



Le Sueur County, MN

Thursday, July 12, 2018

Regular session

Item 2

Smith/Soderlund Packet

Staff Contact: Joshua Mankowski or Michelle R. Mettler

STAFF REPORT

GENERAL INFORMATION

APPLICANT: Jordan Smith

OWNER: Bill & Beth Soderlund

911 ADDRESS: 46256 Beaver Dam Road, Cleveland, MN

PROJECT DESCRIPTION: An After-The-Fact Conditional Use Permit to allow grading, excavating, and filling of 176.04 cubic yards of material for the construction of retaining walls and stairs within the shore impact zone.

PARCEL NUMBER: 04.430.0110

CUP NUMBER: 18107

SITE INFORMATION

LOCATION: Lots 9 & 19, Auditor's Subdivision

ZONING DISTRICT: Recreational Residential and Flood Fringe Flood Plain

ZONING DISTRICT PURPOSE: The intent of the **Recreational Residential (RR) District** is to preserve areas which have natural characteristics suitable for both passive and active recreational usage. Also, it is the intent of this district to manage areas suitable for residential development of varying types, including permanent and seasonal housing. Some non-residential uses with minimal impacts on residential uses are allowed if properly managed under conditional use procedures.

Floodplain Overlay District. It is the purpose of this Section to designate an overlay district that will maintain the County's eligibility in the National Flood Insurance Program and to minimize potential loss of life, loss of property, health and safety hazards, disruption of commerce and governmental services, extraordinary public expenditures for flood protection and relief and impairment of the tax base, all of which adversely affect the public health, safety, and general welfare of the County.

Flood Fringe (FF) District: The Flood Fringe District shall include those areas designated as floodway fringe, which shall include the areas shown on the Flood Insurance Rate Map, adopted in this Section as being within Zone AE but being located outside of the floodway. For lakes, wetlands and other basins (that do not have a floodway designated), the Flood Fringe District shall include those areas designated as Zone A and Zone AE on the Flood Insurance Rate Map panels adopted in this Section that are below the one percent (1%) annual chance flood elevation (100-year flood elevation) but above the ordinary high water level as defined in Minnesota Statutes, Section 103G.005, subdivision 14, as amended from time to time.

GENERAL SITE DESCRIPTION: Existing developed non-conforming lot with lake frontage on Lake Jefferson and also lake frontage across the road on German Lake.

ACCESS: Existing off Beaver Dam Road

EXISTING LAND USE WITHIN ¼ MILE:

North: Residential & Commercial Development	South: Residential Development, DNR boat landing
East: Beaver Dam Road & German Lake	West: Lake Jefferson

BACKGROUND INFORMATION

Project is a violation of the Ordinance. Work was conducted without the required Conditional Use Permit. Existing retaining walls along the shoreline of Lake Jefferson were replaced with 2-tiered boulder retaining walls and stone stairs. The landowner was notified of violation and Ordinance requirements. Reta

TOWNSHIP BOARD NOTIFICATION

NATURAL RESOURCES INFORMATION

SHORELAND: The proposal is located within the Shoreland District.

LAKE: Lake Jefferson and German Lake, Recreational Development Lakes

Recreational Development Lake - Lakes that usually have between sixty (60) and two hundred twenty five (225) acres of water per mile of shoreline, between three (3) and twenty five (25) dwellings per mile of shoreline, and are more than fifteen (15) feet deep.

WETLANDS: According to the National Wetlands Inventory, there are no wetlands located in the quarter-quarter section where the project is proposed.

ATTACHMENTS

Application, description of request, site plan, aerial photo, Findings of Fact sheet, Holly Kalbus Letter, photos, Erosion Control Plan

STAFF FINDINGS

ZONING ORDINANCE SECTIONS: Section 13, Shoreland Alterations and Recreational Residential District; Section 6, Flood Plain, Section 18 Grading Excavating and Filling; Section 21, Conditional Use Permits

GOALS & POLICIES: The current Land Use Plan as adopted in 2007 does make reference to shoreland development design.

- | | |
|---------------------|---|
| GOAL #2: | Le Sueur County should adopt and enforce land use goals and policies that conserve and restore its natural resources, bring protections to the ecological systems of the natural environment, and prevent the premature development of natural resources areas. |
| Objective 2: | Utilize shorelands on Recreational Development Lakes (RD) for housing but with focus on development design that protects the resource. |
| Action 1: | Continue utilizing the minimum state shoreland regulations to determine housing densities and development design. |

DNR GUIDANCE LETTERS

- | | |
|---|--------|
| 1. Administration, Compliance, and Enforcement | pg. 1 |
| 2. Grading & Filling within Shoreland Areas | pg. 3 |
| 3. Natural Shorelines | pg. 5 |
| 4. Bluffs and Steep Slopes | pg. 11 |
| 5. Non-conforming Lots of Record in Shoreland Areas | pg. 19 |

ENVIRONMENTAL PERFORMANCE STANDARDS-SECTION 18 & 13

BLUFF: There is not a bluff located on the property.

GRADING, EXCAVATING, OR FILLING: After-The-Fact Grading, Excavating, and Filling of 176.04 cubic yards of material within the shore impact zone to allow for the construction of replacing existing retaining walls with new tiered, boulder retaining walls and stairs.

Grading, Excavating, and Filling beyond 10 cubic yards of material movement within the shore impact zone requires a CUP.

SHORE IMPACT ZONE:

Land located between the ordinary high water level of public waters and a line parallel to it at a setback of fifty (50) percent of the structure setback.
(Setback for this property is 100 feet, which makes the SIZ 50 feet.)

EROSION CONTROL:

Erosion Control measures were not in place when the violation was identified, however are implemented after notification. See attached Erosion Control Plan.

DRAINAGE:

No drain tile is proposed in the retaining wall construction.

RETAINING WALLS:

All retaining walls located within the shore impact zone require a CUP.

PLANNING AND ZONING COMMISSION CONSIDERATIONS
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The Planning Commission and staff shall consider possible adverse effects of the proposed conditional use and what additional requirements may be necessary to reduce such adverse effects. Its judgment shall be based upon the following factors to include, but not limited to:

1. Relationship to County plans.
2. The geographical area involved.
3. Whether such use will negatively affect surrounding properties in the area in which it is proposed.
4. The character of the surrounding area.
5. The demonstrated need for such use.
6. Whether the proposed use would cause odors, dust, flies, vermin, smoke, gas, noise, or vibration or would impose hazards to life or property in the neighborhood.
7. Whether such use would inherently lead to or encourage disturbing influences in the neighborhood.
8. Whether stored equipment or materials would be screened and whether there would be continuous operation within the visible range of surrounding residences.
9. Abatement of Environmental Hazards as regulated in this Ordinance.
10. Other factors impacting the public health, safety and welfare.
11. **Additional considerations:**
 - a. Slope Stability
 - b. Drainage

PLANNING AND ZONING COMMISSION CONDITIONS
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The Planning Commission shall recommend such conditions relating to the granting of said Conditional Use Permit, as they deem necessary to carry out the intent and purpose of this Ordinance or recommend that the request be denied. Such recommendation shall be in writing. The conditions may include, but are not limited to the following:

1. Increasing the required lot size or yard dimension.
2. Limiting the height, size, or location of the structures.
3. Controlling the location, size, and number of vehicle access points.

4. Increasing the street width.
5. Increasing the number of required off-street parking space.
6. Limiting the number, size, location, or lighting of signs.
7. Requiring diking, fencing, screening, landscaping or other facilities to protect adjacent or nearby property.
8. Designating sites for open space.

SHORELAND DISTRICT-EVLAUATION CRITERIA

1. The prevention of soil erosion or other possible pollution of public waters, both during and after construction.
2. The visibility of structures and other facilities as viewed from public waters is limited.
3. The types, uses, and numbers of watercraft that the project will generate are compatible in relation to the suitability of public waters to safely accommodate this watercraft.

SHORELAND DISTRICT CONDITIONS

1. Increased setbacks from the ordinary high water level.
2. Limitations on the natural vegetation to be removed or the requirement that additional vegetation be planted.
3. Special provisions for the location, design, and use of structures, sewage treatment system, watercraft, launching and docking areas, and vehicle parking areas.
4. Additional vegetation conditions.

FLOOD PLAIN OVERLAY DISTRICT-EVLAUATION CRITERIA

1. The danger to life and property due to increased flood heights or velocities caused by encroachments.
2. The danger that materials may be swept onto other lands or downstream to the injury of others or they may block bridges, culverts or other hydraulic structures.
3. The proposed water supply and sanitation systems and the ability of these systems to prevent disease, contamination, and unsanitary conditions.
4. The susceptibility of the proposed facility and its contents to flood damage and the effect of such damage on the individual owner.
5. The importance of the services provided by the proposed facility to the community.
6. The requirements of the facility for a waterfront location.
7. The availability of alternative locations not subject to flooding for the proposed use.
8. The compatibility of the proposed use with existing development and development anticipated in the foreseeable future.
9. The relationship of the proposed use to the comprehensive plan and floodplain management program for the area.
10. The safety of access to the property in times of flood for ordinary and emergency vehicles.
11. The expected heights, velocity, duration, rate of rise, and sediment transport of the floodwaters expected at the site.
12. Such other factors which are relevant to the purpose of this Ordinance.

