

**PLANNING COMMISSION
PAYNESVILLE AREA CENTER
FEBRUARY 2, 2015
6:30 P.M.**

***** Please note location change to the City Hall Council Chambers remodel project *****

AGENDA

- I. CALL TO ORDER
- II. CONSENT AGENDA
 - A. Minutes (page 1)
- III. NEW BUSINESS
 - A. Election of Officers (page 6)
 - B. Meeting Schedule (page 7)
 - C. Lot Split – M & M Lumber (page 8)
- IV. OLD BUSINESS
- V. INFORMATIONAL
 - A. Next Meeting – Monday, March 2, 2015
 - B. 2014 Building Inspection Report (page 15)
- VI. ADJOURN

Please contact Renee Eckerly at 320-243-3714 ext. 227 or at renee@paynesvillemn.com if you can't attend the meeting.

**Members: Dan Roberts, Darlene Loven, Ron Mehr, Bob McDaniel, and Neil Herzberg.
Advisory Member: Renee Eckerly**

This agenda has been prepared to provide information regarding an upcoming meeting of the Paynesville Planning Commission. This document does not claim to be complete and is subject to change.

BARRIER FREE: All Paynesville Planning Commission meetings are accessible to the handicapped. Attempts will be made to accommodate any other individual need for special services. Please contact City Hall (320) 243-3714 early, so necessary arrangements can be made.

REQUEST FOR COMMITTEE/COUNCIL ACTION

COMMITTEE/COUNCIL NAME: Planning Commission

Committee/Council Meeting Date: February 2, 2015

Agenda Section: Consent

Originating Department: Administration

Item Number: II - A

ITEM DESCRIPTION: Minutes

Prepared by: Staff

COMMENTS:

Please review the minutes from the October 6 and November 3, 2014 Planning Commission meetings.

ADMINISTRATOR COMMENTS:

COMMITTEE/COUNCIL ACTION:

Motion to approve the minutes from the October 6 and November 3, 2014 Planning Commission meetings.

**MINUTES
SPECIAL PLANNING COMMISSION**

OCTOBER 6, 2014

Chairman Dan Roberts called the meeting to order at 6:30 p.m. Members present were Donovan Mayer, Bob McDaniel, Ron Mehr and Darlene Loven. Also present was Renee Eckerly, City Administrator.

Motion was made by Mayer to approve the minutes from the September 15, 2014. Planning Commission meeting. Seconded by McDaniel and unanimously carried.

SIGN VARIANCE – RSBR INVESTMENTS, LLC

A Sign Variance Application has been submitted by RSBR Investments, LLC. They wish to construct a pylon sign at 950 Business 23 W for a retail business; however, they do not meet the 30' setback from the intersection of Business 23 W and Cedar St. The applicant is requesting a 15' variance off of Cedar St. right of way and an 8' variance off of Business 23 W right of way. The Commission discussed the location of the sign to the overhead wiring. The sign height is 20'. A Report & Recommendation Of Planning Commission On Application For Variance was reviewed for consideration. Furthermore, the original application and applicable fee was received on September 11, 2014; however, they did not have the right owner of record on the application nor did they include a legal description. It wasn't until October 2, 2014 that the applicant submitted the requested information; therefore, the need for an extension as the City will not have the variance processed within 60 days from the original date of the application.

Motion was made by Loven to approve the Report & Recommendation Of Planning Commission On Application For Variance and recommend such to the City Council. Seconded by McDaniel and unanimously carried.

Motion was made by Loven to acknowledge the letter from The Overland Group allowing the City of Paynesville until December 1, 2014 to process the Sign Variance application and recommend such to the City Council. Seconded by Mayer and unanimously carried.

HOUSING STUDY

Eckerly reported that Community Partnership is in town doing interviews. Roberts and McDaniel reported on their interviews with Community Partnership.

INFORMATIONAL

The Building Permit Reports were reviewed.

The next meeting is Monday, November 3, 2014 at 6:30 p.m.

There being no further business the meeting was adjourned at 6:40 p.m.



MINUTES SPECIAL PLANNING COMMISSION

NOVEMBER 3, 2014

Chairman Dan Roberts called the meeting to order at 6:30 p.m. Members present were Donavan Mayer, Bob McDaniel, and Ron Mehr. Darlene Loven was absent. Also present was Renee Eckerly, City Administrator; Kevin Cook, Kevin Cook Jr., and Steve Griesert, Community Partners Research, Inc.; JoLyn Lindquist was also absent.

RAMP VARIANCE – LARSON & NELSON

A Variance Application submitted by Matt Larson & Elise Nelson, of 314 Washburne Ave. was presented. They wish to construct a handicapped accessible ramp for their handicapped daughter; however, they do not meet the 20' front setback off of Washburne Ave. The proposed ramp is 18' from the front setback; therefore, they are requesting a 2' variance. The necessary 2' cannot be met due to the ADA building code requirement for the ramp.

Motion was made by McDaniel to approve the Report & Recommendation Of Planning Commission On Application For Variance. Seconded by Mehr and unanimously carried.

DRAFT HOUSING STUDY

Griesert presented the draft housing study and reviewed the following:

- All sections of the study were reviewed
- 23 recommendations were made
- Methodology
- Page 6 – population data and trends
- Page 10 – 142 people is the projected increase between 2010-2020
- Page 11 – household data
- Page 12 – age trends; growth in ages of 55 – 64
- Page 14 – average household size is 2.20 – this is a decrease
- Page 15 – 2010-2020 gain of 64 households
- Page 16 – identified where growth will be
- Page 17 – 1065 households in the City; of which 168 are traditional – 1 in 6 are mom, dad, and children
- Page 18 – 29.7% in 2010 are rentals
- Page 21 – review 2012 American Community Survey – median income is \$45,000.00
- Page 23 – change in household income distribution; 1 in 4 household's income is under \$25,000.00
- Page 26 – renters are paying 30% of their income
- Page 27 – homeowners are paying 30% of their income
- Page 28 – reviewed the building permit trends
- Page 30 – existing home sales over several years – 19 good sales with the median sale price of \$118,500.00
- Page 32 – home sales by price – 31% under \$100,000.00

