

ROLAND TOWNSHIP BOARD MINUTES
ZONING + GENERAL MEETING, December 11, 2023
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The Roland Township ZONING BOARD was called to order at 7:00 p.m. December 11, 2023, in the Quilt Inn meeting room by Chairman Mike Hall with Supervisors Vern Jacobson and John Warberg, Zoning Administrator Tim Kihle and Clerk-Treasurer Glenore Gross in attendance. Supervisors Michael Sivertson and David Thompson were absent. Mark Kihle, temporary zoning assistant, and five others also attended.

Minutes: November 13 minutes were approved as written. **Treasurer Report** was presented with Cash/Fund balance of \$510,666.76 and a request to pay current bills of \$5,538.60 plus \$280 submitted late. Clerk will make an adjustment from the General Fund to the negative Rural Fund balance to account for the excess graveling applied this year. Security First Checking balance is \$27,692.86 and the current bond balance is \$631,206 (*corrected*). *MOTION by Vern to approve the Treasurers report and pay the bills, 2nd by John. CARRIED.*

ZONING ADMINISTRATOR REPORT:

Tim presented a permit for a garage.

OLD (Unfinished) ZONING BUSINESS:

1. **RVs Without Permits – Letters Response:** Mark Kihle reported about 20 responses so far to the letters, ten with payment and a few with address/owner corrections. Relevant information will be added to the renewal list for next season.

NEW ZONING BUSINESS:

1. **Committee to Update Zoning Ordinance for RV Use:** Board agreed no changes are needed to the ordinance at this time. Not collecting the additional fee for Rec Service will ease the pushback on permits, but Mike said it also limits his ability to assist during his workday. Questions from visitors regarding RV regulations at Lake Metigoshe were discussed; Vern noted that regulation was necessary when overuse became a problem and is needed to maintain safety for lake residents and visitors. Mike said he spoke with Devils Lake personnel and learned RVs are not allowed at all on their RE-1 property except in the floodplain, and numerous campgrounds are available. He added that the point of the current project is to take care of ones creating problems, and acknowledged that there are both pro-RV and anti-RV users to work around.

GENERAL MEETING called to order at 7:25 p.m.

OLD (Unfinished) GENERAL BUSINESS:

1. **Sale of Aspen Ave Turnaround Portion to D Henes:** Prior to finalization of the sale, the terms were reviewed as per Atty Hankla's suggestion. The value of \$900 had been set in consideration of the lot being a small unused portion of the road turnaround that had been gifted to Roland Township from Oakshore Inc, having no foreseeable development use other than the value to Henes to provide access to his adjoining property. No similar sale is known for comparison and the minimal price allowed a simplified transaction. *MOTION by Vern to confirm the terms of the sale as noted, 2nd by John. VOTE-3 YES = CARRIED.* The Sales Agreement and Quit Claim Deed are ready for signatures when Henes is available. In connection with this discussion, board indicated the possibility that the trail which connects this area to Highland Road could be upgraded to a road.
2. **Road Issue Updates:**
 - **Cabin Roads:** Snow clearing by Jerry Sivertson followed by Pecks sanding the roads worked well.
 - **Rural Roads:** John said there has been maintenance as needed.

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NEW GENERAL BUSINESS:

1. **Schedule Annual Christmas Gathering:** Board agreed to meet Tuesday, January 9, 6:00 p.m. at Birchwood for a no-host social, as has become tradition.

REPORTS/CORRESPONDENCE:

- Clerk provided a written report from the NDTOA annual meeting Dec. 4-5 in Bismarck which she and David had attended.

Meeting adjourned at 7:35 p.m. Next meeting is January 8.
Glenore Gross, Clerk/Treasurer