

**DRAFT**

**Greenvale Township Board of Supervisors  
Agenda February 19, 2026  
Regular Meeting  
and  
Board of Audit  
Time: 7:00 PM**

**Call meeting to order**

**Pledge of Allegiance**

**Approve Agenda**

**Approve Minutes:**

**January 15, 2026 Regular Meeting**

**January 26 Closed Meeting**

**Guests**

**Public Comments**

**North Cannon River Watershed Management Organization Report**

**Treasurer Report**

**Budget Team Report**

**(public discussion will be included for each budget item)**

**Recommendations for 2027 Levy**

**Board of Audit**

**Clerk Report**

**Planning Commission**

**Road Report**

**Contracts for 2026**

**Recommendation for parking lot funding**

**Buildings and Grounds**

**Old Business**

**Greg Langer – Litigation**

**312<sup>th</sup> Street Document Review/Discussion**

**New Business**

**Adjourn**





# Regular Town Board Meeting Minutes

## Greenvale Township

## Draft

<b>Public Comments</b>	Kurt Hembd questioned discussion regarding clerk and deputy clerk time at previous board meeting.
<b>Treasurer Report</b>	Treasurers report presented as shared in public packet, including need for new w-4's. A resolution for the township to pay premium sharing was presented. Motion for paid leave premium sharing to be set at 50% through resolution 2026-02
Motion to Approve:	Supervisor Royle
Second:	Chair Anderson
Action on Motion	Passed Unanimously
<b>Treasurer Report</b>	Motion to approve \$307.12 for purchase of Microsoft 365 for treasurer
Motion to Approve:	Supervisor Norkunas
Second:	Chair Anderson
Action on Motion	Passed Unanimously
<b>Treasurer Report</b>	Township currently has 36 employees. Treasurer wishes for scrutiny in hiring of election judges to keep us below 30 employees for the year. Checks to void were presented due to error in entry and errors in printing. Motion to void check number 8949
Motion to Approve:	Chair Anderson
Second:	Supervisor Royle
Action on Motion	Passed Unanimously
<b>Treasurer Report</b>	Motion to void check numbers 8965-8972
Motion to Approve:	Chair Anderson
Second:	Supervisor Royle
Action on Motion	Passed Unanimously
<b>Treasurer Report</b>	Motion to void check numbers 8983-8989
Motion to Approve:	Chair Anderson
Second:	Supervisor Royle
Action on Motion	Passed Unanimously
<b>Treasurer Report</b>	Motion to approve treasurer's report
Motion to Approve:	Chair Anderson
Second:	Supervisor Royle
Action on Motion	Passed Unanimously
<b>Treasurer Report</b>	Supervisor Royle had an overpayment of \$2.00 on a claim (439.29 rather than 437.29) Royle will pay the \$2.00 to the township directly. Board of Audit and Budget meeting were discussed. Motion to approve claims for payment with Royle's overpayment and Royle's payment back to township.
Motion to Approve:	Chair Anderson
Second:	Supervisor Norkunas
Action on Motion	Passed Unanimously
<b>Treasurer Report</b>	Motion to have clerk send postcards to township advising citizens of budget work and board of audit during February's board meeting
Motion to Approve:	Chair Anderson
Second:	Supervisor Royle

# Regular Town Board Meeting Minutes

**Greenvale Township**

**Draft**

Action on Motion	Passed Unanimously
<b>Clerk Report</b>	Clerk presented report including adoption of fees for fire services by Northfield Rural Fire. Motion to approve fees of 52,163.18 to be paid
Motion to Approve:	Chair Anderson
Second:	Supervisor Royle
Action on Motion	Passed Unanimously
<b>Clerk Report</b>	Clerk presented list of potential election judges and noted that resolution 2026-01 would be drafted for record. Motion to approve list of judges with no changes. Supervisor Anderson would like to be involved in scheduling with head judges and clerk
Motion to Approve:	Supervisor Royle
Second:	Chair Anderson
Action on Motion	Passed Unanimously
<b>Clerk Report</b>	Discussion regarding establishing date and time for Board of Canvas for upcoming election. Motion to set Board of Canvas to meet on March 10, immediately following the township annual meeting with alternate date of March 11 at 6:30 PM if election results are not available.
Motion to Approve:	Chair Anderson
Second:	Supervisor Royle
Action on Motion	Passed Unanimously
<b>Clerk Report</b>	Permits and upcoming dates of meetings was presented, Motion to approve clerk's report
Motion to Approve:	Chair Anderson
Second:	Supervisor Royle
Action on Motion	Passed Unanimously
<b>Planning Commission</b>	No report by PC this month
<b>Road Report</b>	Mark Malecha reported on road conditions, Ice mitigation. Requests for Quote for road maintenance for the year: One quote was received, one company declined to send in a quote, one did not respond. Motion to approve TJ Grossman's quote for road maintenance services
Motion to Approve:	Chair Anderson
Second:	Supervisor Royle
Action on Motion	Passed Unanimously
<b>Road Commission</b>	There is a requirement to replace a stop sign post and move minimum maintenance sign. Motion to have Mark Malecha work with Safety Signs for stop sign repair.
Motion to Approve:	Chair Anderson
Second:	Supervisor Royle
Action on Motion	Passed Unanimously
<b>Road Commission</b>	Road Commission will meet on February 6th at 6:00 to discuss quotes received and make recommendations to the board.
<b>Buildings and Grounds</b>	New thermostat has been installed and flags that were ordered are in. Discussion regarding installation of old blackboard resulted in agreements to allow volunteers to install

# Regular Town Board Meeting Minutes

**Greenvale Township**

**Draft**

<p><b>New Business: Conflict of interest and 312th Street</b></p> <p style="text-align: right;">Motion to Approve:</p> <p style="text-align: right;">Second:</p> <p style="text-align: right;">Action on Motion</p>	<p>Board discussed decision on the classification of 312th Street as road. Motion to have Board Chair and either Mark Legvold or Mark Malecha meet with Attorney Blumhoefer if he is able to provide expertise, or Mike Couri as alternate to fully review files and give board opinion on proper designation.</p> <p>Chair Anderson</p> <p>Supervisor Royle</p> <p>Passed Unanimously</p>
<p><b>Discussion</b></p>	<p>Clerk set January 20, 2026 as final day to provide all documents and questions for review by attorneys named in motion above. Candidates for Supervisor and Clerk were announced.</p>
<p><b>Motion to Adjourn</b></p> <p style="text-align: right;">Motion to Approve:</p> <p style="text-align: right;">Second:</p> <p style="text-align: right;">Action on Motion</p>	<p>Chair Anderson</p> <p>Supervisor Royle</p> <p>Passed Unanimously</p>
<p>Reviewed:</p>   <p>_____</p> <p>Mark Legvold, Clerk</p>	<p>Approved:</p>   <p>_____</p> <p>Charles Anderson, Board Chair</p>

# TREASURER'S REPORT for the month of January 2025

CHECKING -				January Wages:
Checking account Castle Rock:	balance	01/01/2026	\$ 28,568.39	\$3,377.47
plus:	deposits	1/31/2026	\$ 15,326.75	January Claims:
less:	cashd checks	01/31/2026	(\$21,990.88)	\$6,579.00
bank statement:	balance	1/31/2026	\$ 21,904.26	Residual Balance
less:	outstanding checks	1/31/2026	\$ (2,468.12)	\$5,000.00
plus:	uncleared deposits as	1/31/2026	\$ 3,760.68	Cash needed for
	<i>reconciled checking account balance</i>	1/31/2026	\$ 23,196.82	February 2026
	includes auto-deductions X-Cel Energy			\$13,663.91
SAVINGS -		January		
Savings account Castle Rock:	balance	01/01/2026	\$ 4,100.40	
plus:	interest	1/31/2026	\$ 5.06	
transfer to checking				
transfer to savings				
transfer to 4M+ account				
			\$ -	
savings account:	balance	1/31/2026	\$ 4,105.46	
CDs -		January		
Certificates of Deposit:	balance	001/01/2026	\$ 60,223.40	
	CD 63551		\$ 60,223.40	
	Castle Rock CD #136527921	7/16/2025	\$ 12,255.29	
		1/31/2026	\$ 72,478.69	
4M FUND -		January		
4M+ account:	balance	1/01/2026	\$ 224,058.15	
plus:	dividend interest	1/31/2026	\$ 700.99	
plus:	deposit	7/22/2025	\$ -	
less:	withdrawal		\$ -	
	4M+ FUND	1/31/2026	\$ 224,759.14	
	<b>GRAND TOTAL</b>		\$ 324,540.11	

## February Treasure's Report

1. Some Greenvale Township employees have asked not to be paid for their services. This was a very kind and generous offer. In the past it was my understanding that all must be paid or the Township could be guilty of stealing wages, so I asked the Minnesota Association of Townships attorneys the question. This is Steve Fenske's reply:

Hi Wayne,

That's very kind of them. There is no requirement that the township pay for labor if the worker has made clear that they are offering the work on a volunteer basis. If it's a person who is also an employee at other times, it should be made clear in writing between the town and the employee that the hours are being offered volunteer.

Keep in mind that if the employee is paid, there are taxes taken out of the payment so the amount donated back to the township is actually less than it paid out in the first place. The worker may be inclined to refuse pay so that the township keeps more of its money.

Outside of the legal perspective, I think it's okay to let people be kind to you. Let them donate if they would like.

Sincerely

Steve

Going forward if anyone wishes to not receive wages, he or she should fill out a volunteer form (which we have in the office for the Tidy Town Cleanup Day). The Township and I owe you a debt of thanks for your kind thoughts and hard work.

Please know that this is not a plea for people to volunteer for the work that they do for the Township but merely an answer to a kind person's question.

2. The 4M account paid interest (or dividends) on \$224,059 of \$700.99. The average rate is slightly lower than last month's rate due to the Feds lowering of the interest rate, but Corey Boyer of 4M states that "The fixed income market remains reasonably attractive..."
3. The bank made an error in the January statement. It recorded \$12.18 instead of 46.17 for check number 8936. Apparently, the scanner read the date of the check instead of the amount. The February statement will reflect the correction. I entered the correct amount in CTAS. The bank balance is \$21,938.25, the CTAS balance is \$21,904.26 and is the correct balance.
4. I have kept a balance of at least \$ \$7500 in the checking account as a buffer in case I miscalculated receipts or disbursements. I think that \$5000 should be sufficient so

I'll be drawing \$2500 less out of the 4M account this month and will maintain the checkbook balance at no less than \$5,000.

5. The January accounting report shows that I will need to transfer \$13,700 to the checking account from the 4M account. Motion.
6. The budget committee consisting of Patty Christianson, Kathy Karbowski-Edwards Joy Royle, Mark Legvold and myself, have finished an exhaustive examination of the Township's resources and needs for the year 2026. We hope that this information will help inform all who will vote on the levy in March.

For the Period : 1/1/2026 To 1/31/2026

<u>Name of Fund</u>	<u>Beginning Balance</u>	<u>Total Receipts</u>	<u>Total Disbursed</u>	<u>Ending Balance</u>	<u>Less Deposits In Transit</u>	<u>Plus Outstanding Checks</u>	<u>Total Per Bank Statement</u>
General Fund	\$43,199.97	\$6,570.96	\$10,022.74	\$39,748.19	\$3,660.68	\$2,375.78	\$38,463.29
Road and Bridge	(\$6,640.54)	\$10,099.40	\$569.30	\$2,889.56	\$0.00	\$92.34	\$2,981.90
Other Federal Programs (ARPA)	\$815.40	\$0.00	\$0.00	\$815.40	\$0.00	\$0.00	\$815.40
Fire Protection	(\$20,655.69)	\$1,110.15	\$97.65	(\$19,643.19)	\$0.00	\$0.00	(\$19,643.19)
Greenvale Township Cleanup Day 'Tidy Town'	(\$1,122.65)	\$0.00	\$0.00	(\$1,122.65)	\$0.00	\$0.00	(\$1,122.65)
General Capital: Bridge Replacement	\$159.51	\$0.00	\$0.00	\$159.51	\$0.00	\$0.00	\$159.51
Escrow Account	\$250.00	\$0.00	\$0.00	\$250.00	\$0.00	\$0.00	\$250.00
<b>Total</b>	<b>\$16,006.00</b>	<b>\$17,780.51</b>	<b>\$10,689.69</b>	<b>\$23,096.82</b>	<b>\$3,660.68</b>	<b>\$2,468.12</b>	<b>\$21,904.26</b>

Charles A Anderson

Chair, Town Supervisor

Date

Joylee M Royle

Town Supervisor

Date

Scott A Norkunas

Town Supervisor

Date

As on 1/31/2026

Fund	Beginning Balance	Receipts	Sale of Investments	Transfers In	Disbursements	Purchase of Investments	Transfers Out	Ending Balance	Investment Balance	Total Balance
General Fund	43,199.97	6,570.96	0.00	0.00	9,937.47	85.27	0.00	39,748.19	58,359.17	98,107.36
Other Federal Programs (ARPA)	815.40	0.00	0.00	0.00	0.00	0.00	0.00	815.40	0.00	815.40
Fire Protection	(20,655.69)	1,110.15	0.00	0.00	0.00	97.65	0.00	(19,643.19)	26,587.30	6,944.11
Road and Bridge	(6,640.54)	10,099.40	0.00	0.00	46.17	523.13	0.00	2,889.56	194,279.61	197,169.17
Greenvale Township Cleanup Day 'Tidy Town'	(1,122.65)	0.00	0.00	0.00	0.00	0.00	0.00	(1,122.65)	0.00	(1,122.65)
General Capital: Bridge Replacement	159.51	0.00	0.00	0.00	0.00	0.00	0.00	159.51	23,360.79	23,520.30
Escrow Account	250.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	250.00
<b>Total :</b>	<b>16,006.00</b>	<b>17,780.51</b>	<b>0.00</b>	<b>0.00</b>	<b>9,983.64</b>	<b>706.05</b>	<b>0.00</b>	<b>23,096.82</b>	<b>302,586.87</b>	<b>325,683.69</b>

For the Period: 1/1/2026 to 1/31/2026

Castle Rock Savings  
Savings

	<u>Date</u>	<u>Previous Balance</u>	<u>Deposits</u>	<u>Withdrawals</u>	<u>Ending Balance</u>
	01/01/2026	\$ 4,100.40	\$ -	\$ -	\$ 4,100.40
	01/31/2026	4,100.40	5.06	-	4,105.46
<b>Investment Breakdown by Fund</b>					
	100	\$ (64,276.32)	\$ 5.06	\$ -	\$ (64,271.26)
	221	5,122.85	-	-	5,122.85
	225	63,253.87	-	-	63,253.87
	<b>Investment Total</b>	<b>\$ 4,100.40</b>	<b>\$ 5.06</b>	<b>\$ -</b>	<b>\$ 4,105.46</b>

IM money market savings  
IM+ Money Market S:

	<u>Date</u>	<u>Previous Balance</u>	<u>Deposits</u>	<u>Withdrawals</u>	<u>Ending Balance</u>
	01/01/2026	\$ 224,058.15	\$ -	\$ -	\$ 224,058.15
	01/31/2026	224,058.15	700.99	-	224,759.14
<b>Investment Breakdown by Fund</b>					
	100	\$ 61,083.24	\$ 80.21	\$ -	\$ 61,163.45
	221	21,366.80	97.65	-	21,464.45
	225	130,502.61	523.13	-	131,025.74
	401	11,105.50	-	-	11,105.50
	<b>Investment Total</b>	<b>\$ 224,058.15</b>	<b>\$ 700.99</b>	<b>\$ -</b>	<b>\$ 224,759.14</b>

Purchased CD For Bridge Replacemen  
CD

	<u>Date</u>	<u>Previous Balance</u>	<u>Deposits</u>	<u>Withdrawals</u>	<u>Ending Balance</u>
	01/01/2026	\$ 12,255.29	\$ -	\$ -	\$ 12,255.29
<b>Investment Breakdown by Fund</b>					
	401	\$ 12,255.29	\$ -	\$ -	\$ 12,255.29
	<b>Investment Total</b>	<b>\$ 12,255.29</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 12,255.29</b>

Date of Report : 2/16/2026

## Outstanding Checks

<u>Date of Check</u>	<u>Check Number</u>	<u>To Whom Paid</u>	<u>Check Amount</u>
05/17/2025	8767	Mn Association of Townships	\$120.00
11/20/2025	8929	Gregory Langer	\$982.00
11/20/2025	8928	Payroll Period Ending 11/17/2025	\$46.17
12/18/2025	8932	Payroll Period Ending 12/18/2025	\$60.03
01/13/2026	8956	APG Media of Southern MN, LLC	\$142.65
01/13/2026	PE01152026	Pera	\$32.00
01/13/2026	8962	Joylee Royle	\$439.29
01/13/2026	8960	Twin Organincs	\$340.00
01/15/2026	8976	Payroll Period Ending 01/15/2026	\$120.05
01/15/2026	8977	Payroll Period Ending 01/15/2026	\$46.17
01/15/2026	8980	Payroll Period Ending 01/15/2026	\$69.88
01/15/2026	8981	Payroll Period Ending 01/15/2026	\$69.88
<b>Total</b>			<b>\$2,468.12</b> ✓

## Deposits In Transit

<u>Date of Deposit</u>	<u>Deposit Number</u>	<u>Deposit Remitter</u>	<u>Deposit Amount</u>
01/06/2026	3908	Blaze Credit Union	\$263.00
01/06/2026	3909	Blaze Credit Union	\$263.00
01/14/2026	3907	Glen Klair Plumbing	\$199.39
1/30/2026	3910	Northfield, MN	\$2,935.29
02/04/2026	3911	Wayne Peterson	\$100.00
<b>Total</b>			<b>\$3,760.68</b> ✓

For the Period : 1/1/2026 To 1/31/2026

<u>Name of Fund</u>	<u>Beginning Balance</u>	<u>Total Receipts</u>	<u>Total Disbursed</u>	<u>Ending Balance</u>	<u>Less Deposits In Transit</u>	<u>Plus Outstanding Checks</u>	<u>Total Per Bank Statement</u>
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Other Federal Programs (ARPA)	\$815.40	\$0.00	\$0.00	\$815.40	\$0.00	\$0.00	\$815.40
Fire Protection	(\$20,655.69)	\$1,110.15	\$97.65	(\$19,643.19)	\$0.00	\$0.00	(\$19,643.19)
Greenvale Township Cleanup Day 'Tidy Town'	(\$1,122.65)	\$0.00	\$0.00	(\$1,122.65)	\$0.00	\$0.00	(\$1,122.65)
General Capital: Bridge Replacement	\$159.51	\$0.00	\$0.00	\$159.51	\$0.00	\$0.00	\$159.51
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Charles A Anderson

Chair, Town Supervisor

Date

Joylee M Royle

Town Supervisor

Date

Scott A Norkunas

Town Supervisor

Date

Date Range : 1/8/2026 To 2/18/2026

<u>Date</u>	<u>Vendor</u>	<u>Description</u>	<u>Claim #</u>	<u>Total</u>	<u>Account #</u>	<u>Account Name</u>	<u>Detail</u>
02/03/2026	Xcel Energy	Jan Elec	4661	\$81.83	100-41941-381-	Town Hall	\$81.83
01/14/2026	Elan Financial Services	credit card balance telephone, computer hardware, postage, software	4662	\$1,492.17	100-49001-321- 100-49001-208- 100-49002-206- 100-49002-209-	Miscellaneous Costs Miscellaneous Costs Computer Expense Computer Expense	\$79.67 \$172.45 \$1,133.00 \$107.05
01/19/2026	PERA	feb payroll	4663	\$365.04	100-41509-124- 100-41509-174-	Finance & Payroll Admin Finance & Payroll Admin	\$182.52 \$182.52
02/01/2026	Beaver Creek Companies, Inc	Jones, Nelson. 2025 Met Council, 2025 SSTS Annual	4664	\$1,074.42	100-42401-303-	Building Inspections Administration	\$1,074.42
02/06/2026	Dakota County Property Taxation/Rec	Ordinances 12/17/2025 3704507 3704511	4665	\$92.00	100-41130-437-	Ordinances and Proceedings	\$92.00
01/27/2026	Cannon River Tree Service	tree trimming, invoice 13884	4666	\$3,581.56	201-43101-408-	Road Maintenance	\$3,581.56
01/12/2026	APG Southern Minnesota	invoice 1507185 1508965	4667	\$142.65	100-41410-351-	Elections	\$142.65
01/12/2026	Dakota County Finance	Elections equipment 2025 Election Equip	4668	\$285.00	100-41410-312-	Elections	\$285.00
02/02/2026	Dakota County Taxation & Records	our portion of truth in taxation notices	4669	\$136.22	100-41910-310-	Planning and Zoning	\$136.22
02/11/2026	Central Farm Service	propane on 1/6/26	4670	\$338.02			

Date Range : 1/8/2026 To 2/18/2026

<u>Date</u>	<u>Vendor</u>	<u>Description</u>	<u>Claim #</u>	<u>Total</u>	<u>Account #</u>	<u>Account Name</u>	<u>Detail</u>
					100-41941-383-	Town Hall	\$338.02
02/09/2026	Bolton and Menk	Invoice #0386797	4671	\$430.00			
					100-41910-310-	Planning and Zoning	\$430.00
<b>Total For Selected Claims</b>				<b>\$8,018.91</b>			<b>\$8,018.91</b>

Charles A Anderson	Chair, Town Supervisor	Date
Joylee Royle	City Council/Town Board	Date
Scott A Norkunas	City Council/Town Board, Town Supervisor	Date



# CASTLE ROCK BANK

22140 Chippendale Avenue, P O Box 9  
Farmington, MN 55024

RECEIVED  
3/9/26

## Statement Ending 01/30/2026

GREENVALE TOWNSHIP

Page 1 of 2

Account Number: XXXXX7910



GREENVALE TOWNSHIP  
31800 GUAM AVE  
NORTHFIELD MN 55057-2274

### Managing Your Accounts

- Branch Name: Castle Rock Bank
- Phone Number: 507-645-7751  
651-463-7590
- Mailing Address: 27925 Danville Ave  
Box 518  
Castle Rock, MN 55010
- Online Access: [www.castlerockbank.net](http://www.castlerockbank.net)



Make checkout faster (and more secure) with **Castle Rock Bank Digital Wallet**. Add your **Castle Rock Bank Mastercard® Debit Card** to your phone and you're ready to **tap to pay in-store**, plus use it **online and in apps**—no need to dig for your wallet. You'll also get **enhanced security and control**, including **elevated card alerts** and **online card management features**.

For step-by-step directions and more information, visit [castlerockbank.net](http://castlerockbank.net) and go to **Online & Mobile Banking**.

### Summary of Accounts

Account Type	Account Number	Ending Balance
REGULAR NON-PERSONAL	XXXXX7910	\$4,105.46

### REGULAR NON-PERSONAL - XXXXX7910

#### Account Summary

Date	Description	Amount	Description	Amount
01/01/2026	Beginning Balance	\$4,100.40	Average Available Balance	\$4,100.40
	1 Credit(s) This Period	\$5.06		
	0 Debit(s) This Period	\$0.00		
01/30/2026	Ending Balance	\$4,105.46		

#### Account Activity

Post Date	Description	Debits	Credits	Balance
01/01/2026	Beginning Balance			\$4,100.40
01/30/2026	INTEREST		\$5.06	\$4,105.46
01/30/2026	Ending Balance			\$4,105.46

0000 4230165 000031 000061 0001/0001



**HOW DOES CASTLE ROCK BANK PROTECT MY INFORMATION?**

Castle Rock Bank uses multiple safeguards to protect your information including: employee training, encryption of information and fraud detection programs.

