# EMMONS COUNTY RECORD • THURSDAY, DECEMBER 25, 2025 • PAGE B7

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# **PUBLIC NOTICES**

IN THE SOUTH-CENTRAL JUDICIAL **DISTRICT COURT OF EMMONS COUNTY, NORTH DAKOTA** IN THE MATTER OF THE ESTATE OF ROBERT J. JAHNER, DECEASED. Probate No. 15-2025-PR-00014 **NOTICE TO CREDITORS** 

NOTICE IS HEREBY GIVEN that a probate action has been initiated in the above-described estate. All persons having claims against the said deceased are required to present their claims within 90 days after the date of the first publication of this notice or said claims will be forever barred. Claims must be presented to Jacqueline Jahner, personal representative of the estate, c/o Joseph M. Hanson, PC, 100 4th St. NW, P.O. Box 635, Linton, ND 58552, or be filed with

> /s/ Joseph M. Hanson Joseph M. Hanson, Attorney for Personal Representative

> Joseph M. Hanson ND BAR ID# 08025 100 4th St. NW Post Office Box 635 Linton, North Dakota 58552-0635 (701) 254-5774 joseph.hanson@bektel.com Attorney

(12-25-2025)(01-01-2026)(01-08-2026)





HARDWARE

Strasburg, ND • 701-336-7616

**RESOLUTION DECLARING WORK NECESSARY FOR AN IMPROVEMENT** IN STREET IMPROVEMENT DISTRICT NO. 2026

BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF HAZELTON, **EMMONS** COUNTY, NORTH DAKOTA, that it is hereby found, determined, and declared to be necessary and expedient for the City of Hazelton to construct an improvement in and for Street Improvement District No. 2026 consisting of city-wide street rehabilitation, including asphalt overlay, chip seal, associated concrete work other restoration items, and all other contrivances, appurtenances, structures used or useful in connection with the above specified improvements, in accordance with and as described in the resolution creating said district adopted December 1, 2025, and the Engineer's Report which has been prepared by the Engineer for the City of Hazelton and approved by this Commission, which resolution and Engineer's Report, together with an estimate of the probable cost of the work, are now on file in the office of the City Auditor and are open to public inspection.

BE IT FURTHER RESOLVED that the entire cost of said improvement be specially assessed against the benefited property in said improvement district in amounts proportionate to and not exceeding the benefits to be derived by them respectively from said improvement.

BE IT FURTHER RESOLVED that owners of the property liable to be specially assessed for said improvements may file written protests against the said improvements within thirty (30) days after the first publication of this the resolution, and this Council shall at its next meeting after the expiration of said period, to-

wit: On the 2nd day of February, 2026, at 7:00 p.m. meet at the City Hall in the City of Hazelton, for the purpose of hearing and determining the sufficiency of any protests so filed and of taking any such further action with respect to said improvements as may then be deemed necessary and expedient.

**PUBLIC NOTICES** 

BE IT FURTHER RESOLVED that the City Auditor is hereby authorized and directed to cause this resolution, including a map of the improvement district, to be published once each week for two consecutive weeks in the official newspaper of the City of Hazelton, North Dakota, with the first publication being December 18, 2025.

Dated: December 1, 2025

APPROVED: President of the Board of City Commissioners ATTEST: Terry Macdonald City Auditor

#### STATE OF NORTH DAKOTA COUNTY OF EMMONS

I, Terry Macdonald, the duly appointed, qualified, and acting City Auditor of the City of Hazelton, do hereby certify the foregoing to be a full, true, and correct copy of the resolution adopted by the City Commission of the City of Hazelton, at the meeting of the Comission held on the 1st day of December, 2025, and that such Resolution is now a part of the permanent records of the City of Hazelton, as such records are filed in the office of the City

IN WITNESS WHEREOF, I have hereunto set my hand this 1st day of December, 2025

Terry Macdonald City Auditor Hazelton, North Dakota (12-25-2025) (01-01-2026)

# **NOTICE OF PUBLIC HEARING** PLEASE TAKE NOTICE that the

County Commission Resolution 25-12-01 Tuesday, January 6, 2026 at 5:30 P.M., at the Emmons County Courthouse (Courtroom), Linton, North Dakota. The purpose of the hearing is to receive public comment and direction on proposed resolution 25-12-01. If you are unable to attend the public hearing, comments may be sent to the Emmons County Auditor, PO Box 129, Linton, ND 58552 or emailed to mohlhauser@nd.gov.

