the character of the principal use. The temporary business use shall have a definite expiration date, at which time the business use shall cease operations on the permitted property.

Townhouses: A group of attached single-family dwelling units on a common lot.

Trailered Equipment: Where permitted equipment may be legally transported on one trailer at one time. Example: If a property is permitted to store one commercial vehicle, one trailer, and

trailered equipment, all equipment must be able to be legally transported on that one trailer, at one time.

Truck Terminal: A warehouse and distribution business specializing in the shipment or storage of goods or materials.

Variance: "Variance" means the same as that defined in Minnesota Statutes, Section 394.27 Subd. 7.

Warehousing: The storage of materials, goods, or equipment within an enclosed building as a principal use.

Watercourse: A channel in which a flow of water occurs either continuously or intermittently in a definitive direction. The term applies to either natural or artificially constructed channels.

Wetland: Lands transitional between terrestrial and aquatic systems where the water table is usually at or near the surface or the land is covered by shallow water. For purposes of this Ordinance, wetlands must (1) have a predominance of hydric soils; (2) be inundated or saturated by surface water of groundwater at a frequency and duration sufficient to support a prevalence of hydrophytic vegetation typically adapted for life in saturated soil conditions; and (3) under normal circumstances, support a prevalence of hydrophytic vegetation.

"A wetland" or "the wetland" means a distinct hydrologic feature with characteristics of the preceding paragraph, surrounded by nonwetland and including all contiguous wetland types except those connected solely by riverine wetlands. "Wetland are" means a portion of "a wetland" or "the wetland."

Wetlands do not include public waters wetlands and public waters that are designated on the public waters inventory maps prepared under Minnesota Statutes, Section 103G.201.

Wholesaling: The selling of goods, equipment, or materials to another business that in turn sells to other customers.

Wooded: A tract of land that has tree canopy over at least 75 percent of it.

Wrecker and Towning Service: An establishment operated for the purpose of temporary storage impounded vehicles for a period no longer than 90 days. If an establishment has impounded vehicles located on-site, stores inoperable vehicles for more than 90 days, stacks vehicles top to bottom, or portions of the vehicles are dismantled or removed for sale, it shall be considered a junkyard. Junk yards are not permitted.

Zoning District: An area or areas within the limits of the County of Sherburne for which the regulations and requirements governing land use are uniform.

SECTION 11 - INDUSTRIAL DISTRICT

Subdivision 1. Purpose

The purpose of the Industrial District is to provide locations for industrial development adjacent to existing industrial development and along a federal, state, county or local road or in locations consistent with a City land use plan as established in the Urban Expansion Zone.

All uses not listed as Permitted Uses, Conditional Use Permits or Interim Use Permits shall not be allowed within the Industrial Zoning District.

Subdivision 2. Permitted Uses

1. Agriculture
2. Athletic clubs
3. Bus Service
4. Cannabis Cultivation (Outdoor)
5. Cannabis Delivery
6. Cannabis Manufacturing
7. Cannabis Medical Combination (Cultivate or Manufacture)
8. Cannabis Mezzobusiness (Cultivate or Manufacture)
9. Cannabis Testing Facility
10. Cannabis Transporter
11. Cannabis Wholesale

12. Communication Towers up to 200 feet

13. Contractor's Yard (Small and Medium)

14. Grading, Filling or Excavating Temporary

15. Manufacturing, compounding, processing, packaging, treatment or assembly of products and materials

16. Mini Storage Facilities

17. Offices

18. Private and / or Commercial Kennels

19. Private Motor Sport Vehicle Tracks under the provisions listed in Sec 16.6 of this Ordinance.

20. Research and development operations

21. Restaurants

22. Sales or service businesses dealing principally with business, not retail, customers

23. Seasonal Storage

24. Warehousing

25. Wholesale sales businesses

26. Windpower Management (Hobbyist)

Subdivision 3. Conditional Uses

Land in the Industrial District may be used for any of the following purposes only with the issuance of a Conditional Use Permit. Refer to Section 16 for a description of the requirements for each of these Conditional Uses.

1. Communication Towers over 200 feet in height (See Sec 16.5 Communication Towers)

2. Pawnbroker

3. Permanent government structures

4. Public Motor sport Facilities and tracks, previously covered under "Activities Requiring Rural Isolation"

5. Recycling operations for non-hazardous waste

6. Single-family housing

Subdivision 4. Interim Uses

1. Asphalt & Concrete Mixing Plants, Portable

2. Auction Business

3. Automobile Mechanical and/or Body Repair Shop

4. Cannabis Cultivation (Indoor)

5. Cannabis Events

6. Cannabis Medical Combination (Retail)

7. Cannabis Mezzobusiness (Retail)

8. Cannabis Microbusiness (Cultivate or Manufacture, Retail, and Onsite Consumption)

9. Contractor's Yard (Large)

10. Mining

11. Occasional Special Event

12. Planned Unit Development (Highway)

13. Seasonal or Temporary Businesses

14. Temporary Use by Government Entities

15. Wrecker and Towing Services

Subdivision 5. Accessory Uses

1. Essential public or private utilities

2. Other uses customarily incidental and subordinate to a Permitted Use, in the opinion of the Planning Commission.
3. Railroad spurs
4. Solar (Accessory) Energy System, Ground-Mount
5. Solar (Accessory) Energy System, Rooftop

Subdivision 6. Dimensional Regulations (All dimensions are measured in feet)

1. Minimum Lot Size — 40 acres or 30,000 square feet if platted

2. Minimum Lot Dimensions (All Land Uses):

Width:	150 (measured at the setback line)
Depth:	200

3. Minimum Setbacks, Principal or Accessory Structures:

Unplatted Parcels:

Front, Unplatted (from centerline):		
Township Road:	100	
County Road:	100	
County State-Aid Highway:	130	
Highways 24 or 25:	150	
Highways 10 or 169:	lane or 80	200 of centerline of closest traveled from centerline of service road
Side or rear for unplatted parcels:		50
County Ditch (from top of ditch bank)	50	

Platted Lots:

Front, Platted lots (from right-of-way):		
Township Road:		67
County Road:	50	
County State-Aid Hwy.:	70	
Highways 24 or 25:	80	
Highways 10 or 169:	100	
Interior Side:		20

Rear: 20

Side or Rear, abutting a site currently used for housing: 50

County Ditch (from top of ditch bank): 50

When a lot is located at the intersection of two or more roads or highway, there shall be a front yard setback on each road or highway side of the lot.

4. Minimum Setbacks, Industrial Driveways or Parking Areas:

Front: 20
Side or Rear: 10

5. Maximum Building Heights: 35 feet except for exceptions listed in Section 16 of this Ordinance.

6. Maximum Building Depth Below Grade:

Set lowest floor at Lowest Floor Elevation (LFE) or minimum one (1) foot above mottling, whichever is higher. If no LFE is established, set lowest floor minimum one (1) foot above mottling.

Subdivision 7. Screening Requirements

1. Any industrial development that abuts any existing residential development or abuts any parcel planned or zoned for housing development shall be screened from view from the housing site using a combination of fencing, plantings and/or berming to the satisfaction of the County Planning Commission.

   If an industrial development occurs prior to an adjacent residential development, it shall be the responsibility of the residential development to provide screening using a combination of fencing, plantings and/or berming to the satisfaction of the County Planning Commission.

2. Any outdoor storage or display of goods, materials, or damaged vehicles awaiting body repair shall be screened from view from any non-industrial zones (except farm fields) to the satisfaction of the County Planning Commission using a combination of fencing, coniferous and deciduous plantings and/or berming.

Subdivision 8. Access Requirements

1. The location of any driveway from a public road shall require approval by the County Planning Commission and the local governing body with advice from the County Engineer.

2. The minimum distance between any two driveway-road intersections shall be 75 feet. No driveway shall be located closer than 100 feet to the intersection of the pavement of the two public roads.

Subdivision 9. General Regulations

Additional regulations for signs, septic systems, accessory buildings, fences, mobile homes, and site plan reviews are presented in Section 17, General Development Regulations.

SECTION 16.2 – INTERIM USE PERMITS

This section presents the conditions that must be met for each possible Interim Use listed in the various Zoning Districts.

The procedure for review and approval of an Interim Use Permit is presented in Section 18 of this Ordinance, Administration and Enforcement.

Subdivision 1: Authority:

No person or entity shall allow the existence of the following uses on lands that are partially or entirely owned, leased, or occupied by them without an Interim Use Permit (IUP), as listed in Subdivision 4 issued by the Sherburne County Board of Commissioners. Interim Uses must be consistent with the terms of the Interim Use Permit and any applicable local, state or federal law, rule or other statutory provision.

Under Minnesota Statutes, Sherburne County may approve an Interim Use Permit for a property if:

1. The use conforms to the zoning regulations;
2. The date or event that will terminate the use can be identified with certainty;
3. Permission of the use will not impose additional costs on the public if it is necessary for the public to take the property in the future; and
4. The user agrees to any conditions that Sherburne County deems appropriate for permission of the use. Any interim use may be terminated by a change in zoning regulations.

Subdivision 2: Permit Expiration and Transferability:

Any IUP issued under this Ordinance, with the exception of Solar Farms as cited in Sec 16.2, Subd 5, Item 22 E. and Solar Farm Related Business as cited in Sec. 16.2, Subd. 5, Item 23 H, is granted solely to the applicant and/or the business entity named in the application, and for the premises named in the IUP application. No IUP of any sort granted pursuant to this Ordinance is transferable to any other person or premises. If a change of ownership, control, or location of any licensed premises occurs, whether pursuant to move, sale, transfer, assignment, or otherwise, the owner or proposed new owner must complete a new application subject to approval pursuant to this Ordinance. A change of ownership or control includes, but is not limited to:

A. The sale of all or substantially all of the company assets;

B. Sale or acquisition of forty (40) percent or more of the controlling interest (voting) stock if the company stock is publicly traded;

C. Sale of fifty-one (51) percent of the voting stock if a non-publicly traded stock or closely held corporation;

D. Execution of a management agreement; or

E. The change of any officer or majority stockholder if the company is a closely-held corporation.

The IUP shall expire with a change of ownership, or unless otherwise required by the IUP's conditions as determined by the County Board. The IUP shall expire if the approved use is inactive for one (1) year or longer as determined by the Zoning Administrator and/or tax records indicating the use was inactive.

Subdivision 3: Process of Approval:

A. **Application.** A complete IUP application shall comply with Section 18, subdivision 6 of the Zoning Ordinance.

B. **Review of Applications.** Complete applications shall be reviewed by the Sherburne County Planning & Zoning Department in accordance with Mn Statute 15.99 as amended.

C. **Public Hearing.** Complete applications shall be scheduled for a Public Hearing by the Planning Advisory Commission, and publicized according to Minnesota Statutes.

D. **County Board Approval/Denial.** After a public hearing has been held, the County Board shall approve, deny, or continue an IUP request, with written findings in support of their decision.

E. **Compliance.** Any use permitted under the terms of any Interim Use Permit shall be established and conducted in conformity with the terms of such permit and of any conditions designated in connection therewith. If the applicant does not abide by the conditions set forth in the permit, the County has the right to either revoke the permit or hold another hearing to investigate and set additional conditions.

F. **Fees.**
The applicant shall pay all IUP and recording fees as determined by the County Board in the Fee Ordinance. All fees are considered the minimum amounts necessary to reimburse the County for costs incurred in processing the application and investigating the application and the proposed premises and are, therefore, non-refundable. As a condition of approval of the IUP, the County Board may require an additional annual Inspection Fee as stated in the Fee Ordinance. The Annual Inspection Fee shall cover the cost of County Staff or their agent to inspect the property as required within the IUP's conditions of approval.

Subdivision 4: List of Interim Uses:

1. Activities Requiring Rural Isolation
2. Asphalt & Concrete Mixing Plants, Portable
3. Auction Business
4. Automobile mechanical and / or body repair shop
5. Bed & Breakfast
6. Business selling vehicles, boats or farm implements
7. Campgrounds, Recreational
8. Cannabis Businesses
9. Contractor's Yard
10. Home Business in an Accessory Building
11. Manufactured Home, Farm Related (temporary seasonal),

12. Manufactured Home, Farm Related (temporary year-around)
13. Manufactured Home (temporary), for Parents, Grandparents, Children, Sisters or Brothers by Blood or Adoption
14. Miniature golf Course / archery / Driving Range
15. Mining
16. Occasional Special Event
17. Planned Unit Development (Highway)
18. Recreational activity
19. Rural Tourism
20. Seasonal or temporary businesses
21. Slaughterhouse activities (see Section 16.1)
22. Solar Farm
23. Solar Farm Related Business
24. Temporary Tire and/or Waste Collection and/or Recycling Operations
25. Temporary Start-Up Business
26. Temporary Use by Government Entities
27. Used vehicle parts or scrap material yard
28. Wrecker and Towing Services
29. Yard Waste Composting

Subdivision 5: Conditions:

1. **Activities Requiring Rural Isolation,** provided:

A. The site must have frontage on a hard surface public road unless access via a gravel road is approved by the Township.

B. A certificate of insurance is submitted to the County.

C. The facility shall provide adequate restroom facilities as determined by the IUP.

D. The IUP may restrict the number of people who may use the property at any given time.

2. **Asphalt & Concrete Mixing Plants, Portable**, provided:

A. The plant and equipment must be located and screened in such a manner so as to have the least environmental and aesthetic impact on adjacent properties.

B. Traffic to and from the mining site shall be routed to avoid streets that primarily serve abutting residential properties.

C. All Federal, State and local air, water and noise standards must be met. All necessary Federal, State and local permits shall be obtained by the operator.

D. Hours of operation shall be 6:00 am to 6:00 pm Monday through Saturday unless otherwise required in the IUP based on noise, traffic and air control mitigation measures.

E. Aggregate mined on site must be adequate for use in asphalt or concrete and must be the primary sources of aggregate used in the plant.

3. **Auction Business**, provided:

A. The entire operation takes place on ten (10) acres or more.

B. The applicant shall demonstrate adequate on-site parking and restroom facilities.

C. Goods to be auctioned may be displayed outside in a secured area two (2) weeks prior to the auction, and must be removed from outside within two (2) weeks after the auction unless otherwise required by the IUP.

D. All signage shall comply with Section 17, Subdivision 1 of the Zoning Ordinance.

4. **Automobile Mechanical and/or Body Repair Shops**, provided that all storage of vehicles with damaged body parts is screened from view as required in Section 17, General Development Regulations, of this Ordinance.

5. **Bed & Breakfast**, provided;

   A. The facility may have no more than eight (8) guest rooms, used by temporary guests.

   B. The owner or caretaker shall live in the facility during normal operations.

   C. Banquets, weddings, commercial meetings, luncheons, and similar activities serving more than ten (10) guests may require an IUP for "An Occasional Special Event" unless otherwise permitted by the IUP conditions.

   D. Rooms used for sleeping shall be part of the primary residential structure. The facility shall have a minimum of one (1) parking stall per guest room, and two (2) parking stalls for staff. All parking shall be off-street.

   E. There may be one non-illuminated sign totaling not more than 12 sq ft in size, located on the property, but outside of the public right-of-way.

6. **Businesses Selling Vehicles, Boats, or Farm Implements** provided:

   A. No item shall be parked on any required parking or driveway setback.

   B. Other requirements normally applying to commercial development are followed.

7. **Campgrounds, Recreational**, provided:

   A. The campground shall be seasonal, and shall not be in use from November 1st through May 1st. Areas within a floodplain shall not be in use from October 1st through May 1st. Campgrounds shall comply with all local, state, and federal rules and regulations.

   B. The campground owner/operator shall provide an operational plan, to be approved by the County Board. In addition to addressing the provisions listed in this section, the operational plan shall include the calendar months of the year which the campground will operate, the maximum

number of camping sites including the type of site (i.e. primitive tent camping, RV full hook-ups, etc).

C. The campground owner/operator shall obtain a primary or annual license from the Mn Department of Health in compliance with Minnesota Statutes, prior to recording of the IUP and shall submit a copy of the license to the County.

D. All overnight guests of the campground shall register their names, permanent address(s), make and model of vehicle(s), and license plate number(s). The campground owner/operator shall retain this registration log for at least one-year, and shall be made available to law enforcement officials upon request.

E. Campgrounds shall provide a caretaker or attendant who shall maintain all facilities in a clean, orderly and sanitary condition. The caretaker or attendant shall be readily available at all times in case of an emergency.

F. The storage, collection, and disposal of refuse and garbage in a recreational campground shall be so conducted as to not create a health hazards, rodent harborage, insect breeding areas, accident or fire hazards, or air pollution. In recreational camping areas, garbage and refuse containers shall be provided on the ratio of at least one for every four sites. Refuse and garbage collection shall be made at least twice each week and more often when necessary to prevent nuisance conditions.

G. Campgrounds shall have a Grading and Drainage Plan approved by the Township Engineer or licensed engineer.

H. Wells and septic systems shall comply with Mn Department of Health and MPCA regulations.

I. Campgrounds shall have an adequately sized severe weather shelter(s) on-site, as approved by the Building Official. Temporary campgrounds established as emergency housing in a disaster area as declared by the Governor or President of the United States may be exempt unless its use exceeds a period of 18 months.

J. Campgrounds shall provide an evacuation plan in case of severe weather, flood, fire, or other disaster, as approved by the Sherburne County Emergency Management Director, and shall be provided to campers at the time of registration.

K. All livable structures (i.e. RV's, park trailers, etc) must be road ready, licensed (if applicable) and able to operate on their own power, or towed on public roads in a legal manner.

L. The Campground owner shall maintain streets and roadways in the campground so as to permit passage of emergency vehicles and reverse maneuvering of recreational vehicles.

M. Each RV site shall be a minimum of 16' in width and 70' in depth (minimum area of 2,000 sq ft per RV site) to accommodate an RV and secondary vehicle.

N. Each tent site shall be a minimum of 10' wide and 30' in depth and accommodate the structure and one parking space.

O. On site toilets, bathing, and laundry facilities shall comply with state rules and statutes.

P. All dead storage fish houses must be accessible to emergency vehicles.

Q. All campsites shall comply with applicable DNR setbacks for permanent and temporary structures, and recreational vehicles.

R. No permanent structures shall be permitted within a Floodway.

S. No domestic animals or pets of occupants of the campground may run at large, or be a public nuisance.

8. **Cannabis Businesses:**

A. Cannabis Cultivation (Indoor) provided:

1. The parcel is a minimum of 40 acres in the Agricultural District

2. The parcel is not located in the Shoreland District.

3. Must be located 1,000ft from the nearest residence, except that of the owner.

4. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plans for Cultivation in accordance with MN

Rule 9810.2000 and Minn. Stat. 342.23-342.25, and 342.30

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

B. Cannabis Events, provided:

1. The parcel is a minimum of:

   a. 6 acres in the Agricultural District.

   b. 6 acres in the General Rural Zoning District.

2. The parcel is not located in the Shoreland District.

3. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

   a. Site Plan
      i. Proposed layout of operations (parking, vendors, etc.)
      ii. Parking
      iii. Sanitary
      iv. Consumption area

   b. Written description of proposed activities

   c. Days and Hours of operation (Duration not to exceed four days)

   d. Anticipated number of attendees

   e. General Operational Plan for Events in accordance with MN Rule 9810.2700 and Minn. Stat. 342.23, 342.24, 342.39, 342.40.

   f. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

g. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

C. Cannabis Manufacturing, provided:

1. The parcel is not located in the Shoreland District.

2. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plan for Manufacturing in accordance with MN Rule 9810.2102 and Minn. Stat. 342.23, 342.24, 342.26, and 342.31

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

D. Cannabis Medical Combination, provided:

1. The parcel is not located in the Shoreland District.

2. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plan for Medical Combination in accordance with MN Rules 9810.2000-9810.4200 and Minn. Stat. 342.23, 342.24, 342.51, 342.515.

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

E. Cannabis Mezzobusiness, provided:

1. The parcel is a minimum of 40 acres in the Agricultural District.

2. The parcel is not located in the Shoreland District.

3. Must be located 1,000 ft from the nearest residence, except that of the owner.

4. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

   a. General Operational Plan for Mezzobusiness in accordance with MN Rules 9810.2000-9810.2700 and Minn. Stat. 342.23, 342.24, and 342.29.

   b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

   c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

F. Cannabis Microbusiness, provided:

1. The parcel is a minimum of:

   a. 5 acres in the Agricultural District and homesteaded by the applicant.

   b. 5 acres in the General Rural Zoning District and homesteaded by the applicant.

2. The parcel is not located in the Shoreland District.

3. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

   a. General Operational Plan for Microbusiness in accordance with MN Rules 9810.2000-9810.2700 and Minn. Stat. 342.23, 342.24, and 342.28.

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

G. Cannabis Retail, provided:

1. The parcel is not located in the Shoreland District.

2. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plan for Retail in accordance with MN Rules 9810.2000-9810.2700 and Minn. Stat. 342.23, 342.24, and 342.32.

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

H. Cannabis Testing Facility, provided:

1. The parcel is not located in the Shoreland District.

2. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plan for Testing Facility in accordance with MN Rules 9810.3000-9810.3100 and Minn. Stat. 342.23, 342.24, 342.37, and 342.38.

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste

handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

I. Cannabis Wholesale, provided:

1. The parcel is not located in the Shoreland District.

2. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plan for Wholesale in accordance with MN Rule 9810.2400 and Minn. Stat. 342.23, 342.24, 342.33, and 342.34.

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

9. **Contractor's Yard**, provided:

A. Classification of Contractor's Yard Small, Medium, and Large is provided:

1. Small Contractor's Yard.

a. The parcel is a minimum of:
   i. 2.5 acres in the General Rural Zoning District and homesteaded by the applicant.
   ii. 5 acres in the Agricultural Zoning District and is homesteaded by the applicant.

b. There may be a maximum of four (4) licensed motorized or non-motorized vehicles associated with the Contractor's Yard (includes trucks and trailers). Equipment stored on vehicles or trailers are excluded.

c. There may be only of 2 (two) employees (full-time and part-time) reporting to the parcel other than a family member residing on the property. This includes employees who are on-site only to pick up and drop off equipment and materials.

d. Exterior storage of equipment, business supplies or waste material is prohibited except for the permitted commercially licensed vehicles.

e. Setbacks:

i. Agricultural Districts, the contractor's yard and all related uses must be setback a minimum of 50ft from all property lines.
ii. General Rural Districts, the contractor's yard and all related uses must be within the permitted setbacks within the applicable zoning district as outlined in the Sherburne County Zoning Ordinance.