**THINGS YOU CAN DO TO HELP PROTECT YOURSELF**

1. Sign up for eStatements for your checking and savings accounts to reduce the likelihood of paper statement being stolen from your mailbox. These account types have the highest chance of financial fraud if account information is stolen.
2. Don't leave private information on your work desk.
3. If you are not going to use checks, do not order any.
4. Keep a list of your credit cards, account numbers, expiration dates and customer service or fraud department telephone numbers in a secure place away from the cards for easy access.
5. Be cautious when entering a login ID and PIN online, especially when on a public network. Make sure you are on a secure website.
6. Never have a website remember your password.
7. Set up text or email alerts from your bank for certain checking and savings transaction, such as transactions over \$500.
8. Make sure your virus protection software is up-to-date on your computer and mobile devices.
9. Social media sites ask for your personal information and make it viewable to the public. Be careful what you post on social media and check your privacy settings often. Criminals use information such as birthdays, high schools, colleges, pet names and email addresses to steal your identity.
10. Carefully check through your credit card and bank activity regularly and immediately report unusual activity. You don't have to wait for your statement to arrive. Login to online banking regularly.

**KEEP YOUR PERSONAL CONTACT INFORMATION AND PRIVACY CODE UP-TO-DATE**

Have you moved, changed employers, phone numbers or email addresses? It's important we're able to contact you if we have questions about your account, suspect fraud, and send pertinent statement and tax information to you. Let us know when your information changes. When you call us on the phone and request information about your bank accounts, we'll always identify you by the personal Privacy Code you established. If you don't have a Privacy Code in place, be sure to set one up the next time you stop in so we're able to assist you over the phone.

**CONSUMER ACCOUNTS ONLY  
IN CASE OF ERRORS OR INQUIRIES  
ABOUT YOUR ELECTRONIC TRANSFERS**

Telephone or write us at the location indicated on the statement face as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transaction listed on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- (1) Tell us your name and account number (if any).
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We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error, so that you will have use of the money during the time it takes us to complete our investigation.

**IF THIS ACCOUNT IS A REVOLVING LINE OF CREDIT, PLEASE READ THE FOLLOWING IMPORTANT INFORMATION (CONSUMER ACCOUNTS).**

**BILLING RIGHTS SUMMARY:**

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**HOW YOUR INTEREST CHARGE IS CALCULATED**

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# CASTLE ROCK BANK

22140 Chippendale Avenue, P O Box 9  
Farmington, MN 55024

## Statement Ending 01/30/2026

GREENVALE TOWNSHIP

Page 1 of 6

Account Number: XXXXX7901

RECEIVED  
2/9/26

> [Redacted]

GREENVALE TOWNSHIP  
31800 GUAM AVE  
NORTHFIELD MN 55057-2274

### Managing Your Accounts

- Branch Name: Castle Rock Bank
- Phone Number: 507-645-7751  
651-463-7590
- Mailing Address: 27925 Danville Ave  
Box 518  
Castle Rock, MN 55010
- Online Access: [www.castlerockbank.net](http://www.castlerockbank.net)



Make checkout faster (and more secure) with **Castle Rock Bank Digital Wallet**. Add your **Castle Rock Bank Mastercard® Debit Card** to your phone and you're ready to **tap to pay in-store**, plus use it **online and in apps**—no need to dig for your wallet. You'll also get **enhanced security and control**, including **elevated card alerts** and **online card management features**.

For step-by-step directions and more information, visit [castlerockbank.net](http://castlerockbank.net) and go to **Online & Mobile Banking**.

### Summary of Accounts

Account Type	Account Number	Ending Balance
SUPER NOW PUBLIC FUNDS	XXXXX7901	\$21,938.25

### SUPER NOW PUBLIC FUNDS - XXXXX7901

#### Account Summary

Date	Description	Amount
01/01/2026	Beginning Balance	\$28,568.39
	6 Credit(s) This Period	\$15,326.75
	26 Debit(s) This Period	\$21,956.89
01/30/2026	Ending Balance	\$21,938.25

#### Interest Summary

Description	Amount
Interest Earned From 01/01/2026 Through 01/30/2026	
Annual Percentage Yield Earned	0.05%
Interest Days	30
Interest Earned	\$0.97
Interest Paid This Period	\$0.97
Interest Paid Year-to-Date	\$0.97
Average Available Balance	\$0.00

#### Account Activity

Post Date	Description	Debits	Credits	Balance
01/01/2026	Beginning Balance			\$28,568.39
01/02/2026	ACH MN State-MMB TRN* 1* 0010108291* 1416007162\		\$1,952.84	\$30,521.23
01/05/2026	CHECK # 8939	\$89.76		\$30,431.47
01/06/2026	CHECK # 8944	\$137.50		\$30,293.97
01/06/2026	CHECK # 8946	\$2,330.00		\$27,963.97
01/06/2026	CHECK # 8947	\$1,700.00		\$26,263.97
01/06/2026	CHECK # 8952	\$4,320.00		\$21,943.97



**HOW DOES CASTLE ROCK BANK PROTECT MY INFORMATION?**

Castle Rock Bank uses multiple safeguards to protect your information including: employee training, encryption of information and fraud detection programs.

**THINGS YOU CAN DO TO HELP PROTECT YOURSELF**

1. Sign up for eStatements for your checking and savings accounts to reduce the likelihood of paper statement being stolen from your mailbox. These account types have the highest chance of financial fraud if account information is stolen.
2. Don't leave private information on your work desk.
3. If you are not going to use checks, do not order any.
4. Keep a list of your credit cards, account numbers, expiration dates and customer service or fraud department telephone numbers in a secure place away from the cards for easy access.
5. Be cautious when entering a login ID and PIN online, especially when on a public network. Make sure you are on a secure website.
6. Never have a website remember your password.
7. Set up text or email alerts from your bank for certain checking and savings transaction, such as transactions over \$500.
8. Make sure your virus protection software is up-to-date on your computer and mobile devices.
9. Social media sites ask for your personal information and make it viewable to the public. Be careful what you post on social media and check your privacy settings often. Criminals use information such as birthdays, high schools, colleges, pet names and email addresses to steal your identity.
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**SUPER NOW PUBLIC FUNDS - XXXXX7901 (continued)**

**Account Activity (continued)**

Post Date	Description	Debits	Credits	Balance
01/08/2026	DAKOTA COUNTY PAYMENT 10008954		\$4,152.21	\$26,096.18
01/09/2026	CHECK # 8941	\$139.76		\$25,956.42
01/12/2026	DEPOSIT		\$1,941.97	\$27,898.39
01/12/2026	CHECK # 8948	\$4,392.01		\$23,506.38
01/16/2026	DEPOSIT		\$10.50	\$23,516.88
01/16/2026	MN DEPT OF REVEN MN Rev pay 000000117811124	\$87.75		\$23,429.13
01/20/2026	CHECK # 8925	\$46.17		\$23,382.96
01/21/2026	CHECK # 8954	\$1,523.28		\$21,859.68
01/21/2026	CHECK # 8982	\$60.03		\$21,799.65
01/21/2026	CHECK # 8955	\$662.00		\$21,137.65
01/21/2026	CHECK # 8957	\$30.00		\$21,107.65
01/21/2026	CHECK # 8963	\$589.28		\$20,518.37
01/21/2026	CHECK # 8975	\$2,862.31		\$17,656.06
01/21/2026	CHECK # 8979	\$19.88		\$17,636.18
01/22/2026	CHECK # 8920	\$92.35		\$17,543.83
01/22/2026	CHECK # 8936	\$12.18		\$17,531.65
01/22/2026	CHECK # 8959	\$340.00		\$17,191.65
01/22/2026	CHECK # 8973	\$69.88		\$17,121.77
01/23/2026	CHECK # 8961	\$150.00		\$16,971.77
01/26/2026	DAKOTA COUNTY PAYMENT 10008954		\$7,268.26	\$24,240.03
01/27/2026	CHECK # 8974	\$60.03		\$24,180.00
01/27/2026	CHECK # 8978	\$65.00		\$24,115.00
01/28/2026	XCEL ENERGY-MN XCELENERGY 00088112123	\$71.36		\$24,043.64
01/29/2026	CHECK # 8953	\$1,766.36		\$22,277.28
01/29/2026	CHECK # 8958	\$340.00		\$21,937.28
01/30/2026	INTEREST		\$0.97	\$21,938.25
<b>01/30/2026</b>	<b>Ending Balance</b>			<b>\$21,938.25</b>

**Checks Cleared**

Check Nbr	Date	Amount	Check Nbr	Date	Amount	Check Nbr	Date	Amount
8920	01/22/2026	\$92.35	8948	01/12/2026	\$4,392.01	8961*	01/23/2026	\$150.00
8925*	01/20/2026	\$46.17	8952*	01/06/2026	\$4,320.00	8963*	01/21/2026	\$589.28
8936*	01/22/2026	\$12.18	8953	01/29/2026	\$1,766.36	8973*	01/22/2026	\$69.88
8939*	01/05/2026	\$89.76	8954	01/21/2026	\$1,523.28	8974	01/27/2026	\$60.03
8941*	01/09/2026	\$139.76	8955	01/21/2026	\$662.00	8975	01/21/2026	\$2,862.31
8944*	01/06/2026	\$137.50	8957*	01/21/2026	\$30.00	8978*	01/27/2026	\$65.00
8946*	01/06/2026	\$2,330.00	8958	01/29/2026	\$340.00	8979	01/21/2026	\$19.88
8947	01/06/2026	\$1,700.00	8959	01/22/2026	\$340.00	8982*	01/21/2026	\$60.03

\* Indicates skipped check number

**Daily Balances**

Date	Amount	Date	Amount	Date	Amount
01/02/2026	\$30,521.23	01/16/2026	\$23,429.13	01/27/2026	\$24,115.00
01/05/2026	\$30,431.47	01/20/2026	\$23,382.96	01/28/2026	\$24,043.64
01/06/2026	\$21,943.97	01/21/2026	\$17,636.18	01/29/2026	\$21,937.28
01/08/2026	\$26,096.18	01/22/2026	\$17,121.77	01/30/2026	\$21,938.25
01/09/2026	\$25,956.42	01/23/2026	\$16,971.77		
01/12/2026	\$23,506.38	01/26/2026	\$24,240.03		



DEPOSIT TICKET

GREENVALE TOWNSHIP  
31820 QUINN AVENUE  
NORTHFIELD, MN 55057-4283

DATE: 11-06-2025

AMOUNT: 1,941.97

1942.00

TOTAL ITEMS: 1

PLEASE DEPOSIT ALL ITEMS AND PROPERLY RECORDED

#0000 01/12/2026 \$1,941.97

DEPOSIT TICKET

GREENVALE TOWNSHIP  
31820 QUINN AVENUE  
NORTHFIELD, MN 55057-4283

DATE: 01-16-2026

AMOUNT: \$10.50

TOTAL ITEMS: 1

PLEASE DEPOSIT ALL ITEMS AND PROPERLY RECORDED

#0000 01/16/2026 \$10.50

TOWNSHIP OF GREENVALE  
31820 QUINN AVENUE  
NORTHFIELD, MINNESOTA 55057

ORDER CHECK

Castle Rock Bank  
Castle Rock, MN 55005

8920

11/20/2025

PAY TO THE ORDER OF: Mark Malecha

\$ 92.35

NINETY-TWO DOLLARS AND THIRTY-FIVE CENTS

Mark Malecha, Chairman  
Tara Clark, Town Clerk  
Tara Clark, Town Treasurer

#8920 01/22/2026 \$92.35

TOWNSHIP OF GREENVALE  
31820 QUINN AVENUE  
NORTHFIELD, MINNESOTA 55057

ORDER CHECK

Castle Rock Bank  
Castle Rock, MN 55005

8925

11/20/2025

PAY TO THE ORDER OF: Tony Rowan

\$ 46.17

FORTY-SIX DOLLARS AND SEVENTEEN CENTS

Tony Rowan, Chairman  
Tara Clark, Town Clerk  
Tara Clark, Town Treasurer

#8925 01/20/2026 \$46.17

TOWNSHIP OF GREENVALE  
31820 QUINN AVENUE  
NORTHFIELD, MINNESOTA 55057

ORDER CHECK

Castle Rock Bank  
Castle Rock, MN 55005

8936

12/18/2025

PAY TO THE ORDER OF: Mark Malecha

\$ 121.18

FORTY-SIX DOLLARS AND SEVENTEEN CENTS

Mark Malecha, Chairman  
Tara Clark, Town Clerk  
Tara Clark, Town Treasurer

#8936 01/22/2026 \$121.18

TOWNSHIP OF GREENVALE  
31820 QUINN AVENUE  
NORTHFIELD, MINNESOTA 55057

ORDER CHECK

Castle Rock Bank  
Castle Rock, MN 55005

8939

12/18/2025

PAY TO THE ORDER OF: Scott Norkunas

\$ 89.76

EIGHTY-NINE DOLLARS AND SEVENTY-SIX CENTS

Scott Norkunas, Chairman  
Tara Clark, Town Clerk  
Tara Clark, Town Treasurer

#8939 01/05/2026 \$89.76

TOWNSHIP OF GREENVALE  
31820 QUINN AVENUE  
NORTHFIELD, MINNESOTA 55057

ORDER CHECK

Castle Rock Bank  
Castle Rock, MN 55005

8941

12/18/2025

PAY TO THE ORDER OF: Joyce Hoyle

\$ 139.76

ONE HUNDRED THIRTY-NINE DOLLARS AND SEVENTY-SIX CENTS

Joyce Hoyle, Chairman  
Tara Clark, Town Clerk  
Tara Clark, Town Treasurer

#8941 01/09/2026 \$139.76

TOWNSHIP OF GREENVALE  
31820 QUINN AVENUE  
NORTHFIELD, MINNESOTA 55057

ORDER CHECK

Castle Rock Bank  
Castle Rock, MN 55005

8944

12/16/2025

PAY TO THE ORDER OF: Corel & Suppe, P.L.L.C.

\$ 137.50

ONE HUNDRED THIRTY-SEVEN DOLLARS AND FIFTY CENTS

Corel & Suppe, P.L.L.C., Chairman  
Tara Clark, Town Clerk  
Tara Clark, Town Treasurer

#8944 01/06/2026 \$137.50

TOWNSHIP OF GREENVALE  
31820 QUINN AVENUE  
NORTHFIELD, MINNESOTA 55057

ORDER CHECK

Castle Rock Bank  
Castle Rock, MN 55005

8946

12/16/2025

PAY TO THE ORDER OF: Grossman Companies LLC

\$ 2,330.00

TWO THOUSAND THREE HUNDRED THIRTY DOLLARS AND NO CENTS

Grossman Companies LLC, Chairman  
Tara Clark, Town Clerk  
Tara Clark, Town Treasurer

#8946 01/06/2026 \$2,330.00

TOWNSHIP OF GREENVALE  
31820 QUINN AVENUE  
NORTHFIELD, MINNESOTA 55057

ORDER CHECK

Castle Rock Bank  
Castle Rock, MN 55005

8947

12/16/2025

PAY TO THE ORDER OF: Safety Signs LLC

\$ 1,700.00

ONE THOUSAND SEVEN HUNDRED DOLLARS AND NO CENTS

Safety Signs LLC, Chairman  
Tara Clark, Town Clerk  
Tara Clark, Town Treasurer

#8947 01/06/2026 \$1,700.00

TOWNSHIP OF GREENVALE  
31820 QUINN AVENUE  
NORTHFIELD, MINNESOTA 55057

ORDER CHECK

Castle Rock Bank  
Castle Rock, MN 55005

8948

12/16/2025

PAY TO THE ORDER OF: North Cannon River Watershed Manage

\$ 4,392.01

FOUR THOUSAND THREE HUNDRED NINETY-TWO DOLLARS AND ONE CENT

North Cannon River Watershed Manage, Chairman  
C/D Victoria Risher, Town Clerk  
Tara Clark, Town Treasurer

#8948 01/12/2026 \$4,392.01

TOWNSHIP OF GREENVALE  
31820 QUINN AVENUE  
NORTHFIELD, MINNESOTA 55057

ORDER CHECK

Castle Rock Bank  
Castle Rock, MN 55005

8952

12/16/2025

PAY TO THE ORDER OF: Grossman Companies LLC

\$ 4,320.00

FOUR THOUSAND THREE HUNDRED TWENTY DOLLARS AND NO CENTS

Grossman Companies LLC, Chairman  
PO Box 536, Northfield, MN 55057, Town Clerk  
Tara Clark, Town Treasurer

#8952 01/06/2026 \$4,320.00

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
This instrument is subject to the provisions of the Uniform Commercial Code in the state in which it is issued.

Check No. 8953  
Date Paid: 01/29/2026

**PAY TO THE ORDER OF** IRS  
\$ 1,766.36  
One Thousand Seven Hundred Sixty-Six Dollars And Thirty-Six Cents

IRS  
P.O. Box 92160  
Louisville, KY 40293-2100

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8953 01/29/2026 \$1,766.36

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
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Check No. 8954  
Date Paid: 01/21/2026

**PAY TO THE ORDER OF** Beaver Creek Companies  
\$ 1,523.28  
One Thousand Five Hundred Twenty-Three Dollars And Twenty-Eight Cents

Beaver Creek Companies  
7245 234th Street West  
Farmington, MN 55024

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8954 01/21/2026 \$1,523.28

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
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Check No. 8955  
Date Paid: 01/21/2026

**PAY TO THE ORDER OF** MATIT  
\$ 662.00  
Six Hundred and Sixty-Two Dollars And No Cents

MATIT  
P.O. Box 425  
St. Michael, MN 55376

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8955 01/21/2026 \$662.00

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
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Check No. 8957  
Date Paid: 01/21/2026

**PAY TO THE ORDER OF** Mn Association of Townships  
\$ 30.00  
Thirty Dollars And No Cents

Mn Association of Townships  
805 Central Avenue  
P.O. Box 287  
St. Michael, MN 55376

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8957 01/21/2026 \$30.00

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
This instrument is subject to the provisions of the Uniform Commercial Code in the state in which it is issued.

Check No. 8958  
Date Paid: 01/29/2026

**PAY TO THE ORDER OF** Fred Vivant  
\$ 340.00  
Three Hundred Forty Dollars And No Cents

Fred Vivant  
32340 Hopwood Dr  
Northfield, MN 55057

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8958 01/29/2026 \$340.00

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
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Check No. 8959  
Date Paid: 01/22/2026

**PAY TO THE ORDER OF** Above Grade Properties  
\$ 340.00  
Three Hundred Forty Dollars And No Cents

Above Grade Properties  
2200 15th Ave  
Northfield, MN 55057

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8959 01/22/2026 \$340.00

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
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Check No. 8961  
Date Paid: 01/23/2026

**PAY TO THE ORDER OF** Bolton and Menk  
\$ 150.00  
One Hundred Fifty Dollars And No Cents

Bolton and Menk  
1800 Pioneer Drive  
Maple Lake, MN 55001-5002

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8961 01/23/2026 \$150.00

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
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Check No. 8963  
Date Paid: 01/21/2026

**PAY TO THE ORDER OF** Mn Association of Townships  
\$ 589.28  
Five Hundred Eighty-Nine Dollars And Twenty-Eight Cents

Mn Association of Townships  
805 Central Avenue  
P.O. Box 287  
St. Michael, MN 55376

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8963 01/21/2026 \$589.28

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
This instrument is subject to the provisions of the Uniform Commercial Code in the state in which it is issued.

Check No. 8973  
Date Paid: 01/22/2026

**PAY TO THE ORDER OF** Charles Anderson  
\$ 69.88  
Sixty-Nine Dollars And Eighty-Eight Cents

Charles Anderson  
3240 281st St.  
Northfield, MN 55057

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8973 01/22/2026 \$69.88

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
This instrument is subject to the provisions of the Uniform Commercial Code in the state in which it is issued.

Check No. 8974  
Date Paid: 01/27/2026

**PAY TO THE ORDER OF** Dan Chesky II  
\$ 60.03  
Sixty Dollars And Three Cents

Dan Chesky II  
2455 Highland Ave  
Northfield, MN 55057

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8974 01/27/2026 \$60.03

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
This instrument is subject to the provisions of the Uniform Commercial Code in the state in which it is issued.

Check No. 8975  
Date Paid: 01/21/2026

**PAY TO THE ORDER OF** Mark Legvold  
\$ 2,862.31  
Two Thousand Eight Hundred Sixty-Two Dollars And Thirty-One Cents

Mark Legvold  
2108 210th St W  
Northfield, MN 55057

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8975 01/21/2026 \$2,862.31

**TOWNSHIP OF GREENVALE**  
31800 Quam Avenue  
Northfield, Minnesota 55057

**ORDER CHECK**  
This instrument is subject to the provisions of the Uniform Commercial Code in the state in which it is issued.

Check No. 8978  
Date Paid: 01/27/2026

**PAY TO THE ORDER OF** Joyce Moore  
\$ 65.00  
Sixty-Five Dollars And No Cents

Joyce Moore  
5128 210th St W  
Northfield, MN 55057

Chairman: [Signature]  
Town Clerk: [Signature]  
Town Treasurer: [Signature]

#8978 01/27/2026 \$65.00





RECEIVED  
2/3/26 M

SERVICE ADDRESS	ACCOUNT NUMBER	DUE DATE
GREENVALE TOWNSHIP 31800 GUAM AVE NORTHFIELD, MN 55057	[REDACTED]	02/25/2026
	STATEMENT NUMBER	STATEMENT DATE
	962896041	01/28/2026
		AMOUNT DUE
		\$81.83

DAILY AVERAGES	Last Year	This Year
Temperature	14° F	13° F
Electricity kWh	14.8	14.8
Electricity Cost	\$2.52	\$2.48

**SUMMARY OF CURRENT CHARGES** (detailed charges begin on page 2)

Electricity Service	12/25/25 - 01/27/26	489 kWh	\$81.83
<b>Current Charges</b>			<b>\$81.83</b>

**ACCOUNT BALANCE** (Balance de su cuenta)

Previous Balance	As of 12/25	\$71.36
Payment Received	Auto Pay 01/26	-\$71.36 CR
Balance Forward		\$0.00
Current Charges		\$81.83
<b>Amount Due</b> (Cantidad a pagar)		<b>\$81.83</b>

**QUESTIONS ABOUT YOUR BILL?**

See our website: xcelenergy.com  
 Please Call: 1-800-481-4700  
 Fax: 1-800-311-0050  
 Or write us at: XCEL ENERGY  
 PO BOX 8  
 EAU CLAIRE WI 54702-0008

**INFORMATION ABOUT YOUR BILL**

This month's Resource Adjustment includes a change in the Transmission Cost Recovery (TCR) Adjustment, which recovers the costs of transmission and distribution investments, including delivery of renewable energy sources to customers. The TCR portion of the Resource Adjustment is \$0.004436 per kWh for Residential Customers; \$0.003006 per kWh for Commercial (Non-Demand) customers; \$0.323 per kW for Demand billed customers; and \$0.000847 per kWh for Critical Peak Price TOU customers.

Thank you for your payment.

RETURN BOTTOM PORTION WITH PAYMENT ONLY • PLEASE DO NOT INCLUDE OTHER REQUESTS • SEE BACK OF BILL FOR CONTACT METHODS



ACCOUNT NUMBER	DUE DATE	AMOUNT DUE	AMOUNT ENCLOSED
[REDACTED]	02/25/2026	\$81.83	Automated Bank Payment

Your bill is paid through an automated bank payment plan.

