

IN THE MATTER OF THE AMENDED PETITION BY ALL OF THE PROPERTY OWNERS
FOR THE DETACHMENT OF CERTAIN LAND FROM THE CITY OF MOUNTAIN IRON,
MINNESOTA AND CONCURRENT ANNEXATION TO THE CITY OF VIRGINIA,
MINNESOTA PURSUANT TO MINN. STAT. § 414.061, SUBD. 5

TO: Office of Administrative Hearings
Municipal Boundary Adjustment Unit
P.O. Box 64620
St. Paul, MN 55164-0620

We, the undersigned, being all of the property owners of the following described land, hereby request the Municipal Boundary Adjustment Unit of the Office of Administrative Hearings to detach said property from the City of Mountain Iron and annex it to the City of Virginia, pursuant to Minn. Stat. § 414.061, subd. 5:

See attached resolutions of the cities of Mountain Iron and Virginia.

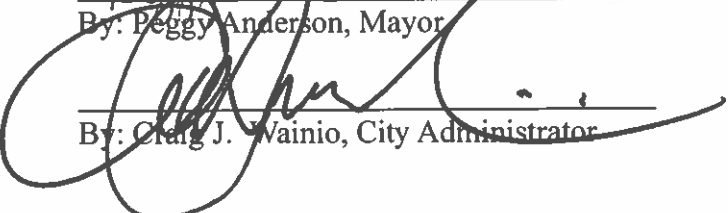
In bringing forward this amended petition, the petitioner states that:

1. There is one property owner of the parcel proposed for detachment/annexation. The sole property owner is the City of Mountain Iron.
2. The property is presently within the City of Mountain Iron and abuts the City of Virginia, in St. Louis County.
3. The property proposed for detachment/annexation is 3.5 acres.
4. This boundary adjustment is being requested because: The property to be detached/annexed encompasses the recently reconstructed intersection of U.S. Highway 53 and 9th Street North, a municipal street of the City of Virginia. The intersection primarily serves traffic into and out of Virginia, to U.S. Highway 53. The intersection is maintained by the City of Virginia. Other than the current roadways, the property is vacant. Considering the size and current use of the property, the only relevant factor in Minn. Stat. § 414.01, subd. 3 appears to be subsection 4, which mandates consideration of transportation network and related issues. The City of Mountain Iron is in favor of the detachment, and the City of Virginia is in favor of annexation.

Date: 4-1-26

CITY OF MOUNTAIN IRON


By: Peggy Anderson, Mayor


By: Craig J. Wainio, City Administrator

COUNCIL CHAMBERS

Resolution No. **26040**

City of Virginia, Minnesota, **March 10, 2026**

RESOLUTION RESCINDING RESOLUTION NO. 25219 AND ADOPTING A CORRECTED RESOLUTION REQUESTING CONCURRENT DETACHMENT FROM MOUNTAIN IRON AND ANNEXATION TO VIRGINIA PURSUANT TO MINNESOTA STATUTES, SECTION 414.061

BE IT RESOLVED By the City Council of the City of Virginia

WHEREAS, the City Council previously adopted Resolution No. 25219 on November 10, 2025, requesting concurrent detachment from the City of Mountain Iron and annexation to the City of Virginia of certain real property pursuant to Minnesota Statutes, section 414.061; and

WHEREAS, after adoption and during the recording process, an error was discovered in the legal description attached as Exhibit A to Resolution No. 25219; and

WHEREAS, it is necessary to correct the legal description to ensure accurate recording and processing by the State Office of Administrative Hearings, Municipal Boundary Adjustment Unit; and

WHEREAS, the Property remains approximately 3.5 acres, abuts the municipal boundary between the City of Mountain Iron and the City of Virginia, and both municipalities continue to desire concurrent detachment and annexation of the Property pursuant to Minnesota Statutes, section 414.061.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF VIRGINIA, THAT:

1. Resolution No. 25219, adopted November 10, 2025, is hereby rescinded in its entirety.
2. The City of Virginia hereby adopts this Resolution with the corrected legal description attached hereto as Exhibit A and depicted on Exhibit B.
3. The City of Virginia desires and requests that the Chief Administrative Law Judge of the State Office of Administrative Hearings, Municipal Boundary Adjustment Unit, concurrently detach the Property described in Exhibit A from the City of Mountain Iron and annex the same to the City of Virginia at the earliest possible date.
4. The City Administrator is hereby directed to coordinate the submission of this Resolution to the Office of Administrative Hearings for the purposes set forth herein.

