

NOTICE OF ANNUAL MEETING AND
ELECTION OF OFFICERS
FOR RESIDENTS OF
LANGOLA TOWNSHIP

Notice is hereby given to the qualified voter(s) of Langola Township, Benton County, State of Minnesota, that the annual Election of Town Officers and Annual Town Meeting will be held on Tuesday, March 11th, 2025. The Election Poll Hours will be open from 11:00 AM to 8:00 PM, at which time the voters will elect:

- One Supervisor –3 year term
- One Treasurer —2 year term

The Board of Canvas will be held at 8:15. The Annual Meeting will follow to conduct all necessary business presented by law.

The Annual Election and Meeting will be held at the following location: Rice City Hall in Rice, MN. . In case of inclement weather, the election and Annual Meeting will be held on Tuesday, March 18th, 2025.

Anita D Seviola
Langola Township Clerk
Benton County

For Absentee voting, please contact Deputy Clerk Peggy Herman at: 393-2915 (Home) 320-267-1863 (Cell)

R-7-1B

CITY OF RICE
COUNTY OF BENTON
STATE OF MINNESOTA
NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held by the City of Rice City Council at 6:00 pm on Monday March 3rd, 2025 at the Rice City Hall, 205 Main Street East, Rice, MN 56367 for the purpose of hearing from the public, considering, and making recommendation to the City Council regarding a Conditional Use Permit for the following property currently zoned Neighborhood Business (B-1): 405Main ST W PID 150084300 to establish a general office for business purposes.

All interested persons will be given an opportunity to comment, testify, or present evidence at the hearing.
Dated: February 15th, 2025

Julie Fandel
City Clerk
City of Rice, MN
R-7-1B

Notice of Public Hearing

The Benton County Board of Commissioners will conduct a public hearing on March 4, 2025 at 9:00 a.m. in the Benton County Boardroom, 531 Dewey Street, Foley, for the purpose of taking public testimony on possible changes to the Benton County fee schedule. Proposed changes include new Bend in the River Regional Park shelter reservation fees. All persons interested may appear and be heard at the time and place set forth above. Individuals unable to attend the public hearing can make written comment by writing to the Benton County Administrator, Benton County Courthouse, 5531 Dewey Street, Box 129, Foley, Minnesota 56329. Written comments must be received prior to the public hearing. A copy of the current fee schedule and proposed changes can be obtained from the Benton County website (www.co.benton.mn.us) or by calling the Benton County Administrator’s Office at 968-5000.

R-7-1B

REGULAR MEETING
SAUK RAPIDS CITY COUNCIL
SAUK RAPIDS GOVERNMENT CENTER,
250 Summit Ave N.
Monday, January 27, 2025
6:00PM
MINUTES

1. Call to Order and Pledge of Allegiance

Mayor Jason Ellering called the meeting to order at 6:00pm. Members present: Clinton Holmgren, Dottie Seamans, and Ellen Thronson. Members absent: Nick Sauer.

2. Additions or Changes to the Agenda

Ashley Bukowski requested to add Approve Abatement Agreement for 920 River Avenue South as agenda item 9-H.

3. Approve the Agenda

Motion: Moved by Councilperson Thronson and seconded by Councilperson Seamans to approve the agenda as amended. Motion carried unanimously.

4. Approve Minutes

A. 1-13-2025 Regular City Council Meeting Minutes

Motion: Moved by Councilperson Thronson and seconded by Councilperson Seamans to approve the 1-27-2025 Regular City Council Meeting Minutes. Motion carried unanimously.

5. Receive and File

A. 11-25-2024 Special EDA Meeting Minutes

Motion: Moved by Councilperson Thronson and seconded by Councilperson Seamans to receive and file the 11-25-2024 Special EDA Meeting Minutes. Motion carried unanimously.

6. Mayor’s Communications

NONE

7. Audience Items/Visitors Total Time Limit 2 Minutes for Items NOT on the Agenda

NONE

8. Public Hearings

NONE

9. Consent Agenda

A. Approve 2025 Appointments

B. Authorize Detailed Estimate for the Potential Undergrounding/Relocation of Power Lines for the 2026 Second Ave South Reconstruction Project

C. Approve a Resolution for a Municipal State Aid Street Funds Advance

D. Approve Replacement of Welder

E. Approve 2025 Fire Department First Assistant Chief Position

F. Approve 2025 Plumbing and Mechanical Contractor Licenses

G. Approve a Resolution to Authorize SEH to Prepare an Addendum to the Feasibility Study for the 2025 Overlay

NOTICE OF MORTGAGE FORECLOSURE SALE

THE RIGHT TO
VERIFICATION OF THE
DEBT AND IDENTITY
OF THE ORIGINAL
CREDITOR WITHIN THE
TIME PROVIDED BY
LAW IS NOT AFFECTED
BY THIS ACTION.