FEBRUARY						
S	M	T	W	T	F	S
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28

AV 01 004602 25351H 23 A\*\*5DGT



GREENVALE TOWNSHIP  
 31800 GUAM AVE  
 NORTHFIELD MN 55057-2274



XCEL ENERGY  
 P.O. BOX 4176  
 CAROL STREAM IL 60197-4176





SERVICE ADDRESS	ACCOUNT NUMBER	DUE DATE
GREENVALE TOWNSHIP 31800 GUAM AVE NORTHFIELD, MN 55057	51-8811212-3	02/25/2026
	STATEMENT NUMBER	STATEMENT DATE
	962896041	01/28/2026
		AMOUNT DUE
		<b>\$81.83</b>

**SERVICE ADDRESS:** 31800 GUAM AVE NORTHFIELD, MN 55057  
**NEXT READ DATE:** 03/03/26

### ELECTRICITY SERVICE DETAILS

**PREMISES NUMBER:** 304148919  
**INVOICE NUMBER:** 1247827526

### METER READING INFORMATION

METER 360225908	Read Dates: 12/25/25 - 01/27/26 (33 Days)	
DESCRIPTION	USAGE TYPE	USAGE
Total Energy	Actual	489 kWh
Demand	Actual	5.98 kW
Billable Demand		6 kW

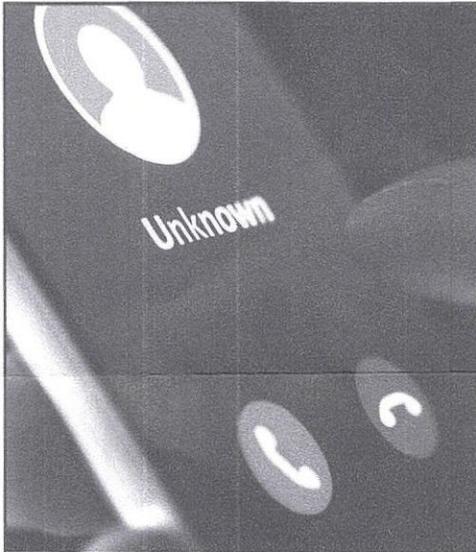
### ELECTRICITY CHARGES

**RATE: Sm Gen Svc (Metered)**

DESCRIPTION	USAGE UNITS	RATE	CHARGE
Basic Service Chg			\$6.00
Energy Charge Winter	489 kWh	\$0.100940	\$49.36
Fuel Cost Charge	489 kWh	\$0.015746	\$7.70
Sales True Up	489 kWh	\$0.005180	\$2.53
Affordability Chrg			\$2.12
Resource Adjustment			\$4.02
Interim Rate Adj			\$3.95
<b>Subtotal</b>			<b>\$75.68</b>
Transit Improvement Tax		1.00%	\$0.76
Other Special District		0.25%	\$0.19
State Tax		6.875%	\$5.20
<b>Total</b>			<b>\$81.83</b>

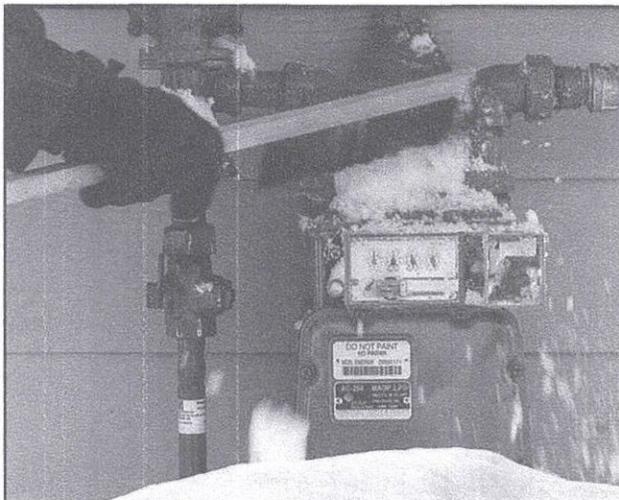
### INFORMATION ABOUT YOUR BILL

The cost of electricity is comprised of three main parts: generation, transmission and distribution. For average Commercial and Industrial non-demand customers, each component's share of the total cost is: 60% generation, 21% transmission and 19% distribution. For average Commercial and Industrial demand customers, each component's share of the total cost is: 71% generation, 20% transmission and 9% distribution.



## DON'T GET SCAMMED.

Scammers can spoof phone numbers to look like the call is coming from us. If someone calls and threatens to turn off your power if you don't pay immediately or asks for your account number to refund an overpayment, hang up and check your account status using My Account, our Xcel Energy mobile app, or call us at 800-895-4999.



## A CLEAR GAS METER IS A SAFE GAS METER.

If it snows on your meter, brush it off gently to avoid icy build-up that can dangerously interfere with the flow of natural gas to and from your meter. Additionally, carefully shovel around your meter to maintain a clear path to allow quick access in an emergency.

Learn more at [xcelenergy.com/Safety](http://xcelenergy.com/Safety).



SERVICE ADDRESS	ACCOUNT NUMBER	DUE DATE
GREENVALE TOWNSHIP 31800 GUAM AVE NORTHFIELD, MN 55057	[REDACTED]	02/25/2026
	STATEMENT NUMBER	STATEMENT DATE
	962896041	01/28/2026
		AMOUNT DUE
		\$81.83

### Save energy and money this season

Colder weather is here, and now is the time to get your office ready for the heating season. Staying warm in the workplace can increase your energy bills, but luckily it doesn't have to. Simply upgrade to energy-efficient heating equipment in your building and keep those winter energy bills low.

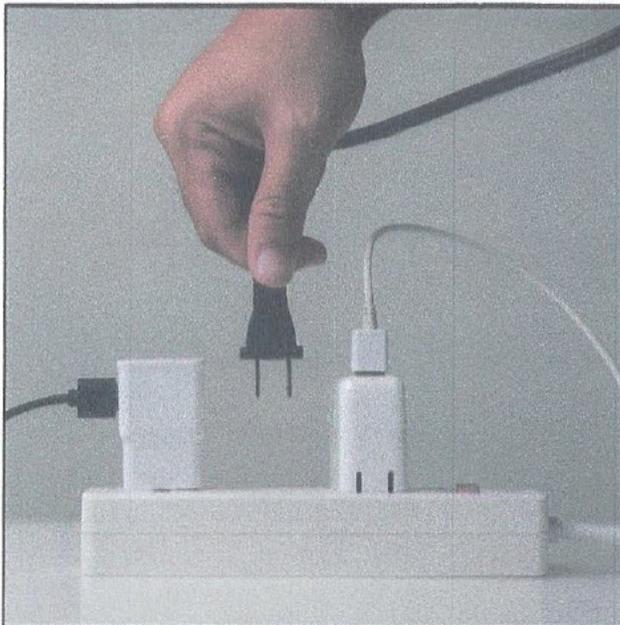
Visit [xcelenergy.com](http://xcelenergy.com) for seasonal efficiency tips and to learn more about Xcel Energy's energy efficiency programs.



### ENERGY YOU CAN COUNT ON.

We're proud to provide reliable energy to your community, whether in your home or at your business. We work to keep costs affordable as we focus on the safety and reliability of the electric and natural gas systems that serve you, while transitioning to cleaner energy.

Learn more at [xcelenergy.com](http://xcelenergy.com).



### WE ALL HAVE OUR GHOSTS. THEY'RE CALLED PHANTOM POWER.

Phantom power is the drain that electronics, like a computer, have on energy even while they're powered off. So unplug, or use a power strip.

004602 2/2



01/28/2026

51-8811212-3

## IMPORTANT PHONE NUMBERS

Electric Emergencies:	800-895-1999	24 hours, 7 days a week
Natural Gas Emergencies:	800-895-2999	24 hours, 7 days a week
Residential Customer Service:*	800-895-4999	7 a.m.-7 p.m., Mon.-Fri. 9 a.m.-5 p.m., Sat.
Business Solutions Center.*	800-481-4700	8 a.m.-5 p.m., Mon.-Fri.
Telecommunications Relay Service - TRS	711	24 hours, 7 days a week
Call Before You Dig	811	24 hours, 7 days a week

\*Register any inquiry or complaint at the above.

## IMPORTANT ADDRESSES

### General Inquiries\*

Xcel Energy  
PO Box 8  
Eau Claire, WI 54702-0008  
xcelenergy.com

### Payments

Xcel Energy  
PO BOX 4176  
CAROL STREAM, IL 60197-4176  
Please include stub for  
faster processing.

## GENERAL INFORMATION

### City Fees

A fee some cities impose that Xcel Energy collects from customers and pays directly to the city.

### Electronic Check Conversion

When you pay your bill by check, in most cases Xcel Energy will use your check information to make a one-time electronic debit from your checking account on the day we receive your check. There are no fees for this electronic conversion. In all other cases we will process your check.

### Environmental Information

Fuels used to generate electricity have different costs, reliability and air emissions. For more information, contact Xcel Energy at 800-895-4999 or online at [xcelenergy.com](http://xcelenergy.com). You can also contact the Minnesota Department of Commerce at <http://mn.gov/commerce/> or the Minnesota Pollution Control Agency at <https://www.pca.state.mn.us/quick-links/electricity-and-environment>.

### Estimated Bills

Xcel Energy attempts to read meters each month. If no reading is taken, Xcel Energy estimates your month's bill based on your past use.

### Governing Regulatory Agency

The Minnesota Public Utilities Commission regulates this utility and is available for mediation. MPUC: 121 7th Place E., Suite 350, St. Paul, MN 55101-2147 - <http://mn.gov/puc/>.

### Late Payment Charge

Xcel Energy will assess a late payment charge on unpaid amounts two working days after the due date. The late payment charge is 1.5% monthly or \$1, whichever is greater. No late payment charge will be assessed if the unpaid amount is less than \$10.

### Payment Responsibility

If the name on the front of your bill is not that of a person or business who has payment responsibility, call Xcel Energy at 800-895-4999.

Further information is available to customers upon request.

## ABOUT YOUR ELECTRIC RATES

### Affordability Charge

A surcharge to recover the costs of offering bill payment assistance and discount programs for low-income customers.

### Basic Service Charge

Fixed monthly charge for certain fixed costs (metering, billing, maintenance, etc.)

### Conservation Improvement Programs

Minnesota law requires Xcel Energy to invest in programs that help customers save energy.

### Decoupling Adjustment

A credit or surcharge to residential and non-demand business customers that separates the recovery of fixed costs from sales, adjusted annually based on the average use of each of these two customer classes.

### Demand Charge

Charge to commercial and industrial customers for the fixed costs of the electric capacity required to meet the peak electric loads on Xcel Energy's system. The charge, which is adjusted seasonally, applies to the highest 15 minute kW demand during the billing period.

### Energy Charge

Charge per kWh of electricity usage to recover the variable costs of producing energy.

### Fuel Cost Charge

Charge per kWh to recover the costs of fuel needed to run Xcel Energy's generating plants, as well as the cost of purchasing energy from other suppliers.

### kWh

One kilowatt-hour (kWh) is a unit of electrical usage. One kWh equals 1,000 watts of electricity used for one hour. This is enough electricity to light a 100-watt light bulb for 10 hours.

### Meter Reading Information

Smart meters track your energy use in 15-minute intervals. Your bill is based on the total kWh you used in each 15-minute interval in the billing period.

### Mercury Cost Recovery

Minnesota law allows Xcel Energy to recover costs related to reducing Mercury emissions at two of Xcel Energy's fossil fuel power plants.

### Renewable Development Fund

Minnesota law requires Xcel Energy to allocate money to support research and development of renewable energy technologies, grid modernization, and other projects that increase system efficiency.

### Renewable Energy Standard

Minnesota law allows Xcel Energy to recover the costs of new renewable generation.

### Resource Adjustment

This includes costs related to: Conservation Improvement Programs, Mercury Cost Recovery, Renewable Development Fund, Renewable Energy Standard, State Energy Policy, Transmission Cost Recovery.

### State Energy Policy

Minnesota law allows Xcel Energy to recover costs related to various energy policies approved by the Legislature.

### Transmission Cost Recovery

Minnesota law allows Xcel Energy to recover costs associated with new investments in the electric transmission system necessary to deliver electric energy to customers.

### Windsource®

Windsource is an optional program where you choose how much wind energy you would like to support. You can choose a fixed number of Windsource blocks (100 kWh each) or choose a 100% Windsource option.

## ABOUT YOUR NATURAL GAS RATES

### Basic Service Charge

Monthly charge for certain fixed costs (metering, billing, maintenance, etc.)

### Charge per therm

Charge to recover the cost of natural gas purchases from wholesale suppliers and delivered to Xcel Energy's distribution system via pipeline. This charge is adjusted each month.

### Conservation Improvement Programs

Minnesota law requires Xcel Energy to invest in programs that help customers save energy.

### Distribution Charge

Charge per therm that covers only the delivery costs of natural gas to a home or business through our distribution system. It does not include the charges for the natural gas itself.

### Gas Affordability Program

A surcharge to recover the costs of offering a low-income customer co-pay program designed to reduce natural gas service disconnections. Billed to all non-interruptible customers.

### Gas Utility Infrastructure Costs

Minnesota law allows Xcel Energy to recover MPUC-approved costs of assessments, modifications, and replacement of natural gas facilities as required to comply with state and federal pipeline safety programs.

### Heat Content Adjustment

Corrects for variances in the heating capability of natural gas, and the adjustment varies monthly. The higher the heat content, the lower the volume of natural gas needed to provide the same heating.

### Natural Gas Innovation Act Costs

Minnesota law allows Xcel Energy to recover approved costs for pilot programs and technologies aimed at reducing natural gas emissions and helping meet the state's clean energy goals.

### New Area Service/Extension Surcharge

Monthly charge for extending natural gas service to areas where the cost would otherwise have been prohibitive under Company's present rates and service extension policy.

### Pressure Correction Adjustment

Adjusts for variances in the amount of natural gas measured by different types of meters due to pressure differences in the natural gas delivered to a service.

### Resource Adjustment

This includes costs related to Conservation Improvement Programs, Gas Utility Infrastructure Costs and State Energy Policy Rider.

### State Energy Policy

Minnesota law allows Xcel Energy to recover costs related to various energy policies approved by the Legislature.

### Therm

A therm is a unit of heating value equal to 100,000 British Thermal Units (BTUs). Since natural gas meters measure the volume of natural gas consumed in cubic feet, the Heat Content Adjustment is used to determine how much heat, in therms, is contained in the volume consumed.

## PAYMENT OPTIONS

Learn more at [xcelenergy.com](http://xcelenergy.com)

Standard Payment Options: (No fees apply)

- **My Account/eBill/Mobile App** — View/pay your bill electronically, view energy usage and access account information.
- **Auto Pay** — Automatically pay your bill directly from your bank account.
- **Credit/Debit Card Payment** — Pay with your credit or debit card electronically in My Account/eBill/Mobile App, or by calling 833-660-1365.
- **Pay By Phone** — Make your payment by phone from your checking or savings account by calling 800-895-4999.
- **Pay By Mail** — Return the enclosed envelope and attached bill stub with your payment. Apply proper postage.
- **Bank View and Pay** — View and pay your bills online through a third-party vendor.

### Other Payment Options

(Third-party fees will apply. Xcel Energy does not collect nor benefit from these fees.)

- **Pay Stations** — Pay your bill in-person at a location near you. A processing fee is charged for payments made at a pay station.

Learn more in **My Account** on [xcelenergy.com](http://xcelenergy.com) or the **Xcel Energy mobile app**.

CASTLE ROCK BANK

4662

RECEIVED  
1/14/26  
[Signature]



January 2026 Statement

Open Date: 12/06/2025 Closing Date: 01/07/2026

Account Ending in: #### #### 0845

Visa® Business Card

Elan Financial  
Services  
BUS 30 ELN

1-866-552-8855

GREENVALE TOWNSHIP (CPN 002441559)

<b>New Balance</b>	<b>\$1,492.17</b>
<b>Minimum Payment Due</b>	<b>\$15.00</b>
<b>Payment Due Date</b>	<b>02/03/2026</b>
<b>Late Payment Warning:</b> If we do not receive your minimum payment by the date listed above, you may have to pay up to a \$41.00 Late Fee and your APRs may be increased up to the Penalty APR of 30.74%.	

<b>Activity Summary</b>		
Previous Balance	+	\$26.56
Payments	-	\$26.56CR
Other Credits		\$0.00
Purchases	+	\$1,492.17
Balance Transfers		\$0.00
Advances		\$0.00
Other Debits		\$0.00
Fees Charged		\$0.00
Interest Charged		\$0.00
<b>New Balance</b>	<b>=</b>	<b>\$1,492.17</b>
<b>Past Due</b>		<b>\$0.00</b>
<b>Minimum Payment Due</b>		<b>\$15.00</b>
Credit Line		\$25,000.00
Available Credit		\$23,507.83
Days in Billing Period		33

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Payment Options:



Mail payment coupon with a check



Pay online at myaccountaccess.com



Pay by phone 1-866-552-8855

No payment is required.

CPN 002441559

CASTLE ROCK BANK

0047985103940908450000015000001492179

Automatic Payment

24-Hour Elan Financial Services: 1-866-552-8855

- to pay by phone
- to change your address

Account Ending in: #### #### 0845

Your new full balance of \$1,492.17 will be automatically deducted from your account on 02/02/26.

000021538 MUSB20DD010826158907 01 00000000 021577 002



GREENVALE TOWNSHIP  
ACCOUNTS PAYABLE  
31800 GUAM AVE  
NORTHFIELD MN 55057-2274

**What To Do If You Think You Find A Mistake On Your Statement**

If you think there is an error on your statement, please call us at the telephone number on the front of this statement, or write to us at: Elan Financial Services, P.O. Box 6335, Fargo, ND 58125-6335.

In your letter or call, give us the following information:

- ▶ Account information: Your name and account number.
  - ▶ Dollar amount: The dollar amount of the suspected error.
  - ▶ Description of Problem: If you think there is an error on your bill, describe what you believe is wrong and why you believe it is a mistake.
- You must contact us within 60 days after the error appeared on your statement. While we investigate whether or not there has been an error, the following are true:
- ▶ We cannot try to collect the amount in question, or report you as delinquent on that amount.
  - ▶ The charge in question may remain on your statement, and we may continue to charge you interest on that amount. But, if we determine that we made a mistake, you will not have to pay the amount in question or any interest or other fees related to that amount.
  - ▶ While you do not have to pay the amount in question, you are responsible for the remainder of your balance.
  - ▶ We can apply any unpaid amount against your credit limit.

**Your Rights If You Are Dissatisfied With Your Credit Card Purchases**

If you are dissatisfied with the goods or services that you have purchased with your credit card, and you have tried in good faith to correct the problem with the merchant, you may have the right not to pay the remaining amount due on the purchase.

To use this right, all of the following must be true:

1. The purchase must have been made in your home state or within 100 miles of your current mailing address, and the purchase price must have been more than \$50. (Note: Neither of these are necessary if your purchase was based on an advertisement we mailed to you, or if we own the company that sold you the goods or services.)
2. You must have used your credit card for the purchase. Purchases made with cash advances from an ATM or with a check that accesses your credit card account do not qualify.
3. You must not yet have fully paid for the purchase.

If all of the criteria above are met and you are still dissatisfied with the purchase, contact us in writing at: Elan Financial Services, P.O. Box 6335, Fargo, ND 58125-6335. While we investigate, the same rules apply to the disputed amount as discussed above. After we finish our investigation, we will tell you our decision. At that point, if we think you owe an amount and you do not pay we may report you as delinquent.

**Important Information Regarding Your Account**

**1. INTEREST CHARGE:** Method of Computing Balance Subject to Interest Rate: We calculate the periodic rate or interest portion of the INTEREST CHARGE by multiplying the applicable Daily Periodic Rate ("DPR") by the Average Daily Balance ("ADB") (including new transactions) of the Purchase, Advance and Balance Transfer categories subject to interest, and then adding together the resulting interest from each category. We determine the ADB separately for the Purchases, Advances and Balance Transfer categories. To get the ADB in each category, we add together the daily balances in those categories for the billing cycle and divide the result by the number of days in the billing cycle. We determine the daily balances each day by taking the beginning balance of those Account categories (including any billed but unpaid interest, fees, credit insurance and other charges), adding any new interest, fees, and charges, and subtracting any payments or credits applied against your Account balances that day. We add a Purchase, Advance or Balance Transfer to the appropriate balances for those categories on the later of the transaction date or the first day of the statement period. Billed but unpaid interest on Purchases, Advances and Balance Transfers is added to the appropriate balances for those categories each month on the statement date. Billed but unpaid Advance Transaction Fees are added to the Advance balance of your Account on the date they are charged to your Account. Any billed but unpaid fees on Purchases, credit insurance charges, and other charges are added to the Purchase balance of the Account on the date they are charged to the Account. Billed but unpaid fees on Balance Transfers are added to the Balance Transfer balance of the Account on the date they are charged to the Account. In other words, billed and unpaid interest, fees, and charges will be included in the ADB of your Account that accrues interest and will reduce the amount of credit available to you. To the extent credit insurance charges, overlimit fees, Annual Fees, and/or Travel Membership Fees may be applied to your Account, such charges and/or fees are not included in the ADB calculation for Purchases until the first day of the billing cycle following the date the credit insurance charges, overlimit fees, Annual Fees and/or Travel Membership Fees (as applicable) are charged to the Account. Prior statement balances subject to an interest-free period that have been paid on or before the payment due date in the current billing cycle are not included in the ADB calculation. If you do not pay your New Balance in full by the Payment Due Date, you will not get an interest-free period on Purchases again until you pay the New Balance in full by the Payment Due Date for two billing cycles in a row.

**2. Payment Information:** We will accept payment via check, money order, the internet (including mobile and online) or phone or previously established automatic payment transaction. You must pay us in U.S. Dollars. If you make a payment from a foreign financial institution, you will be charged and agree to pay any collection fees added in connection with that transaction. The date you mail a payment is different than the date we receive the payment. The payment date is the day we receive your check or money order at Elan Financial Services, P.O. Box 790408, St. Louis, MO 63179-0408 or the day we receive your internet or phone payment. All payments by check or money order accompanied by a payment coupon and received at this payment address will be credited to your Account on the day of receipt if received by 5:00 p.m. CT on any banking day. Payments sent without the payment coupon or to an incorrect address will be processed and credited to your Account within 5 banking days of receipt. Payments sent without a payment coupon or to an incorrect address may result in a delayed credit to your Account, additional INTEREST CHARGES, fees, and/or Account suspension. The deadline for on-time internet and phone payments varies, but generally must be made before 5:00 p.m. CT to 8 p.m. CT depending on what day and how the payment is made. Please contact Elan Financial Services for internet, phone, and mobile crediting times specific to your Account and your payment option. Banking days are all calendar days except Saturday, Sunday and federal holidays. Payments due on a Saturday, Sunday or federal holiday and received on those days will be credited on the day of receipt. There is no prepayment penalty if you pay your balance at any time prior to your payment due date.

**3. Credit Reporting:** We may report information on your Account to Credit Bureaus. Late payments, missed payments or other defaults on your Account may be reflected in your credit report.

00021538 43075 0001-0002 DUS820DD010826158935 00 L 00021577 URS2SSONME



**Important Messages**

Paying Interest: You have a 24 to 30 day interest-free period for Purchases provided you have paid your previous balance in full by the Payment Due Date shown on your monthly Account statement. In order to avoid additional INTEREST CHARGES on Purchases, you must pay your new balance in full by the Payment Due Date shown on the front of your monthly Account statement.

