



Development Projects City Commercial

- **Bemidji Storage (Carr Lake Rd)** Routed for review.
- **Capitol Hill Studios, Whelan (Bemidji Ave N)** Building in progress.
- **Green Legacy Investments (Anne St)** In progress.
- **Hanson Contracting Shop (Irvine Ave NW)** Building in progress, waiting for Street project.
- **Hirt Properties LLC (Railroad St SE)** parking lot is now paved, still needs trees.
- **Holiday Station (Highway 2 & Moberg)** CUP process August / September.
- **North Central Door (Carr Lake Rd)** Building addition and parking lot. Waiting for permit reviews.
- **Northridge Cottages 2nd Phase (30th St)** Building in progress.
- **Pizza Ranch (Paul Bunyan Dr)** open, waiting on landscape survivability.
- **Sintec Audio (Irvine)** parking lot and landscaping ongoing. Overdue, JPB Board extension ended 6/30/23.
- **Skips (Paul Bunyan Dr)** Needs grass re-seeded and trees, has 9/12/2023 deadline.
- **Splash Express (Paul Bunyan Dr)** DA signed. Waiting for permit reviews.
- **Starbucks South (Shevlin Ave)** Waiting for review.
- **St. Phillips (Beltrami Ave)** Remodel in progress.
- **The Boardwalk (South Shore)** Waiting for trash and ash enclosure.
- **Veterans Home (Anne St NW)** Work in progress.

Development Projects City Residential

- **Bessler (Larch St NE)** JPB site plan review done 5/23/2023.
- **BI-CAP (Gould Ave NE)** JPB site plan review done 10/19/2022. Building permit issued. Building in progress.
- **Cogswell (Sherman Dr NE)** SSTS Compliance Agreement done 10/18/2022, **Expires 10/17/2023**
- **Eickhof (Waville Rd NE)** SSTS Compliance Agreement done 10/6/2022, **Expires 10/1/2023**
- **Grand (Lagoon Dr NE)** **Expires 5/10/2023** Building addition complete, need verification of stormwater retention.
- **Greenstar Resources (Birchmont Dr. NE)** Variance 2019-32, extended to Fall 2021. **Needs follow up**
- **Habitat for Humanity - Heveron (3rd St SE)** JPB site plan review done 6/4/2021. No landscaping done. Owners have taken possession. Letter of Violation sent. **Needs Follow up.**
- **Habitat for Humanity - Hynes (Wilson Ave SE)** JPB site plan review done 6/4/2021. No grass done. Owners have taken possession. Letter of Violation sent. **Needs Follow up.**
- **Habitat for Humanity (Mississippi Ave NW)** JPB Site Plan Review done 5/24/2023.
- **Hause (2nd St SE)** JPB site plan review done 7/13/2022.
- **Hensley (Irvine Ave NW)** Staff will be monitoring this site for continued compliance. **Is in violation 5/9/2023**
- **Jasko (S Lake Irving Dr SW)** JPB Site Plan Review under review.
- **Karsnia (Brinkman Dr NE)** JPB site plan review done 8/23/2021. House & garage built, well installed, septic installed, waiting on landscaping.
- **Kimble (Scott Ave SE)** JPB site plan review done 6/21/2022. Building Permit issued. Construction ongoing.
- **King (Birchmont Dr NE)** JPB site plan review done 8/22/2022. Building Permit issued. **CLOSED**
- **Matte (Shedhorn St SW)** **CLOSED.**
- **Mortenson (Sherman Dr NE)** JPB site plan review done 5/9/22. No work completed. Building permit has expired.