FLOOD PLAIN OVERLAY DISTRICT CONDITIONS

1. Modification of waste treatment and water supply facilities.
2. Limitations on period of use, occupancy, and operation.
3. Imposition of operational controls, sureties, and deed restrictions.
4. Requirements for construction of channel modifications, compensatory storage, dikes, levees, and other protective measures.

LE SUEUR COUNTY ENVIRONMENTAL SERVICES
88 SOUTH PARK AVE.
LE CENTER, MINNESOTA 56057-1600

Phone (507) 357-8540 (direct line)

Fax (507) 357-8541

Date: 7/3/2018

To: Le Sueur County Planning and Zoning Commission

From: Holly Kalbus, Environmental Resources Specialist

Applicant:

Bill and Beth Soderlund

Property owner:

Bill and Beth Soderlund

Property:

04.430.0110

Description:

Application for a Conditional Use Permit to allow Grading, Excavating, and Filling of approximately 176.04 cubic yards of material for the construction of retaining walls and stairs within the shore impact zone in a Recreational Residential "RR" district on a Recreational Development "RD" lake, Lake Jefferson.

Recommendation:

It would be my recommendation to approve the application with the condition(s) listed below. The existing retaining walls were failing and needed to be replaced. If the current "new" retaining walls were to be removed, it would be harmful to Lake Jefferson due to the erosion, runoff, and extensive amount of Grading, Filling, and Excavating occurring within the Shore Impact Zone.

Condition(s):

1. No additional stone is to be brought in for paths, walkways, and landing areas.
2. Vegetation that is native to Minnesota must be planted within the beds that occur from the two retaining walls. The first tiered bed consists of 5.5 feet in width and the second tiered bed consists of 3 feet in width. In addition, vegetation is to be planted within the retaining walls. This should provide more stability and prevent runoff and erosion within the Shore Impact Zone.

Sincerely,



Holly Kalbus
Le Sueur County
Environmental Resources Specialist

CONDITIONAL USE PERMIT

LE SUEUR COUNTY PLANNING AND ZONING

88 SOUTH PARK AVENUE

LE CENTER MN 56057

Direct Dial (507) 357-8538 Fax (507) 357-8541

APPLICATION DATE: 6/13/2018 PERMIT NUMBER: 18107 FEE: \$3,746.00
60 DAY RULING DATE: 8/12/2018 *FEES NON-REFUNDABLE
APPLICANT: JORDAN SMITH LAND OWNER: BILL & BETH SODERLUND
ADDRESS: 23371 610TH AVE ADDRESS: 40293 STATE HWY 22
CITY: MADISON LAKE CITY: ST PETER
STATE: MN ZIP: 56063 STATE: MN ZIP: 56082
PHONE: 507-317-8833 PHONE: 507-931-0822
911: 46256 BEAVER DAM RD. CLEVELAND

PARCEL #: 04.430.0110 TOWNSHIP: ELYSIAN
SEC: 5 SUBDIV: AUDITOR'S SUBDIV DISTRICT: RR/FF
TWP: 109 LOT: 9 & 19 FEMA PANEL # 27079C0300D
RANGE: 24 BLOCK: NA
QTR/QTR: SW/NW ROAD: CR FLOOD ZONE: A

I (We), the undersigned, owner(s) and or applicant(s) of the property described herein, do hereby respectfully petition your Honorable Bodies to grant a Conditional Use Permit, as hereinafter designated, and in support thereof, the following facts are presented:

1.) Reason for Requested Conditional Use Permit.

TO ALLOW ATF GRADING EXCAVATING AND FILLING OF APPROXIMATELY 176.04 CY OF MATERIAL WITHIN THE SHORE IMPACT ZONE FOR THE CONSTRUCTION OF BOULDER RETAINING WALLS AND STAIRS

2.) Reason for Approval or Denial of Request as Listed in Findings.

3.) Special Conditions of Conditional Use Permit.

RECORDED LEGAL DESCRIPTION OF PROPERTY MUST BE SUBMITTED PRIOR TO ISSUANCE OF ZONING PERMITS. ADDITIONAL CONDITIONS AS STATED IN RECORD.

APPLICANT/PROPERTY OWNER
Michelle R. Motta
LE SUEUR COUNTY PLANNING AND ZONING AUTHORITY

6/13/18
DATE
10-13-18
DATE

PUBLIC HEARING DATE: 7/12/2018	ACTION: _____
<input type="checkbox"/> AS WRITTEN	<input type="checkbox"/> WITH CONDITIONS
COUNTY BOARD DATE: 7/24/2018	ACTION: _____
<input type="checkbox"/> AS WRITTEN	<input type="checkbox"/> WITH CONDITIONS

CHAIRMAN, LE SUEUR COUNTY
PLANNING AND ZONING COMMISSION

DATE

CHAIRMAN, LE SUEUR COUNTY
BOARD OF COMMISSIONERS

DATE

LE SUEUR COUNTY CONDITIONAL USE PERMIT CRITERIA

Conditional Use Permit #: 18107

Applicant: JORDAN SMITH

Land Owner: BILL & BETH SODERLUND

Conditional Use Permit Request: TO ALLOW ATF GRADING EXCAVATING AND FILLING OF APPROXIMATELY 176.04 CY OF MATERIAL WITHIN THE SHORE IMPACT ZONE FOR THE CONSTRUCTION OF BOULDER RETAINING WALLS AND STAIRS

1. The conditional use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminishes and impairs property values within the immediate vicinity.

Don Rk	Pam	Doug	Jeanne	Shirley	Don Ry	AI	TOTAL

Explain _____

2. The establishment of the conditional use will not impede the normal and orderly development and improvement of surrounding vacant property for uses predominant in the area.

Don Rk	Pam	Doug	Jeanne	Shirley	Don Ry	AI	TOTAL

Explain _____

3. Adequate utilities, access roads, drainage and other facilities have been or are being provided.

Don Rk	Pam	Doug	Jeanne	Shirley	Don Ry	AI	TOTAL

Explain _____

4. Adequate measures have been or will be taken to provide sufficient off-street parking and loading space to service the proposed use.

Don Rk	Pam	Doug	Jeanne	Shirley	Don Ry	AI	TOTAL

Explain _____

5. Adequate measures have been or will be taken to prevent and control offensive odor, fumes, dust, noise and vibration, so that none of these will constitute a nuisance, and to control lighted signs and other lights in such a manner that no disturbance to neighboring properties will result.

Don Rk	Pam	Doug	Jeanne	Shirley	Don Ry	AI	TOTAL

Explain _____

6. The conditional use is consistent with and supported by the statement of purposes, policies, goals and objectives in the Ordinance.

Don Rk	Pam	Doug	Jeanne	Shirley	Don Ry	AI	TOTAL

Explain _____

7. The conditional use is consistent with the Comprehensive Land Use Plan.

Don Rk	Pam	Doug	Jeanne	Shirley	Don Ry	AI	TOTAL

Explain _____

If all answers are "YES" by a majority of the Planning Commission, the criteria for granting of the Conditional Use Permit request have been met. The Conditional Use Permit will meet the goals of safety, health and the general welfare of the public.