- Page 34 – foreclosures in Stearns County – numbers are not available by City; Stearns County ranks the 35th highest among the 87 counties in 2013
- Page 35 – 36 – housing conditions
- Page 38 – 344 rental units; survey 293 of which most are 1 or 2 bedroom with a 2.8% vacancy rate
- Page 40 – rental rates; tax credits only given at Ridgeview Court Townhouses – 20 units with 6 vacancies
- Page 41 – subsidized - 30% of income in rental rates; 7 vacancies out of 59 units
- Page 50 – need data from City
- Page 51 – workforce and unemployment rate
- Page 54 – Paynesville annual covered employees by unemployment insurance
- Page 56 – 1,652 people were employed within the City limits in 2011; of which 42% also live and work in the City
- Page 57 – 33.4% live and work in the City
- Page 73 – Recommendations
 - Senior housing – need 17-18 units for memory care
 - Light services units – need 15 – 20 units
 - Mixed use commercial/housing – 16 units projected
 - Voucher program – 2 year waiting list; under federally funded Section 8 - Housing
 - Home ownership:
 - MURL program no longer exists
 - New housing construction – 7-10 units per year
 - 46 available lots – priced right to sell; don't need more lots
 - Strategies to encourage building:
 - Covenants versus no covenants
 - Alldon Park
 - Small Cities Grant
 - Suggested to talk to all businesses downtown as to what their future dreams are
 - Employer involvement – work force housing (Swift in Worthington, Schwan's in Marshall, and Perham businesses building complexes)

Commission members asked a variety of questions including fuel prices. When people are shopping for housing schools and downtown “feel good” are most considered.

The Commission discussed a motion to recommend the Study to the City Council; however, a couple of members wanted more time to review. It was suggested that Commission members make comments to Eckerly by November 17, 2014 on the draft Study. The Study would then be presented to the Council on November 24, 2014.

The April 2015 Expo would be a good opportunity to sell the lots.

INFORMATIONAL

The Building Permit Reports and CCLD Review Newsletter were reviewed. The next meeting is Monday, December 3, 2014 at 6:30 p.m.

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There being no further business the meeting was adjourned at 7:49 p.m.

REQUEST FOR COMMITTEE/COUNCIL ACTION

COMMITTEE/COUNCIL NAME: Planning Commission

Committee/Council Meeting Date: February 2, 2015

Agenda Section: New Business

Originating Department: Administration

Item Number: III - A

ITEM DESCRIPTION: Election of Officers/Terms

Prepared by: Staff

COMMENTS:

Nominations for Chairperson.
Nominations for Vice Chairperson.
Nominations for Secretary.

Terms from last year are:

No terms needed to be set, but are outlined as follows:

Dan Roberts – term expires December 31, 2014

Darlene Loven – term expires December 31, 2015

Ron Mehr – term expires December 31, 2016

Bob McDaniel – term expires December 31, 2015

Donavan Mayer (Council Member) – term expires December 31, 2014

ADMINISTRATOR COMMENTS:

According to the City Ordinance the Commission Members shall serve staggered terms.

COMMITTEE/COUNCIL ACTION:

Motion to elect _____ as Chairperson.

Motion to elect _____ as Vice Chairperson.

Motion to elect _____ as Secretary.

Motion to set the following terms _____.

REQUEST FOR COMMITTEE/COUNCIL ACTION

COMMITTEE/COUNCIL NAME: Planning Commission

Committee/Council Meeting Date: February 2, 2015

Agenda Section: New Business

Originating Department: Administration

Item Number: III - B

ITEM DESCRIPTION: Meeting Schedule

Prepared by: Staff

COMMENTS:

In the past the Planning Commission has met the first Monday of each month (Oct. – April) and the first and third Monday of each month (May – Sept.) at 6:30 p.m.

ADMINISTRATOR COMMENTS:

COMMITTEE/COUNCIL ACTION:

A motion to set the Planning Commission meetings for the first Monday of each month (Oct. – April) and the first and third Monday of each month (May – Sept.) at 6:30 p.m.

REQUEST FOR COMMITTEE/COUNCIL ACTION

COMMITTEE/COUNCIL NAME: Planning Commission

Committee/Council Meeting Date: February 2, 2015

Agenda Section: New Business

Originating Department: Administration

Item Number: III - C

ITEM DESCRIPTION: Lot Split – M & M Lumber

Prepared by: Staff

COMMENTS:

The City has received a Lot Split Application from M & M Lumber, Inc. to split a lot they own located at 1865 West Mill Street. They wish to split the lot in half; therefore each abutting property owner will purchase the respective half. The property is currently zoned R1 – Single and Two Family Residential and the lot is vacant.

Please review the attached Lot Split Application. The Report & Recommendation documents are being prepared by Attorney Spooner and will be available at the meeting.

ADMINISTRATOR COMMENTS:

COMMITTEE/COUNCIL ACTION:

Motion to approve the M & M Lumber, Inc. Lot Split Report & Recommendation.

CITY OF PAYNESVILLE
LOT SPLIT APPLICATION

221 Washburne Ave. ~ Paynesville, MN 56362
Phone: 320-243-3714 ~ Fax: 320-243-3713

List All Property Owners: M & M Lumber, Inc.

Contact Person: Deek Michaelis

Address: 28584 State Hwy 55 Paynesville, MN 56362

Telephone No.: 320-243-4202 Parcel No.: 70-39565-0032

Legal Description: Lot: 10 Block: 3 Addition: Wright Acres Addition

Subdivision: CD 70035 Section 17 Township 122 Range 032

ZONE: Res Non-Hstd

EXISTING USE OF PROPERTY:

Open lot

Application Fee: \$50.00
(administrative review) plus **\$120.00**
(if public hearing is needed) **\$170.00**
(total) (non-refundable) These are the fees incurred per document: Advertising \$48.00 (average), Recording \$46.00 (actual), Postage \$33.00 (average), Legal \$123.00 (average), totaling \$260.00

REASONS SUPPORTING THE PROPOSED SPLIT:

Adjoining neighbors each would like to purchase 1/2 lot

DESCRIPTION OF REQUEST: (use separate sheet if needed)

M & M Lumber owns a lot between neighbors who would each like to purchase 1/2 of the lot.

The East 51.8' of lot 10 to be sold to lot 9 owned by Mike Lee.

The West 51.8' of Lot 10 to be sold to Lot 11 owned by Ron Schlangen.

DRAWING OF PROPOSED LOT SPLIT: (use separate sheet)

Application Must Include:

- Illustrated description of the site to be split showing the original lot and proposed division.
- Description of any site or sites to which the split is to be added to.
- A scale drawing showing the location of any and all buildings on the site proposed to be split and any contiguous sites.
- A scale drawing showing the location of any proposed new buildings.
- Legal description from abstract.
- Any written or graphic data required by the City Administrator.

