AGENDA

THE **BOARD OF ADJUSTMENT** WILL ASSEMBLE FOR A HEARING OF APPEALS FROM THE AITKIN COUNTY ZONING ORDINANCE ON December 3, 2025 **AT 4:00 P.M.** IN THE **AITKIN COUNTY GOVERNMENT CENTER BOARD ROOM, 307 SECOND STREET NW, AITKIN, MN 56431.** THE FOLLOWING APPLICATIONS WILL BE REVIEWED.

1. Call the meeting to order.
2. Roll call.
3. Approve the agenda for the December 3, 2025 Board of Adjustment meeting.

Old Business:

4. WILLIAM L COOK TRUSTEE, 20379 529TH LANE, MCGREGOR, MN 55760, is requesting a variance from the maximum allowed 30 cubic yards of material to excavate and/or place 600 cubic yards of material in a bluff impact zone. S 400 OF LOT 2 & THE NE SW LESS APPROX 26 AC & LESS THE PT IN DOC 480415, Section Twenty-nine (29), Township Fifty (50), Range Twenty-three (23), Aitkin County, MN.

APP-2024-001279

5. RYAN PLONSKE, 24660 141ST AVE N, ROGERS, MN 55374, is requesting a variance from the required 75 foot ordinary high water level setback (blanket variance) on a natural environment lake (Hay) to a setback distance of 51 feet to construct a 1500 square foot residence, in an area zoned shoreland. LOT 5 HAY-U. Section Twenty-six (26), Township Fifty-two (52), Range Twenty-three (23), Aitkin County, MN.

APP-2025-000586

New Business:

6. DENGFENG JIANG, 17060 142ND ST SE, BIG LAKE, MN 55309, is requesting an after the fact variance from Section 5.32 D(1) of the Shoreland Management Ordinance for excavation and/or fill, in an area zoned shoreland. LOT 6 & 7 BLK 1 & 1/7 INT IN OUTLOT A. Section Thirty-four (34), Township Forty-five (45), Range Twenty-seven (27), Aitkin County, MN.

APP-2025-001010

7. LOREN MATHISON, PO BOX 545, COHASSET, MN 55721, is requesting an after the fact variance from Section 4.0 (B) of the Subdivision Ordinance to create a new access easement, in an area zoned Public. SW-SW LESS THE W 446 FT EXCEPT THE E 246 OF THE S 720 FT. Section Twenty-one (21), Township Fifty (50), Range Twenty-six (26), Aitkin County, MN.

APP-2025-001020

8. Approval of minutes, November 5, 2025.
9. Adjourn.

AITKIN COUNTY ZONING

NOTICE OF HEARING

THE **BOARD OF ADJUSTMENT** WILL ASSEMBLE FOR A HEARING OF APPEALS FROM THE AITKIN COUNTY ZONING ORDINANCE ON December 3, 2025 **AT 4:00 P.M.** IN THE **AITKIN COUNTY GOVERNMENT CENTER BOARD ROOM, 307 SECOND STREET NW, AITKIN, MN 56431.** THE FOLLOWING APPLICATIONS WILL BE REVIEWED.

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APP-2025-001010

LOREN MATHISON, PO BOX 545, COHASSET, MN 55721, is requesting an after the fact variance from Section 4.0 (B) of the Subdivision Ordinance to create a new access easement, in an area zoned Public. SW-SW LESS THE W 446 FT EXCEPT THE E 246 OF THE S 720 FT. Section Twenty-one (21), Township Fifty (50), Range Twenty-six (26), Aitkin County, MN.

APP-2025-001020

AITKIN COUNTY ZONING

Property Location

Property:

Property Location								Property Attributes	
Parcel Number	**Property Address**	**Township or City Name**	**Owner Name(s)**	**Taxpayer Name(s)**	**Legal Description**	**Plat Name**	**Section-Township-Range**	**Lake Class**	**Lake Name**
11-1-247600	42949 CONIFER ST AITKIN MN 56431	HAZELTON TWP	JIANG, DENGFENG W	JIANG, DENGFENG W	LOT 6 BLK 1 & 1/7 INT IN OUTLOT A	SHORES OF MILLE LACS	S:34 T:45 R:27	GD	MILLE LACS
11-1-247700		HAZELTON TWP	JIANG, DENGFENG W	JIANG, DENGFENG W	LOT 7 BLK 1 AND 1/7 INT IN OUTLOT A	SHORES OF MILLE LACS	S:34 T:45 R:27	GD	MILLE LACS

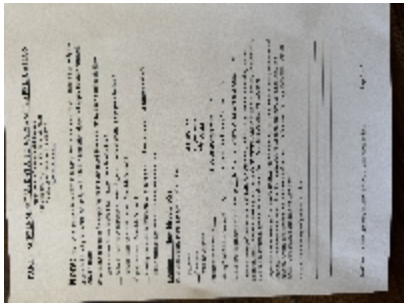
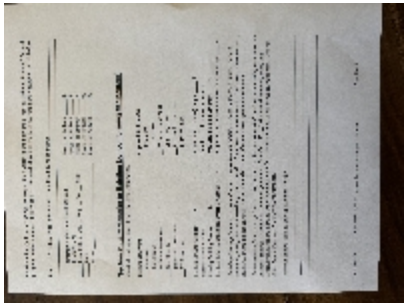
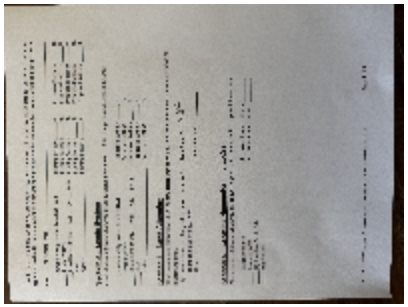
Driving directions to the proposed project from Aitkin: 169 south to hwy 18 east to Conifer, first left to property

Is the above parcel located in the Shoreland Zoning District? Yes

Detailed Narrative

Enter a Detailed Narrative (If you have a prepared narrative please state "See attached" and attach the document below):	Aitkin county Soil and Water Conservation District contacted me and offered me to cover up to 75% the cost to perform the following modification on the properties: Remove the black top left on the property where it used to be the old Highway 169 about 60 years ago, prepare the ground, spread native seeds and water it. Black top to be removed by a contractor, ground preparation and seeding to be completed by owner of the property. Contractor removal: The black top is between 6 to 12 inches thick, about 410 feet long and 18 feet wide. It is about 4 feet from the high mark of the water line of the lake. Owner removal: Underneath the black top is a layer of class 5, with thickness between 12 and 20 inches. This need to be removed in order to make the land ready to be seeded. Removed mater will be mostly placed around the garage, on the drive way. Some will be placed along the edge of some of the wetland area. Ground preparation by owner: After the removal of the black top and class 5, all the trees along the edge of the lake will have roots exposed on both the lake-side and the road-side. Theses trees need to be removed or they will fall and causing life and property damage.
Provide the Ordinance(s) and the Section(s) of the Ordinance(s) from which you are requesting a variance:	Section 5.32 Subpart D (1)

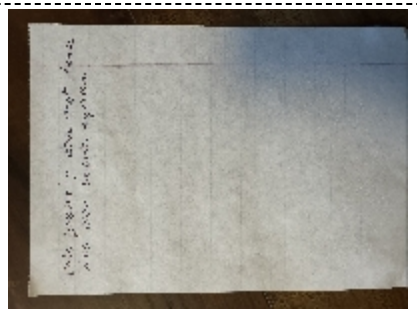
Supplemental Data

Attach completed form here:	 File 1: IMG_0507.jpeg  File 2: IMG_0508.jpeg  File 3: IMG_0509.jpeg

A Scaled Drawing or Survey

Scaled Drawing or Survey Checklist:	Location and dimensions for all lot lines. Location and dimensions of all existing and proposed structures/additions. Location and depth of all existing and proposed wells within 100 feet of the property. Location and dimensions of all existing and proposed septic system components (septic tank, septic drainfield). Location and dimensions of all existing and proposed driveways, road right-of-ways, and easements. If topography is unusual, show elevations and location of bluffs, steep slopes, wetlands, etc. Indicate all setback distances for items listed above: ordinary high water level of lakes or rivers, lot lines, road right-of-ways, etc.
Attach a Scaled Drawing or Survey:	 File 1: IMG_0512.jpeg

Certificate of Septic Compliance

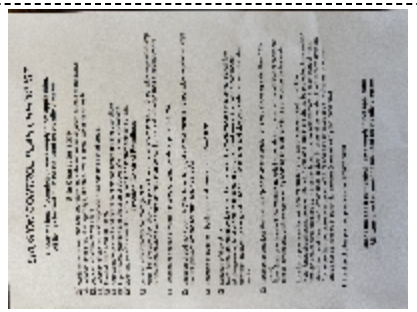
Attach a copy of one of the following, if applicable: - A current compliance inspection on an existing septic system. - A design for a new/replacement septic system.	 File 1: IMG_0517.jpeg

Shoreland Performance Worksheet

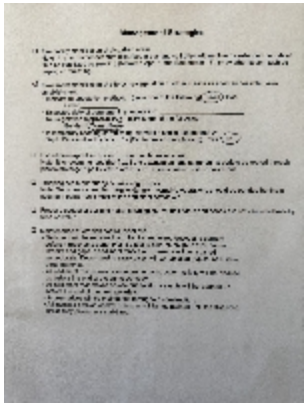
Complete the Shoreland Performance Worksheet and attach here:	File 1: IMG_0516.jpeg

Standard Erosion Control Plan

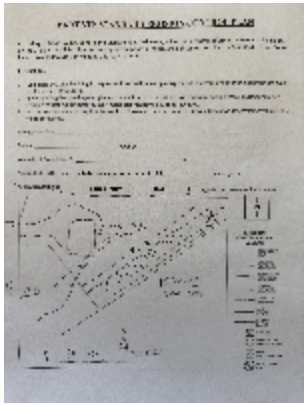
Attach the completed Standard Erosion Control Plan here:



File 1: IMG_0513.jpeg



File 2: IMG_0514.jpeg



File 3: IMG_0515.jpeg

Property Deed

Attach the property deed:	File 1: JIANG_DEED.pdf

Terms

General Terms

The landowner or authorized agent hereby certifies that to the best of their knowledge the application and supporting documents are a factual representation of the proposed project. The landowner or authorized agent agrees that, in making application, the landowner grants permission to Aitkin County, at reasonable times, to enter the property to determine compliance of the application with applicable Local, County or State Ordinances or Statutes. It is the applicant's responsibility to contact other Local, County or State agencies to ensure the applicant has complied with all relevant Local, County or State Ordinances or Statutes.
Submittal of the above materials does not always constitute a complete application. Other information may be necessary to complete the application based on the type of request and onsite inspection.
I acknowledge that by submitting this application, the application and its attachments are public information.