2. Medium Contractor's Yard.

a. The parcel is a minimum of:
i. 10 acres in the General Rural Zoning District
ii. Permitted on existing lot of record in the Industrial, or Heavy Industrial Zoning Districts.

b. There may be a maximum of twenty (20) commercially licensed motorized or non-motorized vehicles associated with the Contractor's Yard (includes trucks and trailers).

c. There may be a maximum of twenty (20) employees (FTE) working on-site. This includes employees who are on-site to pick up and drop off materials and equipment.

d. Setbacks:

i. General Rural Districts, the contractor's yard and all related uses must be setback a minimum of 150ft from all property line.

ii. Industrial and Heavy Industrial Zoning Districts, the contractor's yard and all related uses must be within the permitted setbacks within the applicable zoning district as outlined in the Sherburne County Zoning Ordinance.

3. Large Contractor's Yard.

a. Property must be in the Industrial and Heavy Industrial Zoning Districts or Highway PUD zoning districts.

b. The maximum number of commercially licensed motorized or non-motorized vehicles (includes trucks and trailers) associated with the Contractor's Yard shall be established through the Interim Use Permit.

c. The maximum number of employees (FTE) working on site shall be established through the Interim Use Permit.

i. Setback: Industrial and Heavy Industrial Zoning Districts, the contractor's yard and all related uses must be within the permitted setbacks within the applicable zoning district as outlined in the Sherburne County Zoning Ordinance.

B. The contractor's yard may not be located within the Shoreland District or the Floodplain District.

C. The contractor's yard must abut a hard-surface public road unless access via a gravel road is approved by the Township.

D. All outside storage shall be adequately screened from existing or proposed residential areas by fence, wall or vegetated earth berm.

E. Applicants shall include the following information with their IUP application:

1. A written description describing the proposed contractor's business and activities conducted on-site, including the following:

a. The number of employees (full-time and part-time) reporting to the contractor's yard.

b. The type and amount of equipment stored on-site.

c. The type and amount of vehicles, materials and supplies stored on-site.

d. If, how, and where vehicles and equipment will be maintained on-site.

2. A survey or aerial photo showing the following:

a. Parcel acreage.

b. Location and dimensions of all existing and proposed buildings on the property.

c. Location and dimensions of existing and proposed outdoor storage areas.

d. Location and details of existing and proposed screening.

e. Location and distance of neighboring residences.

f. Location of well, septic or other sanitary facilities on-site.

F. All outside storage shall be screened from residential areas.

10. **Home Business in an Accessory Building,** provided:

A. The business must be located on the homesteaded property of the business owner.

B. All business activities may be conducted within a maximum area of 1,800 sq ft within one accessory structure. If the accessory building is to be used for non-business use (i.e. personal storage), a partition wall or similar divider must be used to separate business from non-business use to identify compliance with the 1,800 sq ft maximum floor area. All work must be conducted within the Accessory Building.

C. There may be no more than two (2) employees (FTE) other than a member of the household residing on the premises.

D. There may be no sandblasting, chemical/paint spraying, or similar use associated with the business.

E. There may be no more than one non-illuminated business sign totaling not more than 12 square feet on the premises.

F. Excessive noise, glare, odors, traffic or other nuisances may be justification for the County to revoke or modify the terms of the Interim Use Permit.

G. The County may limit the daily hours of operation.

H. Any solid or liquid waste must be handled and disposed of according to any applicable County or State regulations.

I. The applicant and/or property owner shall permit the County to inspect the property at anytime.

11. **Manufactured Home, Farm Related (Temporary Seasonal),** provided:

A. The owner/applicant can demonstrate a need for the permit.

B. A maximum of three manufactured homes may be located on each farming operation. A farming operation includes all lands under common/joint ownership used predominately for labor intensive agricultural purposes.

C. Farming operations shall have a minimum of 80-acres of land, or if less must demonstrate that there is no local housing available for seasonal workers.

D. The length of time the temporary residence shall be occupied is limited to the needs of the farming operation and allowed only from April 15th through November 1st. The manufactured home shall be occupied by farm workers only.

E. The total number of occupants in any one manufactured home does not exceed the Code of Federal Regulations 3280.109 as amended, regulating the number of persons per sq ft of bedroom.

F. The employer and employees are in compliance with all applicable state and federal labor laws.

G. The manufactured home is connected to an on-site septic system, in accordance with Section 17 (General Regulations) of this ordinance.

H. An escrow is issued in the name of Sherburne County, payable to Sherburne County, for the sum of $5,000 which may be drawn down by the County in its sole discretion for purposes including but not limited to cost of capping and closing of any separate septic systems, administrative and legal fees for the foregoing, and repayment of delinquent personal property taxes on the manufactured home. The escrow shall be held for as long as the manufactured home is on the property.

I. All solid waste generated by the occupants shall be disposed of properly, in accordance with the Solid Waste ordinance.

12. **Manufactured Home, Farm Related (Temporary Year-Around),** One manufactured home may be temporarily located on a property in addition to a permanent home, provided:

A. The residents' income is derived in part from the farmstead of which the manufactured home is intended to be located, or that the majority income of the occupant or owner is derived from past association with the farmstead;

B. An escrow is issued in the name of Sherburne County, payable to Sherburne County, for the sum of $5,000 which may be drawn down by the County in its sole discretion for purposes including but not limited to the cost of capping and closing of any separate septic systems, administrative and legal fees for the foregoing, and repayment of delinquent personal property taxes on the manufactured home. The escrow shall be held for as long as the manufactured home is on the property.

C. The manufactured home is connected to an on-site septic system, in accordance with Section 17 (General Regulations) of this ordinance.

D. Travel trailers, recreational vehicles or any other type of vehicle modified for living space shall not be used as a permanent structure and shall not be connected in any fashion to existing water and septic systems for the purpose of erecting a permanent structure. For the purposes of this section, a Permanent Structure is any trailer or vehicle that is used between November 1st and May 1st of the following year.

13. **Manufactured Home (temporary), for Parents, Grandparents, Children, Sisters or Brothers by Blood or Adoption** provided:

A. The manufactured home is to be located on a parcel of at least five acres with one permanent dwelling. The occupant(s) of either the manufactured home or the permanent dwelling must be: 1) the parent(s) or grandparents of the occupant of the other residence or, 2) a child, sister or brother who suffers from a full or total disability as classified by Social Security, Worker's Compensation or a Doctor, and who resides in or will reside in one of the residences.

B. The applicant shall submit with the application and annually thereafter, a signed statement certifying that the occupant of the manufactured home is

a parent, grandparent, child, sister or brother who suffers a full or total disability as classified by Social Security, Worker's Compensation or a Doctor. The statement shall describe the need that makes it necessary for parents, grandparents or relative of the first degree to live on the same parcel with the children or grandchildren or a release that will allow the Zoning Administrator or his/her designee to verify the disability.

C. The manufactured home shall be removed from the site within 120 days of such time as it or the permanent residence ceases to be occupied by a parent, grandparent, child, sister or brother.

D. The manufactured home shall not be made a permanent structure.

E. The manufactured home shall not require the creation of a separate well.

F. An escrow is issued in the name of Sherburne County, payable to Sherburne County, for the sum of $5,000 which may be drawn down by the County in its sole discretion for purposes including but not limited to cost of capping and closing of any separate septic systems, administrative and legal fees for the foregoing, and repayment of delinquent personal property taxes on the manufactured home. The escrow shall be held for as long as the manufactured home is on the property.

G. An on-site sewage system to serve the manufactured home can be installed in accordance with Section 17.5 of this Ordinance.

14. **Miniature golf course / archery / driving range**

15. **Mining**. The permit shall be issued only upon findings that there is no substantial environmental impact or that such impact will be alleviated through a restoration program and other condition of the permit and that the activity will have no substantial adverse impact on surrounding property or that such impact will be alleviated through the conditions of the permit. Each permit shall contain the following minimum standards unless modified by the Planning Commission, and all activities shall conform to these and any additional standards:

A. General Operating Requirements must address operating hours, dust control, housekeeping, and safety.

B. Minimum Requirements for the mining operation:

1. No non-granular material shall be removed unless the permit is specifically for such an operation.

2. Vertical faces shall be kept to a minimum except during active mining.

3. Mining shall not take place within 40 feet of a property line and/or no closer than to accomplish a 2.5:1 slope.

4. The permit shall specify what operations are to occur in the permitted area and what general types of equipment may be used in the operation.

5. Processing machinery must be located consistent with setback standards for structures from ordinary high water levels of public waters and from bluffs.

6. Excavation or grading that disturbs an area greater than one (1) acre in size shall submit a National Pollutant Discharge Elimination System Plan (NPDES), and a Storm Water Pollution Prevention Plan (SWPPP) from the MPCA. The applicant shall submit a copy of the NPDES and SWPPP permits to the County prior to any excavation.

C. The following information shall be provided by the person or agency requesting the permit:

1. Name and address of person or agency requesting the mining permit.

2. The legal property description and acreage of area to be mined.

3. The following maps of the entire site and including all areas within three hundred fifty (350) feet of the site. All maps shall be drawn at a scale of one (1) inch to one hundred (100) feet unless otherwise stated below. A digital drawing in a format compatible with the CAD software used by the County of the plat on County coordinates with all the information contained in Maps A, B & C. listed below.

Map A - Existing conditions to include:

a. Contour map, with two (2) foot intervals

b. Existing vegetation

c. Wetlands and existing surface water drainage patterns

d. Existing structures

e. Existing wells

Map B - Proposed Operations to include:

a. Structures to be erected

b. Location of a permit, accessible and visible bench mark elevation in the vicinity of the mining boundary

c. Location of sites to be mined showing depth of proposed excavation

d. Location of any open water

e. Setback line for property lines and ordinary high water levels of public waters

f. Location of storage of mined materials, showing maximum height of storage deposits

g. Location of vehicle parking, access roads and local routes to truck routes

h. Staging of mining activity

i. Resource management plan

Map C - End Use Plan to include: The following information shall be provided by the person or agency requesting the permit:

a. Final grade of proposed site showing elevations and contour lines at two (2) foot intervals

b. Location and species of vegetation to be replanted

c. Reclamation staging plan

d. Proposed land use and development plan.

D. Haul Route Plan. A plan shall be submitted for approval showing the public roads on which trucks will carry material from the site along with a schedule and means of cleaning the public roads of lost material.

E. Restoration. All permits shall contain a restoration plan providing for the reuse of the land after resource exhaustion. The permittee is responsible for restoration. The following are the minimum standards for restoration:

1. All areas where the resource is exhausted and not needed for other operations shall be restored at the completion of mining. The entire area shall ultimately be restored.

2. All restoration shall include the application of a minimum of 4 inches of topsoil or similar material that will support plant growth.

3. Grading standards:

   a. Final grades shall be in conformity with the topography of the surrounding land.

   b. If the land is to be restored to crop production, no slope shall exceed 20 percent (5:1 slope).

   c. If the restoration is not for crop production, no grade shall exceed 33 percent (3:1 slope).

4. All restored areas shall be seeded with a mixture recommended by the Soil and Water Conservation District or returned to crop production. The permit may require a reforestation plan. Reforestation requirements shall be based on the recommendation of the Soil and Water Conservation District and/or the County Forester.

5. Standards III and IV above may be raised or modified to accommodate a specific reforestation plan.

F. Performance Securities and Insurance.

1. The permittee shall acquire and keep in force for the duration of the permit, liability insurance specifically covering the mining and/or restoration and related operations. The permittee shall provide certification of insurance.

2. A performance surety shall be provided. The permit shall specify the amount and type of surety required. The surety shall be used to reimburse the County for any monies, labor, or material expended to bring the operation into compliance with the conditions of the permit. The surety may be used after non-renewal of the permit and failure to execute the restoration plan. The surety may also be used if there is a failure to execute a phase of a restoration plan specifically scheduled in the permit. This option may be executed 180 days after written notice of non-compliance to the applicant.

16. **Occasional Special Event** under the following conditions:

A. An application is submitted which includes the following:

1. A plot plan showing:

a. Location of any grading, excavation or filling sites, and location of any areas for obtaining fill or for disposing of excavated materials.

b. Location of any temporary buildings, stockpiled materials, and or industrial equipment.

c. Location of storage area for equipment.

2. A letter giving an in depth description of the proposed operation. Said letter should contain at a minimum:

a. The number of employees reporting to the site.

b. Plans for traffic control.

c. A discussion of parts of the special event that may have an adverse impact on the environment or may impact neighboring property owners and methods for mitigation of any adverse factors.

d. Plans for provision of sanitary facilities such as portable toilets for workers and attendees.

3. The Sherburne County Board of Commissioners approves the application.

17. **Planned Unit Development (Highway)** for land use adjacent to a major highway (Minnesota or US Highways) where the location is found to be appropriate for business oriented uses, and the preservation of future road right of way, and/or other land use is necessary to meet the goals of the Sherburne County Comprehensive Land Use Plan, as well as the County and State Transportation Plans, provided that:

    1) The types of businesses and mixed uses may be limited and will be at the discretion of the local township and County Board. The use(s) should be those that will serve the local marketplace, will be compatible with the existing surrounding uses in the underlying zone and are permitted uses under the commercial, industrial (not Heavy Industrial) and Urban Expansion districts. The uses should promote the goals and policies of the Comprehensive Land Use Plan.

    2) A site plan that follows the General Development Regulations shall be submitted with the CUP application. The site plan shall illustrate appropriate areas for buildings, screening, lighting, parking, drainage, sewer site and landscaping. Performance and architectural standards may be required for approval.

    3) The lot size for all platted lots, and outlots, must be a minimum of 22,500 square feet. Sherburne County may grant flexibility in lot sizes and dimensional regulations in order to help preserve future road right of way.

    4) Plat applications shall follow the standard plat procedures set forth in the Subdivision Ordinance. Lots that have not been defined for a specific use under the conditional use permit shall remain as outlots until their allowed uses have been determined.

    5) A developer's agreement must be signed with the township and/or the County as specified in the conditional use permit.

    6) Sherburne County may regulate the number of highway accesses and the location of future road right-or-way and natural highway buffers in order to help meet local and state transportation plans. Future highway right of ways shall be preserved by platting and dedicated as public right of way on the final plat. Access permits from Minnesota Department of Transportation and/or Sherburne County Public Works must be obtained prior to County Board approval.

18. **Recreational Activities** conducted on a permanent, seasonal or scheduled basis subject to the following criteria:

    A. A certificate of insurance and/or a performance surety may be required.

B. Sanitary facilities shall be installed as judged necessary by County staff.

C. An operational plan approved by the County staff is established and all activities are conducted in accordance with the operational plan.

D. A stipulation is made in the permit as to the number of persons to be using the facility at any one time.

E. Any type of special event that will attract or involve more than the number of people stipulated in D above shall require approval of the County Board.

F. The permit shall be subject to annual administrative renewal.

19. **Rural Tourism** shall include things such as farm or other historical heritage attractions, single family residential properties for day retreats, crafting parties, weddings, receptions, hay rides, corn-mazes and holiday celebrations or similar rural uses.

A. Standards. Rural Tourism businesses shall meet the following standards:

1. A Rural Tourism businesses shall be located on properties within the General Rural Districts.

2. A Rural Tourism business shall be located on a metes and bounds parcel of at least 5 acres in size and is homesteaded by the applicant.

3. Any new buildings must be setback 50 ft. from side and rear lot lines.

4. Rural Tourism business may not be located within ¼ mile of 10 residences.

5. Rural Tourism shall be limited to no more than 300 guest/visitors at one time.

B. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

1. Site plan drawn to an appropriate scale for effective interpretation.

2. Property boundaries, access roads (public and private), and proposed onsite parking areas that complies with Section 17 (General Development Regulations), Subdivision 2 (Parking and Loading Regulations).

3. Existing uses on adjacent properties and distance of dwellings within 500 feet of the property boundary.

4. Existing and proposed structures listed for each building where guests will have access and the maximum capacity for each structure as required to comply with building code and applicable fire safety requirements.

5. Location of temporary toilet facilities, which may be required.

6. Location of any existing or proposed wells or Subsurface Wastewater Treatments Systems (SSTS). Number of bathrooms in existing buildings must ensure public restrooms comply with the Americans Disability Act.

7. A written description of the planned activities including maximum number of guests/visitors.

8. Frequency and number of activities proposed in a calendar year. Days of week and hours of operation proposed.

9. Hours of Operation/Activity including set-up/clean-up for activities and events.

10. Description of any proposed outdoor activities including but not limited to: placement of temporary tents, public address system and amplified music.

11. Proposed site lighting and landscaping.

12. Anticipated maximum number of vehicle trips per day which would include arriving and leaving the site.

C. Conditions. In addition to all other applicable zoning ordinance requirements including but not limited to the review criteria included in Section 18 (Administration and Enforcement), Subdivision 6.4 (Interim Use Permit, Findings), the following items shall be considered by the Planning Advisory Commission and County Board when reviewing an Interim Use Permit Application for Tourism:

1. The size of the function and the number of expected guests on the property at one time shall be determined at the sole discretion of the County based on parcel size, proximity to adjacent neighbors and the ability of the applicant to demonstrate that there will be no unreasonable adverse impact on the neighbors from the noise, traffic, trespass, light or other impacts deemed relevant by the County.

2. The County must consider the character of the neighborhood and traffic quantity when determining the maximum capacity of people allow and the type of activity generated by the business and the amount of parking required.

3. There is adequate provision for parking of vehicles so that there is no parking on public roads and adequate setbacks from adjacent properties are maintained. Temporary parking areas may be approved at the sole discretion of the County. Parking areas must be a minimum of forty (40) feet from all property lines, and appropriately screened from neighboring property.

4. Driveway access location and any road upgrades required must be approved by the road authority prior to County Board approval.

5. Light sources shall be directed downwards and shielded to prevent light being directed off the premises.

6. The County may require a planted buffer between adjacent properties and parking or building if it is determined that such a buffer is necessary to avoid adverse impacts on adjacent properties.

7. Subsurface Wastewater Treatments Systems (SSTS) which is subject to a change in occupancy or gallon per day loading as a result of an approved interim use permit shall be retrofitted and/or upgraded to conform to current code requirements.

8. All existing buildings or proposed buildings to be used in association with the business shall be certified by an architect or engineer to be in compliance with current structural building and electrical standards for new occupancy prior to any use of the structures.

9. There may be one sign totaling not more than 12 square feet in size, located on the property and outside the public right of way.

10. Outside, activities must be completed during daylight hours. Inside activities must be completed by 11:00 p.m.

11. Any on-site preparation and handling of food or beverages must comply with all applicable Federal, State or Local Standards.

12. The owner will maintain a log of the activities occurring onsite that includes activity/event dates, group identity, times and number of guests.

13. The site plan with the above written descriptions along with any condition added during Planning Advisory Commission and/or County Board review will become a part of any approved interim use permit.

20. **Seasonal or Temporary Businesses,** provided:

A. A plan for operations and schedule is submitted and approved by the County Planning Commission.

21. **Slaughterhouse activities** (see Section 16.1)

22. **Solar Farm**

A. A Solar Farm shall be prohibited in the following areas:

1. On parcels less than 5 acres in size.

2. Big Lake Township: areas within ½ mile of TH 10 and in all Sections 23, 24, 25, 26, 35 and 36 Township 33, Range 28 and Section 27, 28, 29, 30, 31, 32, 33 and 34 Township 33, Range 27 north of CSAH 14, except for those parcels that have an existing Solar Farm constructed prior to October 1, 2025 or share a boundary line with a parcel that has an existing Solar Farm constructed prior to October 1, 2025.

3. Livonia Township: areas within ½ mile of TH 169.

4. Shoreland Districts designated by the Department of Natural Resources;

5. Within wetlands to the extent required by the Minnesota Wetlands Conservation Act.

6. Within the Mississippi and Rum Scenic, Recreational River, and Special Use Districts.

B. Solar Farms shall be setback a minimum of 50' from a side/rear property line, and shall comply with all other structural setbacks within the underlying zoning district.

C. In addition to items required by this Ordinance and on the IUP application form, the following items must be submitted with the IUP application:

1. Site Plan. A detailed site plan for both existing and proposed conditions must be submitted, showing the location of all areas where solar energy systems are to be placed, existing and proposed structures, property line, surface water drainage patterns, floodplains, delineated wetlands, toe and top of bluffs, ordinary high water mark and other protected natural resources, topography, electric equipment, and all other characteristics requested by the County.

2. Natural Resource Impact Assessment. For Solar Farms with a project size exceeding ten (10) acres, the applicant must provide a Natural Resource Impact Assessment. The assessment must address impacts of the project (construction and maintenance phases) to natural resource, defined as natural vegetation, native plant communities, soils, surface waters, wetlands, wildlife and nongame species, and fisheries. The assessment must include a review of the Minnesota DNR Natural Heritage Information System (NHIS) to determine if any rare species or rare natural resource features are located in proximity to the project.

3. Glare Study. Solar Farms utilizing a reflector system shall conduct a glare study (US Dept. of Energy's Solar Glare Hazard Analysis Tool) to identify the impacts of the system on occupied buildings and transportation rights-of-way within a half mile of the project boundary.

4. Agricultural Impact Assessment. If a Solar Farm is proposed to be located on existing agricultural land, the applicant must provide an agricultural impact assessment, which shall include:

   a. The total number of acres of Prime Agricultural Soils (as defined in the USDA National Soil Survey Handbook, Part 622.03(a1) or its successor) to be impacted.
   b. The total number of acres of actively farmed land to be impacted.
   c. Whether the property has an existing irrigation system that will be removed.

5. Aviation Analysis. If the project is within the Princeton Municipal Airport Airspace Zoning Plan (1977), or within the St. Cloud Municipal Airport Zoning Ordinance (1977) or St. Cloud Regional Airport Safety Zone A, B, or C, or within 2 miles of an airport, the applicant must complete and provide the results of the Solar Glare Hazard Analysis Tool (SGHAT) for the Airport Traffic Control Tower cab and final approach paths, consistent with the Interim Policy, FAA Review of Solar Energy Projects on Federally Obligated Airports, or most recent version adopted by the FAA. If the SGHAT indicates a completion of an Air Space Case Analysis (Form 7460), the applicant must complete the form and provide the results.

6. Decommissioning Plan. A decommissioning plan shall be required for solar farms to ensure that facilities are properly removed after the expiration of the

IUP, or, if earlier, after the useful life of solar panels and other facilities. Decommissioning of solar panels and related facilities must occur in the event the IUP expires or is terminated, and/or the solar panels are not in use for twelve (12) consecutive months. The plan shall include provisions for removal of all structures, foundations, equipment and power and communication lines, restoration of soil and vegetation to its pre-developed condition, and a financial guarantee ensuring that financial resources will be available to fully decommission the site. The County Board may require that the applicant provide a bond, letter of credit, escrow or other financial security in a form and amount set by the County Board, naming the County as obligee.