Joint Planning Board

Site Analyst & Enforcement Activities for August 2023

- **Mostad Properties LLC (Irvine Ave NW)** JPB site plan review done 4/15/22.
- **Paulson (Queens Ln NW)** JPB site plan review done 6/21/22.
- **Pederson (Birchmont Dr NE)** JPB site plan review done 10/13/22. **CLOSED.**
- **Puddle Duck Properties (Beartooth Ave SW)** JPB site plan review done 4/21/2022. Needs trees.
- **Rebischke (Highland Dr NE)** JPB site plan review done 5/31/2022. Construction complete, awaiting landscaping.
- **Smith (Brinkman Dr NE)** JPB site plan review done 9/29/2022. **CLOSED.**
- **Smith (Whispering Ridge Dr NE)** JPB site plan review done 9/15/2022.
- **Swanson (Beltrami Ave NW)** JPB site plan review done 6/28/2022. **CLOSED.**
- **Sweep (Irving Beach Dr SW)** JPB site plan review done 8/31/2022. Construction & landscaping complete but needs 2 trees in front of house.
- **Teig (Whispering Ridge Dr NE)** JPB site plan review done 10/24/2022. Building Permit issued.
- **Thorson (Thorson Blvd NE)** JPB site plan review done 7/20/2022. Building Permit issued, construction ongoing.
- **Tobey (Lake Ave NE)** Variance 2019-29 Reopened 5/11/2021. Needs follow up.
- **Toftum (d.) (Stoner Ave SE)** Stipulation Agreement Amendment, two parcels cleared and closed, one still open.
- **Weiherr (Shortcut Ln SW)** JPB site plan review done. 5/2/2023.
- **Yezhikov (Gould Ave NE)** JPB site plan review done. 5/19/2023.

Development Projects Northern Township Commercial

- **Blue Ox Coffee and Ice Cream (Irvine Ave NW)** Waiting for DA and permit review
- **Dollar General (Irvine Ave NW)** A few trees need to be replaced did not survive. Contacted 8/3/23
- **Hoover Storage Phase 2 & 3 (Irvine Ave NW)** In process of updating site plans and DA.
- **Northdale Carwash (Fairgrounds Rd NW)** Landscaping survival. Trees were replaced, follow up end Summer 2023.
- **Northdale Storage (Louise Ln NW)** Gravel was placed and erosion on stormwater ponds fixed. Reviewing CUP.
- **Northern Rides (Centerpoint Ct NW)** Working with owner. Needs parking lot striping.

Development Projects Northern Township Residential

- **Austad (Birchmont Beach Rd NE)** LUA Expires 10/7/2023. Construction complete, needs stormwater retention.
- **Baker (Grove St. NW)** Land Use Permit Expires 12/20/2023. **CLOSED.**
- **Beck (Bemidji Rd N)** Land Use Permit Expires 10/3/2023.
- **Bowman (Werner Rd NW)** Land Use Permit Expires 5/30/2024.
- **Chambard (Fall Ct NW)** Land Use Permit Expires 6/16/2024.
- **Cuperus (Waville Rd NE)** Land Use Permit Expires 6/1/2023, construction completed, project not yet closed.
- **Eck (Autumn Dr NW)** Land Use Permit Expires 6/6/2024.
- **Eineichner (Rodeo Dr NW)** Land Use Permit Expires 8/31/2023. **CLOSED.**
- **Fitzgerald (Maple Ave NE)** Land Use Permit Expires 4/18/2024.
- **Fredrickson (Hans Ct NW)** Land Use Permit Expires 6/29/2023. Construction complete, needs stormwater retention.
- **Frenzel (Dickinson Dr NW)** Land Use Permit Expires 5/22/2024. **CLOSED.**



