



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. September 16, 2021**, 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.

(No Public Hearing Required) **N.C. Contracting Inc:** Request Final Plat Approval of "ELK LAKE OAKS" Consisting of (6) lots. PID # 01-031-1112. Legal Desc: That part of Government Lot 2 (full legal on file). Sec 31, Twp 35, Rge 26, Baldwin Township. 20.37 acres in the General Rural District and within the Natural Environment Shoreland District of Goose Lake and within the General Development Shoreland District of Little Elk Lake.

(No Public Hearing Required) **Sanfords-Liestman LLC:** Request Final Plat Approval of "SANFORD FIRST ADDITION" consisting of (9) lots. PID # 01-010-1302. Legal Desc: Parcel A: That part of the Northeast Quarter (full legal on file). Sec 10, Twp 35, Rge 26, Baldwin Township. 35.79 acres in the General Rural District.

(No Public Hearing Required) **Jon & Jeff Smith (Property Owner Equity Trust Company Custodian):** Request Final Plat Approval of "J AND J MEADOWS" consisting of (5) lots. PID # 01-018-2300. Legal Desc: SW 1-4 of NW 1-4 (full legal on file). Sec 18, Twp 35, Rge 26, Baldwin Township. 33.07 acres in the General Rural District.

Amendment to the Sherburne County Zoning Ordinance: Amendment to Section 5 Definitions and Rules of Language Constructions, Subdivision 2 Definitions add Setback averaging. Amendment to Section 14, Shoreland Overlay District, Subdivision 5. 2 (A) Dimensions, Design and Utilities add clarifying language. Amendment to Section 14, Shoreland Overlay District, Subdivision 3.1 (A) Permit Required add clarifying language.

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 October 5, 2021 County Board of Commissioners Meeting at 9:00 AM in the County Board Room located at the Sherburne County Government Center.

Lynn Waytashek, Interim Zoning Administrator