Date: _____ APPROVED _____ DENIED _____ PZ Chairperson _____

COUNTY BOARD MEETING DATE _____

Le Sueur County

Conditional Use Application

I. Applicant:

Name Jordan Smith
Mailing Address 23371 610th Ave
City Madison Lake State MN Zip 56063
Phone # 507.317.8833 Phone # _____

II. Landowner:

Name Bill and Beth Soderlund
Mailing Address 40223 State Hwy 22
City St Peter State MN Zip 56082
Property Address 46256 Beaver Dam Rd
City Cleveland State MN Zip 56017
Phone # 507 Phone # 507-931-0822

III. Parcel Information:

Parcel Number 04,430.0110 Parcel Acreage .79
Attach Full Legal Description (**NOT** abbreviated description from tax statement)
Township 109 North Section 5
Subdivision Auditor's Lot 9 Block 1

IV. Township Notification: Township must be notified of proposed use prior to application.

Elysian Township notified on 6/11/18
(Township Name) (Date)
Board Member Kathy Reints regarding the proposed use.
(Name)

V. Quantities and Submittal Formats:

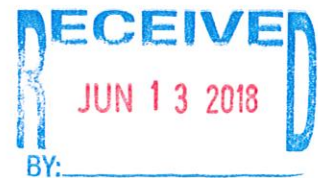
- One (1) reproducible 8.5" x 11" copy of the request and all other supporting documents.
- Twenty three (23) copies must be submitted, if any documents are in color, an aerial, or larger than 8.5" x 11" in size.
- Electronic version of any supporting documents *if available*.
- Additional copies may be requested as deemed necessary by the Department.
- Application must be made **in person** by the applicant and/or landowner no later than 12 P.M. on the date of application deadline.
- Appointment is necessary.
- Applications will not be accepted by mail.**

VI. Fees: Must be paid at the time of application.

Conditional Use Permit \$ 750 After-The-Fact fee is doubled.
Filing Fee \$ 46

Additional Fees:

Special Meeting \$ 2,000
After-The-Fact Penalty \$ 1,500 OR 10% of improvement, whichever is greater



VI. Fees: Must be paid at the time of application.

Conditional Use Permit \$ 750 After-The-Fact fee is doubled.
Filing Fee \$ 46

Additional Fees:

Special Meeting \$ 2,000
After-The-Fact Penalty \$ 1,500 OR 10% of improvement, whichever is greater

VII. Type of Request: Grading, Excavating or Filling.

☐ **Non-Shoreland**

- ☐ Within Bluff Impact Zone
☐ Within Bluff

Cubic yards of material movement: _____
Cubic yards of material movement: _____
Cubic yards of material movement: _____
TOTAL cubic yards of material movement: _____

☐ **Shoreland- Outside Shore Impact Zone**

- ☒ Within Shore Impact Zone
☐ Within Bluff Impact Zone
☐ Within Bluff

Cubic yards of material movement: _____
Cubic yards of material movement: 176.04 cu yds
Cubic yards of material movement: _____
Cubic yards of material movement: _____
TOTAL cubic yards of material movement: 176.04

☐ Assurance security shall be required for projects that are >1500 cubic yards.

VIII. Description of Request:

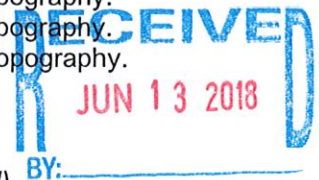
a. A full description of request with detailed information including what operations are to occur and what general types of equipment may be used in the operation must be attached.

b. Complete the following in relationship to the proposed Conditional Use Permit.

1. ENVIRONMENTAL IMPACT: See document attached for all items
2. ADVERSE IMPACT ON SURROUNDING AREAS: _____
3. STORMWATER RUNOFF: _____
4. DOES ANY PART OF THE PROJECT EXTEND BELOW OHWL: _____
5. WETLAND IMPACT: _____
6. SLOPE STABILITY: _____
7. CERTIFICATE OF INSURANCE: Attached
8. MEET ALL APPLICABLE COUNTY STATE & FEDERAL REGULATIONS:
(For example additional licensing and/or permitting) Licensed Contractor, SWPPP certified

IX. Site Plan: Shall include but not limited to the following:

- **Parcels < 5 AC** = 2-foot contours depicting existing and proposed topography.
- **Parcels 5-20 AC** = 5-foot contours depicting existing and proposed topography.
- **Parcels >20 AC** = 10-foot contours depicting existing and proposed topography.
- Location of grading, excavating, and/or filling sites.
- Location of areas for obtaining fill or disposing of excavated materials.
- Tree inventory of all trees, indicating trees to be cut or removed.
(Caliper of 6 inches or greater measured 4.5 feet from ground level).



- | | | | |
|--------------------------------------|-----------|-----------------------|----------------------------|
| • North point | • Lake | • Existing Structures | • Septic system |
| • Setbacks | • River | • Proposed Structures | • Well |
| • Property Lines | • Wetland | • Lot Dimensions | • Access (size & location) |
| • Road Right-Of-Way | • Stream | • Ponds | • Easements |
| • Landscape, screening and buffering | | | • Drainage |

• Site plan & As-Built must be completed by a surveyor or professional engineer.

X. Restoration Plan: Shall include but not limited to the following:

- Areas of restoration shall include the application of a minimum of 4 inches of topsoil or similar material that will support plant growth. *(Must be included in cubic yards calculation of material.)*
- Reseeded areas indicated with type of vegetation. *(Shall meet minimum standards by the SWCD)*
- Tree replacement plan. *(Areas located within the Bluff Impact Zone, Bluff, Shoreland & Conservancy Districts)*
 - Root zone of existing trees shall be preserved and protected during development.
 - Replace one tree for every tree that is removed.
 - Replacement trees shall have a minimum caliper of 2 inches at 4.5 feet from ground level.

XI. Attachments: Shall include but not limited to:

- ☐ a. **Description of Request**-See Part VIII for full details and requirements.
- ☐ b. **Site Plan**-See Part IX for full details and requirements.
- ☐ c. **Full Legal Description**-Not abbreviated description from tax statement.
- ☐ d. **Access approval**-Attach approval in writing from proper road authority.
- ☐ e. **Township Notification**-See Part IV for details and requirements.
- ☐ f. **Septic System Compliance Inspection**
- ☐ g. **Erosion Control Plan**-Attach completed and signed plan including map.
- ☐ h. **Restoration Plan**-See Part X for full details and requirements.
- ☐ i. **Approved Stormwater Pollution Prevention Plan**
-Must meet NPDES requirements and prepared by a licensed professional engineer.

XII. Procedure:

The Planning & Zoning Commission shall hold a public hearing on the proposed Conditional Use Permit at a scheduled Planning and Zoning Commission meeting.

The Planning and Zoning Commission is an advisory board to the County Board of Commissioners and will make a recommendation to the County Board.

The Department shall report the findings and recommendations of the Planning Commission to the County Board for final decision.

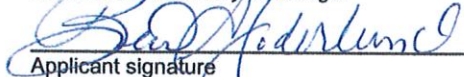
Action by the County Board shall be a majority vote of its members.

The Department shall notify the applicant and/or landowner in writing of the County Board decision.

A certified copy of the Conditional Use Permit shall be filed with the Le Sueur County Recorder by the Department.

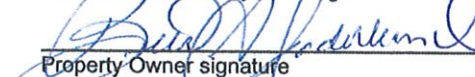
XIII. Signatures:

I hereby certify with my signature that all data contained herein as well as all supporting data are true and correct to the best of my knowledge.


Applicant signature

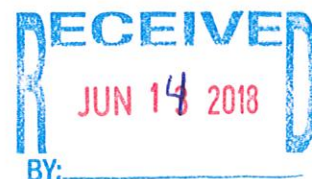
6/13/18
Date

I hereby certify with my signature that all data contained herein as well as all supporting data are true and correct to the best of my knowledge.


Property Owner signature

6/13/18
Date

3



Request: **GRADING, EXCAVATING & FILLING**☐ **Non-Shoreland**

- ☐ Within Bluff Impact Zone
☐ Within Bluff

Cubic yards of material movement: _____
 Cubic yards of material movement: _____
 Cubic yards of material movement: _____

TOTAL cubic yards of material movement: _____

☒ **Shoreland - Outside Shore Impact Zone**

- ☐ Within Shore Impact Zone
☐ Within Bluff Impact Zone
☐ Within Bluff

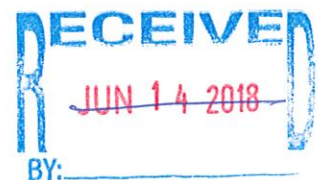
Cubic yards of material movement: _____
 Cubic yards of material movement: 176.04
 Cubic yards of material movement: _____
 Cubic yards of material movement: _____

TOTAL cubic yards of material movement: 176.04

Pre-App Date 6-13-18
 Meeting Date 7-12-18
 60 Day 8-12-18
 Zoning District RR1FF

Lake Classification R4D
 Lake Jefferson
 FEMA Panel # 27079C0 300
 Flood Zone A

Feedlot 500' 1000' N
 Wetland Type 1-2 3-8 N
 Water courses Y N
 Bluff Y N

☒ Request Description☐ Access Approval☒ Septic Comp Insp / Design *COC*☒ Site Plan☒ Erosion Control Plan☒ Meeting Reg / ATF / Spec☒ Full Legal☐☒ Fee \$ 1540☒ Ordinance☐ Other _____☒ Penalty \$ 2200 10%\$3,740.00 Total Fee☒ Application CompleteMichelle R. M...
Planning & Zoning Department Signature6-13-18
Date18107
Permit #\$22,000 Cost

VIII. Description of Request

Description- A steep slope along the sand beach on the West (East Lake Jefferson) side of the property has been converted into a 2 tiered area with a 5.5' mulch planting bed between the 2 wall tiers. The walls are constructed out of natural fieldstone boulders locally sourced and many were already on site, ranging from 18"-36" in size. The wall system is backed by a layer of 8 oz non woven (permeable) fabric to keep dirt and sediment from washing through the wall, but allowing water through quickly and easily. 67 Linear feet of the northwest wall section already had a concrete retaining wall in place, we simply stacked boulders in front of it. The rest of the retaining walls are new from the ground up.