- **Graser (Whiting Rd NW)** Land Use Permit Expires 5/24/2024.
- **Hensley (Rodeo Dr NW)** Land Use Permit Expires 10/27/2023.
- **Jacobson (Alder St NE)** Land Use Permit Expires 4/18/2024.
- **JD Construction (Dels Ct NE)** Land Use Permit Expires 8/26/2023.
- **Johnson (Foxcroft Rd)** Land Use Permit, expires 7/24/2023, setbacks verified
- **Johnson (Red Pine Ln NE)** Land Use Permit Expires 8/28/2023, setbacks verified.
- **Jonckowski (Rodeo Dr NW)** Land Use Permit Expires 5/24/2024.
- **Kovach (Acorn Ridge Dr NW)** Land Use Permit Expires 8/8/2023. Construction complete, need to verify landscaping before closing.
- **Lokken (Deer Path Ct NE)** Land Use Permit Expires 5/10/2024.
- **Mack (Hickory Dr NE)** LUA expires 8/24/2024.
- **McDermott (Whitetail Rd NE)** LU Permit Expires 8/8/2024. Setbacks verified, construction started.
- **Medecke (S Movil Lake Rd NW)** Land Use Permit Expires 4/18/2024. Construction ongoing.
- **Metcalf (Waville Rd NE)** Land Use Permit Expires 6/30/2024. Extended. Construction ongoing.
- **Miskavige (Swan Ln NE)** Land Use Permit Expires 4/7/2024.
- **Moran (Rodeo Dr NW)** Land Use Permit Expires 9/7/2023, setbacks verified.
- **Netland (S. Movil Lake Rd NW)** Land Use Permit Expires 9/1/2023
- **Nord (Birchmont Beach Rd NE)** Land Use Permit Expires 8/26/2023
- **Nordquist (Birchmont Beach Rd NE)** Land Use Permit Expires 9/15/2023
- **Okerman (Oakdale LN NE)** Land Use Permit Expires 5/23/2023, construction completed.
- **Olderman (Lake Ave NE)** Land Use Permit Expires 3/30/2023, construction completed.
- **Peterson (Elliot Rd NE)** Land Use Permit Expires 8/5/2023
- **Roysland (Waville Rd NE)** Land Use Permit Expires 8/31/2023.
- **Schoenfelder (E Movil Lake Rd NE)** Land Use Permit Expires 11/29/2023.
- **Shanahan (Whiting Rd NW #101)** Land Use Permit Expires 6/14/2024.
- **Shull (Lavinia Rd NE)** LUA extended 2/24/2024, setbacks verified, construction partly complete, needs landscaping.
- **Simonson (Birchmont Beach Rd NE)** Land Use Permit Expires 7/3/2024, setbacks verified, construction started.
- **S & J Development (Whiting Rd NW #15)** Land Use Permit expires 6/7/2020. Reopened.
- **S & J Development (Whiting Rd NW #17)** Land Use Permit expires 6/7/2020. Reopened.
- **S & J Development (Whiting Rd NW #19)** Waiting for payment.
- **S & J Development (Whiting Rd NW #20)** Land Use Permit expires 10/18/2023.
- **S & J Development (Whiting Rd NW #30)** Land Use Permit expired 8/19/2022. Follow up ASAP.
- **S & J Development (Whiting Rd NW #32)** Waiting for payment.
- **S & J Development (Whiting Rd NW #52)** Approved, LU Permit expires 8/11/2024.
- **S & J Development (Whiting Rd NW #53)** Approved, LU Permit expires 8/11/2024.
- **S & J Development (Whiting Rd NW #71)** Land Use Permit expires 10/18/2023.
- **S & J Development (Whiting Rd NW #85)** Land Use Permit expires 7/21/2023. Setback verified.
- **S & J Development (Whiting Rd NW #86)** Land Use Permit expires 8/10/2023. Setback verified.
- **S & J Development (Whiting Rd NW #102)** LU Permit expires 8/14/2024.
- **Theisen (Acorn Ridge Rd NW)** Approved, LU Permit expires 8/2/2024.
- **T&J Group LLC (Sumac Rd NE)** Approved, LU Permit expires 7/25/2024.
- **Ufford (Hamilton Park NW #9 & #10)** Land Use Permit Expires 5/30/2024.



