



## Planning and Zoning Administration

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### NOTICE OF PUBLIC HEARING

The Sherburne County **PLANNING ADVISORY COMMISSION** will meet at **6:00 P.M. on March 19, 2020**, 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. A hearing will not begin before the time set. The time is approximate, and you may expect a waiting period for some of the hearings.

*(No Public Hearing Required)* **Riverside Dev Co of Princeton:** Request for Residential Final Standard Plat Approval of "Wheat Fields" consisting of 17 lots. PID # 10-108-1200 & 10-108-1300. Legal Desc: NW 1-4 of NE 1-4 Ex Sherburne County R-O-W (full legal on file). Section 8, Twp 33, Rge 27. Big Lake Township, 61.04 acres in the General Rural District.

**Chenny Auto Inc. (Property Owner: Kaye Marie Bergstrom):** Request to Rezone property from Industrial to Commercial. PID # 01-455-0115. Legal Desc: Lot 3, Block 1, Georgetown Second Addition (full legal on file). Section 9, Twp 35, Rge 26, Baldwin Township. 4.79 acres in the Industrial District.

**Chenny Auto Inc. (Property Owner: Kaye Marie Bergstrom):** Request for an Interim Use Permit for Business Selling Vehicles and Paintless Dent Removal Services. PID # 01-455-0115. Legal Desc: Lot 3, Block 1, Georgetown Second Addition (full legal on file). Section 9, Twp 35, Rge 26, Baldwin Township. 4.79 acres in the Industrial District.

**Minnesota Propane Association (Property Owner: Freshwaters-A United Methodist Church):** Request for an Interim Use Permit for a Highway PUD for Non-Profit Use for Association Office & Learning Center. PID # 30-462-0105. Legal Desc: Lot 1, Block 1, Thank you Father (full legal on file). Section 4, Twp 34, Rge 26, Livonia Township. 5.35 acres in the Urban Expansion District.

**Amendment to the Sherburne County Zoning Ordinance:** Amend Section 7, Agricultural District, Subdivision 6.3 Dimensional Regulations (Minimum Setbacks, Principal or Accessory Structures) reduce side and rear setback regulation for platted lots, non-farm housing abutting agricultural land. Currently 250ft setback, propose change would make it 100ft.

The above hearings are open to you and any interested person at which time you may appear if you so desire, either in person or by agent or attorney, in opposition to or support of the request.

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 Baldwin, 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 will be heard at the April 7<sup>th</sup>, 2020 County Board of Commissioners Meeting at 9:00 AM in the County Board Room located at the Sherburne County Government Center.*

Nancy Riddle, Zoning Administrator