7. Other Standards and Codes. All solar farms shall be in compliance with any applicable local, state and federal regulatory standards for solar energy systems.

8. Power and Communication Lines. Except for power and communication lines that are defined in this Ordinance as Essential Services, all power and communication lines, including those running between banks of solar panels and to electric substations or interconnections with buildings, shall be buried underground. Exemptions may be granted by the Zoning Administrator in instances where shallow bedrock, water courses, or other elements of the natural landscape interfere with the ability to bury lines, or the distance to a substation reasonably precludes burial.

9. Screening. Vegetative screening such as coniferous trees a minimum of 6' in height or an alternative approved by the Zoning Administrator, shall be installed around the perimeter of the Solar Farm at the time the Solar Farm is installed. The County Board may require that the applicant provide financial security in a form and amount set by the County Board, for the purpose of providing a financial guarantee for a minimum 1-year survival of the vegetative screening.

D. Solar Farms shall comply with Section 17, Subd 17 (General Regulations, Solar Energy Systems and Solar Farms) of this ordinance.

E. Notwithstanding the prohibition against transferring an IUP in Subdivision 2 of this Section 16.2, the applicant and/or business entity that is granted an IUP for a Solar Farm pursuant to this Ordinance may transfer the IUP

through a change in ownership or control of the applicant and/or business entity (as defined in Subdivision 2) without applying for a new IUP, so long as the applicant and/or business entity meet the following conditions:

1. The applicant and/or business entity are in full compliance with all the terms and conditions set forth in the IUP;

2. The applicant and/or business entity provides a 30 day prior written notice of the change in ownership to the Zoning Administrator by certified letter, which shall include the timeline for when the change will occur and to whom the ownership will transfer; and

3. Demonstrate that the transfer shall not affect the financial security as required by the County Board and set forth in the conditions of the IUP when it was approved.

This provision allowing for a change in ownership or control shall not permit the applicant and/or business entity to transfer the IUP to a separate entity without submitting a new IUP application for a Solar Farm as required by Section 16.2 Subdivision 2.

23. **Solar Farm Related Business**, provided:

A. The owner/applicant can demonstrate a need for the permit.

B. The business may not be located within the Shoreland District or the Floodplain District.

C. The business must abut a hard-surface public road unless access via a gravel road is approved by the Township.

D. The driveways and parking areas for the business shall be setback a minimum of 10ft from the side and rear property lines and 20ft from the front property line.

E. All outside storage is adequately screened from existing or proposed residential areas by fence, wall or vegetated earth berm.

F. The maximum number of commercially licensed motorized or non-motorized vehicles (includes trucks and trailers) associated with the Solar Farm Related Business shall be established through the Interim Use Permit.

G. Applicants shall include the following information with their IUP application:

1. A written description describing the proposed business and activities conducted on-site, including the following:

   a. The number of employees (full-time and part-time) reporting to the site.

   b. The type and amount of equipment stored on-site.

   c. The type and amount of vehicles, materials and supplies stored on-site.

   d. Plans for provision of sanitary facilities such as portable toilets for workers.

   e. Description of solid waste generated by the business and plans for disposal in accordance with the Solid Waste ordinance.

2. A survey or aerial photo showing the following:

   a. Parcel acreage.

   b. Location and dimensions of all existing and proposed buildings on the property.

   c. Location and dimensions of existing and proposed outdoor storage and parking areas.

   d. Location and details of existing and proposed screening.

   e. Location and distance of neighboring residences.

   f. Location of well, septic or other sanitary facilities on-site.

H. Notwithstanding the prohibition against transferring an IUP in Subdivision 2 of this Section 16.2, the applicant and/or business entity that is granted an IUP for a Solar Farm Related Business pursuant to this Ordinance may transfer the IUP through a change in ownership or control of the applicant and/or business entity (as defined in Subdivision 2) without applying for a new IUP, so long as the applicant and/or business entity meet the following conditions:

1. The applicant and/or business entity are in full compliance with all the terms and conditions set forth in the IUP;

2. The applicant and/or business entity provides a 30 day prior written notice of the change in ownership to the Zoning Administrator by certified letter, which shall include the timeline for when the change will occur and to whom the ownership will transfer; and

3. Demonstrate that the transfer shall not affect the financial security as required by the County Board and set forth in the conditions of the IUP when it was approved.

24. **Temporary Tire and/or Waste Collection and/or Recycling Operations**, provided:

A. Adequate parking and restroom facilities shall be provided.

B. A mitigation plan is submitted, controlling water pollution, air pollution, traffic, litter, odors and noise.

C. Events held by governmental entities are exempt from obtaining an IUP.

25. **Temporary Start-Up Business,** provided:

A. The business must be located on the homesteaded property of the business owner if located within the Agricultural, General Rural, or Urban Expansion districts.

B. The business shall be compatible with the neighborhood, and not create a nuisance.

C. The business may be permitted through an IUP for a period no longer than three years, after which time the IUP shall expire, and is not renewable or transferable. At the time of expiration, all business activities must end, and business related vehicles, equipment, and materials must have been removed from the property.

D. The business is located on a minimum of five (5) acres.

E. Days and hours of operation shall be determined by the County Board.

F. The maximum number of employees (FTE) working on-site shall be determined by the County Board.

G. All business activities may be conducted within a maximum area of 1,800 sq ft within one accessory structure. If the accessory building is to be used for non-business use (i.e. personal storage), a partition wall or similar divider must be used to separate business from non-business use to identify compliance with the 1,800 sq ft maximum floor area. All work must be conducted within the Accessory Building.

H. There may be no more than one non-illuminated business sign totaling not more than 12 square feet on the premises.

I. Excessive noise, glare, odors, traffic or other nuisances may be justification for the County to revoke or modify the terms of the Interim Use Permit.

J. The applicant and/or property owner shall permit the County to inspect the property at anytime.

26. **Temporary Use by Government Entities** under the following conditions:

A. An application is submitted which includes the following:

1. A plot plan showing the location of the temporary use and any temporary structures, parking areas, etc.

2. A cross-section sketch of the proposed work if applicable.

3. A construction erosion control plan.

4. A drainage and restoration plan for a use permitted in the District.

5. A letter giving an in depth description of the proposed operation. Said letter should contain a minimum:

a. The number of employees reporting to the site.

b. Plans for traffic control at the temporary site and in the location of the project if at a location other than the site.

c. A discussion of parts of the operation that may have an adverse impact on the environment or may impact

neighboring property owners and methods for mitigation of any adverse factors.

d. Plans for provision of sanitary facilities for workers.

27. **Used Vehicle Parts or Scrap Material Yards (Junkyard),** means an establishment or place of storage and deposit which is maintained, operated, or used for storing, buying or selling junk, or for the maintenance or operation of an automobile graveyard, at which the waste, vehicle body, or discarded material stored is equal in bulk to three or more motor vehicles; provided that the County Planning Commission reviews and approves plans for site planning, pollution prevention, visual screening, traffic operations, noise control, dust control, and surface water ponding and runoff.

28. **Wrecker and Towing Services,**

A. All businesses must be active, current, and registered with the State of Minnesota.

B. All outside storage shall be enclosed by a permanently affixed fence of up to eight feet in height. The fence and the materials used to construct it shall be like other styles of fence within the area of the storage location.

C. No vehicles shall be stored within the 100-year floodplain or located within a the Shoreland District of DNR Designated Natural Environment Lake.

D. Upon receiving a motor vehicle which will not be repaired, the business will take measures to ensure that no discharge of any fluids from any motor vehicle shall be permitted into or onto the ground.

E. No dismantling of motor vehicles shall be allowed.

F. The maximum number of impounded vehicles associated with the Wrecker Towing Service shall be established through the Interim Use Permit.

G. Tow vehicles and equipment must be licensed, insured, and maintained in accordance to state and or federal DOT standards.

29. **Yard Waste Composting**

A. Composting of grass clippings and leaves would be allowed as an Interim Use Permit provided the following requirements can be met:

1. Drop-offs are allowed from commercial business and / or licensed haulers. If government entities or citizen drop-offs are allowed, additional conditions will be required for security, and removal of separate waste streams.

2. Only "Yard Waste" as defined in the Sherburne County Solid Waste Ordinance can be accepted at the site.

3. Must obtain a County Solid Waste Facility License Agreement for the operation of a Yard Waste Compost Facility.

4. Cannot be located in a platted development or within 1000 feet of a platted development.

5. Must be located at least 1000 feet from the nearest residence.

6. The site may not be located within the Shoreland District or the Floodplain District.

7. The site must be located on a hard-surface public road unless access via a gravel road is approved by the Township.

8. All outside storage shall be screened from residential areas.

9. The number of employees (full-time and part-time) reporting to the site.

10. All material must be removed prior to transfer or sale of property.

11. Material must be removed prior to the end of the permit.

12. A sunset date shall be set with each permit issued.

B. Must submit the following with the application:

1. Aerial photo showing property lines, roads, area for compost, proposed location of final compost product, structures.

2. Provide an operational plan that would include security plan, hours and days of operation, written description of how residual MSW (petroleum based yard waste bags) brought to the site will be removed, how many trucks are anticipated to bring grass clipping and leaves to the site and assumed route and means of cleaning the public roads of lost material.

3. Explanation of all equipment to be used on-site.

4. Total amount of materials anticipated to be composted annually.

5. Explanation of end use of product. Will it be available for public to buy on-site or sold to commercial operations?

6. State the separation to groundwater from where the compost piles will be located.

7. Location and dimensions of existing and proposed outdoor storage areas.

8. Location and details of existing and proposed screening.

9. Location and distance of neighboring residences.

10. Location of well, septic or other sanitary facilities on-site.

AFFIDAVIT OF PUBLICATION

STATE OF MINNESOTA) ss
COUNTY OF SHERBURNE

I do solemly swear that the notice, as per the proof, was published in the edition of the

Star News

with the known office of issue being located in the county of:

SHERBURNE

with additional circulation in the counties of:

WRIGHT

and has full knowledge of the facts stated below:

(A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper as provided by Minn. Stat. §331A.02.

(B) This Public Notice was printed and published in said newspaper(s) once each week, for 1 successive week(s); the first insertion being on 12/06/2025 and the last insertion being on 12/06/2025.

MORTGAGE FORECLOSURE NOTICES Pursuant to Minnesota Stat. §580.033 relating to the publication of mortgage foreclosure notices: The newspaper complies with the conditions described in §580.033, subd. 1, clause (1) or (2). If the newspaper's known office of issue is located in a county adjoining the county where the mortgaged premises or some part of the mortgaged premises described in the notice are located, a substantial portion of the newspaper's circulation is in the latter county.

By: _____
Designated Agent

Subscribed and sworn to or affirmed before me on 12/06/2025

_____
Notary Public

Darlene Marie MacPherson
Notary Public
Minnesota
My Commission Expires Jan. 31, 2029

Rate Information:
(1) Lowest classified rate paid by commercial users for comparable space:
$999.99 per column inch

Ad ID 1506573

SHERBURNE COUNTY NOTICE OF PUBLIC HEARING

The Sherburne County **PLANNING ADVISORY COMMISSION** will meet at **6:00 P.M. December 18, 2025** at the Sherburne County Government Center, 13880 Business Center Drive, Elk River, Minnesota to hold a public hearing for all unincorporated areas of Sherburne County in which the County has zoning and land use authority, to consider the following application(s) and other planning and zoning related topics.

Cody Rieland (Property Owner Hartkopff Farms, LLC): Request Preliminary and Final Simple Plat of "POTATO SACK ONE" consisting of (2) lots. PID # 20-00106-4000. Legal Desc: That part of the Southeast Quarter (full legal on file). Sec 6, Twp 34, Rge 29, Clear Lake Township. 46.84 acres in the Agricultural District with the southern portion in the Orderly Annexation Zone 3 District and within the Natural Environment Shoreland District of Unnamed Lake 71012000.

Nick Christenson: Requesting to Amend the Sherburne County Zoning Ordinance for "Wrecker and Towing Services" by amending Sec 5 Subd 2, Sec 11, Subd 4 and Section 16.2 Subd 4.

James Sanford: Requesting to Amend the Sherburne County Zoning Ordinance Sec. 16.2 Subd 5.22 (A) (3) to amend language on prohibition of solar farms in areas of Big Lake Township.

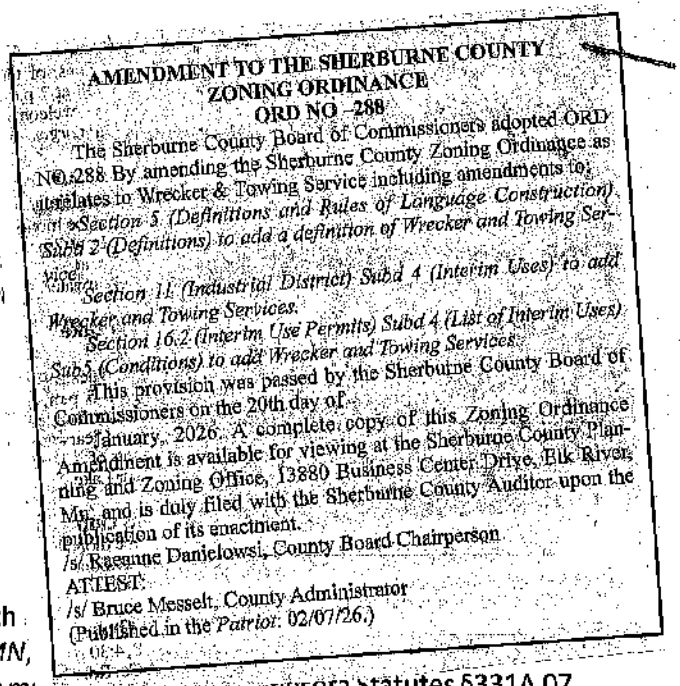
The applications may be viewed at https://www.co.sherburne.mn.us/394/Planning-Advisory-Board or by scanning the QR code shown below. Public Hearing items will be available one week prior to the meeting.

The hearing of these requests is not limited to those receiving copies of this notice, and if you know of any neighbor or affected property owner who for any reason has not received a copy, it would be appreciated if you would inform them of this hearing. Recommendations made by the Sherburne County Planning Advisory Board may be subject to further action by the Township of Livonia or the Township of Big Lake, and the Sherburne County Board of Commissioners.

Recommendations that are forwarded to the County Board from this public hearing are anticipated to be heard at a County Board of Commissioners Meeting, January 20, 2026, at 9:00am in the County Board Room located at the Sherburne County Government Center.

Lynn Waytashek,
Zoning Administrator

Published in the Star News
December 6, 2025
1506573



AMENDMENT TO THE SHERBURNE COUNTY ZONING ORDINANCE
ORD NO –288

The Sherburne County Board of Commissioners adopted ORD NO.288 By amending the Sherburne County Zoning Ordinance as it relates to Wrecker & Towing Service including amendments to; *Section 5 (Definitions and Rules of Language Construction) Subd 2 (Definitions) to add a definition of Wrecker and Towing Service.*

Section 11 (Industrial District) Subd 4 (Interim Uses) to add Wrecker and Towing Services.

Section 16.2 (Interim Use Permits) Subd 4 (List of Interim Uses) Sub5 (Conditions) to add Wrecker and Towing Services.

This provision was passed by the Sherburne County Board of Commissioners on the 20th day of January, 2026. A complete copy of this Zoning Ordinance Amendment is available for viewing at the Sherburne County Planning and Zoning Office, 13880 Business Center Drive, Elk River, Mn, and is duly filed with the Sherburne County Auditor upon the publication of its enactment.

/s/ Raeanne Danielowsi, County Board Chairperson
ATTEST:
/s/ Bruce Messelt, County Administrator
(Published in the *Patriot*: 02/07/26.)

Revised Affidavit of Publication Form
(Includes Language Required by 2015 Legislation, Chap
Mortgage Foreclosure Notices)

AFFIDAVIT OF PUBLICATION
[*FORM Rev. 6/15*]
STATE OF MINNESOTA)
) ss.
COUNTY OF SHERBURNE)

William Morgan, being first duly sworn, on oath

1. I am the publisher of the *Patriot News MN*, personal knowledge of the facts stated in this Affidavit, which is m pursuant to Minnesota Statutes §331A.07.

2. The newspaper has complied with all of the requirements to constitute a qualified newspaper under Minnesota law, including those requirements found in Minnesota Statutes §331A.02.

3. The dates of the month and the year and day of the week upon which the public notice attached/copied below was published in the newspaper are as follows:

That the printed **AMENDMENT TO THE SHERBURNE COUNTY ZONING ORDINANCE NO-288** hereto attached as a part hereof was cut from the columns of said newspaper, was published therein in the English language once a week for **ONE** successive weeks; that it was first published on the **7** day of **FEBRUARY 2026** and thereafter on **Saturday** of each week to and including the **7** day of **FEBRUARY 2026** and that the following is a copy of the lower case alphabet which is acknowledged to have been the size and kind of type used in the publication of said **AMENDMENT TO THE SHERBURNE COUNTY ZONING ORDINANCE NO-288.**

4. The publisher's lowest classified rate paid by commercial users for comparable space, as determined pursuant to § 331A.06, is as follows: $22.00 per column inch.

5. **[NEW]** Mortgage Foreclosure Notices *[Effective 7/1/15]*. Pursuant to Minnesota Statutes §580.033 relating to the publication of mortgage foreclosure notices: The newspaper's known office of issue is located in Sherburne County. The newspaper complies with the conditions described in §580.033, subd. 1, clause (1) or (2). If the newspaper's known office of issue is located in a county adjoining the county where the mortgaged premises or some part of the mortgaged premises described in the notice are located, a substantial portion of the newspaper's circulation is in the latter county.

FURTHER YOUR AFFIANT SAITH NOT.

William Morgan, Publisher

Subscribed and sworn to before me on
this 9 day of February, 2026.
By William Morgan, Publisher

Notary Public

CHRISTOPHER S MEYER
NOTARY PUBLIC
MINNESOTA
My Commission Expires 01/31/2030

Office of the County Recorder
Sherburne County, MN
Doc. No. 994515
Certified, filed, and or recorded on
February 26, 2026 8:15 AM
Michelle Ashe, County Recorder
By BMB Deputy
Fees: $0.00
994515

AMENDMENT TO THE SHERBURNE COUNTY ZONING ORDINANCE ORD NO -291

The Sherburne County Board of Commissioners adopted ORD NO 291 by amending the Sherburne County Zoning Ordinance as it relates to Solar Farm Prohibition including amendments to:

Section 16.2 (Interim Use Permits), Subd 5.22 (Conditions-Solar Farm) A (A Solar Farm shall be prohibited in the following areas) to remove, Baldwin Township: areas within ½ mile of TH 169 and add Big Lake Township...except for those parcels that have an existing Solar Farm constructed prior to October 1, 2025 or share a boundary line with a parcel that has an existing Solar Farm constructed prior to October 1, 2025.

This provision was passed by the Sherburne County Board of Commissioners on the 20th day of January, 2026. A complete copy of this Zoning Ordinance Amendment is available for viewing at the Sherburne County Planning and Zoning Office, 13880 Business Center Drive, Elk River, Mn, and is duly filed with the Sherburne County Auditor upon the publication of its enactment.

Signed: Raeanne Danielowski

(Raeanne Danielowski), County Board Chairperson

Attested by: B G. Messelt

(Bruce Messelt), County Administrator

Filed
FEB 25 2026
Sherburne County Auditor-Treasurer

CARRIE G. WINTER
NOTARY PUBLIC - MINNESOTA
My Comm. Exp. Jan. 31, 2028

The foregoing instrument was acknowledged before me this 28 day of January, *(2026).*

Signature of person taking acknowledgement

State of Minnesota —
County of Sherburne

Drafted by the Sherburne County
Planning and Zoning Department
Sherburne County Government Center
13880 Business Center Drive NW
Elk River, MN 55330

Language to be added.

SECTION 16.2 – INTERIM USE PERMITS

Subdivision 5: Conditions:

22. **Solar Farm**

A. A Solar Farm shall be prohibited in the following areas:

1. On parcels less than 5 acres in size.

2. ~~Baldwin Township: areas within ½ mile of TH 169.~~

3. Big Lake Township: areas within ½ mile of TH 10 and in all Sections 23, 24, 25, 26, 35 and 36 Township 33, Range 28 and Section 27, 28, 29, 30, 31, 32, 33 and 34 Township 33, Range 27 north of CSAH 14, except for those parcels that have an existing Solar Farm constructed prior to October 1, 2025 or share a boundary line with a parcel that has an existing Solar Farm constructed prior to October 1, 2025.

4. Livonia Township: areas within ½ mile of TH 169.

5. Shoreland Districts designated by the Department of Natural Resources;

6. Within wetlands to the extent required by the Minnesota Wetlands Conservation Act.

7. Within the Mississippi and Rum Scenic, Recreational River, and Special Use Districts.

B. Solar Farms shall be setback a minimum of 50' from a side/rear property line, and shall comply with all other structural setbacks within the underlying zoning district.

C. In addition to items required by this Ordinance and on the IUP application form, the following items must be submitted with the IUP application:

1. Site Plan. A detailed site plan for both existing and proposed conditions must be submitted, showing the location of all areas where solar energy systems

are to be placed, existing and proposed structures, property line, surface water drainage patterns, floodplains, delineated wetlands, toe and top of bluffs, ordinary high water mark and other protected natural resources, topography, electric equipment, and all other characteristics requested by the County.

2. Natural Resource Impact Assessment. For Solar Farms with a project size exceeding ten (10) acres, the applicant must provide a Natural Resource Impact Assessment. The assessment must address impacts of the project (construction and maintenance phases) to natural resource, defined as natural vegetation, native plant communities, soils, surface waters, wetlands, wildlife and nongame species, and fisheries. The assessment must include a review of the Minnesota DNR Natural Heritage Information System (NHIS) to determine if any rare species or rare natural resource features are located in proximity to the project.

3. Glare Study. Solar Farms utilizing a reflector system shall conduct a glare study (US Dept. of Energy's Solar Glare Hazard Analysis Tool) to identify the impacts of the system on occupied buildings and transportation rights-of-way within a half mile of the project boundary.

4. Agricultural Impact Assessment. If a Solar Farm is proposed to be located on existing agricultural land, the applicant must provide an agricultural impact assessment, which shall include:

   a. The total number of acres of Prime Agricultural Soils (as defined in the USDA National Soil Survey Handbook, Part 622.03(a1) or its successor) to be impacted.
   b. The total number of acres of actively farmed land to be impacted.
   c. Whether the property has an existing irrigation system that will be removed.

