

# Public Notices

**PUBLIC NOTICE  
ASSESSMENT NOTICE  
Township of Lanesburgh  
Important Information Regarding Property  
Assessment and Classification  
This may affect your 2025 property taxes.**

The Board of Appeal and Equalization for the **TOWNSHIP OF LANESBURGH** will meet on **April 2, 2024 at 5:30 P.M. at Lanesburgh Town Hall**. The purpose of this meeting is to determine whether property in the jurisdiction has been properly valued and classified by the assessor.

If you believe the value or classification of your property is incorrect, please contact your assessor's office to discuss your concerns. If you are still not satisfied with the valuation or classification after conferring with your assessor, you may appear before the local board of appeal and equalization. The board will review the valuation, classification, or both if necessary, and may make corrections as needed. Generally, an appearance before your local board of appeal and equalization is required by law before an appeal can be taken to your county board of appeal and equalization.

Given under my hand this 12th day of February, 2024

/s/ Liz Krocak

Clerk of the Township of Lanesburgh

(Published in The New Prague Times, Thursdays, March 14 and 21, 2024; No. T1248-3-21)

**PUBLIC NOTICE  
SPECIAL CITY COUNCIL MEETING - CLOSED MINUTES  
City of New Prague  
Monday, February 5, 2024 at 6:05 PM  
City Hall Council Chambers - 118 Central Ave N**

Mayor Jirik called the Closed portion of the meeting to order at approximately 6:55 p.m.

PRESENT: Mayor Duane Jirik: Councilmember Shawn Ryan, Councilmember Maggie Bass, Councilmember Rik Seiler, Councilmember Bruce Wolf, City Administrator Josh Tetzlaff

**1. CLOSED SESSION:** Went into Closed session at approximately 6:55 p.m. to conduct a closed City Council meeting to consider strategy for labor negotiations, including negotiation strategies or developments, and discussion and review of labor negotiation proposals.

**2. ADJOURNMENT:** Motion made by Councilmember Ryan, Seconded by Councilmember Seiler to adjourn the meeting at approximately 7:09 p.m. Voting Yea: Mayor Jirik, Councilmember Ryan, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (5-0).

ATTEST:

Duane J. Jirik, Mayor

Joshua M. Tetzlaff, City Administrator

(Published in The New Prague Times, Thursday, March 14, 2024; No. T1244-3-14)

**PUBLIC NOTICE  
CITY COUNCIL MEETING MINUTES  
City of New Prague  
Monday, February 5, 2024 at 6:00 PM  
City Hall Council Chambers - 118 Central Ave N**

**1. CALL TO ORDER**

Mayor Duane Jirik called the meeting to order at 6:00 p.m.

PRESENT: Mayor Duane Jirik, Councilmember Shawn Ryan, Councilmember Maggie Bass, Councilmember Rik Seiler, Councilmember Bruce Wolf

Staff present: City Administrator Josh Tetzlaff, Planning/Community Development Director Ken Ondich, Police Chief Tim Applen, and Public Works Director Matt Rynda

a. Pledge of Allegiance

**2. APPROVAL OF REGULAR AGENDA**

Motion made by Councilmember Wolf, Seconded by Councilmember Seiler to approve the Regular Agenda. Voting Yea: Mayor Jirik, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (4-0).

Councilmember Shawn Ryan arrived at approximately 6:01 p.m.

**3. CONSENT AGENDA**

Motion made by Councilmember Bass, Seconded by Councilmember Seiler to approve the Consent Agenda. Voting Yea: Mayor Jirik, Councilmember Ryan, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (5-0).

a. Meeting Minutes

i. January 16, 2024, City Council Meeting Minutes

b. Claims for Payment: \$746,102.96

c. LG220 MN Lawful Gambling Application for Exempt Permit for MN River Valley Chamber of MN Deer Hunters Association on March 23, 2024, involving a raffle at Park Ballroom, 300 Lexington Avenue South

d. LG220 MN Lawful Gambling Application for Exempt Permit for Ducks Unlimited New Prague on March 1, 2024, involving a raffle at Park Ballroom, 300 Lexington Avenue South

e. Police Officer Position Appointment

f. Emergency Operations Plan

g. Purchase of Toolcat

h. 2024 Property and Casualty Liability Insurance - Removal of Med Pay

i. Police Facility Site Survey

**4. CITY ENGINEER PROJECTS UPDATE**

a. February 5, 2024, Public Works Director Matt Rynda provided a summary of the projects update. No action was taken.

