



Olmsted County Code of Ordinances

Chapter 1260 - 1264 Subdivision Plat Review Ordinance and Fees  
Resolution 17-51

Olmsted County, MN

**Enacted: August 8, 2017**

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## **Resolution No. 17-51**

BE IT AND IT IS HEREBY RESOLVED by the Olmsted County Board of Commissioners as follows, pursuant to Minnesota Statutes Section 389.09:

The proprietor of each Subdivision Plat, Common Interest Community Plat, or Registered Land Survey shall be charged fees of three hundred dollars (\$300.00) for each plat and in addition thereto, twenty five dollars (\$25.00) for each lot/unit or outlot within a plat for the review services of the Olmsted County Surveyor providing for the Approval of Plats and Surveys pursuant to Section 1212.4 of the Olmsted County Subdivision Ordinance and to Section 1262 of the County Subdivision Plat Review Ordinance. These fees are to be paid to the County of Olmsted at the time a plat is submitted for review. These revised fees shall take effect September 1, 2017.

Dated at Rochester, Minnesota this 8th day of August 2017.

OLMSTED COUNTY BOARD OF COMMISSIONERS

/s/ Kenneth Brown  
Kenneth Brown, Chairperson

ATTEST:

/s/ Heidi Welsch  
Heidi Welsch, Clerk/Deputy Administrator

## **OLMSTED COUNTY SUBDIVISION PLAT REVIEW ORDINANCE**

**An Ordinance providing for the approval of subdivision plats, registered land surveys, and common interest community (CIC) plats by the County Surveyor before recording, pursuant to Minnesota Statutes, Chapter 389.09, Subdivision 1**

WHEREAS, the County Board is aware that Minnesota Statutes Section 389.09 authorizes counties to adopt an ordinance that requires each subdivision plat, registered land survey and common interest community plat be approved by the County Surveyor or another licensed land surveyor hired for this purpose before the plat is recorded; and,

WHEREAS, the County believes that having the County Surveyor review each plat is a valuable service to make sure that surveying errors which may occur in the preparation of a plat are fixed and that all of the required elements which must be included in a proper subdivision plat are present before the plat is presented to the County Board for approval and subsequent recording with the County Recorder; and,

**NOW THEREFORE, THE COUNTY BOARD OF THE COUNTY OF OLMSTED HEREBY ORDAINS:**

### Section 1260 – JURISDICTION

This plat check ordinance shall apply to all subdivision plats for land located in unincorporated areas of the County and in any city which has not adopted an ordinance substantially similar to this ordinance requiring County Surveyor review and approval of subdivision plats prior to recording.

### Section 1261 - PLAT APPROVAL

All subdivision plats filed under Minnesota Statutes, Chapter 505, registered land surveys (RLS) filed under Minnesota Statutes, Chapters 508 and 508A, and common interest community plats (CIC/condominiums) filed under Minnesota Statutes, Chapter 515B must be reviewed by the County Surveyor prior to approval by the County Board. The County Surveyor shall review the plat to insure conformance with the Minnesota Association of County Surveyors "Manual of Guidelines for Platting in Minnesota" or any successor to that manual, and for common interest community plats, conformance with the "Common Interest Community Plat Manual Guidelines", or any successor to that manual. No subdivision plat, registered land survey, or common interest community plat may be accepted for filing by the Olmsted County Recorder or the Registrar of Titles unless the plat has endorsed on it the signed approval of the Olmsted County Surveyor.

Section 1262 - FEES

The owner and/or proprietor of the subdivision plat or registered land survey or common interest community plat shall be charged a fee for the review and approval of the plat in accordance with a fee schedule established by Resolution of the County Board of Commissioners.

Section 1263 – ENFORCEMENT

Any person, agent or corporation violating any of the provisions of this ordinance shall be guilty of a misdemeanor criminal offense, and shall be subject to a fine of not more than \$1,000 and/or up to 90 days in jail. Each day that a violation exists or continues shall constitute a separate offense.

Section 1264 – EFFECTIVE DATE

This Ordinance shall be effective September 1, 2017 upon adoption by the County Board at their meeting on August 8, 2017 and publication pursuant to law.

Dated at Rochester, Minnesota, this 8<sup>th</sup> day of August 2017

OLMSTED COUNTY BOARD  
OF COMMISSIONERS

By: /s/ Ken Brown  
Ken Brown, Chairperson

ATTEST:

/s/ Heidi Welsch  
Heidi Welsch, Clerk/Deputy-Administrator