There is no interest-free period for transactions that post to the Account as Advances or Balance Transfers except as provided in any Offer Materials. Those transactions are subject to interest from the date they post to the Account until the date they are paid in full.

Your payment of \$1492.17 will be automatically deducted from your bank account on 02/02/2026. Please refer to your AutoPay Terms and Conditions for further information regarding this account feature.

**Transactions** PETERSON,WAYNE E Credit Limit \$3500

Post Date	Trans Date	Ref #	Transaction Description	Amount	Notation
<b>Purchases and Other Debits</b>					
12/08	12/06	0654	WALMART FAMILY MOBILE 877-440-9758 FL	\$26.56	_____
12/08	12/06	0670	WALMART FAMILY MOBILE 877-440-9758 FL	\$26.56	_____
01/07	01/06	6686	WALMART FAMILY MOBILE 877-440-9758 FL	\$26.55	_____
<b>Total for Account ##### 7856</b>				<b>\$79.67</b>	

**Transactions** LEGVOLD,MARK O Credit Limit \$3500

Post Date	Trans Date	Ref #	Transaction Description	Amount	Notation
<b>Purchases and Other Debits</b>					
12/29	12/26	1876	USPS PO 2669100545 NORTHFIELD MN	\$111.45	_____
12/30	12/29	7148	HCM*ALDRICH TECHNOLOGY NORTHFIELD MN	\$1,133.00	_____
12/30	12/29	5775	MICROSOFT#G131702832 MICROSOFT.COM WA	\$107.05	_____
12/31	12/30	1981	USPS PO 2669100545 NORTHFIELD MN	\$61.00	_____
<b>Total for Account ##### 8200</b>				<b>\$1,412.50</b>	

**Transactions** BILLING ACCOUNT ACTIVITY

Post Date	Trans Date	Ref #	Transaction Description	Amount	Notation
<b>Payments and Other Credits</b>					
12/31	12/31	MTC	PAYMENT THANK YOU	\$26.56CR	_____
<b>Total for Account ##### 0845</b>				<b>\$26.56CR</b>	

<b>2026 Totals Year-to-Date</b>	
Total Fees Charged in 2026	\$0.00
Total Interest Charged in 2026	\$0.00

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**Interest Charge Calculation**

Your Annual Percentage Rate (APR) is the annual interest rate on your account.

\*\*APR for current and future transactions.

Balance Type	Balance By Type	Balance Subject to Interest Rate	Variable	Interest Charge	Annual Percentage Rate	Expires with Statement
**BALANCE TRANSFER	\$0.00	\$0.00	YES	\$0.00	15.49%	
**PURCHASES	\$1,492.17	\$0.00	YES	\$0.00	15.49%	
**ADVANCES	\$0.00	\$0.00	YES	\$0.00	29.49%	

**Contact Us**

 Phone

Voice: 1-866-552-8855  
 TDD: 1-888-352-6455  
 Fax: 1-866-807-9053

 Questions

Elan Financial Services  
 P.O. Box 6353  
 Fargo, ND 58125-6353



Mail payment coupon with a check

Elan Financial Services  
 P.O. Box 790408  
 St. Louis, MO 63179-0408



Online

[myaccountaccess.com](http://myaccountaccess.com)

00021538 43076 0002-0002 DUSB200DD010826158935 00 L 00021577 UB2SSONME

CTAS Claim

Claim Number :

4663

Claim Date :

02/19/2026

To : Pera, Claimant  
60 Empire Drive  
Suite 200  
St Paul,

MN 55103

Note :

For :

100-41509-124	Finance & Payroll Admin - Employer Contributions Retirement: Pera	\$1.00
100-41509-174	Finance & Payroll Admin - Employee Paid: Pera	\$1.00
<b>Total</b>		<b>\$2.00</b>

Declaration

I declare under penalties of law that this account, claim or demand is just and correct and that no part of it has been paid

-----

Date

-----

Signature of Claimant

Paid by Order - Check Number -----

Filled in my office this ----- day of -----,

\_\_\_\_\_  
Clerk



4664

LIC. # LB757330

**BEAVER CREEK COMPANIES INC.**

INVOICE

January 29, 2026

7226 235<sup>th</sup> Street West, Farmington, Minnesota 55024

GT-26-102

Greenvale Township  
Mark Legvold  
31800 Guam Ave  
Northfield, MN 55057

WR  
RECEIVED  
3/1/26  
MJ

Permit #	Name	Invoice Number	Inspection Address	Cost
GT-046-2025	Jones	GT-046-2025	31820 Jamaica Ave	\$226.18
GT-001-2026	Jones	GT-001-2026	31820 Jamaica Ave	\$180.00
GT-002-2026	Nelson	GT-002-2026	6376 307 <sup>th</sup> St. W	\$168.24
GT-052-2025	Gilomen	GT-052-2025	31068 Guam Ave	\$Waiting on Payment
2025 Met Council Annual Building permit survey Greenvale Township 1/29/26				\$250.00
2025 SSTS Annual report MPCA. Greenvale Township 1/26/25				\$250.00
<b>Balance total</b>				<b>\$1,074.42</b>
<b>Total Invoice Due</b>				<b>\$1,074.42</b>

**Due Upon Receipt**  
Thank You for your Business



GREENVALE TOWNSHIP (WEB)  
 31800 GUAM AVENUE  
 NORTHFIELD, MN 55057

4665

101

RECEIVED  
 2/6/26

**Invoice**

Invoice Date: 2/6/2026

Date	Tran ID	Document	Fee	Amount	Total
12/17/2025	P 1002726	3704507 - ORDINANCE	Document Recording - Abstract	\$46.00	\$46.00
			Package Total :	\$46.00	
			Amount Tendered :	\$0.00	
12/17/2025	P 1002727	3704511 - ORDINANCE	Document Recording - Abstract	\$46.00	\$46.00
			Package Total :	\$46.00	
			Amount Tendered :	\$0.00	
<b>Customer Balance :</b>					<b>\$92.00</b>

GREENVALE TOWNSHIP (WEB)  
 31800 GUAM AVENUE  
 NORTHFIELD, MN 55057

**AMY A. KOETHE, DIRECTOR**  
**PROPERTY TAXATION & RECORDS**  
 DAKOTA COUNTY  
 651-438-4355  
 1590 HWY 55  
 HASTINGS, MN 55033



GREENVALE TOWNSHIP (WEB)  
31800 GUAM AVENUE  
NORTHFIELD, MN 55057

4665

101

RECEIVED  
1/17/26 W

Invoice

Invoice Date: 1/2/2026

Date	Tran ID	Document	Fee	Amount	Total
12/17/2025	P 1002726	3704507 - ORDINANCE	Document Recording - Abstract	\$46.00	
			Package Total :	\$46.00	
			Amount Tendered :	\$0.00	
12/17/2025	P 1002727	3704511 - ORDINANCE	Document Recording - Abstract	\$46.00	
			Package Total :	\$46.00	
			Amount Tendered :	\$0.00	

Customer Balance : \$92.00

Hello,  
Please return with an email  
address and contact info for future  
billing. Thank you,  
Tommy  
X 4348

GREENVALE TOWNSHIP (WEB)  
31800 GUAM AVENUE  
NORTHFIELD, MN 55057

AMY A. KOETHE, DIRECTOR  
PROPERTY TAXATION & RECORDS  
DAKOTA COUNTY  
651-438-4355  
1590 HWY 55  
HASTINGS, MN 55033



**Cannon River Tree Care  
LLC**

+ Request Service

📅 (no icon) 1c5h6luy7qwj

📄 (no icon) 1c5h6luy7qwj

RECEIVED  
1/27/26 *M*

4666

# Invoice Summary

**#13884** Unpaid

[View Invoice](#)

## Billing Address Invoice Information

**Greenvale Twp**

Invoice Date: Jan 27, 2026

Due Date: Jan 27, 2026

Terms: Due on receipt

**31660 Idalia Ave 55057**

Visit Date: Jan 13,

31660 Idalia Ave Northfield, MN 55057

ITEM	AMOUNT
------	--------

Trimming Road clearance	\$2,850.00
----------------------------	------------

Brush Pick-up(Optional) Beaver dams	\$500.00
--	----------

5098 290th st w  
30800 Iran Path

Subtotal	<b>\$3,350.00</b>
----------	-------------------

Sales Tax	<b>\$231.56</b>
-----------	-----------------

Total	<b>\$3,581.56</b>
-------	-------------------

Balance	<b>\$3,581.56</b>
---------	-------------------

2515 320th Street East, Northfield, MN 55057

CannonRiverTreeCare.com

507-645-6901

(<https://www.cannonrivertreecare.com/>)

(tel: 507-645-6901)

**BALANCE**

**\$3,581.56**



cannonrivertreecare@yahoo.com  
(mailto: cannonrivertreecare@yahoo.com)

**Cannon River Tree Care  
LLC**

☰ **Invoices** 1c5h6luy7qwjl

📄 **Receipts** 1c5h6luy7qwjl

**BALANCE**

**\$3,581.56**



**APG Southern Minnesota**  
 4095 Coon Rapids Blvd  
 Coon Rapids, MN 55433

Please indicate if your address has changed by correcting this upper portion & returning with your payment.

Page # 1

**Statement Date**

12/31/25

**STATEMENT**

**RECEIVED**  
 1/12/26 [Signature]

GREENVALE TOWNSHIP  
 31800 GUAM AVE  
 NORTHFIELD, MN 55057- 0000

Billing Period	
Start Date	Stop Date
12/01/25	12/31/25

Check Number	Amount Paid

**Account # 513985 \$142.65**

Please return the upper portion with your payment. To pay by credit card, please call 763-691-6000.

PUBLICATION	DATE(S)	AD#/INVOICE	DESCRIPTION/TAG LINE	TYPE	SIZE	AMOUNT
-------------	---------	-------------	----------------------	------	------	--------

**PAYMENT MUST BE RECEIVED BY 1/31/26 TO AVOID FINANCE CHARGES**

**Payment is due in our office within 10 business days**

Northfield News	12/17/25	1507185 / 1078006	Candidate Filing	L	1.0 X 2.78	95.10
Northfield News	12/24/25	1508965 / 1079106	Candidate Filing	L	1.0 X 3.00	47.55

CURRENT	1 - 30 DAYS	31 - 60 DAYS	OVER 60 DAYS	OVER 90 DAYS	BALANCE DUE
\$142.65	\$0.00	\$0.00	\$0.00	\$0.00	\$142.65

513985

Last payment

10/30/2025

\$182.28



**\$30 charge assessed for returned checks.**  
 Report errors within 5 days to ensure consideration.  
 Unpaid balances over 30 days past due will incur a 1.5% finance charge per month (Minimum .50 per month).

4/6/28

**Customer Invoice**  
As of: 01/08/2026  
Account Number: 21259311  
Amount Due: \$285.00

**Make Check Payable To:**  
**Dakota County Finance**  
1590 Highway 55  
Hastings, MN 55033



RECEIVED  
4/2/26 M

EL

Page 1

WE ACCEPT PARTIAL PAYMENTS\*\*

Greenvale Township  
ATTN: TAMMY MAY  
31800 GUAM AVE  
Northfield, MN 55057

Payment Amount: \$ \_\_\_\_\_ Check \_\_\_\_\_  
Money Order \_\_\_\_\_  
Notice: You may pay your bill online at [www.co.dakota.mn.us](http://www.co.dakota.mn.us)  
using a credit/debit card or E-Check  
Search for 'Make a Payment' in the Search box

-----  
DETACH AT DOTTED LINE AND RETURN TOP PORTION WITH YOUR PAYMENT

			Prior Balance : \$0.00	
Invoice Number	Transaction Date	Description	Invoice Total	Balance
5505283	01/08/2026	Invoice - 2025 Election Equipment Costs	\$285.00	\$285.00
<b>Total Amount Due</b>				<b>\$285.00</b>
<b>Questions? Please contact: FINANCE 651-438-4585</b>				

Acct #	Site #	Municipality	Dominion Share	KNOWiNK Share/ Ongoing	2025 JPA Costs	PVC Costs	Reduction for VOTER Funds	Total to be Invoiced
10001717B0	PSN168021	Apple Valley	\$ 11,912	\$ 3,647	\$ 6,350	\$ 1,089	\$ (20,107)	\$ 7,991
10001727B0	PSN196560	Burnsville	\$ 12,371	\$ 3,804	\$ 6,731	\$ 312	\$ (21,316)	\$ 7,265
10008948B0	PSN168034	Castle Rock Twp	\$ 459	\$ 101	\$ 175		\$ (553)	\$ 182
10008950B0	PSN168040	Douglas Twp	\$ 459	\$ 52	\$ 94		\$ (294)	\$ 387
10001737B0	PSN168019	Eagan	\$ 12,830	\$ 4,625	\$ 8,045		\$ (25,475)	\$ 6,504
21260281	24214345	Empire City	\$ 459	\$ 433	\$ 358		\$ (1,135)	\$ 115
10008953B0	PSN168039	Eureka Twp	\$ 459	\$ 108	\$ 195		\$ (617)	\$ 145
10001744B0	PSN168018	Farmington	\$ 7,318	\$ 1,467	\$ 2,460		\$ (7,790)	\$ 3,455
21259311	24214288	Greenvale Twp	\$ 459	\$ 62	\$ 109		\$ (345)	\$ 285
10001745B0	PSN181745	Hampton City	\$ 459	\$ 44	\$ 72		\$ (228)	\$ 347
10008955B0	PSN180578	Hampton Twp	\$ 459	\$ 62	\$ 112		\$ (356)	\$ 366
10013227B0	PSN256126	Hastings	\$ 8,236	\$ 1,497	\$ 2,589		\$ (8,199)	\$ 4,124
10001753B0	PSN167990	Inver Grove Heights	\$ 10,074	\$ 2,331	\$ 4,004		\$ (12,679)	\$ 3,730
21333372	24246912	Lakeville	\$ 12,831	\$ 4,944	\$ 8,198		\$ (25,959)	\$ 14
10001758B0	PSN261301	Lilydale	\$ 459	\$ 79	\$ 142		\$ (451)	\$ 229
10008956B0	PSN168038	Marshan Twp	\$ 459	\$ 89	\$ 159		\$ (502)	\$ 332
10001760B0	PSN261302	Mendota City	\$ 459	\$ 14	\$ 23		\$ (73)	\$ 442
10001762B0	PSN167988	Mendota Heights	\$ 6,858	\$ 911	\$ 1,627		\$ (5,151)	\$ 5,559
21259314	24214291	Nininger Twp	\$ 459	\$ 66	\$ 116		\$ (368)	\$ 273
10013240B0	PSN217973	Northfield	\$ 459	\$ 99	\$ 172		\$ (544)	\$ 186
10001772B0	PSN261303	Randolph City	\$ 459	\$ 30	\$ 51		\$ (161)	\$ 421
10008960B0	PSN212494	Randolph Twp	\$ 459	\$ 57	\$ 98		\$ (311)	\$ 303
10008962B0	PSN261314	Ravenna Twp	\$ 459	\$ 289	\$ 308		\$ (974)	\$ 82
10001775B0	PSN168017	Rosemount	\$ 8,236	\$ 1,869	\$ 3,064	\$ 262	\$ (9,703)	\$ 3,728
10008963B0	PSN239317	Sciota Twp	\$ 459	\$ 35	\$ 58		\$ (184)	\$ 368
21259315	24214292	South St. Paul	\$ 6,858	\$ 1,232	\$ 2,166		\$ (6,859)	\$ 3,397
10013253B0	PSN167986	Sunfish Lake	\$ 459	\$ 47	\$ 77		\$ (245)	\$ 338
10001786B0	PSN261304	Vermillion City	\$ 459	\$ 31	\$ 55		\$ (176)	\$ 369
10008964B0	PSN168035	Vermillion Twp	\$ 459	\$ 93	\$ 166		\$ (525)	\$ 193
10001788B0	PSN168033	West St. Paul	\$ 7,318	\$ 1,303	\$ 2,225		\$ (7,046)	\$ 5,592
10004263B1	PSN315059	ISD 191	\$ -	\$ 1,454				\$ 4,165
10004270B1	PSN315060	ISD 192	\$ -	\$ 1,045				\$ 1,045
10004274B0	PSN179837	ISD 194	\$ -	\$ 1,614				\$ 1,614
10004128B1	PSN315061	ISD 195	\$ -	\$ 68				\$ 68
10004279B0	PSN312868	ISD 196	\$ -	\$ 4,649				\$ 11,803
10004294B0	PSN173680	ISD 197	\$ -	\$ 1,322				\$ 1,322
10004297B0	PSN202480	ISD 199	\$ -	\$ 812				\$ 2,606
10013633B1	PSN315063	ISD 200	\$ -	\$ 875				\$ 875
10004302B1	PSN315064	ISD 252	\$ -	\$ 5				\$ 5
10004307B3	PSN315065	ISD 659	\$ -	\$ 98				\$ 98
10004303B0	PSN218119	SSD 6	\$ -	\$ 532				\$ 532
								\$ 80,855

2025 Election Equipment Costs  
GL Code 101-2230001-22300030-48297-0  
Elections Recount Memo Line

4669



DAKOTA COUNTY PROPERTY TAXATION AND RECORDS  
Dakota County Administration Center 1590 Highway 55 Hastings MN 55033  
www.dakotacounty.us

INVOICE FOR PAYMENT

January 8, 2026

Invoice # TNT2026-16

Greenvale Township

RE: 2026 Truth in Taxation Costs

Dakota County has prepared the parcel specific 2026 Truth in Taxation Notices. Minn.Stat. § 275.065, subd. 4 allows the county to apportion the cost of preparing and mailing the parcel specific notices to the school districts, cities, and townships and to the county.

Mail Service and envelopes:	\$ 20,647.94
Inserts	(\$900.00)
*Inserts are only charged to entities requesting inclusion of inserts.	
Postage:	\$ 71,858.20
American Solutions for Business:	\$ 3,539.08
Salaries	\$ 3,393.00
Programming-Tyler and internal:	\$ 3,000.00
<b>Total costs for 2026:</b>	<b>\$ 101,538.22</b>

Your share of the Truth in Taxation cost is:	\$ 136.22
Your share of the inserts cost is:	\$ 0.00
<b>Your total due for 2026:</b>	<b>\$ 136.22</b>

Please submit payment to:

Attn: Shantel LaMotte  
Dakota County Property Taxation & Records  
1590 Highway 55  
Hastings, MN 55033

If you have any questions on this invoice, please call Emmanuel Jean at 651-438-4392.



# ENERGY-GRAIN-FEED STATEMENT

4670

672

CENTRAL FARM SERVICE  
 Trusted Service. Cooperative Value.  
 PO Box 68, Truman, MN 56088  
 PH: 507-776-2831 E: statements@cfscoop.com  
 www.cfscoop.com

Statement Date: 1/31/26		Account: 107645	
Total	Prepay 0.00	Deferred 0.00	Regular 338.02
Due by 2/20/26			338.02

PAGE: 1 of 1

RECEIVED  
 3/11/26 *MM*

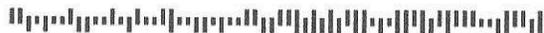


GREENVALE TOWNSHIP  
 31800 GUAM AVE  
 NORTHFIELD MN 55057-2274

672

1/1

REMIT TO:  
 CENTRAL FARM SERVICE  
 P.O. BOX 68  
 TRUMAN MN 56088



PLEASE DETACH AND RETURN TOP PORTION WITH YOUR REMITTANCE

Date	Invoice	Description	Quantity	Price	Amount	Prepay	Deferred	Regular
		BALANCE FORWARD				0.00	0.00	0.00
1/6/26	170032	PROPANE - COMMERCIA Tank: 1 TOWNHALL	225.5 Gal	1.4990	338.02			338.02
		TOTAL			338.02			
		ENDING TOTALS				0.00	0.00	338.02

### TERM SUMMARY

Term Description	Deferred	Regular
1 REGULAR-DUE ON 20TH		338.02
TOTAL		338.02
GRAND TOTAL ALL TERMS \$338.02		

### ITEM SUMMARY

Description	Quantity	Amount	Cash	Prepay	Deffered	Regular
PROPANE - COMMERCIA	225.5	338.02				338.02
TOTAL		338.02				338.02

*WJD*

CREDIT TERMS	ACCOUNTS ARE SUBJECT TO A				AGED ANALYSIS OF BALANCE	
	FINANCE CHARGE OF 1.500% PER MONTH-ANNUAL RATE 18.0%				1 - 30 DAYS	31 - 60 DAYS
	ON ACCOUNTS NOT PAID BY 2/20/26				61 - 90 DAYS	91 DAYS&OVER
				338.02	0.00	0.00
						PAY THIS AMOUNT
						338.02

YOUR ACCOUNT NUMBER IS: 107645. See reverse side for credit terms.

IF ANY OF THE FOLLOWING HAS CHANGED SINCE YOUR LAST STATEMENT, PLEASE INDICATE...

YOUR NAME (Last, First, Middle Initial)

ADDRESS

CITY

STATE

ZIP

TELEPHONE

(       )

Mail Payments To: P.O. Box 68  
Truman, MN 56088

Truman 1-800-657-3282  
Owatonna 1-800-270-2339

A complete list of locations numbers can be found at [www.cfscoop.com](http://www.cfscoop.com).

### **IN CASE OF ERRORS OR INQUIRIES ABOUT YOUR BILL**

Send your inquiry in writing on a separate sheet so that the creditor receives it within 50 days after the bill was mailed to you. Your written inquiry must include:

1. Your name and account number (if any):
2. A description of the error and why (to the extent you can explain) you believe it is an error: and
3. The dollar amount of the suspected error.

If you have authorized your creditor to automatically pay your bill from your checking or savings account, you can stop or reverse payment on any amount you think is wrong by mailing your notice so that the creditor receives it within 16 days after the bill was sent to you.

You remain obligated to pay the parts of your bill not in dispute, but you do not have to pay any amount in dispute during the time the creditor is resolving the dispute. During that same time, the creditor may not take any action to collect disputed amounts or report disputed amounts as delinquent.

If you have a problem with property or services purchased with a credit card, you may have the right not to pay the remaining amount due on them if you first try in good faith to return them or give the merchant a chance to correct the problem. There are two limitations on this right:

1. You must have bought them in your home state or, if not within your home state, within 100 miles of your current mailing address: and
2. The purchase price must have been more than \$50.

However, these limitations do not apply if the merchant is owned or operated by the creditor, or if the creditor mailed you the advertisement for the property or services

This is a summary of your rights: a full statement of your rights and the creditor's responsibilities under the Federal Fair Credit Billing Act will be sent to you both upon request and in response to a billing error notice.

4671



Real People. Real Solutions.