NOTICE IS HEREBY GIVEN, that default has occurred in conditions of the following described mortgage:

DATE OF MORTGAGE: December 20, 2019

MORTGAGOR: Gabriel T. Pageant, a married man.

MORTGAGEE: Mortgage Electronic Registration Systems, Inc., as nominee for Guaranteed Rate Affinity, LLC, its successors and assigns.

DATE AND PLACE OF RECORDING: Recorded January 16, 2020 Benton County Recorder, Document No. 440839.

ASSIGNMENTS OF MORTGAGE: Assigned to: Lakeview Loan Servicing, LLC. Dated June 13, 2023 Recorded June 14, 2023, as Document No. 466549.

TRANSACTION AGENT: Mortgage Electronic Registration Systems, Inc.

TRANSACTION

AGENT'S MORTGAGE IDENTIFICATION NUMBER ON MORTGAGE: 101398219002510420

LENDER OR BROKER

AND MORTGAGE ORIGINATOR STATED ON MORTGAGE: Guaranteed Rate Affinity, LLC

RESIDENTIAL MORTGAGE SERVICER: Flagstar Bank, National Association

MORTGAGED

PROPERTY ADDRESS: 208 8 1/2 Street North, Sauk Rapids, MN 56379

TAX PARCEL I.D. #: 190022400

LEGAL DESCRIPTION OF PROPERTY:

Lots Seven (7), Eight (8), and the North Half (N ½) of Lot Nine (9), all in Block Twenty-one (21) in the Town (now City) of Sauk Rapids, according to the plat and survey thereof on file and of record in the office of the County Recorder in and for Benton County, Minnesota.

COUNTY IN WHICH PROPERTY IS LOCATED: Benton

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$171,816.00

AMOUNT DUE AND CLAIMED TO BE

Improvements Project

H. Approve Abatement Agreement for 920 River Avenue South

Motion: Moved by Councilperson Seamans and seconded by Councilperson Holmgren to approve consent agenda items 9A-9H. Motion carried unanimously.

10. Regular Agenda

A. 2025 CSAH 3 (Second Street North) Roundabout Pedestrian Crossing Safety Improvements

Motion: Moved by Councilperson Seamans and seconded by Councilperson Thronson to approve the Plans and Specifications and Authorize the Advertisement for Bids for the 2025 CSAH 3 (Second Street North) Roundabout Pedestrian Crossing Safety Improvements project contingent upon approval from the MN Department of Transportation. Motion carried unanimously.

B. 2025 Plans and Specifications for the 2025 PFAS Abatement Projects

Motion: Moved by Councilperson Thronson and seconded by Councilperson Holmgren to approve Plans and Specifications for the 2025 PFAS Abatement Projects-Contracts A, B, C, and D, and authorize the advertisement for bids contingent upon MN Department of Health Plan Approval. Motion carried unanimously.

11. Other Staff Items

A. Tax Increment Financing (TIF) and Tax Abatement Financing (TAF) Training 101

Ross Olson stated that the Benton Economic Partnership (BEP) and the Greater St. Cloud Development Corporation (GSDC) are holding a complimentary training session on Tax Increment Financing (TIF) and Tax Abatement Financing (TAF). Olson provided event details for those City Council members interested in attending this March 13th training at St. Cloud State University.

12. Other Council Items and Communications

NONE

13. Approve List of Bills and Claims

Motion: Moved by Councilperson Thronson and seconded by Councilperson Seamans to approve the List of Bills and Claims. Motion carried unanimously.

14. Adjournment

Motion: Moved by Councilperson Thronson and seconded by Councilperson Seamans to adjourn the meeting. Motion carried unanimously.

Mayor Ellering adjourned the meeting at 6:27 pm.

R-7-1B

September 29, 2025, unless that date falls on a weekend or legal holiday, in which case it is the next weekday, and unless the redemption period is reduced to 5 weeks under MN Stat. Secs. 580.07 or 582.032.

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: January 21, 2025

Lakeview Loan Servicing, LLC

Mortgagee/Assignee of

Mortgagee LIEBO, WEINGARDEN, DOBIE & BARBEE, P.L.L.P.

Attorneys for Mortgagee/Assignee of Mortgage

4500 Park Glen Road #300 Minneapolis, MN 55416

(952) 925-6888 92 - 25-001234 FC

IN THE EVENT REQUIRED BY FEDERAL LAW: THIS IS A COMMUNICATION FROM A DEBT COLLECTOR.

R-4-6B