The entire property is surrounded by 100 year old fieldstone masonry freestanding walls, the wall section and pillar immediately west of the house fell over a number of years ago, so we hauled the material off site and eliminated that wall section.

A set of natural stone steps and a small natural stone walkway have replaced the old concrete stairs that were falling apart and very unsafe.

The 2 tier wall system runs parallel to the lakeshore. The overall length of the bottom tier is 140 linear ft and the height varies between 3.3 and 3.5 feet tall. The overall length of the top tier is 114 linear ft and the height varies between 3.3 and 4 feet tall.

In addition to installing native plantings in the 5.5' mulch bed between the wall tiers and in the 3' mulch bed above the top wall, we would also propose to install some native plantings in the wall system. The "voids" between boulders allow for the growth of vines like virginia creeper and certain native grasses such as little bluestem.

The access used for the project was the owners driveway, there was some turf damage in the work area, but it was immediately restored via hydroseed and straw blanket.

Total grading and filling was 176.04 yards, total time on the project was 5 working days on the wall system, steps and walkway and 1 day of mulch installation and yard restoration with a 3 man crew.

The work was done with a small excavator (9 ton size) to excavate and set boulders with the hydraulic thumb, There was also a track skid loader (4 ton size) to haul materials back and forth. There was a work truck and enclosed job trailer on site for the duration of the project as well.

1. Environmental Impact- No negative environmental impact is expected. The positive impact is that this project will slow the flow of water down the previously steep and mostly bare slope of the approach to the lake and help to catch and filter the water through the permeable boulder wall structure. Native deep rooted plantings will solidify the area further.

2. Adverse Impact on surrounding areas- No adverse impact on surrounding areas is expected because the direction of water flow is not being changed, it is simply being slowed. No trees or neighbors properties will be disturbed or adversely effected in this process. The aesthetic impact to neighboring properties is positive in that the hillside previously had random rip rap, boulders, cement and weeds growing.

3. Stormwater runoff- We expect this project to reduce or eliminate sediment loads carried in stormwater to the lake by filtering and slowing the stormwater runoff.

4. Does any part of the project extend below the OHWL- No

5. Wetland Impact- None, not applicable

6. Slope Stability- Some level of concern with the previous slope stability, as it was uneven, had washouts and large areas of exposed bare soil. There was substantial washout behind the garage as well, to the point where the footing was exposed in a few places. The soil in the area is fairly heavy, however the existing grass structure was weakened due to the slope severity and lack of care over time when washouts did occur.



7. **Certificate of insurance-** Included

8. **Meet all applicable county state and federal regulations-** We are a licensed contractor and have a SWPPP certified person on staff. Credentials attached.



PID 04.430.0110

OWNER

Beth Soderlund
40293 State Hwy 22
PO Box 492
St. Peter, MN 56082

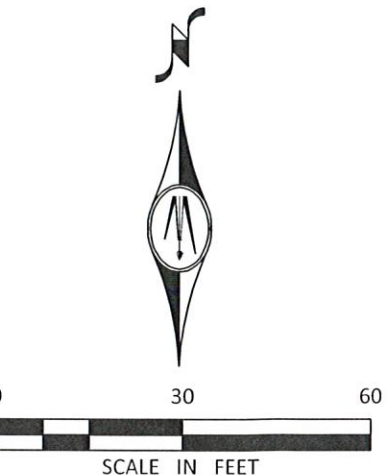
SITE ADDRESS

46256 BEAVER DAM ROAD
CLEVELAND, MN 56017

PROPOSED CONDITIONS

LEGEND

- MONUMENT FOUND
- ☼ LIGHT POLE
- ⚓ FLAG POLE
- ☁ DECIDUOUS TREE
- ✳ CONIFEROUS TREE
- ⊙ WELL
- ⊙ CLEAN OUT / SEPTIC COVERS



SURVEYOR'S CERTIFICATION

I hereby certify that this survey 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.

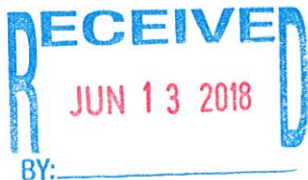
Rory Jensen
Rory Jensen
License Number 19789

6-12-18
Date

TOTAL LOT AREA
25,234 SQ FT

IMPERVIOUS SURFACES

HOUSE	955	SQ	FT
GARAGE	447	SQ	FT
CARPORT	275	SQ	FT
DECK	167	SQ	FT
CONCRETE	437	SQ	FT
GRAVEL SURFACE	1991	SQ	FT
RETAINING WALL 1	22	SQ	FT
RETAINING WALL 2	33	SQ	FT
STONE WALL 1	231	SQ	FT
STONE WALL 4	174	SQ	FT
STONE STEPS 1	48	SQ	FT
STONE STEPS 2	31	SQ	FT
BOULDER RETAINING WALL 1	76	SQ	FT
BOULDER RETAINING WALL 2	197	SQ	FT
BOULDER RETAINING WALL 3	214	SQ	FT
BOULDER RETAINING WALL 4	197	SQ	FT
BOULDER RETAINING WALL 5	153	SQ	FT
FLAGSTONE STEPS	32	SQ	FT
TOTAL	5680	SQ	FT (22.5%)



Horizontal Datum: 1996 Le Sueur County Coordinate System

CERTIFICATE OF SURVEY
LE SUEUR COUNTY, MINNESOTA



**BOLTON
& MENK**

1960 PREMIER DRIVE
MANKATO, MINNESOTA 56001
(507) 625-4171

LOT 9, BLOCK 1, AUDITOR'S SUBDIVISION, IN
SECTION 5, TOWNSHIP 109 NORTH, RANGE 24
WEST, LE SUEUR COUNTY, MINNESOTA

FOR: SMITH LAWN & LANDSCAPE
SODERLUND PROPERTY

PID 04.430.0110

OWNER

Beth Soderlund
40293 State Hwy 22
PO Box 492
St. Peter, MN 56082

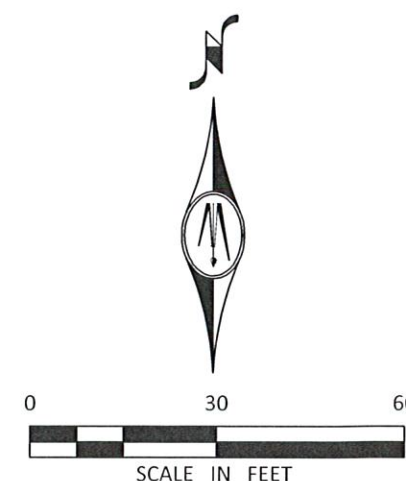
SITE ADDRESS

46256 BEAVER DAM ROAD
CLEVELAND, MN 56017

EXISTING CONDITIONS

LEGEND

- MONUMENT FOUND
- ⊙ LIGHT POLE
- ⊙ FLAG POLE
- ⊙ DECIDUOUS TREE
- ⊙ CONIFEROUS TREE
- ⊙ WELL
- ⊙ CLEAN OUT / SEPTIC COVERS



SURVEYOR'S CERTIFICATION

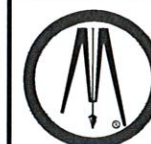
I hereby certify that this survey was prepared by me or under my direct supervision and that I am a duly licensed land surveyor under the laws of the State of Minnesota.

Rory Jensen
Rory Jensen
License Number 19789

6-12-18
Date

Horizontal Datum: 1996 Le Sueur County Coordinate System

**CERTIFICATE OF SURVEY
LE SUEUR COUNTY, MINNESOTA**



**BOLTON
& MENK**

1960 PREMIER DRIVE
MANKATO, MINNESOTA 56001
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LOT 9, BLOCK 1, AUDITOR'S SUBDIVISION, IN
SECTION 5, TOWNSHIP 109 NORTH, RANGE 24
WEST, LE SUEUR COUNTY, MINNESOTA

FOR: SMITH LAWN & LANDSCAPE
SODERLUND PROPERTY

RECEIVED
JUN 13 2018

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SDB116484H

JOB NUMBER: M33.116484

FIELD BOOK: 90A1 PG 44

DRAWN BY: JLA

4.0 S5-T109N-R24W

Grading and Filling Narrative - Soderlund
Property

46256 Beaver Dam Rd, Cleveland, MN

Overview -

This project involved adding a 2 tier fieldstone boulder retaining wall along a majority of the west side of the property, which is on East Lake Jefferson. Per the site survey, there was already a concrete retaining wall in place for a portion of this stretch, specifically the NW most stretch that is 74' long and 3.5' high.

The other portions were installed on what was previously a sloped approach down to the lake. There were some concrete blocks and cement chunks, as well as random fieldstone boulders that had been placed all throughout the slope down to the beach to help slow washout and erosion, but none of them were in the form of a retaining wall.