Moved by **Councillor Johnson**, supported by **Councillor Motley** that the above resolution be adopted this 10th day of March 2026.

Ayes: **Councillor Johnson, Motley, Paulsen, Biondich, Bachschneider, Skalko, Mayor Cuffe, Jr. (7)**

Nays: **None**

EXHIBIT A

PROPOSED PARCEL TO BE DETACHED / ANNEXED DESCRIPTION

All those parts of the Southwest Quarter of the Southwest Quarter (SW $\frac{1}{4}$ of SW $\frac{1}{4}$) of Section 6, and the Northwest Quarter of the Northwest Quarter (NW $\frac{1}{4}$ of NW $\frac{1}{4}$) of Section 7, all in Township 58 North, Range 17 West, according to the US Government Survey thereof, located in 1878 by F. Howe, US Deputy Surveyor, and the Northeast Quarter of the Northeast Quarter (NE $\frac{1}{4}$ of NE $\frac{1}{4}$) of Section 12, Township 58 North, Range 18 West, according to the US Government Survey thereof, located in 1882 by W. Allen, US Deputy Surveyor, lying within the following described figure:

Commencing at the Northeast Corner of said Section 12, Township 58 North, Range 18 West, set in 1882 by Allen, thence South 01 degree 44 minutes 13 seconds East, assigned bearing, along the east line of said Section 12, as located by Allen in 1882, a distance of 462.99 feet to the north right of way line of Ninth Street North, formerly known as Highway No. 169, and the POINT OF BEGINNING; thence westerly and northwesterly a distance of 351.75 feet along the said north and northeasterly right of way line of Ninth Street, along a non-tangential curve, concave to the north, having a chord bearing of North 84 degrees 02 minutes 11 seconds West, a chord length of 350.83 feet, a radius of 1402.89 feet, and a central angle of 14 degrees 21 minutes 57 seconds; thence continuing along said northeasterly right of way line, non-tangent to the last described curve, North 30 degrees 39 minutes 26 seconds West a distance of 143.84 feet to the east right of way line of State Trunk Highway No. 53; thence South 87 degrees 55 minutes 54 seconds West, parallel with and 301.88 feet north of the south line of said Section 6, Township 58 North, Range 17 West, located in 1878 by Howe, a distance of 246.32 feet to the west line of said Section 6, as located by Howe in 1878; thence South 00 degrees 43 minutes 08 seconds East, along said west line of Section 6, a distance of 301.96 feet to the Southwest Corner of said Section 6, as located by Howe in 1878; thence South 87 degrees 55 minutes 54 seconds West, along the westerly extension of the south line of said Section 6 as located by Howe in 1878, a distance of 329.22 feet to the east right of way line of the DW&P Railway main line; thence South 06 degrees 02 minutes 21 seconds East, along said east right of way line, a distance of 33.08 feet to the existing municipal boundary, according to the Municipal Commission of the State of Minnesota document A-2064, dated April 13, 1972; thence North 87 degrees 55 minutes 54 seconds East, along said existing municipal boundary, a distance of 995.65 feet to the said east line of Section 12, as located by Allen in 1882; thence North 01 degree 44 minutes 13 seconds West, along said east line, a distance of 159.56 feet to the Point of beginning and there terminating.