**RESOLUTION 25-12-01** RESOLUTION TO ADOPT AMENDED CONDITIONAL USE PERMIT PROCESS AND FORM, AND TO DISSOLVE INDUSTRIAL CUP

WHEREAS, Emmons County currently administers two separate Conditional Use Permit (CUP) processes, including a standard CUP and an Industrial CUP;

WHEREAS, the Emmons County Commission seeks to dissolve the separate Industrial Conditional Use Permit in order to simplify, consolidate, and clarify the permitting process; and

WHEREAS, the Commission further seeks to implement revisions to the CUP application procedures, review deadlines, fee schedules, and permit administration requirements; and

WHEREAS, Emmons County resolves to establish a unified Conditional Use Permit applicable to all conditional uses within the County; and

WHEREAS, the Emmons County Commission finds that these amendments promote administrative efficiency, clarity, fairness, and consistency in land-use regulation;

THEREFORE, NOW, RESOLVED by the Board of County Commissioners of Emmons County,

The Industrial Conditional Use Permit is hereby dissolved and shall no longer be used or accepted for future applications.

A single unified Conditional Use Permit (CUP) form and process is hereby adopted, replacing all prior forms and procedures.

An Application Fee of \$750.00 is required at the time of the initial application submittal.

The application is not officially submitted until the fee is paid and the application is verified as complete by the County Auditor.

The County Auditor shall review all CUP applications within ten (10) days of receipt to determine whether the application is complete.

• Written notice shall be provided to the Applicant indicating the date received, whether approved for review, or whether

denied for review with reasons for denial. Public Hearing Deadline.

The Planning & Zoning Commission shall hold a public hearing within sixty (60) days of the date that the County Auditor approves the application for review. The Planning & Zoning Commission shall provide recommendations to the County Commission to either approve, approve with amendments, or deny the application within seven (7) days of the public hearing.

Action by the County Commission. The County Commission shall consider

the permit application at the next regularly scheduled meeting after receipt of the recommendations from the Planning &

Zoning Commission.

Bond Required.

As a condition of issuance, any Conditional Use Permit approved under this resolution shall require the Permittee to furnish a surety bond, irrevocable letter of credit, or other security acceptable to the County, in an amount of \$500,000.00 to ensure full compliance with all terms, conditions, and obligations of the Permit.

The County Commission may adjust the bond requirement at its discretion. The Commission may waive the bond requirement if the Permittee is required to post a bond with the state or another applicable jurisdiction.

Permit Fee Structure.

Upon approval of the Conditional Use Permit, a permit fee equal to 3% of the total cost of construction in Emmons County shall be paid as follows:

If PSC approval is required:

25% of the total permit fee shall be due within 30 days of County approval;

 50% of the total permit fee shall be due within 30 days of PSC approval; and • Total balance of the permit fee shall

be due no later than 30 days prior to the start of construction.

If PSC approval is not required:

• 75% of the total permit fee shall be due within 30 days of County approval;

Total balance shall be due no later than 30 days prior to the start of construction.

The Risk Management Appendix attached to the new CUP is hereby adopted as mandatory for all CUP

All prior CUP forms, Industrial CUP forms, fee schedules, and inconsistent provisions are hereby repealed and replaced by this Resolution. previously approved CUP applications shall remain in full force and effect, and shall be grandfathered into compliance under this Resolution.

BE IT FURTHER RESOLVED that this Resolution shall take effect and be in force immediately upon adoption.

The proposed resolution may be

amended during or after the public hearing. If you are unable to attend the public hearing, comments may be sent to the Emmons County Auditor, PO Box 129, Linton, ND 58552 or emailed to mohlhauser@nd.gov.

2026 STREET IMPROVEMENT DISTRICT

HAZELTON, NORTH DAKOTA

If you wish to receive a copy of this proposed Resolution and/or the application for an Emmons County Conditional Use Permit, please contact the Emmons County Auditor at 701-254-4807 or email mohlhauser@nd.gov.

Marlys Ohlhauser Emmons County Auditor/Treasurer (12-18-2025) (12-25-2025)

### **CITY OF STRASBURG MINUTES** THURSDAY, DECEMBER 11TH, 2025. 7:00 PM

Mayor Schumacher called the meeting to order and Alderpersons, Keller, Pearson, Wald and Schreiner answering roll call. Also present was Frank Bosch, Judy Pfeifer & Rick Keller.