Richard Michaelis
All Property Owners Must Sign This Application

1.27.15
Date

For office use only:

Application Fee: (non-refundable)

For office use only: Cash _____ Check No. 36849 Date Paid 1.27.15

Present To Planning Commission Date: 2/2/15 6:20pm Council Set Public Hearing Date: 2/9/15 6pm
Council Public Hearing Date: 3/9/15 6:20pm Council Makes Determination Date: 3/9/15 6:30pm

PLANNING COMMISSION ACTION:

Recommended to Council Approved _____ Denied _____ Date: _____
CITY COUNCIL ACTION: Approved _____ Denied _____ Date: _____

Date Received In Office: (Stamp) JAN 27 2015

Abstract Number

6371

Abstract of Title to:

Lot Ten (10), Block Three (3), Wilglo Acres Addition, according to the plat and survey thereof on file and of record in the office of the County Recorder, in and for Stearns County, Minnesota.

**NOTICE PURSUANT TO MINN. STAT. § 386.375, Subd. 3 (1987)
IMPORTANT INFORMATION ABOUT YOUR ABSTRACT OF TITLE**

An abstract of title is a summary of the history of ownership of a parcel of land. An abstract of title shows the purchases and sales, mortgages, judgments and other liens or rights against the property as recorded with the county. It reflects the records of the county through the date shown on the abstract.

An abstract may be a necessary part of the sale, financing or refinancing of your land. You can replace a lost or damaged abstract, but it may cost you hundreds or even thousands of dollars depending upon the history of ownership. (The average cost of replacing an abstract ranges from \$400.00 to \$1,000.00 in the Twin Cities area and \$150.00 to \$500.00 in other parts of Minnesota.)

You, as the owner of the property, are entitled by law to possession of the abstract. You should store it with the same care you use for other valuable documents such as wills, stocks and bonds. You may wish to store it in a secure facility such as a safe deposit box or an abstract company. If an abstract company or other party presently has your abstract, they must offer to return it to you before charging any fees for storage.

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NOTE: This abstract of title represents a complete history of the record title of the property described herein and does not represent that the title is good and marketable. Furthermore, if this abstract is altered in any way, other than by a licensed abstractor, any and all claims herein certified by A & J Abstract & Title are null and void.
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CITY OF PAYNESVILLE

RECH: 00038769 1/28/2015 11:03 AM
OPER: FRONT TERM: 001
REFN: 36849

TRAN: 10.0400 LOT SPLIT
M & M Lumber Wilglo Lot
Dick Michaelis
LOT SPLIT FEES 170.00CR

TENDERED: 170.00 CHECK
APPLIED: 170.00-

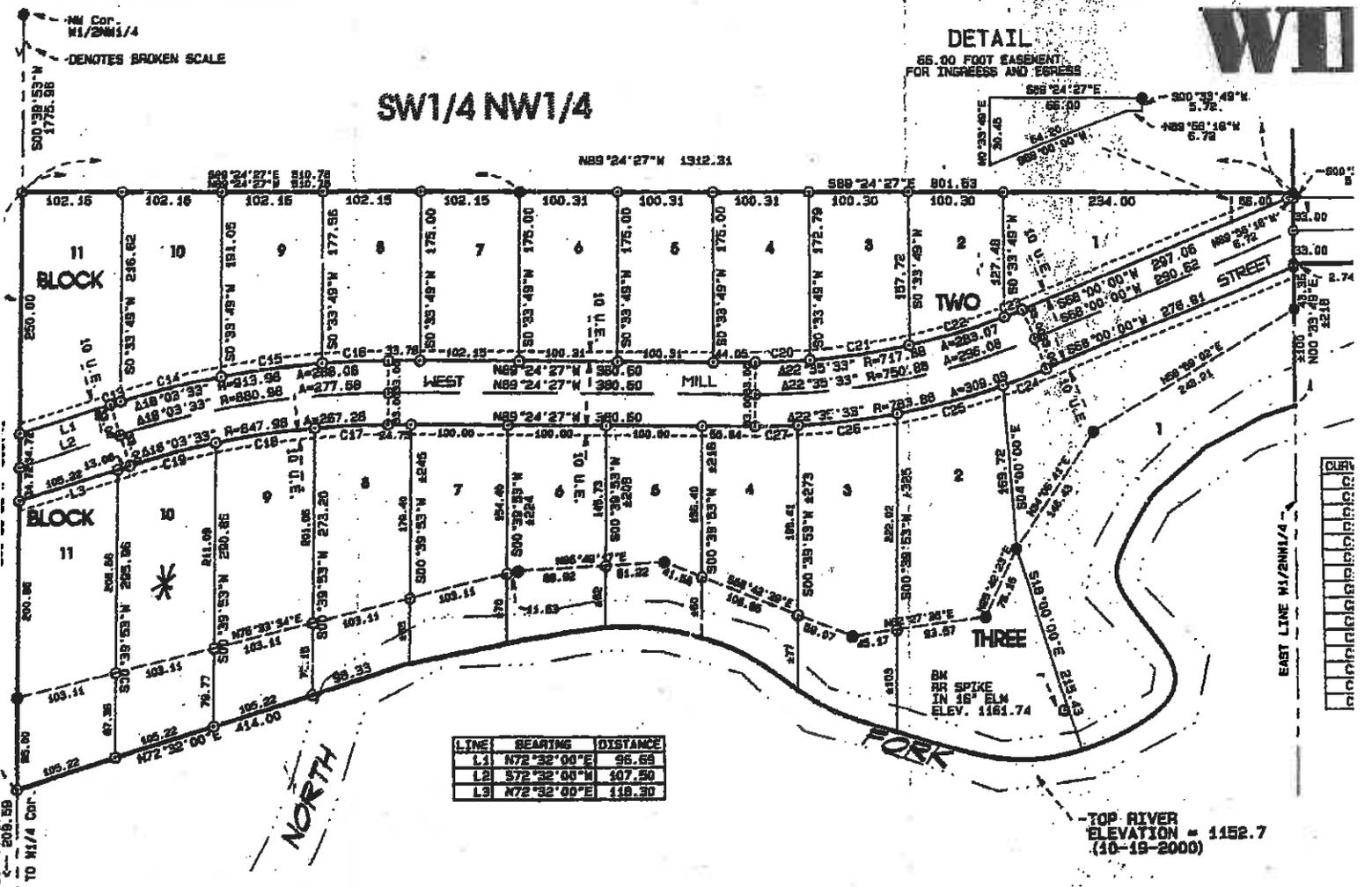
CHANGE: 0.00

u

SW1/4 NW1/4

DETAIL

66.00 FOOT EASEMENT FOR INGRESS AND EGRESS



LINE	BEARING	DISTANCE
L1	N72°32'00"E	96.69
L2	S72°32'00"W	107.90
L3	N72°32'00"E	118.30

TOP RIVER ELEVATION = 1152.7 (10-19-2000)

have caused in the same to be surveyed and platted as WILGLO ACRRI

THE EAST 51.8' OF LOT 10 TO BE SOLD TO LOT 9
OWNED BY MIKE LEE
NO EXISTING BUILDINGS

THE WEST 51.8' OF LOT 10 TO BE SOLD TO LOT 11
OWNED BY RON SCHLANGEN
NO EXISTING BUILDINGS

PLOT PLAN

SCALE - 1/16" = 1'-0"