We also removed the concrete stairs and replaced them with steps 3' wide made out of boulders that were cut flat on the top and bottom. There is also a walkway made of natural flagstone pieces that connects the top and bottom portion of steps. There is also a small portion of this flagstone at the top of the steps that replaced the top concrete step landing that came out when the steps were removed.

Overall, the only material hauled off site for the entire scope of the project was the removed concrete steps and one pile of concrete rubble/debris found in the hillside.

Between the wall tiers is landscape mulch, natural shredded hardwood with no dye. We would propose filling this area with native plantings including: Little bluestem, black eyed susans, purple cone flowers, virginia creeper (in the pockets of the boulders), big bluestem, American Hazlenuts and Ninebarks to help prevent any erosion and also to "soften" the look of the boulder walls from the lake.

Grading and Filling Calculations

For these calculations, please see the site map that is color coded and lettered to match each section of calculation.

A. The NW most stretch that already had a concrete wall was simply “veneered” with boulders. No excavation happened in this area. We simply placed boulders in front (to the west of) the concrete wall, backfilled the small void with material from the wall that would go above it and stacked the boulders up in front of it. The grading/filling calculation for this area is as follows:

Boulder Wall: 74' long x 3.5' tall x 2.2' thick of boulder and backfill material
=569.8 cubic feet/27 = **21 Cubic Yards of grading and filling**

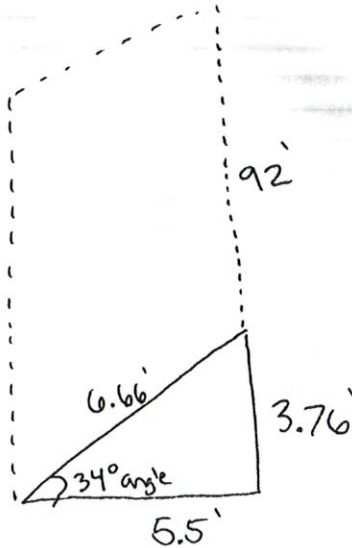
B. The 2 part wall on the NE side. This wall is in 2 parts due to the large cottonwood tree that breaks it up into 2 sections. In order for this wall to be feasible, excavation of the slope was necessary. We created a flat area, where we have installed mulch and proposed plants. This flat area is 5.5' wide. See diagram below to explain the excavated quantity. The North wall section is 30' long and 3.3' tall, The South wall section is 62' long and 4' tall. This wall was built up to natural grade height, so no backfill was necessary. The previous sloped area was steep, average of 34* slope over a short run and was full of random fieldstone rocks. The fieldstone rocks were repurposed into the wall. The excavated dirt was re-used as backfill for the lower wall sections.

Boulder Wall: North Section- 30'long x 3.3' tall x 2' wide = 198 cubic feet/27= 7.33 cubic yards;

South Section- 62' long x 4' tall x 2' wide = 496 cubic feet/27 = 18.37 Cubic Yards
7.33+18.37= **25.7 cubic yards of grading and filling**

Excavation: 92' of area length with a "run" of 5.5' and an average height of 3.76'. A right triangle for sake of volume calculation, the formula to which is $\frac{1}{2}bh$
 $\frac{1}{2} \times 5.5 \times 3.76 \times 92 = 951.28 \text{ cu ft} = \mathbf{35.23 \text{ cubic yards of grading and filling}}$

Total for section E: 60.93 Cubic Yards



C. The SW stretch where previously there was sloped hillside and random rocks/rip rap in place. There was a fair amount of erosion happening here, likely from runoff from the garage roof.

Excavation and Backfill: The boulders were set on grade along this stretch. To backfill this wall we pulled dirt from above (as the area would need to be flattened for the 2nd wall tier) to backfill the wall as we stacked it. The calculation for that dirt moved is included with section D, below.

Boulder Wall: 66' Long x 3.3' tall x 2' thick of boulders = 435.6 cubic feet/27=
16.1 cubic yards of grading and filling

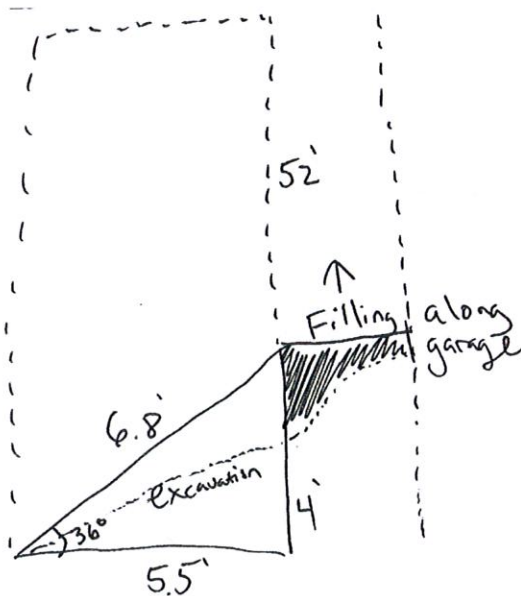
D. The SE stretch along the garage. There were pretty major issues here as the garage foundation was being undermined by erosion. This wall helped shore that up. Dirt excavated out was used to backfill the bottom wall as well as re-fill along the foundation of the garage so the footing was no longer exposed.

Boulder Wall: 52' long x 4' tall x 2' wide = 208 cubic feet/27 = **7.7 cubic yards of grading and filling**

Excavation: 52' of area length with a "run" of 5.5' and an average height of 4' after the additional backfill in order to protect the foundation/footing. See the drawing for explanation. The triangle diagram represents all grading and filling for this portion. Dirt for this filling was used from excavation of part B.

A right triangle for sake of volume calculation, the formula to which is $\frac{1}{2}bh$
 $\frac{1}{2} \times 5.5 \times 4 \times 52 = 572 \text{ cu ft} = \mathbf{21.19 \text{ cubic yards of grading and filling}}$

Total for section E: 29.6 Cubic Yards



E. The stone steps and natural stone pathway material are winding through the boulder walls, a total of 31 linear feet. The steps are 3' wide and an average of 2' deep with a 6" step height. A portion of each step unit is overlapped by the last, so not all surface area of the step is exposed. Each step unit is unique as they are made from actual boulders with cut flat tops and bottoms, but the average volume of each unit is $3 \times 2 \times .5 = 3$ cubic feet.

There are a total of 17 step units $\times 3 = 51$ cubic feet = **1.89 cubic yards of grading and filling.**

The concrete steps that were replaced were 3' wide and 18' long by an average of 8" thick concrete. This means the removal of the old stairs is $3 \times 18 \times .67 = 36.18$ cubic ft/27 = **1.34 cubic yards of grading and filling**, the stairs were removed and hauled off site to a concrete recycling facility.

The pathway is 4' wide \times 10' long. The stone is 2" thick and the gravel base for the stone is 6" deep.

Stone calculation- $4 \times 10 \times .167 = 6.68$ cubic feet/27 = **.25 cubic yards of grading and filling**

Base calculation- $4.5 \times 10 \times .5 = 22.5$ cubic feet/27 = **.83 cubic yards of grading and filling**

Total for section E: 4.31 Cubic Yards

F: Yard restoration. No dirt was hauled in, but we did have to smooth out the areas that were damaged by machine traffic. This is purely an estimation, but for the 1400 sq ft of area disturbed, I estimate average soil disturbance of 1.5" (some areas 2-3" where ruts were, other areas just smoothed the surface). This was part of the erosion control plan $1400 \text{ sq ft} \times .125' = 175$ cubic ft/27 = **6.4 cubic yards of grading**

G: Mulch- We installed 12 cubic yards of double shredded hardwood mulch between the retaining wall tiers. This was part of the erosion control plan.
12 cubic yards of filling

Total grading and filling A-G: 176.04 cubic yards

Grading + Filling Calculations

A. 74' x 3.5' wall (over top existing concrete retaining wall)

B. 30' x 3.3' wall + 62' x 4' wall

C. 66' x 3.3' wall

D. 52' x 4' wall

PID 04.430.0110

OWNER

Beth Soderlund
40293 State Hwy 22
PO Box 492
St. Peter, MN 56082

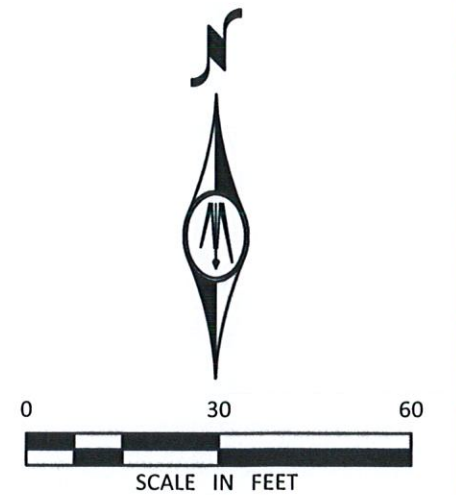
SITE ADDRESS

46256 BEAVER DAM ROAD
CLEVELAND, MN 56017

PROPOSED CONDITIONS

LEGEND

- MONUMENT FOUND
- ⊙ LIGHT POLE
- ⊙ FLAG POLE
- ⊙ DECIDUOUS TREE
- ⊙ CONIFEROUS TREE
- ⊙ WELL
- ⊙ CLEAN OUT / SEPTIC COVERS



SURVEYOR'S CERTIFICATION

I hereby certify that this survey 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.