PROPOSED AMENDED MUNICIPAL BOUNDARY DESCRIPTION

BEGINNING at the Northeast Corner of Section 12, Township 58 North, Range 18 West, according to the US Government Survey thereof, set in 1882 by W. Allen, US Deputy Surveyor, thence southerly along the east line of said Section 12, as located by Allen in 1882, to the north right of way line of Ninth Street North, formerly known as Highway No. 169; thence westerly and northwesterly along the north and northeasterly right of way line of said Ninth Street to the east right of way line of State Trunk Highway No. 53; thence westerly, parallel with and 301.88 feet north of the south line of Section 6, Township 58 North, Range 17 West, according to the US Government Survey thereof, located in 1878 by F. Howe, US Deputy Surveyor, to the west line of said Section 6; thence southerly along the west line of said Section 6, as located by Howe in 1878, to the Southwest Corner of said Section 6, as located by Howe in 1878, thence westerly along the westerly extension of the said south line of Section 6 to the east right of way line of the DW&P Railway; thence southerly along said east right of way line to the existing municipal boundary line and there terminating.

SURVEYOR'S NOTE:

Frank D. Howe, US Deputy Surveyor, surveyed and set the original location of the range line between Township 58 North, Range 17 West, and Township 58 North, Range 18 West, in October, 1878. In January, 1882, US Deputy Surveyor William Allen retraced the original range line, but was unable to locate Howe's entire line common to Township 58 North, Range 17 West, and Township 58 North, Range 18 West. Finding no evidence of Howe's range line, Allen set new section line and corners, inconsistent with the already established line and corners, thereby creating a partial overlap of the two townships. Subsequent surveys recovered evidence of both distinct range lines, confirming the existence of the overlap condition.

The proposed annexation/detachment is located predominantly within the township overlap, and is properly described simultaneously within Section 6, Township 58 North, Range 17 West, and Section 12, Township 58 North, Range 18 West, as well as simultaneously within Section 7, Township 58 North, Range 17 West, and said Section 12

