

ROLAND TOWNSHIP BOARD MINUTES
ZONING + GENERAL MEETING, July 12, 2021
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The Roland Township ZONING BOARD was called to order at 7:05 p.m. July 12, 2021, by Chairman Vern Jacobson with supervisors Mike Hall, John Warberg, Michael Sivertson and David Thompson, along with Zoning Administrator Tim Kihle and Clerk Glenore Gross. Fourteen visitors signed the register.

Minutes: June 14 Public Hearing and Board minutes were approved as written.

Treasurers Report was presented, with Cash/Fund balance of \$514,041.59 and request to pay bills of \$23,618.66. Security First and bond information remains the same. *MOTION by David T to approve the Treasurers report as presented and approve bill payments, 2nd by John W. VOTE-5 YES = CARRIED.*

ZONING ADMINISTRATOR REPORT:

Tim presented an assortment of building permits. The following were discussed:

1. **Shoreline Variance Request – W Talley/Roadside Ranch:** With plans to replace current cabin, requesting to be at 16' to shoreline which lines up with adjacent properties, both have signed the request. Board confirmed that the deck would also be within the 16' setback. *MOTION by John W to approve the variance request for 16' to shoreline, 2nd by Michael S. VOTE – 5 YES = CARRIED.*
2. **Request re Narrow Depth Lots on E Lake Loop Rd - Scott Schultz (sp?):** Asked if an RV might be allowed if placed sideways, parallel to the shoreline. With setbacks to be considered board thought it unlikely. A similar request some years ago had been denied; clerk will check records for information.
3. **Mike H: Ekstrom Request for Boathouse Addn – Solper Addn:** Apparent agreement between Ekstrom and Foster was reached to add to the back of the boathouse, as had been proposed earlier, rather than requesting a new storage building. Mike H will continue to monitor progress at Tim's request due personal connections. David T noted the area by the propane tank has been nicely cleaned up.

OLD (Unfinished) ZONING BUSINESS:

1. **County Road Setback re: Bondly Permit Request/Longview:** County Commissioners approved a road setback variance for Bondly's garage to be 60' from the centerline. After discussion, *MOTION by David T to accept the County's 60' setback for the garage planned at 35'x38'x14', 2nd by John W. VOTE – 5 YES = CARRIED.*
2. **Deck with Property Line Question – Laughridge+Blomster/Minot Bch:** The deck was cut back to its original size, eliminating the requirement for a permit and its encroachment on the property line.

NEW ZONING BUSINESS:

1. **Added - Complaints of Porta-Potty Use at Wedding Event – Twin Oaks Marina area:** Porta-Potty use has not been allowed in the Rec Service District per 1983 1st District Health Unit regulations; the tented outdoor event had not made contact regarding their plans. With Mike H receiving many complaints, he suggested that including applicable rules from Rec Service District and First District Health Unit regulations to our zoning ordinance could be useful. Section II General Provisions currently states that their "regulations, and all amendments thereto, are adopted by reference into this Ordinance." After discussion, *MOTION by Mike H to include selected portions of Lake Metigoshe Recreation Service District regulations as Addendum D to the Roland Township Zoning Ordinance; 2nd by David T. VOTE – 5 YES = CARRIED.* The addendum can be added without a public hearing since it is not adding to or changing any regulation. Porta-potty use at the recent "LandoLIVE" concert wasn't a factor since that parcel is outside of the Rec Service District.

GENERAL MEETING called to order at 7:45 p.m.

OLD (Unfinished) GENERAL BUSINESS:

1. **Improving Road to Skjervem-Downs Property/Section 4:** Co. Road Supt. Ritch Gimbel asked about scheduling this road improvement, but the board wants a survey and easements in place first. Although some blading and snow clearing has taken place over the years, the road is not considered a township road beyond the section line portion. Ms. Downes replied to last month's letter from the board, not pleased with the information given to proceed. Mike H said he would talk to her to explain the process.