Rory Jensen
Rory Jensen
License Number 19789

6-12-18
Date

Horizontal Datum: 1996 Le Sueur County Coordinate System

CERTIFICATE OF SURVEY LE SUEUR COUNTY, MINNESOTA



**BOLTON
& MENK**

1960 PREMIER DRIVE
MANKATO, MINNESOTA 56001
(507) 625-4171

LOT 9, BLOCK 1, AUDITOR'S SUBDIVISION, IN
SECTION 5, TOWNSHIP 109 NORTH, RANGE 24
WEST, LE SUEUR COUNTY, MINNESOTA

FOR: SMITH LAWN & LANDSCAPE
SODERLUND PROPERTY

TOTAL LOT AREA
25,234 SQ FT

IMPERVIOUS SURFACES

HOUSE	955 SQ FT
GARAGE	447 SQ FT
CARPORT	275 SQ FT
DECK	167 SQ FT
CONCRETE	437 SQ FT
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RETAINING WALL 2	33 SQ FT
STONE WALL 1	231 SQ FT
STONE WALL 4	174 SQ FT
STONE STEPS 1	48 SQ FT
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BOULDER RETAINING WALL 2	197 SQ FT
BOULDER RETAINING WALL 3	214 SQ FT
BOULDER RETAINING WALL 4	197 SQ FT
BOULDER RETAINING WALL 5	153 SQ FT
FLAGSTONE STEPS	32 SQ FT
TOTAL	5680 SQ FT (22.5%)

E. 30' x 3' Stone Steps

F. Restored Lawn Area

G. Hardwood Mulch

LE SUEUR COUNTY ENVIRONMENTAL SERVICES
88 SOUTH PARK AVE.
LE CENTER, MINNESOTA 56057-1620
(507) 357-2251
FAX (507) 357-8541

Erosion and Sediment Control Plan

Goal: To control erosion and prevent sediment and other pollutants from entering the lakes, streams, wetlands, and storm drain systems during construction.

Property Owner: Bill and Beth Soderlund PID: 04.432.0110
Mailing Address: 40293 Sky Hwy 22, P.O. Box 492
Property Address: 46256 Beaver Dam Rd
Phone: (507) 508-5015 F Mobile/Cell: (") "
Responsible party for Implementation/Inspection: Jordan Smith
Address: 23371 610th Ave, Madison Lake, MN 56063
Phone: (507) 317-8833 F Mobile/Cell: (") "

Erosion & Sediment Control Measures

1. Maintain existing vegetation whenever possible and minimize the area of disturbance. Retain and protect trees to enhance future landscaping efforts and to reduce raindrop impact. (Vegetation is the best and most cost-effective erosion control practice).
2. Install all erosion and sediment control practices prior to any soil disturbing activities, when applicable.
3. Phase construction activities to minimize the areas disturbed at one time. This will also allow completed areas to be stabilized and re-vegetated before disturbing adjacent sites.
4. Maintain and protect all natural waterways. Retain at least a 20-foot wide strip of natural vegetation along all waterways to filter out sediment and other pollutants.
5. Minimize the use of impermeable surfaces such as roofs, driveways, parking lots and roads. The Environmental Resources staff must approve all storm water runoff plans.
6. Use rock rip-rap at both the outlet and inlet ends of culverts to prevent scour erosion.
7. Limit construction equipment to designated areas to control soil compaction.
8. Install silt fence on the down-slope perimeter of all disturbed areas according to the attached installation instructions. Sensitive areas such as wetlands, drainage swales and shoreland areas should also be protected with silt fence.
9. Install straw bale checks or rock check dams in areas of concentrated flow.
10. Cover any stockpiled topsoil with plastic or other impervious covering. Use stockpiled topsoil as earthen berms to serve as temporary sediment basins.

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BY: _____

11. Mulch all disturbed areas at the rate of one 50-pound bale of straw per 500 square feet. On slopes 4:1 or steeper use the following erosion control blankets that have been pinned to the slope according to the manufacturer's instructions:

2:1 slopes or steeper	Straw/Coconut Blanket or High Velocity Wood Blanket
3:1 slopes or steeper	Wood or Straw Blanket with net on both sides
4:1 slopes or steeper	Wood or Straw Mulch blanket with net on one side
Flat areas	Straw Mulch w/disc anchoring

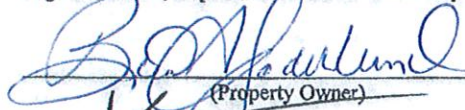
12. Seed all disturbed areas within seven days of final grading and temporary seed/mulch all areas that will be left inactive for more than seven days. Do not seed later than September 1st. Areas that need to be seeded after this date should be dormant seeded in late October or early November. See the attached instruction sheet for recommended mixtures and rates. The use of native plant materials, including trees and shrubs, is encouraged. Native species will provide good vegetative cover that is adapted to our soils and climate.
13. Apply fertilizer according to soil test recommendations.
14. Install water bars on access roads to prevent concentrated water from flowing down the road and eroding gravel.
15. Attach a site map showing the location of all erosion control practices, property lines, roads, lakes, watercourses, wetlands, on-site systems and building locations.

Note: To reduce mud transported onto paved roads, a rock construction entrance may be required. This will require a six-inch layer of 1-2 inch diameter washed rock a minimum of 50 feet in length.


Inspection and Maintenance

16. Inspect the construction site every 7 days and within 24 hours after every rain event to ensure the practices are working properly (i.e. silt fences, water bars).
17. Clean out the silt fences when they are 1/3 full of sediment or replace with functional silt fences within 24 hours.
18. Clean out sediment basins on a regular basis to maintain capacity.

I agree to install, inspect and maintain the above practices to accomplish the goal of preventing erosion.



(Property Owner)



(Person Responsible for Implementation)

6/13/18
(Date)

4/25/18
(Date)

If you have any questions, please contact Environmental Services, at 507-357-8538.



Erosion Control Plan- Soderlund

46256 Beaver Dam Rd, Cleveland

Erosion Control and Restoration Plan:

All areas of exposed dirt will be shored up immediately to prevent any erosion from occurring. Areas between and above the boulder walls that are intended to have landscape mulch and native plantings will be covered in 6oz non woven (fully pervious to water) erosion fabric and a 6" layer of hardwood mulch.

Disturbed areas of turfgrass will be graded smooth, seeded with a blend of annual rye, perennial rye, fescue and bluegrass and then covered with category 3 straw erosion blanket, stapled every 2 square ft with 6" steel staples.

In addition to the cat 3 erosion blanket, we will install a 9" straw waddle along the hardwood mulch above the boulder walls to prevent any dirt or sediment from washing into the hardwood mulch.

The one stockpile of boulders/rock will be removed from the site so it does not require containment.

Please see site plan for drawing of erosion control BMPs.

Thank you,
Derek Meyer
SWPPP Certified Personal
Smith Lawn and Landscape
info@smithlawn.net
507.218.4596



UNIVERSITY OF MINNESOTA

Derek Meyer

Construction Site Management (May 31 2019)
Design of Construction SWPPP (May 31 2019)



Erosion and Stormwater Management

The bearer of this card has been tested and is certified in the area(s) shown on the reverse of this card. Certification expiration dates appear after each certification area.

