



NOTICE OF PUBLIC HEARING

The Sherburne County **PLANNING ADVISORY COMMISSION** will meet at **6:00 P.M. September 21, 2023**, 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.

Request for the Adoption of the Sherburne County Comprehensive Land Use Plan and to rescind the 2010-2030 Comprehensive Land Use Plan. The purpose of the Comprehensive Land Use Plan is to guide land use through the year 2043 in the 8 townships which the County has zoning authority. The Comp Plan is also the basis for the County Zoning and Subdivision Ordinances, and the official Zoning Map.

A copy of the proposed Comprehensive Land Use Plan is available for viewing in the Planning and Zoning Department at the Sherburne County Government Center in Elk River, Monday through Friday 8:00am until 4:30 pm. Additionally, the proposed Plan may be downloaded at <https://hkgi.mysocialpinpoint.com/sherburne2040>. Written comments on the Comprehensive Land Use Plan may be sent to zoning@co.sherburne.mn.us will be accepted at until 4:30 PM September 21, 2023.

Dan Berning-Ziegler Custom Homes: Request Preliminary Residential Standard Plat of "MEADOW ESTATES SOUTH" consisting of (10) lots. PID #10-109-2100. Legal Desc: NE 1-4 of NW 1-4 (full legal on file). Sec 9, Twp 33, Rge 27, Big Lake Township. 37.03 acres in the General Rural District.

Dan Berning-Ziegler Custom Homes: Request Preliminary Residential Standard Plat of "MEADOW ESTATES NORTH" consisting of (6) lots. PID #10-104-3400. Legal Desc: SE 1-4 of SW 1-4 (full legal on file). Sec 4, Twp 33, Rge 27, Big Lake Township. 18.15 acres in the General Rural District.

Krista Ponting (Property Owners Krista Ponting & David Jennings): Request Conditional Use Permit for Riding Stable and Boarding Facility. PID # 40-010-3315. Property Address: 10551 26th St SE, Saint Cloud, MN 56304. Legal Desc: That part of the Southwest Quarter of the Southwest Quarter (full legal on file). Sec 10, Twp 35, Rge 29, Palmer Township. 16.2 acres in the Agricultural District and within the Natural Environment Shoreland Overlay District of Rice Lake.

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 are anticipated to be heard at the October 17, 2023, County Board of Commissioners Meeting at a time to be determined in the County Board Room located at the Sherburne County Government Center.

Lynn Waytashek, Zoning Administrator