

April 13, 2022
Final Draft

Concerns and Issues Requiring Agreement and Resolution PRIOR to any Merger

- 1) Lent Township and the City of Stacy shall retain all current office & maintenance staff and contracted service providers for a period of 1-year after a completed merger:
 - a) Maintenance staff shall continue providing services within their current geographic areas;
 - b) Future changes and/or restructuring in office & maintenance staff and service providers (attorney, engineer, planner, etc.) shall be determined by the action of the City Council after a completed merger;
 - c) Building Permits and Inspections shall be administered by a common staff;
 - d) The merged City shall prepare a detailed plan for the utilization of all current buildings/facilities, including consideration for moving administrative offices and maintenance facilities to common sites within 1-year after a completed merger
- 2) There shall be a moratorium on any new municipal **taxes and/or fees** for a period of 5-years, unless specifically voted-on and approved by a public referendum after a completed merger;
- 3) Neither Lent Township nor the City of Stacy shall be liable/responsible for any financial or legal obligations currently encumbering either entity, except for the continued operation of the Stacy-Lent Fire Department, until such time as the merged City Council establishes an independent **Finance Committee** and adopts an integrated plan for the management of the financial assets, debts and resources of the merged City:
 - a) The **Finance Committee** shall be composed of 3 citizens from the former Lent Township, 3 citizens from the former City of Stacy and chaired by the mayor of the merged City, all having an equal vote; and
 - b) The **Finance Committee** shall be established within 3-months of the official establishment of the merged City; and
 - c) The **Finance Committee** shall prepare an integrated plan for the allocation, apportionment, disbursement and management of the combined financial assets, debts and resources of the merged City; and
 - d) This plan shall be presented to and approved by the new City Council, after an official public hearing, within 6-months of the establishment of the merged City.
- 4) No areas within the current boundaries of Lent Township shall be required to connect to or pay assessments/service fees for the City of Stacy's municipal sewer and/or water system until:
 - a) Such time as the merged City Council develops an integrated, long-range plan for community-wide public sewer and water service; and
 - b) Such plan is officially adopted by the City Council after an official public hearing; and
 - c) Whenever municipal sewer and/or water becomes available to areas within the current boundaries of Lent Township, residents shall be allowed to continue the use of their on-site waste treatment systems and private wells; unless and until
 - d) An existing on-site waste treatment system or private well fails to comply with applicable sanitary codes and standards, at which time the resident shall be required to connect to the Municipal sewer and/or water system. This shall include

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any enlargement, expansion, reconstruction or significant change in the use of an existing on-site waste treatment system or private well.

- 5) The “merged” City shall:
 - a) Be based on a 6-member City Council, with the Mayor voting as a 7th Council member; and
 - b) At the time of any merger, 2 current members of the Lent Township Board of Supervisors shall be selected by a process to be determined by the current Township Board, to fill new City Council seats until the next election; and
 - c) There shall be an open election for all City Council and the Mayor seat at the next General Election or within 1-year of the establishment of the merged City, whichever comes first.
 - d) The City Council and Mayor shall all serve 4-year terms, with a staggered number of seats at each subsequent general election (e.g. 3 council seats & the mayor seat at one election and 3 council seats at the next election).
- 6) Both governmental entities shall retain their present Comprehensive Plans and Land Use Regulations, until:
 - a) Such time as the “merged” City Council adopts a unified Comprehensive Plan and appoints unified Administrative bodies (i.e. Planning Commission, Park & Road Commissions, etc.); and
 - b) The unified Comprehensive Plan and any Land use Regulations promulgated pursuant to it shall be prepared and adopted, after an official public hearing, within 2-years of the establishment of the merged City; however
 - c) Upon the establishment of the merged City, an ***Interim Joint Planning Commission*** shall be formed from the previous members of the City of Stacy and Lent Township Planning Commissions. The purpose of the ***Interim Joint Planning Commission*** shall be to oversee the preparation of a unified Comprehensive Plan and associated Land use Regulations to be considered by the “merged” City Council.
- 7) Areas within the current boundaries of Lent Township shall:
 - a) Retain, in perpetuity, all privileges and uses currently enjoyed by its citizens including, but not limited to:
 - 1) legal outdoor burning; and
 - 2) legal hunting, shooting & trapping; and
 - 3) legal use of ATV’s, snowmobiles & off-road vehicles on private property; and
 - 4) legal keeping of pets & livestock; and
 - 5) All other reasonable uses currently allowed under local and County ordinances, State and Federal law.
 - b) A provision guaranteeing these privileges and uses shall be incorporated into the appropriate sections of the new Comprehensive Plan and Land Use Regulations (see item 6 above) and a letter to this effect shall be placed in each individual “property file” maintained in the electronic records of the merged City
- 8) Lent Township shall send an official letter to ALL property owners affected by the proposed Chisago City annexation plan to determine if:
 - a) They wish to become part of Chisago City; or if
 - b) They wish to remain with Lent Township and become part of a Stacy-Lent merged city.

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- 9) The merged City shall continue to contract with the Chisago County Sheriff's Department for ongoing law enforcement services.
 - 10) Pursuant to Minnesota Statutes Section 414.031, Subdivision 1, Item (4)*, the Lent Township Board of Supervisors and the Stacy City Council shall adopt a Joint Resolution "stating their desire to have the entire township annexed to the municipality".*
 - 11) Pursuant to Minnesota Statutes Section 414.031, Subdivision 3**, this Resolution shall be submitted to the office of the Chief Administrative Law Judge, who "shall designate a time and place for a [public] hearing in accordance with section 414.09."** This public hearing shall occur "within 30 to 60 days from receipt of the document by the chief administrative law judge."**
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