



Regular Board Meeting
Wednesday June 10, 2026 6:00PM

The Town of Big Lake Board of Supervisors met in regular session, at 6:00 PM, on Wednesday June 10, 2026, at the Town of Big Lake Town Hall, located in the Big Lake Township's Lions Park Community Center, at 21960 County Road 5 NW, Big Lake Township, Sherburne County, State of Minnesota. The meeting was called to order by Chair Bruce Aubol, and the Pledge of Allegiance was recited. Supervisor Larry Alford, Supervisor Dean Brenteson, Supervisor Laura Hayes, Vice-chair Mark Hedstrom - via telecommunication, Treasurer Kenneth Warneke, Clerk Brenda Kimberly-Maas, Deputy Treasurer Becky Guthrie, Deputy Clerk Debbie Workman, Sergeant Derek Barrett - Sherburne County Sheriff's Department, Don Bellach - Patriot newspaper reporter, and Hussin Alkhalaf were in attendance. Per MN Statute 13D.02 all voting was done by rollcall.

Approval of Meeting Agenda

Motion/Second to accept the presented meeting agenda by: Hayes/Brenteson. Approved by: Alford, Aubol, Brenteson, Hayes, and Hedstrom. None Opposed. Motion carried. The meeting proceeded in accordance with the agenda presented.

Approval of Consent Agenda

The Consent Agenda consisted of: A) Approval of Minutes; Regular meeting of 03/25/2026. B) Approve claims and payroll submitted between 03/25/2026 and 04/08/2026.

Motion/Second to Approve consent agenda by: Hedstrom/Brenteson. Approved by: Aubol, Brenteson, Hayes, and Hedstrom. None opposed. Motion carried.

Sheriff's Report

Sergeant Derek Barrett reported 293 calls in the township for the month of May 2026. Sergeant Barrett told the Board the department responded to a fire in the 14600 block of 190th Ave. NW. The fire occurred in a vacant home which was listed for sale. The owners stated they may have left some stain-soaked rags in a bag, on the deck. It is possible the rags combusted and caused the fire. There were no personal injuries, but the house suffered major losses. Sgt. Barrett also relayed the warmer weather is getting people out on the local lakes and there were six (6) boating complaints reported. Four were initiated by the on-duty deputy who was checking registrations, etc. One complaint was made regarding carp fishing and one (1) report of teens driving jet-skis erratically and too close to shore.

Supervisor Hayes inquired about the significant increase in extra patrols, security and welfare checks. Sgt. Barrett said there were likely two reasons for the increase. One being these types of calls are request driven. The other is these types of incidents may have been less frequently

recorded by deputies in 2025. There were no other questions from the Board.

Town Business

IUP to allow business activities at on Parcel PID# 10-00120-3420

Hussin Alkhalaf was present to speak about the request for an Interim Use Permit to allow his business to buy and sell vehicles, boats and farm implements. The business will also service & repair vehicles pre- and post-sale. The vehicles to be sold will be purchased primarily from online auctions with some sales at the store. Chair Aubol asked if the lot is large enough for proposed 22 parking spaces. Mr. Alkhalaf said he plans to use the previous business' lot configuration, which would allow for 22 vehicles in the lot. Supervisor Hayes said she previously worked at a business which occupied the east end of the building, where TKD karate is currently located, and though you can fit 22 vehicles in the configuration presented, it is nearly impossible to move the vehicles unless they were "unstacked" first. She suggested an alternative parking arrangement which would create several spaces and still allow cars to be moved without unstacking all the cars to get at those in the center of the lot. Other comments she had for the IUP were to only allow vehicles in good saleable/useable sale to be parked in front of the business; respecting the parking area perimeter; and keeping the parking area clear of debris. This would ensure the two businesses on the same parcel have safe and ample parking for their customers and would limit the junkyard look to the parcel. Supervisor Hedstrom agreed that repairables need to be stored away from the front of the building, just as is done at the World on Wheels business, on the west side of the township. Chair Aubol wondered if a comment suggesting the lot be paved would be in order? Supervisor Alford said that because it is a business lot, not a parking lot, he didn't think the Board could make that a condition of the IUP. Mr. Alkhalaf said he intends to do his best to keep the parking area organized and clean.

