

official proceedings of
COTTONWOOD COUNTY

OFFICIAL PUBLICATION
August 16, 2022

Cottonwood County
Board of Commissioners
Regular Meeting

The Board of Commissioners met at the Cottonwood County Courthouse in Windom, MN. Present for all or portions of the meeting were: Commissioners Larry Anderson, Jason Rupp, Dan Quade, Mitchell Chmielewski, Alex Schultz, Don Reffer, and Joel Alvstad.

Routine Items—approved by unanimous roll call or regular vote: to approve the agenda as amended; to approve

the minutes of the August 2, 2022, regular meeting; to approve August warrants in the amount of \$166,771.42 and broken down as follows: County Revenue Fund—\$914,193.10, Long Term Capital Outlay—\$600.00; County Building Fund—\$290.00, Ditch Fund—\$3,723.82, Taxes and Penalties Fund—\$100.00, Agency Fund—\$500.00, Road and Bridge Fund—\$35,586.54, Waste Abatement/Score Fund—\$10,336.35, Landfill Enterprise Fund—\$24,441.61; adjournment.

Additional Action Items—approved by unanimous roll call or regular vote: to adopt resolution 22-08-16 “Cottonwood County VSO Grant Agreement;” to approve a final payment of \$10,000 to R and G Construction Company for Project 017-611-018; to approve the Conditional Use Permit from Central Special-

ties for an asphalt plant in Amboy Township, Section 12, with conditions; to approve the revisions of the Nuisance Regulations section of Ordinance 28; to increase the United Community Action Partnership monthly rental rate approximately 5% to \$890 per month, effective January 1, 2023, for the transit facility located at 455 11th Street, Windom; to increase the Soil & Water Conservation Districts (SWCD) monthly rental rate approximately 5% to \$2,095 per month, effective January 1, 2023; to allow the Board Chair to sign the CRP contracts withdrawing land from the CRP program; to recess as the County Board and to convene as the Ditch Authority; to accept the Petition to Repair County Ditch #21; to hire ISG to develop repair plan options for CD #21; to accept the B&W Control Spe-

cialist quote in the amount of \$54,500 for 2022 ditch maintenance and add a mile section of road ditch along the west side of County Road 8 between sections 25 and 26 of Midway Township; to adjourn as the Ditch Authority and to reconvene as the County Board.

S/Donna Torkelson,
Auditor/Treasurer
S/Donna Gravley,
Board Chair
S/Kelly Thongvivong,
County Coordinator

OFFICIAL PUBLICATION
August 23, 2022

Cottonwood County
Board of Commissioners
Work Session

The Board of Commissioners met at the Cottonwood County Courthouse in Windom, MN. Present for all or portions of the meeting were: Commissioners Tom Appel, Donna Gravley, Kevin Ste-

vens, Norm Holmen, Larry Anderson; County Attorney Nick Anderson, County Coordinator Kelly Thongvivong, Auditor/Treasurer Donna Torkelson, Kathy Marsh, Nick Klisch, Kay Gross, Paul Johnson, Tayla Snapp, Samuel Krueger, and Todd Hill.

Kay Gross, SWCD District Administrator, and Nick Klisch, Public Works Director, met with the board to review budgets. Chairman Gravley then led the review and discussion of remaining proposed budgets.

Motion by Holmen, second by Anderson, unanimous vote to recess as the County Board and to convene as the Ditch Authority.

Motion by Anderson, second by Stevens, unanimous vote to accept the Engineers Report for the repair of CD#35 as presented and set the public hearing for Tuesday, Sep-

tember 6, 2022, at 11:00 a.m. at the Cottonwood County Courthouse.

Motion by Stevens, second by Holmen, unanimous vote to adjourn as the Ditch Authority and to reconvene as the County Board.

Samuel Krueger and Tayla Snapp from TC Energy, and Todd Hill, Hill Capital Strategies, met with the board to give a presentation the presence of natural gas pipeline infrastructure in Minnesota.

There being no further business, the meeting adjourned at 3:10 p.m.