Invoice #66003 (11/03/2025) Expected Payment Method: Pay Online - Card or ECheck

Charge	Cost	Quantity	Total
Recording Fee added 11/03/2025 12:31 PM (Nonrefundable)	$46.00	x 1	$46.00
Variance added 11/03/2025 12:31 PM (Nonrefundable)	$650.00	x 1	$650.00
Grand Total			
		Total	**$696.00**
		Payment 11/03/2025	**$696.00**
		Due	**$0.00**

Approvals

Approval	Signature
Applicant	Dengfeng W. Jiang - 11/03/2025 4:34 PM af9fbe7f4a73b83984cf9d4982ff3dbe b53cff1f1db4ef0a37829e6e043201f2
#1 Administrative Review	Kim Burton - 11/05/2025 10:53 AM a587cf2223bd2d0580421c3587a51847 e8bafda285b50c01189d7b37bb68a019
#2 Board of Adjustment Approval	

Public Notes

Text:	
File(s):	

Admin Checklist

This review has been started by:	Kim Burton
Zoning District of project location:	Shoreland

Project located in the floodplain?	-Select One-
Is the parcel a Lot of Record before 1-21-92 or have alternate sites been identified?	-Select One-
Is this an after-the-fact application?	Yes

Print View

PART I: SUPPLEMENTAL DATA TO VARIANCE APPLICATION

Aitkin County Environmental Services
307 Second St. NW, Room 219, Aitkin, MN 56431
Phone: 218.927.7342 Fax: 218.927.4372
www.co.aitkin.mn.us

Note: Place an "X" by each item below that applies to your variance request. Then, fill out **only** the applicable following section(s) that apply, as directed. **If a section does not apply to your request, leave it blank.**

What is the reason(s) for applying for the variance? Place an "X" by each applicable item.

___ Setback issues for a proposed new structure: **Complete Section 1**

___ Setback issues for an alteration to an existing nonconforming structure: **Complete Section 2**

___ Setback issues for a septic system: **Complete Section 3**

✓ Land alteration: **Complete Section 4**

___ Creating a lot not in conformance with the minimum Ordinance standards: **Complete Section 5**

___ Other: attach separate sheet explaining variance request

Section 1 – New Structure(s)

Check all that apply and fill in requested information:

___Basement
___Crawlspace
___Walk-out Basement

___One Story Level
___Story-and-a-Half Level
___2nd Story Level

Proposed # of Bedrooms ____

Proposed Structure Height ____ ft.

Existing Total Building Coverage ____%

Proposed Total Building Coverage ____%

Existing Total Impervious Surface Coverage ____%

Proposed Total Impervious Surface Coverage ____%

"Building Coverage" means the ground surface covered by any building or appurtenance, including, but not limited to, decks, platforms, overhangs and projections therefrom, outdoor furnaces, fishhouses, sheds, carports, lean-to's, or any similar building. –as per the Aitkin County Shoreland Management Ordinance.

"Impervious surface coverage" means any structure, facility or surface that sheds water including structures and facilities, sewage treatment system absorption areas (equal to 190 sq.ft./bedroom), retaining walls, and roadway surfaces and parking areas. Impervious surface does not include eaves of two feet and less. – Per the Aitkin Count Shoreland Management Ordinance.

Itemized square footage of proposed structure(s):

_____
_____
_____
_____

Check the item(s) from which you are requesting a variance and fill in the proposed setback distance. * Setbacks are measured to the nearest point on a structure which can be the eave overhang or an attached deck/platform.

Proposed Structure Type (indicate with or without living quarters)_____

_____

_____ Ordinary High Water Level (OHWL)	Proposed Setback _____ ft.
_____ Property Line	Proposed Setback _____ ft.
_____ Road Right-of way __ Twp __ Co. __ State	Proposed Setback _____ ft.
_____ Bluff	Proposed Setback _____ ft.
_____ Other: _____	Proposed Setback _____ ft.

Section 2 – Alteration(s) to Existing Nonconforming Structure(s)

Check all that apply and fill in requested information:

Existing Structure

___Basement
___Crawlspace
___Walk-out Basement
___One Story Level
___Story-and-a-Half Level
___2nd Story Level

Proposed Addition(s)

___Basement
___Crawlspace
___Walk-out Basement
___One Story Level
___Story-and-a-Half Level
___2nd Story Level

Existing Structure Height ____ ft.
Existing # of Bedrooms ____
Existing Building Coverage ____%
Existing Total Impervious Surface Coverage ____%

Proposed Addition(s) Height ____ ft.
Final # of bedrooms after remodel ____
Proposed Building Coverage ____%
Proposed Total Impervious Surface Coverage ____%

"Building Coverage" means the ground surface covered by any building or appurtenance, including, but not limited to, decks, platforms, overhangs and projections therefrom, outdoor furnaces, fishhouses, sheds, carports, lean-to's, or any similar building. –as per the Aitkin County Shoreland Management Ordinance.

"Impervious surface coverage" means any structure, facility or surface that sheds water including structures and facilities, sewage treatment system absorption areas (equal to 190 sq.ft./bedroom), retaining walls, and roadway surfaces and parking areas. Impervious surface does not include eaves of two feet and less. – Per the Aitkin Count Shoreland Management Ordinance.

Itemized square footage of proposed structure(s):

_____
_____
_____
_____

Check the item(s) from which you are requesting a variance and fill in the proposed setback distance. * Setbacks are measured to the nearest point on a structure which can be the eave overhang or an attached deck/platform.

Proposed Alteration Type _____

_____ Ordinary High Water Level (OHWL)	Existing Setback _____ ft.	Proposed Setback _____ ft.
_____ Property Line	Existing Setback _____ ft.	Proposed Setback _____ ft.
_____ Road Right-of way __ Twp __ Co. __ State	Existing Setback _____ ft.	Proposed Setback _____ ft.
_____ Bluff	Existing Setback _____ ft.	Proposed Setback _____ ft.
_____ Other: _____	Existing Setback _____ ft.	Proposed Setback _____ ft.

Section 3 – Septic System

Check the item(s) from which you are requesting a variance and fill in the proposed setback distance.

_____ Ordinary High Water Level (OHWL)	Proposed Setback _____ ft.
_____ Property Line	Proposed Setback _____ ft.
_____ Road Right-of way __ Twp __ Co. __ State	Proposed Setback _____ ft.
_____ Bluff	Proposed Setback _____ ft.
_____ Other: _____	Proposed Setback _____ ft.

Section 4 – Land Alteration

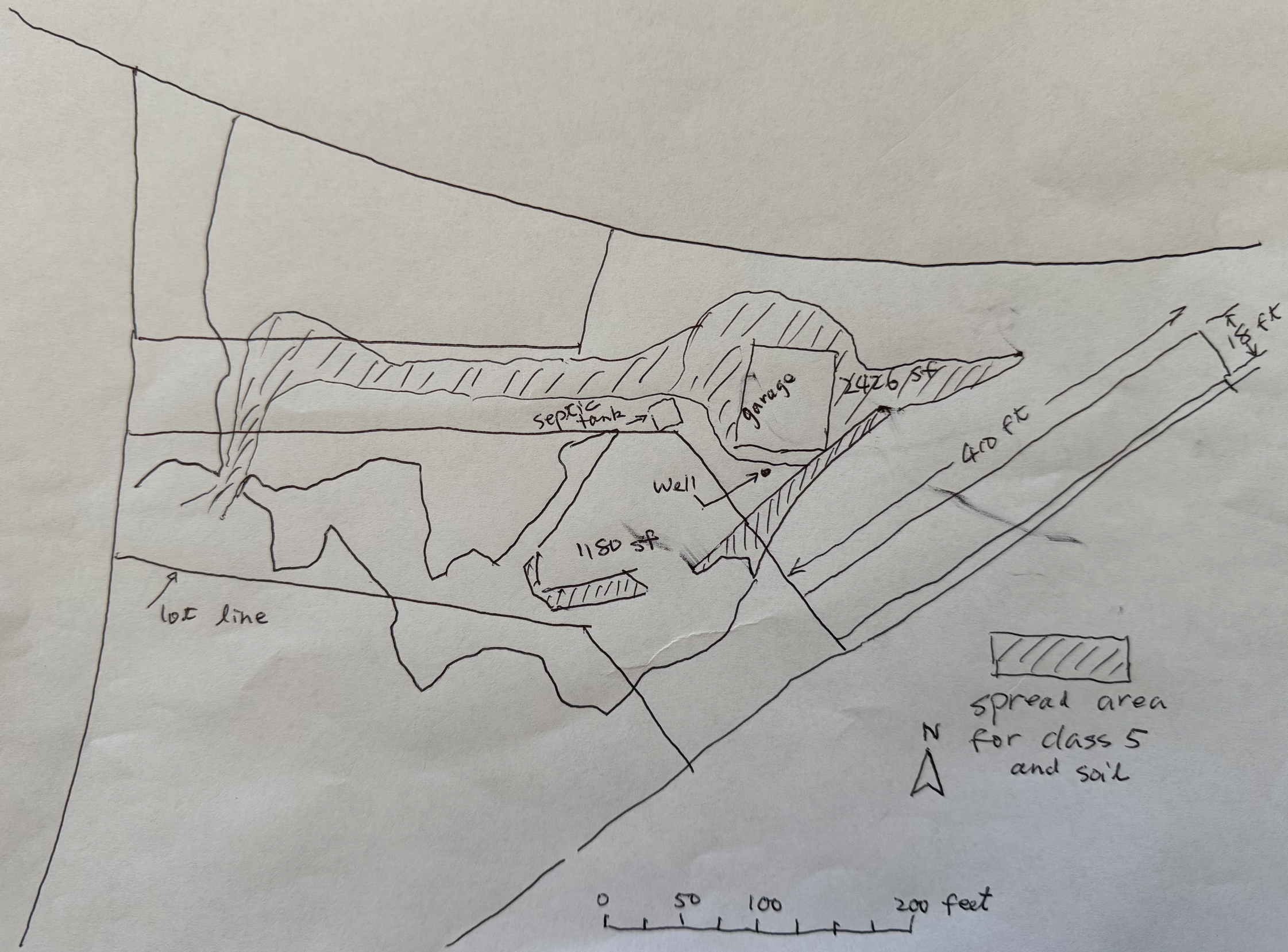
What is your land alteration? Check all categories that apply and indicate the total amount of excavation or placement of fill.

V More than 10 cubic yards on steep slopes and shore and bluff impact zones.	Total Cubic Yds. 286
_____ Other: _____	Total Cubic Yds. _____

Section 5 – Creating Nonconforming Lot(s)

Check the item(s) from which you are requesting a variance and fill in the proposed dimensions.

_____ Property Width	Proposed Property Width _____
_____ Property Area	Proposed Property Area _____
_____ (2) Standard Septic Sites	
_____ Legal Access	


garage
2426 sf
septic tank
40 ft
18 ft
well
1180 sf
lot line
spread area for class 5 and soil
N
0
50
100
200 feet

This property does not have its own septic system.

AITKIN COUNTY SHORELAND PERFORMANCE

(Structure Placement Guidance)

A property should obtain a score of 100 or more to meet performance standard requirements. A conforming lot is assigned a score of 100. A lot is deemed conforming when the structure meets the required setbacks to the protected water as specified in the Aitkin County Shoreland Management Ordinance (SMO). A structure that fails to meet this definition is considered non-conforming.

To determine the level of non-conformance and score (See Reference Table):

1) Determine the DNR classification of the protected water on the lot (SMO-4.13 & 4.14) 1: 99.75
2) Determine the required "Structure Setback" to that classification of water (SMO 5.2) ..... 2: _____
3) Determine the "Actual Setback" of the structure by measuring the closest part of the structure to the protected water, bluff, right-of-way, property line, etc. for which a variance is sought ..... 3: _____
4) Enter the corresponding 'Score Multiplier' ..... 4: _____
5) Pre-mitigation 'Lot Score': Determine the percentage of the encroachment as it relates to the standard setback by multiplying the Actual Setback with the 'Score *Multiplier' (Note: round to the nearest whole number)* 5: 99.75

Reference Table: Performance Multipliers for structures, septics, bluff, and sidelots in Aitkin County.