The Board recommended approval of the IUP with the comments made and alternative parking configuration to be included with comments for County Planning & Zoning.

Annual Sherburne County Historical Society membership

The Board was presented with Sherburne County History Center's (SCHC) annual membership drive letter, for its consideration. Per Minn. Statute, a town board may appropriate from its general fund up to 0.02418 percent of its taxable market value to be paid to the county historical society if the society is approved by the state historical society, as an annual expense. The 2025 budget has \$1,200 allocated for museum donations. SCHC is a state approved, county historical society. The Town Board has supported the SCHC at the \$1000 Heritage level for many years.

Motion/Second to make a Heritage level donation of \$1,000.00 in support of the Sherburne County History Center by: Hayes/Alford. Approved by: Alford, Aubol, Brenteson, Hayes and Hedstrom. None Abstained. None Opposed. Motion Prevailed.

Roads

Supervisor Brenteson reported the road construction projects in Aspen Hills and Wild Run developments would be delayed until July. The delay is due to shipping delays for some equipment needed to perform the work. The contract states the work must be completed by the time school resumes in the fall.

He reported that the road tour project list is being worked on. And trees which were blown over during storms the previous night had been cleared from the road and rights-of-

way.

Supervisor Alford informed the Board that the town's mowing vendor has a new 10' flail mower and will begin mowing rights-of-way, on July 1st.

Business from the Board – Committee Reports/Updates

Supervisor Hayes told the Board she had proofed the mailer to be sent to the township's residents with information about alternative methods to be informed about weather and emergencies. There were a couple of revisions to be made. Clerk Maas will have it ready for Board review and approval at the June 24th meeting.

Chair Aubol will be attending the County Board of Adjustment meeting on June 11th where a couple of road setback variances for Palmer Township are slated to be discussed.

Supervisor Brenteson will be attending a CMRP meeting on June 11th and will bring back information at the next town board meeting.

Treasurer's Report

Treasurer Warneke informed the board the town's funds remain in good condition. The first settlement of 2026 property tax collections will be deposited by Sherburne County Auditor/Treasurer's office on Friday (June 12, 2026). The 2026 audit bill was presented in the claims approved at this meeting. The recycle day bill has yet to be received. Fund balances reported were general fund: \$ 382,303.58 and road fund: \$ 1,412,036.78.

June 10, 2026, cash balance report ending balances (less escrows) after payment of approved claims, town funds: \$ 2,799,820.70; escrow funds balance: \$ 125,282.35; total town treasury balance: \$2,925,103.05.

Motion/Second to approve the Treasurer's report by: Alford/Hayes. Approved by: Alford, Aubol, Brenteson, Hayes, and Hedstrom. None Opposed. Motion carried.

**Financial Reports are retained as part of the Official Minutes, which are available in the Clerk's Office.*

Open Forum

None.

Announcements

- Big Lake Area Food Shelf produce distribution – Monday June 15, 2026, 3:30PM- 5:30PM.
- Office closed Juneteenth Day – Friday June 19, 2026.
- Next regular town board meeting – Wednesday June 24, 2026, at 6:00PM.
- Office closed Thursday June 25, 2026, for attendance at Couri & Ruppe legal seminar offsite.
- CSAH 5 Pedestrian Bridge ribbon cutting ceremony - Friday June 26, 2026, 11:00AM

Last Call for business

Chair Aubol noted that Clerk Maas had sent out information pertaining to establishment of a noise ordinance and inquired when the Board would like to discuss the information. The determination was to place this matter on the July 8th meeting agenda.

Adjournment:

Motion/Second to adjourn Regular Board Meeting at 6:35PM by: Hayes/Hedstrom. Approved by: Alford, Aubol, Brenteson, Hayes, and Hedstrom. None Opposed. Motion carried.

Approved this 24th day of June 2026, by the Town of Big Lake Board of Supervisors.

Bruce Aubol, Chairman

Recorded by Brenda Kimberly-Maas, Town Clerk