S/Donna Torkelson,
Auditor/Treasurer
S/Donna Gravley,
Board Chair
S/Kelly Thongvivong,
County Coordinator

PUBLIC NOTICES

STATE OF MINNESOTA
COTTONWOOD COUNTY
BOARD OF
COMMISSIONERS
SEATED AS DRAINAGE
AUTHORITY UNDER
STATUTES CHAPTER 103E
FOR COTTONWOOD
COUNTY JUDICIAL
DITCH 10

The matter of the Division of Cottonwood County Judicial Ditch 10

NOTICE OF HEARING
PLEASE TAKE NOTICE, the Cottonwood County Board of Commissioners, Drainage Authority for Cottonwood County Judicial Ditch 10 (“JD 10”), pursuant to Minn. Stat. § 103E.801, shall hold a public hearing on the motion of the Drainage Authority to divide JD 10. Section 103E.801 authorizes the Drainage Authority to divide drainage systems, if it determines that the division: (1) is consistent with the redetermination of the benefited areas of the drainage system; (2) would provide for the efficient administration of the drainage system; and (3) would be fair and equitable.

The hearing will be held at 9:05 a.m. on September 20, 2022, in the Commissioners’ Room at the Cottonwood County Courthouse, 900 3rd Avenue, Windom, Minnesota. Members of the public are welcome to attend in-person and provide comment on the proposed division JD 10 into two, separate drainage systems.

A report of division benefits is available for inspection at the Cottonwood County Auditor-Treasurer’s office, 900 3rd Avenue, Windom, MN 56101. Written comments will be accepted through close of business on September 19, 2022, by email or by U.S. Mail to Donna Torkelson, Cottonwood County Auditor-Treasurer donna.torkelson@co.cottonwood.mn.us or Cottonwood County Auditor-Treasurer, Attn: Donna Torkelson, 900 3rd Avenue, Windom, MN 56101.
(788—Aug. 31; Sept. 7, 14, 2022)

**NOTICE OF MORTGAGE
FORECLOSURE SALE
THE RIGHT TO VERI-**

**FICATION OF THE DEBT
AND IDENTITY OF THE
ORIGINAL CREDITOR
WITHIN THE TIME PRO-
VIDED BY LAW IS NOT
AFFECTED BY THIS AC-
TION.**

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

DATE OF MORTGAGE: November 20, 2012

ORIGINAL PRINCIPAL AMOUNT OF MORTGAGE: \$134,429.00

MORTGAGOR(S): Jamie Glatz, single man

MORTGAGEE: Mortgage Electronic Registration Systems, Inc.

TRANSACTION AGENT: Mortgage Electronic Registration Systems, Inc. MIN#: 100350200001967017

LENDER OR BROKER AND MORTGAGE ORIGINATOR STATED ON THE MORTGAGE: Mortgage Research Center, LLC DBA Veterans United Home Loans

SERVICER: Wells Fargo Bank, N.A.

DATE AND PLACE OF FILING: Filed November 21, 2012, Cottonwood County Recorder, as Document Number 2688572

ASSIGNMENTS OF MORTGAGE: Assigned to: Wells Fargo Bank, N.A.

LEGAL DESCRIPTION OF PROPERTY:

Part of the Southeast Quarter of the Southwest Quarter (SE1/4 SW1/4) of Section 24, Township 107 North, Range 36 West of the Fifth Principal Meridian, in Cottonwood County, Minnesota, described as follows:

Commencing at an existing iron monument at the Southeast corner of the Southwest Quarter of said Section 24; thence North 89 degrees 59 minutes 13 seconds West, bearing based on Cottonwood County Coordinate System, along the South line of said Southwest Quarter, a distance of 622.00 feet, thence North 00 degrees 50 minutes 30 seconds East a distance of 45.81 feet, to the Northerly right of way line of State Highway Number 30, this being the point of beginning; thence North 89 degrees 09 minutes 30 seconds West, along said

Northerly right of way line, a distance of 322.97 feet; thence North 00 degrees 50 minutes 31 seconds East a distance of 337.18 feet; thence South 89 degrees 09 minutes

30 seconds East, parallel with the centerline of Minnesota State Highway Number 30, as exists, a distance of 337.18 feet; thence South 00 degrees 50 minutes 30 seconds West a distance of 337.18 feet to the point of beginning.

