

Goodhue County Land Use Management

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TO: Goodhue County Board of Commissioners
FROM: Lisa M. Hanni, LUM Director / County Surveyor / County Recorder
DATE: May 16, 2023 County Board meeting
RE: Byllesby Leases

The County Board discussed this issue on April 18, 2023 and gave staff direction to:

- 1) Work towards a solution to allow the landowners private dock space;
- 2) Work towards a conversion for the septic encroachment;
- 3) Discuss with the DNR options to lease property that was previously leased.

Staff had a discussion with the DNR representative. We were informed that the County could enter into a license with the owners for the dock space. Jeff Ekblad and I will work with Public Works on the size and location of the dock space, Dave Grove from the County Attorney's office will help us draft a dock license agreement for your review. The license is not considered a conversion and the DNR can approve it without having National Park Service (NPS) approval.

I met with Scott Roepke to look at possible areas along the Cannon Valley Trail to offer as a conversion parcel for the septic area. We need to continue that research and see if the DNR is agreeable to our options.

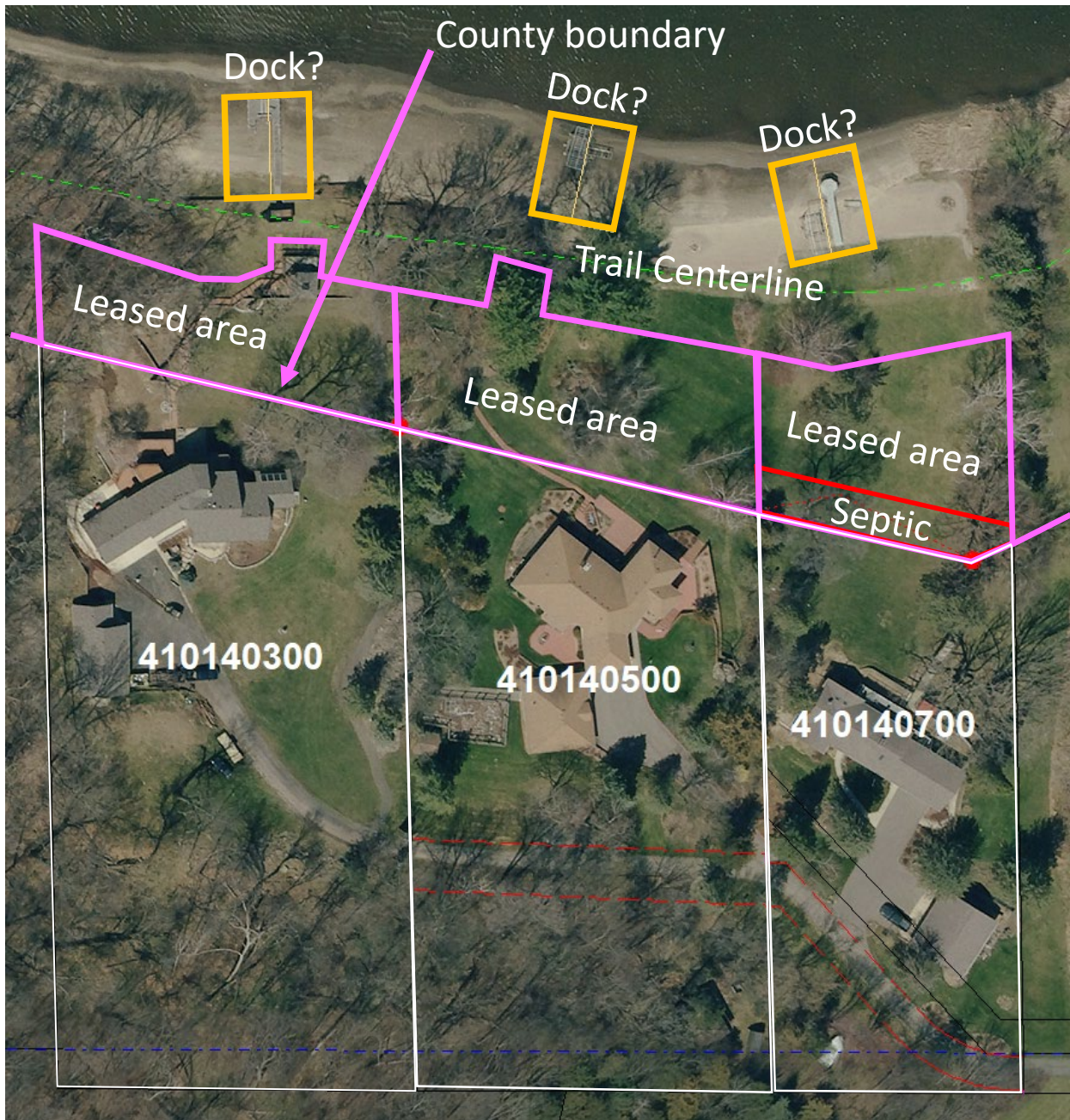
The County has been informed that we could do a limited lease on the areas that were previously leased, however, that would require us to go through the conversion process and remove those areas from LAWCON regulations. The County would still own the land but it would be limited to private use.

County Board discussion

Option 1: Pursue the conversion on the previously leased areas.

This would mean finding larger parcels to convert (possibly having to purchase land), which may or may not be approved by DNR and NPS, but would be basically a status quo for another lease term.

Option 2: Do not pursue the conversion on the previously leased areas and terminate the private use of these areas (structures to be removed). Some of the structures are within feet of the trail and limits the County's ability to expand or improve access to the County land to the west for the term of any new lease.



41-014-0700

Lease = 16,271.05 sq ft

Septic = 3657.53 sq ft

Dock area = 3000sq ft

41-014-0500

Lease = 19,229.69 sq ft

Dock area = 3000sq ft

41-014-0300

Lease = 15,213.04 sq ft

Dock area = 3000sq ft