

STATE OF MINNESOTA
OFFICE OF ADMINISTRATIVE HEARINGS

In the Matter of the Annexation of Certain
Real Property to the City of Rochester
from Cascade Township
(MBAU Docket A-8514)

**ORDER APPROVING
ANNEXATION ORDINANCE**

On February 3, 2025, the City of Rochester (City) adopted Ordinance No. 4555 for the annexation of certain real property from Cascade Township (Township) pursuant to Minn. Stat. § 414.033, subd. 2(3) (2024). The City filed Ordinance No. 4555 and the required filing fee with the Office of Administrative Hearings on April 21, 2025.

On June 2, 2025, the City adopted Ordinance No. 4567 (Ordinance) correcting the legal description included in Ordinance No. 4555 and annexing certain real property (Property) to the City from the Township. The Office of Administrative Hearings received the Ordinance on June 27, 2025, and the City requested that the revised legal description be used to approve annexation of the Property. The record closed upon receipt of the City's final filing on June 27, 2025.

The Property is legally described as follows:

All that part of the Northeast Quarter and of the Southeast Quarter of Section 10, Township 107 North, Range 14 West, Olmsted County, Minnesota described as follows:

Commencing at the northwest corner of the Northeast Quarter of said Section 10; thence South 00 degrees 14 minutes 31 seconds East (NOTE: All Bearings are in relationship with the Olmsted County Coordinate System NAD '83, Adjusted 1996), along the west line of said Northeast Quarter, 1944.40 feet; thence North 89 degrees 45 minutes 29 seconds East, 116.00 feet to the southwest corner of Lot 3 of TRAPPER'S VALLEY FIRST SUBDIVISION according to the plat thereof on file at the County Recorder's Office, Olmsted County, Minnesota for the POINT OF BEGINNING; thence continue North 89 degrees 45 minutes 29 seconds East, along the south line of said Lot 3, a distance of 396.00 feet to the southeast corner of said Lot 3; thence South 18 degrees 43 minutes 31 seconds East, 238.50 feet; thence South 80 degrees 43 minutes 31 seconds East, 318.10 feet; thence South 21 degrees 57 minutes 31 seconds East, 200.00 feet; thence South 09 degrees 22 minutes 29 seconds West, 217.21 feet to the south line of said Northeast Quarter; thence North 89 degrees 42 minutes 26 seconds West, along said south line, 173.19 feet to a point being 550.00 feet from the northeast corner of the Northwest Quarter of the Southeast Quarter of said Section 10; thence South 00 degrees 16 minutes 57 seconds East, parallel with the east line of the Northwest Quarter of said

Southeast Quarter, 550.00 feet; thence South 89 degrees 42 minutes 26 seconds East, parallel with the north line of said Southeast Quarter, 550.00 feet to a point on the east line of said Northwest Quarter of the Southeast Quarter, distant 550.00 feet southerly of the northeast corner of said Northwest Quarter of the Southeast Quarter; thence South 00 degrees 16 minutes 57 seconds East, along the east line of said Northwest Quarter of the Southeast Quarter, 749.58 feet to the southeast corner of said Northwest Quarter of the Southeast Quarter; thence South 89 degrees 41 minutes 36 seconds East, along the North line of the Southeast Quarter of said Southeast Quarter, 1316.84 feet to the northeast corner of said Southeast Quarter of the Southeast Quarter; thence South 00 degrees 19 minutes 26 seconds East, along the east line of said Southeast Quarter, 731.74 feet to a point distant 568.17 feet northerly from the southeast corner of said Southeast Quarter; thence North 89 degrees 40 minutes 45 seconds West, along a line parallel with the south line of said Southeast Quarter, 230.00 feet; thence South 00 degrees 19 minutes 26 seconds East, parallel with the east line of said Southeast Quarter, 493.17 feet to the north line of the South 75.00 feet of said Southeast Quarter; thence North 89 degrees 40 minutes 45 seconds West, along said north line, 864.45 feet; Thence North 00 degrees 19 minutes 15 seconds East, 316.00 feet; thence North 89 degrees 40 minutes 45 seconds West, parallel with said north line, 289.59 feet; thence northwesterly 141.75 feet along a tangential curve, concave northeasterly, having a central angle of 40 degrees 36 minutes 26 seconds, and a radius of 200.00 feet; thence North 49 degrees 04 minutes 19 seconds West, 319.10 feet; thence North 40 degrees 55 minutes 41 seconds East, 201.41 feet; thence North 00 degrees 16 minutes 57 seconds West, 959.18 feet; thence North 89 degrees 42 minutes 26 seconds West, 550.00 feet; thence North 00 degrees 16 minutes 57 seconds West; 412.45 feet; thence North 89 degrees 42 minutes 26 seconds West, 466.20 feet to the west line of said Southeast Quarter; thence North 00 degrees 14 minutes 29 seconds West, along said west line, 427.56 feet to the southwest corner of said Northeast Quarter; thence North 00 degrees 14 minutes 31 seconds West, along the west line of said Northeast Quarter, 308.03 feet to the south line of the North 2306.08 feet of said Northeast Quarter; thence South 89 degrees 20 minutes 31 seconds East, along said south line, 116.01 feet to the east line of the West 116.00 feet of said Northeast Quarter; thence North 00 degrees 14 minutes 31 seconds West, along said east line, 363.79 feet to the POINT OF BEGINNING.

Said parcel contains 67.77 acres more or less including the 18th Ave NW (C.R. 112) right of-way.

Said parcel is Subject to the 18th Ave NW (C.R. 112) right-of-way along the westerly side thereof.

Based upon a review of the Ordinance, the Administrative Law Judge makes the following:

ORDER

1. Pursuant to Minn. Stat. § 414.033 (2024), the Ordinance is deemed adequate in all legal respects and properly supports this Order.

2. Pursuant to the terms of the Ordinance and this Order, the Property is **ANNEXED** to the City.

3. Pursuant to Minn. Stat. § 414.036 (2024), the City will reimburse the Township as stated in the Ordinance.

4. The City must file a copy of the Ordinance with the Township, the appropriate county auditor, and the Secretary of State as required by Minn. Stat. § 414.033, subd. 7.

Dated: July 2, 2025


JESSICA A. PALMER-DENIG
Administrative Law Judge

NOTICE

This Order is the final administrative order in this case under Minn. Stat. §§ 414.033, .07, .09, .12 (2024). Pursuant to Minn. Stat. § 414.07, subd. 2, any person aggrieved by this Order may appeal to Olmstead County District Court by filing an Application for Review with the Court Administrator within 30 days of this Order. An appeal does not stay the effect of this Order.

Any party may submit a written request for an amendment of this Order within seven days from the date of the mailing of the Order pursuant to Minn. R. 6000.3100 (2023). However, no request for amendment shall extend the time of appeal from this Order.