Please Remit To: Bolton & Menk, Inc.  
1960 Premier Drive | Mankato, MN 56001-5900  
507-625-4171 | 507-625-4177 (fax)

Payment by Credit Card Available Online at www.Bolton-Menk.com  
To Ensure Proper Credit, Provide Invoice Numbers with Payment

Greenvale Township  
clerk@greenvaletwp.org  
Jane Dilley  
31800 Guam Avenue  
Northfield, MN 55057

RECEIVED  
2/9/26 MJ

January 30, 2026  
Project No: 0T6.130503.000  
Invoice No: 0386797  
Client Account: GREENVAL\_TW\_MN

Greenvale Twp/On-Call Planning Services

General Planning (0000001)  
Professional Services

		Hours	Rate	Amount
Planner	1/2/2026	2.00	172.00	344.00
<i>Updating Zoning and Subdivision Code; Sending Updated Code; Scheduling Meeting with Client</i>				
Planner	1/5/2026	.50	172.00	86.00
<i>Call with Ken and Follow-up Map Delivery</i>				
Totals		2.50		430.00
<b>Total Labor</b>				<b>430.00</b>
<b>Total this Task</b>				<b>\$430.00</b>
<b>Total this Invoice</b>				<b>\$430.00</b>

WJD

Bolton & Menk, Inc. is an equal opportunity employer and federal contractor or subcontractor. Consequently, the parties agree that, as applicable, they will abide by the requirements of 41 CFR 60-1.4(a), 41 CFR 60-300.5(a) and 41 CFR 60-741.5(a) and that these laws are incorporated herein by reference. These regulations prohibit discrimination against qualified individuals based on their status as protected veterans or individuals with disabilities, and prohibit discrimination against all individuals based on their race, color, religion, sex, sexual orientation, gender identity or national origin. These regulations require that covered prime contractors and subcontractors take affirmative action to employ and advance in employment individuals without regard to race, color, religion, sex, sexual orientation, gender identity, national origin, protected veteran status or disability. The parties also agree that, as applicable, they will abide by the requirements of Executive Order 13496 (29 CFR Part 471, Appendix A to Subpart A), relating to the notice of employee rights under federal labor laws.

Notice: A Finance charge of 1.5% per month (annual percentage of 18%) is charged on balances 30 days or over.



Aldrich Technology Consulting  
507-581-5037  
427 Division St. S.  
Northfield, MN 55057

Billed To  
Wayne Peterson  
Greenvale Township

Date of Issue  
12/29/2025

Invoice Number  
0013516

Amount Due (USD)

**\$1,100.00**

Due Date  
01/28/2026

Description	Rate	Qty	Line Total
Refurbished - HP EliteBook 850 G8 15.6" Notebook HP EliteBook 850 G8 15.6" Notebook - Full HD - 1920 x 1080 - Intel Core i5 11th Gen i5-1135G7 Quad-core (4 Core) 2.40 GHz - 16 GB RAM - 512 GB SSD - Intel Chip - Windows 11 Pro - English Keyboard i5-1135G7 15IN TS.	\$550.00	2	\$1,100.00

Subtotal 1,100.00

Tax 0.00

Total 1,100.00

Amount Paid 0.00

Amount Due (USD) \$1,100.00

*in claim*

*claim number*

*4662*



Aldrich Technology Consulting  
427 Division Street South  
Northfield, Minnesota, 55057  
United States of America

Phone: 5075815037  
Email: [Info@AldrichTech.com](mailto:Info@AldrichTech.com)  
[www.AldrichTech.com](http://www.AldrichTech.com)

**\$ 1,133.00**

Surcharge \$33 included

APPROVED

Transaction Information

Invoice ID: INV001205  
Currency: USD  
Response Message: Approval  
Transaction ID: 42866364  
Type: Purchase  
Date: Dec 29, 2025  
Time: 10:48am  
AVS Response: N/A  
CVV Response: N/A  
Approval Code: 019284

Card Information

Cardholder Name: N/A  
Card Number: 4798 \*\*\*\* \* 8200  
Card Expiry: 06/30  
Card Type: Visa  
AID: \*\*\*\*\*





Employee Name:

Wayne Peterson

Pay period:

Date	Time in	Time out	Hours worked		Work done	Paid
9/8/2025	10:00 AM	12:00 PM	2:00	2.00	Budget	
9/9/2025	10:00 AM	12:00 PM	2:00	2.00	budget	
9/15/2024	5:00 PM	9:00 PM	4:00	4.00	CTAS Prep	
9/16/2024	8:45 PM	9:30 PM	0:45	0.75	CTAS Prep	
9/17/2024	10:45 AM	12:00 PM	1:15	1.25	CTAS prep	
9/17/2024	5:30 PM	6:30 PM	1:00	1.00	meeting prep	
9/18/2024	5:30 PM	8:30 PM	3:00	3.00	budget	
9/25/2024	9:00 PM	10:00 PM	1:00	1.00		
10/13/2025	8:30 AM	12:00 PM	3:30	3.50	kathy, mark, CTAS	
10/14/2025	7:00 AM	8:45 AM	1:45	1.75	CTAS prep	
10/14/2025	9:30 AM	11:00 AM	1:30	1.50	CTAS prep	
10/14/2025	11:30 AM	12:00 PM	0:30	0.50	state, paid leave	
10/19/2025	3:30 PM	5:15 PM	1:45	1.75	paid leave	
10/20/2025	9:00 AM	10:30 AM	1:30	1.50	paid leave	
10/31/2025	5:15 PM	6:00 PM	0:45	0.75	report, tax	
11/1/2025	1:15 PM	4:30 PM	3:15	3.25	paid leave, UEI number	
11/8/2025	4:45 PM	6:45 PM	2:00	2.00	CTAS receipts, bank statement	Submitted
				45.48	Total	11/10/2025
11/10/2025	10:10 AM	11:30 AM	1:20	1.33	CTAS	
11/10/2025	12:00 PM	12:30 PM	0:30	0.50	CTAS bank	
11/10/2025	2:30 PM	3:40 PM	1:10	1.17	Balance checkbook	
11/15/2025	2:00 PM	4:15 PM	2:15	2.25	CTAS	
11/15/2025	5:00 PM	6:10 PM	1:10	1.17	CTAS	
11/19/2025	8:10 AM	11:45 AM	3:35	3.50	Meeting prep	
11/18/2025	8:00 AM	8:30 AM	0:30	0.50	CTAS	
11/24/2025	10:10 AM	11:35 AM	1:25	1.50	4M, CTAS Pera	

12/2/2025	6:50 AM	10:30 AM	3:40	3.66	meet Kathy, CTAS, 4M	
12/8/2025	11:30 AM	12:10 PM	0:40	0.66	CTAS Fenske	
12/8/2025	1:00 PM	3:00 PM	2:00	2.00	CTAS	
12/9/2025	3:10 PM	4:00 PM	0:50	0.78		
12/11/2025	4:30 PM	5:30 PM	1:00	1.00		
12/15/2025	9:45 AM	11:30 AM	1:45	1.75		
12/16/2025	1:15 PM	3:30 PM	2:15	2.25		
12/17/2025	8:15 AM	11:30 AM	3:15	3.25	meet mark	
12/17/2025	1:00 PM	4:30 PM	3:30	3.50	prep and write checks	
12/19/2025	9:45 AM	11:00 AM	1:15	1.25	CTAS Pera, 4M	
12/19/2025	1:05 PM	1:30 PM	0:25	0.50	Castle Rock bank, pera	
12/19/2025	2:00 PM	3:00 PM	1:00	1.00	pera	
12/30/2025	8:15 AM	10:30 AM	2:15	2.25	meet Kathy, Mark	
12/31/2025	1:30 PM	4:00 PM	2:30	2.50	CTAS	
12/31/2025	9:15 AM	10:00 AM	0:45	0.75	bank, budget	
12/31/2025	5:00 PM	6:30 PM	1:30	1.50	Budget	
1/1/2026	5:15 PM	6:10 PM	0:55	1.00	Budget	
1/2/2026	8:40 AM	12:00 PM	3:20	3.33	Budget computer setup	
1/2/2026	2:00 PM	4:00 PM	2:00	2.00	Budget computer	
1/2/2026	5:00 PM	6:00 PM	1:00	1.00	CTAS	
1/3/2026	1:10 PM	3:45 PM	2:35	2.50	CTAS, bank	
1/5/2026	3:00 PM	4:30 PM	1:30	1.50	CTAS taxes	
1/6/2026	8:30 AM	11:00 AM	2:30	2.50	meet mark	
1/7/2026	1:00 PM	2:30 PM	1:30	1.50	Budget	
1/8/2026	3:00 PM	4:10 PM	1:10	1.17	Claim	

1/9/2026	1:00 PM	4:00 PM	3:00	3.00	1099, budget with PATTY	
1/10/2026	8:30 AM	2:30 PM	6:00	6.00	w2, computer	
1/11/2026	6:00 PM	6:45 PM	0:45	0.75	ctas, wages for 2025,w2	
1/12/2026	6:30 AM	10:30 AM	4:00	4.00	w2, mark	
1/12/2026	1:15 PM	2:45 PM	1:30	1.50	budget	
1/14/2026	8:20 AM	12:00 PM	3:40	3.66	budget CTAS checks	
1/15/2026	1:30 PM	4:30 PM	3:00	3.00	state w2, meeting prep	
1/19/2026	9:30 AM	11:15 AM	1:45	1.75	paid leave, pera	
1/19/2026	1:15 PM	4:05 PM	2:50	2.75	budget, pera exclusion	
1/19/2026	7:00 PM	7:25 PM	0:25	0.50	budget	
1/20/2026	8:45 AM	11:30 AM	2:45	2.75	kathy, mark, CTAS	
1/20/2026	2:15 PM	4:00 PM	1:45	1.75		
1/27/2026	9:30 AM	12:15 PM	2:45	2.75	budget meeting	
2/2/2026	8:00 AM	11:30 AM	3:30	3.50	budget meeting, kathy, mark Patty	
2/4/2026	11:00 AM	12:30 PM	1:30	1.50	checks,ctas	
2/10/2025	8:30 AM	10:00 AM	1:30	1.50	claims, Kathy	
				97.68	Total hours, approximately 18 hrs budget	submtted 2/10/2026

Greenvale Township Attendance Roster  
January

Total Pay

Employee	Rate	Town Board	Planning Comsn.	Road Comsn.	Special Mtg/ hearing	Board of canvas	Elections	Total Pay
Anderson	80	1				1		160 ✓
Berg	65							0
Malecha Ken	65							0
Malecha Mark	50	1		1				100 ✓
Royle, Adam	50			1				50
Williams, Tom	50							0
Moore, Richard	50			1				50 ✓
Roehl, David	50			1				50 ✓
Rowan, Tony	50			1				50 ✓
Volkert Victor	65							0
Moore, Joyce	65							0
Chesky Dan II	65							0
Norkunas, Scott	80	1				1		160 ✓
Peterson, Wayne	80	1				1		160 ✓
Royle, Joy	80	1				1		160 ✓
Legvold, Mark	80	1		1		1		160 ✓ (does not include regular board/PC)
<b>TOTAL</b>								<b>1100</b>

Included meetings  
NO PC in Jan  
Jan 15 Board  
Jan 26 Closed Meeting  
Feb 5 Road Commission

*Reva 182.52 Employee paid  
182.52 township paid  
365.04*







# Greenvale Township Annual Budget Planning February 2026

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## To Cover

- Current Financial Picture
- Road budget
  - Expenses and Receipts
  - Discussion and recommendations
- General Fund
  - Expenses and Receipts
  - Discussion and recommendations
- Fire Fund
  - Levy and Future
  - Discussion

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## Current Savings balances (as of 12/31/2026)

(Total Balance, rounded)

• General Fund	\$89,137
• Road and Bridge	\$199,452
• Other Federal Funds (ARPA)	\$815
• Fire Protection	\$5,833
• Greenvale Township Clean-up	(\$1,123)
• Bridge Replacement	\$23,520
• Escrow	\$250
• TOTAL	\$317,886

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## In Savings (as of 2/17/2026)

• Bank	\$41,005
• CD	\$12,256
• CD	\$61,466
• 4M	\$224,759
Specific Allocation to accounts:	
• Road	\$194,279
• General	\$58,359
• Fire	\$26,587

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## Road Budget (Expenses)

Fund	2024	2025	2026 Proposed	notes
General Admin/Govt	\$1,172		\$100	Mileage, printing, admin
Wages (RC)	\$277	\$831	\$800	
Street Maint	\$129,759	\$163,333	\$171,499	Dust control and gravel
Ditch Mowing	\$10,766	\$7,595	\$11,000	
Tree Trimming	\$6,500	\$7,595	\$11,000	
Dam, Road, Ditch repair	\$11,700	\$11,842	\$12,000	
Road Grading	\$71,259	\$22,695	\$75,000	This is based on several year's
Ditch/Tree cutting	0	\$5,233	\$10,000	0 in '24 due to allocation in other categories
Signs/Repairs	\$5,150	\$2,350	\$2,500	
Misc repair/ice/sanding		\$6,831	\$15,000	
Road/Ditch Repair		48,063	48,000	
<b>TOTAL</b>	<b>\$237,027</b>	<b>\$280,394</b>	<b>\$356,900</b>	Includes all misc expenses

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## Road Budget (Revenue)

Fund	2024	2025	Proposed 2026	Notes
Total Gen Taxes	\$253,746	\$28,212	\$310,000	Proposed levy
Total State Aid	\$23,814	\$21,472	\$22,000	
<b>TOTAL RECEIPTS</b>	<b>\$295,852</b>	<b>\$445,738</b>	<b>\$352,150</b>	Includes misc revenue

Notes:

**Detail of all Revenue and expenses in packet**

There is a surplus of funds in the Road, Road and Bridge Budget from past years (44,000)

Prudent use of funding has allowed us to remain at current recommendation for Levy

Similar prudence is expected for 2026

Grading budget is very robust and may not be spent

Parking lot Grant: Approx \$7,000 for concrete

A: Add \$----- for full width of building/ additional if able – Self-help with volunteers

B: Approve nothing further, do best we can with grant money – Self-help with volunteers

C: Approve \$----- and hire contractor

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## Roads and Bridges Summary

- Starting year with \$194,000 in account (this has to last until July)
- Starting bridge with \$23,520
- Unknown grading, repairs, and snow removal each year
- Levy set at \$300,000 last year

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## Bridge Fund

- 25,000 Levy currently, none has been spent
  - 23,500 approximately due to unpaid taxes
- Planned projects will spend part of this
- Reliance on grants not responsible for future emergency projects
- Recommend:
  - Set Levy at \$25,000

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## Road Recommendations

- Parking lot options
- Air tag for the Jamaica sign
- Keep Levy at 300,000 or change to 310,000

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## Township General Fund

Fund	2024	2025	2026	Notes
Operating Levy	\$ 46,500	\$ 50,000	\$ 46,000	Suggest increasing for 2027
Licnese, permits, fees	\$ 49,529	\$ 55,199	\$ 46,500	This is mostly pass-through
Intergov Revenue (state and other)	\$ 11,207	\$ 11,630	\$ 11,900	This is still an unknown exact amount
Charges for Svcs	\$ 2,207	\$ 2,207	\$ 2,200	Land rent
Misc Revenue	\$ 10,651	\$ 8,854	\$ 3,400	int earning, hall rental – Interest income is now being distributed to accounts
<b>TOTAL RECEIPTS</b>	<b>\$ *122,094</b>	<b>\$ *127,890</b>	<b>\$ 125,758</b>	<b>INCLUDES ALL CATEGORIES ABOVE AND SUB CATEGORIES IN SHEETS)</b>

- Sales purchase of investment have been excluded from the totals, as seen in the sheets

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## Other Account Receipts

	2024	2025	2026	
Road and Bridge	\$ 275,000	\$ 300,000	\$ 300,000	
Fire		\$ 56,000	\$ 56,000	actual fire contract is 52,163 for 2026. We were behind from past years, and made up in 2026 – suggest for 2027 will be \$57,380
Misc (Bridge)		\$ 25,000	\$ 25,000	

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## General Fund Notes

- Projecting both income and some expenses to be lower this year
  - Lower Levy (from last year’s Annual Meeting)
  - Planner and legal fees are expected to be lower this year
  - Langer legal payment is not settled yet and will come out of General Fund (district court, not legal fees)
  - Discussion on Wages at end
- Interest income gains us \$7 – \$9,000/year

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## TOWNSHIP GENERAL FUND (EXPENSES)

Fund	2024	2025	2026 proposed	Notes
Board,PC,RC wages/expenses	\$ 21,461	\$ 19,355	\$ 21,950	
Legal Fees		\$ 7,644		legal fees were kept in different account - see below *
General Government:	\$ 26,602	\$ 12,625	\$ 34,000	Includes clerk, dep clerk wages/salary and office op expenses and 6,000 for elections
Financial Administration	\$ 17,602	\$ 17,938	\$ 17,795	Includes Treasurer, dep treas wages/salary and operating expenses
Legal Fees	\$ 103,017	\$ 37,102	\$ 7,000	*legal fees from above added into 2025's total
MAT	\$ 4,558	\$ 4,814	\$ 5,300	training, dues, insurance
Planning/Zoning	\$ 8,878	\$ 14,355	\$ 5,000	Planner fees, misc
Town Hall Ops	\$ 4,067	\$ 4,536	\$ 4,062	computer, supplies, utilities, misc

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## TOWNSHIP GENERAL FUND (EXPENSES)

Fund	2024	2025	2026	Notes
Public Safety - inspections	\$ 35,987	\$ 46,946	\$ 42,550	includes building, septic, engineer fees (mostly pass-through)
Misc Pub works (TH lot)	\$ 138	\$ -	\$ 300	upkeep of lot, sidewalk, etc
Misc Expenditures	\$ 1,335	\$ 3,742	\$ 5,350	Picnic, internet, postage, etc: Increase for '26 - clerk/treas computer purchased in Jan
Other Financing use	\$ 288,945	\$ 166,453	\$ 0	This is investment sales/purchase and is a net zero over the year
<b>TOTAL DISBURSEMENTS</b>	<b>\$ 235,541</b>	<b>\$ 200,175</b>	<b>\$ 145,557</b>	

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Election Judge Budget Changes from 2025:

1. Elections 2025:	\$3,371	\$2361	1 election
2. 2224:	\$10,878	\$9815	4 election
3. 2023	\$ 2885	\$2195	1 election
4. 2022	\$ 8621	\$8134	3 election

3 elections for 2026, but pay for judges is \$15, not \$20 as previous.

\$6,000 is added into "General Government" category in general fund

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## Recommendations – General Fund

- Restore levy to \$50,000
- Increase Clerk pay from \$20 to \$35/hr
  - About 45 hrs/month actual – plus meetings (2 hrs each) – 50 hrs @ \$35 = \$1,750/mo - \$21,000/year
  - Suggest straight hourly, including meetings
  - Dep Clerk 12 hrs/mo = \$5,000/yr
- Increase town hall rental fee
  - \$150 for non-township residents or organizations
  - \$50 for township residents
- Mailings
  - Move to a township email list
  - Limit mailing to only necessary notifications (i.e. zoning notifications)
- Continue to limit legal and planner fees

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- Value of Position
  - Clerk Current: \$20/hr
  - Treasurer current: \$30/hr
  - PC members: \$60/meeting
  - Board members: \$80/meeting
  - Road Cmte: \$50/meeting
  
- Township Phones: Official phone for each – Approx \$450/mo

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## Fire and Rescue

- \$56,000 current Levy for 2026
- Actual for 2027 is \$57,380
- Recommend setting Levy at \$60,000 for 2027
  - Cushion allows for tax collection deficits and unforeseen expenses

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## Receipts

	<b>2024</b>	<b>2024</b>	<b>2025</b>	<b>2025</b>	<b>2026</b>	<b>Percent</b>
	<b>Actual</b>	<b>Budget</b>	<b>as of</b>	<b>Budget</b>	<b>Proposed</b>	<b>Change</b>
			<b>2/17/2026</b>		<b>Budget</b>	
<b>201: Road and Bridge</b>						
<b>Taxes</b>						
<b>General Property Taxes</b>						
Current Ad Valorem Taxes	\$253,746.67	\$275,000.00	\$280,324.77	\$300,000.00	\$300,000.00	0.00
Delinquent Ad Valorem Taxes	\$0.00	\$0.00	\$1,887.58	\$2,200.00	\$1,500.00	-31.82
Total General Property Taxes	\$253,746.67	\$275,000.00	\$282,212.35	\$302,200.00	\$301,500.00	-0.23
<b>Penalties And Interest On Delinquent Taxes</b>						
Penalties and Interest on Ad valorem Taxes	\$0.00	\$0.00	\$189.45	\$150.00	\$150.00	0.00
Total Penalties And Interest On Delinquent Taxes	\$0.00	\$0.00	\$189.45	\$150.00	\$150.00	0.00
<b>Licenses And Permits</b>						
<b>Non-Business Licenses And Permits</b>						
Access Permits	\$250.00	\$500.00	\$0.00	\$0.00	\$0.00	N/A
Total Non-Business Licenses And Permits	\$250.00	\$500.00	\$0.00	\$0.00	\$0.00	N/A
<b>Intergovernmental Revenues (Igr)</b>						
<b>State Igr</b>						
Municipal State Aid for Streets - Maintenance (Gas Tax, Road Allotment)	\$18,198.30	\$15,294.00	\$21,472.98	\$20,000.00	\$22,000.00	10.00
Ag Preserve	\$892.18	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Town Aid	\$4,724.10	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Total State Igr	\$23,814.58	\$15,294.00	\$21,472.98	\$20,000.00	\$22,000.00	10.00
<b>Igr From Other Local Governmental Units</b>						
Other County Grants and Aids	\$1,535.61	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Total Igr From Other Local Governmental Units	\$1,535.61	\$0.00	\$0.00	\$0.00	\$0.00	N/A
<b>Charges For Services</b>						
<b>Highways And Streets (Road And Bridges)</b>						
Dust Control Fees	\$0.00	\$0.00	\$12,336.24	\$0.00	\$0.00	N/A
Culverts, Signs & Inspections	\$0.00	\$150.00	\$0.00	\$0.00	\$0.00	N/A
Grading & Plowing	\$845.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Total Highways And Streets (Road And Bridges)	\$845.00	\$150.00	\$12,336.24	\$0.00	\$0.00	N/A
<b>Miscellaneous Revenues</b>						
Interest Earning	\$660.34	\$0.00	\$1,721.79	\$1,000.00	\$3,500.00	250.00
Miscellaneous Revenues	\$0.00	\$100.00	\$15,323.00	\$15,323.00	\$15,000.00	-2.11
Total Other Miscellaneous Revenues	\$660.34	\$100.00	\$17,044.79	\$16,323.00	\$18,500.00	13.34
<b>Other Financing Sources</b>						
<b>Misc. Other Financing Sources</b>						
Sale of Investment	\$15,000.00	\$0.00	\$112,483.00	\$0.00	\$0.00	N/A
Total Misc. Other Financing Sources	\$15,000.00	\$0.00	\$112,483.00	\$0.00	\$0.00	N/A
<b>Receipts Total</b>	<b>\$295,852.20</b>	<b>\$291,044.00</b>	<b>\$445,738.81</b>	<b>\$338,673.00</b>	<b>\$342,150.00</b>	<b>1.03</b>