Shi Ramaswamy

Shi Ramaswamy, Head
Department of Bioproducts and Biosystems Engineering
University of Minnesota

<http://www.erosion.umn.edu>

Card Issued: 6/1/2016

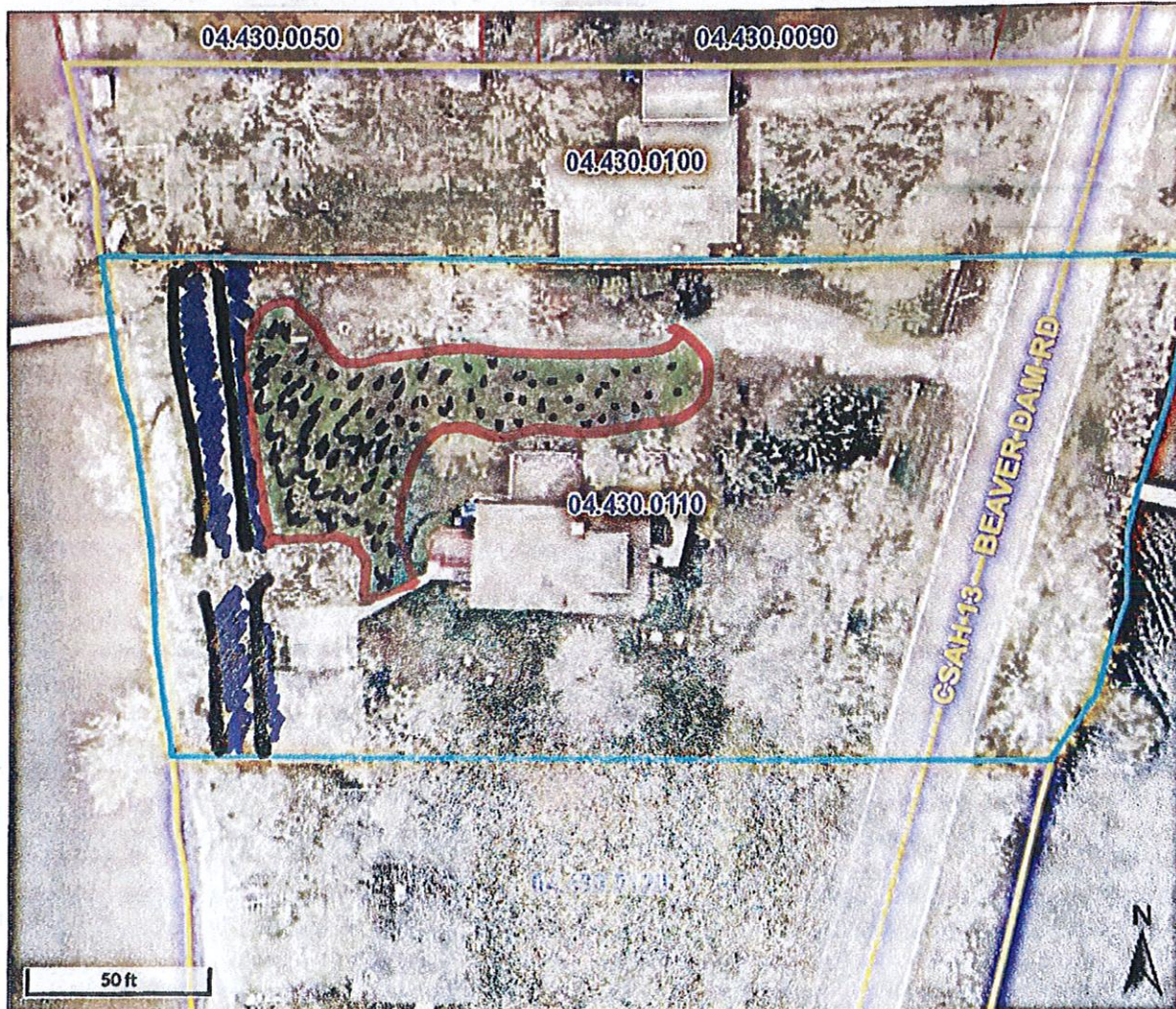
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JUN 11 2018
BY: _____



Beacon™

Le Sueur County, MN

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JUN 13 2018
BY: _____



Overview



Legend

- Roads
- Parcel
- Parcel

Parcel ID 04.430.0110
Sec/Twp/Rng --
Property Address 46256 BEAVER DAM RD
CLEVELAND

Alternate ID n/a
Class 201 - RESIDENTIAL
Acreage n/a

Owner Address SODERLUND, BETH
40293 STATE HWY 22
PO BOX 492
SAINT PETER, MN 56081

District ELYS TWP/391
Brief Tax Description AUD SUB/LOT 1 SEC 5 (JEFF) Block-001 LOTS 9 & 19
(Note: Not to be used on legal documents)

Aerial Photo taken in April 2017

Date created: 4/25/2018
Last Data Uploaded: 4/24/2018 6:02:31 AM



Developed by
The Schneider Corporation

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JUN 11 2018
BY: _____

New
— Retaining walls
6" Hardwood Shredded Mulch
— Disturbed Lawn Areas
Cat 3 Straw Erosion Blank

LE SUEUR COUNTY ENVIRONMENTAL SERVICES

88 SOUTH PARK AVE.

LE CENTER, MINNESOTA 56057

(507) 357-8538

Fax (507) 357-8541

4/9/2018

Beth Soderlund Rev Trust
40293 State Hwy 22
PO Box 492
Saint Peter, MN 56082

Parcel Number: 04.430.0110

To whom it may concern:

We recently received a complaint about Grading, Filling, and Excavating work being done on your property located at 46256 Beaver Dam Rd, Cleveland, MN 56017. A site visit was made on Friday, April 6th 2018. It was determined that there are a number of issues on site that are in violation. Any work being done needs to stop immediately.

Le Sueur County Planning and Zoning Ordinance states that the following will need to be addressed with a Conditional Use Permit (CUP):

- If there is greater than a total of 50 cubic yards lot material being Graded, Filled, or Excavated within shoreland. Shoreland for a lake is defined as the distance of 1000 feet from the Ordinary High Water Level.
- Any Grading, Filling, or Excavating that is greater than 10 cubic yards within the Shore Impact Zone (SIZ) requires a CUP. The SIZ for East Jefferson Lake is defined as 50 feet from the Ordinary High Water Level (OHWL). Most of the work being done on your property is within the SIZ.
- A CUP is required if a retaining wall is placed within the SIZ. Two new retaining walls were put in place on site.

Other issues on site that could be in violation include:

- Some of the fill material from this project was placed out on the ice of East Jefferson Lake. This may have occurred below the Ordinary High Water Level and would have possibly required DNR permission before placement of material.
- The work being done will require erosion control measures despite of which level of approval is required. Once the soil is thawed from winter conditions and workable, erosion control will need to be put in place.

A site survey of your property indicates that a septic system is located near the property line you share with your neighbor to the north. Any Grading, Filling, and Excavating work near that area may have damaged your septic system due to the movement of heavy machinery. We recommend informing your

contractor immediately in order to prevent potential future damages. Also, we recommend having your septic system inspected to see if any damages occurred.

Please contact me in order to address the violations that were listed. I can be reached by phone at (507) 357-8540, via e-mail at hkalbus@co.le-sueur.mn.us or at the address located below. Once we discuss the violations, you need to come into our office to apply for a Conditional Use Permit. Josh Mankowski or Michelle Mettler will be your point of contact at that time. Your timely response to this matter is appreciated; please notify us within two weeks of receiving this letter.

Respectfully,

Holly Kalbus
Le Sueur County
Environmental Services
Environmental Resources Specialist

Physical Address: 515 South Maple Ave, Le Center, MN 56057

LE SUEUR COUNTY ENVIRONMENTAL SERVICES
88 SOUTH PARK AVE.
LE CENTER, MINNESOTA 56057
(507) 357-8538
Fax (507) 357-8541

5/11/2018

Beth Soderlund Rev Trust
40293 State Hwy 22
PO Box 492
Saint Peter, MN 56082

Parcel Number: 04.430.0110

To whom it may concern:

As you are aware, your property located at 46256 Beaver Dam Rd, Cleveland, MN 56017 is currently in the process of applying for an After-The-Fact Conditional Use Permit. A Stop Work Order was issued on April 6th 2018, and any further work was not allowed until a permit was granted for the project. A site visit was made on Thursday, May 10th 2018, and it was determined that additional Grading, Filling, and Excavating had taken place on site.

Le Sueur County did not grant permission to continue the Grading, Filling, and Excavating work on your property. Any additional work that has taken place needs to be removed from the property by **May 18, 2018**. This includes the following: pallets of stone and loose gravel brought in to expand your walkway/stairway for the retaining walls, gravel that was used to redo the driveway, large rocks that were moved near the house, and any other materials brought in, including machinery.

At this time the County is issuing a cease and desist order **immediately to you to discontinue any activities on this property until the appropriate permits are granted.** Le Sueur County Planning and Zoning has already issued violations for After-The-Fact, and with the additional Grading, Filling, and Excavating work on the property the violations have now magnified.

Please contact me if you have any questions referring to this letter. I can be reached by phone at (507) 357-8540, via e-mail at hkalbus@co.le-sueur.mn.us or at stop by our office at 515 South Maple Ave, Le Center, MN 56057. Your timely response to this matter and cooperation is appreciated; please notify us within two weeks of receiving this letter.