Parcel Report

Property Number: 70.39565.0032

Parcel Information

Property Information

Roll Type: 1 - Real Propert

Current Owner of Record: M & M LUMBER INC

Mailing Address: 28584 HIGHWAY 55 E
PAYNESVILLE MN 56362

Property Address: 1865 WEST MILL ST
PAYNESVILLE MN 56362

Tax Authority Group: 7003 PAYNESVILLE CITY 741

Section, Township, Range: Section 17 Township 122 Range 032

Deeded Acres: 0.00

Legal Description: SubdivisionName WILGLO ACRES ADDITION Lot 010 Block 003 SubdivisionCd
70035

Tax Information

Tax Year: 2014

Assessment Year: 2013

Taxpayer: M & M LUMBER INC

Address: 28584 HIGHWAY 55 E
PAYNESVILLE MN 56362

First Half Installment: \$315.00

First Half Due Date: 05/15/2014

Second Half Installment: \$315.00

Second Half Due Date: 10/15/2014

Total Tax: \$630.00

Green Acres: 0.00

Taxable Market Value Total: \$40,000.00

New Construction: \$0.00

Estimated Market Value Total: \$40,000.00

Property Classification 4B4-Residential
nonhomestead - Land only

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PERMITS	POFNAM	POLNAME	PIN	PRM	PRMTSTR	APPLICANT	STATUS	DATE	PERMI	PROPERTY T	CONSTRUC	CLOSED DAT
2014-00001	BILL	HAINES	70.39239.000	304	HOFFMAN ST W	SELLERS HEATING & AIR	I	2/14/2014	Mecha	Residential	Replaceme	12/11/2014
2014-00002	RICHARD	KELLER	70.39316.000	213	MAIN ST W	JEFFREY P EVANS	I	3/12/2014	Buildin	Residential	Window/C	5/7/2014
2014-00003	JASON	VANDERPOOL	70.38683.000	675	SERVICE RD	MIKE BROCKNER CONSTRUI	I	3/13/2014	Buildin	Residential	Window/C	3/25/2014
2014-00004	ROMONA	FRANK	70.39291.000	108	1ST ST E	ERIC FRANK	I	3/19/2014	Buildin	Residential	Roofing	5/20/2014
2014-00005	JEREMY J	YOUNKIN	70.39121.001	737	MAPLE ST	YOUNKIN, JEREMY J & JODI	I	4/2/2014	Buildin	Residential	Repair/Ma	4/28/2014
2014-00006		COOK,SHANNON	70.39300.000	603	AUGUSTA AVE	KORONIS BUILDERS ONE	I	4/9/2014	Buildin	Residential	Roofing	5/6/2014
2014-00007	Jason	Vanderpool	70.39398.000	326	LAKE AVE	MIKE BROCKNER CONSTRUI	I	2/12/2014	Buildin	Residential	Remodel	2/21/2014
2014-00008	BILL	HAINES	70.39239.000	304	HOFFMAN ST W	SELLERS HEATING & AIR	V	2/14/2014	Mecha	Residential	Replacement	
2014-00009		CITY OF PAYNESV	70.39068.000	105	JAMES ST E	VOSS PLUMBING & HEATIN	I	3/6/2014	Mecha	Commercial	Repair/Ma	5/1/2014
2014-00010	Anthony	Kreuter	70.39483.000	714	BUSINESS 23 W	MIKE BROCKNER CONSTRUI	I	3/3/2014	Buildin	Residential	Remodel	
2014-00011		PAYNESVILLE FAF	70.38611.000	419	Business 23 E	VOSS PLUMBING & HEATIN	I	3/6/2014	Mecha	Commercial	Remodel	8/4/2014
2014-00012	BRUCE	LINDEMAN	70.39363.039	433	SPRUCE ST	LINDEMAN, BRUCE	I	3/13/2014	Buildin	Residential	Remodel	6/3/2014
2014-00013		FUCHS,BRUCE L &	70.39185.000	302	RIVER ST	GILK PLUMBING	I	3/12/2014	Buildin	Residential	Remodel	5/5/2014
2014-00014	JOE & NIC	OSENDORF	70.39481.000	802	BUSINESS 23 W	OSENDORF,NICOLE H & JOI	I	3/14/2014	Buildin	Residential	Repair/Ma	4/4/2014