## Disbursements

	2024 <u>Actual</u>	2024 <u>Budget</u>	2025 as of <u>2/17/2026</u>	2025 <u>Budget</u>	2026 <u>Proposed Budget</u>	Percent <u>Change</u>
<b>201: Road and Bridge</b>						
<b>General Government</b>						
<b>Legislative</b>						
<b>Council/Town Board</b>						
Transportation: Travel Expense	\$479.76	\$0.00	\$0.00	\$500.00	\$100.00	-80.00
Printing and Binding: Legal Notices Publishing	\$72.48	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Utility Services: Refuse Disposal	\$619.97	\$0.00	\$0.00	\$600.00	\$0.00	-100.00
Total Legislative	\$1,172.21	\$0.00	\$0.00	\$1,100.00	\$100.00	-90.91
<b>Other General Government</b>						
<b>Planning and Zoning</b>						
Wages and Salaries: Part-time Employees	\$46.17	\$0.00	\$138.51	\$0.00	\$0.00	N/A
Total Other General Government	\$46.17	\$0.00	\$138.51	\$0.00	\$0.00	N/A
<b>Public Works</b>						
<b>Highways, Streets And Roadways</b>						
<b>Road Maintenance</b>						
Wages and Salaries: Part-time Employees	\$277.04	\$500.00	\$831.09	\$500.00	\$800.00	60.00
Repair and Maintenance Supplies: Building Repair Supplies	\$0.00	\$125.00	\$0.00	\$125.00	\$125.00	0.00
Repair and Maintenance Supplies: Street Maintenance Materials	\$129,759.08	\$147,000.00	\$163,333.46	\$155,820.00	\$171,499.00	10.06
Ditch Mowing	\$10,766.25	\$0.00	\$7,595.00	\$11,000.00	\$11,000.00	0.00
Tree Trimming	\$6,500.00	\$0.00	\$11,000.00	\$0.00	\$11,000.00	N/A
Utility Services: Refuse Disposal	\$0.00	\$0.00	\$620.00	\$0.00	\$0.00	N/A
Road & Ditch Repairs	\$11,700.00	\$50,000.00	\$11,842.50	\$50,000.00	\$12,000.00	-76.00
Road Grading	\$71,259.25	\$43,000.00	\$22,695.00	\$75,000.00	\$75,000.00	0.00
Snow Plowing & Sanding	\$1,615.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Ditch & Tree Cutting	\$0.00	\$10,000.00	\$5,233.25	\$10,000.00	\$10,000.00	0.00
Misc Fees	\$0.00	\$730.97	\$0.00	\$1,000.00	\$0.00	-100.00
<b>Road Signs</b>						
Repair and Maintenance Supplies: Street Maintenance Materials	\$5,150.63	\$2,000.00	\$2,350.00	\$5,000.00	\$2,500.00	-50.00
<b>road &amp; ditch repairs</b>						
Road & Ditch Repairs	\$0.00	\$0.00	\$48,063.50	\$0.00	\$48,063.00	N/A
<b>Ice and Snow Removal</b>						
Snow Plowing & Sanding	\$0.00	\$30,000.00	\$6,831.00	\$15,000.00	\$15,000.00	0.00
Total Highways, Streets And Roadways	\$237,027.25	\$283,355.97	\$280,394.80	\$323,445.00	\$356,987.00	10.37
<b>Sanitation</b>						
<b>Weed Control</b>						
Ditch Mowing	\$1,200.00	\$0.00	\$0.00	\$1,000.00	\$2,000.00	100.00
Total Other Sanitation	\$1,200.00	\$0.00	\$0.00	\$1,000.00	\$2,000.00	100.00
<b>Other Financing Uses</b>						

## Disbursements

	<u>2024</u> <u>Actual</u>	<u>2024</u> <u>Budget</u>	<u>2025</u> as of <u>2/17/2026</u>	<u>2025</u> <u>Budget</u>	<u>2026</u> Proposed <u>Budget</u>	<u>Percent</u> <u>Change</u>
201: Road and Bridge						
Other Financing Uses						
Purchase of Investments						
Investments Purchased	\$25,254.51	\$0.00	\$217,794.12	\$30,000.00	\$0.00	-100.00
Total Other Other Financing Uses	\$25,254.51	\$0.00	\$217,794.12	\$30,000.00	\$0.00	-100.00
<b>Disbursements Total</b>	<b>\$264,700.14</b>	<b>\$283,355.97</b>	<b>\$498,327.43</b>	<b>\$355,545.00</b>	<b>\$359,087.00</b>	<b>1.00</b>

Receipts

	2024 <u>Actual</u>	2024 <u>Budget</u>	2025 as of <u>2/17/2026</u>	2025 <u>Budget</u>	2026 <u>Proposed Budget</u>	Percent <u>Change</u>
<b>100: General Fund</b>						
<b>Taxes</b>						
<b>General Property Taxes</b>						
Current Ad Valorem Taxes	\$42,908.42	\$46,500.00	\$46,723.32	\$46,000.00	\$46,000.00	0.00
Delinquent Ad Valorem Taxes	\$2,745.90	\$0.00	\$319.04	\$0.00	\$0.00	N/A
Fiscal Disparities	\$7,261.50	\$0.00	\$7,303.26	\$7,000.00	\$7,000.00	0.00
TCap & Referendum Tax	\$2,540.24	\$0.00	\$5,540.40	\$5,500.00	\$5,500.00	0.00
Total General Property Taxes	\$55,456.06	\$46,500.00	\$59,886.02	\$58,500.00	\$58,500.00	0.00
<b>General Sales And Use Taxes</b>						
Sales Tax	\$0.00	\$2.66	\$0.00	\$0.00	\$0.00	N/A
Total General Sales And Use Taxes	\$0.00	\$2.66	\$0.00	\$0.00	\$0.00	N/A
<b>Penalties And Interest On Delinquent Taxes</b>						
Penalties and Interest on Ad valorem Taxes	\$367.45	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Penalties and Interest on TCap & Referendum	\$1,143.52	\$0.00	\$12.53	\$0.00	\$0.00	N/A
Total Penalties And Interest On Delinquent Taxes	\$1,510.97	\$0.00	\$12.53	\$0.00	\$0.00	N/A
<b>Licenses And Permits</b>						
<b>Non-Business Licenses And Permits</b>						
Building Permits & Fees	\$43,476.13	\$22,806.00	\$51,264.56	\$45,000.00	\$45,000.00	0.00
Septic Permits	\$2,553.00	\$3,159.00	\$3,184.65	\$3,000.00	\$1,000.00	-66.67
Access Permits	\$3,000.00	\$0.00	\$750.00	\$500.00	\$500.00	0.00
Conditional Use Permit	\$500.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Total Non-Business Licenses And Permits	\$49,529.13	\$25,965.00	\$55,199.21	\$48,500.00	\$46,500.00	-4.12
<b>Intergovernmental Revenues (Igr)</b>						
<b>State Igr</b>						
Local Government Aid	\$0.00	\$0.00	\$0.00	\$12,000.00	\$0.00	-100.00
Agricultural Market Value Credit	\$3,982.10	\$6,770.00	\$8,824.66	\$8,500.00	\$8,500.00	0.00
State - Payments in Lieu of Taxes	\$842.08	\$0.00	\$1,465.51	\$1,500.00	\$1,500.00	0.00
Ag Preserve	\$900.32	\$473.00	\$0.00	\$2,000.00	\$500.00	-75.00
Town Aid	\$742.00	\$1,618.00	\$1,340.00	\$1,400.00	\$1,400.00	0.00
Other State Grants	\$2,505.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Total State Igr	\$8,971.50	\$8,861.00	\$11,630.17	\$25,400.00	\$11,900.00	-53.15
<b>Igr From Other Local Governmental Units</b>						
County Grants and Aids for Highways	\$0.00	\$1,895.00	\$0.00	\$0.00	\$0.00	N/A
Other County Grants and Aids	\$2,236.35	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Total Igr From Other Local Governmental Units	\$2,236.35	\$1,895.00	\$0.00	\$0.00	\$0.00	N/A
<b>Charges For Services</b>						
<b>General Government</b>						
City/Town Hall Rent	\$50.00	\$100.00	\$150.00	\$200.00	\$200.00	0.00
Recording of Legal Instruments	\$145.00	\$0.00	\$950.00	\$0.00	\$0.00	N/A
Zoning and Subdivision Fees	\$750.00	\$1,947.80	\$3,637.50	\$2,000.00	\$3,000.00	50.00

Receipts

	2024 <u>Actual</u>	2024 <u>Budget</u>	2025 as of <u>2/17/2026</u>	2025 <u>Budget</u>	2026 <u>Proposed Budget</u>	Percent <u>Change</u>
<b>100: General Fund</b>						
<b>Charges For Services</b>						
<b>General Government</b>						
Filing Fees Elections	\$6.00	\$6.00	\$12.00	\$8.00	\$8.00	0.00
Total General Government	\$951.00	\$2,053.80	\$4,749.50	\$2,208.00	\$3,208.00	45.29
<b>Highways And Streets (Road And Bridges)</b>						
Culverts, Signs & Inspections	\$197.23	\$50.00	\$0.00	\$50.00	\$50.00	0.00
Total Highways And Streets (Road And Bridges)	\$197.23	\$50.00	\$0.00	\$50.00	\$50.00	0.00
<b>Other Charges For Services</b>						
Land Rent	\$2,207.43	\$2,200.00	\$2,207.43	\$2,200.00	\$2,200.00	0.00
Total Other Charges For Services	\$2,207.43	\$2,200.00	\$2,207.43	\$2,200.00	\$2,200.00	0.00
<b>Miscellaneous Revenues</b>						
Interest Earning	\$10,138.39	\$3,500.00	\$8,767.96	\$9,000.00	\$3,000.00	-66.67
Equity Redemption	\$120.36	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Miscellaneous Revenues	\$392.41	\$150.00	\$86.12	\$400.00	\$400.00	0.00
Total Other Miscellaneous Revenues	\$10,651.16	\$3,650.00	\$8,854.08	\$9,400.00	\$3,400.00	-63.83
<b>Other Financing Sources</b>						
<b>Inter Fund Transfers In</b>						
Transfer from Escrow Fund	\$0.00	\$700.00	\$0.00	\$0.00	\$0.00	N/A
Total Inter Fund Transfers In	\$0.00	\$700.00	\$0.00	\$0.00	\$0.00	N/A
<b>Misc. Other Financing Sources</b>						
Sale of Investment	\$304,862.40	\$0.00	\$258,443.38	\$258,443.00	\$0.00	-100.00
Total Misc. Other Financing Sources	\$304,862.40	\$0.00	\$258,443.38	\$258,443.00	\$0.00	-100.00
<b>Receipts Total</b>	<b>\$436,573.23</b>	<b>\$91,877.46</b>	<b>\$400,982.32</b>	<b>\$404,701.00</b>	<b>\$125,758.00</b>	<b>-68.93</b>

## Disbursements

	2024 <u>Actual</u>	2024 <u>Budget</u>	2025 as of <u>2/17/2026</u>	2025 <u>Budget</u>	2026 <u>Proposed Budget</u>	Percent <u>Change</u>
<b>100: General Fund</b>						
<b>General Government</b>						
<b>Legislative</b>						
<b>Council/Town Board</b>						
Wages and Salaries: Part-time Employees	\$5,926.90	\$8,000.00	\$5,042.81	\$6,000.00	\$6,000.00	0.00
Office Supplies & Postage	\$273.50	\$0.00	\$29.20	\$600.00	\$600.00	0.00
Training	\$856.33	\$0.00	\$220.29	\$400.00	\$400.00	0.00
Internet	\$3,100.00	\$0.00	\$0.00	\$1,000.00	\$1,000.00	0.00
Transportation: Travel Expense	\$901.08	\$0.00	\$258.10	\$500.00	\$500.00	0.00
Road & Ditch Repairs	\$411.35	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Miscellaneous: Lodging	\$0.00	\$0.00	\$123.89	\$0.00	\$0.00	N/A
<b>Ordinances and Proceedings</b>						
Wages and Salaries: Part-time Employees	\$6,951.99	\$5,000.00	\$12,702.92	\$10,000.00	\$7,000.00	-30.00
Office Supplies: Printed Forms and Paper	\$300.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Operating Supplies (211 through 219)	\$16.04	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Professional Services: Legal Fees	\$0.00	\$0.00	\$0.00	\$7,644.00	\$0.00	-100.00
Printing and Binding: Legal Notices Publishing	\$1,572.99	\$0.00	\$840.07	\$850.00	\$850.00	0.00
Printing and Binding: Ordinance Publication	\$1,105.42	\$0.00	\$0.00	\$500.00	\$500.00	0.00
<b>Road Commission</b>						
Wages and Salaries: Part-time Employees	\$46.17	\$0.00	\$138.51	\$0.00	\$0.00	N/A
Total Legislative	\$21,461.77	\$13,000.00	\$19,355.79	\$27,494.00	\$16,850.00	-38.71
<b>Judicial</b>						
<b>district court</b>						
Professional Services: Legal Fees	\$0.00	\$0.00	\$7,644.00	\$0.00	\$5,100.00	N/A
Total Judicial	\$0.00	\$0.00	\$7,644.00	\$0.00	\$5,100.00	N/A
<b>City/Town Clerk</b>						
<b>Elections</b>						
Wages and Salaries: Part-time Employees	\$9,815.30	\$4,000.00	\$2,361.88	\$2,500.00	\$6,000.00	140.00
Employer Contributions for Retirement: Police	\$2,116.44	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Employee Paid: Income Tax	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Computer Fee	\$548.60	\$0.00	\$769.00	\$850.00	\$850.00	0.00
Transportation: Travel Expense	\$389.27	\$0.00	\$71.69	\$150.00	\$200.00	33.33
Printing and Binding: Legal Notices Publishing	\$0.00	\$0.00	\$47.55	\$0.00	\$0.00	N/A
Misc Fees	\$125.11	\$0.00	\$121.21	\$0.00	\$0.00	N/A

## Disbursements

	<u>2024</u> <u>Actual</u>	<u>2024</u> <u>Budget</u>	<u>2025</u> <u>as of</u> <u>2/17/2026</u>	<u>2025</u> <u>Budget</u>	<u>2026</u> <u>Proposed</u> <u>Budget</u>	<u>Percent</u> <u>Change</u>
<b>100: General Fund</b>						
<b>General Government</b>						
<b>City/Town Clerk</b>						
<b>Clerk</b>						
Wages and Salaries: Part-time Employees	\$7,323.57	\$7,000.00	\$5,911.30	\$8,000.00	\$21,000.00	162.50
Office Supplies: Accessories (staplers, pencil sharpeners, etc.)	\$58.19	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Office Supplies: Duplicating and Copying Supplies	\$0.00	\$0.00	\$314.77	\$0.00	\$0.00	N/A
Office Supplies: Printed Forms and Paper	\$0.00	\$0.00	\$84.32	\$0.00	\$0.00	N/A
Office Supplies: computer purchase	\$311.39	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Office Supplies & Postage	\$1,950.38	\$0.00	\$238.45	\$400.00	\$400.00	0.00
Operating supplies: Computer software	\$0.00	\$0.00	\$107.05	\$0.00	\$0.00	N/A
Training	\$0.00	\$0.00	\$75.00	\$0.00	\$0.00	N/A
Communications: Telephone	\$37.58	\$0.00	\$53.94	\$500.00	\$200.00	-60.00
Transportation: Travel Expense	\$151.94	\$0.00	\$0.00	\$100.00	\$100.00	0.00
Printing and Binding: Legal Notices Publishing	\$346.28	\$0.00	\$0.00	\$200.00	\$200.00	0.00
Misc Fees	\$0.00	\$0.00	\$48.30	\$0.00	\$0.00	N/A
<b>Deputy Clerk</b>						
Wages and Salaries: Part-time Employees	\$2,256.44	\$600.00	\$2,420.72	\$2,500.00	\$5,000.00	100.00
<b>Office Assistant</b>						
Wages and Salaries: Part-time Employees	\$1,171.68	\$0.00	\$0.00	\$900.00	\$0.00	-100.00
<b>Total City/Town Clerk</b>	<b>\$26,602.17</b>	<b>\$11,600.00</b>	<b>\$12,625.18</b>	<b>\$16,100.00</b>	<b>\$33,950.00</b>	<b>110.87</b>
<b>Financial Administration</b>						
<b>Deputy Treasurer</b>						
Wages and Salaries: Part-time Employees	\$5,171.71	\$0.00	\$1,137.06	\$200.00	\$500.00	150.00
<b>Finance &amp; Payroll Admin</b>						
Employer Contributions for Retirement: Fire	\$1,541.41	\$6,800.00	\$0.00	\$0.00	\$0.00	N/A
Employer Contributions for Retirement: Police	\$1,805.43	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Employer Contributions for Retirement: FICA contributions	\$0.00	\$0.00	\$3,418.58	\$3,500.00	\$3,500.00	0.00
Employer Contributions Retirement: Pera	\$0.00	\$0.00	\$1,009.95	\$0.00	\$1,000.00	N/A
Employee Paid: Income Tax	\$4,030.75	\$0.00	\$493.58	\$4,300.00	\$500.00	-88.37
Employee Paid: Federal Income Tax	\$0.00	\$0.00	\$1,203.40	\$1,000.00	\$1,200.00	20.00
Employee Contributions: FICA	\$0.00	\$0.00	\$3,121.83	\$3,000.00	\$3,200.00	6.67
Employee Paid: Pera	\$0.00	\$0.00	\$1,009.95	\$1,000.00	\$1,000.00	0.00
Office Supplies: Printed Forms and Paper	\$474.82	\$0.00	\$516.90	\$500.00	\$500.00	0.00

Disbursements

	2024 <u>Actual</u>	2024 <u>Budget</u>	2025 as of <u>2/17/2026</u>	2025 <u>Budget</u>	2026 <u>Proposed Budget</u>	Percent <u>Change</u>
<b>100: General Fund</b>						
<b>General Government</b>						
<b>Financial Administration</b>						
<b>Treasurer</b>						
Wages and Salaries: Part-time Employees	\$4,105.50	\$6,000.00	\$5,418.96	\$6,000.00	\$6,000.00	0.00
Office Supplies: Duplicating and Copying Supplies	\$85.17	\$0.00	\$320.94	\$300.00	\$320.00	6.67
Office Supplies: Printed Forms and Paper	\$269.58	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Training	\$0.00	\$0.00	\$30.00	\$75.00	\$75.00	0.00
Transportation: Travel Expense	\$0.00	\$0.00	\$133.87	\$0.00	\$0.00	N/A
Misc Fees	\$54.73	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Miscellaneous: Lodging	\$0.00	\$0.00	\$123.89	\$0.00	\$0.00	N/A
<b>Bank Fees</b>						
Office Supplies & Postage	\$53.79	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Misc Fees	\$10.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Total Financial Administration	\$17,602.89	\$12,800.00	\$17,938.91	\$19,875.00	\$17,795.00	-10.47
<b>Law</b>						
<b>City/Town Attorney</b>						
Professional Services: Legal Fees	\$103,017.60	\$25,000.00	\$29,458.33	\$7,000.00	\$7,000.00	0.00
Total Law	\$103,017.60	\$25,000.00	\$29,458.33	\$7,000.00	\$7,000.00	0.00
<b>Other General Government</b>						
<b>MAT &amp; Co Township Assn</b>						
Training	\$400.00	\$0.00	\$1,614.18	\$1,500.00	\$1,800.00	20.00
Insurance	\$3,343.00	\$3,000.00	\$2,377.00	\$2,500.00	\$2,500.00	0.00
Miscellaneous: Dues and Subscriptions	\$815.88	\$0.00	\$225.00	\$1,000.00	\$1,000.00	0.00
<b>NCRWMO Fees</b>						
Miscellaneous: Dues and Subscriptions	\$11,888.45	\$0.00	\$8,756.89	\$0.00	\$0.00	N/A
Misc Fees	\$0.00	\$8,000.00	\$0.00	\$8,000.00	\$9,000.00	12.50
<b>Planning and Zoning</b>						
Wages and Salaries: Part-time Employees	\$46.17	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Planning Fees	\$8,832.25	\$5,000.00	\$14,355.50	\$10,000.00	\$5,000.00	-50.00
<b>Computer Usage</b>						
Office Supplies: Duplicating and Copying Supplies	\$684.54	\$0.00	\$555.73	\$0.00	\$0.00	N/A
Office Supplies: computer repair	\$0.00	\$0.00	\$105.00	\$0.00	\$0.00	N/A
Operating supplies: Computer software	\$0.00	\$0.00	\$257.57	\$0.00	\$0.00	N/A
Communications: video confer	\$342.60	\$0.00	\$0.00	\$1,500.00	\$300.00	-80.00

Disbursements

	2024 <u>Actual</u>	2024 <u>Budget</u>	2025 as of <u>2/17/2026</u>	2025 <u>Budget</u>	2026 <u>Proposed Budget</u>	Percent <u>Change</u>
<b>100: General Fund</b>						
<b>General Government</b>						
<b>Other General Government</b>						
<b>Town Hall</b>						
Office Supplies: Duplicating and Copying Supplies	-\$123.24	\$0.00	\$53.52	\$0.00	\$0.00	N/A
Office Supplies: Printed Forms and Paper	\$213.02	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Operating Supplies (211 through 219)	\$0.00	\$2,000.00	\$0.00	\$2,000.00	\$0.00	-100.00
Repair and Maintenance Supplies: Building Repair Supplies	\$0.00	\$0.00	\$126.92	\$0.00	\$0.00	N/A
Communications: Telephone	\$0.00	\$0.00	\$53.58	\$53.00	\$60.00	13.21
Communications: video confer	\$0.00	\$0.00	\$192.00	\$200.00	\$200.00	0.00
Printing and Binding: Legal Notices Publishing	\$0.00	\$0.00	\$224.46	\$200.00	\$300.00	50.00
Utility Services: Electric Utilities	\$895.82	\$1,100.00	\$867.37	\$1,000.00	\$900.00	-10.00
Utility Services: Gas Utilities	\$692.28	\$0.00	\$767.88	\$700.00	\$802.00	14.57
Utility Services: Refuse Disposal	\$800.00	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Lawn Care & Parking Lot	\$400.00	\$0.00	\$1,200.00	\$1,500.00	\$1,500.00	0.00
Misc Fees	\$164.69	\$0.00	\$0.00	\$0.00	\$0.00	N/A
Capital Outlay: Furniture and Fixtures	\$0.00	\$0.00	\$133.25	\$0.00	\$0.00	N/A
Total Other General Government	\$29,395.46	\$19,100.00	\$31,865.85	\$30,153.00	\$23,362.00	-22.52
<b>Public Safety</b>						
<b>Building Inspections</b>						
<b>Building Inspections Administration</b>						
Operating Supplies (211 through 219)	\$0.00	\$15.19	\$0.00	\$15.19	\$0.00	-100.00
Professional Services: Architect Fees	\$1,276.65	\$0.00	\$0.00	\$500.00	\$500.00	0.00
Professional Services: Engineering Fees	\$33,319.29	\$18,000.00	\$44,945.04	\$45,000.00	\$40,000.00	-11.11
Professional Services: Legal Fees	\$0.00	\$227.80	\$0.00	\$0.00	\$0.00	N/A
Misc Fees	\$0.00	\$0.00	\$1,197.64	\$1,200.00	\$1,200.00	0.00
<b>Septic Inspections</b>						
Professional Services: Architect Fees	\$600.00	\$0.00	\$0.00	\$600.00	\$0.00	-100.00
Professional Services: Management Fees	\$792.00	\$1,000.00	\$0.00	\$0.00	\$0.00	N/A
JPA Pump Maintenance	\$0.00	\$0.00	\$804.00	\$850.00	\$850.00	0.00
Total Building Inspections	\$35,987.94	\$19,242.99	\$46,946.68	\$48,165.19	\$42,550.00	-11.66
<b>Public Works</b>						
<b>Highways, Streets And Roadways</b>						
<b>Road Maintenance</b>						
Wages and Salaries: Part-time Employees	\$138.52	\$0.00	\$0.00	\$0.00	\$0.00	N/A
<b>Ice and Snow Removal</b>						
Repair and Maintenance Supplies: Street Maintenance Materials	\$0.00	\$300.00	\$0.00	\$0.00	\$300.00	N/A
Total Highways, Streets And Roadways	\$138.52	\$300.00	\$0.00	\$0.00	\$300.00	N/A
<b>Miscellaneous Expenditures</b>						

