

March 1, 2022

HERON LAKE WATERSHED DISTRICT
JACKSON COUNTY JD 36
REDETERMINATION OF BENEFITS

Seperable Maintenacne cost 453947.00

BENEFIT VALUES

"A"	"B"	"C"	"D"	"D-"	TILE	OTHER
\$5,140.00	\$3,990.00	\$1,880.00	\$620.00			
30%	50%	70%	90%			
\$1,542.00	\$1,995.00	\$1,316.00	\$558.00	\$35.00	3.50	

BOARD ADOPTED

PARCEL NUMBER	OWNER	GENERAL				ACRES IN TRACT	BENEFITED ACRES	POTENTIAL BENEFIT	GROSS BENEFIT	PROXIMITY RATE	NET BENEFIT	MAINT COST	BENEFIT		BENEFIT		BENEFIT		BENEFIT		TILE FOOTAGE	BENEFIT VALUE	DAMAGE VALUE	NONBENEFITED OR RESTRICTED WETLAND ACRES
		DESCRIPTION	SEC	T-N	R-W								ACRES	ACRES	ACRES	VALUE	ACRES	VALUE	ACRES	VALUE				
180320750	JOHN LAWRENCE WAGNER 88370 380TH AVE HERON LAKE MN 56137	SWSW	32	104	37	80.00	9	16010.00	11436.00	100	11436.00	\$6,943.14			8	10528.00	1	558.00	100	350.00				
190040100	THOMPSONS FARM CO C/O FAIRLAND MGMT CO PO BOX 128 WINDOM MN 56101	NWNW	4	103	37	456.19	2	9345.00	5355.00	5	267.75	\$162.56			2	3990.00				390	1365.00			1.00
190050100	AARON CLARNO C/O FAIRLAND MANAGEMENT PO BOX 128 WINDOM MN 56101	NWNE	5	103	37	78.97	16	29670.00	20219.00	15	3032.85	\$1,841.33			1	1995.00	13	17108.00	2	1116.00				
190050150	DAVID HUSSONG 84926 380TH AVE OKABENA MN 56161	NENE	5	103	37	79.07	16	31420.00	21467.00	20	4293.40	\$2,606.65			1	1995.00	14	18424.00	1	558.00	140	490.00		
190050200	ROGER L & SANDRA HARTMAN Revised 87122 380TH AVE OKABENA MN 56161	NESW	5	103	37	248.09	39	24180.00	1365.00	100	1365.00	\$828.73							-39	1365.00				
		NWSW	5	103	37		11	6820.00	385.00	100	385.00	\$233.75							-11	385.00				
		SWSW	5	103	37		3	1860.00	105.00	75	78.75	\$47.81							-3	105.00				
		SESW	5	103	37		10	6200.00	350.00	85	297.50	\$180.62							-10	350.00				
		NESE	5	103	37		38	55230.00	29106.00	100	29106.00	\$17,671.13			3	5985.00	16	21056.00	-19	665.00	400	1400.00		
		NWSE	5	103	37		39	46680.00	19782.00	100	19782.00	\$12,010.25			3	5985.00	7	9212.00	-29	1015.00	1020	3570.00		
		SWSE	5	103	37		19	11780.00	665.00	90	598.50	\$363.37							-19	665.00				
		SESE	5	103	37		21	13020.00	735.00	85	624.75	\$379.30							-21	735.00				
190050225	ROBERT HARTMAN 87107 380TH AVE OKABENA MN 56161	NWSW	5	103	37	58.61	20	31240.00	22043.00	100	22043.00	\$13,382.97			1	1995.00	12	15792.00	7	3906.00	100	350.00		
190050250	ROGER L & SANDRA HARTMAN 87122 380TH AVE OKABENA MN 56161	SWSW	5	103	37	7.30			70.00															1.00
		SESW	5	103	37																			0.50

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30%	50%	70%	90%			
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BOARD ADOPTED