PROPERTY ADDRESS: 48376 State Highway 30, Jeffers, MN 56145

PROPERTY IDENTIFICATION NUMBER: 01-024-0500 COUNTRY IN WHICH PROPERTY IS LOCATED: Cottonwood

THE AMOUNT CLAIMED TO BE DUE ON THE MORTGAGE ON THE DATE OF THE NOTICE: \$111,741.93

THAT all pre-foreclosure requirements have been complied with; 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: **October 27, 2022, 10:00 AM**

PLACE OF SALE: Sheriff’s Main Office, Law Enforcement Center, 902 Fifth Avenue, Windom, MN 56101

to pay the debt 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) the personal representatives or assigns.

TIME AND DATE TO VACATE PROPERTY: If the real estate is an owner-occupied, single-family dwelling, unless otherwise provided by law, the date on or before which the mortgagor(s) must vacate the property, if the mortgage is not reinstated under section 580.30 or the property is not redeemed under section 580.23, is

11:59 p.m. on April 27, 2023, or the next business day if April 27, 2023 falls on a Saturday, Sunday or legal holiday.

“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 5 UNITS, ARE NOT PROPERTY USED FOR AGRICULTURAL PRODUCTION, AND ARE ABANDONED.

Dated: September 1, 2022
Wells Fargo Bank, N.A.
Assignee of Mortgagee
LOGS LEGAL GROUP LLLP
BY

Melissa L. B. Porter - 0337778
Gary J. Evers - 0134764
Joseph M. Rossman - 0397070

Attorneys for Mortgagee
LOGS Legal Group LLP
1715 Yankee Doodle Road, Suite 210
Eagan, MN 55121
(952) 831-4060

THIS IS A COMMUNICATION FROM A DEBT COLLECTOR
(796—Sept. 7, 14, 21, 28; Oct. 5, 12, 2022)

NOTICE
Notice is hereby given that on Tuesday, September 20, 2022, at the City Council Meeting that begins at 6:30 p.m. in the Council Chambers at City Hall, 444 9th Street, Windom, Minnesota, the City Council of the City of Windom will conduct a public hearing.

This will be an informational meeting to discuss the Fire Department Equipment Projects, including economic and environmental impacts, service area, alternatives to the project, potential funding sources, including USDA Rural Development. All resi-

dents and property owners within the City of Windom are encouraged to attend.

By order of the
Windom City Council:
Steve Nasby
City Administrator
(797—Sept. 7, 14, 2022)

STATE OF MINNESOTA
COUNTY OF
COTTONWOOD
FIFTH
JUDICIAL DISTRICT
DISTRICT COURT
PROBATE DIVISION

Court File No.: 17PR22383
Estate of
AUDREY MAE DAVIS,
a/k/a,
AUDREY DAVIS,
Decedent
**NOTICE AND ORDER OF
HEARING ON PETITION
FOR PROBATE OF WILL**

It is Ordered and Notice is given that on October 3, 2022, at 2:15 p.m., a hearing will be held in this Court at Cottonwood County Courthouse, 900 3rd Ave., Windom, MN 56101, for the formal probate of an instrument purporting to be the Will of the Decedent dated August 15, 2018. Any objections to the petition must be filed with the Court prior to or raised at the hearing. If proper and if no objections are filed or raised, the Will will be formally probated.

A charitable beneficiary may request notice of the probate proceedings be given to the Attorney General pursuant to Minnesota Statutes section 501B.41, subdivision 5.

BY THE COURT
Dated: September 7, 2022
/S/Michelle Dietrich
Judge of District Court
Dated: September 7, 2022
Sheila Pierson
Court Administrator

Objections to the petition for appointment of the personal representative must be filed prior to the hearing with the Cottonwood County Court Administration office by: e-filing (electronic filing); email: 5thCottonwoodCourt-Admin@courts.state.mn.us; mail at P.O. Box 97, Windom, MN 56101.

Any interested person plan-

ning on attending the hearing should contact Court Administration at 507-831-7003.

Attorney for Petitioner
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Lommen Abdo, P.A.
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FAX: (612) 436-2293
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C. Thomas Wilson
C.T. Wilson Law Firm, LLC
1726 Sutton Lane
St. Paul, MN 55118
Attorney License No.:
0117651
Telephone: (612) 270-7533
Email: ctwilsonlaw@outlook.com
(799—Sept. 14, 21, 2022)

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