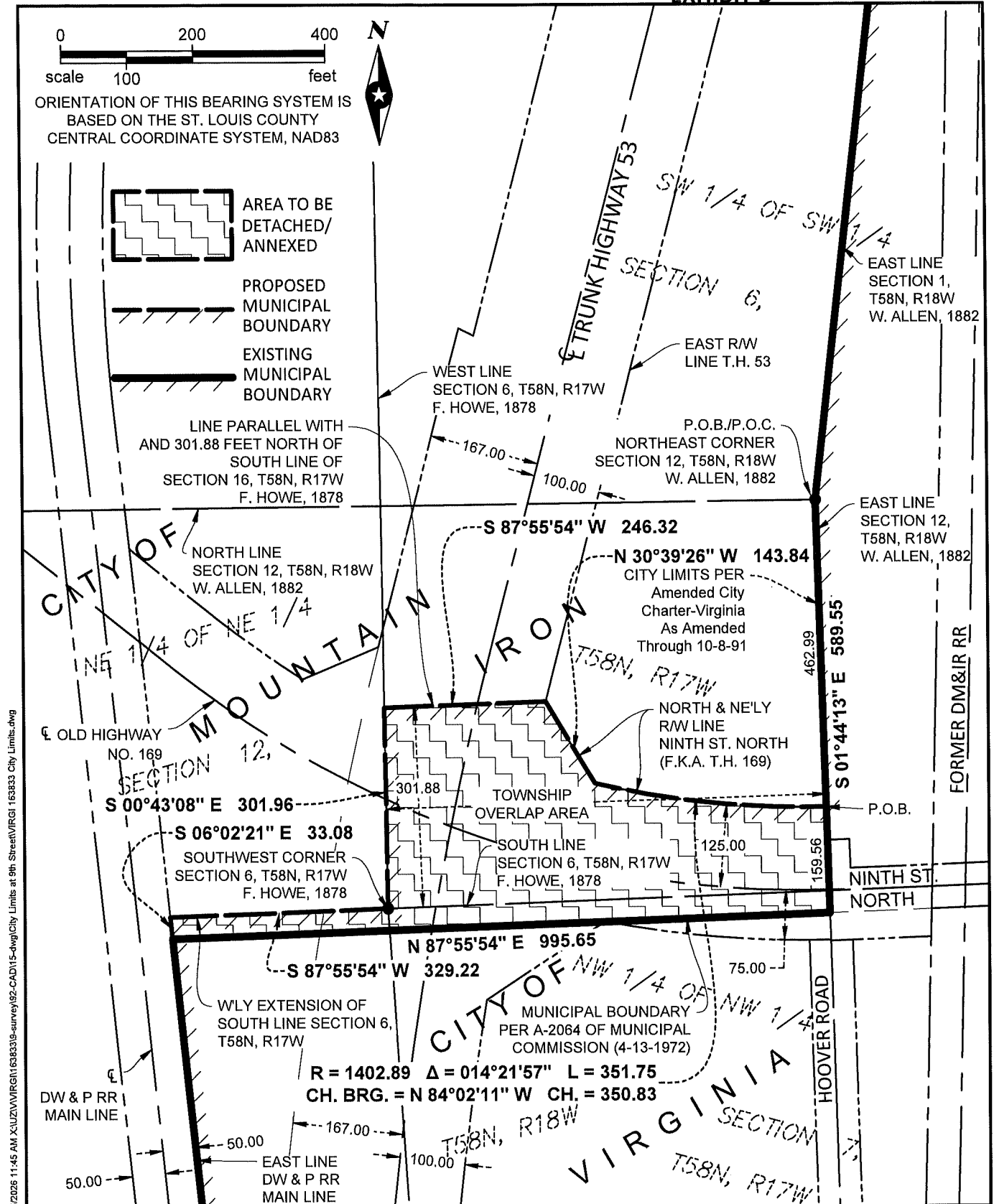


EXHIBIT FOR: NINTH STREET NORTH AND HIGHWAY 53 AREA CITY LIMITS

VIRGINIA, MN

SEH Project VIRGI 163833
 Drawn By KLA
 Surveyed By SEH
 Checked By CAL

I HEREBY CERTIFY THAT THIS SURVEY, PLAN, OR REPORT WAS
 PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I
 AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER
 THE LAWS OF THE STATE OF MINNESOTA.

CHRIS A. LARSEN, L.S.

DATE 2-24-2026

LICENSE NO. 45848



PHONE: 218.741.4284
 615 9TH STREET NORTH
 VIRGINIA, MN 55792-3761
 www.sehinc.com

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Surveyor's Note:

Frank D. Howe, US Deputy Surveyor, surveyed and set the original location of the range line between Township 58 North, Range 17 West, and Township 58 North, Range 18 West, in October, 1878. In January, 1882, US Deputy Surveyor William Allen retraced the original range line, but was unable to locate Howe's entire line common to Township 58 North, Range 17 West, and Township 58 North, Range 18 West. Finding no evidence of Howe's range line, Allen set new section line and corners, inconsistent with the already established line and corners, thereby creating a partial overlap of the two townships. Subsequent surveys recovered evidence of both distinct range lines, confirming the existence of the overlap condition.

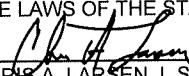
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EXHIBIT FOR: NINTH STREET NORTH AND HIGHWAY 53 AREA CITY LIMITS

VIRGINIA, MN

SEH Project VIRGI 163833
Drawn By KLA
Surveyed By SEH
Checked By CAL

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CHRIS A. LARSEN, L.S.

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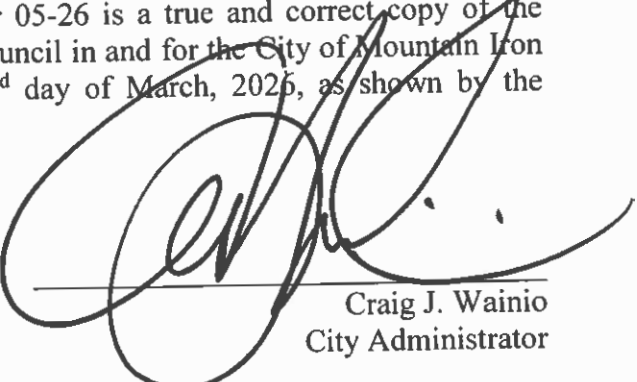
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of 2

CERTIFICATION

State of Minnesota)
County of St. Louis) ss
City of Mountain Iron)

I hereby certify that the attached Resolution Number 05-26 is a true and correct copy of the Resolution as presented to and adopted by the City Council in and for the City of Mountain Iron at a duly authorized meeting thereof held on the 2nd day of March, 2026, as shown by the minutes of said meeting in my possession.