Joint Planning Board

Site Analyst & Enforcement Activities for August 2023

- **Vaughn (Whiting Rd NW)** Land Use Permit Expires 9/28/2023 Building up, well installed, waiting for septic.
- **Watson (Elliot Rd NE)** Need SSTS Permit by May of 2023
- **Welle (Sumac Rd NE)** Land Use Permit Expires 8/2/2023, Construction mostly complete.
- **Williams (Peace Ln NW)** Land Use Permit expires 7/12/2024, setbacks confirmed
- **Wright (Saint Moritz Ct NE)** Land Use Permit Expires 8/10/2023 **CLOSED.**
- **Zeman (Grandview Dr NW)** Land Use Permit Expires 10/27/2023. **CLOSED.**

Significant Enforcement Actions

- In August, staff worked with property owners and landlords on coming into compliance for excessive trash, camping, vehicles parking on grass, abandoned household items, and farm animals. We are back to full staff and closed three cases while working the backlog. Several new cases were investigated and added to the list.

Summary of Enforcement Actions

Totals for August 2023 Enforcement			
Closed 2023 YTD	City	Township	Total
August Residential	1	0	1
August Non-Residential	3	0	3
July Residential	3	0	3
July Non-Residential	0	0	0
June Residential	0	0	0
June Non-Residential	0	0	0
May Residential	0	0	0
May Non-Residential	0	0	0
April Residential	1	0	1
April Non-Residential	0	0	0
March Residential	3	0	3
March Non-Residential	1	0	1
February Residential	0	0	0
February Non-Residential	0	0	0
January Residential	0	0	0
January Non-Residential	0	0	0
Total Closed Cases 2023	8	0	8

As of 9/1/2023

Totals for August 2023 Enforcement		
By Ward/Township	Residential Districts	Non-Residential Districts
Northern Township	10	6
Ward 1	10	1
Ward 2	3	25
Ward 3	8	5
Ward 4	10	38
Ward 5	12	4
Total	53	79

As of 9/1/2023



Totals for August 2023 Enforcement			
Enforcement Items by Code	City	Township	Total
Residential R-1 through R-6			
301 - Allowed, Permitted, Conditional, and Interim Uses	2	0	2
710 - Signs Permitted in the Residential & MH Districts	1	0	1
801 - Sewage Treatment Standards	0	2	2
803 - Noncompliant Sewage Treatment Systems	1	1	2
804 - Nonconforming Sewage Treatment System	0	1	1
1002 - Exterior Storage & Outdoor Display of Merchandise	26	3	29
1006 - Landscaping Requirements	2	0	2
1009 - Off-Street Parking, Loading & Surfacing Standards	8	0	8
1011 - Temporary Uses or Structures	1	0	1
1020 - Short-Term Rentals	0	1	1
1021 - Farm Animals	2	1	3
1206 - Variances, Appeals and Adjustments	0	1	1
Total Residential Open Cases	43	10	53
Commercial, Industrial, U, UR, OM, LC, LD, & MH	City	Township	Total
301 - Allowed, Permitted, Conditional, and Interim Uses	1	0	1
705 - Nonconforming Signs	1	0	1
718 - Dynamic Displays	21	0	21
803 - Noncompliant Sewage Treatment Systems	0	1	1
804 - Nonconforming Sewage Treatment System	1	0	1
1002 - Exterior Storage & Outdoor Display of Merchandise	12	0	12
1006 - Landscaping Requirements	1	1	2
1008 - Lighting	1	0	1
1009 - Off-Street Parking, Loading & Surfacing Standards	4	0	4
1011 - Temporary Uses or Structures	30	0	30
1013 - Manufactured Home Park Standards	1	2	3
1204 - Land Use, Building and Other Administrative Permits	0	1	1
1205 - Conditional Use or Interim Permits	0	1	1
Total Non- Residential Open Cases	73	6	79
Total Open Cases	116	16	132

As of 9/1/2023