

ROLAND TOWNSHIP BOARD MINUTES  
ZONING + GENERAL MEETING, July 13, 2009  
Page 1 of 2

---

ZONING MEETING of the Roland Township Board was called to order at 7:30 pm July 13 in the Quilt Inn Meeting Room by Chairman Richard Gross with Supervisors Rick McGee, John Fulsebakke, Vern Jacobson and Lyle Lamoureux, Zoning Administrator Terry Volk and Clerk Glenore Gross in attendance. Eight visitors were in attendance, including Commissioner Jeff Beyer.

MINUTES of the June 8 meeting were approved as presented. TREASURERS REPORT was accepted as amended (\$15,000 was transferred to a CD), with approval to pay bills as listed.

ZONING ADMINISTRATOR REPORT

1. Terry reported on 8 new permits and 1 renewal, none needing a variance.
2. Dale Bonebrake-McCloud Addn requested consideration to extend a cabin wall out to match an existing wall on another portion which is currently 8'-10' distant from adjacent cabin; Board not willing to grant a variance for less than 15' between buildings. Alternate request is to raise roof by two feet and include it over patio, which would also be 8'-10' from adjacent cabin. Board will go along with raising the height of the roof, but not extending it over the patio. Changing roof height is considered maintenance with no permit needed.
3. Monte Flanders-Highland Rd had begun placing landscape rocks too close to the road, was told to move them back off the right of way, which he did except for a few yet to be placed elsewhere.

OLD (Unfinished) ZONING BUSINESS

1. Proposal to Increase Permit Fees for Road Repairs: Vern suggested raising some fees (see attached), with single family dwellings charged based on square footage, since larger homes are likely to use more materials; Rick stated one-half of total fees should be earmarked for road repairs. *MOTION by Rick to have Vern's proposal put into a new Fee Schedule to be voted on at the next meeting, 2<sup>nd</sup> by Vern, CARRIED.*

NEW ZONING BUSINESS

1. Begin Discussion of Landscaping Issues to Add to Ordinance: After addressing the need for and potential scope of landscaping issues, such as weight of loads for materials, drainage concerns, erosion control, and the complexities of design and enforcement, Board agreed to form a study committee. Rick McGee, Vern Jacobson, and Terry Volk will represent the board and choose two others from the area with expertise and interest in the subject to meet and come up with suggested input. Ordinance changes require public hearings prior to adoption, possibly scheduled for next annual meeting.

GENERAL MEETING was convened at 8:15 pm by Chairman Richard Gross, same attendance.

GENERAL OLD (Unfinished) BUSINESS

1. New Addressing & Signage-Update/Terry: Street/directional signs still to be installed in completed areas.
2. Chip/Seal of Cabin Roads/Repairs-Update:
  - a. John still waiting for Terry to be available to check roads and work on estimated cost of project.
  - b. Richard shared report from County Commissioners meeting (see attached.)
  - c. *MOTION by Vern to designate the \$10,924.53 additional road monies received from the state to the ReSeal Fund, as requested by the County, 2<sup>nd</sup> by Lyle, CARRIED.*
3. Larson Beach Rd-Road Closure Procedure Review: Clerk suggested looking over NDCC 24-07 for applicable procedures prior to consideration of the Sund's request.
4. Rugby Point/Burnetts Rd Traffic Concerns – Update: John reported signs are ordered (speed limit and

ROLAND TOWNSHIP BOARD MINUTES  
ZONING + GENERAL MEETING, July 13, 2009  
Page 2 of 2

---

two Yield signs); they will be installed by Terry V's crew but he doesn't know the schedule. Speed bumps were again addressed, are used at Rice Lake and Van Hook. Rick did not feel liability would be a problem, especially if there are warning signs. Lyle said to give the signs a try before looking at speed bumps. Bob Garbe commended Sheriff's Dept for increased patrol and ticketing.

5. Permit Fee Adjustment from Zoning Discussion: Address at next meeting.
6. Mowing on Cabin Roads – Update: Jim Dignan has mowed the Hiking/Biking trail twice, all cabin roads once and some areas twice; he was given permission to mow county roads when he is going along them anyway. The Rec Service District also has a new mower for the H/B trail.
7. Lake Metigoshe Park Rubbish Complaint – Update: Lyle talked with Chamber, they will follow up.

GENERAL NEW BUSINESS

1. Fire Danger from Dead & Decaying Brush/Request received via Website to address: No specific area was mentioned; concern will be passed on to Fire District. Would be almost impossible to enforce.
2. Plat Approval for Lot Adjustment on Birchwood Bay/R. Nelson: Wold Engineering plat design was looked at, *MOTION by John to approve the Lot Adjustment plat, 2<sup>nd</sup> by Rick, CARRIED.*
3. Plat Approval for Replat of Portion of Hahn's First Add'n-Easements for Ingress & Egress/C. Hahn, M. Mikkelsen: Wold Engineering plat design was looked at but due to not enough information and no one to explain details, *MOTION by Rick to table the request to the next meeting, 2<sup>nd</sup> by Vern, CARRIED.*
4. Road Issues:
  - a) Section Line-Clarence Larson Road/Earl Roland: John will follow up on request to clear area for farm machinery to pass.
  - b) Section Line-Judy Nelson Road/David Thompson: County will add gravel and grade it when equipment is in the area.
  - c) County Road to Rugby Pt-Hole at Culvert: Patched for now, culvert should be replaced.
  - d) Township Gravel Roads-Crowning & Grading Needed: Jeff Beyer explained that gravel should be along only one side of the road at a time, then on the next pass moved to the other side.

REPORTS/CORRESPONDENCE

> Assessor suggestion for discussion of 1) Zoning for Witts End bookstore, 2) valuation of Lands End adjacent to Canada: Clerk will ask Assessor when to schedule discussion at a meeting.

With no further business the board adjourned at 9:15 p.m.  
Glenore Gross, Clerk/Treasurer