**5. PUBLIC INVITED TO BE HEARD ON MATTERS NOT ON THE AGENDA**

No members of the public spoke at this meeting.

**6. PUBLIC HEARING(S) - 6:00 PM**

**7. ORDINANCE(S) FOR INTRODUCTION**

a. Ordinance #347 - Vacating Certain Easements in the Plat of Pond Third Addition. Planning/Community Development Director Ken Ondich provided context. Motion made by Councilmember Bass to introduce the first reading of the ordinance, Seconded by Mayor Jirik. Voting Yea: Mayor Jirik, Councilmember Ryan, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (5-0).

**8. ORDINANCE(S) FOR ADOPTION**

**9. RESOLUTIONS**

a. Resolution #24-02-05-01 - Fee Schedule Amendment for Memorial Park Baseball Stadium Team Fees. Planning/Community Development Director Ken Ondich gave an overview. Discussion was had. Motion made by Councilmember Bass, Seconded by Councilmember Seiler to approve Resolution #24-02-05-01. Voting Yea: Mayor Jirik, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Voting Nay: Councilmember Ryan. Motion carried (4-1).

Motion made for amended Resolution #24-02-05-01 to allow for the New Prague Area School District to delay their 2024 payment to be payable in 2025. Voting Yea: Mayor Jirik, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Voting Nay: Council-

member Ryan. Motion carried (4-1).

b. Resolution #24-02-05-02 - Setting a Public Hearing to Vacate Certain Easements in the Plat of Pond Third Addition. Motion made by Mayor Jirik, Seconded by Councilmember Wolf to set a public hearing and approve Resolution #24-02-05-02. Voting Yea: Mayor Jirik, Councilmember Ryan, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (5-0).

**10. GENERAL BUSINESS**

a. Annual Community Development Reports

i. Vacant Lot Inventory

ii. Annual Business Inventory

iii. 2023 Growth Statistics

Planning/Community Development Director Ken Ondich provided summaries of the reports.

b. Aquatic and Fitness Center Joint Powers Board. Motion made by Mayor Jirik, Seconded by Councilmember Bass to appoint Matt Becka to the Aquatic and Fitness Center Joint Powers Board. Voting Yea: Mayor Jirik, Councilmember Ryan, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (5-0).

**11. MISCELLANEOUS**

a. Expanded Library Hours

b. Meeting Minutes

i. Planning

ii. Utilities

c. Discussion of Items not on the Agenda

i. Mayor Jirik advised that the New Prague Mayo Clinic Labor and Delivery unit will be closing, and a public hearing addressing the matter is being held by the Department of Health this week. The hospital will be expanding its cancer wing.

ii. Councilmember Ryan inquired about who funded the City's charging stations for electric vehicles. Councilmember Wolf advised that a lot of the subsidy came from SMMPA, and no State funding was used.

iii. Councilmember Bass and Mayor Jirik received an inquiry regarding Greenway Trail and water pooling on the path. Public Works Director Rynda advised that the path was milled completely down. It was not regraded, but reshaped. A 3-inch lift was put over it. Last fall, Rynda noticed approximately 5-6 spots where the path was holding water. He notified the contractor at that time, and the repairs will be addressed this summer.

iv. Councilmember Ryan inquired if a crosswalk sign is going to be installed at 10th Ave and 3rd St NE. Public Works Director Rynda advised that the goal is to eventually have a crosswalk sign at that location, and in the interim the City had blocks painted on the road instead of lines for better visibility. If grants become available for funding, the City will explore them. The painted blocks are temporary, but it's possible it may take years to obtain funding.

v. City Administrator Tetzlaff emailed Council the information regarding the public hearing for Mayo Clinic's Labor and Delivery unit. The public hearing will be held February 6, 2024, at 6:00pm. He advised that Wold Architects would like to provide Council with a recreation study update on March 18th and asked if all Councilmembers are available that day. Tetzlaff inquired if any Councilmembers had interest in City on the Hill and advised he wouldn't be able to attend this year. In addition, he informed Council that Scott County is hosting emergency management trainings for elected officials and staff members and asked if any Councilmembers had interest in participating. Police Chief Applen advised it's informational, not mandatory, but did encourage 1-2 Councilmembers to attend if possible.

vi. Police Chief Tim Applen advised that a new police officer is starting next week and also that another resigned.