2014-00015		PHYLLIS NIELSON	70.38873.000	314	MINNIE ST	JEFFREY P EVANS	I	4/7/2014	Buildin	Commercial	Window/C	4/10/2014
2014-00016	ERIC	KOHORST	70.39431.000	814	KORONIS AVE	KOHORST, ERIC	I	4/10/2014	Buildin	Residential	Roofing	5/21/2014
2014-00017		RADEL,DALE A	70.39369.000	301	MINNIE ST	B & JS VALLEY CONSTRUCTI	I	4/14/2014	Buildin	Residential	Roofing	5/28/2014
2014-00018		MADISON,RICHA	70.39393.000	121	MILL ST E	B & JS VALLEY CONSTRUCTI	I	4/22/2014	Buildin	Residential	Roofing	5/1/2014
2014-00019	ADAM	LEYENDECKER	70.39502.000	715	BUSINESS 23 W	LEYENDECKER, ADAM	I	4/29/2014	Buildin	Residential	Roofing	8/4/2014
2014-00020		EISEL,MARION J	70.39106.000	302	AUGUSTA AVE	SELLERS HEATING & AIR	I	5/6/2014	Mecha	Residential	Repair/Ma	5/9/2014
2014-00021	Hayla & T	Dolly	70.38655.000	352	AUGUSTA AVE	Dolly, Hayla & Trent	I	5/6/2014	Buildin	Residential	Siding	
2014-00022		ATHMANN,KIRK J	70.39261.000	523	KORONIS AVE	ATHMANN,KIRK J & TERRI	I	4/7/2014	Buildin	Residential	Roofing	5/30/2014
2014-00023	ELLIOT &	LABEAU	70.39458.000	592	BUSINESS 23 W	MIKE BROCKNER CONSTRUI	I	4/11/2014	Buildin	Residential	Remodel	6/13/2014
2014-00024			70392100103	685	OPPORTUNITY PARK DR		I	4/14/2014	Buildin	Commercial	Remodel	5/16/2014
2014-00026		SCHMIGINSKY,SH	70.38635.000	510	BELMONT DR	WENSMANN CONSTRUCTI	I	4/21/2014	Buildin	Residential	Addition	6/24/2014
2014-00027	PAT	DONLIN	70.39511.000	815	BUSINESS 23 W	B D Exteriors, Inc.	I	4/28/2014	Buildin	Multi Family	Replaceme	5/20/2014
2014-00028	DAVE & P	SCHRUPP	70.39042.000	216	JAMES ST W	VOSS PLUMBING & HEATIN	I	4/21/2014	Buildin	Commercial	Remodel	5/5/2014
2014-00029		JEWELL,ROBERT J	70.38712.000	838	MAPLE ST	RON MEHR CONSTRUCTIO	I	4/22/2014	Buildin	Residential	Remodel	7/2/2014
2014-00030		PAYNESVILLE FAF	70.38611.000	419	BUSINESS 23 E	SUMMIT COMPANIES	I	4/30/2014	Fire	Commercial	Fire Suppr	5/1/2014
2014-00031		VOSS PLUMBING	70.38941.000	316	BUSINESS 23 E	VOSS PLUMBING AND HEA	I	4/28/2014	Buildin	Commercial	Roofing	5/5/2014
2014-00032	BRIANNA	THEIS	70.38953.000	348	POMEROY AVE	THEIS, BRIANNA	I	5/27/2014	Buildin	Residential	Accessory	10/23/2014
2014-00033		IVERSON,RONALD	70.39012.000	109	WASHBURNE AVE	IVERSON,RONALD L & JEAN	I	5/8/2014	Buildin	Commercial	Roofing	7/7/2014
2014-00034		VOSS,DAVID T &	70.38948.000	329	POMEROY AVE	DAVID LIESTMAN CONSTRUI	I	5/1/2014	Buildin	Residential	Siding	6/12/2014
2014-00035	Hayla & T	Dolly	70.38655.000	352	AUGUSTA AVE	Dolly, Hayla & Trent	I	5/6/2014	Buildin	Residential	Roofing	
2014-00036	Hayla & T	Dolly	70.38655.000	352	AUGUSTA AVE	Dolly, Hayla & Trent	I	5/6/2014	Buildin	Residential	Window/Door Replacem	
2014-00037		LEYENDECKER,BR	70.38892.000	366	GENESEE ST	MIKE BROCKNER CONSTRUI	I	5/7/2014	Buildin	Residential	Window/C	5/8/2014
2014-00038		BLONIGEN,JESSE	70.38843.000	221	JAMES ST E	BLONIGEN,JESSE S & NICOL	I	5/9/2014	Buildin	Residential	Roofing	5/23/2014
2014-00039		GINTHER,JOYCE	70.39152.000	538	SUNRISE AVE	DONALD JANSEN CONSTRUI	I	5/14/2014	Buildin	Residential	Roofing	5/27/2014