## Disbursements

	2024	2024	2025	2025	2026	Percent
	<u>Actual</u>	<u>Budget</u>	<u>as of</u> <u>2/17/2026</u>	<u>Budget</u>	<u>Proposed</u> <u>Budget</u>	<u>Change</u>
<b>100: General Fund</b>						
<b>Miscellaneous Expenditures</b>						
<b>Miscellaneous Costs</b>						
Office Supplies: Duplicating and Copying Supplies	\$0.00	\$0.00	\$80.00	\$0.00	\$0.00	N/A
Office Supplies: Printed Forms and Paper	\$0.00	\$0.00	\$236.66	\$0.00	\$0.00	N/A
Office Supplies & Postage	\$0.00	\$320.15	\$886.76	\$1,200.00	\$1,200.00	0.00
Operating Supplies (211 through 219)	\$1,335.17	\$2,000.00	\$0.00	\$0.00	\$0.00	N/A
Picnic Supplies	\$0.00	\$0.00	\$1,370.99	\$2,000.00	\$2,000.00	0.00
Communications: Telephone	\$0.00	\$366.93	\$217.21	\$250.00	\$250.00	0.00
Internet	\$0.00	\$401.80	\$0.00	\$400.00	\$400.00	0.00
Transportation: Travel Expense	\$0.00	\$62.54	\$0.00	\$100.00	\$100.00	0.00
Printing and Binding: Legal Notices Publishing	\$0.00	\$108.36	\$0.00	\$100.00	\$100.00	0.00
Miscellaneous: Dues and Subscriptions	\$0.00	\$300.00	\$0.00	\$300.00	\$0.00	-100.00
Misc Fees	\$0.00	\$107.38	\$100.00	\$100.00	\$100.00	0.00
<b>Computer Expense</b>						
Office Supplies: computer purchase	\$0.00	\$1,000.00	\$35.18	\$1,000.00	\$1,200.00	20.00
Professional Services: EDP, Software and Design	\$0.00	\$0.00	\$600.00	\$0.00	\$0.00	N/A
Internet	\$0.00	\$0.00	\$214.80	\$0.00	\$0.00	N/A
Total Other Miscellaneous Expenditures	\$1,335.17	\$4,667.16	\$3,741.60	\$5,450.00	\$5,350.00	-1.83
<b>Other Financing Uses</b>						
<b>Purchase of Investments</b>						
Investments Purchased	\$288,944.90	\$51,352.57	\$166,452.93	\$0.00	\$0.00	N/A
Total Other Other Financing Uses	\$288,944.90	\$51,352.57	\$166,452.93	\$0.00	\$0.00	N/A
<b>Disbursements Total</b>	<b>\$524,486.42</b>	<b>\$157,062.72</b>	<b>\$336,029.27</b>	<b>\$154,237.19</b>	<b>\$152,257.00</b>	<b>-1.28</b>

Receipts

	2024 <u>Actual</u>	2024 <u>Budget</u>	2025 as of <u>2/17/2026</u>	2025 <u>Budget</u>	2026 <u>Proposed Budget</u>	Percent <u>Change</u>
<b>225: Fire Protection</b>						
<b>Taxes</b>						
<b>General Property Taxes</b>						
Current Ad Valorem Taxes	\$29,526.37	\$32,000.00	\$52,327.12	\$56,000.00	\$56,000.00	0.00
Delinquent Ad Valorem Taxes	\$0.00	\$0.00	\$292.44	\$0.00	\$0.00	N/A
Total General Property Taxes	\$29,526.37	\$32,000.00	\$52,619.56	\$56,000.00	\$56,000.00	0.00
<b>Intergovernmental Revenues (Igr)</b>						
<b>State Igr</b>						
State - Payments in Lieu of Taxes	\$0.00	\$83.28	\$0.00	\$300.00	\$300.00	0.00
Total State Igr	\$0.00	\$83.28	\$0.00	\$300.00	\$300.00	0.00
<b>Miscellaneous Revenues</b>						
Interest Earning	\$20.00	\$0.00	\$304.59	\$200.00	\$200.00	0.00
Total Other Miscellaneous Revenues	\$20.00	\$0.00	\$304.59	\$200.00	\$200.00	0.00
<b>Other Financing Sources</b>						
<b>Misc. Other Financing Sources</b>						
Sale of Investment	\$0.00	\$0.00	\$21,764.00	\$20,000.00	\$20,000.00	0.00
Total Misc. Other Financing Sources	\$0.00	\$0.00	\$21,764.00	\$20,000.00	\$20,000.00	0.00
<b>Receipts Total</b>	<b>\$29,546.37</b>	<b>\$32,083.28</b>	<b>\$74,688.15</b>	<b>\$76,500.00</b>	<b>\$76,500.00</b>	<b>0.00</b>

Disbursements

	2024 <u>Actual</u>	2024 <u>Budget</u>	2025 as of <u>2/17/2026</u>	2025 <u>Budget</u>	2026 <u>Proposed Budget</u>	<u>Percent Change</u>
<b>225: Fire Protection</b>						
<b>Public Safety</b>						
<b>Fire</b>						
<b>Fire Administration</b>						
JPA Fire Protection	\$42,987.00	\$47,987.00	\$48,528.00	\$48,000.00	\$56,000.00	16.67
Total Fire	\$42,987.00	\$47,987.00	\$48,528.00	\$48,000.00	\$56,000.00	16.67
<b>Other Financing Uses</b>						
<b>Purchase of Investments</b>						
Investments Purchased	\$20.00	\$0.00	\$43,111.46	\$20,000.00	\$20,000.00	0.00
Total Other Other Financing Uses	\$20.00	\$0.00	\$43,111.46	\$20,000.00	\$20,000.00	0.00
<b>Disbursements Total</b>	<b>\$43,007.00</b>	<b>\$47,987.00</b>	<b>\$91,639.46</b>	<b>\$68,000.00</b>	<b>\$76,000.00</b>	<b>11.76</b>

## Dean Odette

---

**From:** Glen Castore <gmcastore@gmail.com>  
**Sent:** Thursday, February 12, 2026 3:21 PM  
**To:** Larry Conrad; Dean Odette  
**Subject:** RFD assessment  
**Attachments:** RFD Projection 2026 - 2030.xlsx; RFD Allocation 2026 - 2027.xlsx

Here is the allocation for the townships for 2026 and 2027.

The reason for the large jump from 2025 to 2026 is that we approved a total assessment of \$275,000 for 2026 which was a 14% increase over the \$240,000 for 2025. We also had Sciota leaving so everyone picked up something from that.

What we are trying to get to fairly soon is a stable bank balance of around \$300,000 to handle budget spikes caused by capital equipment requests. To get there our assessment needs to come close to matching our portion of the NAFRS budget. That is shown on the RFD projection spreadsheet.

After 2027 the percentage increases in our assessments should be in the 3% to 5% range, more closely tracking actual increases in the NAFRS budget.

	<b>TMV Payable 2025</b>	<b>Percentage 2026</b>	<b>Percentage 2025</b>	<b>Amount 2026</b>	<b>Amount 2027</b>
Bridgewater	\$464,880,500	30.35%	29.93%	\$83,450.74	\$91,795.81
Northfield	\$344,225,400	22.47%	20.37%	\$61,791.93	\$67,971.13
Forest	\$226,001,600	14.75%	13.50%	\$40,569.57	\$44,626.52
Webster	\$58,499,500	3.82%	3.54%	\$10,501.25	\$11,551.38
Greenvale	\$290,586,335	18.97%	19.54%	\$52,163.18	\$57,379.50
Sciota			3.38%	\$0.00	\$0.00
Waterford	\$147,753,989	9.64%	9.74%	\$26,523.33	\$29,175.66
<b>TOTAL</b>	<b>\$1,531,947,324</b>	<b>100.00%</b>	<b>100.00%</b>	<b>\$275,000.00</b>	<b>\$302,500.00</b>

**RFD Total 2026                    \$275,000**

**RFD Total 2027                    \$302,500**

To:

The Greenvale  
Town Board:

My answer to the  
\$ 5037.50 offer is

No!

The amount owed  
is \$ 27000.00

Gregory Langer

---

**Fwd: Greg Langer's attorney fees**

---

**From** David Ludescher <dludescher@northfieldlaw.com>

**Date** Wed 1/28/2026 12:19 PM

**To** Mike Couri <mike@couriruppe.com>; David Ludescher <dludescher@northfieldlaw.com>

 1 attachment (274 KB)

Letter to Ludescher re settlement, 1-28-26.pdf

Mike,

I am forwarding this to Greg as required by professional ethics.

I will await your response on verification of the board's actions, including the vote.

David

---

David L. Ludescher

Grundhoefer & Ludescher P.A.

301 Division St. Northfield, MN 55057 - a new address

507-645-4451 (Phone), 507-645-7233 (Fax)

[dludescher@northfieldlaw.com](mailto:dludescher@northfieldlaw.com), [www.northfieldlaw.com](http://www.northfieldlaw.com)

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----- Forwarded message -----

**From:** Mike Couri <[mike@couriruppe.com](mailto:mike@couriruppe.com)>

**Date:** Wed, Jan 28, 2026 at 11:49 AM

**Subject:** Greg Langer's attorney fees

**To:** David Ludescher <[dludescher@northfieldlaw.com](mailto:dludescher@northfieldlaw.com)>

**Cc:** Mark Legvold - Clerk, Greenvale Township <[clerk@greenvaletwp.org](mailto:clerk@greenvaletwp.org)>

David,

Attached is a letter regarding potential settlement of Greg Langer's potential attorney's fees claim that would avoid the necessity of scheduling a motion hearing and filing the required motion documents. Please let me know if your client is interested in settling this issue on these terms. Thank you.

Michael C. Couri

Couri & Ruppe, P.L.L.P.

705 Central Avenue East

P.O. Box 369

St. Michael, MN 55376

763-497-1930

## **COURI & RUPPE, P.L.L.P**

**Michael C. Couri\***  
**Robert T. Ruppe\*\***  
**Mark S. Allseits**

*\*Also Licensed in Illinois*

*\*\*Also Licensed in California*

*Attorneys at law*  
705 Central Avenue East  
PO Box 369  
St. Michael, MN 55376-0369  
**(763) 497-1930**  
**(763) 497-2599 (FAX)**  
[www.couriruppe.com](http://www.couriruppe.com)

January 28, 2026

Mr. David Ludescher  
Grundhoefer & Ludescher  
301 Division Street South  
P.O. Box 7  
Northfield, MN 55057

**Greenvale Township v. Gregory Langer/Greenvale Township v. Linus Langer;  
Court File Nos. 19HA-CV-23-3167 and 19HA-CV-23-3168.**

Dear Mr. Ludescher:

The Greenvale Town Board met in closed session to again consider whether to pay all of Greg Langer's attorney's fees in the above-entitled matter. The Board did not agree to pay all of Mr. Langer's attorney's fees as there appears to be no legal basis to make such a payment given the limited scope of the Appellate Court's remand of the case to hold a hearing on potential attorney's fees related solely to the motion to compel discovery.

However, it is my belief that the Town Board will agree to settle all remaining claims Mr. Langer may have for attorney's fees in this case for the amount Mr. Langer spent to defend against the Township's motion to compel discovery. Because you did not provide this amount, the Township has calculated what it believes is the maximum amount that was incurred to defend against that motion, totaling \$5,037.50.

That figure was calculated based on all of the time you billed to Mr. Langer from May 1, 2024 to July 8, 2024. It is difficult to confirm that all of the time billed during this period is applicable to the motion to compel discovery, but it is the best estimate the Township could arrive at given the information provided to the Township.

If your client is interested in settling its potential claim for attorney's fees in the amount of \$5,037.50, please prepare and send me a settlement agreement that I may take to the Town Board for review and approval. The intent of the Township is to finally

Mr. David Ludescher  
January 28, 2026  
Page 2 of 2

settle all claims related to this litigation with your client. If your client is not interested in settling his potential attorney fees claim in this amount, please let me know that also.  
Thank you.

Sincerely,



**Michael C. Couri**

**Couri & Ruppe, P.L.L.P.**

Cc: Greenvale Township Clerk

**Fwd: Last night's meeting**

---

From David Ludescher <[dludescher@northfieldlaw.com](mailto:dludescher@northfieldlaw.com)>

Date Wed 1/28/2026 12:05 PM

To Mike Couri <[mike@couriruppe.com](mailto:mike@couriruppe.com)>; David Ludescher <[dludescher@northfieldlaw.com](mailto:dludescher@northfieldlaw.com)>

Mike,

One correction:

I DON'T see why there has to be a closed meeting. For all practical purposes, this was the public's lawsuit brought by their representatives using the public's money. The PEOPLE are the township; not 2 supervisors.

The public should be present for the discussion about whether a departing supervisor should be compensated for the losses sustained as a result of the other supervisors' actions. The public should also be aware of how much the supervisors spent of the people's money for you to pursue a lawsuit that had no merit.

David

P.S. I don't know if Mr. Anderson is aware of how much damage this lawsuit has done to Greg, his reputation, his family, and to others. The finances is only one part of the damage. He also seems immune to how much of the people's money the Township Board has wasted. Mr. Langer was willing, able, and ready to help reconstruct what were the supposed missing records.

---

David L. Ludescher

Grundhoefer & Ludescher P.A.

301 Division St. Northfield, MN 55057 - a new address

507-645-4451 (Phone), 507-645-7233 (Fax)

[dludescher@northfieldlaw.com](mailto:dludescher@northfieldlaw.com), [www.northfieldlaw.com](http://www.northfieldlaw.com)

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----- Forwarded message -----

From: **David Ludescher** <[dludescher@northfieldlaw.com](mailto:dludescher@northfieldlaw.com)>

Date: Tue, Jan 27, 2026 at 5:56 PM

## **COURI & RUPPE, P.L.L.P**

*Attorneys at law*

*705 Central Avenue East*

*PO Box 369*

*St. Michael, MN 55376-0369*

*(763) 497-1930*

*(763) 497-2599 (FAX)*

*www.couriruppe.com*

**Michael C. Couri\***

**Robert T. Ruppe\*\***

*\*Also Licensed in Illinois*

*\*\*Also Licensed in California*

September 21, 2022

### **VIA U.S. MAIL AND EMAIL**

Mr. Greg Langer

7050 320<sup>th</sup> St. West

Northfield, MN 55057

**Re: Greenvale Township; Return of Township documents to Clerk Office.**

Dear Greg:

I am writing to ask that you return to the Township all Township documents that you may still have in your possession from your position as Township Supervisor. I expect that you would still have copies of the Township Comprehensive Plan, the Township Zoning Ordinance that can be put to use by the Township as well as other Township documents that the Township may not have in its records.

Minn. Stat. § 367.01 states:

Every town officer shall, immediately after qualifying, demand from the officer's predecessor or other person having control or possession of them, all books, records, and other property belonging to the office. Every person having control or possession of any of them shall, upon the demand, deliver them to the officer.

On behalf of the current Greenvale Town Board Chair, I am requesting that you immediately deliver to the Township all Township documents in your possession. This would include forwarding any emails in your personal email account or otherwise in your possession which pertain, in any way, to Greenvale Township's official business during the time you were serving as Township Supervisor.

As with the request to your brother Linus, I would be glad to meet with you to review the Township-related emails that are in your email account to make sure that these emails pertain to Township business and in fact are Township records. Please contact me at 763-497-1930 by Friday, September 23, 2022, to set up a time to go through these emails with

Mr. Greg Langer  
September 21, 2022  
Page 2 of 2

you. Please do not delete any emails from your account until we both have had a chance to review them.

You may deliver the paper documents to the Town Hall, or, if you would like to have someone from the Township pick them up, please let me know and I can arrange to have the documents picked up.

Sincerely,

A handwritten signature in blue ink that reads "Michael C. Couri". The signature is written in a cursive style with a large initial "M".

**Michael C. Couri**  
**Couri & Ruppe, P.L.L.P.**

## ***COURI & RUPPE, P.L.L.P***

***Michael C. Couri\****  
***Robert T. Ruppe\*\****

*\*Also Licensed in Illinois*

*\*\*Also Licensed in California*

*Attorneys at law*  
*705 Central Avenue East*  
*PO Box 369*  
*St. Michael, MN 55376-0369*  
***(763) 497-1930***  
***(763) 497-2599 (FAX)***  
***www.couriruppe.com***

October 21, 2022

### **VIA U.S. MAIL AND EMAIL**

Mr. Greg Langer  
7050 320<sup>th</sup> St. West  
Northfield, MN 55057

**Re: Greenvale Township; Return of Township documents to Clerk Office.**

Dear Greg:

As you may recall, on September 21, 2022 I wrote you to ask that you return all Township documents you have in your possession from your position as Township Supervisor, citing Minn. Stat. § 367.01 as the statute that requires that you do so. I wrote that letter on behalf of whom I believed was your successor, Charles Anderson. I was mistaken in that Mr. Anderson is not your successor as Mr. David Roehl succeeded to your position on the Town Board. The error was mine.

I am writing you today on behalf of Mr. Roehl to formally request that you return to the Township all Township documents that you may still have in your possession from your position as Township Supervisor. I expect that you would still have copies of the Township Comprehensive Plan, the Township Zoning Ordinance that can be put to use by the Township as well as other Township documents that the Township may not have in its records.

Minn. Stat. § 367.01 states:

Every town officer shall, immediately after qualifying, demand from the officer's predecessor or other person having control or possession of them, all books, records, and other property belonging to the office. Every person having control or possession of any of them shall, upon the demand, deliver them to the officer.

On behalf of the current Mr. Roehl, I am requesting that you immediately deliver to the Township all Township documents in your possession. This would include forwarding

Mr. Greg Langer  
October 21, 2022  
Page 2 of 2

any emails in your personal email account or otherwise in your possession which pertain, in any way, to Greenvale Township's official business during the time you were serving as Township Supervisor.

As with the request to your brother Linus, I would be glad to meet with you to review the Township-related emails that are in your email account to make sure that these emails pertain to Township business and in fact are Township records. Please contact me at 763-497-1930 by Friday, October 28, 2022, to set up a time to go through these emails with you. Please do not delete any emails from your account until we both have had a chance to review them.

You may deliver the paper documents to the Town Hall, or, if you would like to have someone from the Township pick them up, please let me know and I can arrange to have the documents picked up.

Sincerely,

A handwritten signature in blue ink that reads "Michael C. Couri". The signature is written in a cursive style with a large, stylized "C" at the end.

**Michael C. Couri**  
**Couri & Ruppe, P.L.L.P.**

cc: Greenvale Township



---

## Last night's meeting

---

From David Ludescher <[dludescher@northfieldlaw.com](mailto:dludescher@northfieldlaw.com)>

Date Tue 1/27/2026 5:56 PM

To Mike Couri <[mike@couriruppe.com](mailto:mike@couriruppe.com)>; David Ludescher <[dludescher@northfieldlaw.com](mailto:dludescher@northfieldlaw.com)>

Mike,

Greg told me that no decision was made at last night's "closed" meeting. According to him, after the meeting Supervisor Anderson stated that he was going to be talking to you sometime further this week.

I am curious about the relationship between you and Mr. Anderson. I noticed that you copied him on our discussions about settling Greg's fees; but, it didn't appear that you copied the other supervisors.

You should remind Mr. Anderson that he cannot meet with you separately to decide how to proceed. You are not his personal attorney. And, you can't represent him if an action is brought against him.

In addition, you represent the Township, not him. This means that you should only meet with the Board at an official meeting at which all supervisors are present. A supervisor who meets with you for the purpose of trying to influence a vote or influence you, could be engaging in an attempt to avoid the open meeting law.

Mr. Anderson represents the people, not the Township.

Thank you for your attention.

David

P.S. Frankly, I do see why there has to be a closed meeting. The Township brought the public lawsuit. It lost because it didn't have a case. There is nothing that needs to be hidden. The Township has to either pay him or not pay him. Take a vote in the open and let's get this over with.

---

David L. Ludescher

Grundhoefer & Ludescher P.A.

301 Division St. Northfield, MN 55057 - a new address

Linus & Mary Langer  
10215 330th Street West  
Northfield, MN 55057

Gregory & Victoria Langer  
7050 320th Street West  
Northfield, MN 55057

January 6, 2025

Dear Township Residents,

We are writing to inform you of the current status of the expensive legal action taken by the Greenvale Town Board, led by Charles Anderson, supported by Township officers David Roehl, Wayne Peterson, Jane Dilley and Scott Norkunas, against Linus and Gregory Langer, after they left office in 2022. The Town Board claimed that we were holding township documents. This claim is not true.

Lawsuit documents were served by a Dakota County Sheriff's Deputy to Victoria Langer, at home, on July 10, 2023. Victoria was instructed to deliver the documents to Linus and Gregory. Linus and Mary hired an attorney and Gregory and Victoria hired an attorney to defend their position of not holding Township records.

The lawsuits were heard by the Dakota County District Court on June 24, 2024. On October 7, 2024, Dakota County District Court Judge Cynthia McCollum delivered a ruling in favor of Linus and Gregory. In denying the Town Board claims, the Court said:

25. Finally, as it pertains to both Defendants, the Township has not shown that it has been unable to conduct business, or has been harmed, due to any actions or inactions of Linus or Gregory. In the present case, the Township seeks access to eight years of Defendants' private emails based on allegations that there may be town records contained in said emails, without evidence of an actual harm. While the Township claims it need not prove harm under the statute, mandamus is an extraordinary remedy. Without evidence of harm, and for all the reasons stated above, the Court finds the Township is not entitled to the extraordinary remedy of mandamus and equity requires that this lawsuit be dismissed.

The Court documents for case number 19HA-CV-23-3168 are public information which are available free of charge online... <https://www.mncourts.gov/Access-Case-Records.aspx>

To date the Town Board has wasted over \$110,000 pursuing this extraordinary lawsuit. The dollar figure is compiled from monthly invoices. Our time faithfully and generously serving you and the whole Township was done efficiently and according to the law. We were fiscally responsible and honest while caring for the rural integrity of our community.

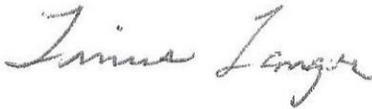
Unfortunately, in November, 2024, Charles Anderson made a motion to appeal the decision to the Minnesota Court of Appeals, and the Town Board unanimously approved, without any discussion of cost and damages. The appeal will continue to waste your tax dollars simply because the current board disliked the way we performed our duties. They are refusing to accept what the Court ruled.

It is notable that Judge Cynthia McCollum took 90 days to thoroughly consider all arguments. She stated, "The Court finds Plaintiff seeks to engage in a **fishing expedition** and the Court declines to award Plaintiff access to eight years of defendants' personal emails to do just that. The Township provided no evidence it has been unable to conduct business due to any actions or inactions of Linus or Gregory. The Township has not shown Linus violated any statute or failed to perform an act he was legally required to perform." In short, **Linus and Gregory did their jobs.**

Please join us in demanding the current Greenvale Town Board of Supervisors immediately stop more wasteful, wrong and harmful spending of our taxpayer money on the appeal.

Sincerely,

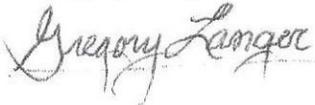
Linus Langer



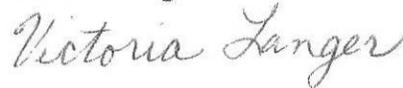
Mary Langer



Gregory Langer



Victoria Langer



Greg did NOT sue Roehl

Attorney's fees. Total: \$103,017. Langer: \$88,420 Iverson Reuvers defense of Roehl when Greg Langer sued Mr. Roehl: \$2,981.60. The remainder is general or other (such as Carr).