Protected Waters Type *(DNR Classification; SMO 4.13-4.14)*	**Required Structure Setback**	**Score Multiplier Structures**	**Required Septic Setback**	**Score Multiplier Septic**	**Score Multiplier Bluff**	**Score Multiplier Sidelot**
General Development Lake	75'	1.333	75'	1.333	(30' setback)	(10' setback)
Recreational Development Lake	100'	1.000	75'	1.333		
Natural Environment Lake	150'	0.667	150'	0.667		
Mississippi River	150'	0.667	125'	0.800		
Tributary Stream	100'	1.000	75'	1.333	3.33	10.000
Forested Stream	150'	0.667	100'	1.000		
Remote Stream	200'	0.500	150'	0.667		

Mitigation: ***To bring a non-conforming structure to a score of 100 the landowner conducts and maintains one or more of the below listed mitigating activities:***

A) Zone A(1): Plant and/or maintain a 12.5' wide natural vegetated buffer zone adjacent to the OHW and record deed restrictions to maintain vegetation in its natural state, prohibit mowing or vegetation removal.* Water access as defined in the Shoreland Management Ordinance is allowed (Section 5.31.B.2.c) ..... **15 points**

Zone A(2): Plant and/or maintain a 25' wide natural vegetated buffer zone adjacent to the OHW and record deed restrictions to maintain vegetation in its natural state, prohibit mowing or vegetation removal.* Water access as defined in the Shoreland Management Ordinance is allowed (Section 5.31.B.2.c) ..... **30 points**

B) Zone B: Plant and/or maintain an additional 12.5' wide natural vegetated buffer zone between Zone A landward. Record deed restrictions to maintain vegetation in its natural state, prohibit mowing or vegetation removal.* A ten-foot (10') access path is allowed. ..... **20 points**

C) Zone C: Plant and/or maintain an additional 12.5' wide natural vegetated buffer zone between Zone B landward. Record deed restrictions to maintain vegetation in its natural state, prohibit mowing or vegetation removal.* A ten-foot (10') access path is allowed. ..... **10 points**

D) Construction of rain garden(s) to Wisconsin DNR Manual specifications ..... **20 points**

E) Removal of all other structures that do not meet the standard building setbacks, including water oriented structures ..... **20 points**

F) Removal of impervious surfaces to at least half ordinance limits (SMO 5.52.A) ..... **10 points**

G) Removal of fill all placed in historic wetlands and guarantee of no future wetland fill recorded on deed ..... **10 points**

H) Re-vegetate bluff or steep slopes* and provide screening of structures from the lake. ..... **10 points**

I) Diversion of all water runoff from impervious surfaces away from the lake into retention ponds, subsurface drains, wetlands, etc. with no outlet to the lake or tributary ..... **10 points**

J) Existing conditions may apply on the property that warrant credit ..... *To be determined by P&Z*

Final Score = Pre-mitigation Lot Score (Line 5) 99.75 + Mitigation Totals (Lines A-I) 95 = 194.75

**Note: Plant materials for vegetative buffers shall be native to northern Minnesota. For every 5,000 square feet of buffer area, there shall be a minimum of four types of trees, six types of shrubs, seven forbs, and three grasses planted to achieve a one plant per square foot minimum coverage. Survival of all plants must be guaranteed for a minimum of 5 years*

Board of Adjustment Chairperson

Bill [illegible]

Applicant

EROSION CONTROL PLAN CHECKLIST

Check the box if completed (leave empty if not applicable).
All items checked must be included on the site diagram.

Site Characteristics

- ☑ North arrow, scale, and site boundary. Indicate and name adjacent streets or roadways.
- ☑ Location of existing drainageways, streams, rivers, lakes, wetlands or wells.
- ☑ Location of storm sewer inlets.
- ☑ Location of existing and proposed buildings and paved areas.
- ☑ The disturbed area on the lot.
- ☑ Approximate gradient and direction of slopes before grading operations.
- ☑ Approximate gradient and direction of slopes after grading operations.
- ☑ Overland runoff (sheet flow) coming onto the site from adjacent areas.

Erosion Control Practices

- ☐ Location of temporary soil storage piles.
  Note: Soil storage piles should be placed behind a sediment fence, a 10 foot wide vegetative strip, or should be covered with a tarp or more than 25 feet from any downslope road or drainageway.

- ☐ Location of access drive(s) (driveways, turnarounds, approaches, etc.)

- ☐ Location of sediment controls (filter fabric fence, straw bale fence or 10-foot wide vegetative strip) that will prevent eroded soil from leaving the site.

- ☐ Location of sediment barriers around on-site storm sewer inlets.

- ☐ Location of diversions.
  Note: Although not specifically required by code, it is recommended that concentrated flow (drainageways) be diverted (re-directed) around disturbed areas. Overland runoff (sheet flow)from adjacent areas greater than 10,000 sq. ft. should also be diverted around disturbed areas.

- ☐ Location of practices that will be applied to control erosion on steep slopes (greater than 12% grade).
  Note: Such practices include maintaining existing vegetation, placement of additional sediment fences, diversions, and re-vegetation by sodding or seeding with use of erosion control mats.

- ☐ Location of practices that will control erosion on areas of concentrated runoff flow.
  Note: Unstabilized drainageways, ditches, diversions, and inlets should be protected from erosion through use of such practices as in-channel fabric or straw bale barriers, erosion control mats, staked sod, and rock rip-rap. When used, a given in-channel barrier should not receive drainage from more than two acres of unpaved area, or one acre of paved area. In-channel practices should not be installed in perennial streams (streams with year round flow).

- ☐ Location of other planned practices not already noted.

Check the box if completed (leave empty if not applicable).
All items checked must be included on the site diagram.

Management Strategies

- ☐ Temporary stabilization of disturbed areas.
  Note: It is recommended that disturbed areas and soil piles left inactive for extended periods of time be stabilized by seeding (between April 1 and September 15), or by other cover, such as tarping or mulching.

- ☑ Permanent stabilization of site by re-vegetation or other means as soon as possible (lawn establishment).
  - Indicate re-vegetation method: (Circle one of the following) Seed Sod
    Other _____
  - Expected date of permanent re-vegetation: _____
  - Re-vegetation responsibility of: (Circle one of the following)
    Builder Owner/Buyer
  - Is temporary seeding or mulching planned if site is not seeded by Sept. 15 or sodded by Nov. 15? (Circle one of the following) Yes No

- ☐ Use of downspout and/or sump pump outlet extensions.
  Note: It is recommended that flow from downspouts and sump pump outlets be routed through plastic drainage pipe to stable areas such as established sod or pavement.

- ☐ Trapping sediment during de-watering operations.
  Note: Sediment-laden discharge water from pumping operations should be ponded behind a sediment barrier until most of the sediment settles out.

- ☐ Proper disposal of building material waste so that pollutants and debris are not carried off-site by wind or water.

- ☐ Maintenance of erosion control practices.
  - Sediment will be removed from behind sediment fences and barriers before it reaches a depth that is equal to half the height o f the barrier.
  - Breaks and gaps in sediment fences and barriers will be repaired immediately. Decomposing straw bales will be replaced (typical bale life is three months).
  - All sediment that moves off-site due to construction activity will be cleaned up before the end of the same workday.
  - All sediment that moves off-site due to storm events will be cleaned up before the end of the next workday.
  - Access drives will be maintained throughout construction.
  - All installed erosion control practices will be maintained until the disturbed areas they protect are stabilized.

PART VII: STANDARD EROSION CONTROL PLAN

According to Aitkin County's Shoreland Management Ordinance, soil erosion control information needs to be included on the site plan which is submitted and approved prior to the issuance of zoning permits. The Standard Erosion Control Plan is provided to assist in meeting this requirement.

Instructions:

1. Complete this plan by filling in requested information, completing the site diagram and marking appropriate boxes on the inside of this form.
2. In completing the site diagram, give consideration to potential erosion that may occur before, during and after grading. Water runoff patterns can change significantly as a site is reshaped.
3. A cross section sheet is required for walkout basements and excavations into hillsides for determining volume of fill to be excavated.

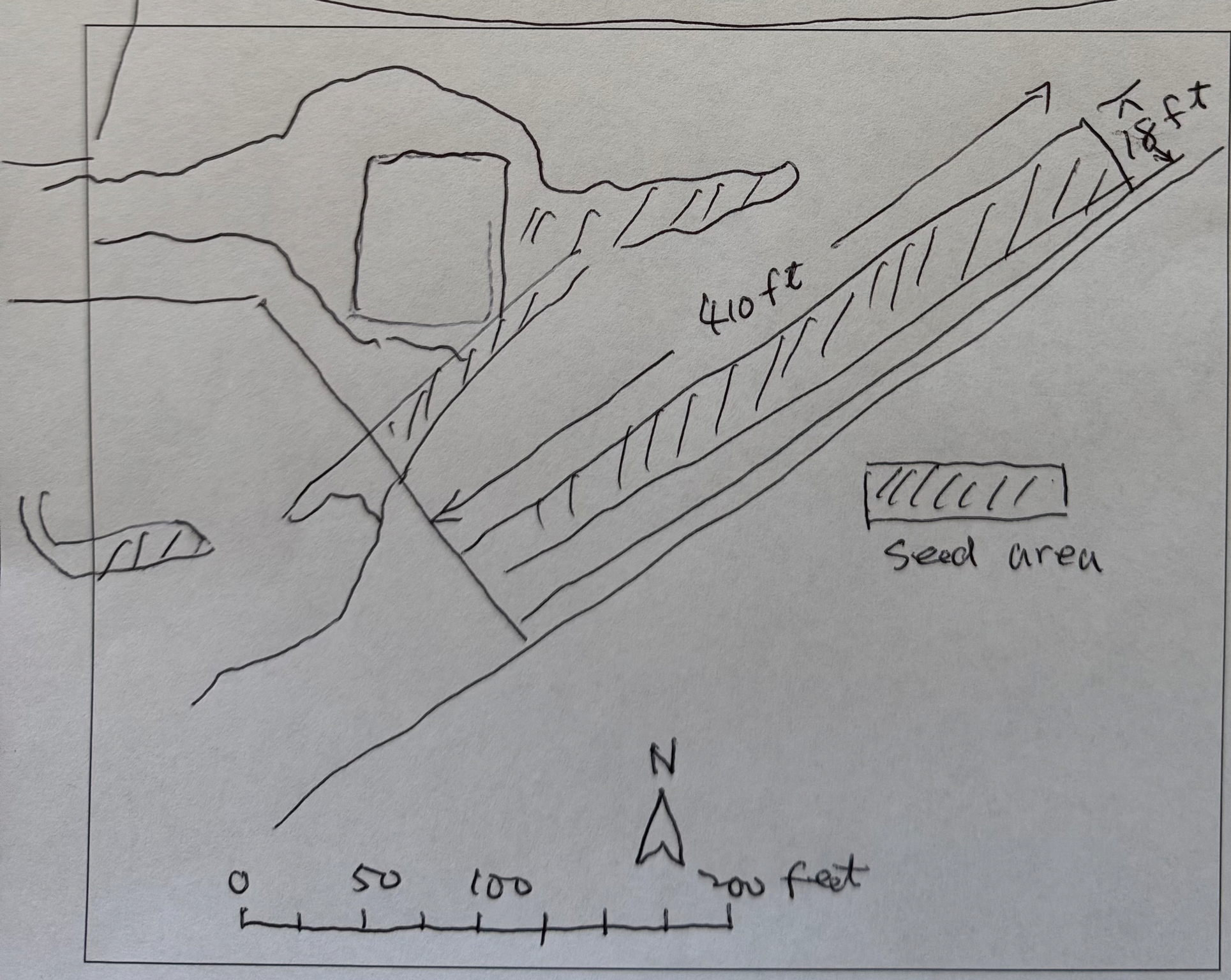
Project Location _____

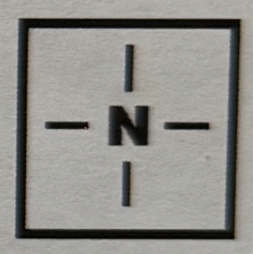
Builder _____ Owner _____

Worksheet Completed By _____ Date _____

Amount of earthen material to be excavated and/or used for fill _____ cubic yards.