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2. **Speed Signs on Rugby Pt/Speed Bump Replacement Request:** Missing post now replaced. Owners along Westergard Rd are adamant that speed bumps need to be replaced in their area again. Because installing them as prescribed ruins the road, plus they had little apparent effect on speeding, the board is not in favor of replacing them on the new pavement. No alternative was offered at this time.
3. **Mowing Report:** Trimming and mowing completed by Eric Blada was done well but he went over the amount authorized by the board. He explained it didn't appear that the large mower was out as often as he felt it should be. Grass on the bike path needed the blower after mowing. Dwane Getzlaff operates the Improvement Assoc. blower, board suggested requesting his timing be coordinated to follow mowing.
4. **Road Issue Updates:**
 - **Cabin Roads** (Speed bump discussion above).
 - **Rural Roads** Gravel has been applied where needed.
5. **Publishing of Road Weight Limits:** Will continue every 2nd week to keep the limits out front.
6. **Added-Water Sample Report:** Mike H. said all reports were good, showing negative for e-coli coliforms and nitrates in all but one area, which had a positive e-coli at just 1.0.

NEW GENERAL BUSINESS:

1. **Proposed Plat – Shirley Larson/Loon Lake:** On behalf of Larson, Joe Bender presented a sketch of proposed lots along Loon Lake south of Cobb Addition - 14 lots, each just over an acre and a half. He described where the road is proposed to turn off past Cobb Addition and end in a cul de sac where it meets Thompson Cove; these are not shown on the drawing. A homeowner along the entrance road expressed concern over potential added road use; this part of the road is currently an easement owned and maintained by the property owners. *MOTION by David T to table consideration of the proposed plat until the sketch includes the road as described and information on road easements is provided; 2nd by Michael S. VOTE-5 YES = CARRIED.*
2. **Proposed Replat – Cameron-Khristy Erickson/Central Park:** Erickson's own lots 21, 22 and ½ lot 23, with their cabin on one lot and a garage with living quarters on another. They have been charged two Rec Service annual fees for the two lots, and understood per Rec Service that if they would replat to one lot they could reduce to one annual fee. Addie Berg, assessor, cautioned the board by providing the view that to start a replat near the center of a subdivision is not a good practice because of the possibility it could affect the remaining property lines within that existing subdivision (i.e. Minot Beach). Addie stated that the Erickson's 2 ½ lots were combined into one parcel with tax year 2020, and added that many parcels of multiple lots currently are charged one annual service fee. Board discussion included a suggestion that the Rec Service committee look at their policy for 'lots' versus 'parcel' related to applying a second fee. Erickson's questioned if building across a lot line is allowed if they replaced their cabin someday; answer given was yes but it eliminates the possibility of selling the lots separately.
3. **Request for Road Signs – 18th Ave NE (Fish Lake Cemetery Rd):** There is currently not a street sign for 18th Ave NE off Hwy 43, where Homen and Roland Township meet, and a dead end sign a ways in is confusing for people looking for addresses farther down that road. *MOTION by John W to request from the state a sign for 18th Ave NE and share with Homen Township a trade of the Dead End sign for Not a Thru Road sign; 2nd by Michael S. VOTE – 5 YES = CARRIED.*
4. **Add – Cleanout of Drainage Ditch in Birchwood Vicinity:** With low water levels this year, the needed cleanout can be done by Danny Biberdorf and Dwane Getzlaff for about \$8,000, with the local water board also contributing to the cost. *MOTION by Mike H to proceed with the cleanout; 2nd by David T. VOTE-5 YES = CARRIED.*
5. **Add – Request for Additional Cost Share to Complete Bike Path at Mud Lake Bridge:** The county requested an additional \$416 from the township to cover the increased cost of the project. *MOTION by John W to approve paying the additional amount, 2nd by David T. VOTE – 5 YES = CARRIED.*
6. **Add – Barriers Needed on Roads at “Canal” in Sierra Bay Vicinity:** Tim reported cattails were burned where the Sierra Bay water flows into the lake, opening the view of the roads on each side of the narrow opening which could lead to someone thinking they could drive across. He suggested barriers should be

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placed on each road for safety; board agreed, if done with property owners' permission. Mike H will discuss with Ritch Gimbel.

REPORTS/CORRESPONDENCE:

- Memorial card/flowers or plant for Atty Rick McGee and for Dr. Ken Kihle from board.

Meeting adjourned at 8:45 p.m.
Glenore Gross, Clerk/Treasurer