1. Accused of hiding attorney's fees.
2. Never before has there been so much information available to the public
3. Public Packet. Created
4. Every month
5. All of the receipts, all of the claims, all of the disbursements except payroll disbursements. That is legally private. But claims are shown.
6. Quite disconcerting. I'm independent holding to no one and nothing but my own integrity. Yet I have been accused by people from both sides of hiding information. Let me state that never, and you can look back, never has so much information been available to the public since I have become treasurer.
7. A person emailed me on January 9, stating that the information and costs about the Langer lawsuit have not been shared in a timely manner or at all. This is an uninformed statement. All costs have been copied from the Courie and Ruppe statement and place inside the Public Packet. Every one of them! I've also been accused of being a "go along with it guy." Whatever that means. And that I haven't spoken out about a lawsuit. I spoke publicly on the lawsuit and I stand by those words. My view hasn't changed.
8. Open Meeting Law look up the statute.
9. There have been several lawsuits in the past few years in our township. All costly to the township and the citizens. You may recall them.
10. In 2019 I was praised by Darcy White, it's in the minutes, look it up saying to me, "Thank you for your amazing work." I have been also called, lately, despicable by a former board member and a misogynist by a woman in our township.
11. I stand firm in the work I have done for the Town in that I have done it with the best of my ability with care and openness. And will not allow anyone to accuse me of hiding anything.

Wayne E. Petrucci  
Treasurer

Jan 16, 2025

\* Oct, Nov., Dec 2022 not included  
\* all of 2023 not included

Greg

## ***COURI & RUPPE, P.L.L.P***

*Attorneys at law*

*705 Central Avenue East*

*PO Box 369*

*St. Michael, MN 55376-0369*

***(763) 497-1930***

***(763) 497-2599 (FAX)***

*www.couriruppe.com*

***Michael C. Couri\****

***Robert T. Ruppe\*\****

***Mark S. Allseits***

*\*Also Licensed in Illinois*

*\*\*Also Licensed in California*

February 12, 2026

Mr. Charlie Anderson  
Chair, Greenvale Township  
31800 Guam Avenue  
Northfield, MN 55057

**Re: Status of 312<sup>th</sup> Street as a Private Drive or a Public Road.**

Dear Mr. Anderson:

You have asked whether 312<sup>th</sup> street is a private drive or a public road. In addition you have asked if it is a public road, can the Township maintain 312<sup>th</sup> Street as minimum maintenance road if a Township residence regularly uses 312st Street as its only road access. In addition, Joy Royle has raised a number of questions, and a list of questions from Rusty Kluver have been provided to me to answer, all of which will be addressed in this letter.

In addressing these questions, I have reviewed four different sets of files encompassing perhaps 200 different documents, including the Township's 312<sup>th</sup> Street file, Scott Norkunas' file that he has compiled as a resident on 312<sup>th</sup> Street over the past 25 years, Joy Royle's file, and Charlie Anderson's file. I have separated out the documents from these files that should be in the Township's file and will be providing these on a jump drive to the Township to help rebuild its records that have previously been taken. The remaining documents will be sent back to the Township Clerk with the direction that the files of the individuals be returned to those individuals, that the Township documents that should be in the Townships files but are not currently in the files be put in the Township's files, and that the Township's file be returned to its normal place in the Clerk's Office.

A Township can acquire a road in a number of ways, including:

1. Via dedication by plat filed at the County Recorder's Office;

2. Via written easement or dedication signed by the property owner and recorded at the Recorder's Office;
3. Via turnback from the County, also recorded at the Recorder's Office;
4. Via establishment by a Township Road order or Cartway order under Minn. Stat. Chapter 164 and also recorded at the Recorder's Office;
5. By use of the road by the public and maintenance of the road by the Township over a period of at least six years (known as a "use and maintenance" road) per Minn. Stat. 160.05.

The first four ways to acquire right of way will almost always define the extent of the right of way with a legal description of the right of way, such that the extent of the right of way is known and is of record at the Recorder's Office. The fifth method of acquiring right of way, via use and maintenance, is neither defined nor recorded at the Recorder's Office. Rather, the road comes into existence by action of the Township and the public. The road exists as a right of way after six years of maintenance by the Township and use by the public, but the exact width of the right of way and its exact location (i.e. legal description of the right of way) may not be determined until many years later. Most Township roads are use and maintenance roads and are undefined as to width and exact location.

After reviewing the available records, I have no doubt that 312<sup>th</sup> Street is a Township road acquired by use and maintenance under Minn. Stat. 160.05<sup>1</sup>, which requires the Township to have maintained the road for at least a six-year period and which requires the public to have used the road. The evidence that substantiates this conclusion includes the following:

1. Affidavit of Edith Nelson dated June 28, 1995 stating that according to Township records, 312<sup>th</sup> Street from Foliage Avenue to one-half mile west of Foliage Avenue was kept in repair and worked for at least six years continuously as a public highway by the Township of Greenvale. This statement stands as significant evidence that this is a Township road as it establishes that the Township has maintained it for a six year period.
2. Greenvale Township Resolution Declaring Existence of a Town Road dated September 21, 2010. This resolution, passed after four months of investigation by the Township and its attorney and numerous meetings with all property owners along the road, determined that the one-half mile

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<sup>1</sup> Note that Minn. Stat. 160.05 was amended in 2020 to add a number of prerequisites that must be met by the Township before the Township can acquire road right of way under this statute. The 2020 additions to the statute only apply to roads that were not maintained by the Township prior to August 1, 2020 and therefore the 2020 changes to the statute do not apply to 312<sup>th</sup> Street.

section of 312<sup>th</sup> Street was in fact a public road. Like the 1995 affidavit of the Town Clerk, this document will make it very difficult for the Township to conclude otherwise.

3. Greenvale Township Resolution Declaring a Minimum Maintenance Road dated September 21, 2010. Like the Resolution Declaring the Existence of a Town Road, this resolution reaffirms the existence of the Town Road by designating it a minimum maintenance road under Minn. Stat. § 160.095. This resolution as well as the posting of the minimum maintenance sign by the Town indicates that the Township has been maintaining this road as a minimum maintenance Township road.
4. The statements of Scott Norkunas that the abutting property owners have used 312<sup>th</sup> Street since at least the mid-1990s to access their farm fields on the north and south side of 312<sup>th</sup> Street, and that the Township has been continuously maintaining 312<sup>th</sup> Street since the fall of 2010 by grading it every spring and fall and placing gravel on it as needed meet both requirements of Minn. Stat. 160.05 in that it was used by the public and was kept in repair and worked for at least six years continuously as a Township road by the Township. It is this evidence, even independent of all other evidence, that establishes the entire one-half mile of 312<sup>th</sup> Street as a Township road.
5. The September 17, 2018 letter from Greg Langer, the Town Board Chair to Dakota County GIS indicating that the Town Board approved the naming of this minimum maintenance road as 312<sup>th</sup> Street. This letter provides additional evidence that the Township claimed 312<sup>th</sup> Street as a Township road.

All of these documents establish beyond a doubt that the Township has established a Township road and has acquired an easement over this road pursuant to Minn Stat. § 160.05 via use and maintenance of the road for a period of time in excess of six years. When exactly 312<sup>th</sup> Street first became a Township road I cannot say with certainty, but it cannot reasonably be disputed that 312<sup>th</sup> was a Township road by the fall of 2016, six years after the Township began grading it on a regular basis.

Under Minnesota law, a Township has a duty to maintain its roads in a safe and passable manner.<sup>2</sup> If the Township does not do so, it may be liable to whomever may be injured due to the unsafe or unpassable condition of the road. This obligation would seem to be contradicted by Minn. Stat. § 160.095, which allows the Township to

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<sup>2</sup> *Heidemann v. City of Sleepy Eye*, 264 N.W. 212 (Minn. 1935)

Mr. Charlie Anderson  
February 12, 2026  
Page 4 of 12

designate a road as a Minimum Maintenance Road. However, the concepts can be read together consistently.

Minn. Stat. § 160.095 allows the Township to designate a road as minimum maintenance but requires that the road be maintained “at the level required to serve the occasional or intermittent traffic.” Assuming the road is maintained at the level required to serve the occasional or intermittent traffic, the Township is exempt from any tort claim for injury to person or property arising from the travel on the minimum maintenance road.

The key to Minn. Stat. § 160.095 is the phrase “at the level required to serve the occasional or intermittent traffic” which appears to be a precursor to designating the road as a minimum maintenance road. The MAT attorneys and our office interpret this statute in the same way, meaning that the statute is not intended for a road where a residence is on that street and the occupants of that residence are full-time occupants who use the road daily as that would not meet the definition of “occasional” or “intermittent” traffic. Rather, most homes will generate six or eight trips in and out every day on a very regular schedule (to and from work for both a husband and wife, drop the kids off/pick them up from daycare, to and from kids sporting events, etc.). We don’t believe that a court would find that type of day in, day out use to be either occasional or intermittent traffic.

Assuming a Court finds the traffic from a year-round resident to be more than occasional or intermittent traffic, the Township could be found liable for not plowing the snow from the road in the event the resident has a medical emergency and the ambulance cannot make it to the house in a timely manner due to the unplowed snow, or the fire department cannot make it to the house in a timely manner to fight a fire for the same reason. In both of those situations, the Township will likely be found to be liable for not maintaining the road in a safe and passable manner.

This is why our office and MAT advise Townships against designating roads that are the only access for people living in residences on a full-time basis as a minimum maintenance road. Unfortunately, the minimum maintenance road statute does not provide the Township with much if any liability protection if the road is declared a minimum maintenance road. In short, it is our advice that 312<sup>th</sup> Street not be designated as a minimum maintenance road, but rather it be maintained in a manner similar to other Township roads that makes the road reasonably safe and passable.

Having addressed the issues of whether 312<sup>th</sup> Street is a Township road and whether it should be a minimum maintenance road, I will now address the various questions that have been asked.

**Questions from Joy Royle**

1. Scott Norkunas in his Township supervisor capacity voting to remove Min. Maintenance sign on the driving surface/road where he is the lone residence on said dead end driving surface. From review of records it appears that this driving surface has gone from a driveway/cartway into a Minimum Maintenance Road without a survey, public hearing, and was never recorded at Dakota County. Removal of this sign implicates the road is no longer minimally maintained and the Township now has to maintain the road, including snow removal. Supervisor Norkunas financially gains from this and this matter is a conflict of interest in which he should not have voted on. See attached email thread from MAT attorneys regarding conflict of interest.

Answer: I agree that Supervisor Norkunas has a conflict of interest on this issue as the question of whether the road is a minimum maintenance road or a regular maintenance road likely has some bearing on the value of Supervisor Norkunas' property. Assuming that Supervisor Norkunas does have a conflict of interest on this issue, the question remains, however, whether he must abstain from voting due to this conflict. The Minnesota Supreme Court in the case of *Lenz v. Coon Creek Watershed Dist.*, 278 Minn. 1, 153 N.W.2d 209 (Minn. 1967) has held that a conflict of interest does not automatically disqualify someone from voting. Instead, there are five factors that must be analyzed to determine whether the conflict disqualifies the interested Supervisor. One of those factors is the need for the interested Supervisor to participate in the decision in order for a decision to be made at all. If the abstention of the interested Supervisor means that no decision could be made, the interested Supervisor may be able to vote on the issue if the need for a decision to be made is significant. In this case, Supervisor Norkunas' abstention would have resulted in a 1-1 tie vote, meaning that no motion would have passed. Given the fact that the status quo (the Township treating 312<sup>th</sup> Street as a minimum maintenance road) exposes the Township to otherwise avoidable significant potential liability, had I been asked before the vote on this issue last November, I would have advised the Town Board that Supervisor Norkunas would most likely not be conflicted out if the vote was 1-1 on this issue. Further, I would have advised that should he deem it appropriate to participate in the vote, that he be allowed to vote on the issue in order that the Town Board could make a decision on whether the Township should reduce its potential liability by removing the minimum maintenance status from 312<sup>th</sup> Street. Using this same reasoning, we have previously advised a different Township that two of the three Supervisors who were to be special assessed

for a road improvement project could vote on that special assessment despite their financial interest in the vote due to the fact that the project could never be completed as no motion on the issue could ever pass (either approving the project or rejecting the project) if the two interested Supervisors abstained. A similar line of reasoning applies in this situation.

2. If this was indeed a road and not a driveway the residence address would be reflected as xxxx 312th Street (within the last week GIS was updated to designate the driving surface in question as 312th Street.) The residence address is Foliage Ave.

Answer: From a legal perspective, the address of the property does not bear on whether 312<sup>th</sup> Street is a Township road. As discussed above, that is determined by whether the Township has maintained the road for a six year period.

3. 2010 Resolution from Township board contains no survey, and no easements.

Answer: Very few of the Township's unplatted roads will have ever been surveyed, and few of these roads will have recorded easements. Neither a survey nor a recorded easement is required before a road can be deemed a Township road.

4. Current driving surface does not meet MN minimum road standards. Current driving surface width is 14 feet with 2 feet of grass shoulders on each side. See 8820.9920 MN Minimum road standards state 11-12 feet required per driving lane, equaling 22-24 feet total width.

Answer: Chapter 8820 of the Minnesota rules sets forth design standards for local state-aid roads and bridges. These standards apply when roads or bridges are being reconstructed with state monies. They do not apply to Township roads which are not being reconstructed with state money. In this case, 312<sup>th</sup> Street is not being reconstructed at all, but rather it is merely being maintained.

5. Our own Greenvale Township ordinances see page 38, Section 6.05 line 5, The maximum length of a permitted dead end street is 1320 feet (1/4 mile) The dead end driving surface in question is 1/2 mile in length.

Answer: Section 6.05 of the Township Zoning and Subdivision ordinance fall under Section 6, Subdivision Design Standards and are applicable to

roads created as part of the subdivision process. These standards do not apply to 312<sup>th</sup> Street as this road or driveway was not created under the Township's subdivision ordinance (which likely came into being in 1979 or 1980 when Dakota County turned back all planning and zoning to the Townships), but appears to have been in existence in one form or another since the 1950's as noted in some of the affidavits contained in the files I reviewed.

6. Dead end roads are required to have a dead head/turn around, the driving surface in question does not have a dead head, cul-de- sac, or turn around.

Answer: I am not sure where this requirement comes from and therefore cannot fully respond to it. As noted above, if this is a requirement for new roads created during the subdivision process, this requirement would not be applicable to 312<sup>th</sup> Street.

7. Affidavit dated June 29th, 1995 from Scott & LeeAnn Norkunas stating they agree to construct and maintain said driving surface, this includes legal description of driving surface. See page 8 in large scanned packet.

Answer: The document in question is a statement dated June 29, 1995 signed by Scott & LeeAnn Norkunas stating that they will construct and maintain what is now known as 312<sup>th</sup> Street as long as they live at their current residence. While it is written as if it were an agreement, the document does not indicate that the Norkunas received any consideration from the Township for their undertaking, nor is the Township a signatory to the document. Basic contract law requires that both parties to the contract provide consideration, generally regarded as something of value being provided to the other party in exchange for the other party's consideration given. This document does not indicate that the Township provided any consideration to Scott and LeeAnn Norkunas in exchange for their obligation to construct and maintain the road. Without that consideration, a contract could not have formed and Scott and LeeAnn Norkunas would not be required to deliver on their obligation. Further, the "agreement" appears to have no termination date in that it obligates the future owners of the property to maintain the road. The Courts generally do not enforce perpetual contracts that have no ending date and allow either party to terminate the perpetual contract with reasonable notice to the other party. Even if this were a valid contract, it appears that it may be terminated by Scott and LeeAnn Norkunas at any time with reasonable notice. Given

these facts, I do not believe that this document bears on the issue of whether the Township will be required to maintain the road in a safe and passable condition.

8. Letter from Attorney Nord dated 6-10-2010 giving status of driving surface over the years. See page 23 in large scanned packet.

Answer: Given the Township's 2010 Resolution declaring 312<sup>th</sup> Street a Township road and the subsequent 15 years of maintenance of the road by the Township, the prior status of the driving surface is no longer relevant to the issues addressed in this letter.

9. Official survey dated 3-30-1995 detailing the western 1/4 mile as a driveway with an easement from the Sorenson family, and the eastern 1/4 mile as a cartway that connects the driveway to Foliage Ave. See page 107 in large scanned packet.

Answer: A survey of the road designating one part of it as road and one part as driveway would normally be considered the opinion of the surveyor and does not necessarily determine whether the area surveyed is a Township road. That is determined by use and maintenance by the Township. As noted above, the Township's 2010 resolution declaring 312<sup>th</sup> Street a Township road and the Township's subsequent 15 years of maintenance definitively define the entire one-half mile traveled area as Township road.

10. Adjacent land owners of said driving surface were not notified of a road designation change when the Township Supervisors voted to remove the Min. Maintenance sign at the December 2025 monthly meeting.

Answer: Minn. Stat. 160.095 does not require that abutting property owners be notified of the change in designation from a regular maintenance road to a minimum maintenance road. Given the absence of a requirement to notify the abutting property owners, the Town Board's vote to revoke the minimum maintenance road classification cannot be invalidated for lack of notice prior to the Town Board's vote.

### Questions from Rusty Kluver

1. Why was Scott allowed to vote on this issue at a previous meeting? He should have refrained due to conflict of interest.

Answer: See answer to Joy's question #1.

2. Why wasn't there a public hearing on the issue?

Answer: See answer to Joy's question #10.

3. Did the township supervisors follow proper protocol when it comes to establishing a road?

Answer: Yes. In 2010 the Township spent four months examining all of the evidence it could find to determine if 312<sup>th</sup> Street was in fact a public road. The Township's attorney reviewed all of the available evidence, including submissions from several attorneys who were representing the abutting land owners. This issue was considered at no less than four Town Board meetings in 2010. This was as thorough of an examination of road establishment evidence that I have seen in my 35 years of municipal law. And from a technical perspective, the road was not "established" when the Town Board voted in 2010 to declare it a public road, it was established when the Township had maintained it for a six year period, which, according to the affidavit of Edith Nelson, occurred sometime prior to 1995.

4. Why can't it just be left the way it was?

Answer: If the question is referring to the minimum maintenance road designation, that question is answered on pages 7 and 8 of this letter. If the question is asking why the Township needed to conclude that what might have been just a driveway was in fact a public road, my understanding is that designation was made due to a number of factors, including that multiple landowners were using the road and that even as early as 1995, the Township had previously maintained the driveway for six consecutive years, which effectively made the driveway a public road even before the Town Board voted to acknowledge that fact.

5. Why weren't the landowners notified before they voted to establish the road?

Answer: The vote to establish the road was taken in 2010 after this issue was discussed at a minimum of four Town Board meetings which several

abutting land owners attended and at least three landowners had hired attorneys and submitted information to the Township on this matter. I do not know if notices were mailed out to the abutting property owners in 2010, but there was extensive participation by the abutting property owners in the summer of 2010 in the process that led up to the Township voting to acknowledge that 312<sup>th</sup> Street was a public road. In addition, the Devney, Clay and Norkunas families all signed waiver of damage forms waiving any damages from the taking of their properties if the Township were to declare 312<sup>th</sup> a Township road. At the July 22, 2010 Town Board meeting where the future of 312<sup>th</sup> Street was discussed a letter from the Township's attorney notes that attorneys for the Norkunas family, the Braun family and the Devney family were present. Given the extensive involvement of the abutting property owners, I am assuming that the Township must have publicized this issue in a manner that reached the abutting owners and caused them to attend Township meetings on the issue.

6. Why does this issue need to be resolved before the next township meeting? We need more time to analyze the facts.

Answer: The Town Board controls its own agenda and addresses issues that it sees as pressing. The minimum maintenance issue became a priority after Steve Fenske and/or Maddie Cash, both attorneys at the Minnesota Association of Townships, advised the Township Supervisors that the Township was exposing itself to unnecessary liability by classifying 312<sup>th</sup> Street as a minimum maintenance road when there is a full-time residence located on the street. This is less an issue of facts as it is an issue of law. I agree with the Township Association's analysis of this issue and agree that the minimum maintenance road designation exposes the Township to potential liability that can and should be avoided by reclassifying the road as a regularly maintained Township road rather than a minimum maintenance road. Based on the files that I have reviewed, I do not expect that any additional facts that would change this analysis will arise if more time is allowed to pass.

7. Why is there no mention of a township easement in our abstracts?

Answer: Because this road was created under Minn. Stat. § 160.05, in which the road is created by six or more years of maintenance rather than by a recorded easement, plat or other document. Under Minnesota law a potential purchaser of property is charged with knowledge of all recorded documents at the County Recorder's Office as well as all property interests

(such as roads) that could be observed via an inspection of the property. Most Township roads arise under Minn. Stat. 160.05 and are not recorded on abstracts, but are clearly visible from an inspection of the property.

8. How can the township claim there is a road there without having it surveyed to determine where the road is . . . again, nothing was mentioned in our abstracts.

Answer: Minn. Stat. § 160.05 does not require a survey in order to create a road by use and maintenance and the Township has never wanted to spend the money to determine the road's exact location. That can be done, but to date the Township has not been willing to pay for it, presumably because the survey is not going to reveal much about the road that can't be gathered by viewing it. The road is where it is—it does not follow a legal description that is on a recorded document.

9. Why does the road only benefit one individual (family)? Shouldn't he have a driveway of his own property to Cedar that includes an easement with other property owners if necessary?

Answer: There is not enough history in the file to determine why the Township began maintaining this road periodically in the 1950s, but it ultimately ended up where it is and property owners on both sides of the road have apparently used it to access their properties. Once it exists, the Township cannot vacate the Township road as it will landlock the Norkunas property in violation of Minn. Stat. § 160.09.

10. The residence's address is Foliage Avenue. How did the "road" suddenly become 312<sup>th</sup> street?

Answer: The Town Board voted in 2018 to name the road 312<sup>th</sup> Street and sent a letter to Dakota County GIS the same year asking to have the road name changed. It is not clear why the County did not change the road name at that time. The address of a property has no effect on the name of a Township street or whether that street is a private drive or a Township road.

11. The residence has an alternative way to get to Cedar Avenue/Foliage that doesn't involve our property.

Answer: I am not aware of any alternative driveway or road that exists to access the Norkunas residence so I am unable to comment on that issue.

Mr. Charlie Anderson  
February 12, 2026  
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Generally when a property only has direct access to one public road that road cannot be vacated per Minn. Stat. 160.09.

12. Some township supervisors appear to be ramrodding this issue through before they leave office.

Answer: That statement appears to be opinion and is not a legal issue that I can respond to.

13. Is this a quick fix at other landowners' expense for the resident?

Answer: No, this is not a quick fix. The reclassification of 312<sup>th</sup> Street as a regular maintenance road is essentially a correction of an action taken 16 years ago that creates potential liability for the Township where it need not exist. The Town Board is following the advice provided both by MAT and by our office.

14. There is a question about the verification/notarization of the signatures and whether or not it actually occurred.

Answer: I am not sure which signatures you are talking about. The change from a minimum maintenance road to a regular maintenance road does not need verification/notarization of signatures. It simply needed a vote of the Town Board, which has occurred.

I realize that this road has a long and complex history, portions of which were addressed in this letter. Please feel free to contact me with any questions you may have regarding this issue. Thank you.

Sincerely,

  
Michael C. Couri  
Couri & Ruppe, P.L.L.P.

Enclosures