

STATE OF MINNESOTA
COURT OF ADMINISTRATIVE HEARINGS

In the Matter of the Orderly Annexation of
Certain Real Property to the City of
Bemidji from Northern Township
(MBAU Docket OA-1933-1)

**ORDER APPROVING
ANNEXATION**

This matter is pending before Chief Administrative Law Judge Jessica A. Palmer-Denig in connection with a request by the parties for approval of their agreement for orderly annexation pursuant to Minn. Stat. § 414.0325 (2024). The parties entered into this agreement in connection with another consolidated matter presently before the Court.¹

Resolution 6684 (Joint Resolution) adopted by the City of Bemidji (City) on January 5, 2026, and the Northern Town Board (Township) on January 12, 2026, requests the designation and immediate annexation of certain real property (Property) under Minn. Stat. § 414.0325. The Township filed the Joint Resolution and all other required filings with the Court of Administrative Hearings on January 14, 2026, and the record closed on that date.

The Property is legally described as follows:

Area 1: All of the SW $\frac{1}{4}$ of Section 32, Township 147 North, Range 33 West lying west of State Trunk Highway 71.

Area 2: That part of the Northwest quarter (NW $\frac{1}{4}$) of the Northeast quarter (NE $\frac{1}{4}$), Section 31, Township 147 North, Range 33 West lying Northwesterly of the line described below. Beginning at a point on the West line of the Northwest quarter (NW $\frac{1}{4}$) of the Northeast quarter (NE $\frac{1}{4}$), Section 31, Township 147 North, Range 33 West, distant 852.03 feet South of the Northwest corner thereof; thence run Northeasterly at an angle of 75° 23' 45" from said West line (measured from North to East) for 1500 feet and there terminating.

Area 3: The right-of-way of State Trunk Highway 71 across the E $\frac{1}{2}$ of the NE $\frac{1}{4}$ of Section 31, Township 147, Range 33 West as taken by Lis Pendens dated January 22, 1975, and recorded by Microfilm No. 236137.

Area 4: That part of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 32, Township 147 North, Range 33 West, lying north of the southerly right-of-way line of CSAH No. 50.

¹ *In the Matter of the Petition for the Incorporation for Northern Township (MBAU Docket I-76), CAH 71-0330-40846, In the Matter of the Annexation of Certain Real Property to the City of Bemidji from Northern Township (MBAU Docket A-8517), CAH 71-0330-40869.*

Area 5: The North 33 feet of the Northwest Quarter of Section 30; Township 147 North; Range 33 West.

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

ORDER

1. Pursuant to Minn. Stat. § 414.0325, the Joint Resolution is deemed adequate in all legal respects and properly supports this Order.
2. Pursuant to the terms of the Joint Resolution and this Order, the Property is **ANNEXED** to the City.
3. As there is no taxable property within the Property, the provisions of Minn. Stat. § 414.036 (2024) are not applicable.

Dated: February 9, 2026


JESSICA A. PALMER-DENIG
Chief Administrative Law Judge

NOTICE

This Order is the final administrative order in this case under Minn. Stat. §§ 414.0325, .07, .09, .12 (2024). Pursuant to Minn. Stat. § 414.07, subd. 2, any person aggrieved by this Order may appeal to Beltrami 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 (2025). However, no request for amendment shall extend the time of appeal from this Order.