2014-00040	FABER,KATHLEEN	70.39421.000	111	KORONIS CT	LUMBER ONE	I	5/30/2014	Buildin Residential	Roofing	6/4/2014
2014-00041	THOMAS KOTTEN	70.39411.000	700	KORONIS AVE	BRUNTLETT CONSTRUCTIO	I	6/3/2014	Buildin Residential	Roofing	7/7/2014
2014-00042	THOMAS KOTTEN	70.39411.000	700	KORONIS AVE	BRUNTLETT CONSTRUCTIO	I	6/3/2014	Buildin Residential	Siding	7/7/2014
2014-00043	THOMAS KOTTEN	70.39411.000	700	KORONIS AVE	BRUNTLETT CONSTRUCTIO	I	6/3/2014	Buildin Residential	Window/C	7/7/2014
2014-00044	YOUNKIN,JEFFRE	70.38914.000	513	HUDSON ST	YOUNKIN,JEFFREY F	I	6/4/2014	Buildin Residential	Roofing	9/24/2014
2014-00045	WENDLANDT,ROI	70.39437.000	815	KORONIS AVE	MICHAEL WENSMANN COII	I	5/19/2014	Buildin Residential	Addition	8/28/2014
2014-00046	PAYNESVILLE ARE	70.38646.530	110E	MAIN ST W	B & JS VALLEY CONSTRUCTI	I	5/14/2014	Buildin Commercial	Roofing	5/21/2014
2014-00047	JACK DAHL	70.39053.000	200	STEARNS AVE	JACK DAHL REMODELING	I	6/20/2014	Buildin Commercial	Com. Acce	9/9/2014
2014-00048	PAYNESVILLE ARE	70.39331.010	200	1ST ST W	Breitbach Construction	I	7/7/2014	Buildin Commercial	Commerci	8/28/2014
2014-00049	KELLY VO(AMANDA LEWIS	70.38925.000	305	WENDELL ST W	AMANDA LEWIS, KELLY VO	I	5/28/2014	Buildin Residential	Pool Over	6/12/2014
2014-00050	BECKSTRAND,JAN	70.38898.000	305	MILL ST W	BECKSTRAND,JAMES W & II	I	6/4/2014	Buildin Residential	Remodel	
2014-00051	PAYNESVILLE ARE	70.39331.010	200	1ST ST W	RON MEHR CONSTRUCTIO	I	5/28/2014	Buildin Commercial	Window/C	6/2/2014
2014-00052	PAYNESVILLE ARE	70.39331.010	700	STEARNS AVE	GILK PLUMBING	I	7/14/2014	Mecha Commercial	Replaceme	7/17/2014
2014-00053	NATHAN LIESER	70.39565.041	101	NORTH GRANDE S	LIESER, NATHAN	I	6/3/2014	Buildin Residential	Remodel	
2014-00054	MN ANNUAL COP	70.39212.010	500	BUSINESS 23 W	MN ANNUAL CONF OF UNII	I	6/3/2014	Buildin Commercial	Window/C	7/31/2014
2014-00055	PAYNESVILLE ARE	70.39331.010	200	1ST ST W	MCDOWALL COMPANY	I	6/4/2014	Buildin Commercial	Roofing	8/1/2014
2014-00056	SPANIER,ELDRED	70.39227.000	314	WENDELL ST W	SPANIER,ELDRED J & JOYCI	I	6/4/2014	Buildin Residential	Roofing	7/3/2014
2014-00057	STONEBRUNER,R	70.39363.015	420	SPRUCE ST	KORONIS BUILDERS ONE	I	6/11/2014	Buildin Residential	Roofing	6/24/2014
2014-00058	MACKEDANZ,HEI	70.38962.000	318	SOUTH ST	B & JS VALLEY CONSTRUCTI	I	6/11/2014	Buildin Residential	Roofing	6/13/2014
2014-00059	SCHREINER,KENN	70.39549.000	508	PINE ST	JIM SOGGE CONSTRUCTION	I	6/5/2014	Buildin Residential	Roofing	6/25/2014
2014-00060	MICHAEL MEAGHER	70.38806.000	411	MINNESOTA ST W	JIM SOGGE CONSTRUCTION	I	6/17/2014	Buildin Residential	Siding	6/20/2014
2014-00061	DUSTIN VELDKAMP	70386490312	505	MORNINGSIDE AV	VELDKAMP, DUSTIN	I	6/19/2014	Buildin Residential	Roofing	7/7/2014
2014-00062	ROTHSTEIN,ALFR	70.38951.000	340	POMEROY AVE	RON MEHR CONSTRUCTIO	I	6/5/2014	Buildin Residential	Roofing	8/1/2014
2014-00063	BIPEs,MARILYN C	70.39494.000	400	RICHMOND ST	BIPEs,MARILYN C & KENNEI	I	6/5/2014	Buildin Residential	Roofing	7/8/2014
2014-00064	RICHARD KELLER	70.39316.000	213	MAIN ST W	JEFFREY P EVANS	I	6/5/2014	Buildin Residential	Siding	7/10/2014
2014-00065	BINSFELD,ANDRE	70.39244.048	250	SPRUCE ST	JACK DAHL REMODELING	I	6/5/2014	Buildin Residential	Roofing	7/7/2014
2014-00066	TONY SAVAGE	70.39277.000	208	1ST ST E	SAVAGE, TONY	I	7/7/2014	Buildin Residential	Roofing	7/21/2014
2014-00067	JONES,RUTH E	70.39392.000	334	KORONIS AVE	B & JS VALLEY CONSTRUCTI	I	6/5/2014	Buildin Residential	Roofing	7/18/2014
2014-00068	HUBBELL,MICHA	70.39315.000	109	MAIN ST W	KORONIS BUILDERS ONE	I	7/17/2014	Buildin Residential	Roofing	7/24/2014
2014-00069	BURR,ERIK K	70.39049.000	120	RIVER ST	BURR,ERIK K	I	7/21/2014	Buildin Residential	Roofing	12/9/2014
2014-00070	SMITH,TIMOTHY	70.38778.000	417	MAPLE ST	MIKE BROCKNER CONSTRUI	I	7/28/2014	Buildin Residential	Roofing	8/6/2014
2014-00071		70.39475.000	914	BUSINESS 23 W	B J BAAS BUILDERS INC.	I	8/8/2014	Buildin Commercial	New Const	12/11/2014
2014-00072	PAUL SCHERBER	70388750000	420	MINNIE ST	SCHERBER, PAUL	I	6/9/2014	Buildin Residential	Demoliti	6/10/2014
2014-00073	SPANIER,ELDRED	70.39227.000	314	WENDELL ST W	SPANIER,ELDRED J & JOYCI	I	6/10/2014	Buildin Residential	Roofing	6/26/2014
2014-00074	MACKEDANZ,HEI	70.38962.000	318	SOUTH ST	B & JS VALLEY CONSTRUCTV	I	6/11/2014	Buildin Residential	Roofing	6/26/2014
2014-00075		70.39476.001	902	BUSINESS 23 W	B J BAAS BUILDERS INC.	I	8/8/2014	Buildin Residential	Demoliti	8/20/2014
2014-00076		70.39475.000	914	BUSINESS 23 W	B J BAAS BUILDERS INC.	I	8/8/2014	Buildin Commercial	Demoliti	8/20/2014
2014-00077	KOTTKE,LESLIE A	70.38802.000	516	HUDSON ST	KOTTKE,LESLIE A	I	6/18/2014	Buildin Residential	Roofing	8/4/2014
2014-00078	WAYNE NELSON	70.39242.039	620	MINNIE ST	NELSON, WAYNE A	I	8/19/2014	Buildin Commercial	New Const	12/15/2014