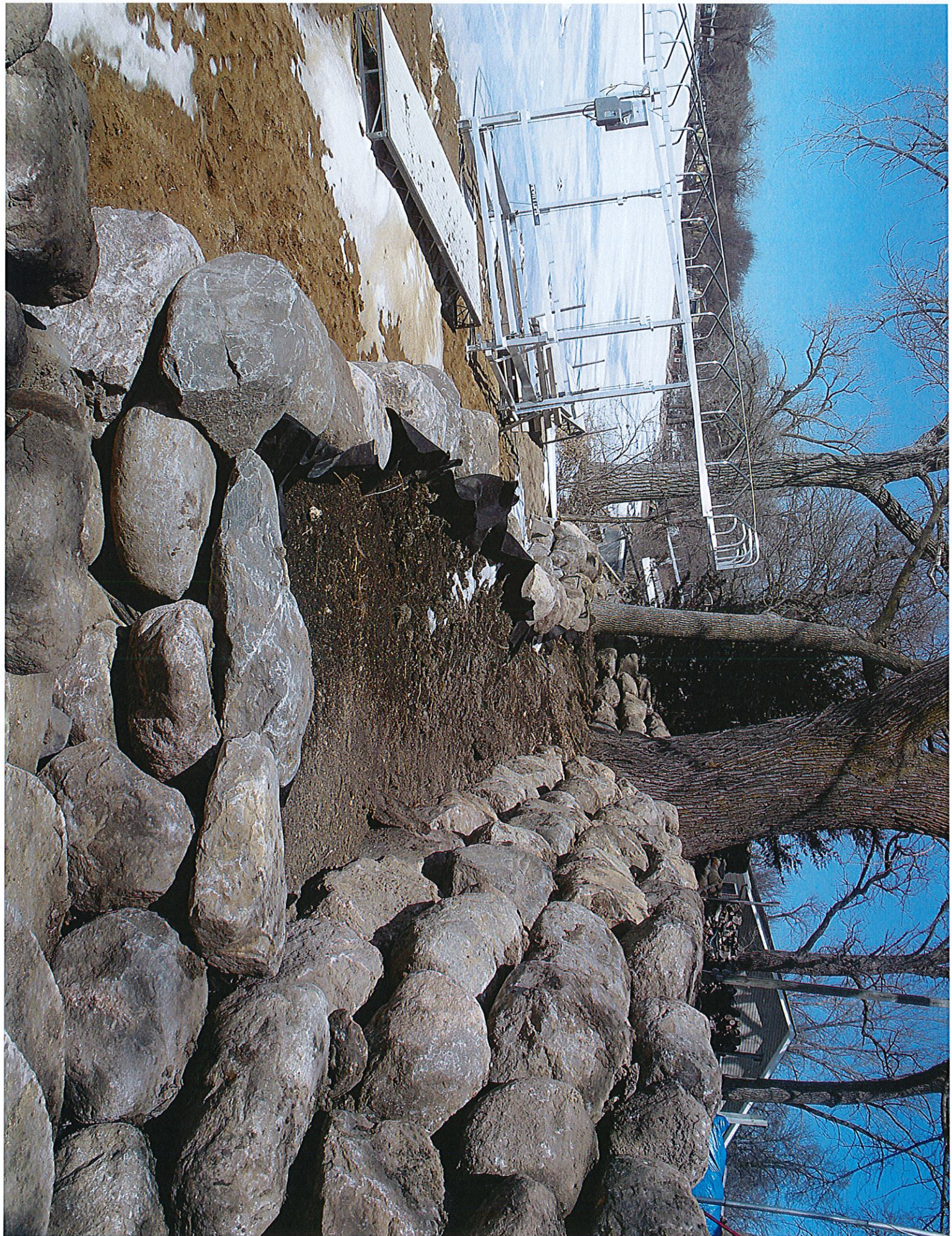
Respectfully,

Holly Kalbus
Le Sueur County
Environmental Services
Environmental Resources Specialist









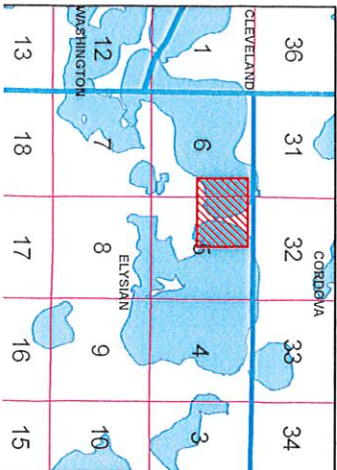
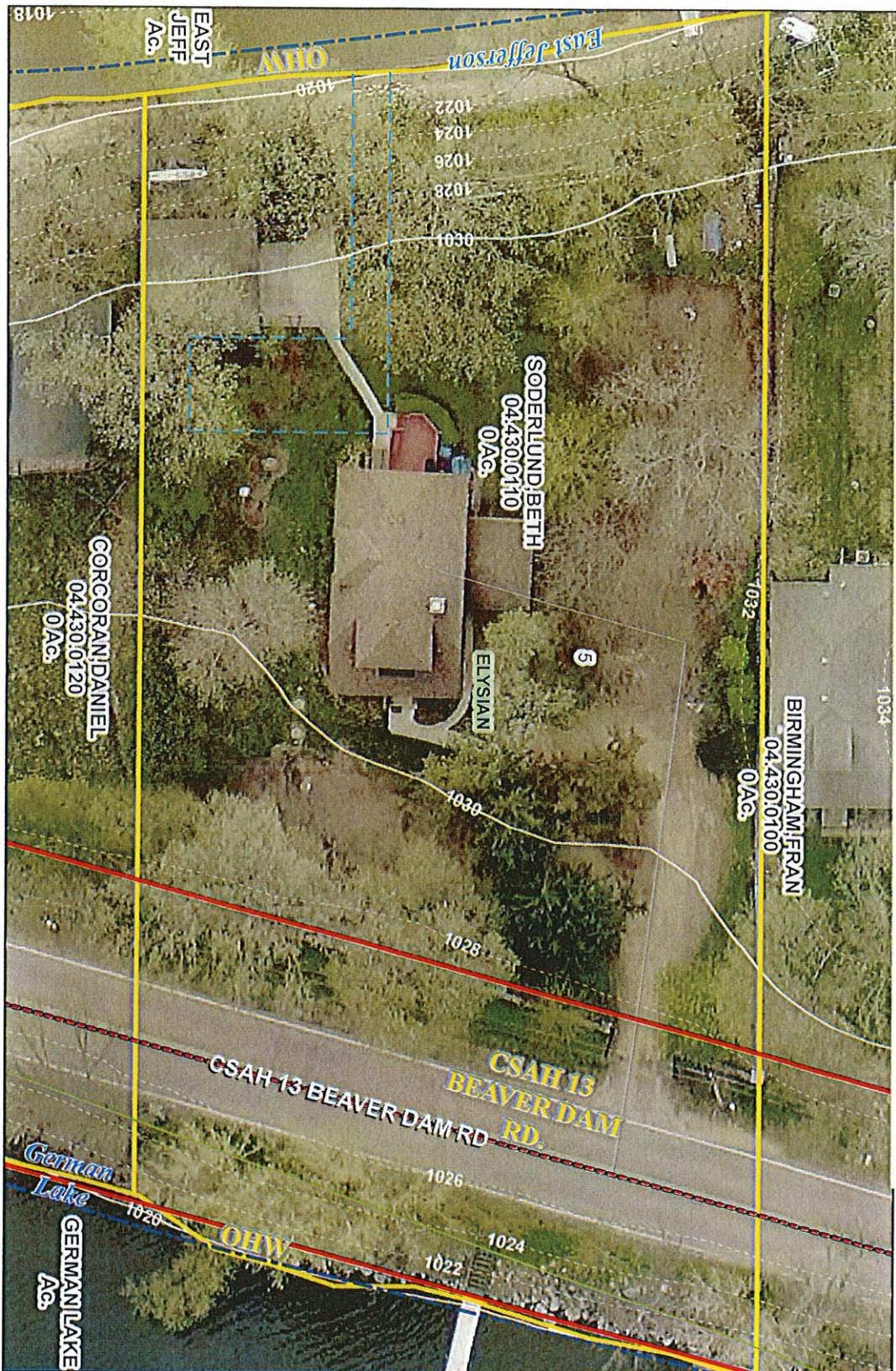






LE SUEUR COUNTY ENVIRONMENTAL SERVICES

NAME: Soderlund
PID: 04.430.0110
DATE: 06-27-18
FIRM #: 27079C0300D
F-Zone: A-100 Year floodpl
RFPE: 1022.86
District: Recreational
 Residential



Map Disclaimer

Reasonable efforts have been made by the Le Sueur County GIS Department to verify that these maps accurately interpret the source data used in their preparation. However, a degree of error is inherent in all maps. These maps may contain omissions and errors in scale, resolution, rectification, positional accuracy, development methodology, interpretation of source data, and other circumstances.

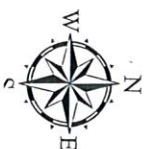
*The maps are date specific and are intended for use only at the published scale.

*These maps should not be used for navigational, engineering, legal, or any other site-specific use.

Coordinate System: NAD 1983 HARN Adj MN Le Sueur Feet

Photo dated April/May 2017

Created By: MRM



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