SITE DIAGRAM **Scale 1 inch = _____ feet** Please indicate north by completing the arrow.





EROSION CONTROL PLAN LEGEND

- PROPERTY LINE
- EXISTING DRAINAGE
- TD TEMPORARY DIVERSION
- FINISHED DRAINAGE
- LIMITS OF GRADING
- SILT FENCE
- STRAW BALES
- GRAVEL
- 1 VEGETATION SPECIFICATION
- TREE PRESERVATION
- STOCKPILED SOIL

2/2

NO DELINQUENT TAXES
AND TRANSFER ENTERED
This 8 Day Jan 2016
Kirk Paxton
County Auditor
Elizabeth Harmon
Deputy

A432199

Office of the County Recorder
Aitkin County, Minnesota

I HEREBY CERTIFY THE WITHIN INSTRUMENT WAS FILED, AND/OR RECORDED ON 1/8/2016 9:00 AM

PACKAGE: 49682 REC FEE: $46.00

Michael T Moriarty, Aitkin County Recorder

CERTIFICATE OF REAL ESTATE VALUE (✓) FILED ( ) NOT REQUIRED CERTIFICATE OF REAL ESTATE VALUE NO 43314

(Top 3 inches reserved for recording data)

WARRANTY DEED
Individual(s) to Individual(s)

Minnesota Uniform Conveyancing Blanks
Form 10.1.1 (2013)

eCRV number: 452437

DEED TAX DUE: $ 792.00 DATE: 12/30/2015 (month/day/year)

FOR VALUABLE CONSIDERATION, Steven J. Cheney and Pamela A. Cheney, spouses, married to each other, and (insert name and marital status of each Grantor) Scott D. Cheney, a single person ("Grantor"), hereby conveys and warrants to Dengfeng William Jiang (insert name of each Grantee) ("Grantee"), real property in Aitkin County, Minnesota, legally described as follows:

→ See attached Exhibit A.

AITKIN COUNTY DEED TAX
No. 8705 Date 01-8-16
79200 Dollars Paid
Lori Grams
County Treasurer
By Julie Hughes Deputy

Check here if all or part of the described real property is Registered (Torrens) ☐

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions: reservations, restrictions and easements of record, if any.

Check applicable box:

- ■ The Seller certifies that the Seller does not know of any wells on the described real property.
- ☐ A well disclosure certificate accompanies this document or has been electronically filed. (If electronically filed, insert WDC number: [redacted].)
- ☐ I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

Grantor

Steven J. Cheney
(signature) Steven J. Cheney

Pamela A. Cheney
(signature) Pamela A. Cheney

Scott D. Cheney
Scott D. Cheney

State of Minnesota, County of HENNEPIN

This instrument was acknowledged before me on DECEMBER 29, 2015, by
(month/day/year)

Steven J. Cheney and Pamela A. Cheney, spouses, married to each other, and Scott D. Cheney, a single person
(insert name and marital status of each Grantor)

(Stamp)

JOHN E WALL
NOTARY PUBLIC - MINNESOTA
MY COMMISSION EXPIRES 01/31/20

(signature of notarial officer)

Title (and Rank): CONTROLLER

My commission expires: 1/31/20
(month/day/year)

THIS INSTRUMENT WAS DRAFTED BY:
(insert name and address)

Aitkin County Abstract Company
112 3rd Street NW
Aitkin, MN 56431

File 00029100

TAX STATEMENTS FOR THE REAL PROPERTY DESCRIBED IN THIS INSTRUMENT SHOULD BE SENT TO:
(insert legal name and residential or business address of Grantee)

Dengfeng William Jiang
1323 Eagle Bluff Court
Hastings, MN 55033

Exhibit A

Parcel I:

Lot 4, Block 1, SHORES OF MILLE LACS, according to the recorded plat thereof on file and of record in the Office of the County Recorder, Aitkin County, Minnesota.

SUBJECT TO AND TOGETHER WITH:

A sanitary sewer easement over, under, and across Outlot A, SHORES OF MILLE LACS, record plat, Aitkin County, Minnesota and a 20-foot sanitary sewer easement over, under, and across Lots 1, 2, 3, 4, 5, 6, and 7, Block 1, said SHORES OF MILLE LACS. Said 20-foot easement being 10 feet to the right and 10 feet to the left of the following described lines:

Line 1

Commencing at the southwest corner of said Outlot A; thence South 84 degrees 54 minutes 59 seconds East, along the south line of said Outlot A, being a northerly line of said Lot 7, a distance of 95.72 feet to the point of beginning of the line to be described; thence South 18 degrees 57 minutes 21 seconds West, a distance of 2.23 feet to a point hereinafter referred to Point "A"; thence South 18 degrees 57 minutes 21 seconds West, a distance of 46.34 feet; thence South 22 degrees 26 minutes 24 seconds West, a distance of 39.33 feet; thence South 17 degrees 56 minutes 45 seconds West, a distance of 58.20 feet; thence South 18 degrees 17 minutes 33 seconds West, a distance of 66.14 feet to a point hereinafter referred to Point "B"; thence South 13 degrees 26 minutes 10 seconds West, a distance of 47.49 feet; thence South 24 degrees 48 minutes 59 seconds West, a distance of 37.92 feet to a point hereinafter referred to as Point "C"; thence South 18 degrees 07 minutes 02 seconds West, a distance of 58.21 feet; thence South 13 degrees 52 minutes 24 seconds West, a distance of 50.51 feet; thence South 26 degrees 42 minutes 28 seconds West, a distance of 45.50 feet and there terminating.

Line 2

Beginning at the aforementioned Point "A"; thence South 80 degrees 52 minutes 31 seconds East, a distance of 41.09 feet; thence South 80 degrees 51 minutes 37 seconds East, a distance of 72.48 feet; thence South 81 degrees 24 minutes 09 seconds East, a distance of 70.36 feet; thence South 75 degrees 11 minutes 40 seconds East, a distance of 47.77 feet; thence South 72 degrees 15 minutes 55 seconds East, a distance of 27.87 feet to a point hereinafter referred to as Point "AY"; thence South 79 degrees 38 minutes 47 seconds East, a distance of 40.00 and there terminating.

Line 3

Beginning at the aforementioned Point "AY"; thence South 06 degrees 11 minutes 18 seconds East, a distance of 48.00 feet and there terminating.

Line 4

Beginning at the aforementioned Point "B"; thence South 79 degrees 23 minutes 29 seconds East, a distance of 32.56 feet; thence South 68 degrees 41 minutes 01 seconds East, a distance of 58.06 feet, thence South 73 degrees 05 minutes 28 seconds East, a distance of 60.43 feet; thence South 72 degrees 37 minutes 24 seconds East, a distance of 24.40 feet to

a point hereinafter referred to as Point "BY"; thence South 88 degrees 38 minutes 57 seconds East, a distance of 56.00 feet and there terminating.

Line 5
Beginning at the aforementioned Point "BY"; thence 05 degrees 57 minutes 09 seconds West, a distance of 15.00 and there terminating.

Line 6
Beginning at the aforementioned Point "C"; thence South 43 degrees 25 minutes 42 seconds East, a distance of 49.49 feet; thence South 37 degrees 40 minutes 05 seconds East, a distance of 15.36 feet; thence South 42 degrees 03 minutes 29 seconds East, a distance of 18.70 feet to a point hereinafter referred to as Point "CY"; thence South 87 degrees 51 minutes 45 seconds East, a distance of 45.00 feet and there terminating.

Line 7
Beginning at the aforementioned Point "CY"; thence South 33 degrees 08 minutes 04 seconds West, a distance of 40.00 feet and there terminating.

SUBJECT TO AND TOGETHER WITH:
An ingress and egress easement over, under, and across part of Lots 2, 3, 4, 5, and 6, Block 1, said SHORES OF MILLE LACS, being a 20-foot strip of land being 10 feet to the right and 10 feet to the left of the following described lines:

Line 1
Beginning at the northwest corner of said Lot 2, being the most northerly corner of said Lot 2 along the easterly right of way line of County State Aid Highway Number 37; thence South 80 degrees 46 minutes 57 seconds East, a distance of 36.98 feet; thence North 47 degrees 21 minutes 49 seconds East, a distance of 29.43 feet; thence North 15 degrees 42 minutes 23 seconds East, a distance of 46.98 feet; thence North 12 degrees 28 minutes 52 seconds East, a distance of 54.74 feet to a point hereinafter referred to Point "E"; thence North 21 degrees 44 minutes 45 seconds East, a distance of 34.35 feet; thence North 18 degrees 52 minutes 53 seconds East, a distance of 59.81 feet; thence North 28 degrees 21 minutes 01 seconds East, a distance of 27.03 feet to the northerly line of said Lot 6 and there terminating. The side lines of said easement shall be prolonged or shortened to terminate on the northerly line of said Lot 6 and the westerly line of said Lots 2 and 3.

Line 2
Beginning at the aforementioned Point "E"; thence North 57 degrees 47 minutes 13 seconds West, a distance of 58.55 feet to the westerly line of said Lot 5 and there terminating. The side lines of said easement shall be prolonged or shortened to terminate on the westerly line of said Lots 2 and 3 and prolonged easterly to intersect the westerly line of the above described Line 1 20-foot easement.

AND ALSO BEING

A triangular-shaped easement across said Lot 3 more particularly described as follows:

Commencing at the northwest corner of said Lot 2, being the most northerly corner of Lot 2 along the easterly right of way line of County State Aid Highway Number 37; thence South 73 degrees 35 minutes 40 seconds East along the north line of said Lot 2, a distance of 61.14 feet to an angle point in the north line of said Lot 2 and the point of beginning of the easement to be described; thence North 39 degrees 09 minutes 56 seconds West, a distance of 13.37 feet to the easterly line of the above described Line 1 20-foot easement; thence South 47 degrees 21 minutes 49 seconds West, along said above described 20-foot easement, a distance of 8.83 feet to the north line of said Lot 2; thence South 73 degrees 35 minutes 40 seconds East along the north line of said Lot 2, a distance of 15.56 feet to the point of beginning.

TOGETHER WITH:
An easement for ingress and egress to said Lot 4, over, under, and across said Lot 3, being a 20-foot strip of land being 10 feet to the right and 10 feet to the left of the following described line:

Commencing at the northwest corner of said Lot 2, being the most northerly corner of Lot 2 along the easterly right of way line of County State Aid Highway Number 37; thence South 80 degrees 46 minutes 57 seconds East, a distance of 36.98 feet; thence North 47 degrees 21 minutes 49 seconds East, a distance of 29.43 feet to the point of beginning of the line to be described; thence South 84 degrees 44 minutes 01 seconds East, a distance of 23.20 feet; thence North 78 degrees 18 minutes 38 seconds East, a distance of 15.39 feet; thence North 61 degrees 01 minutes 01 seconds East, a distance of 23.68 feet; thence North 85 degrees 49 minutes 05 seconds East, a distance of 50 feet and there terminating. The east line of said 20-foot strip to terminate on the north line of said Lot 3.