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2014-00079	K-PAYNE	70.39027.000	114	JAMES ST W	B & JS VALLEY CONSTRUCT I	6/27/2014	Buildin Commercial	Window/C	6/27/2014
2014-00081	DESM,JOHN D &	70.39335.000	721	WASHBURNE AVE	SELLERS HEATING & AIR I	6/27/2014	Mecha Residential	Replaceme	7/1/2014
2014-00082	HELEN HAINES	70.39363.045	1157	MAPLE ST	TONY'S LIFETIME EXTERIO I	7/24/2014	Buildin Residential	Remodel	8/22/2014
2014-00083	PUTZKE,SUE	70.39104.000	305	AUGUSTA AVE	PUTZKE,SUE I	7/2/2014	Buildin Commercial	Roofing	7/24/2014
2014-00084	SACK,JAMES R	70.39408.000	711	KORONIS AVE	BRUNTLETT CONSTRUCTIO I	7/7/2014	Buildin Residential	Deck/Porc	8/27/2014
2014-00085	ST LOUIS CHURCH	70.38973.005	525	LAKE AVE S	ST LOUIS CHURCH OF PAYM I	7/8/2014	Buildin Commercial	New Construction	
2014-00086		70386460505	795	BUSINESS 23 W		7/15/2014	Buildin Public	Addition	8/27/2014
2014-00087	ASSOCIATED MIL	70.39575.000	200	RAILROAD ST W	RON MEHR CONSTRUCTIO I	7/14/2014	Buildin Industrial	Commerci	8/1/2014
2014-00088	MN ANNUAL COF	70.39212.010	500	BUSINESS 23 W	GILK PLUMBING I	7/14/2014	Mecha Commercial	Gas Line A	7/31/2014
2014-00089	MN ANNUAL COF	70.39212.010	500	BUSINESS 23 W	THE FIREPLACE PROFESSIO I	7/16/2014	Buildin Commercial	Fireplace	7/31/2014
2014-00090	MARTHALER,BET	70.39442.000	834	KORONIS AVE	KRAISA TODD JAMES DBA I	7/18/2014	Buildin Residential	Roofing	7/24/2014
2014-00091	BUNDY ROY	70.38889.000	370	MILL ST W	ROY, BUNDY I	7/31/2014	Buildin Residential	Roofing	
2014-00092	THOMPSON, JOH	70.39292.000	640	KORONIS AVE	THOMPSON, JOHN I	8/1/2014	Buildin Residential	Roofing	8/27/2014
2014-00093	TIMOTHY YOUNKIN	70.39523.001	1116	MINNESOTA ST W	YOUNKIN, TIMOTHY I	8/8/2014	Buildin Residential	Roofing	8/27/2014
2014-00094	Dale Miller	T000051	664	CIRCLE PINES CT	MICHAEL WENSMANN COI I	8/12/2014	Buildin Residential	Roofing	8/27/2014
2014-00095	SWYTER,DENNIS	70.39324.000	647	STEARNS AVE	SWYTER,DENNIS L & CARO I	8/13/2014	Buildin Residential	Siding	9/9/2014
2014-00096	HAINES,RICHARD	70.38909.005	308	MINNESOTA ST W	MIKE BROCKNER CONSTRUI	8/22/2014	Buildin Residential	Roofing	9/23/2014
2014-00097	ENGEN,PAMALA	70.38874.000	408	MINNIE ST	ENGEN,PAMALA D I	8/22/2014	Buildin Residential	Roofing	8/28/2014
2014-00098	TOM LYLE	70.39488.000	710	BUSINESS 23 W	B & JS VALLEY CONSTRUCT I	8/28/2014	Buildin Residential	Roofing	9/18/2014
2014-00099	BNJ Properties	70.39532.010	1215	MINNESOTA ST W	Properties, BNJ I	9/4/2014	Buildin Residential	Siding	9/23/2014
2014-00100	TSCHANN,ROBER	70.38952.000	339	POMEROY AVE	EDGE BUILDERS LLC I	9/4/2014	Buildin Residential	Roofing	9/9/2014
2014-00101	HARLAN LEUSINK	70.38748.008	660	DIEKMANN DRIVE	RON MEHR CONSTRUCTIO I	7/25/2014	Buildin Commercial	Addition	10/7/2014
2014-00102	JEFFREY & THOMPSON	70.39111.000	320	AUGUSTA AVE	MIKE BROCKNER CONSTRUI	8/4/2014	Buildin Residential	Addition	
2014-00103	LUNDBERG,JOHN	70.39432.000	127	WASHBURNE DR	WENSMANN CONSTRUCTI I	8/1/2014	Buildin Residential	Roofing	
2014-00104	PAYNESVILLE ARE	70.38641.038	645	LAKE AVE	RON MEHR CONSTRUCTIO I	8/1/2014	Buildin Commercial	Window/C	8/12/2014
2014-00105	INDEPENDENT SC	70.38644.500	205	MILL ST W	INDEPENDENT SCHOOL DI I	8/20/2014	Buildin Commercial	New Const	12/31/2014
2014-00106	NORTHERN STAT	70.39092.000	128	JAMES ST E	ADOLFSON & PETERSON C I	8/27/2014	Buildin Commercial	Remodel	11/3/2014
2014-00107	REALTY INCOME	70.38748.030	810	DIEKMANN DRIVE	VOSS PLUMBING & HEATIN I	8/14/2014	Mecha Commercial	Replaceme	8/19/2014
2014-00108	BEVERLY ,DOWNEY	70.39353.000	535	SPRUCE ST	VOSS PLUMBING & HEATIN I	8/14/2014	Mecha Residential	Replaceme	12/12/2014
2014-00109	DEAN & C SCHMIDT	70.39503.000	721	BUSINESS 23 W	CYRILLA BEACH HOMES I	8/15/2014	Buildin Residential	Window/C	12/9/2014
2014-00110	BLAINE & SCHOENECKER	70.38680.000	635	SERVICE RD	BRANDON WENSMANN CCI	8/19/2014	Buildin Residential	Accessory	10/7/2014
2014-00111	PAYNESVILLE ARE	70.39331.010	700	STEARNS AVE	RON MEHR CONSTRUCTIO I	8/18/2014	Buildin Commercial	Window/C	8/28/2014
2014-00112	EISEL,MARION J	70.39106.000	302	AUGUSTA AVE	JACK DAHL REMODELING I	8/21/2014	Buildin Residential	Remodel	8/26/2014
2014-00113	JEFF KUECHLE	70.39513.000	803	BUSINESS 23 W	KUECHLE, JEFF I	9/5/2014	Buildin Residential	Roofing	9/30/2014
2014-00114	JOEL BURR	70.39105.000	319	AUGUSTA AVE	DAVID LIESTMAN CONSTRUI	9/17/2014	Buildin Residential	Window/C	11/3/2014
2014-00115	JOEL BURR	70.39105.000	319	AUGUSTA AVE	DAVID LIESTMAN CONSTRUI	9/17/2014	Buildin Residential	Siding	11/3/2014
2014-00116	WIERING,NICHOL	70.38681.000	649	SERVICE RD	WIERING,NICHOLAS T & RCI	9/10/2014	Buildin Residential	Roofing	10/7/2014
2014-00117	MCLAUGHLIN,M/	70.39128.000	635	HUDSON ST	JACK DAHL REMODELING I	9/11/2014	Buildin Residential	Roofing	9/30/2014
2014-00118	DENNIS & VAN EPS	70388860000	369	HUDSON ST	SELLERS HEATING & AIR I	10/15/2014	Mecha Residential	Repair/Ma	11/3/2014