**12. ADJOURNMENT**

Motion made by Councilmember Seiler, Seconded by Councilmember Ryan to adjourn the meeting at 6:51 p.m. Voting Yea: Mayor Jirik, Councilmember Ryan, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (5-0).

ATTEST:

Duane J. Jirik, Mayor

Joshua M. Tetzlaff, City Administrator

(Published in The New Prague Times, Thursday, March 14, 2024; No. T1245-3-14)

**PUBLIC NOTICE  
CITY COUNCIL MEETING MINUTES  
City of New Prague  
Tuesday, February 20, 2024 at 6:00 PM  
City Hall Council Chambers - 118 Central Ave N**

**1. CALL TO ORDER**

Mayor Duane Jirik called the meeting to order at 6:00 p.m.

PRESENT: Mayor Duane Jirik, Councilmember Shawn Ryan, Councilmember Maggie Bass, Councilmember Rik Seiler, Councilmember Bruce Wolf

Staff present: City Administrator Josh Tetzlaff, Planning/Community Development Director Ken Ondich, and Public Works Director Matt Rynda

a. Pledge of Allegiance

**2. APPROVAL OF REGULAR AGENDA**

City Administrator Josh Tetzlaff requested to add "Purchase of a Stump Grinder" to General Business. Motion made by Councilmember Seiler, Seconded by Councilmember Ryan to approve the Regular Agenda, as amended. Voting Yea: Mayor Jirik, Councilmember Ryan, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (5-0).

**3. CONSENT AGENDA**

Motion made by Councilmember Ryan, Seconded by Councilmember Bass to approve the Consent Agenda, with the removal of the Meeting Minutes. Voting Yea: Mayor Jirik, Councilmember Ryan, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (5-0).

a. Meeting Minutes

i. February 5, 2024, City Council Meeting Minutes

ii. February 5, 2024, Special City Council Meeting Minutes - Closed

b. Claims for Payment: \$149,419.59

c. Promotion to Wastewater Treatment Plant Operator

d. Large Assembly Permit Request: City-Wide Block Party in Memorial Park - July 18, 2024

e. Large Assembly Permit Request: Run New Prague in Memorial Park - May 4, 2024

f. Monthly Financial Summary

g. Resolution #24-02-20-01 - Appointing Election Judges for the 2024 Presidential Nomination Primary on March 5, 2024

**4. CITY ENGINEER PROJECTS UPDATE**

a. February 20, 2024 Planning/Community Development Director Ken Ondich and Public Works Director Matt Rynda provided updates. No action was taken.

**5. PUBLIC INVITED TO BE HEARD ON MATTERS NOT ON THE AGENDA**

No members of the public spoke at this meeting.

**6. PUBLIC HEARING(S) - 6:00 PM**

**7. ORDINANCE(S) FOR INTRODUCTION**

**8. ORDINANCE(S) FOR ADOPTION**

**9. RESOLUTIONS**

**10. GENERAL BUSINESS**

a. Purchase of a Stump Grinder. Public Works Director Rynda provided background. Motion made by Councilmember Seiler, Seconded by Councilmember Wolf to approve the purchase of the stump grinder. Voting Yea: Mayor Jirik, Councilmember Ryan, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (5-0).

**11. MISCELLANEOUS**

a. Draft of Cannabis Updates to Handbook

City Administrator Tetzlaff advised this item is just informational at this time.

b. Meeting Minutes

i. Park

c. Discussion of Items not on the Agenda

i. Mayor Jirik advised that he was notified recently by Representative Angie Craig's office that the City of New Prague will be getting a new post office.

ii. City Administrator Josh Tetzlaff advised of a potential housing bill coming through, which would require cities to allow multi-family residential buildings to be built up to 150 feet tall in any commercial zone district. The bill is looking to require that cities allow at least 2-4 (up to 8-10) units on any residential lot in the city. It would take parking standards down to no more than 1 per unit. One of the standards is that cities are allowed to set the minimum lot size. The largest minimum lot size that could be allowed is 4,000 sq. ft. Planning/Community Development Director Ondich advised that a typical new platted single family lot is 9,000 sq. ft. Discussion was had. City Administrator Tetzlaff relayed that the bill had a hearing February 20, 2024, in front of the Housing Finance Policy Committee and he hasn't heard the outcome of the hearing yet.

iii. Planning/Community Development Director Ondich stated that the Planning Commission and City Council will need to have a joint workshop regarding the Comprehensive Plan and the draft plan. He proposed March 11th as a meeting date.