SUBJECT TO
An easement for ingress and egress to said Lot 5 over, under, and across said Lot 4, being a 20-foot strip of land being 10 feet to the right and 10 feet to the left of the following described line:

Commencing at the northwest corner of said Lot 2, being the most northerly corner of said Lot 2 along the easterly right of way line of County State Aid Highway Number 37; thence South 80 degrees 46 minutes 57 seconds East, a distance of 36.98 feet; thence North 47 degrees 21 minutes 49 seconds East, a distance of 29.43 feet; thence North 15 degrees 42 minutes 23 seconds East, a distance of 46.98 feet; thence North 12 degrees 28 minutes 52 seconds East, a distance of 54.74 feet to the point of beginning of the land to be described; thence South 84 degrees 58 minutes 17 seconds East, a distance of 28.71 feet; thence South 86 degrees 35 minutes 17 seconds East, a distance of 52.37 feet; thence South 49 degrees 11 minutes 22 seconds East, a distance of 74.70 feet; thence South 75 degrees 44 minutes 31 seconds East, a distance of 17.30 feet; thence North 86 degrees 08 minutes 25 seconds East, a distance of 40.00 feet and there terminating.

Bearings are referenced to said SHORES OF MILLE LACS.

An undivided One-seventh (1/7) interest in Outlot A, Block One (1), the plat of Shore of Mille Lacs. Said one-seventh (1/7) interest shall remain forever attached to Lot Four (4), Block One (1), the plat of Shores of Mille Lacs.

Parcel II

Lot 6, Block 1, SHORES OF MILLE LACS, according to the recorded plat thereof on file and of record in the Office of the County Recorder, Aitkin County, Minnesota.

SUBJECT TO AND TOGETHER WITH:
A sanitary sewer easement over, under, and across Outlot A, SHORES OF MILLE LACS, record plat, Aitkin County, Minnesota and a 20-foot sanitary sewer easement over, under, and across Lots 1, 2, 3, 4, 5, 6, and 7, Block 1, said SHORES OF MILLE LACS. Said 20-foot easement being 10 feet to the right and 10 feet to the left of the following described lines:

Line 1
Commencing at the southwest corner of said Outlot A; thence South 84 degrees 54 minutes 59 seconds East, along the south line of said Outlot A, being a northerly line of said Lot 7, a distance of 95.72 feet to the point of beginning of the line to be described; thence South 18 degrees 57 minutes 21 seconds West, a distance of 2.23 feet to a point hereinafter referred to Point "A"; thence South 18 degrees 57 minutes 21 seconds West, a distance of 46.34 feet; thence South 22 degrees 26 minutes 24 seconds West, a distance of 39.33 feet; thence South 17 degrees 56 minutes 45 seconds West, a distance of 58.20 feet; thence South 18 degrees 17 minutes 33 seconds West, a distance of 66.14 feet to a point hereinafter referred to Point "B"; thence South 13 degrees 26 minutes 10 seconds West, a distance of 47.49 feet; thence South 24 degrees 48 minutes 59 seconds West, a distance of 37.92 feet to a point hereinafter referred to as Point "C"; thence South 18 degrees 07 minutes 02 seconds West, a distance of 58.21 feet; thence South 13 degrees 52 minutes 24 seconds West, a distance of 50.51 feet; thence South 26 degrees 42 minutes 28 seconds West, a distance of 45.50 feet and there terminating.

Line 2
Beginning at the aforementioned Point "A"; thence South 80 degrees 52 minutes 31 seconds East, a distance of 41.09 feet; thence South 80 degrees 51 minutes 37 seconds East, a distance of 72.48 feet; thence South 81 degrees 24 minutes 09 seconds East, a distance of 70.36 feet; thence South 75 degrees 11 minutes 40 seconds East, a distance of 47.77 feet; thence South 72 degrees 15 minutes 55 seconds East, a distance of 27.87 feet to a point hereinafter referred to as Point "AY"; thence South 79 degrees 38 minutes 47 seconds East, a distance of 40.00 and there terminating.

Line 3
Beginning at the aforementioned Point "AY"; thence South 06 degrees 11 minutes 18 seconds East, a distance of 48.00 feet and there terminating.

Line 4
Beginning at the aforementioned Point "B"; thence South 79 degrees 23 minutes 29 seconds East, a distance of 32.56 feet; thence South 68 degrees 41 minutes 01 seconds East, a distance of 58.06 feet, thence South 73 degrees 05 minutes 28 seconds East, a distance of 60.43 feet; thence South 72 degrees 37 minutes 24 seconds East, a distance of 24.40 feet to

a point hereinafter referred to as Point "BY"; thence South 88 degrees 38 minutes 57 seconds East, a distance of 56.00 feet and there terminating.

Line 5
Beginning at the aforementioned Point "BY"; thence 05 degrees 57 minutes 09 seconds West, a distance of 15.00 and there terminating.

Line 6
Beginning at the aforementioned Point "C"; thence South 43 degrees 25 minutes 42 seconds East, a distance of 49.49 feet; thence South 37 degrees 40 minutes 05 seconds East, a distance of 15.36 feet; thence South 42 degrees 03 minutes 29 seconds East, a distance of 18.70 feet to a point hereinafter referred to as Point "CY"; thence South 87 degrees 51 minutes 45 seconds East, a distance of 45.00 feet and there terminating.

Line 7
Beginning at the aforementioned Point "CY"; thence South 33 degrees 08 minutes 04 seconds West, a distance of 40.00 feet and there terminating.

SUBJECT TO AND TOGETHER WITH:
An ingress and egress easement over, under, and across part of Lots 2, 3, 4, 5, and 6, Block 1, said SHORES OF MILLE LACS, being a 20-foot strip of land being 10 feet to the right and 10 feet to the left of the following described lines:

Line 1
Beginning at the northwest corner of said Lot 2, being the most northerly corner of said Lot 2 along the easterly right of way line of County State Aid Highway Number 37; thence South 80 degrees 46 minutes 57 seconds East, a distance of 36.98 feet; thence North 47 degrees 21 minutes 49 seconds East, a distance of 29.43 feet; thence North 15 degrees 42 minutes 23 seconds East, a distance of 46.98 feet; thence North 12 degrees 28 minutes 52 seconds East, a distance of 54.74 feet to a point hereinafter referred to Point "E"; thence North 21 degrees 44 minutes 45 seconds East, a distance of 34.35 feet; thence North 18 degrees 52 minutes 53 seconds East, a distance of 59.81 feet; thence North 28 degrees 21 minutes 01 seconds East, a distance of 27.03 feet to the northerly line of said Lot 6 and there terminating. The side lines of said easement shall be prolonged or shortened to terminate on the northerly line of said Lot 6 and the westerly line of said Lots 2 and 3.

Line 2
Beginning at the aforementioned Point "E"; thence North 57 degrees 47 minutes 13 seconds West, a distance of 58.55 feet to the westerly line of said Lot 5 and there terminating. The side lines of said easement shall be prolonged or shortened to terminate on the westerly line of said Lots 2 and 3 and prolonged easterly to intersect the westerly line of the above described Line 1 20-foot easement.

AND ALSO BEING

A triangular-shaped easement across said Lot 3 more particularly described as follows:

Commencing at the northwest corner of said Lot 2, being the most northerly corner of Lot 2 along the easterly right of way line of County State Aid Highway Number 37; thence South 73 degrees 35 minutes 40 seconds East along the north line of said Lot 2, a distance of 61.14 feet to an angle point in the north line of said Lot 2 and the point of beginning of the easement to be described; thence North 39 degrees 09 minutes 56 seconds West, a distance of 13.37 feet to the easterly line of the above described Line 1 20-foot easement; thence South 47 degrees 21 minutes 49 seconds West, along said above described 20-foot easement, a distance of 8.83 feet to the north line of said Lot 2; thence South 73 degrees 35 minutes 40 seconds East along the north line of said Lot 2, a distance of 15.56 feet to the point of beginning.

TOGETHER WITH:
An easement for ingress and egress to said Lot 6 over, under, and across said Lot 7, being a 20-foot strip of land being 10 feet to the right and 10 feet to the left of the following described line:

Commencing at the northwest corner of said Lot 2, being the most northerly corner of said Lot 2 along the easterly right of way line of County State Aid Highway Number 37; thence South 80 degrees 46 minutes 57 seconds East, a distance of 36.98 feet; thence North 47 degrees 21 minutes 49 seconds East, a distance of 29.43 feet; thence North 15 degrees 42 minutes 23 seconds East, a distance of 46.98 feet; thence North 12 degrees 28 minutes 52 seconds East, a distance of 54.74 feet to a point hereinafter referred to Point "E"; thence North 21 degrees 44 minutes 45 seconds East, a distance of 34.35 feet; thence North 18 degrees 52 minutes 53 seconds East, a distance of 59.81 feet; thence North 28 degrees 21 minutes 01 seconds East, a distance of 27.03 feet to the northerly line of said Lot 6 to the point of beginning of the line to be described; thence continuing North 28 degrees 21 minutes 01 seconds East, a distance of 46.38 feet; thence North 57 degrees 10 minutes 03 seconds East, a distance of 26.25 feet; thence North 85 degrees 52 minutes 05 seconds East, a distance of 33.66 feet; thence South 81 degrees 58 minutes 39 seconds East, a distance of 72.05 feet; thence South 82 degrees 25 minutes 46 seconds East, a distance of 68.92 feet; thence South 83 degrees 15 minutes 02 seconds East, a distance of 56.02 feet; thence South 05 degrees 06 minutes 24 seconds West, a distance of 35.83 feet to the south line of said Lot 7. The beginning and ending sidelines of said 20-foot strip to terminate on the south line of said Lot 7.

Bearings are referenced to said SHORES OF MILLE LACS.

Parcel III:

An undivided One-seventh (1/7) interest in Outlot A, Block One (1), the plat of Shores of Mille Lacs. Said One-seventh (1/7) interest shall remain forever attached to Lot Six (6), Block One (1), the plat of Shores of Mille Lacs.

Parcel IV:
Lot 7, Block 1, SHORES OF MILLE LACS, according to the recorded plat thereof on file and of record in the Office of the County Recorder, Aitkin County, Minnesota.

SUBJECT TO AND TOGETHER WITH:
A sanitary sewer easement over, under, and across Outlot A, SHORES OF MILLE LACS, record plat, Aitkin County, Minnesota and a 20-foot sanitary sewer easement over, under, and across Lots 1, 2, 3, 4, 5, 6, and 7, Block 1, said SHORES OF MILLE LACS. Said 20-foot easement being 10 feet to the right and 10 feet to the left of the following described lines:

Line 1
Commencing at the southwest corner of said Outlot A; thence South 84 degrees 54 minutes 59 seconds East, along the south line of said Outlot A, being a northerly line of said Lot 7, a distance of 95.72 feet to the point of beginning of the line to be described; thence South 18 degrees 57 minutes 21 seconds West, a distance of 2.23 feet to a point hereinafter referred to Point "A"; thence South 18 degrees 57 minutes 21 seconds West, a distance of 46.34 feet; thence South 22 degrees 26 minutes 24 seconds West, a distance of 39.33 feet; thence South 17 degrees 56 minutes 45 seconds West, a distance of 58.20 feet; thence South 18 degrees 17 minutes 33 seconds West, a distance of 66.14 feet to a point hereinafter referred to Point "B"; thence South 13 degrees 26 minutes 10 seconds West, a distance of 47.49 feet; thence South 24 degrees 48 minutes 59 seconds West, a distance of 37.92 feet to a point hereinafter referred to as Point "C"; thence South 18 degrees 07 minutes 02 seconds West, a distance of 58.21 feet; thence South 13 degrees 52 minutes 24 seconds West, a distance of 50.51 feet; thence South 26 degrees 42 minutes 28 seconds West, a distance of 45.50 feet and there terminating.