5. Aviation Analysis. If the project is within the Princeton Municipal Airport Airspace Zoning Plan (1977), or within the St. Cloud Municipal Airport Zoning Ordinance (1977) or St. Cloud Regional Airport Safety Zone A, B, or C, or within 2 miles of an airport, the applicant must complete and provide the results of the Solar Glare Hazard Analysis Tool (SGHAT) for the Airport Traffic Control Tower cab and final approach paths, consistent with the Interim Policy, FAA Review of Solar Energy Projects on Federally

Obligated Airports, or most recent version adopted by the FAA. If the SGHAT indicates a completion of an Air Space Case Analysis (Form 7460), the applicant must complete the form and provide the results.

6. Decommissioning Plan. A decommissioning plan shall be required for solar farms to ensure that facilities are properly removed after the expiration of the IUP, or, if earlier, after the useful life of solar panels and other facilities. Decommissioning of solar panels and related facilities must occur in the event the IUP expires or is terminated, and/or the solar panels are not in use for twelve (12) consecutive months. The plan shall include provisions for removal of all structures, foundations, equipment and power and communication lines, restoration of soil and vegetation to its pre-developed condition, and a financial guarantee ensuring that financial resources will be available to fully decommission the site. The County Board may require that the applicant provide a bond, letter of credit, escrow or other financial security in a form and amount set by the County Board, naming the County as obligee.

7. Other Standards and Codes. All solar farms shall be in compliance with any applicable local, state and federal regulatory standards for solar energy systems.

8. Power and Communication Lines. Except for power and communication lines that are defined in this Ordinance as Essential Services, all power and communication lines, including those running between banks of solar panels and to electric substations or interconnections with buildings, shall be buried underground. Exemptions may be granted by the Zoning Administrator in instances where shallow bedrock, water courses, or other elements of the natural landscape interfere with the ability to bury lines, or the distance to a substation reasonably precludes burial.

9. Screening. Vegetative screening such as coniferous trees a minimum of 6' in height or an alternative approved by the Zoning Administrator, shall be installed around the perimeter of the Solar Farm at the time the Solar Farm is installed. The County Board may require that the applicant provide financial security in a form and amount set by the County Board, for the purpose of providing a financial guarantee for a minimum 1-year survival of the vegetative screening.

D. Solar Farms shall comply with Section 17, Subd 17 (General Regulations, Solar Energy Systems and Solar Farms) of this ordinance.

E. Notwithstanding the prohibition against transferring an IUP in Subdivision 2 of this Section 16.2, the applicant and/or business entity that is granted an IUP for a Solar Farm pursuant to this Ordinance may transfer the IUP through a change in ownership or control of the applicant and/or business entity (as defined in Subdivision 2) without applying for a new IUP, so long as the applicant and/or business entity meet the following conditions:

1. The applicant and/or business entity are in full compliance with all the terms and conditions set forth in the IUP;

2. The applicant and/or business entity provides a 30 day prior written notice of the change in ownership to the Zoning Administrator by certified letter, which shall include the timeline for when the change will occur and to whom the ownership will transfer; and

3. Demonstrate that the transfer shall not affect the financial security as required by the County Board and set forth in the conditions of the IUP when it was approved.

This provision allowing for a change in ownership or control shall not permit the applicant and/or business entity to transfer the IUP to a separate entity without submitting a new IUP application for a Solar Farm as required by Section 16.2 Subdivision 2.

SECTION 16.2 – INTERIM USE PERMITS

This section presents the conditions that must be met for each possible Interim Use listed in the various Zoning Districts.

The procedure for review and approval of an Interim Use Permit is presented in Section 18 of this Ordinance, Administration and Enforcement.

Subdivision 1: Authority:

No person or entity shall allow the existence of the following uses on lands that are partially or entirely owned, leased, or occupied by them without an Interim Use Permit (IUP), as listed in Subdivision 4 issued by the Sherburne County Board of Commissioners. Interim Uses must be consistent with the terms of the Interim Use Permit and any applicable local, state or federal law, rule or other statutory provision.

Under Minnesota Statutes, Sherburne County may approve an Interim Use Permit for a property if:

1. The use conforms to the zoning regulations;

2. The date or event that will terminate the use can be identified with certainty;

3. Permission of the use will not impose additional costs on the public if it is necessary for the public to take the property in the future; and

4. The user agrees to any conditions that Sherburne County deems appropriate for permission of the use. Any interim use may be terminated by a change in zoning regulations.

Subdivision 2: Permit Expiration and Transferability:

Any IUP issued under this Ordinance, with the exception of Solar Farms as cited in Sec 16.2, Subd 5, Item 22 E. and Solar Farm Related Business as cited in Sec. 16.2, Subd. 5, Item 23 H, is granted solely to the applicant and/or the business entity named in the application, and for the premises named in the IUP application. No IUP of any sort granted pursuant to this Ordinance is transferable to any other person or premises. If a change of ownership, control, or location of any licensed premises occurs, whether pursuant to move, sale, transfer, assignment, or otherwise, the owner or proposed new owner must complete a new application subject to approval pursuant to this Ordinance. A change of ownership or control includes, but is not limited to:

A. The sale of all or substantially all of the company assets;

B. Sale or acquisition of forty (40) percent or more of the controlling interest (voting) stock if the company stock is publicly traded;

C. Sale of fifty-one (51) percent of the voting stock if a non-publicly traded stock or closely held corporation;

D. Execution of a management agreement; or

E. The change of any officer or majority stockholder if the company is a closely-held corporation.

The IUP shall expire with a change of ownership, or unless otherwise required by the IUP's conditions as determined by the County Board. The IUP shall expire if the approved use is inactive for one (1) year or longer as determined by the Zoning Administrator and/or tax records indicating the use was inactive.

Subdivision 3: Process of Approval:

A. **Application.** A complete IUP application shall comply with Section 18, subdivision 6 of the Zoning Ordinance.

B. **Review of Applications.** Complete applications shall be reviewed by the Sherburne County Planning & Zoning Department in accordance with Mn Statute 15.99 as amended.

C. **Public Hearing.** Complete applications shall be scheduled for a Public Hearing by the Planning Advisory Commission, and publicized according to Minnesota Statutes.

D. **County Board Approval/Denial.** After a public hearing has been held, the County Board shall approve, deny, or continue an IUP request, with written findings in support of their decision.

E. **Compliance.** Any use permitted under the terms of any Interim Use Permit shall be established and conducted in conformity with the terms of such permit and of any conditions designated in connection therewith. If the applicant does not abide by the conditions set forth in the permit, the County has the right to either revoke the permit or hold another hearing to investigate and set additional conditions.

F. **Fees.**
The applicant shall pay all IUP and recording fees as determined by the County Board in the Fee Ordinance. All fees are considered the minimum amounts necessary to reimburse the County for costs incurred in processing the application and investigating the application and the proposed premises and are, therefore, non-refundable. As a condition of approval of the IUP, the County Board may require an additional annual Inspection Fee as stated in the Fee Ordinance. The Annual Inspection Fee shall cover the cost of County Staff or their agent to inspect the property as required within the IUP's conditions of approval.

Subdivision 4: List of Interim Uses:

1. Activities Requiring Rural Isolation
2. Asphalt & Concrete Mixing Plants, Portable
3. Auction Business
4. Automobile mechanical and / or body repair shop
5. Bed & Breakfast
6. Business selling vehicles, boats or farm implements
7. Campgrounds, Recreational
8. Cannabis Businesses
9. Contractor's Yard
10. Home Business in an Accessory Building
11. Manufactured Home, Farm Related (temporary seasonal),

12. Manufactured Home, Farm Related (temporary year-around)

13. Manufactured Home (temporary), for Parents, Grandparents, Children, Sisters or Brothers by Blood or Adoption

14. Miniature golf Course / archery / Driving Range

15. Mining

16. Occasional Special Event

17. Planned Unit Development (Highway)

18. Recreational activity

19. Rural Tourism

20. Seasonal or temporary businesses

21. Slaughterhouse activities (see Section 16.1)

22. Solar Farm

23. Solar Farm Related Business

24. Temporary Tire and/or Waste Collection and/or Recycling Operations

25. Temporary Start-Up Business

26. Temporary Use by Government Entities

27. Used vehicle parts or scrap material yard

28. Wrecker and Towing Services

29. Yard Waste Composting

Subdivision 5: Conditions:

1. **Activities Requiring Rural Isolation,** provided:

A. The site must have frontage on a hard surface public road unless access via a gravel road is approved by the Township.

B. A certificate of insurance is submitted to the County.

C. The facility shall provide adequate restroom facilities as determined by the IUP.

D. The IUP may restrict the number of people who may use the property at any given time.

2. **Asphalt & Concrete Mixing Plants, Portable**, provided:

A. The plant and equipment must be located and screened in such a manner so as to have the least environmental and aesthetic impact on adjacent properties.

B. Traffic to and from the mining site shall be routed to avoid streets that primarily serve abutting residential properties.

C. All Federal, State and local air, water and noise standards must be met. All necessary Federal, State and local permits shall be obtained by the operator.

D. Hours of operation shall be 6:00 am to 6:00 pm Monday through Saturday unless otherwise required in the IUP based on noise, traffic and air control mitigation measures.

E. Aggregate mined on site must be adequate for use in asphalt or concrete and must be the primary sources of aggregate used in the plant.

3. **Auction Business**, provided:

A. The entire operation takes place on ten (10) acres or more.

B. The applicant shall demonstrate adequate on-site parking and restroom facilities.

C. Goods to be auctioned may be displayed outside in a secured area two (2) weeks prior to the auction, and must be removed from outside within two (2) weeks after the auction unless otherwise required by the IUP.

D. All signage shall comply with Section 17, Subdivision 1 of the Zoning Ordinance.

4. **Automobile Mechanical and/or Body Repair Shops**, provided that all storage of vehicles with damaged body parts is screened from view as required in Section 17, General Development Regulations, of this Ordinance.

5. **Bed & Breakfast**, provided;

   A. The facility may have no more than eight (8) guest rooms, used by temporary guests.

   B. The owner or caretaker shall live in the facility during normal operations.

   C. Banquets, weddings, commercial meetings, luncheons, and similar activities serving more than ten (10) guests may require an IUP for "An Occasional Special Event" unless otherwise permitted by the IUP conditions.

   D. Rooms used for sleeping shall be part of the primary residential structure. The facility shall have a minimum of one (1) parking stall per guest room, and two (2) parking stalls for staff. All parking shall be off-street.

   E. There may be one non-illuminated sign totaling not more than 12 sq ft in size, located on the property, but outside of the public right-of-way.

6. **Businesses Selling Vehicles, Boats, or Farm Implements** provided:

   A. No item shall be parked on any required parking or driveway setback.

   B. Other requirements normally applying to commercial development are followed.

7. **Campgrounds, Recreational**, provided:

   A. The campground shall be seasonal, and shall not be in use from November 1st through May 1st. Areas within a floodplain shall not be in use from October 1st through May 1st. Campgrounds shall comply with all local, state, and federal rules and regulations.

   B. The campground owner/operator shall provide an operational plan, to be approved by the County Board. In addition to addressing the provisions listed in this section, the operational plan shall include the calendar months of the year which the campground will operate, the maximum

number of camping sites including the type of site (i.e. primitive tent camping, RV full hook-ups, etc).

C. The campground owner/operator shall obtain a primary or annual license from the Mn Department of Health in compliance with Minnesota Statutes, prior to recording of the IUP and shall submit a copy of the license to the County.

D. All overnight guests of the campground shall register their names, permanent address(s), make and model of vehicle(s), and license plate number(s). The campground owner/operator shall retain this registration log for at least one-year, and shall be made available to law enforcement officials upon request.

E. Campgrounds shall provide a caretaker or attendant who shall maintain all facilities in a clean, orderly and sanitary condition. The caretaker or attendant shall be readily available at all times in case of an emergency.

F. The storage, collection, and disposal of refuse and garbage in a recreational campground shall be so conducted as to not create a health hazards, rodent harborage, insect breeding areas, accident or fire hazards, or air pollution. In recreational camping areas, garbage and refuse containers shall be provided on the ratio of at least one for every four sites. Refuse and garbage collection shall be made at least twice each week and more often when necessary to prevent nuisance conditions.

G. Campgrounds shall have a Grading and Drainage Plan approved by the Township Engineer or licensed engineer.

H. Wells and septic systems shall comply with Mn Department of Health and MPCA regulations.

I. Campgrounds shall have an adequately sized severe weather shelter(s) on-site, as approved by the Building Official. Temporary campgrounds established as emergency housing in a disaster area as declared by the Governor or President of the United States may be exempt unless its use exceeds a period of 18 months.

J. Campgrounds shall provide an evacuation plan in case of severe weather, flood, fire, or other disaster, as approved by the Sherburne County Emergency Management Director, and shall be provided to campers at the time of registration.

K. All livable structures (i.e. RV's, park trailers, etc) must be road ready, licensed (if applicable) and able to operate on their own power, or towed on public roads in a legal manner.

L. The Campground owner shall maintain streets and roadways in the campground so as to permit passage of emergency vehicles and reverse maneuvering of recreational vehicles.

M. Each RV site shall be a minimum of 16' in width and 70' in depth (minimum area of 2,000 sq ft per RV site) to accommodate an RV and secondary vehicle.

N. Each tent site shall be a minimum of 10' wide and 30' in depth and accommodate the structure and one parking space.

O. On site toilets, bathing, and laundry facilities shall comply with state rules and statutes.

P. All dead storage fish houses must be accessible to emergency vehicles.

Q. All campsites shall comply with applicable DNR setbacks for permanent and temporary structures, and recreational vehicles.

R. No permanent structures shall be permitted within a Floodway.

S. No domestic animals or pets of occupants of the campground may run at large, or be a public nuisance.

8. **Cannabis Businesses**:

A. Cannabis Cultivation (Indoor) provided:

1. The parcel is a minimum of 40 acres in the Agricultural District

2. The parcel is not located in the Shoreland District.

3. Must be located 1,000ft from the nearest residence, except that of the owner.

4. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plans for Cultivation in accordance with MN

Rule 9810.2000 and Minn. Stat. 342.23-342.25, and 342.30

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

B. Cannabis Events, provided:

1. The parcel is a minimum of:

   a. 6 acres in the Agricultural District.

   b. 6 acres in the General Rural Zoning District.

2. The parcel is not located in the Shoreland District.

3. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

   a. Site Plan
      i. Proposed layout of operations (parking, vendors, etc.)
      ii. Parking
      iii. Sanitary
      iv. Consumption area

   b. Written description of proposed activities

   c. Days and Hours of operation (Duration not to exceed four days)

   d. Anticipated number of attendees

   e. General Operational Plan for Events in accordance with MN Rule 9810.2700 and Minn. Stat. 342.23, 342.24, 342.39, 342.40.

   f. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

g. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

C. Cannabis Manufacturing, provided:

1. The parcel is not located in the Shoreland District.

2. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plan for Manufacturing in accordance with MN Rule 9810.2102 and Minn. Stat. 342.23, 342.24, 342.26, and 342.31

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

D. Cannabis Medical Combination, provided:

1. The parcel is not located in the Shoreland District.

2. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plan for Medical Combination in accordance with MN Rules 9810.2000-9810.4200 and Minn. Stat. 342.23, 342.24, 342.51, 342.515.

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

E. Cannabis Mezzobusiness, provided:

1. The parcel is a minimum of 40 acres in the Agricultural District.

2. The parcel is not located in the Shoreland District.

3. Must be located 1,000 ft from the nearest residence, except that of the owner.

4. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

   a. General Operational Plan for Mezzobusiness in accordance with MN Rules 9810.2000-9810.2700 and Minn. Stat. 342.23, 342.24, and 342.29.

   b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

   c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

F. Cannabis Microbusiness, provided:

1. The parcel is a minimum of:

   a. 5 acres in the Agricultural District and homesteaded by the applicant.

   b. 5 acres in the General Rural Zoning District and homesteaded by the applicant.

2. The parcel is not located in the Shoreland District.

3. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

   a. General Operational Plan for Microbusiness in accordance with MN Rules 9810.2000-9810.2700 and Minn. Stat. 342.23, 342.24, and 342.28.

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

G. Cannabis Retail, provided:

1. The parcel is not located in the Shoreland District.

2. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plan for Retail in accordance with MN Rules 9810.2000-9810.2700 and Minn. Stat. 342.23, 342.24, and 342.32.

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

H. Cannabis Testing Facility, provided:

1. The parcel is not located in the Shoreland District.

2. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plan for Testing Facility in accordance with MN Rules 9810.3000-9810.3100 and Minn. Stat. 342.23, 342.24, 342.37, and 342.38.

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste

handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

I. Cannabis Wholesale, provided:

1. The parcel is not located in the Shoreland District.

2. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

a. General Operational Plan for Wholesale in accordance with MN Rule 9810.2400 and Minn. Stat. 342.23, 342.24, 342.33, and 342.34.

b. Environmental Standards including but not limited to wastewater, ventilation, filtration, water and energy usage, and solid waste handling, in accordance with MN Rule 9810.1200, and Minn. Stat. 342.23 – 342.515.

c. Security Standards in accordance with MN Rule 9810.1500, and Minn. Stat. 342.23 – 342.515.

9. **Contractor's Yard**, provided:

A. Classification of Contractor's Yard Small, Medium, and Large is provided:

1. Small Contractor's Yard.

a. The parcel is a minimum of:
   i. 2.5 acres in the General Rural Zoning District and homesteaded by the applicant.
   ii. 5 acres in the Agricultural Zoning District and is homesteaded by the applicant.

b. There may be a maximum of four (4) licensed motorized or non-motorized vehicles associated with the Contractor's Yard (includes trucks and trailers). Equipment stored on vehicles or trailers are excluded.

c. There may be only of 2 (two) employees (full-time and part-time) reporting to the parcel other than a family member residing on the property. This includes employees who are on-site only to pick up and drop off equipment and materials.

d. Exterior storage of equipment, business supplies or waste material is prohibited except for the permitted commercially licensed vehicles.

e. Setbacks:

i. Agricultural Districts, the contractor's yard and all related uses must be setback a minimum of 50ft from all property lines.
ii. General Rural Districts, the contractor's yard and all related uses must be within the permitted setbacks within the applicable zoning district as outlined in the Sherburne County Zoning Ordinance.

2. Medium Contractor's Yard.

a. The parcel is a minimum of:
i. 10 acres in the General Rural Zoning District
ii. Permitted on existing lot of record in the Industrial, or Heavy Industrial Zoning Districts.

b. There may be a maximum of twenty (20) commercially licensed motorized or non-motorized vehicles associated with the Contractor's Yard (includes trucks and trailers).

c. There may be a maximum of twenty (20) employees (FTE) working on-site. This includes employees who are on-site to pick up and drop off materials and equipment.

d. Setbacks:

i. General Rural Districts, the contractor's yard and all related uses must be setback a minimum of 150ft from all property line.

ii. Industrial and Heavy Industrial Zoning Districts, the contractor's yard and all related uses must be within the permitted setbacks within the applicable zoning district as outlined in the Sherburne County Zoning Ordinance.

3. Large Contractor's Yard.

a. Property must be in the Industrial and Heavy Industrial Zoning Districts or Highway PUD zoning districts.

b. The maximum number of commercially licensed motorized or non-motorized vehicles (includes trucks and trailers) associated with the Contractor's Yard shall be established through the Interim Use Permit.

c. The maximum number of employees (FTE) working on site shall be established through the Interim Use Permit.

i. Setback: Industrial and Heavy Industrial Zoning Districts, the contractor's yard and all related uses must be within the permitted setbacks within the applicable zoning district as outlined in the Sherburne County Zoning Ordinance.

B. The contractor's yard may not be located within the Shoreland District or the Floodplain District.

C. The contractor's yard must abut a hard-surface public road unless access via a gravel road is approved by the Township.

D. All outside storage shall be adequately screened from existing or proposed residential areas by fence, wall or vegetated earth berm.

E. Applicants shall include the following information with their IUP application:

1. A written description describing the proposed contractor's business and activities conducted on-site, including the following:

a. The number of employees (full-time and part-time) reporting to the contractor's yard.

b. The type and amount of equipment stored on-site.

c. The type and amount of vehicles, materials and supplies stored on-site.

d. If, how, and where vehicles and equipment will be maintained on-site.

2. A survey or aerial photo showing the following:

a. Parcel acreage.

b. Location and dimensions of all existing and proposed buildings on the property.

c. Location and dimensions of existing and proposed outdoor storage areas.

d. Location and details of existing and proposed screening.

e. Location and distance of neighboring residences.

f. Location of well, septic or other sanitary facilities on-site.

F. All outside storage shall be screened from residential areas.

10. **Home Business in an Accessory Building,** provided:

A. The business must be located on the homesteaded property of the business owner.

B. All business activities may be conducted within a maximum area of 1,800 sq ft within one accessory structure. If the accessory building is to be used for non-business use (i.e. personal storage), a partition wall or similar divider must be used to separate business from non-business use to identify compliance with the 1,800 sq ft maximum floor area. All work must be conducted within the Accessory Building.

C. There may be no more than two (2) employees (FTE) other than a member of the household residing on the premises.

D. There may be no sandblasting, chemical/paint spraying, or similar use associated with the business.

E. There may be no more than one non-illuminated business sign totaling not more than 12 square feet on the premises.

F. Excessive noise, glare, odors, traffic or other nuisances may be justification for the County to revoke or modify the terms of the Interim Use Permit.

G. The County may limit the daily hours of operation.

H. Any solid or liquid waste must be handled and disposed of according to any applicable County or State regulations.

I. The applicant and/or property owner shall permit the County to inspect the property at anytime.

11. **Manufactured Home, Farm Related (Temporary Seasonal),** provided:

A. The owner/applicant can demonstrate a need for the permit.

B. A maximum of three manufactured homes may be located on each farming operation. A farming operation includes all lands under common/joint ownership used predominately for labor intensive agricultural purposes.

C. Farming operations shall have a minimum of 80-acres of land, or if less must demonstrate that there is no local housing available for seasonal workers.

D. The length of time the temporary residence shall be occupied is limited to the needs of the farming operation and allowed only from April 15th through November 1st. The manufactured home shall be occupied by farm workers only.

E. The total number of occupants in any one manufactured home does not exceed the Code of Federal Regulations 3280.109 as amended, regulating the number of persons per sq ft of bedroom.

F. The employer and employees are in compliance with all applicable state and federal labor laws.

G. The manufactured home is connected to an on-site septic system, in accordance with Section 17 (General Regulations) of this ordinance.