Motion to approve minutes by Pearson 2nd by Schreiner all in favor, motion carried 4-0.

BILLS 11/01, ACH, Strasburg Bank......\$10.00 11/01. ACH. NDPERS ...... \$0.28 \$476.91 11/01, ACH, Ebay ..... 11/01. ACH. BCBS.. \$1 506 51 11/01, ACH, Heartland W ...... \$5,625.00 11/01, 17382, Greg L..... \$420.00 11/01, 17383, Ampride...... \$131 77 11/01, 17384, Banyon.....\$1,730.00 11/01, 17385, Mary V ..... .\$63.00 11/01, 1012, Moore Eng .......\$4,876.20 17386 FCR 11/04, 17387, Keller's ......\$82.33 11/04, 17388, Nodak ......\$519.97 11/04, 17389, Mary V ..... ....\$63.00 11/04, 1013, Frontline Plus.....\$1,992.50 11/10, 1014, Magrum.....\$3,625.00 11/10, 17390, CHS ......\$51.25 11/10, 17391, NAPA ..... \$28 67 11/10, 17392, ND Health .....\$27.00 11/10, 17393, Mary V ..... \$63.00 .....\$1,653.73 11/10. 17394. MDU..... 11/10, 17395-9, Payroll......\$2,892.42 11/10, ACH, BEK .....\$222.10 11/10, ACH, KEM.... .....\$209.00 11/13, 17399, Mary V ......\$63.00 11/13, 17400, WP Health.....\$125.00 11/19, ACH, NDPERS ..... ....\$0 28 11/19, 1015, H Concrete......\$2,220.28 11/19, 17401, Mary V ......\$63.00 11/19, 17402, Stras Ins......\$21.00 11/19, 17403, RRI.....\$5.00 11/19, 17404, SCRW.....\$6,547.40 11/19, 17405, MDU.....\$96.80 11/22, 17406, Mary v....\$63.00 11/23, 1016, Magrum.....\$975.00 11/23, 17407-1, Payrol I......\$5,160.18

11/27, 1017, SED .....\$1,693.25 11/27, 17412, One-Call....\$11.25

11/27, 17414, Robin ......\$100.00 11/27, 17415, Mary V .....\$63.00

\$27 00

11/27, 17413, ND Health .....

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	7, 17419,				
	0 17420				

11/30, ACH, IRS .....\$3,228.00 11/30, ACH, NDPERS ......\$824.29

Mayor Comments-Ordinance update was discussed. New Christmas lights are up. Permits-Raffe permit for 125th, motion

by Pearson to approve 2nd by Schreiner 4-0.

Unfinished business-Junk will be sent out and turned over to City Attorney for further action.

New Business-Utility rates were discussed, motion by Wald 2nd by Pearson to change the Reformed church from \$40 to \$25 for garbage, 4-0. Motion by Schreiner 2nd by Wald to give the employees a Holiday gift 4-0. Motion by Pearson 2nd by Keller to buy a computer for \$1500 4-0. Dog complaint was heard from Pfeifer and Keller. Motion by Pearson 2nd by Wald to fine Keller \$100,

Motion to adjourn by Wald at 8:35 pm

Mary Vicker, Auditor Sonya Schumacher, Mayor (12-25-2025)

## STATE OF NORTH DAKOTA IN DISTRICT COURT **COUNTY OF EMMONS SOUTH CENTRAL JUDICIAL DISTRICT** IN THE MATTER OF THE ESTATE OF **KENT R. GLEASON** PROBATE NO. 15-2025-PR-00015

**NOTICE TO CREDITORS** NOTICE IS HEREBY GIVEN that the undersigned has been appointed personal representative of the above-named estate. All persons having claims against the said deceased are required to present their claims within three (3) months after the date of the first publication of this notice, or said claims will be forever barred. Claims must either be presented to Tricia K Gleason personal representative of the estate, at 2311 Ridge Club Circle, Wichita, Kansas 67205; or filed with the Court.

Dated this 23rd day of October, 2025.

David A. Tschider I.D. #04224

Tschider & Smith 2005 N. Kavaney Dr., Ste. 100 PO Box 754 Bismarck, ND 58502 Attorney For Estate

> Tricia K. Gleason Personal Representative 2311 Ridge Club Circle Wichita KS 67205

(12-25-2025)(01-01-2026)(01-08-2026)