Line 2
Beginning at the aforementioned Point "A"; thence South 80 degrees 52 minutes 31 seconds East, a distance of 41.09 feet; thence South 80 degrees 51 minutes 37 seconds East, a distance of 72.48 feet; thence South 81 degrees 24 minutes 09 seconds East, a distance of 70.36 feet; thence South 75 degrees 11 minutes 40 seconds East, a distance of 47.77 feet; thence South 72 degrees 15 minutes 55 seconds East, a distance of 27.87 feet to a point hereinafter referred to as Point "AY"; thence South 79 degrees 38 minutes 47 seconds East, a distance of 40.00 and there terminating.

Line 3
Beginning at the aforementioned Point "AY"; thence South 06 degrees 11 minutes 18 seconds East, a distance of 48.00 feet and there terminating.

Line 4
Beginning at the aforementioned Point "B"; thence South 79 degrees 23 minutes 29 seconds East, a distance of 32.56 feet; thence South 68 degrees 41 minutes 01 seconds East, a distance of 58.06 feet, thence South 73 degrees 05 minutes 28 seconds East, a distance of 60.43 feet; thence South 72 degrees 37 minutes 24 seconds East, a distance of 24.40 feet to

a point hereinafter referred to as Point "BY"; thence South 88 degrees 38 minutes 57 seconds East, a distance of 56.00 feet and there terminating.

Line 5
Beginning at the aforementioned Point "BY"; thence 05 degrees 57 minutes 09 seconds West, a distance of 15.00 and there terminating.

Line 6
Beginning at the aforementioned Point "C"; thence South 43 degrees 25 minutes 42 seconds East, a distance of 49.49 feet; thence South 37 degrees 40 minutes 05 seconds East, a distance of 15.36 feet; thence South 42 degrees 03 minutes 29 seconds East, a distance of 18.70 feet to a point hereinafter referred to as Point "CY"; thence South 87 degrees 51 minutes 45 seconds East, a distance of 45.00 feet and there terminating.

Line 7
Beginning at the aforementioned Point "CY"; thence South 33 degrees 08 minutes 04 seconds West, a distance of 40.00 feet and there terminating.

SUBJECT TO AND TOGETHER WITH:
An ingress and egress easement over, under, and across part of Lots 2, 3, 4, 5, and 6, Block 1, said SHORES OF MILLE LACS, being a 20-foot strip of land being 10 feet to the right and 10 feet to the left of the following described lines:

Line 1
Beginning at the northwest corner of said Lot 2, being the most northerly corner of said Lot 2 along the easterly right of way line of County State Aid Highway Number 37; thence South 80 degrees 46 minutes 57 seconds East, a distance of 36.98 feet; thence North 47 degrees 21 minutes 49 seconds East, a distance of 29.43 feet; thence North 15 degrees 42 minutes 23 seconds East, a distance of 46.98 feet; thence North 12 degrees 28 minutes 52 seconds East, a distance of 54.74 feet to a point hereinafter referred to Point "E"; thence North 21 degrees 44 minutes 45 seconds East, a distance of 34.35 feet; thence North 18 degrees 52 minutes 53 seconds East, a distance of 59.81 feet; thence North 28 degrees 21 minutes 01 seconds East, a distance of 27.03 feet to the northerly line of said Lot 6 and there terminating. The side lines of said easement shall be prolonged or shortened to terminate on the northerly line of said Lot 6 and the westerly line of said Lots 2 and 3.

Line 2
Beginning at the aforementioned Point "E"; thence North 57 degrees 47 minutes 13 seconds West, a distance of 58.55 feet to the westerly line of said Lot 5 and there terminating. The side lines of said easement shall be prolonged or shortened to terminate on the westerly line of said Lots 2 and 3 and prolonged easterly to intersect the westerly line of the above described Line 1 20-foot easement.

AND ALSO BEING

A triangular-shaped easement across said Lot 3 more particularly described as follows:

Commencing at the northwest corner of said Lot 2, being the most northerly corner of Lot 2 along the easterly right of way line of County State Aid Highway Number 37; thence South 73 degrees 35 minutes 40 seconds East along the north line of said Lot 2, a distance of 61.14 feet to an angle point in the north line of said Lot 2 and the point of beginning of the easement to be described; thence North 39 degrees 09 minutes 56 seconds West, a distance of 13.37 feet to the easterly line of the above described Line 1 20-foot easement; thence South 47 degrees 21 minutes 49 seconds West, along said above described 20-foot easement, a distance of 8.83 feet to the north line of said Lot 2; thence South 73 degrees 35 minutes 40 seconds East along the north line of said Lot 2, a distance of 15.56 feet to the point of beginning.

SUBJECT TO:
An easement for ingress and egress to said Lot 6 over, under, and across said Lot 7, being a 20-foot strip of land being 10 feet to the right and 10 feet to the left of the following described line:

Commencing at the northwest corner of said Lot 2, being the most northerly corner of said Lot 2 along the easterly right of way line of County State Aid Highway Number 37; thence South 80 degrees 46 minutes 57 seconds East, a distance of 36.98 feet; thence North 47 degrees 21 minutes 49 seconds East, a distance of 29.43 feet; thence North 15 degrees 42 minutes 23 seconds East, a distance of 46.98 feet; thence North 12 degrees 28 minutes 52 seconds East, a distance of 54.74 feet to a point hereinafter referred to Point "E"; thence North 21 degrees 44 minutes 45 seconds East, a distance of 34.35 feet; thence North 18 degrees 52 minutes 53 seconds East, a distance of 59.81 feet; thence North 28 degrees 21 minutes 01 seconds East, a distance of 27.03 feet to the northerly line of said Lot 6 to the point of beginning of the line to be described; thence continuing North 28 degrees 21 minutes 01 seconds East, a distance of 46.38 feet; thence North 57 degrees 10 minutes 03 seconds East, a distance of 26.25 feet; thence North 85 degrees 52 minutes 05 seconds East, a distance of 33.66 feet; thence South 81 degrees 58 minutes 39 seconds East, a distance of 72.05 feet; thence South 82 degrees 25 minutes 46 seconds East, a distance of 68.92 feet; thence South 83 degrees 15 minutes 02 seconds East, a distance of 56.02 feet; thence South 05 degrees 06 minutes 24 seconds West, a distance of 35.83 feet to the south line of said Lot 7. The beginning and ending sidelines of said 20-foot strip to terminate on the south line of said Lot 7.

Bearings are referenced to said SHORES OF MILLE LACS.

An undivided One-seventh (1/7) interest in Outlot A, Block One (1), the plat of Shores of Mille Lacs. Said One-seventh (1/7) shall remain forever attached to Lot Seven (7), Block One (1), the Plat of Shores of Mille Lacs.

Property Location

Property:

Property Location								Property Attributes	
Parcel Number	**Property Address**	**Township or City Name**	**Owner Name(s)**	**Taxpayer Name(s)**	**Legal Description**	**Plat Name**	**Section-Township-Range**	**Lake Class**	**Lake Name**
50-0-032500	37996 540th St PALISADE, MN 56469	50-26 UNORG	MATHISON, LOREN TRUSTEE	MATHISON, LOREN TRUSTEE	SW-SW LESS THE W 446 FT EXCEPT THE E 246 OF THE S 720 FT		S:21 T:50 R:26		

Driving directions to the proposed project from Aitkin:	37996 540th St
Is the above parcel located in the Shoreland Zoning District?	No

Detailed Narrative

Enter a Detailed Narrative (If you have a prepared narrative please state "See attached" and attach the document below):	Requesting a variance with practical difficulty from Section 4.0 (B) of the Subdivision Ordinance so he can create a new access easement to five eastern parcels.
Provide the Ordinance(s) and the Section(s) of the Ordinance(s) from which you are requesting a variance:	Section 4.0 (B) of the Subdivision Ordinance

Supplemental Data

Attach completed form here:	File 1: 4777_001.pdf

A Scaled Drawing or Survey

Scaled Drawing or Survey Checklist:	Location and dimensions for all lot lines.
Attach a Scaled Drawing or Survey:	File 1: 25209.pdf

Certificate of Septic Compliance

Attach a copy of one of the following, if applicable: - A current compliance inspection on an existing septic system. - A design for a new/replacement septic system.	File 1: 4774_001.pdf

Property Deed

Attach the property deed:	File 1: 4773_001.pdf

Other

Attach "Other" information (if necessary):	File 1: 4772_001.pdf

Terms

General Terms

The landowner or authorized agent hereby certifies that to the best of their knowledge the application and supporting documents are a factual representation of the proposed project. The landowner or authorized agent agrees that, in making application, the landowner grants permission to Aitkin County, at reasonable times, to enter the property to determine compliance of the application with applicable Local, County or State Ordinances or Statutes. It is the applicant's responsibility to contact other Local, County or State agencies to ensure the applicant has complied with all relevant Local, County or State Ordinances or Statutes.
Submittal of the above materials does not always constitute a complete application. Other information may be necessary to complete the application based on the type of request and onsite inspection.
I acknowledge that by submitting this application, the application and its attachments are public information.

Invoice #66070 (11/05/2025) Expected Payment Method: Unknown

Charge	Cost	Quantity	Total
Recording Fee added 11/05/2025 3:02 PM (Nonrefundable)	$46.00	x 1	$46.00
Variance added 11/05/2025 3:02 PM (Nonrefundable)	$650.00	x 1	$650.00
Grand Total			
		Total	**$696.00**
		Payment 11/07/2025	**$696.00**
		Due	**$0.00**

Approvals

Approval	Signature
Applicant	Loren Mathison - 11/07/2025 9:06 AM - witnessed by Shannon Wiebusch 04b919f6e46751222d7430f47de3c687 01a4e7acf0bd1631ad83536a3a207395
#1 Administrative Review	Kim Burton - 11/13/2025 8:57 AM a7b0b314be82a3ac05da32a6e252801d 822eac61f3a344a5fd2ae1d7d30b3443
#2 Board of Adjustment Approval	

Public Notes

Text:	
File(s):	

Admin Checklist

This review has been started by:	Kim Burton
Zoning District of project location:	Public

Project located in the floodplain?	No
Is the parcel a Lot of Record before 1-21-92 or have alternate sites been identified?	Yes
Is this an after-the-fact application?	Yes

Numbers

	Current Number	Next from Sequence
UID #	217073	*not applicable*
App. #	2025-001020	«« 2025-001033
Permit #		«« 2025-0853

Print View

PART I: SUPPLEMENTAL DATA TO VARIANCE APPLICATION

Aitkin County Environmental Services
307 Second St. NW, Room 219, Aitkin, MN 56431
Phone: 218.927.7342 Fax: 218.927.4372
www.co.aitkin.mn.us

Note: Place an "X" by each item below that applies to your variance request. Then, fill out **only** the applicable following section(s) that apply, as directed. **If a section does not apply to your request, leave it blank.**

What is the reason(s) for applying for the variance? Place an "X" by each applicable item.

___ Setback issues for a proposed new structure: **Complete Section 1**

___ Setback issues for an alteration to an existing nonconforming structure: **Complete Section 2**

___ Setback issues for a septic system: **Complete Section 3**

___ Land alteration: **Complete Section 4**

X Creating a lot not in conformance with the minimum Ordinance standards: **Complete Section 5**

___ Other: attach separate sheet explaining variance request

Section 1 – New Structure(s)

Check all that apply and fill in requested information:

___Basement
___Crawlspace
___Walk-out Basement

___One Story Level
___Story-and-a-Half Level
___2nd Story Level

Proposed # of Bedrooms ____

Proposed Structure Height ____ ft.