H. An escrow is issued in the name of Sherburne County, payable to Sherburne County, for the sum of $5,000 which may be drawn down by the County in its sole discretion for purposes including but not limited to cost of capping and closing of any separate septic systems, administrative and legal fees for the foregoing, and repayment of delinquent personal property taxes on the manufactured home. The escrow shall be held for as long as the manufactured home is on the property.

I. All solid waste generated by the occupants shall be disposed of properly, in accordance with the Solid Waste ordinance.

12. **Manufactured Home, Farm Related (Temporary Year-Around),** One manufactured home may be temporarily located on a property in addition to a permanent home, provided:

A. The residents' income is derived in part from the farmstead of which the manufactured home is intended to be located, or that the majority income of the occupant or owner is derived from past association with the farmstead;

B. An escrow is issued in the name of Sherburne County, payable to Sherburne County, for the sum of $5,000 which may be drawn down by the County in its sole discretion for purposes including but not limited to the cost of capping and closing of any separate septic systems, administrative and legal fees for the foregoing, and repayment of delinquent personal property taxes on the manufactured home. The escrow shall be held for as long as the manufactured home is on the property.

C. The manufactured home is connected to an on-site septic system, in accordance with Section 17 (General Regulations) of this ordinance.

D. Travel trailers, recreational vehicles or any other type of vehicle modified for living space shall not be used as a permanent structure and shall not be connected in any fashion to existing water and septic systems for the purpose of erecting a permanent structure. For the purposes of this section, a Permanent Structure is any trailer or vehicle that is used between November 1st and May 1st of the following year.

13. **Manufactured Home (temporary), for Parents, Grandparents, Children, Sisters or Brothers by Blood or Adoption** provided:

A. The manufactured home is to be located on a parcel of at least five acres with one permanent dwelling. The occupant(s) of either the manufactured home or the permanent dwelling must be: 1) the parent(s) or grandparents of the occupant of the other residence or, 2) a child, sister or brother who suffers from a full or total disability as classified by Social Security, Worker's Compensation or a Doctor, and who resides in or will reside in one of the residences.

B. The applicant shall submit with the application and annually thereafter, a signed statement certifying that the occupant of the manufactured home is

a parent, grandparent, child, sister or brother who suffers a full or total disability as classified by Social Security, Worker's Compensation or a Doctor. The statement shall describe the need that makes it necessary for parents, grandparents or relative of the first degree to live on the same parcel with the children or grandchildren or a release that will allow the Zoning Administrator or his/her designee to verify the disability.

C. The manufactured home shall be removed from the site within 120 days of such time as it or the permanent residence ceases to be occupied by a parent, grandparent, child, sister or brother.

D. The manufactured home shall not be made a permanent structure.

E. The manufactured home shall not require the creation of a separate well.

F. An escrow is issued in the name of Sherburne County, payable to Sherburne County, for the sum of $5,000 which may be drawn down by the County in its sole discretion for purposes including but not limited to cost of capping and closing of any separate septic systems, administrative and legal fees for the foregoing, and repayment of delinquent personal property taxes on the manufactured home. The escrow shall be held for as long as the manufactured home is on the property.

G. An on-site sewage system to serve the manufactured home can be installed in accordance with Section 17.5 of this Ordinance.

14. **Miniature golf course / archery / driving range**

15. **Mining**. The permit shall be issued only upon findings that there is no substantial environmental impact or that such impact will be alleviated through a restoration program and other condition of the permit and that the activity will have no substantial adverse impact on surrounding property or that such impact will be alleviated through the conditions of the permit. Each permit shall contain the following minimum standards unless modified by the Planning Commission, and all activities shall conform to these and any additional standards:

A. General Operating Requirements must address operating hours, dust control, housekeeping, and safety.

B. Minimum Requirements for the mining operation:

1. No non-granular material shall be removed unless the permit is specifically for such an operation.

2. Vertical faces shall be kept to a minimum except during active mining.

3. Mining shall not take place within 40 feet of a property line and/or no closer than to accomplish a 2.5:1 slope.

4. The permit shall specify what operations are to occur in the permitted area and what general types of equipment may be used in the operation.

5. Processing machinery must be located consistent with setback standards for structures from ordinary high water levels of public waters and from bluffs.

6. Excavation or grading that disturbs an area greater than one (1) acre in size shall submit a National Pollutant Discharge Elimination System Plan (NPDES), and a Storm Water Pollution Prevention Plan (SWPPP) from the MPCA. The applicant shall submit a copy of the NPDES and SWPPP permits to the County prior to any excavation.

C. The following information shall be provided by the person or agency requesting the permit:

1. Name and address of person or agency requesting the mining permit.

2. The legal property description and acreage of area to be mined.

3. The following maps of the entire site and including all areas within three hundred fifty (350) feet of the site. All maps shall be drawn at a scale of one (1) inch to one hundred (100) feet unless otherwise stated below. A digital drawing in a format compatible with the CAD software used by the County of the plat on County coordinates with all the information contained in Maps A, B & C. listed below.

Map A - Existing conditions to include:

a. Contour map, with two (2) foot intervals

b. Existing vegetation

c. Wetlands and existing surface water drainage patterns

d. Existing structures

e. Existing wells

Map B - Proposed Operations to include:

a. Structures to be erected

b. Location of a permit, accessible and visible bench mark elevation in the vicinity of the mining boundary

c. Location of sites to be mined showing depth of proposed excavation

d. Location of any open water

e. Setback line for property lines and ordinary high water levels of public waters

f. Location of storage of mined materials, showing maximum height of storage deposits

g. Location of vehicle parking, access roads and local routes to truck routes

h. Staging of mining activity

i. Resource management plan

Map C - End Use Plan to include: The following information shall be provided by the person or agency requesting the permit:

a. Final grade of proposed site showing elevations and contour lines at two (2) foot intervals

b. Location and species of vegetation to be replanted

c. Reclamation staging plan

d. Proposed land use and development plan.

D. Haul Route Plan. A plan shall be submitted for approval showing the public roads on which trucks will carry material from the site along with a schedule and means of cleaning the public roads of lost material.

E. Restoration. All permits shall contain a restoration plan providing for the reuse of the land after resource exhaustion. The permittee is responsible for restoration. The following are the minimum standards for restoration:

1. All areas where the resource is exhausted and not needed for other operations shall be restored at the completion of mining. The entire area shall ultimately be restored.

2. All restoration shall include the application of a minimum of 4 inches of topsoil or similar material that will support plant growth.

3. Grading standards:

   a. Final grades shall be in conformity with the topography of the surrounding land.

   b. If the land is to be restored to crop production, no slope shall exceed 20 percent (5:1 slope).

   c. If the restoration is not for crop production, no grade shall exceed 33 percent (3:1 slope).

4. All restored areas shall be seeded with a mixture recommended by the Soil and Water Conservation District or returned to crop production. The permit may require a reforestation plan. Reforestation requirements shall be based on the recommendation of the Soil and Water Conservation District and/or the County Forester.

5. Standards III and IV above may be raised or modified to accommodate a specific reforestation plan.

F. Performance Securities and Insurance.

1. The permittee shall acquire and keep in force for the duration of the permit, liability insurance specifically covering the mining and/or restoration and related operations. The permittee shall provide certification of insurance.

2. A performance surety shall be provided. The permit shall specify the amount and type of surety required. The surety shall be used to reimburse the County for any monies, labor, or material expended to bring the operation into compliance with the conditions of the permit. The surety may be used after non-renewal of the permit and failure to execute the restoration plan. The surety may also be used if there is a failure to execute a phase of a restoration plan specifically scheduled in the permit. This option may be executed 180 days after written notice of non-compliance to the applicant.

16. **Occasional Special Event** under the following conditions:

A. An application is submitted which includes the following:

1. A plot plan showing:

a. Location of any grading, excavation or filling sites, and location of any areas for obtaining fill or for disposing of excavated materials.

b. Location of any temporary buildings, stockpiled materials, and or industrial equipment.

c. Location of storage area for equipment.

2. A letter giving an in depth description of the proposed operation. Said letter should contain at a minimum:

a. The number of employees reporting to the site.

b. Plans for traffic control.

c. A discussion of parts of the special event that may have an adverse impact on the environment or may impact neighboring property owners and methods for mitigation of any adverse factors.

d. Plans for provision of sanitary facilities such as portable toilets for workers and attendees.

3. The Sherburne County Board of Commissioners approves the application.

17. **Planned Unit Development (Highway)** for land use adjacent to a major highway (Minnesota or US Highways) where the location is found to be appropriate for business oriented uses, and the preservation of future road right of way, and/or other land use is necessary to meet the goals of the Sherburne County Comprehensive Land Use Plan, as well as the County and State Transportation Plans, provided that:

    1) The types of businesses and mixed uses may be limited and will be at the discretion of the local township and County Board. The use(s) should be those that will serve the local marketplace, will be compatible with the existing surrounding uses in the underlying zone and are permitted uses under the commercial, industrial (not Heavy Industrial) and Urban Expansion districts. The uses should promote the goals and policies of the Comprehensive Land Use Plan.

    2) A site plan that follows the General Development Regulations shall be submitted with the CUP application. The site plan shall illustrate appropriate areas for buildings, screening, lighting, parking, drainage, sewer site and landscaping. Performance and architectural standards may be required for approval.

    3) The lot size for all platted lots, and outlots, must be a minimum of 22,500 square feet. Sherburne County may grant flexibility in lot sizes and dimensional regulations in order to help preserve future road right of way.

    4) Plat applications shall follow the standard plat procedures set forth in the Subdivision Ordinance. Lots that have not been defined for a specific use under the conditional use permit shall remain as outlots until their allowed uses have been determined.

    5) A developer's agreement must be signed with the township and/or the County as specified in the conditional use permit.

    6) Sherburne County may regulate the number of highway accesses and the location of future road right-or-way and natural highway buffers in order to help meet local and state transportation plans. Future highway right of ways shall be preserved by platting and dedicated as public right of way on the final plat. Access permits from Minnesota Department of Transportation and/or Sherburne County Public Works must be obtained prior to County Board approval.

18. **Recreational Activities** conducted on a permanent, seasonal or scheduled basis subject to the following criteria:

    A. A certificate of insurance and/or a performance surety may be required.

B. Sanitary facilities shall be installed as judged necessary by County staff.

C. An operational plan approved by the County staff is established and all activities are conducted in accordance with the operational plan.

D. A stipulation is made in the permit as to the number of persons to be using the facility at any one time.

E. Any type of special event that will attract or involve more than the number of people stipulated in D above shall require approval of the County Board.

F. The permit shall be subject to annual administrative renewal.

19. **Rural Tourism** shall include things such as farm or other historical heritage attractions, single family residential properties for day retreats, crafting parties, weddings, receptions, hay rides, corn-mazes and holiday celebrations or similar rural uses.

A. Standards. Rural Tourism businesses shall meet the following standards:

1. A Rural Tourism businesses shall be located on properties within the General Rural Districts.

2. A Rural Tourism business shall be located on a metes and bounds parcel of at least 5 acres in size and is homesteaded by the applicant.

3. Any new buildings must be setback 50 ft. from side and rear lot lines.

4. Rural Tourism business may not be located within ¼ mile of 10 residences.

5. Rural Tourism shall be limited to no more than 300 guest/visitors at one time.

B. Submittal Information. In addition to submittal requirements set forth in Section 18 (Administration and Enforcement), Subdivision 6.2 (Interim Use Permit, Application), the following information must be provided with an interim use permit application:

1. Site plan drawn to an appropriate scale for effective interpretation.

2. Property boundaries, access roads (public and private), and proposed onsite parking areas that complies with Section 17 (General Development Regulations), Subdivision 2 (Parking and Loading Regulations).

3. Existing uses on adjacent properties and distance of dwellings within 500 feet of the property boundary.

4. Existing and proposed structures listed for each building where guests will have access and the maximum capacity for each structure as required to comply with building code and applicable fire safety requirements.

5. Location of temporary toilet facilities, which may be required.

6. Location of any existing or proposed wells or Subsurface Wastewater Treatments Systems (SSTS). Number of bathrooms in existing buildings must ensure public restrooms comply with the Americans Disability Act.

7. A written description of the planned activities including maximum number of guests/visitors.

8. Frequency and number of activities proposed in a calendar year. Days of week and hours of operation proposed.

9. Hours of Operation/Activity including set-up/clean-up for activities and events.

10. Description of any proposed outdoor activities including but not limited to: placement of temporary tents, public address system and amplified music.

11. Proposed site lighting and landscaping.

12. Anticipated maximum number of vehicle trips per day which would include arriving and leaving the site.

C. Conditions. In addition to all other applicable zoning ordinance requirements including but not limited to the review criteria included in Section 18 (Administration and Enforcement), Subdivision 6.4 (Interim Use Permit, Findings), the following items shall be considered by the Planning Advisory Commission and County Board when reviewing an Interim Use Permit Application for Tourism:

1. The size of the function and the number of expected guests on the property at one time shall be determined at the sole discretion of the County based on parcel size, proximity to adjacent neighbors and the ability of the applicant to demonstrate that there will be no unreasonable adverse impact on the neighbors from the noise, traffic, trespass, light or other impacts deemed relevant by the County.

2. The County must consider the character of the neighborhood and traffic quantity when determining the maximum capacity of people allow and the type of activity generated by the business and the amount of parking required.

3. There is adequate provision for parking of vehicles so that there is no parking on public roads and adequate setbacks from adjacent properties are maintained. Temporary parking areas may be approved at the sole discretion of the County. Parking areas must be a minimum of forty (40) feet from all property lines, and appropriately screened from neighboring property.

4. Driveway access location and any road upgrades required must be approved by the road authority prior to County Board approval.

5. Light sources shall be directed downwards and shielded to prevent light being directed off the premises.

6. The County may require a planted buffer between adjacent properties and parking or building if it is determined that such a buffer is necessary to avoid adverse impacts on adjacent properties.

7. Subsurface Wastewater Treatments Systems (SSTS) which is subject to a change in occupancy or gallon per day loading as a result of an approved interim use permit shall be retrofitted and/or upgraded to conform to current code requirements.

8. All existing buildings or proposed buildings to be used in association with the business shall be certified by an architect or engineer to be in compliance with current structural building and electrical standards for new occupancy prior to any use of the structures.

9. There may be one sign totaling not more than 12 square feet in size, located on the property and outside the public right of way.

10. Outside, activities must be completed during daylight hours. Inside activities must be completed by 11:00 p.m.

11. Any on-site preparation and handling of food or beverages must comply with all applicable Federal, State or Local Standards.

12. The owner will maintain a log of the activities occurring onsite that includes activity/event dates, group identity, times and number of guests.

13. The site plan with the above written descriptions along with any condition added during Planning Advisory Commission and/or County Board review will become a part of any approved interim use permit.

20. **Seasonal or Temporary Businesses,** provided:

A. A plan for operations and schedule is submitted and approved by the County Planning Commission.

21. **Slaughterhouse activities** (see Section 16.1)

22. **Solar Farm**

A. A Solar Farm shall be prohibited in the following areas:

1. On parcels less than 5 acres in size.

2. Big Lake Township: areas within ½ mile of TH 10 and in all Sections 23, 24, 25, 26, 35 and 36 Township 33, Range 28 and Section 27, 28, 29, 30, 31, 32, 33 and 34 Township 33, Range 27 north of CSAH 14, except for those parcels that have an existing Solar Farm constructed prior to October 1, 2025 or share a boundary line with a parcel that has an existing Solar Farm constructed prior to October 1, 2025.

3. Livonia Township: areas within ½ mile of TH 169.

4. Shoreland Districts designated by the Department of Natural Resources;

5. Within wetlands to the extent required by the Minnesota Wetlands Conservation Act.

6. Within the Mississippi and Rum Scenic, Recreational River, and Special Use Districts.

B. Solar Farms shall be setback a minimum of 50' from a side/rear property line, and shall comply with all other structural setbacks within the underlying zoning district.

C. In addition to items required by this Ordinance and on the IUP application form, the following items must be submitted with the IUP application:

1. Site Plan. A detailed site plan for both existing and proposed conditions must be submitted, showing the location of all areas where solar energy systems are to be placed, existing and proposed structures, property line, surface water drainage patterns, floodplains, delineated wetlands, toe and top of bluffs, ordinary high water mark and other protected natural resources, topography, electric equipment, and all other characteristics requested by the County.

2. Natural Resource Impact Assessment. For Solar Farms with a project size exceeding ten (10) acres, the applicant must provide a Natural Resource Impact Assessment. The assessment must address impacts of the project (construction and maintenance phases) to natural resource, defined as natural vegetation, native plant communities, soils, surface waters, wetlands, wildlife and nongame species, and fisheries. The assessment must include a review of the Minnesota DNR Natural Heritage Information System (NHIS) to determine if any rare species or rare natural resource features are located in proximity to the project.

3. Glare Study. Solar Farms utilizing a reflector system shall conduct a glare study (US Dept. of Energy's Solar Glare Hazard Analysis Tool) to identify the impacts of the system on occupied buildings and transportation rights-of-way within a half mile of the project boundary.

4. Agricultural Impact Assessment. If a Solar Farm is proposed to be located on existing agricultural land, the applicant must provide an agricultural impact assessment, which shall include:

   a. The total number of acres of Prime Agricultural Soils (as defined in the USDA National Soil Survey Handbook, Part 622.03(a1) or its successor) to be impacted.
   b. The total number of acres of actively farmed land to be impacted.
   c. Whether the property has an existing irrigation system that will be removed.

5. Aviation Analysis. If the project is within the Princeton Municipal Airport Airspace Zoning Plan (1977), or within the St. Cloud Municipal Airport Zoning Ordinance (1977) or St. Cloud Regional Airport Safety Zone A, B, or C, or within 2 miles of an airport, the applicant must complete and provide the results of the Solar Glare Hazard Analysis Tool (SGHAT) for the Airport Traffic Control Tower cab and final approach paths, consistent with the Interim Policy, FAA Review of Solar Energy Projects on Federally Obligated Airports, or most recent version adopted by the FAA. If the SGHAT indicates a completion of an Air Space Case Analysis (Form 7460), the applicant must complete the form and provide the results.

6. Decommissioning Plan. A decommissioning plan shall be required for solar farms to ensure that facilities are properly removed after the expiration of the

IUP, or, if earlier, after the useful life of solar panels and other facilities. Decommissioning of solar panels and related facilities must occur in the event the IUP expires or is terminated, and/or the solar panels are not in use for twelve (12) consecutive months. The plan shall include provisions for removal of all structures, foundations, equipment and power and communication lines, restoration of soil and vegetation to its pre-developed condition, and a financial guarantee ensuring that financial resources will be available to fully decommission the site. The County Board may require that the applicant provide a bond, letter of credit, escrow or other financial security in a form and amount set by the County Board, naming the County as obligee.

7. Other Standards and Codes. All solar farms shall be in compliance with any applicable local, state and federal regulatory standards for solar energy systems.

8. Power and Communication Lines. Except for power and communication lines that are defined in this Ordinance as Essential Services, all power and communication lines, including those running between banks of solar panels and to electric substations or interconnections with buildings, shall be buried underground. Exemptions may be granted by the Zoning Administrator in instances where shallow bedrock, water courses, or other elements of the natural landscape interfere with the ability to bury lines, or the distance to a substation reasonably precludes burial.

9. Screening. Vegetative screening such as coniferous trees a minimum of 6' in height or an alternative approved by the Zoning Administrator, shall be installed around the perimeter of the Solar Farm at the time the Solar Farm is installed. The County Board may require that the applicant provide financial security in a form and amount set by the County Board, for the purpose of providing a financial guarantee for a minimum 1-year survival of the vegetative screening.

D. Solar Farms shall comply with Section 17, Subd 17 (General Regulations, Solar Energy Systems and Solar Farms) of this ordinance.

E. Notwithstanding the prohibition against transferring an IUP in Subdivision 2 of this Section 16.2, the applicant and/or business entity that is granted an IUP for a Solar Farm pursuant to this Ordinance may transfer the IUP

through a change in ownership or control of the applicant and/or business entity (as defined in Subdivision 2) without applying for a new IUP, so long as the applicant and/or business entity meet the following conditions:

1. The applicant and/or business entity are in full compliance with all the terms and conditions set forth in the IUP;

2. The applicant and/or business entity provides a 30 day prior written notice of the change in ownership to the Zoning Administrator by certified letter, which shall include the timeline for when the change will occur and to whom the ownership will transfer; and

3. Demonstrate that the transfer shall not affect the financial security as required by the County Board and set forth in the conditions of the IUP when it was approved.

This provision allowing for a change in ownership or control shall not permit the applicant and/or business entity to transfer the IUP to a separate entity without submitting a new IUP application for a Solar Farm as required by Section 16.2 Subdivision 2.

23. **Solar Farm Related Business**, provided:

A. The owner/applicant can demonstrate a need for the permit.

B. The business may not be located within the Shoreland District or the Floodplain District.

C. The business must abut a hard-surface public road unless access via a gravel road is approved by the Township.

D. The driveways and parking areas for the business shall be setback a minimum of 10ft from the side and rear property lines and 20ft from the front property line.

E. All outside storage is adequately screened from existing or proposed residential areas by fence, wall or vegetated earth berm.

F. The maximum number of commercially licensed motorized or non-motorized vehicles (includes trucks and trailers) associated with the Solar Farm Related Business shall be established through the Interim Use Permit.

G. Applicants shall include the following information with their IUP application:

1. A written description describing the proposed business and activities conducted on-site, including the following:

   a. The number of employees (full-time and part-time) reporting to the site.

   b. The type and amount of equipment stored on-site.

   c. The type and amount of vehicles, materials and supplies stored on-site.

   d. Plans for provision of sanitary facilities such as portable toilets for workers.

   e. Description of solid waste generated by the business and plans for disposal in accordance with the Solid Waste ordinance.

2. A survey or aerial photo showing the following:

   a. Parcel acreage.

   b. Location and dimensions of all existing and proposed buildings on the property.

   c. Location and dimensions of existing and proposed outdoor storage and parking areas.

   d. Location and details of existing and proposed screening.

   e. Location and distance of neighboring residences.

   f. Location of well, septic or other sanitary facilities on-site.

H. Notwithstanding the prohibition against transferring an IUP in Subdivision 2 of this Section 16.2, the applicant and/or business entity that is granted an IUP for a Solar Farm Related Business pursuant to this Ordinance may transfer the IUP through a change in ownership or control of the applicant and/or business entity (as defined in Subdivision 2) without applying for a new IUP, so long as the applicant and/or business entity meet the following conditions:

1. The applicant and/or business entity are in full compliance with all the terms and conditions set forth in the IUP;

2. The applicant and/or business entity provides a 30 day prior written notice of the change in ownership to the Zoning Administrator by certified letter, which shall include the timeline for when the change will occur and to whom the ownership will transfer; and

3. Demonstrate that the transfer shall not affect the financial security as required by the County Board and set forth in the conditions of the IUP when it was approved.