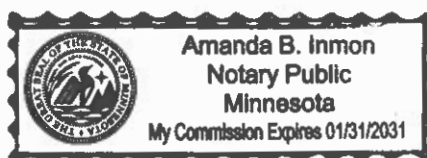


Craig J. Wainio
City Administrator

(SEAL)

STATE OF MINNESOTA)
) ss.
COUNTY OF ST. LOUIS)

The foregoing instrument was acknowledged before me this 10th day of March, 2026, by Craig J. Wainio, the City Administrator, of the City of Mountain Iron, a Minnesota municipal corporation and political subdivision of the State of Minnesota, on behalf of the public body.



Notary Public



CITY OF MOUNTAIN IRON

"TACONITE CAPITAL OF THE WORLD"

PHONE: 218-748-7570 • FAX: 218-748-7573 • www.mtniron.com
8586 ENTERPRISE DRIVE SOUTH • MOUNTAIN IRON, MN • 55768-8260

RESOLUTION NUMBER 05-26

REQUESTING CONCURRENT DETACHMENT FROM MOUNTAIN IRON AND ANNEXATION TO VIRGINIA OF CERTAIN LANDS PURSUANT TO MINNESOTA STATUTES SECTION 414.061

WHEREAS, the real property legally described on Exhibit A attached hereto and depicted on Exhibit B attached hereto is presently located within the city of Mountain Iron (the "Property"); and

WHEREAS, the Property consists of approximately 3.5 acres and abuts the municipal boundaries that separate the city of Mountain Iron and the city of Virginia; and

WHEREAS, both the city of Mountain Iron and the city of Virginia desire to modify their respective municipal boundaries by detaching the Property from the city of Mountain Iron and attaching the Property to the city of Virginia; and

WHEREAS, Minnesota Statutes, section 414.061 authorizes two municipalities to adopt and submit to the chief administrative law judge resolutions from each describing land abutting their shared boundary and stating their desire to concurrently detach the land from one municipality and annex the land to the other.

NOW, THEREFORE BE IT RESOLVED by the City Council of Mountain Iron, Minnesota, that:

1. The city of Mountain Iron desires and requests that the chief administrative law judge of the State Office of Administrative Hearings, Municipal Boundary Adjustment Unit concurrently detach the Property from the city of Mountain Iron and annex the same to the city of Virginia at the earliest possible date.
2. The City Administrator is hereby directed to coordinate the submission of this Resolution to the administrative law judge of the State Office of Administrative Hearings, Municipal Boundary Adjustments for the purposes set forth herein.

DULY ADOPTED BY THE CITY COUNCIL THIS 2nd DAY OF MARCH, 2026.

ATTEST:


City Administrator


Mayor Peggy Anderson

EXHIBIT A

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All those parts of the Southwest Quarter of the Southwest Quarter (SW $\frac{1}{4}$ of SW $\frac{1}{4}$) of Section 6, and the Northwest Quarter of the Northwest Quarter (NW $\frac{1}{4}$ of NW $\frac{1}{4}$) of Section 7, all in Township 58 North, Range 17 West, according to the US Government Survey thereof, located in 1878 by F. Howe, US Deputy Surveyor, and the Northeast Quarter of the Northeast Quarter (NE $\frac{1}{4}$ of NE $\frac{1}{4}$) of Section 12, Township 58 North, Range 18 West, according to the US Government Survey thereof, located in 1882 by W. Allen, US Deputy Surveyor, lying within the following described figure:

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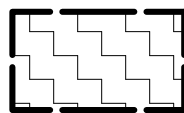
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0 200 400
scale 100 feet

ORIENTATION OF THIS BEARING SYSTEM IS
BASED ON THE ST. LOUIS COUNTY
CENTRAL COORDINATE SYSTEM, NAD83



AREA TO BE
DETACHED/
ANNEXED



PROPOSED
MUNICIPAL
BOUNDARY



EXISTING
MUNICIPAL
BOUNDARY

LINE PARALLEL WITH
AND 301.88 FEET NORTH OF
SOUTH LINE OF
SECTION 16, T58N, R17W
F. HOWE, 1878

WEST LINE
SECTION 6, T58N, R17W
F. HOWE, 1878

EAST R/W
LINE T.H. 53

P.O.B./P.O.C.
NORTHEAST CORNER
SECTION 12, T58N, R18W
W. ALLEN, 1882

EAST LINE
SECTION 1,
T58N, R18W
W. ALLEN, 1882

EAST LINE
SECTION 12,
T58N, R18W
W. ALLEN, 1882

NORTH LINE
SECTION 12, T58N, R18W
W. ALLEN, 1882

S 87°55'54" W 246.32

N 30°39'26" W 143.84

CITY LIMITS PER
Amended City
Charter-Virginia
As Amended
Through 10-8-91

OLD HIGHWAY
NO. 169

S 00°43'08" E 301.96

S 06°02'21" E 33.08
SOUTHWEST CORNER
SECTION 6, T58N, R17W
F. HOWE, 1878

TOWNSHIP
OVERLAP AREA

SOUTH LINE
SECTION 6, T58N, R17W
F. HOWE, 1878

NORTH & NE'LY
R/W LINE
NINTH ST. NORTH
(F.K.A. T.H. 169)

NINTH ST.
NORTH

N 87°55'54" E 995.65

S 87°55'54" W 329.22

W'LY EXTENSION OF
SOUTH LINE SECTION 6,
T58N, R17W

MUNICIPAL BOUNDARY
PER A-2064 OF MUNICIPAL
COMMISSION (4-13-1972)

R = 1402.89 Δ = 014°21'57" L = 351.75
CH. BRG. = N 84°02'11" W CH. = 350.83

DW & P RR
MAIN LINE

50.00

50.00
EAST LINE
DW & P RR
MAIN LINE

100.00

T58N, R18W

CITY OF MOUNTAIN VIEW
CITY OF VIRGINIA

HOOVER ROAD

FORMER DM&IR RR

EXHIBIT FOR: NINTH STREET NORTH AND HIGHWAY 53 AREA CITY LIMITS

VIRGINIA, MN

SEH Project VIRGI 163833
Drawn By KLA
Surveyed By SEH
Checked By CAL

I HEREBY CERTIFY THAT THIS SURVEY, PLAN, OR REPORT WAS
PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I
AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER
THE LAWS OF THE STATE OF MINNESOTA.