2014-00119	PATRICK & CHRISTIAN	70.39482.000	720	BUSINESS 23 W	CHRISTIAN, PATRICK & VOI	9/11/2014	Buildin Residential	Window/C	9/18/2014
2014-00120	MACKEDANZ, MA	70.39363.065	1087	MAPLE ST	KORONIS BUILDERS ONE	9/11/2014	Buildin Residential	Roofing	9/24/2014
2014-00121	SWYTER, DENNIS	70.39324.000	647	STEARNS AVE	SWYTER, DENNIS L & CARO	8/26/2014	Mecha Residential	Over The C	9/9/2014
2014-00122	CRUZE, LEONA M	70.39413.000	106	KORONIS CT	SELLERS HEATING & AIR	8/26/2014	Mecha Residential	Replaceme	8/27/2014
2014-00123	VOSS PLUMBING	70.38941.000	316	BUSINESS 23 E	VOSS PLUMBING AND HEAI	8/28/2014	Buildin Commercial	Remodel	12/9/2014
2014-00124	MICHAELIS, RICH/	70.39168.202	300	COUNTY ROAD 34	KORONIS BUILDERS ONE	9/3/2014	Buildin Commercial	Accessory Building	
2014-00125	GINTHER, JOYCE I	70.39152.000	538	SUNRISE AVE	SELLERS HEATING & AIR	9/18/2014	Mecha Residential	Repair/Ma	9/23/2014
2014-00126	HESS, PAUL A & C	70.39244.076	205	CARROLL CT	VOSS PLUMBING & HEATIN	9/15/2014	Mecha Residential	Mechanica	10/14/2014
2014-00127	ERICKSON, GARY	70.38849.000	215	LAKE AVE	ERICKSON, GARY J & CONN	9/18/2014	Buildin Residential	Roofing	10/23/2014
2014-00128	DALE BARSNESS	70.39244.062	205	SPRUCE ST	BARSNESS, DALE	9/29/2014	Buildin Residential	Roofing	12/11/2014
2014-00129	BRAD WRIGHT	70.38833.000	411	WENDELL ST W	WRIGHT, BRAD	9/30/2014	Buildin Residential	Roofing	10/23/2014
2014-00130	JAMES & PRITCHETT	70.39509.000	416	BURR ST	PRITCHETT, JAMES & KELL'I	10/2/2014	Buildin Residential	Window/C	10/14/2014
2014-00131	WENDROTH, LAW	70.38973.000	513	LAKE AVE	WENDROTH, LAWRENCE R	10/6/2014	Buildin Residential	Roofing	12/9/2014
2014-00132	COLE, ROBERT H	70.39317.000	603	STEARNS AVE	JACK DAHL REMODELING	10/8/2014	Buildin Residential	Roofing	12/9/2014
2014-00133	EDWARD SCHMITZ	70391690000	417	MINNIE ST	CHUCK SCHMITZ EXCAVAT	10/14/2014	Buildin Commercial	Demolition	12/31/2014
2014-00134	ALSTEAD, NANCY	70.39299.000	116	MAIN ST E	J P EVANS CONSTRUCTION	10/14/2014	Buildin Residential	Window/C	11/3/2014
2014-00135	FUCHS, BRUCE L &	70.39185.000	302	RIVER ST	FUCHS, BRUCE L & DIANE	9/18/2014	Buildin Residential	Remodel	
2014-00136	Richard Hubert	70.38710.000	635	PONDEROSA ST	Hubert, Richard	9/22/2014	Buildin Residential	Addition	12/12/2014
2014-00137	Richard Hubert	70.38710.000	635	PONDEROSA ST	Hubert, Richard	9/22/2014	Buildin Residential	Remodel	
2014-00138	PAYNESVILLE ARE	70.38646.530	110E	MAIN ST W	SELLERS HEATING & AIR	9/18/2014	Mecha Commercial	Mechanica	9/23/2014
2014-00140	Gary & R Rothstein	70.39081.000	113	JAMES ST W	RON MEHR CONSTRUCTIO	9/30/2014	Buildin Commercial	Addition	
2014-00141	STEVEN MCCLLOUD	70.39391.000	330	KORONIS AVE	MCCLLOUD, STEVEN	9/25/2014	Buildin Residential	Accessory Building	
2014-00142	SCHULTZ, WILLAR	70.39275.000	621	KORONIS AVE	J P EVANS CONSTRUCTION	10/14/2014	Buildin Residential	Window/C	11/18/2014
2014-00143	HICKMAN, WILLIA	70388480000	207	LAKE AVE	SELLERS HEATING & AIR	10/15/2014	Mecha Residential	Repair/Ma	12/9/2014
2014-00144	Richard Hubert	70.38710.000	635	PONDEROSA ST	SELLERS HEATING & AIR	10/15/2014	Mecha Residential	Repair/Ma	1/2/2015
2014-00145	THOMAS D PIERS	70392170000	426	WENDELL ST W	MIKE BROCKNER CONSTRU	10/17/2014	Buildin Residential	Window/C	12/31/2014
2014-00146	THOMAS D PIERS	70392170000	426	WENDELL ST W	MIKE BROCKNER CONSTRU	10/17/2014	Buildin Residential	Siding	10/28/2014
2014-00147	ELLARRY PRENTICE	70.39268.000	414	LAKE AVE	PRENTICE, ELLARRY	10/23/2014	Buildin Residential	Roofing	
2014-00148		70.38642.000	805	HIGHWAY 55		10/27/2014	Buildin Commercial	Addition	
2014-00149	PETER & I JACOBSON	70.39244.016	125	HIGHWAY 55	ERIC FRANK	11/13/2014	Buildin Commercial	New Construction	
2014-00150	JEFF SAWAZKY	70.39129.000	645	HUDSON ST	HEDLOF CONSTRUCTION, II	10/27/2014	Buildin Residential	Siding	12/9/2014
2014-00151	CITY OF PAYNESV	70.39363.025	317	HIGHWAY 55	VOSS PLUMBING & HEATIN	10/17/2014	Buildin Commercial	New Construction	
2014-00153	JEFF SAWAZKY	70.39129.000	645	HUDSON ST	HEDLOF CONSTRUCTION, II	10/28/2014	Buildin Residential	Window/C	12/9/2014
2014-00154	WELLE, JOHN O &	70.39136.000	630	HUDSON ST	PELLA NORTHLAND	10/29/2014	Buildin Residential	Window/C	12/9/2014
2014-00155	HUKRIEDE, CYNTI	70.38955.000	343	LAKE AVE	MEHER ROOFING	11/3/2014	Buildin Residential	Roofing	12/9/2014
2014-00156	GRONLI, DAVID	70.39460.000	405	RICHMOND ST	SELLERS HEATING & AIR	12/1/2014	Mecha Residential	Repair/Ma	12/9/2014
2014-00157	LOUIS BAAS	70.39290.000	645	WASHBURNE AVE	SELLERS HEATING & AIR	12/9/2014	Mecha Residential	Repair/Ma	12/11/2014
2014-00158	PAUL, HAROLD F	70.39312.000	624	WASHBURNE AVE	PAUL, HAROLD F & ANNETI	12/10/2014	Buildin Residential	Window/Door Replacem	
2014-00159	SCHOLZ, MARCO	70.39565.010	140	GRANDE ST N	THD AT - HOME SERVICE, II	10/27/2014	Buildin Residential	Window/C	12/3/2014

2014-00160	YARMON YARMON,STANLE	70.38748.006	640	DIEKMANN DRIVE	John Pulsifer Construction I	10/30/2014	Buildin Commercial	Addition
2014-00161	LOUIS INDUSTRIE	70.39242.026	222	INDUSTRIAL LOOF	INNOVATIVE POWER SYSTII	11/4/2014	Buildin Industrial	Addition
2014-00162	WELLS FARGO	70.38846.000	216	RAILROAD ST	ALL AROUND PROPERTY & I	11/14/2014	Buildin Residential	Window/C 12/12/2014
2014-00163	AMPI	70.70461.000	200	RAILROAD ST W	ROOF 1 RBR, INC	11/25/2014	Buildin Industrial	Roofing
2014-00164	SCHULTZ,WILLAR	70.39275.000	621	KORONIS AVE	JEFFREY P EVANS	12/16/2014	Buildin Residential	Window/Door Replacem
2014-00168	GALEN SELLERS	70.39512.000	805	BUSINESS 23 W	BRIAN MILLER	12/12/2014	Buildin Commercial	Roofing 12/23/2014