24. **Temporary Tire and/or Waste Collection and/or Recycling Operations**, provided:

A. Adequate parking and restroom facilities shall be provided.

B. A mitigation plan is submitted, controlling water pollution, air pollution, traffic, litter, odors and noise.

C. Events held by governmental entities are exempt from obtaining an IUP.

25. **Temporary Start-Up Business,** provided:

A. The business must be located on the homesteaded property of the business owner if located within the Agricultural, General Rural, or Urban Expansion districts.

B. The business shall be compatible with the neighborhood, and not create a nuisance.

C. The business may be permitted through an IUP for a period no longer than three years, after which time the IUP shall expire, and is not renewable or transferable. At the time of expiration, all business activities must end, and business related vehicles, equipment, and materials must have been removed from the property.

D. The business is located on a minimum of five (5) acres.

E. Days and hours of operation shall be determined by the County Board.

F. The maximum number of employees (FTE) working on-site shall be determined by the County Board.

G. All business activities may be conducted within a maximum area of 1,800 sq ft within one accessory structure. If the accessory building is to be used for non-business use (i.e. personal storage), a partition wall or similar divider must be used to separate business from non-business use to identify compliance with the 1,800 sq ft maximum floor area. All work must be conducted within the Accessory Building.

H. There may be no more than one non-illuminated business sign totaling not more than 12 square feet on the premises.

I. Excessive noise, glare, odors, traffic or other nuisances may be justification for the County to revoke or modify the terms of the Interim Use Permit.

J. The applicant and/or property owner shall permit the County to inspect the property at anytime.

26. **Temporary Use by Government Entities** under the following conditions:

A. An application is submitted which includes the following:

1. A plot plan showing the location of the temporary use and any temporary structures, parking areas, etc.

2. A cross-section sketch of the proposed work if applicable.

3. A construction erosion control plan.

4. A drainage and restoration plan for a use permitted in the District.

5. A letter giving an in depth description of the proposed operation. Said letter should contain a minimum:

a. The number of employees reporting to the site.

b. Plans for traffic control at the temporary site and in the location of the project if at a location other than the site.

c. A discussion of parts of the operation that may have an adverse impact on the environment or may impact

neighboring property owners and methods for mitigation of any adverse factors.

d. Plans for provision of sanitary facilities for workers.

27. **Used Vehicle Parts or Scrap Material Yards (Junkyard),** means an establishment or place of storage and deposit which is maintained, operated, or used for storing, buying or selling junk, or for the maintenance or operation of an automobile graveyard, at which the waste, vehicle body, or discarded material stored is equal in bulk to three or more motor vehicles; provided that the County Planning Commission reviews and approves plans for site planning, pollution prevention, visual screening, traffic operations, noise control, dust control, and surface water ponding and runoff.

28. **Wrecker and Towing Services,**

A. All businesses must be active, current, and registered with the State of Minnesota.
B. All outside storage shall be enclosed by a permanently affixed fence of up to eight feet in height. The fence and the materials used to construct it shall be like other styles of fence within the area of the storage location.
C. No vehicles shall be stored within the 100-year floodplain or located within a the Shoreland District of DNR Designated Natural Environment Lake.
D. Upon receiving a motor vehicle which will not be repaired, the business will take measures to ensure that no discharge of any fluids from any motor vehicle shall be permitted into or onto the ground.
E. No dismantling of motor vehicles shall be allowed.
F. The maximum number of impounded vehicles associated with the Wrecker Towing Service shall be established through the Interim Use Permit.
G. Tow vehicles and equipment must be licensed, insured, and maintained in accordance to state and or federal DOT standards.

29. **Yard Waste Composting**

A. Composting of grass clippings and leaves would be allowed as an Interim Use Permit provided the following requirements can be met:

1. Drop-offs are allowed from commercial business and / or licensed haulers. If government entities or citizen drop-offs are allowed, additional conditions will be required for security, and removal of separate waste streams.

2. Only "Yard Waste" as defined in the Sherburne County Solid Waste Ordinance can be accepted at the site.

3. Must obtain a County Solid Waste Facility License Agreement for the operation of a Yard Waste Compost Facility.

4. Cannot be located in a platted development or within 1000 feet of a platted development.

5. Must be located at least 1000 feet from the nearest residence.

6. The site may not be located within the Shoreland District or the Floodplain District.

7. The site must be located on a hard-surface public road unless access via a gravel road is approved by the Township.

8. All outside storage shall be screened from residential areas.

9. The number of employees (full-time and part-time) reporting to the site.

10. All material must be removed prior to transfer or sale of property.

11. Material must be removed prior to the end of the permit.

12. A sunset date shall be set with each permit issued.

B. Must submit the following with the application:

1. Aerial photo showing property lines, roads, area for compost, proposed location of final compost product, structures.

2. Provide an operational plan that would include security plan, hours and days of operation, written description of how residual MSW (petroleum based yard waste bags) brought to the site will be removed, how many trucks are anticipated to bring grass clipping and leaves to the site and assumed route and means of cleaning the public roads of lost material.

3. Explanation of all equipment to be used on-site.

4. Total amount of materials anticipated to be composted annually.

5. Explanation of end use of product. Will it be available for public to buy on-site or sold to commercial operations?

6. State the separation to groundwater from where the compost piles will be located.

7. Location and dimensions of existing and proposed outdoor storage areas.

8. Location and details of existing and proposed screening.

9. Location and distance of neighboring residences.

10. Location of well, septic or other sanitary facilities on-site.

AFFIDAVIT OF PUBLICATION

STATE OF MINNESOTA) ss
COUNTY OF SHERBURNE

I do solemly swear that the notice, as per the proof, was published in the edition of the

Star News

with the known office of issue being located in the county of:

SHERBURNE

with additional circulation in the counties of:

WRIGHT

and has full knowledge of the facts stated below:

(A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper as provided by Minn. Stat. §331A.02.

(B) This Public Notice was printed and published in said newspaper(s) once each week, for 1 successive week(s); the first insertion being on 12/06/2025 and the last insertion being on 12/06/2025.

MORTGAGE FORECLOSURE NOTICES Pursuant to Minnesota Stat. §580.033 relating to the publication of mortgage foreclosure notices: The newspaper complies with the conditions described in §580.033, subd. 1, clause (1) or (2). If the newspaper's known office of issue is located in a county adjoining the county where the mortgaged premises or some part of the mortgaged premises described in the notice are located, a substantial portion of the newspaper's circulation is in the latter county.

By: _____
Designated Agent

Subscribed and sworn to or affirmed before me on 12/06/2025

_____
Notary Public

Darlene Marie MacPherson
Notary Public
Minnesota
My Commission Expires Jan. 31, 2029

Rate Information:
(1) Lowest classified rate paid by commercial users for comparable space:
$999.99 per column inch

Ad ID 1506573

SHERBURNE COUNTY NOTICE OF PUBLIC HEARING

The Sherburne County **PLANNING ADVISORY COMMISSION** will meet at **6:00 P.M. December 18, 2025** at the Sherburne County Government Center, 13880 Business Center Drive, Elk River, Minnesota to hold a public hearing for all unincorporated areas of Sherburne County in which the County has zoning and land use authority, to consider the following application(s) and other planning and zoning related topics.

Cody Rieland (Property Owner Hartkopff Farms, LLC): Request Preliminary and Final Simple Plat of "POTATO SACK ONE" consisting of (2) lots. PID # 20-00106-4000. Legal Desc: That part of the Southeast Quarter (full legal on file). Sec 6, Twp 34, Rge 29, Clear Lake Township. 46.84 acres in the Agricultural District with the southern portion in the Orderly Annexation Zone 3 District and within the Natural Environment Shoreland District of Unnamed Lake 71012000.

Nick Christenson: Requesting to Amend the Sherburne County Zoning Ordinance for "Wrecker and Towing Services" by amending Sec 5 Subd 2, Sec 11, Subd 4 and Section 16.2 Subd 4.

James Sanford: Requesting to Amend the Sherburne County Zoning Ordinance Sec. 16.2 Subd 5.22 (A) (3) to amend language on prohibition of solar farms in areas of Big Lake Township.

The applications may be viewed at https://www.co.sherburne.mn.us/394/Planning-Advisory-Board or by scanning the QR code shown below. Public Hearing items will be available one week prior to the meeting.

The hearing of these requests is not limited to those receiving copies of this notice, and if you know of any neighbor or affected property owner who for any reason has not received a copy, it would be appreciated if you would inform them of this hearing. Recommendations made by the Sherburne County Planning Advisory Board may be subject to further action by the Township of Livonia or the Township of Big Lake, and the Sherburne County Board of Commissioners.

Recommendations that are forwarded to the County Board from this public hearing are anticipated to be heard at a County Board of Commissioners Meeting, January 20, 2026, at 9:00am in the County Board Room located at the Sherburne County Government Center.

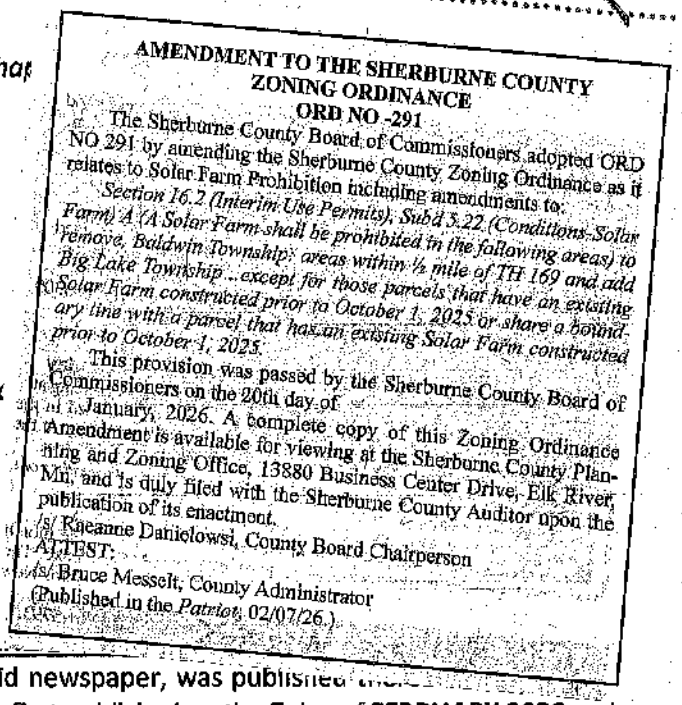
Lynn Waytashek,
Zoning Administrator

Published in the Star News
December 6, 2025
1506573

* Original w/ ORD NO288

Revised Affidavit of Publication Form
(Includes Language Required by 2015 Legislation, Chap
Mortgage Foreclosure Notices)

AFFIDAVIT OF PUBLICATION
[*FORM Rev. 6/15*]
STATE OF MINNESOTA)
) ss.
COUNTY OF SHERBURNE)



AMENDMENT TO THE SHERBURNE COUNTY ZONING ORDINANCE
ORD NO -291

The Sherburne County Board of Commissioners adopted ORD NO 291 by amending the Sherburne County Zoning Ordinance as it relates to Solar Farm Prohibition including amendments to:

Section 16.2 (Interim Use Permits), Subd 3.22 (Conditions Solar Farm) A (A Solar Farm shall be prohibited in the following areas) to remove, Baldwin Township; areas within ½ mile of TH 169 and add Big Lake Township ...except for those parcels that have an existing Solar Farm constructed prior to October 1, 2025 or share a boundary line with a parcel that has an existing Solar Farm constructed prior to October 1, 2025.

This provision was passed by the Sherburne County Board of Commissioners on the 20th day of January, 2026. A complete copy of this Zoning Ordinance Amendment is available for viewing at the Sherburne County Planning and Zoning Office, 13880 Business Center Drive, Elk River, MN, and is duly filed with the Sherburne County Auditor upon the publication of its enactment.

/s/ Raeanne Danielowski, County Board Chairperson
ATTEST:
/s/ Bruce Messelt, County Administrator
(Published in the *Patriot*, 02/07/26.)

William Morgan, being first duly sworn, on c

1. I am the publisher of the *Patriot News* personal knowledge of the facts stated in this Affidavit, whic

2. The newspaper has complied with all of f under Minnesota law, including those requirements found

3. The dates of the month and the year attached/copied below was published in the newspaper a

That the printed **AMENDMENT TO THE SHERBU** attached as a part hereof was cut from the columns of said newspaper, was published in language once a week for **ONE** successive weeks; that it was first published on the **7** day of **FEBRUARY 2026** and thereafter on **Saturday** of each week to and including the **7** day of **FEBRUARY 2026** and that the following is a copy of the lower case alphabet which is acknowledged to have been the size and kind of type used in the publication of said **AMENDMENT TO THE SHERBURNE COUNTY ZONING ORDINANCE NO-291.**

4. The publisher's lowest classified rate paid by commercial users for comparable space, as determined pursuant to § 331A.06, is as follows: $22.00 per column inch.

5. **[NEW]** Mortgage Foreclosure Notices *[Effective 7/1/15]*. Pursuant to Minnesota Statutes §580.033 relating to the publication of mortgage foreclosure notices: The newspaper's known office of issue is located in Sherburne County. The newspaper complies with the conditions described in §580.033, subd. 1, clause (1) or (2). If the newspaper's known office of issue is located in a county adjoining the county where the mortgaged premises or some part of the mortgaged premises described in the notice are located, a substantial portion of the newspaper's circulation is in the latter county.

FURTHER YOUR AFFIANT SAITH NOT.

William Morgan, Publisher

Subscribed and sworn to before me on
this 9 day of February, 2026.
By William Morgan, Publisher

Notary Public

CHRISTOPHER S MEYER
NOTARY PUBLIC
MINNESOTA
My Commission Expires 01/31/2030

From: Minnesota Office of the State Auditor state.auditor@osa.state.mn.us
Subject: OSA Weekly Update - February 20, 2026
Date: Feb 20, 2026 at 12:00:38 PM
To: Tammy Schefers clerk@haventwp.org





Message from Auditor Blaha

This week, my Office released **Investigation Findings on Windemere Township's contracting practices**, identifying improper delegation of contracting authority and failed to employ appropriate contracting safeguards, fiscal oversight, and competitive bidding procedures.

What does this mean for your organization?

This is not the only time we have seen these types of issues. This is a reminder to review your own procurement policies and bidding procedures to ensure they are clear, transparent, and consistently followed.

You can read the full letter on the **OSA website.**

1. Released: Investment Performance Information

The OSA is required to annually provide information on the investment performance of the Minnesota State Board of Investment and on the Statewide Volunteer Firefighter Plan administered by the Public Employees Retirement Association. The **Investment Performance Information** document providing information for the 2025 calendar year has been posted to the OSA website.

2. Avoiding Pitfalls: Fuel Purchases

Government entities should check that internal controls for fuel purchases for publicly-owned vehicles are in place. Some governmental entities use the following controls for each fuel purchase:

- Identify the person making the fuel purchase, the type and amount of fuel purchased, the vehicle being fueled and its odometer reading at the time of fueling, and the date, time, and location of the purchase.
- Require original, detailed receipts for all fuel purchases.
- Review all fuel purchases at least monthly, including a calculation of fuel consumption for each vehicle.

Active monitoring of fuel purchases is important. Calculating the fuel consumption for each vehicle may disclose the need for repair or replacement of a vehicle. A monthly review of fuel purchases may also reveal items that need additional follow-up, such as the purchase of unleaded fuel for a diesel vehicle, the purchase of amounts exceeding a vehicle's fuel tank capacity, or fuel purchases during non-working hours. The follow-up is important to ensure that public funds were used appropriately.

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2025 Law Enforcement Agency Asset Forfeiture Reporting by February 27, 2026

Remember to report all forfeitures (pursued under state and federal law) with a 2025 final disposition to the OSA by **February 27, 2026**. Final disposition is when an action has been taken on the property (i.e., vehicle is sold, cash is distributed, property is returned to owner, etc.). Reporting must be done using the online reporting tool available in **SAFES**.

Instructions for the **Forfeiture Incident Reporting form** are available on the OSA website.

If your agency had no forfeitures with a 2025 final disposition, you'll still need to log in to SAFES, select the Forms tab, then the 2025 tab, and select the button labeled "I have not disposed or forfeited any property in 2025" by **February 27, 2026**. Entities with forfeitures to report for the year 2025 should NOT check this box.

If you haven't used SAFES in the past and need a username and password, email your contact information including: Name, title, entity mailing address and phone number to **SAFES@osa.state.mn.us**.

If you have questions or need assistance completing the form, contact Research Analyst Intermediate Christy John at (651) 297-3681 or email **Christy.John@osa.state.mn.us**.

2025 Annual Forfeiture Expenditures Reporting by February 27, 2026

Law enforcement agencies and prosecuting authorities, remember to report expenditure of forfeited property proceeds, including proceeds received through state and federal forfeiture law to the OSA by **February 27, 2026**.

Instructions for the **Forfeiture Expenditures form** are available on the OSA website. Reporting must be done using the online reporting tool available in **SAFES**.

If you haven't used **SAFES** in the past and need a username and password, email your contact information including: Name, title, entity mailing address and phone number to **SAFES@osa.state.mn.us**.

If you have questions or need assistance completing the form, contact Research Analyst Intermediate Christy John at (651) 297-3681 or email **Christy.John@osa.state.mn.us**.

Minnesota Office of the State Auditor | 525 Park Street, Suite 500 | Saint Paul, MN 55103 US

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From: Minnesota Office of the State Auditor state.auditor@osa.state.mn.us
Subject: OSA Weekly Update - February 27, 2026
Date: Feb 27, 2026 at 12:02:54 PM
To: Tammy Schefers clerk@haventwp.org



Message from Auditor Blaha

Check out our new dashboards! Our goal is to improve transparency and accountability by making local government reporting compliance and financial data easier to access.

The project includes two categories of dashboards: Reporting Compliance Dashboards, which provide compliance status information required for submissions, and Reporting Data Dashboards, which provide searchable financial data.

You can view the dashboards on the **OSA website**.

1. Relief Associations: Broker Certification Requirement

Fire relief associations using the services of a broker must complete a uniform **Broker Certification Form (BC-1 Form)** that's provided by the OSA. The BC-1 Form must be completed before a relief association may enter into a business arrangement with a broker and must be completed annually thereafter. A copy of each completed form should be submitted to the OSA with the relief association's annual reporting forms.

Learn more about this reporting requirement on our **Investment Basics – Broker Certification Form** page.

2. Avoiding Pitfalls: Multiple Signatures on Checks

Minnesota law has generally required multiple signatures on checks written by cities, towns, counties, or volunteer fire relief associations. In addition to being required by statute, multiple signatures are part of an entity's internal controls. When more than one person signs a check, there is greater assurance that the claim is correct and that payment has been approved by the governing body.

Checks should never be pre-signed. Signing checks prior to approval by the governing body defeats this statutorily-mandated safeguard.

In addition, signature cards on file with the bank should be updated regularly so only those individuals currently authorized to sign checks are named. Verifying signatures should be part of the entity's prompt review and verification of negotiated checks.

LEARN MORE



2025 Law Enforcement Agency Asset Forfeiture Reporting by February 27, 2026

Remember to report all forfeitures (pursued under state and federal law) with a 2025 final disposition to the OSA by **February 27, 2026**. Final disposition is when an action has been taken on the property (i.e., vehicle is sold, cash is distributed, property is returned to owner, etc.). Reporting must be done using the online reporting tool available in **SAFES**.

Instructions for the **Forfeiture Incident Reporting form** are available on the OSA website.

If your agency had no forfeitures with a 2025 final disposition, you'll still need to log in to SAFES, select the Forms tab, then the 2025 tab, and select the button labeled "I have not disposed or forfeited any property in 2025" by **February 27, 2026**. Entities with forfeitures to report for the year 2025 should NOT check this box.

If you haven't used SAFES in the past and need a username and password, email your contact information including: Name, title, entity mailing address and phone number to **SAFES@osa.state.mn.us**.

If you have questions or need assistance completing the form, contact Research Analyst Intermediate Christy John at (651) 297-3681 or email **Christy.John@osa.state.mn.us**.

2025 Annual Forfeiture Expenditures Reporting by February 27, 2026

Law enforcement agencies and prosecuting authorities, remember to report expenditure of forfeited property proceeds, including proceeds received through state and federal forfeiture law to the OSA by **February 27, 2026**.

Instructions for the **Forfeiture Expenditures form** are available on the OSA website. Reporting must be done using the online reporting tool available in **SAFES**.

If you haven't used **SAFES** in the past and need a username and password, email your contact information including: Name, title, entity mailing address and phone number to **SAFES@osa.state.mn.us**.

If you have questions or need assistance completing the form, contact Research Analyst Intermediate Christy John at (651) 297-3681 or email **Christy.John@osa.state.mn.us**.

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Constant Contact

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From: Minnesota Office of the State Auditor state.auditor@osa.state.mn.us
Subject: OSA Weekly Update - March 6, 2026
Date: Mar 6, 2026 at 12:02:10 PM
To: Tammy Schefers clerk@haventwp.org





Message from Auditor Blaha

This Tuesday is Township Day, Minnesota's best example of direct democracy. On March 10, townships will hold their annual meetings where residents vote on local levies, authorize key expenditures, elect leaders, decide on priorities, and if you're lucky, set a gopher bounty. It's the ultimate example of local control.

More Township Day resources are available on the **Minnesota Association of Townships** website.

1. Released: 2025 Revenue Thresholds for Audit Requirements

Cities - A city with a population over 2,500 must have an annual audit performed.

Cities with Combined Clerk/Treasurers - A city with a population of 2,500 or less and a combined clerk/treasurer must have an annual audit for 2024 if its annual revenue is more than $1,000,000. A city with a combined clerk/treasurer and annual revenue of $1,000,000 or less must have an Agreed-Upon Procedures engagement once every five years.

City Municipal Liquor Stores: Any city operating a municipal liquor store with 2025 total annual sales in excess of $750,000 shall submit to the state auditor audited financial statements produced in conformity with generally accepted accounting principles for the

liquor store.

Towns - A town with a population over 2,500 and 2025 annual revenue of $1,283,000 or more must have an annual audit.

Towns with Combined Clerk/Treasurers - A town with a combined clerk/treasurer must have an annual audit for 2025 if its annual revenue was more than $1,000,000. A town with a combined clerk/treasurer and annual revenue of $1,000,000 or less must have an Agreed-Upon Procedures engagement once every five years.

Special Districts - A special district must have an annual audit for 2024 if its annual revenue was more than $1,000,000. A special district with annual revenue of $1,000,000 or less must have an Agreed-Upon Procedures engagement once every five years.