Existing Total Building Coverage ____%

Proposed Total Building Coverage ____%

Existing Total Impervious Surface Coverage ____%

Proposed Total Impervious Surface Coverage ____%

"Building Coverage" means the ground surface covered by any building or appurtenance, including, but not limited to, decks, platforms, overhangs and projections therefrom, outdoor furnaces, fishhouses, sheds, carports, lean-to's, or any similar building. –as per the Aitkin County Shoreland Management Ordinance.

"Impervious surface coverage" means any structure, facility or surface that sheds water including structures and facilities, sewage treatment system absorption areas (equal to 190 sq.ft./bedroom), retaining walls, and roadway surfaces and parking areas. Impervious surface does not include eaves of two feet and less. – Per the Aitkin Count Shoreland Management Ordinance.

Itemized square footage of proposed structure(s):

_____
_____
_____
_____

Check the item(s) from which you are requesting a variance and fill in the proposed setback distance. * Setbacks are measured to the nearest point on a structure which can be the eave overhang or an attached deck/platform.

Proposed Structure Type (indicate with or without living quarters)_____

_____

_____ Ordinary High Water Level (OHWL)	Proposed Setback _____ ft.
_____ Property Line	Proposed Setback _____ ft.
_____ Road Right-of way __ Twp __ Co. __ State	Proposed Setback _____ ft.
_____ Bluff	Proposed Setback _____ ft.
_____ Other: _____	Proposed Setback _____ ft.

Section 2 – Alteration(s) to Existing Nonconforming Structure(s)

Check all that apply and fill in requested information:

Existing Structure	**Proposed Addition(s)**
___Basement	___Basement
___Crawlspace	___Crawlspace
___Walk-out Basement	___Walk-out Basement
___One Story Level	___One Story Level
___Story-and-a-Half Level	___Story-and-a-Half Level
___2nd Story Level	___2nd Story Level

Existing Structure Height ____ ft.	Proposed Addition(s) Height ____ ft.
Existing # of Bedrooms ____	Final # of bedrooms after remodel ____
Existing Building Coverage ____%	Proposed Building Coverage ____%
Existing Total Impervious Surface Coverage ____%	Proposed Total Impervious Surface Coverage ____%

"Building Coverage" means the ground surface covered by any building or appurtenance, including, but not limited to, decks, platforms, overhangs and projections therefrom, outdoor furnaces, fishhouses, sheds, carports, lean-to's, or any similar building. –as per the Aitkin County Shoreland Management Ordinance.

"Impervious surface coverage" means any structure, facility or surface that sheds water including structures and facilities, sewage treatment system absorption areas (equal to 190 sq.ft./bedroom), retaining walls, and roadway surfaces and parking areas. Impervious surface does not include eaves of two feet and less. – Per the Aitkin Count Shoreland Management Ordinance.

Itemized square footage of proposed structure(s):

_____

_____

_____

_____

Check the item(s) from which you are requesting a variance and fill in the proposed setback distance. * Setbacks are measured to the nearest point on a structure which can be the eave overhang or an attached deck/platform.

Proposed Alteration Type _____

_____ Ordinary High Water Level (OHWL)	Existing Setback _____ft.	Proposed Setback _____ ft.
_____ Property Line	Existing Setback _____ft.	Proposed Setback _____ ft.
_____ Road Right-of way __ Twp __ Co. __ State	Existing Setback _____ft.	Proposed Setback _____ ft.
_____ Bluff	Existing Setback _____ft.	Proposed Setback _____ ft.
_____ Other: _____	Existing Setback _____ft.	Proposed Setback _____ ft.

Section 3 – Septic System

Check the item(s) from which you are requesting a variance and fill in the proposed setback distance.

_____ Ordinary High Water Level (OHWL)	Proposed Setback _____ ft.
_____ Property Line	Proposed Setback _____ ft.
_____ Road Right-of way __ Twp __ Co. __ State	Proposed Setback _____ ft.
_____ Bluff	Proposed Setback _____ ft.
_____ Other: _____	Proposed Setback _____ ft.

Section 4 – Land Alteration

What is your land alteration? Check all categories that apply and indicate the total amount of excavation or placement of fill.

_____More than 10 cubic yards on steep slopes and shore and bluff impact zones.	Total Cubic Yds. _____
_____Other:_____	Total Cubic Yds. _____

Section 5 – Creating Nonconforming Lot(s)

Check the item(s) from which you are requesting a variance and fill in the proposed dimensions.

_____ Property Width	Proposed Property Width _____
_____ Property Area	Proposed Property Area _____
_____ (2) Standard Septic Sites	
X Legal Access	

CERTIFICATE OF SURVEY

SECTION 21, TOWNSHIP 50 NORTH, RANGE 26 WEST
AITKIN COUNTY, MINNESOTA

Proposed Land Descriptions:

Tract A:

The East 563.99 feet of the West 763.99 feet and the South 519.99 feet of the SW1/4–SW1/4, Section 21, Township 50, Range 26, Aitkin County, Minnesota.

Subject to easements of record.

Tract B:

The West Half of the Southeast Quarter and the East Half of the Southwest Quarter and that part of the Southwest Quarter of the Southwest Quarter all in Section 21, Township 50, Range 26, Aitkin County, Minnesota. EXCEPT the West 446.00 feet lying North of the South 720.00 feet of said Southwest Quarter of the Southwest Quarter ALSO EXCEPT the West 200.00 feet of the South 720.00 feet of said Southwest Quarter of the Southwest Quarter ALSO EXCEPT the East 563.99 feet of the West 763.99 feet of the South 519.99 feet of said Southwest Quarter of the Southwest Quarter.

Subject to mineral reservations and easements of record, if any;

Proposed Description for Easements:

Easement A:

The South 33.00 feet of the East 163.00 feet of the West 396.00 feet of the Southwest Quarter of the Southwest Quarter of Section 21, Township 50, Range 26, Aitkin County, Minnesota.

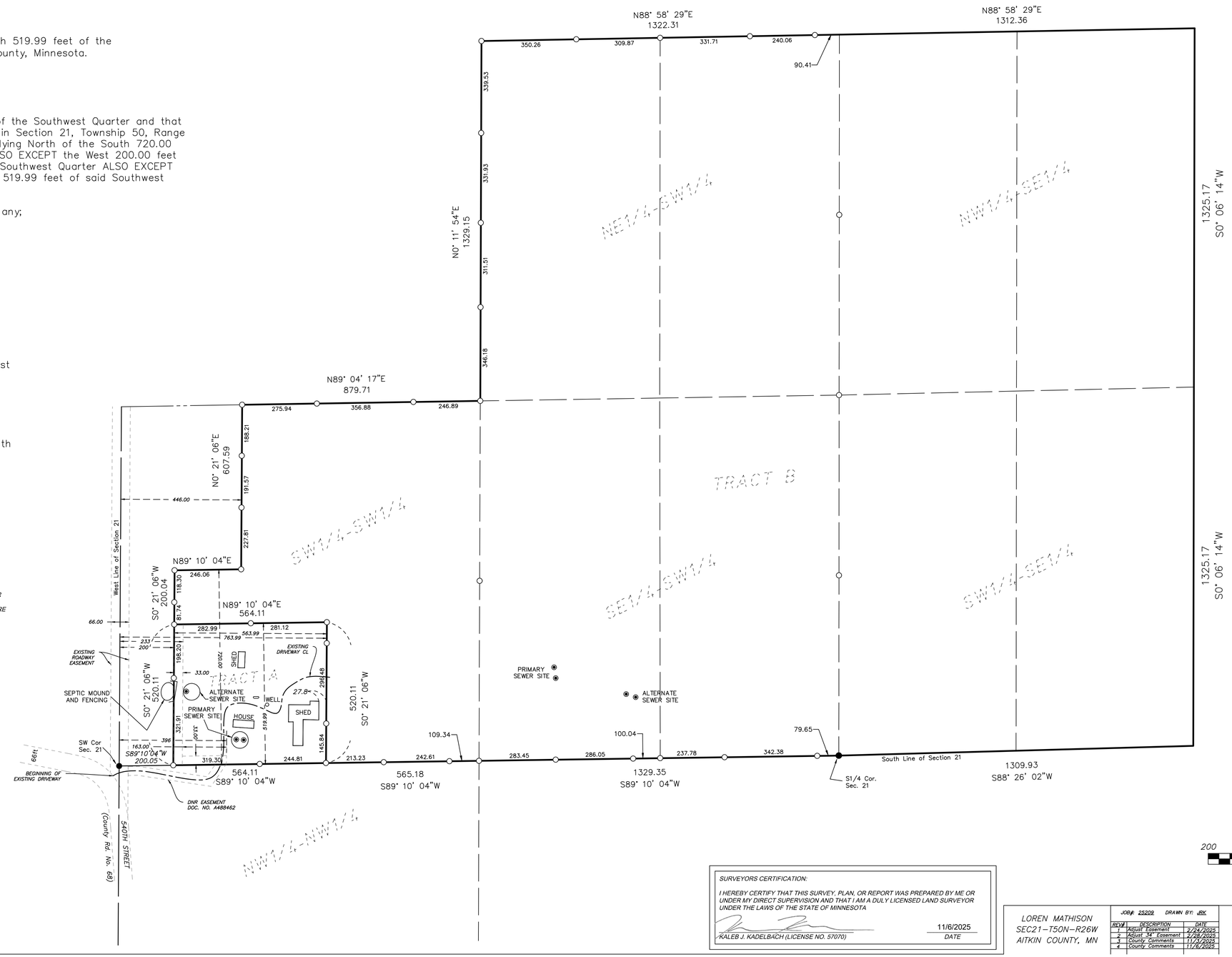
Easement B:

The East 33.00 feet of the West 233.00 feet of the South 519.99 feet of the Southwest Quarter of the Southwest Quarter of Section 21, Township 50, Range 26, Aitkin County, Minnesota.

SURVEYOR NOTES:

1. APEX LAND SURVEYING, LLC PREPARED THIS SURVEY WITHOUT THE BENEFIT OF CURRENT TITLE WORK. THE PROPERTY SHOWN IS BASED ON A LEGAL DESCRIPTION PROVIDED BY YOU THE CLIENT OR A GENERAL REQUEST AT THE APPROPRIATE COUNTY RECORDER'S OFFICE. EASEMENT, SITE RESTRICTION OR ADJOINING DEED CONFLICTS MAY EXIST WHICH AFFECT SUBJECT PROPERTY AND ARE NOT SHOWN BY THIS SURVEY. WE RESERVE THE RIGHT TO REVISE THE SURVEY UPON RECEIPT OF A CURRENT TITLE COMMITMENT OR TITLE OPINION.

2. ALTERNATE SEWER SITE ON TRACT A WAS MOVED SLIGHTLY TO THE EAST TO BE REMOVED FROM EASEMENT. PLEASE CONFIRM THAT THE BORINGS SUPPORT THIS OR GET PROPER DOCUMENTATION FROM A CERTIFIED SEWER DESIGNER.