CHRIS A. LARSEN, L.S.
DATE 2-24-2026

LICENSE NO. 45848



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Commencing at the Northeast Corner of said Section 12, Township 58 North, Range 18 West, set in 1882 by Allen, thence South 01 degree 44 minutes 13 seconds East, assigned bearing, along the east line of said Section 12, as located by Allen in 1882, a distance of 462.99 feet to the north right of way line of Ninth Street North, formerly known as Highway No. 169, and the POINT OF BEGINNING; thence westerly and northwesterly a distance of 351.75 feet along the said north and northeasterly right of way line of Ninth Street, along a non-tangential curve, concave to the north, having a chord bearing of North 84 degrees 02 minutes 11 seconds West, a chord length of 350.83 feet, a radius of 1402.89 feet, and a central angle of 14 degrees 21 minutes 57 seconds; thence continuing along said northeasterly right of way line, non-tangent to the last described curve, North 30 degrees 39 minutes 26 seconds West a distance of 143.84 feet to the east right of way line of State Trunk Highway No. 53; thence South 87 degrees 55 minutes 54 seconds West, parallel with and 301.88 feet north of the south line of said Section 6, Township 58 North, Range 17 West, located in 1878 by Howe, a distance of 246.32 feet to the west line of said Section 6, as located by Howe in 1878; thence South 00 degrees 43 minutes 08 seconds East, along said west line of Section 6, a distance of 301.96 feet to the Southwest Corner of said Section 6, as located by Howe in 1878; thence South 87 degrees 55 minutes 54 seconds West, along the westerly extension of the south line of said Section 6 as located by Howe in 1878, a distance of 329.22 feet to the east right of way line of the DW&P Railway main line; thence South 06 degrees 02 minutes 21 seconds East, along said east right of way line, a distance of 33.08 feet to the existing municipal boundary, according to the Municipal Commission of the State of Minnesota document A-2064, dated April 13, 1972; thence North 87 degrees 55 minutes 54 seconds East, along said existing municipal boundary, a distance of 995.65 feet to the said east line of Section 12, as located by Allen in 1882; thence North 01 degree 44 minutes 13 seconds West, along said east line, a distance of 159.56 feet to the Point of beginning and there terminating.

PROPOSED AMENDED MUNICIPAL BOUNDARY DESCRIPTION

BEGINNING at the Northeast Corner of Section 12, Township 58 North, Range 18 West, according to the US Government Survey thereof, set in 1882 by W. Allen, US Deputy Surveyor, thence southerly along the east line of said Section 12, as located by Allen in 1882, to the north right of way line of Ninth Street North, formerly known as Highway No. 169; thence westerly and northwesterly along the north and northeasterly right of way line of said Ninth Street to the east right of way line of State Trunk Highway No. 53; thence westerly, parallel with and 301.88 feet north of the south line of Section 6, Township 58 North, Range 17 West, according to the US Government Survey thereof, located in 1878 by F. Howe, US Deputy Surveyor, to the west line of said Section 6; thence southerly along the west line of said Section 6, as located by Howe in 1878, to the Southwest Corner of said Section 6, as located by Howe in 1878, thence westerly along the westerly extension of the said south line of Section 6 to the east right of way line of the DW&P Railway; thence southerly along said east right of way line to the existing municipal boundary line and there terminating.

Surveyor's Note:

Frank D. Howe, US Deputy Surveyor, surveyed and set the original location of the range line between Township 58 North, Range 17 West, and Township 58 North, Range 18 West, in October, 1878. In January, 1882, US Deputy Surveyor William Allen retraced the original range line, but was unable to locate Howe's entire line common to Township 58 North, Range 17 West, and Township 58 North, Range 18 West. Finding no evidence of Howe's range line, Allen set new section line and corners, inconsistent with the already established line and corners, thereby creating a partial overlap of the two townships. Subsequent surveys recovered evidence of both distinct range lines, confirming the existence of the overlap condition.

The proposed annexation/detachment is located predominantly within the township overlap, and is properly described simultaneously within Section 6, Township 58 North, Range 17 West, and Section 12, Township 58 North, Range 18 West, as well as simultaneously within Section 7, Township 58 North, Range 17 West, and said Section 12.

EXHIBIT FOR: NINTH STREET NORTH AND HIGHWAY 53 AREA CITY LIMITS

VIRGINIA, MN

SEH Project VIRGI 163833
Drawn By KLA
Surveyed By SEH
Checked By CAL

I HEREBY CERTIFY THAT THIS SURVEY, PLAN, OR REPORT WAS
PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I
AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER
THE LAWS OF THE STATE OF MINNESOTA.

CHRIS A. LARSEN, L.S.

DATE 2-24-2026

LICENSE NO. 45848



PHONE: 218.741.4284
615 9TH STREET NORTH
VIRGINIA, MN 55792-3761
www.sehinc.com

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of 2

[illegible]

Population (U.S. Census 2010): 8712



2

EXISTING MUNICIPAL BOUNDARY



PROJECT NO.
VIRGI 163833

DATE:
4-14-2026

VIRGINIA,
MN