The OSA has developed minimum procedures and a reporting format for Agreed-Upon Procedures engagements of cities and towns that have combined the offices of clerk and treasurer, and special districts, with annual revenues less than the audit threshold. The minimum procedures and reporting format for Agreed-Upon Procedures engagements can be found on the **OSA website**.

2. Released: Relief Association Training Videos

New training videos are available that show how to complete each tab of the redesigned 2025 FIRE Form. The FIRE Form is the financial and investment reporting form that fire relief associations are required to annually complete and submit to the OSA. The form was redesigned this year to streamline and reduce data entry and for accessibility. To find the new videos, go to the **Training Opportunities** page of our website, scroll down to the "Pension Division" heading, and find the new videos under the "FIRE Form Series" heading. A **short video** walking through recent updates to relief association reporting forms is also available.

3. Released: 2023 City Finances Report

Last week, State Auditor Julie Blaha released the 2023 City Finances Report. The Report summarizes the current and long-term trends for city revenues, expenditures and debt. The Report and its underlying data are available on the **OSA website**.

The 2023 Minnesota city revenues and expenditures have been updated in the **Comparison Tool**. The Comparison Tool allows you to compare information for the same city for two different years, or to compare one city to another city.

4. Avoiding Pitfalls: Petty Cash (Imprest) Funds – Part I

Petty cash funds, referred to as “imprest funds” in Minnesota’s statutes, are authorized for school districts, towns, counties, and cities. Due to the fact that these are cash funds (currency in the form of coins and bills), extra security precautions should be taken to safeguard these funds.

Each petty cash fund must be established by an entity's governing body, and a “custodian” of the fund must be appointed. Meeting minutes should document the creation, custodian, and amount of any petty cash fund. The governing body should periodically review these funds to determine whether they are still necessary.

Petty cash funds are not separate checking accounts. Rather, by law, these funds are cash (currency). They are allowed for the payment of any proper claim if “it is impractical” to pay the claim in any other manner. The statutes prohibit the funds' use for salaries or personal expenses of an officer or employee. Counties and school districts have additional statutory authority to use a petty cash fund for certain travel advances.

A claim itemizing all disbursements from a petty cash fund must be presented to the governing body at its next meeting. If the governing body approves the claim, the fund’s custodian should be given payment to replenish the fund. If the governing body fails to approve the claim in full, the fund’s custodian is personally responsible for the difference. The laws governing petty cash (imprest) funds are **Minn. Stat. §§ 123B.11** (school districts), **366.01, subd. 12** (towns), **375.162** (counties), and **412.271, subd. 5** (cities).

LEARN MORE



Director of Special Investigations

The OSA is hiring a **Director of Special Investigations** based in St. Paul. This position oversees the OSA's special investigations function and the Special Investigations division staff members. The Director is responsible for setting the focus and priorities of the division and developing and managing an investigative program that efficiently employs thorough and impeccable legal and financial analyses to examine and report upon areas of improper handling of public dollars held by local government.

The job posting will close on **March 26, 2026**.

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From: Kailee Vik Kailee.Vik@co.sherburne.mn.us
Subject: Save the Date - Sherburne County Shoreland Training
Date: Feb 26, 2026 at 8:46:43 AM
To: Kailee Vik Kailee.Vik@co.sherburne.mn.us



Tap to Download
image001.png
62 KB

We're excited to announce our free Shoreland Training in partnership with the Sherburne County Soil and Water Conservation District and the Minnesota Department of Natural Resources. This will be a great opportunity for contractors, lake associations and local officials to learn more about shoreline regulations and our permitting process. Topics that will be covered by staff and our partners include:

- What is a shoreland district
- Why natural shorelines are important
- DNR public water works permits
- Which projects require a shoreland alteration permit
- How to apply for a shoreland alteration permit.

Date: March 26, 2026

Time: 9:00am – 12:00pm

Location: Sherburne County History Center 10775 27th Ave SE Becker, MN 55308

Keep an eye on your inbox for registration details. Registration for this training will be sent out on March 12, 2026.

If you have any questions regarding the training, please feel free to reach out to me!

Thank you,

SHERBURNE COUNTY

Kailee Vik
Planner
Work: (763) 765-4462
13880 Business Center Drive
Suite 100
Elk River, MN 55330

www.co.sherb

urne.mn.us
www.facebook.com/SherburneCountyMN

NOTICE: Unless restricted by law, email correspondence to and from Sherburne County government offices may be public data subject to the Minnesota Data Practices Act and/or may be disclosed to third parties.

SHERBURNE COUNTY

HAZARD MITIGATION PLAN UPDATE – MEETING INVITATION

Greetings,

Your presence is requested at a Planning Team Meeting for the update of the **Sherburne County Hazard Mitigation Plan (HMP)**. You are requested to participate in this meeting because you have a position of administrative or departmental responsibility within the county, a municipal government, or are a key stakeholder related to the planning process. Emergency Managers from neighboring jurisdictions are also encouraged to attend.

We will be holding the meeting virtually using Zoom conferencing:

REVISED DATE & TIME
Date: Thursday, April 2nd, 2026
Time: 10:00-11:30 a.m.
Register here for the meeting

The purpose of this meeting is to present on the Sherburne County HMP update and gather feedback on several key discussion items that are required by the Federal Emergency Management Agency (FEMA). The plan addresses the natural hazards that post risk to Sherburne County and will result in the development of mitigation actions that will help to reduce the impact of future hazard events. We will also discuss the types of projects that may be eligible for FEMA Hazard Mitigation Assistance (HMA) grant program funding.

Your participation in this meeting is important and we value your feedback. Representatives from Sherburne County, city and township governments, and other stakeholder agencies/ organizations **must** have documented participation in the planning process in order to adopt the plan and be eligible to apply for future FEMA HMA grant funding.

When you register, you will be placed on an RSVP list and will be sent an email confirmation with a link to participate in the meeting. If you are not able to attend, please seek to send another representative.

Thank you,

Derek Baas
Deputy Director of Emergency Management
Sherburne County Sheriff's Office
13880 Business Center Drive NW
Elk River, MN 55330
p 763-765-3508
"Commitment to Service with Integrity and Pride"
https://www.co.sherburne.mn.us/296/Sheriff
Facebook: @SherbCoSheriff

SHERBURNE COUNTY

HAZARD MITIGATION PLAN UPDATE – MEETING INVITATION

Greetings,

Your presence is requested at a Planning Team Meeting for the update of the **Sherburne County Hazard Mitigation Plan (HMP)**. You are requested to participate in this meeting because you have a position of administrative or departmental responsibility within the county, a municipal government, or are a key stakeholder related to the planning process. Emergency Managers from neighboring jurisdictions are also encouraged to attend.

We will be holding the meeting virtually using Zoom conferencing:

Date: Tuesday, March 17, 2026
Time: 10:00-11:30 a.m.
Register here for the meeting

The purpose of this meeting is to present on the Sherburne County HMP update and gather feedback on several key discussion items that are required by the Federal Emergency Management Agency (FEMA). The plan addresses the natural hazards that post risk to Sherburne County and will result in the development of mitigation actions that will help to reduce the impact of future hazard events. We will also discuss the types of projects that may be eligible for FEMA Hazard Mitigation Assistance (HMA) grant program funding.

Your participation in this meeting is important and we value your feedback. Representatives from Sherburne County, city and township governments, and other stakeholder agencies/ organizations **must** have documented participation in the planning process in order to adopt the plan and be eligible to apply for future FEMA HMA grant funding.

When you register, you will be placed on an RSVP list and will be sent an email confirmation with a link to participate in the meeting. If you are not able to attend, please seek to send another representative.

Thank you,

Derek Baas
Deputy Director of Emergency Management
Sherburne County Sheriff's Office
13880 Business Center Drive NW
Elk River, MN 55330
p 763-765-3508

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The official newsletter of the
Sherburne County Historical Society

HISTORICALLY SPEAKING...

Spring 2026

Sherburne HISTORY center

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Programs and Events 6
A History Mystery 7

Elk River Bank Cashier on the run with $8k

The life and times of Russell A. Calef, the Elk River Embezzler



Russell Calef's intake photo from Leavenworth Prison in 1917.

Research by: Patrick Dwyer
Written by: Emma Hoard

What could cause a man of upstanding citizenship in Sherburne County to steal thousands of dollars from his place of work and go on the run? Debt? Family? The pressures of life? No one is really sure.

Equivalent to almost $180,000 today, Calef took the money, left a note on his desk at The First National Bank of Elk River, and went on the run to Vermont, leaving his wife at home in Elk River.

Born in Boston in 1880 to parents Alden and Isabella Calef, it seems Russell had a rough start to life. Alden was a coal dealer in Boston, but died when Russell was only twelve. After his mother's death at age eighteen, and with his 13-year-old sister Emily in tow, Russell went to live with his wealthy uncle in Vermont.

At the age of 20, the 1900 census lists Calef as living in Barre, Vermont with his occupation as bank clerk. Three years later he was married to Grace V. Brackett in Minneapolis. Ironically, Grace's father was Chief of Police for Minneapolis and St. Anthony.

Russell and Grace briefly moved to Wahpeton, North Dakota before settling in Claremont, Minnesota in 1905. At the State Bank of Claremont, the bank directory lists Russell Calef as Assistant Cashier in 1906 and 1907.

From the details of a farewell party in Claremont in March 1908, it seems the Calefs were popular and well-liked. The People's Press in Owatanna reported that about thirty people attended the party and Russell had secured a job in Elk River, Minn.

By the end of March 1908, the Calefs find themselves living in Elk River, most likely due to Grace's dying father, and Russell is working as a Cashier at the First National Bank of Elk River.

→ *continued on page 3*

History Center Updates

Many things have happened here at the Sherburne History Center since the last newsletter in December 2025. First of all, our newly-hired executive director unexpectedly resigned after barely a month. Office Manager Sandra Gadbaw and Programs Coordinator Emma Hoard have taken over the position as Co-Directors henceforth.

Over the coming year, the Sherburne History Center Co-Directors, with support from our Board of Directors, plan to implement an extensive exhibit and collections engagement plan designed to bring more artifacts out of storage and into public view. This initiative will focus on displaying items that are rarely seen by visitors and highlighting the depth and diversity of SHC's collection and archives.

This renovation will also set us up nicely for an upgrade to our database, which will make our collections and archives searchable to the public, opening up opportunities for more community engagement.

The Exhibit and Collections Engagement Plan includes:

- Eddy Library remodel
- Balcony Display utilization
- Hallway Display utilization
- New Gallery Displays featuring towns and townships
- Creation of Outdoor Displays
- Update database to allow public searchability

Eddy Library Remodel

Painting has started, furniture is being rearranged, the Eddy Library is going to have a new look!

Books and resources are being organized so they are easier to utilize for the public.

There might also end up being a cozy reading nook and a kid's corner! You'll just have to stop in and see the changes!



At this time, the bank cashier was the person who ran the bank on a daily basis, similar to a modern day branch manager. It was a prestigious position. Banks had presidents and vice presidents, but they were not normally active in the bank on a day-to-day basis.

Chief H. H. Brackett (Calef's father-in-law) dies at Russell and Grace's home on Depot St. in 1909, and the couple takes in Grace's aging mother and sister. **It was sometime after that and before March 1916 that Russell found himself in need of some money that he did not have.**

One Thursday morning in March 1916, Russell Calef abruptly abandoned his cashier post at First National Bank, leaving only a brief note in his wake. The note is reportedly to have stated that there was an irregularity in Russell's accounts but that he would return soon to straighten the matter up.

BANK CASHIER IS MISSING

St. Paul, March 20.—Officers and stockholders of the First National bank of Elk River are looking for R. A. Calef, cashier, who has been missing for ten days.

L. K. Holden, president of the bank, said the institution is in good financial condition, but that slight irregularities had been found in Cashier Calef's accounts, following an examination earlier in the week by John H. Schmidt, district national bank examiner.

Employes of the bank found a note on Cashier Calef's desk saying he had left but would return soon.

(Above) Report in the Valley County News (Glasgow, Montana) on Tuesday, March 21, 1916.

SHORTAGE IS FOUND IN THE ACCOUNTS OF ELK RIVER CASHIER

(Herald Special Service.)

Minneapolis, Minn., March 18.—R. A. Calif, cashier of the First National bank of Elk River, due to return home yesterday from a trip, has not returned. J. H. Smith, a federal bank examiner of Minneapolis, was at work today on Calif's books, and it was reported in Minneapolis that there is a shortage that amounts to $8,000 or more. Calif has been six years in the bank. He is married and has a wife living in Elk River.

Vice President L. K. Houlton of the bank, said, relative to a report that Calif recently had been seen in Anoka, and also in Minneapolis, that he did not know Calif's whereabouts.

Calif went away a few days ago, Houlton said. "It is true that Mr. Smith, the bank examiner, has been at work. It is not true that any large shortage, anything big enough to be serious, has been found. It looks as if there is a shortage, but we cannot tell yet how much it is."

(Above) Report in the Grand Forks Herald (Grand Forks, North Dakota) on Sunday, March 19, 1916.

When no word was heard from Calef for several days, J.H. Smith, a federal bank examiner from Minneapolis, went to work on Russell's books, reporting a shortage of at least $8,000.

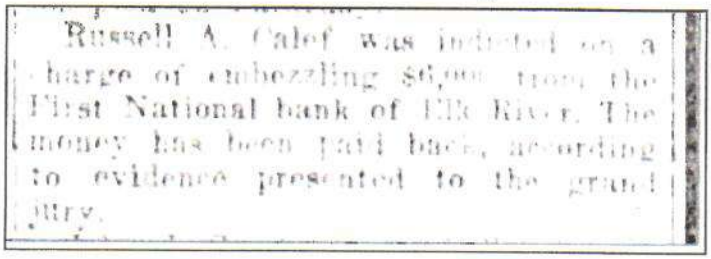
Calef, an employee of First National Bank for six years at the time, was not immediately guilty in the minds of many of his colleagues and friends. The Elk River Star News reported in March 28, 1916 that "Mr. Calef's many friends trusted and believed that he would soon be heard from and that he would return at an early date and straighten out the matter."

The Star News also reported in the same article that "Mr. and Mrs. Calef have been residents of Elk River for the past six years and have taken a prominent part in the social activities of the community. "Mr. Calef...has at all times boosted for the best interest of Elk River and Sherburne County."

continued on page 4

Even L.K. Houlton, the Vice President of First National, was not quick to accuse Calef. Houlton told the Minneapolis Journal in the March 19, 1916 edition that "It is not known yet whether there is a shortage, but if one is discovered, it will not embarass the bank in the least. We are protected by a bond of $10,000 and have plenty of money on hand with which to do business."

A telegram was eventually received the following week from Russell's uncle in Vermont informing the bank that Russell was there visiting him and that he would be returning soon.



Russell A. Calef was indicted on a charge of embezzling $6,000 from the First National bank of Elk River. The money has been paid back, according to evidence presented to the grand jury.

(Above) Report from the Star Tribune on Friday, October 6, 1916.

Evidence presented to grand jury showed that the stolen money had been paid back in full before the trial, likely due to Calef's rich uncle.

By the next day, December 2, 1917, Calef arrived at Leavenworth Prison and was assigned inmate number 12169.

In 1918 Calef filled out a WW1 Draft Registration card with his place of employment listed as U.S. Penitentiary, Leavenworth, Kansas.

On December 12, 1918, Russell received a typed letter from the Leavenworth physician that the diagnosis of gonorrhea made upon his prison admission, and the subsequent treatment given, was probably a mistake. (see page 5)

Despite losing privileges and having several minor infractions on his prison record including not obeying orders, quarrelling and cursing, Calef was paroled on October 28, 1919.

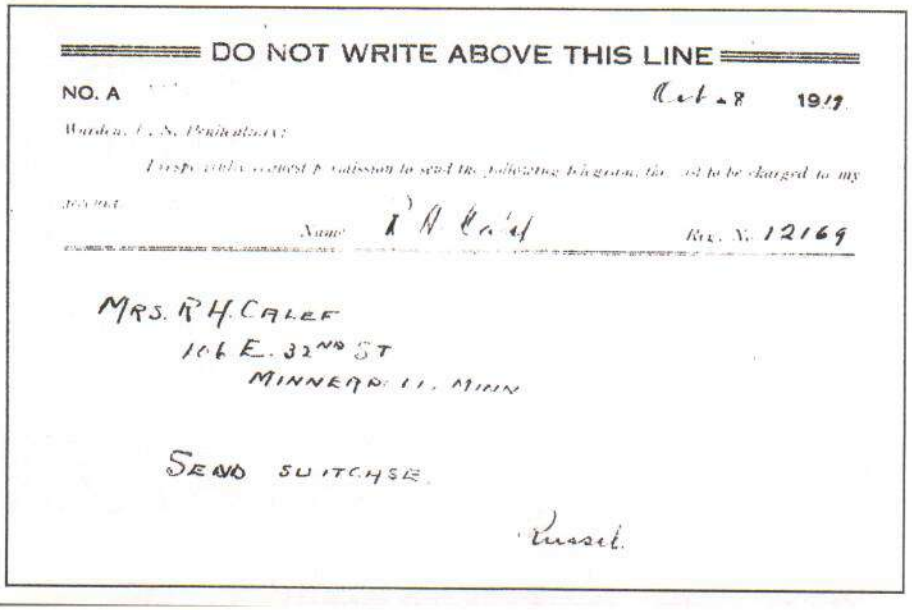
He sent a very brief telegram to Grace at her new address in Minneapolis saying simply, "Send suitcase."

By October that same year, Russell was indicted in federal court on the charge of embezzling $6,000. On December 1, 1917, Calef was found guilty in U.S. District Court and was sentenced to five years in Leavenworth Prison in Kansas.

Former Bank Cashier Goes to Prison.

Honesty is the best policy. R. A. Calef, the former cashier of the First National bank of Elk River, was sentenced to five years imprisonment in the federal prison at Leavenworth, Kansas, a few days ago, he having plead guilty to the charge of embezzlement from the bank. Calef's relatives had made good all shortages so the bank did not lose a cent. Calef was considered a model young man while he was acting as cashier of the bank and his friends cannot understand why he was tempted to go astray and betray the confidence reposed in him by his employers.

(Above) Report in the Grand Forks Herald (Grand Forks, North Dakota) on Sunday, March 19, 1916.



DO NOT WRITE ABOVE THIS LINE

NO. A ... Oct 28 1919

Warden, U. S. Penitentiary:

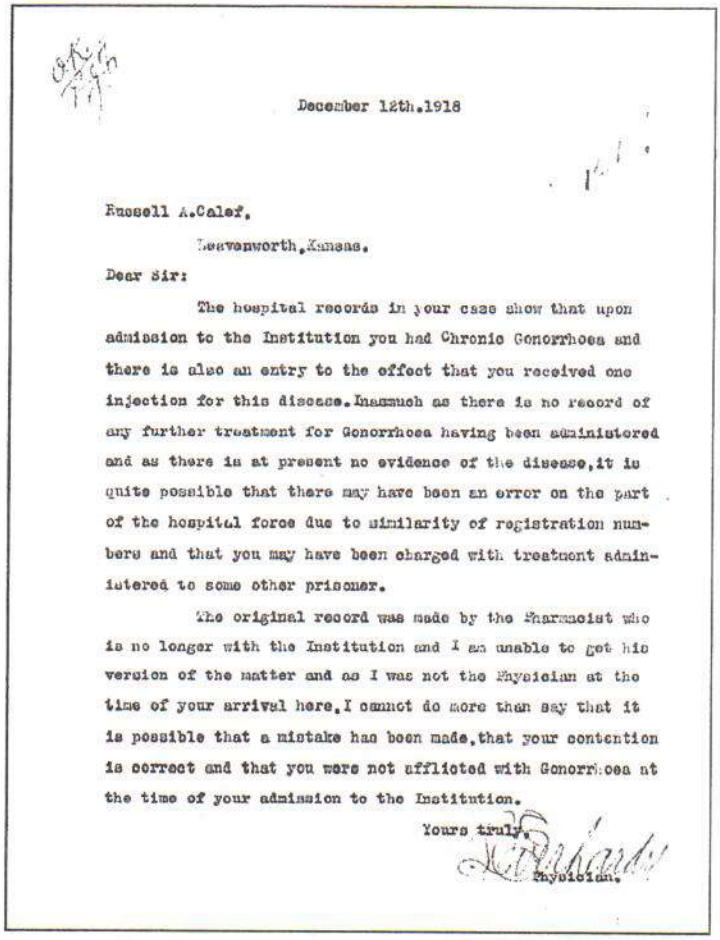
Despatch collect by Western Union to send the following telegram, the cost to be charged to my account

Name R H Calef Reg. No. 12169

MRS. R H. CALEF
106 E. 32ND ST
MINNEAPOLIS, MINN

SEND SUITCASE

Russell.



December 12th.1918

Russell A.Calef,

Leavenworth,Kansas.

Dear Sir:

The hospital records in your case show that upon admission to the Institution you had Chronic Gonorrhoea and there is also an entry to the effect that you received one injection for this disease. Inasmuch as there is no record of any further treatment for Gonorrhoea having been administered and as there is at present no evidence of the disease, it is quite possible that there may have been an error on the part of the hospital force due to similarity of registration numbers and that you may have been charged with treatment administered to some other prisoner.

The original record was made by the Pharmacist who is no longer with the Institution and I am unable to get his version of the matter and as I was not the Physician at the time of your arrival here, I cannot do more than say that it is possible that a mistake has been made, that your contention is correct and that you were not afflicted with Gonorrhoea at the time of your admission to the Institution.

Yours truly,

Physician.

An unnamed Minneapolis banker was Russell's sponsor upon his parole.

Somehow, Russell didn't let his conviction and stint in prison keep him from working in the banking world. After his parole, Russell got a job as an accountant at Charles Preston & Co., a highly-respected accounting firm that practiced in the area of bank tax work and audits.

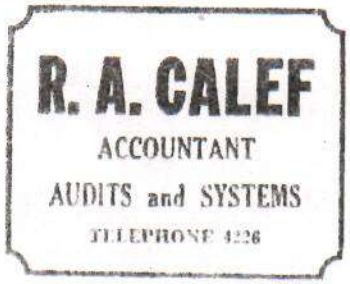
In 1921, Russell and Grace moved to South Dakota to manage the Charles Preston & Co. Sioux Falls office. From this point on it seems that Russell led a respectable and honorable life after his time in prison.

Many articles in the Sioux Falls Argus-Leader highlight Russell and Grace as active community members and civic leaders in Sioux Falls.