**12. ADJOURNMENT**

Motion made by Councilmember Ryan, Seconded by Mayor Jirik to adjourn the meeting at 6:27 p.m. Voting Yea: Mayor Jirik, Councilmember Ryan, Councilmember Bass, Councilmember Seiler, Councilmember Wolf. Motion carried (5-0).

ATTEST:

Duane J. Jirik, Mayor

Joshua M. Tetzlaff, City Administrator

(Published in The New Prague Times, Thursday, March 14, 2024; No. T1246-3-14)

**PUBLIC NOTICE**

**PUBLICATION OF ORDINANCE #347  
AN ORDINANCE VACATING CERTAIN EASEMENTS  
IN THE PLAT OF POND THIRD ADDITION**

**WHEREAS**, the New Prague City Council previously passed Resolution #24-02-05-02 noting the City of New Prague's interest in vacating certain drainage and utility easements as identified in the resolution and the exhibit to the resolution, pursuant to Section 12.06 of the New Prague City Charter, legally described as follows:

The 5' drainage and utility easement adjacent to the east line of Lot 2, Block 1, Pond Third Addition, Scott County, Minnesota.

The 5' drainage and utility easement adjacent to the west line of Lot 3, Block 1, Pond Third Addition, Scott County, Minnesota.

(with such easements hereinafter referred to as the "Property"); and

**WHEREAS**, a public hearing to consider the vacation of the Property was held on the 4th day of March, 2024, before the City Council in the City Hall located at 118 Central Avenue North, New Prague, Minnesota, after due published and posted notice had been given, as well as personal mailed notice to all affected property owners by the City Clerk on the 20th day of February, 2024 and all interested and affected persons were given an opportunity to voice their concerns and be heard; and

**WHEREAS**, any person, corporation or public body owning or controlling easements contained upon the Property proposed to be vacated, reserves the right to continue the same or to enter upon such Property, way or portion thereof vacated to maintain, repair, replace or otherwise attend thereto; and

**WHEREAS**, the Council in its discretion has determined that the vacation of the Property will benefit the public interest because the Property will no longer be used for easement purposes as the property is being combined and a structure will be constructed over the area.

**WHEREAS**, a majority of all members of the City Council concur in this ordinance;

**NOW, THEREFORE, THE CITY OF NEW PRAGUE, SCOTT AND LE SUEUR COUNTIES, MINNESOTA, ORDAINS:**

**SECTION 1.** An uncodified City ordinance is adopted pursuant to Chapter 12.06 of the New Prague City Charter to provide as follows:

Subdivision 1. The recitals set forth in this Ordinance are incorporated into and made a part of this Ordinance.

Subdivision 2. The City controls the dedicated Property located in Scott County, Minnesota, with the legal description of the Property being as follows:

The 5' drainage and utility easement adjacent to the east line of Lot 2, Block 1, Pond Third Addition, Scott County, Minnesota.

The 5' drainage and utility easement adjacent to the west line of Lot 3, Block 1, Pond Third Addition, Scott County, Minnesota.

Subdivision 3. The City Council has determined that vacation of the Property will further the public interest and welfare.

Subdivision 4. As provided by Section 12.06 of the New Prague City Charter, the City Council authorizes and grants the vacation of the Property such that the Property described as follows is hereby vacated:

The 5' drainage and utility easement adjacent to the east line of Lot 2, Block 1, Pond Third Addition, Scott County, Minnesota.

The 5' drainage and utility easement adjacent to the west line of Lot 3, Block 1, Pond Third Addition, Scott County, Minnesota.

Subdivision 5. The Mayor and City Administrator, staff and consultants are hereby authorized and directed to sign all documents or take any and all additional steps and actions necessary or convenient in order to accomplish the intent of this Ordinance.

**SECTION 2.** This ordinance shall take effect and be in force upon its publication, in accordance with Section 3.13 of the City Charter, and pending approval of the lot combination of Lot 2, Block 1, Pond Third Addition and Lot 3, Block 1, Pond Third Addition.

Introduced to the City Council of the City of New Prague, Minnesota, the 5th day of February, 2024.

The required 10 days posted notice was completed on the City Website and City Hall Bulletin Board on or before February 6th, 2024.

Passed by the City Council of the City of New Prague, Minnesota, this 4th day of March, 2024 and to be published on the 14th day of March, 2024.

