

ROLAND TOWNSHIP BOARD MINUTES
ZONING + GENERAL MEETING, December 14, 2020
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The Roland Township ZONING BOARD was called to order at 7:00 p.m., December 14, 2020, in the Quilt Inn Meeting Room by Board Chairman Vern Jacobson with Supervisors Mike Hall, John Warberg, David Thompson and Michael Sivertson, Zoning Administrator Tim Kihle and Clerk Glenore Gross. Four visitors attended.

Minutes: November 9 Public Hearing and Board minutes were approved as written. **Treasurers Report** was presented, with Cash/Fund balance of \$452,860.17 and request to pay bills of \$6,398.33. Security First account balance remains at \$39,892.86, bond balance \$1,231,166.24, next payment due in May. Clerk suggested paying \$75,000 toward the Paving Bond principal since these funds draw little interest in the checking account. *MOTION by John W to approve the Treasurers report as presented and approve bill payments, 2nd by Michael S. VOTE-5 YES = CARRIED. MOTION by John W to approve paying \$75,000 to the loan principal, 2nd by David T. VOTE-5 YES = CARRIED.*

ZONING ADMINISTRATOR REPORT:

Tim presented two completed permits with two others in progress. The following were discussed:

- **Renewal of Garage Permit from 2017 – S Sjol/Westergard:** Sjol paid the new permit fee of \$200.
- **Bathroom Addition to Bunkhouse – Weppler/Eastshore Park:** Issued following removal of outhouse in June.

OLD (Unfinished) ZONING BUSINESS:

1. **Drainage Issue on Driveway – Whitesell/Eastshore Park Rd:** Mike H was given the bill from Danny Biberdorf/ Borderline for his work fixing this drainage problem addressed previously. After discussion regarding what part of the project applied to the cabin road, *MOTION by David T to approve payment of 1/3 of the \$1,863 bill, 2nd by Michael S. VOTE-5 YES = CARRIED.*

NEW ZONING BUSINESS:

1. **New Plat Approval –Larson-Schelling Property/Larson Beach:** Teresa Larson brought a plat drawing, prepared following a survey, which divides the Larson and Schelling property into two buildable lots. The drawing did not include the road as used, and they did not bring paperwork from a court motion which clarified ownership of an adjoining property. Due to having had issues addressed on the property in the past, *MOTION by John W to schedule a Public Hearing prior to the next regular meeting to address the requested approval of the replat, 2nd by Mike H. VOTE – 5 YES = CARRIED.* Larson to provide court documents and GPS map. Clerk will advertise hearing to be at 6:45 pm January 11.
2. **Atty McIntee Letter Re: Propane Tank Setback – Ekstrom/Solper Addn:** After last month's meeting, a letter was received from Atty McIntee relating a request/demand from the adjacent owner that the propane tank too near his property line (addressed at previous meetings) be moved to comply with ordinance limits, and requested a 30 day time limit for compliance. A copy of the letter was provided to Ekstrom; Mike H spoke with him, letting him know of the potential to be fined at \$200/day. Discussion included unclear ownership of the lot the tank is on, that the tank should not have been filled for that reason, and regardless of ownership the tank is too close to the adjacent property. It was noted that setbacks cannot be met for many propane tanks around the lake and perhaps Addendum B should be removed from the ordinance. Propane tank suppliers and fillers have access to the regulations they need to follow, the addendum was included for informational purposes. *MOTION by David T to send a letter to Ekstrom giving 30 days from the date of the letter to move the tank to be 10' from the adjacent property line, and if not moved a fine of \$200 per day will be charged until moved. In addition the tank is not to be filled while on non-owned land; 2nd by Michael S. VOTE – 5 YES = CARRIED.* Harris Oil is to be sent a copy of the letter.
3. **Added: Question on Short-Term RV Parking – Lake House Event Center/Twin Oaks Area:** Discussion held on how to address an option for having short term RV parking allowed in the adjacent lot when weddings, etc. are scheduled, or for some future rental potential. Board preferred to have a proposal written up detailing the proposed use to better consider the ramifications. Other problems encountered with RV parking this year led board to reconsider forming a committee to consider proposed changes to RV permits.

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GENERAL MEETING called to order at 7:55 p.m.

OLD (Unfinished) GENERAL BUSINESS:

1. **(Tabled until Spring: Improving Road to Skjervem-Downs Property/Section 4):**
2. **(Tabled until Spring: Replace Speed Signs on Rugby Pt):**
3. **Mowing Report:** Mike H said space is being made in the RSD building for mower and maintenance, which Wendell Lund has provided. Lund reported that limited mowing occurred due to inconsistency in setting up shared times available; his servicing helped improve mower operation. He would consider mowing next season but with a higher wage to account for added responsibility, including doing some branch trimming and clearing while mowing.
4. **Road Issue Updates:**
 - **Cabin Roads** – Mike H to check with Pecks regarding possible hot tar equipment for repairs, with the alternate being a Minot firm. He will look into getting a price for proper repair of the hole in the road to Birchwood, and see if other areas are in need of repairs to be done at the same time. Discussion held on setting lower weight limits on cabin roads, tabled for more information.
 - **Rural Roads** – Mowing ended sooner than desired; blading was done well.

NEW GENERAL BUSINESS:

1. **Schedule Traditional Holiday Gathering?** Board agreed to wait until January to schedule a gathering.

REPORTS/CORRESPONDENCE:

- Letter of support for proposed Bike Trail connection emailed to Ritch Gimbel
- Online NDTOA meeting report provided in writing
- Card to sign for Thank You & Retirement Congratulations to Brad Robertson, Wold Engineering

Meeting adjourned at 8:30 p.m.
Glenore Gross, Clerk/Treasurer