

**RESOLUTION NO. 2021-10**

**STATE OF MINNESOTA  
COUNTY OF MILLE LACS  
PRINCETON TOWNSHIP**

**A RESOLUTION ESTABLISHING FINDINGS OF FACT AND  
RESOLUTION OF THE BOARD OF SUPERVISORS THAT THE  
REQUEST BY OF DAVID KEPPLER FOR A PRELIMINARY PLAT  
REFERRED TO AS KEPPLER ADDITION AT 2601 65<sup>TH</sup> AVENUE IN  
SECTION 26, PRINCETON TOWNSHIP BE APPROVED WITH  
CONDITIONS**

WHEREAS, Princeton Township has received a request from David Kepple for a Preliminary Plat referred to as Kepple Addition at 2601 65<sup>th</sup> Avenue in Section 26 of Princeton Township; and after having conducted a public hearing thereto, the Planning Commission of Princeton Township recommended that the application be approved with conditions. The Board of Supervisors of Princeton Township makes the following findings of fact and resolution:

1. The real property affected by said application is legally described as follows, to wit:

The legal description of the subject property is:

Southeast of Northwest & Government Lot 2, North of Highway except North 1/2 of Northeast of Southeast of Northwest, Except South 840 Feet as Measured on West Line of West 330 Feet of Southeast of Northwest & GL2 North of Highway 95 Right of Way Section 26 Township 36 Range 26. PID 16-026-0600

and

2. The Applicant has submitted an application and supporting documentation to Princeton Township on file at the Town Hall at 10039 55<sup>th</sup> Street, Princeton Township.

and

3. The property is to be considered for rezoning to Rural Residential District by the Board of Supervisors on April 20, 2021 and May 18, 2021 which allows single family development as proposed by the Kepple Addition; and

4. The Applicant has provided a Preliminary Plat referred to as Kepple Addition consisting of three single family lots that comply with the standards of the Rural Residential District; and

5. Staff prepared a planning report dated April 14, 2021 reviewing the request; and the criteria for review of a Preliminary Plat in Section 100:220 of the Subdivision Ordinance; and

6. Said reports recommended approval of the Preliminary Plat subject to the fulfillment of conditions; and

7. The Planning Commission reviewed the Preliminary Plat for Kepple Addition at their April 20, 2021 Special Planning Commission Meeting, took comments from the Applicant and public, and recommended that the Preliminary Plat be approved with conditions.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS FOR PRINCETON TOWNSHIP THAT THE BOARD OF SUPERVISORS APPROVES THE FOLLOWING:**


A. The application from David Kepple for a Preliminary Plat referred to as Kepple Addition at 2601 65<sup>th</sup> Avenue in Section 26 of Princeton Township,

Be and the same as hereby approved by the Board of Supervisors of Princeton Township with the following conditions:

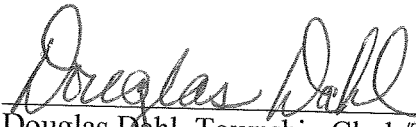
1. Preliminary Plat approval is contingent on the approval of the rezoning from AC Agricultural Conservation to RR Rural Residential by the Board of Supervisors.
2. The Preliminary Plat shall be subject to review and approval of the Township Engineer and Township Attorney.
3. The Preliminary Plat shall be subject to the approval of the Township Engineer as per the conditions in a letter dated February 22, 2021.
4. Approval of the Township Engineer shall be required for the additional driveways and culverts to 65<sup>th</sup> Avenue. Any driveway that crosses over the unnamed stream will need to be provided with a culvert subject to the approval of the Township Engineer.
5. A park dedication fee of \$3,600 for the additional lot shall be paid to the Township prior to recording the Final Plat.
6. All septic systems shall be required to comply with Mille Lacs County requirements for installation, location, and maintenance.

7. A plan shall be provided as part of building permit submittal that addresses tree protection and removal and a plan for installation of electricity and any other utilities. Prior to building permit approval, written preliminary approval must be granted from all applicable utility services.
8. No construction activities shall be conducted after 7:00 PM or before 6:30 AM.

Approved by the Board of Supervisors of Princeton Township this 20<sup>th</sup> day of April 2021.

  
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Eugene Stoeckel Chairman, Board of Supervisors

ATTEST:

  
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Douglas Dahl, Township Clerk/Treasurer