New Prague City Council

Joshua M. Tetzlaff, City Administrator

(Published in The New Prague Times, Thursday, March 14, 2024; No. T1247-3-14)

**NOTICE OF  
MORTGAGE  
FORECLOSURE SALE  
THE RIGHT TO VERIFI-  
CATION OF THE DEBT  
AND IDENTITY OF THE  
ORIGINAL CREDITOR  
WITHIN THE TIME PRO-  
VIDED BY LAW IS NOT AF-  
FECTED BY THIS ACTION.**

NOTICE IS HEREBY GIVEN, that default has occurred in the conditions of the following described mortgage: Mortgage: Austin Brown and Carissa Marie Brown, spouses married to each other

Mortgagee: Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for Bell Bank, its successors and assigns

Dated: June 1, 2018

Recorded: June 26, 2018

Le Sueur County Recorder Document No. 416661

Assigned To: Freedom Mortgage Corporation

Dated: January 16, 2024

Recorded: January 16, 2024

Le Sueur County Recorder Document No. 451827

Transaction Agent: Mortgage Electronic Registration Systems, Inc.

Transaction Agent Mortgage Identification Number: 101010410000425624

Lender or Broker: Bell Bank, a Corporation

Residential Mortgage Servicer: Freedom Mortgage

Mortgage Originator: Bell Bank, a Corporation

LEGAL DESCRIPTION OF PROPERTY: Lot 3 and the East 13 feet of Lot 4, Block 35, in Parson's, Paquin's and Hitchcock's Addition to the City of Waterville, Le Sueur County, Minnesota

This is Abstract Property.

TAX PARCEL NO.: 24.620.0740

ADDRESS OF PROPERTY: 316 Common St., Waterville, MN 56096

COUNTY IN WHICH PROPERTY IS LOCATED: Le Sueur

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$166,666.00

AMOUNT DUE AND CLAIMED TO BE DUE AS OF DATE OF NOTICE: \$167,690.58

That prior to the commencement of this mortgage foreclosure proceeding Mortgagee/Assignee of Mortgagee complied with all notice requirements as required by statute; that no action or proceeding has been instituted at law or otherwise to recover the debt secured by said mortgage, or any part thereof; PURSUANT to the power of sale contained in said mortgage, the above described property

will be sold by the Sheriff of said county as follows:

DATE AND TIME OF SALE: May 15, 2024, 01:00 PM

PLACE OF SALE: Sheriff's Office, 435 E. Derrynane St., Ste 1100, Le Center, MN 56057 to pay the debt then secured by said Mortgage, and taxes, if any, on said premises, and the costs and disbursements, including attorneys' fees allowed by law subject to redemption within 6 Months from the date of said sale by the mortgagor(s), their personal representatives or assigns.

DATE TO VACATE PROPERTY: The date on or before which the mortgagor must vacate the property if the mortgage is not reinstated under Minnesota Statutes section 580.30 or the property redeemed under Minnesota Statutes section 580.23 is November 15, 2024 at 11:59 p.m. If the foregoing date is a Saturday, Sunday or legal holiday, then the date to vacate is the next business day at 11:59 p.m.

MORTGAGOR(S) RELEASED FROM FINANCIAL OBLIGATION ON MORTGAGE: NONE

THE TIME ALLOWED BY LAW FOR REDEMPTION BY THE MORTGAGOR, THE MORTGAGOR'S PERSONAL REPRESENTATIVES OR ASSIGNS, MAY BE REDUCED TO FIVE WEEKS IF A JUDICIAL ORDER IS ENTERED UNDER MINNESOTA STATUTES SECTION 582.032, DETERMINING, AMONG OTHER THINGS, THAT THE MORTGAGED PREMISES ARE IMPROVED WITH A RESIDENTIAL DWELLING OF LESS THAN FIVE UNITS, ARE NOT PROPERTY USED IN AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

Dated: February 29, 2024

Freedom Mortgage Corporation, Assignee of Mortgagee

By: HALLIDAY, WATKINS & MANN, P.C.

Attorneys for: Freedom Mortgage Corporation, Assignee of Mortgagee

1333 Northland Drive, Suite 205

Mendota Heights, MN 55120 801-355-2886

651-228-1753 (fax)

**THIS COMMUNICATION IS FROM A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.**

MN22719.

(Published in The New Prague Times, Thursdays, March 14, 21, 28, April 4, 11 and 18, 2024; No. T1243-4-18)