PARCEL NUMBER	OWNER	GENERAL				ACRES IN TRACT	BENEFITED ACRES	POTENTIAL BENEFIT	GROSS BENEFIT	PROXIMITY RATE	NET BENEFIT	MAINT COST	BENEFIT		BENEFIT		BENEFIT		BENEFIT		TILE FOOTAGE	BENEFIT VALUE	DAMAGE VALUE	NONBENEFITED OR RESTRICTED WETLAND ACRES
		DESCRIPTION	SEC	T-N	R-W								ACRES	ACRES	ACRES	VALUE	ACRES	VALUE	ACRES	VALUE				
190050400	CLARENCE & MARIE MADSEN PO BOX 175 OKABENA MN 56161	SWNW	5	103	37	80.00	37	91520.00	63497.00	100	63497.00	\$38,550.94			5	9975.00	32	42112.00			3260	11410.00		
		SENW	5	103	37		39	91580.00	60998.00	100	60998.00	\$37,033.72			6	11970.00	33	43428.00			1600	5600.00		
190050500	C & M FARMS INC C/O CLARENCE & MARIE MADSEN PO BOX 175 OKABENA MN 56161	NENW	5	103	37	77.64	30	57540.00	39264.00	100	39264.00	\$23,838.35			2	3990.00	25	32900.00	3	1674.00	200	700.00		
		NWNW	5	103	37		34	69120.00	48588.00	100	48588.00	\$29,499.23			2	3990.00	29	38164.00	3	1674.00	1360	4760.00		2.00
190060100	MORRIS & MARLEEN SOLETA TRUST 87869 380TH AVE HERON LAKE MN 56137	NENE	6	103	37	7.70	5	3100.00	2790.00	95	2650.50	\$1,609.20							5	2790.00				
																								2.00
190060150	DONALD J & RHONDA G STENZEL 36311 850TH ST OKABENA MN 56161	NENE	6	103	37	70.38	27	43200.00	27846.00	95	26453.70	\$16,060.84					21	27636.00	-6	210.00				
		NWNE	6	103	37		37	67890.00	45528.00	85	38698.80	\$23,495.20			1	1995.00	33	43428.00	-3	105.00				
190060200	DONALD J & RHONDA G STENZEL 36311 850TH ST OKABENA MN 56161	SWNE	6	103	37	80.00	40	79595.00	54173.00	100	54173.00	\$32,890.06			2	3990.00	38	50008.00			50	175.00		
		SENE	6	103	37		38	81400.00	57106.00	100	57106.00	\$34,670.77			2	3990.00	36	47376.00			1640	5740.00		
190060300	ROBERT HARTMAN 87107 380TH AVE OKABENA MN 56161	NESE	6	103	37	149.07	29	50505.00	35228.00	100	35228.00	\$21,387.98			1	1995.00	23	30268.00	5	2790.00	50	175.00		
		NWSE	6	103	37		12	25115.00	19351.00	100	19351.00	\$11,748.57					10	13160.00	2	1116.00	1450	5075.00		
190060400	KATHLEEN LUECK 37468 870TH ST OKABENA MN 56161	NESW	6	103	37	154.28	4	8185.00	6431.00	100	6431.00	\$3,904.45					3	3948.00	1	558.00	550	1925.00		
190060500	TYLER GADE 37503 880TH ST HERON LAKE MN 56137	NENW	6	103	37	5.33	1	620.00	558.00	70	390.60	\$237.14							1	558.00				
190060525	MICHAEL L & LINDA M GADE TRUST 304 12TH ST N COLD SPRING MN 56320	NENW	6	103	37	76.63	23	44090.00	29666.00	75	22249.50	\$13,508.34			1	1995.00	21	27636.00	-1	35.00				
		SENW	6	103	37		34	64945.00	44840.00	100	44840.00	\$27,223.71			1	1995.00	32	42112.00	1	558.00	50	175.00		

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BOARD ADOPTED

PARCEL NUMBER	OWNER	GENERAL DESCRIPTION	SEC	T-N	R-W	ACRES IN TRACT	BENEFITED ACRES	POTENTIAL BENEFIT	GROSS BENEFIT	PROXIMITY RATE	NET BENEFIT	MAINT COST	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FOOTAGE	BENEFIT VALUE	DAMAGE VALUE	NONBENEFITED OR RESTRICTED WETLAND ACRES
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397.00

HERON LAKE WATERSHED DISTRICT
JACKSON COUNTY JUDICIAL DITCH 36
REDETERMINATION OF BENEFITS

ROAD AUTHORITY	LOCATION	LENGTH (FEET)
	SEC T-N R-W	
JACKSON HIGHWAY DEPARTMENT	CSAH# 7/ 880TH ST / Paved	1320
%	North of 6 103 37	
JACKSON MN 56143	CSAH# 9/ 380TH ST / Paved	4490
	East of 6 103 37	
	East of 31 104 37	280
WEST HERON LAKE TOWNSHIP	Streets	
	875th ST. IN 5 103 37	5250
	390th AVE. East of 5 103 37	2080

EFFICIENCY RATE	NET BENEFITS	MAINT COST	"A" SOILS		"B" SOILS		"C" SOILS		"D" SOILS	
			BENEFIT %	BENEFIT VALUE	BENEFIT %	BENEFIT VALUE	BENEFIT %	BENEFIT VALUE	BENEFIT %	BENEFIT VALUE
			per foot	28.40		11.40		2.85		0.60
	3,465.00	100					90	3385.80	10	79.20
	15,625.20	100			10	5118.60	80	10237.20	10	269.40
	798.00	100					100	798.00		
			per foot	14.20		5.70		1.40		0.30
	11,865.00	100			20	5985.00	80	5880.00		
	3,806.40	100			10	1185.60	90	2620.80		
LAND BENEFITS	1,270,035.00	804,943.00				53.00		466.00		200.00
ROAD BENEFITS		35,559.60								16,710.00
TOTAL BENEFITS	1,270,035.00	840,502.60						Benefited Acres		719.00