BOUNDARY LINE

SIXTEENTH LINE

SECTION LINE

EASEMENT LINES

PROPERTY LINE

● FOUND IRON MONUMENT

○ SET 1/2" IRON REBAR WITH RLS CAP STAMPED "STANG 52591"

SCALE
1"= 200'
200 0 200 400

SURVEYORS CERTIFICATION:

I HEREBY CERTIFY THAT THIS SURVEY, PLAN, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA

KALEB J. KADELBACH (LICENSE NO. 57070) — *DATE* 11/6/2025

LOREN MATHISON
SEC21–T50N–R26W
AITKIN COUNTY, MN

JOB#: 25209 DRAWN BY: JRK

REV#	DESCRIPTION	DATE
1	Adjust Easement	2/24/2025
2	Adjust 34' Easement	2/28/2025
3	County Comments	11/3/2025
4	County Comments	11/6/2025

APEX LAND SURVEYING

AITKIN COUNTY

CERTIFICATE OF INSTALLATION/~~NOTICE OF NONCOMPLIANCE~~

This certificate of installation/~~notice of noncompliance~~ has been issued this 3rd day of June, 2020 to certify compliance\~~noncompliance~~ with Aitkin County's Subsurface Sewage Treatment System Ordinance.
The premises covered by this certificate are legally described as:
SW-SW LESS THE W 446 FT EXCEPT THE E 246 OF THE S 720 FT

Section 21 Township 50 Range 26 Lake ---
PERMIT NO. 44503 Owner Name Loren Mathison Trustee
Address 37996 540th St, Palisade, MN 56469
Installer Name Adam Ladd
Type of System Inspected Type 1 4BR Mound
Parcel Number 50-0-032500

The certificate of installation/~~notice of noncompliance~~ was based on No 1 of the following:

1) Inspection of the installation or construction as in accordance with the above referenced permit and application design.

2) Review of as-built plans submitted in accordance with Subdivision 9.2 D of Aitkin County's Subsurface Sewage Treatment System Ordinance.

If the above permitted subsurface sewage treatment system is in noncompliance with Aitkin County's Subsurface Sewage Treatment System Ordinance, then the following shall serve as a Notice of Violation:

1) Statement of the findings of fact through inspections or investigations:

2) List of specific violations of Ordinance:

3) Requirements for correction or removal of violations:

4) Time schedule for compliance:

Failure to correct or remove the above violation(s) will result in this matter being turned over to the Aitkin County Attorney's Office for further legal action, which may result in revocation of licenses or registrations, fines and/or imprisonment.

INSPECTOR SIGNATURE Bryan Hargrave

SUBSURFACE SEWAGE TREATMENT SYSTEM INSPECTION FORM
AITKIN COUNTY, MINNESOTA

6/2/2020 I 2019-4931

Township 50-26 Unorg Date of Inspection 6/3/2020 F App. Number 44503

Owner Loren Mathison Trustee Parcel Number 50-0-032500

Project Address 37996 540th St. Installer Adam Ladd

City Palisade Zip Code 56469 T1 4BR Mound

New ☐ Repair ☑ DIST. or DROP BOX & TYPE —

SETBACKS:

Buildings to tank(s) 30'

Buildings to drainfield 50'+

Well(s) 50' or 100' DW: 100'+

Lake/Creek/Wetland NA

SEPTIC TANKS: New ☑ Existing ☐

Number of tanks installed 1 1650 Jac. combo

Liquid capacity and type 1120 part Combo

Type of baffle Plastic

Inspection pipes —

Manholes size 24"

Manhole to grade Yes ☑ No ☐

PUMPS: New ☑ Existing ☐

Tank capacity and type 533 part combo

Pump manufacturer & model # Gould PE51

Horsepower & GPM 1/2 HP 38GPM

Feet of head 20'

Gallons per cycle 95GPC

Size of discharge line 1.5"

Type & location of alarm Manual alarm on tank

Water meter —

TRENCHES, BEDS, OR GRAVELLESS LEACHFIELD:

Trench/Bed depth

Trench/Bed length

Trench/Bed bottom width

Trench spacing

Drainfield rock below pipe

Size of gravelless pipe

Depth of backfill

Absorption area: square feet

lineal feet

MOUNDS:

Percent slope 2%

Upslope sand width 11'

Downslope sand width 14'

Sideslope sand width 11'

Drainfield rock below pipe 9"

Depth of sand below rock 24"

Perforation size & spacing

Pipe size & spacing 1.5"/3' sp.

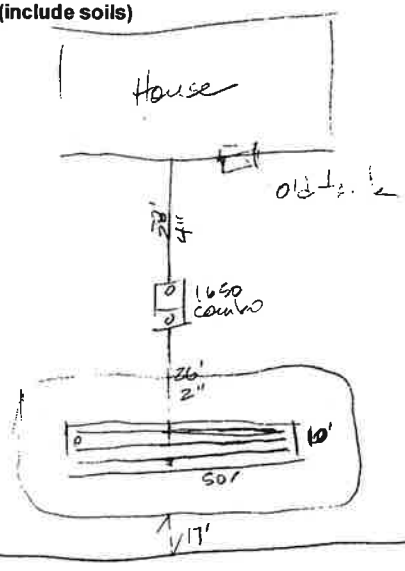
Dimensions of rock bed 10'x50'

Dimensions of sand base 35'x72'

Final cover 12" cover over rb; 4" TS

DW

DRAWING OF SYSTEM: (include soils)



Soil

A 0-5" 10YR 3/2 SL

E 5-14" 10YR 5/3 L

Bt1 14-20"+ 7.5YR 4/4 CL

Bt2 20"+ 7.5YR 4/4 CL w/ fine faint 7.5YR 5/6 mottles

D.L

Inspector's Comments: 38'4" 26'2" Center manifold

Inspector's Signature Bryan Hargrave **Installer's Signature**

Rev: 1/13 White – County Yellow – Applicant Pink - Installer

1/1
WC

NO DELINQUENT TAXES
AND TRANSFER ENTERED
This 23 Day Oct 2017
Kurt Payson
County Auditor
Elizabeth Harmon
Deputy

A442188

Office of the County Recorder
Aitkin County, Minnesota

I HEREBY CERTIFY THE WITHIN INSTRUMENT WAS FILED, AND/OR RECORDED ON 10/23/2017 9:00 AM

PACKAGE: 56506 REC FEE: $36.00

Well Certificate: YES

Michael T. Moriarty, Aitkin County Recorder

NOV 0 2 2017

CERTIFICATE OF REAL ESTATE VALUE (✓) FILED ( ) NOT REQUIRED CERTIFICATE OF REAL ESTATE VALUE NO. 45092

(Top 3 inches reserved for recording data)

WARRANTY DEED
Individual(s) to Individual(s)

Minnesota Uniform Conveyancing Blanks
Form 10.1.1 (2016)

eCRV number: 737804

DEED TAX DUE: $ 622.02

DATE: October 20, 2017
(month/day/year)

FOR VALUABLE CONSIDERATION, Gerald W. Wagner, a single person
(insert name and marital status of each Grantor)
("Grantor"),

hereby conveys and warrants to Loren G. Mathison Revocable Trust
(insert name of each Grantee)
("Grantee"), as

(Check only one box.) ☐ tenants in common, ☐ joint tenants, *(If more than one Grantee is named above and either no box is checked or both boxes are checked, this conveyance is made to the named Grantees as tenants in common.)*

real property in Aitkin County, Minnesota, legally described as follows:

→ See attached Exhibit A for legal description.

AITKIN COUNTY DEED TAX
No. 11662 Date 10-23-17
622.02 Dollars Paid
Lori Grams
COUNTY TREASURER
By Julie Hughes Deputy

Check here if all or part of the described real property is Registered (Torrens) ☐

together with all hereditaments and appurtenances belonging thereto, subject to the following exceptions:
Reservations, restrictions and easements of record, if any.

Check applicable box:

- ☐ The Seller certifies that the Seller does not know of any wells on the described real property.
- ☒ A well disclosure certificate accompanies this document or has been electronically filed. (If electronically filed, insert WDC number: [redacted].)
- ☐ I am familiar with the property described in this instrument and I certify that the status and number of wells on the described real property have not changed since the last previously filed well disclosure certificate.

Grantor

(signature) Gerald W. Wagner

(signature)

State of Minnesota, County of Aitkin

This instrument was acknowledged before me on October 19, 2017 (month/day/year), by Gerald W. Wagner, a single person

(insert name and marital status of each Grantor)

(Stamp)

JANAYE LYNN JOHNSON
Notary Public
Minnesota
My Comm. Expires
Jan 31, 2019

(signature of notarial officer)

Title (and Rank): Closing Agent

My commission expires: Jan. 31, 2019 (month/day/year)

THIS INSTRUMENT WAS DRAFTED BY:
(insert name and address)

Aitkin County Abstract Company
112 3rd Street NW
Aitkin, MN 56431

File No. 00030245
jlj

TAX STATEMENTS FOR THE REAL PROPERTY DESCRIBED IN THIS INSTRUMENT SHOULD BE SENT TO:
(insert legal name and residential or business address of Grantee)

Loren G. Mathison Revocable Trust
PO Box 127
Clearwater, MN 55320

Return To:
Northland Title
215 East Highway 55, Suite 202
Buffalo, MN 55313
File No. 311-17

The West Half of the Southeast Quarter; the Southeast Quarter of the Southwest Quarter; and the Northeast Quarter of the Southwest Quarter all in Section 21, Township 50, Range 26, subject to mineral reservations and easements of record, if any;

AND

The Southwest Quarter of the Southwest Quarter in Section 21, Township 50, Range 26 EXCEPT that part thereof described as follows:

The West 446 feet of the Southwest Quarter of the Southwest Quarter of Section 21, Township 50, Range 26. Except the East 246 feet of the South 720 feet thereof.

Together with an easement for road and utility purposes over, under and across the South 66 feet thereof.

AND

Together with an easement for road and utility purposes over, under and across the West 33 feet thereof.

All in Aitkin County, Minnesota

Aitkin County Environmental Services Planning and Zoning
307 Second Street NW
Room 219
Aitkin, MN 56431
Phone: 218-927-7342
Fax: 218-927-4372

October 20, 2025

Loren Mathison
PO Box 545
Cohasset, MN 55721

Loren Mathison
37996 540th Street
Palisade, MN 56469

RE: Notification of intent to revoke permit # 49312,

Dear Mr. Mathison:

This letter is to inform you of the revocation of permit # 49312, which was issued on March 11, 2025. This two lot Administrative Subdivision permit was issued in good faith by Aitkin County Environmental Services / Planning & Zoning with the understanding that the Certificate of Survey and MN DNR permanent ingress and egress easement legal description were accurate as depicted. As I understand and upon further review by Aitkin County staff, the legal description of the above said legal easement granted from MN DNR is smaller than depicted on the survey, and therefore would not allow you legal access to your five additional parcels to the east.

Section 8.32 (d) of the Aitkin County Zoning Ordinance states, "Permits issued hereunder may be revoked for cause, including but not limited to: mistakes or misrepresentation of fact, issuance in violation of the provisions of this ordinance, or in violation of any applicable law or ordinance and for violation of the terms and conditions of the permit."

The revocation of this permit is effective as of the date of this letter and due to the violation of misrepresentation of fact in the documents included in your permit application. Please contact me at your soonest convenience to discuss your plan to provide legal access to the easterly parcels shown on the Certificate of Survey that meets our ordinance requirements. I sincerely thank you for your time and consideration of this important matter.

Respectfully,

Andrew Carlstrom
Environmental Services Director/Planning & Zoning Administrator
307 2nd Street NW Room 219
Aitkin, MN 56431
Phone: 218-927-7342

Cc: James Ratz, County Attorney, Michael Kearney, County Commissioner, David Minke, County Administrator, Brian Leitinger, DNR Area Forest Supervisor