Grace served as the president of the board for the Women's Alliance, was a member and leader of the Study Club and History Club, and was active at First Congregational Church.

In 1930, Russell's sister Emily died in Vermont. She was a public health and school nurse.

Grace died in 1953 at the age of 72 after a three-week illness, and Russell died in 1959 at the age of 79 after a brief illness. Russell and Grace are both buried at Lakewood Cemetery in Minneapolis, Minnesota.



(above) an ad for Russell Calef's accounting services in the Sioux Falls Argus-Leader in 1938.

(right) The Wednesday, January 8, 1930 edition of the Sioux Falls Argus-Leader mentions Mrs. Calef as the host the study club and noted she had a "usual charming manner."

Study Club—

"Modern Poets and Their Poetry" were mentioned in roll call yesterday by members of the Study club when they met at the home of Mrs. R. A. Calef, 1905 South Dakota ave., and further studied during the afternoon, many South Dakota writers being mentioned.

In her paper on Carl Sandberg, Mrs. George A. Pettigrew said he makes language live, and further stated in remarks that he loomed large on the horizon.

In her usual charming manner, Mrs. R. A. Calef reviewed the lives of Vaschal Lindsay, Lew Sarrat and Piper, reading poems from each one.

A tea table covered with Irish point lace, and resplendent with red roses and green candles, was presided over during the serving of refreshments by Mrs. F. P. Leach, assisted by Mrs. Howard Gilman.

Mrs. Anton Hyden was taken in as a new member.

Mrs. R. A. Calef, 72, Dies at Home

Mrs. Russell A. Calef, 72, Sioux Falls resident for the past 32 years, died at her home at 310 W. 18th St., this morning following a three-week illness.

Mrs. Calef was past president of the board of directors of the Women's Alliance with which she had served for 25 years. She was present treasurer of the board. She was also a member of the Study Club and History Club in addition to being active in affairs of the First Congregational Church.

Grace Brackett was born in Minneapolis, Oct. 2, 1880. After her marriage to Mr. Calef in Minneapolis on June 9, 1903, she moved to Wahpeton, N.D. Mr. and Mrs. Calef later lived in Minnesota before moving here in 1921.

Survivors are her widower, and a sister, Minerva Brackett, who has been living with the Calefs for the past 15 years.

The body is at the Miller Funeral Home. Funeral arrangements are pending notification of relatives.

Morning at the Museum

STORYTIME, CRAFT & SNACK!

2ND SATURDAY Every Month

10am-11am

Ages 0-8

POETRY CONTEST

2026 Theme: America's 250

For full contest rules visit:
www.SherburneHistoryCenter.org

ENTER ONLINE:
www.SherburneHistoryCenter.org

MARCH 15
Poem Submission Deadline

EASTER EGG HUNT!

- Meet the Easter Bunny
- Face Painting
- Crafts & Activities

Saturday, April 4, 2026

10am - 12pm
RSVP ONLINE!

Sherburne HISTORY center

FARM ADVENTURE

OLIVER KELLEY FARM

May 23 | 10am–11am

Indoor Escape Room-Style Adventure
for kids ages 10 and under

Oliver Kelley Farm
15788 Kelley Farm Rd,
Elk River, MN 55330

RSVP:
www.SherburneHistoryCenter.org

A HISTORY MYSTERY

Orrock Boy's Duplicate Headstone Found in Texas!

In October 2025, the Sherburne History Center received a letter from a man in Breckenridge, Texas. Included was the following message and an image.

"I am hoping you can help me solve a conundrum. According to Find-A-Grave, there is a marker in the Orrock Cemetery, Sherburne County, Minnesota, memorializing Oris Donald Cook, who died at nine days old on September 6, 1936. In itself is not a remarkable thing. However, a marker almost identical to the one in a picture taken at Orrock Cemetery was found in Stephens County, Texas, on a lake-front property at Hubbard Creek Lake near Breckenridge, Texas. This is a puzzling coincidence."

The **top photo** is the image that was sent to us with the letter. It shows the grave marker found near Breckenridge, Texas.





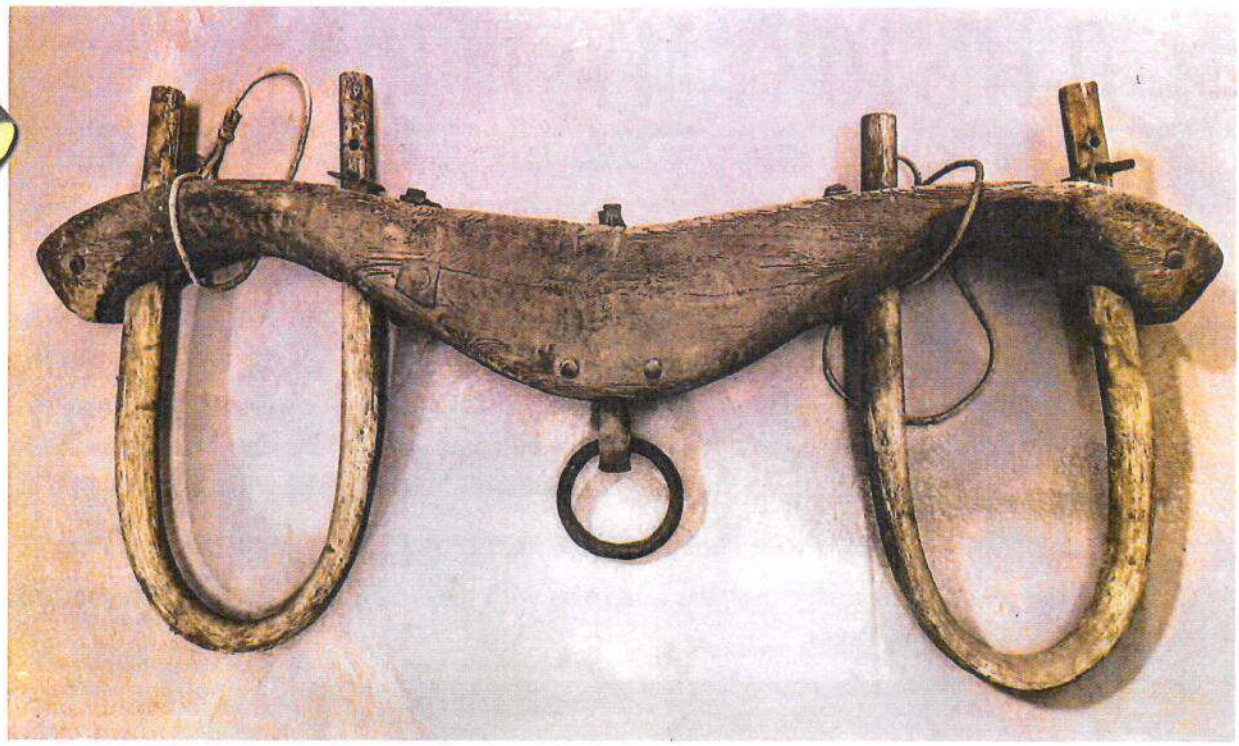
The **bottom photo** is from findagrave.com and shows the grave marker that can be found in Orrock Cemetery, Sherburne County, MN.

Both markers have three lines of text that read:
Oris Donald Cook
Born 8 28 1936
Died 9 6 1936

The Texas marker has visible leaf imprints while the Orrock marker either doesn't have them or they are hard to see. There is also a significant crack through the Texas marker where the Orrock marker does not have a crack.

A recent update from the Texas sleuth states, "I have been told (unsubstantiated) that a cemetery existed in the future lakebed that was moved to south Stephens County, Hart Cemetery. Other than that, there does not seem to be any reason for a marker of any kind to be in our vicinity. As I indicated before, this marker was found on a lake-front lot close to where Brushy Creek feeds into the lake. I have not been able to find any association between Oris Cook and any of the former owners of the property."

If anyone has any knowledge of this mystery or is interested in investigating further, please contact Emma Hoard at ehoard@sherburnehistorycenter.org.



This circa 1880s Ox Yoke was donated recently by Jan Benson. She lives on her family's 150-year-old farm in Haven Township. The original farmstead settler was Jan's husband's great-grandfather, Joshua Otis Cater.

Jan said this ox yoke is the original yoke used on the ox cart the Caters had when they came to Haven Township from New Hampshire in the 1880s. We thank Jan for her generous donation and we look forward to seeing the ox yoke on display at the History Center soon!

Thank You New and Renewing Members!

Ox Cart
Membership for Local History Savants

$500 per year

- **Becker Township**

Heritage
Membership for Local History Savants

$1000 per year

- **Nancy Gongoll**

Patron
Membership for Local History Enthusiasts

$150 per year

- **Linda Kelly**
- **Jeff & Joan Gongoll**
- **Judy & Allan Eilers**

Business Booster
Membership for businesses

$50 per year

- **Mark & Kelly Kolbinger**
- **Bill's Family Foods & Bill's Superette**

We are always in need of volunteers! If you are interested in getting involved at the Sherburne History Center, complete the form below or email **ehoard@sherburnehistorycenter.org**.

Sherburne HISTORY center

Volunteer Coordinator: Emma Hoard
ehoard@sherburnehistorycenter.org
10775 27th Ave SE, Becker, MN 55308
www.SherburneHistoryCenter.org
763-261-4433

Volunteer Application

Name: _____ Phone: _____

Address: _____ E-mail: _____

_____

I am interested in the following areas: (Check as many as you like)

__ Collections Projects/Cataloging
__ Community Events
__ Computer Data Entry
__ Oral History Interviews
__ Exhibits
__ Outdoor jobs/Maintenance
__ Front Desk/Gift Shop
__ Trail Guide/Naturalist
__ County Fair booth and preparation
__ Library/Research Projects
__ Mailings & general office jobs
__ Oral History Transcriptions
__ Fundraising / Grant Writing
__ Kids' programs/craft activities
__ School tours
__ Adult tours

What is your volunteer availability? Dates and times:

_____

_____
Signature Date

_____
Signature of parent or guardian if volunteer is under 18 Date

Sherburne HISTORY center

RETURN SERVICE REQUESTED

Haven Township
PO Box 339
St. Cloud, MN 56302

Sherburne History Center

10775 27th Ave SE, Becker, MN 55308
(763)262-4433 or (763)261-4433
www.sherburnehistorycenter.org

Hours: 10:00-5:00 Tues-Fri
9:00-4:00 Sat

Follow -US-

facebook.com/sherburnehistorycenter

@sherburnehistory

Board of Directors

Marilyn Danielson, President
Susan Dunbar, Vice President
Brian David, Secretary
Dwayne Iverson, Treasurer
Debbie Robb
Jarrid Roulet
Brenda Seiler

Board of Director meetings are held the 3rd Thursday of the month at the Sherburne History Center in Becker. Members are welcome to attend. Please call ahead to be sure the meeting has not been cancelled due to inclement weather or for other reasons.

Staff

Sandra Gadbaw
Office Manager &
Co-Director with Emma Hoard
sgadbaw@sherburnehistorycenter.org

Emma Hoard
Programs Coordinator &
Co-Director with Sandra Gadbaw
ehoard@sherburnehistorycenter.org

Maureen Galvin, Curator
mgalvin@sherburnehistorycenter.org

From: Danielle Gessell Danielle.Gessell@co.sherburne.mn.us
Subject: Sheriff's Office Annual Report Presentation
Date: Feb 25, 2026 at 9:40:30 AM
To: Tammy Schefers clerk@haventwp.org

Hello,

It's that time of year again to schedule the Sheriff's Office Annual Report presentation at a Haven Township meeting. Is it possible for this to be added March 16 meeting agenda? Preferably towards the end of the agenda as he will also be attending the Becker Township meeting on the same evening.

Commander Ben Zawacki will be giving the presentation this year. I have attached the PowerPoint presentation, which he will bring with on a USB drive as well as several paper copies.

Thank you!

Danielle Gessell, Administrative Supervisor
Sheriff Administration
Sherburne County Sheriff's Office
13880 Business Center Drive NW
Elk River, MN 55330
p 763-765-3503

"Commitment to Service with Integrity and Pride"
www.co.sherburne.mn.us/sheriff
Facebook: @SherbCoSheriff

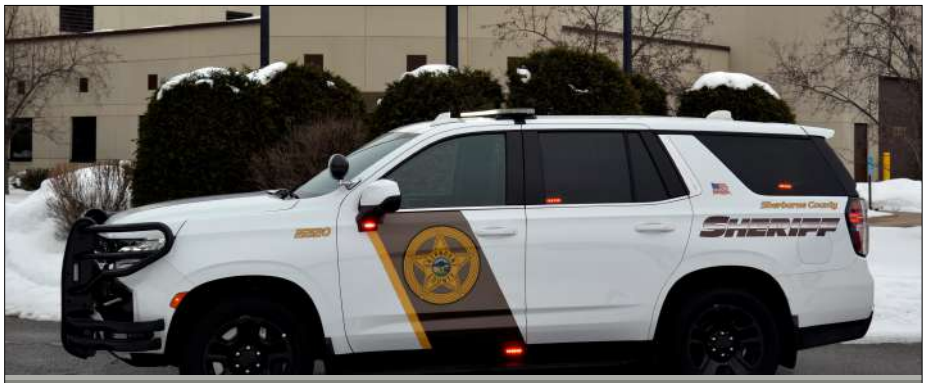
NOTICE: Unless restricted by law, email correspondence to and from Sherburne County government offices may be public data subject to the Minnesota Data Practices Act and/or may be disclosed to third parties.

2025 Annual Report - Haven Twsp.pptx
27.2 MB

2025 Annual Report

Haven Township

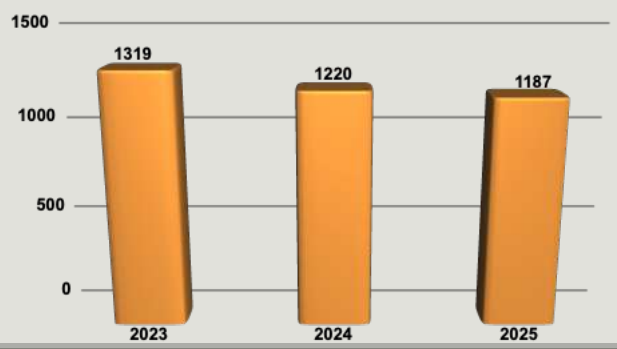
SHERBURNE COUNTY SHERIFF'S OFFICE



Haven Township

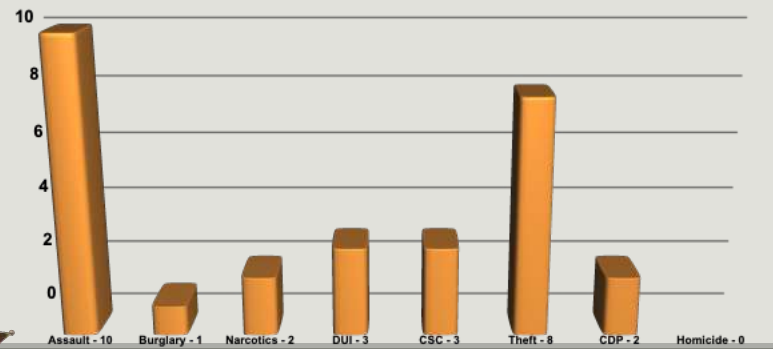
The Sherburne County Sheriff's Office provides law enforcement services to the citizens of Haven Township.

Total Calls for Service/Arrests
2023-2025 Comparison

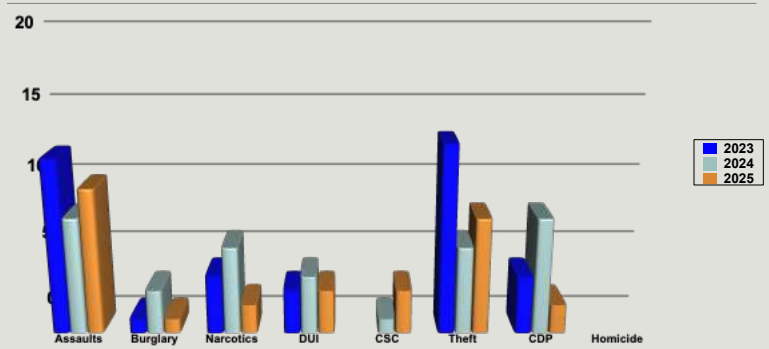


Serious Criminal Activity 2025

Haven Township



Serious Criminal Activity
2023-2025 Comparison



Department Retirements

Jail Sergeant Jason Volkers – 25 years
Correctional Officer Curtis Swanson – 20 years
Investigative Captain Ken Hanson – 28 years
Correctional Officer Brian McDonough – 17 years
Deputy Roxanne Schreder – 17 years
Deputy Dean Cichy – 28 years
Jail Sergeant Heather Pickett – 26 years



K-9 Deputy Updates

Former K-9
- K-9 Deputy Bronco (pictured)
  - End of Watch: December 18, 2025
  - Handler – Deputy Derek Sorensen

Current K-9s
- K-9 Deputy Bane
  - Assigned to Patrol
  - Handler – Deputy Nick Carlson
- K-9 Deputy Storm
  - Assigned to Jail
  - Handler – Jail Sgt. Stephen Thiel



2024 Top DWI and Traffic Enforcer Award

Deputy Mitchel Reasoner
- Most traffic and DWI stops for the Sherburne County Sheriff's Office in 2024

Community Involvement

Special Olympics MN Law Enforcement Torch Run







Community Involvement

Senior Day Out







Community Involvement

Night to Unite

1st Tuesday Evening in August



Community Involvement

Shop with a Cop





Cases of Interest/Department Updates

1. Government Center Shooting
2. Jailer Assault
3. Kidnapping
4. Benton County Conviction
5. 3 arrested/4th Sought armed burglary of 100,000 cash much of the cash was recovered assisted by Anoka-Hennepin Task Force and BCA.
6. 8 Patrol and TCS Deputies hired in 2025.
7. Intelligence Center - 784 work ups
8. Sherburne County DTF almost 100 cases. Methamphetamine is still prevalent. Marijuana 15 lbs.

Projects

1. Hyper-Reach
2. Dispatch ER Remodel
3. BWC/Squad Camera Upgrade
4. Jail Plumbing Project
5. Rave
6. TIP Line/Volunteer Line

Rave Panic Button



Empowering First Responders, PSAP Operators, SROs, School Principals, and Sherburne County Staff

RAVE MOBILE SAFETY

WHAT HAPPENS WHEN A RAVE PANIC BUTTON EVENT IS ACTIVATED?



- Alert sent to First Responders.
- Active Shooter and Fire alerts sent to all campus staff.
- Active Shooter alerts trigger prerecorded overhead paging.
- 9-1-1 call placed to dispatch.
- First responders report to scene.
- Dispatch staff communicate with both sender and first responders.

Sherburne County Sheriff's Office





"Commitment to Service with Integrity and Pride."

2025 Local Weed Inspector Annual Township and City Report

Noxious Weed Control

Required by Minnesota Statutes Section 18.81

INSTRUCTIONS: Please write or print legibly. Upon completion and appropriate signatures, copies should be submitted to the Sherburne County Agriculture Inspector by: **February 27, 2026**.

Township or City: Haven Township	**County: Sherburne**	**Date: 2/11/2026**
County Agriculture Inspector (CAI): Matt Danzl	CAI Phone #: 763-765-4463	

Local Weed Inspector (LWI): Please indicate who the Township or City has designated as their Local Weed Inspector with the Person's name, address, phone number, and email address in the space provided below. If the CAI has any questions, this will be the person in the Township or City that is contacted.

1. Name: Eric Meyer	2. Name:
Address: PO Box 339 St. Cloud, Mn 56301	Address:
Phone #: 3207433717	Phone #:
Email: supervisormeyer@haventwp.org	Email:

Noxious Weed Control	**Number**
Number of noxious weed inspections made in the Township or City this year?	3
Number of landowner contacts made in the Township or City for voluntary compliance or General Weed Notice this year?	0
How many landowners received the formal "Notice #1" Form?	0
Number of contacts made to federal, state or county owned land managers? (i.e. DNR, USFWS, MNDOT)	0
Number of times the City or Township hired or performed the requested control/eradication work and added to the property taxes or issued a citation (under City ordinance) or submitted cost to the county under the state noxious weed law (Townships only):	0

Noxious Weeds that are a concern in your Township or City that are on Minnesota Prohibited Noxious Weed List (Suggestions):

☐ Plumeless Thistle ☐ Canadian Thistle ☐ Wild Parsnip ☐ Leafy spurge ☐ Knotweeds ☐ Knapweeds ☐ Buckthorn ☐ Common tansy ☐ Other:

Does your City or Township have a local weed ordinance?	YES NO
Do you publish a notice of weed control? Example: city newspaper, township newsletter	YES NO
Does your City or Township participate in noxious weed outreach?	YES NO

What training or outreach would help you as Local Weed Inspectors?

(Continue to page 2)

2025 Local Weed Inspector Annual Township and City Report

Noxious Weed Control

Required by Minnesota Statutes Section 18.81

Total Area Controlled & Cost of Treatment	**Biological** (miles or acres)	**Spraying** (miles or acres)	**Mowing** (miles or acres)
Estimated amount sprayed, mowed, and/or biological control for noxious weed control on Township or City property:	0	0	0
Estimated annual cost of spraying, mowing, and/or biological weed control?	$	$	$

_____

City Mayor Date

Eric Myr 2-17-26

Local Weed Inspector Date

Eric Myr 2-17-26

Chairperson, Township Board Date

In accordance with the Americans With Disabilities Act, an alternate form of communication is available upon request.
TTY: 1-800/627-3529 The Minnesota Department of Agriculture is an Equal Opportunity Employer

From: Minnesota Association of Townships info-mntownships.org@shared1.ccsend.com
Subject: Townships Asked to Help Broadband Office
Date: Mar 6, 2026 at 3:42:19 PM
To: Tammy Schefers clerk@haventwp.org

Townships Asked to Help Broadband Office

Dear Township Officers,

Minnesota has received $652 million in federal Broadband Equity, Access, and Deployment (BEAD) funding to expand high-speed internet to more than 74,000 locations across the state. These projects will involve thousands of miles of new fiber installation and will require local permits over the next two years.

The Minnesota Office of Broadband Development (OBD) is preparing for this work and wants to coordinate with local governments to help streamline the permitting process.

If your township is impacted by a BEAD broadband project (**and almost half are! - see the "Township" tab on this document)**, OBD is asking that you provide the name and contact information for the person who handles your township's permitting or environmental review.

Please send that information to:
Megan Messerole, Land Use/Permitting Coordinator
Phone: 651-259-7387
Email: **Megan.messerole@state.mn.us**
mn.gov/deed/broadband

Thank you for helping ensure these broadband projects can move forward smoothly in your community.

CONTACT US