







REC'D. BY MAY 09 1994  
M/M/R

EXHIBIT A - Legal Description

The West Half of the Southwest Quarter except the North 455 feet thereof;

The Northeast Quarter of the Southwest Quarter lying Southwest of a line extending from the Southeast corner thereof to the Northwest corner thereof, excepting therefrom a tract of land described as follows: Beginning at the Northwest corner of the Northeast Quarter of the Southwest Quarter; thence South on a line bearing 45 degrees East a distance of 643.5 feet; thence due West to the West line of said Northeast Quarter of the Southwest Quarter; thence North along the West line of said Northeast Quarter of the Southwest Quarter to the point of beginning and there terminating;

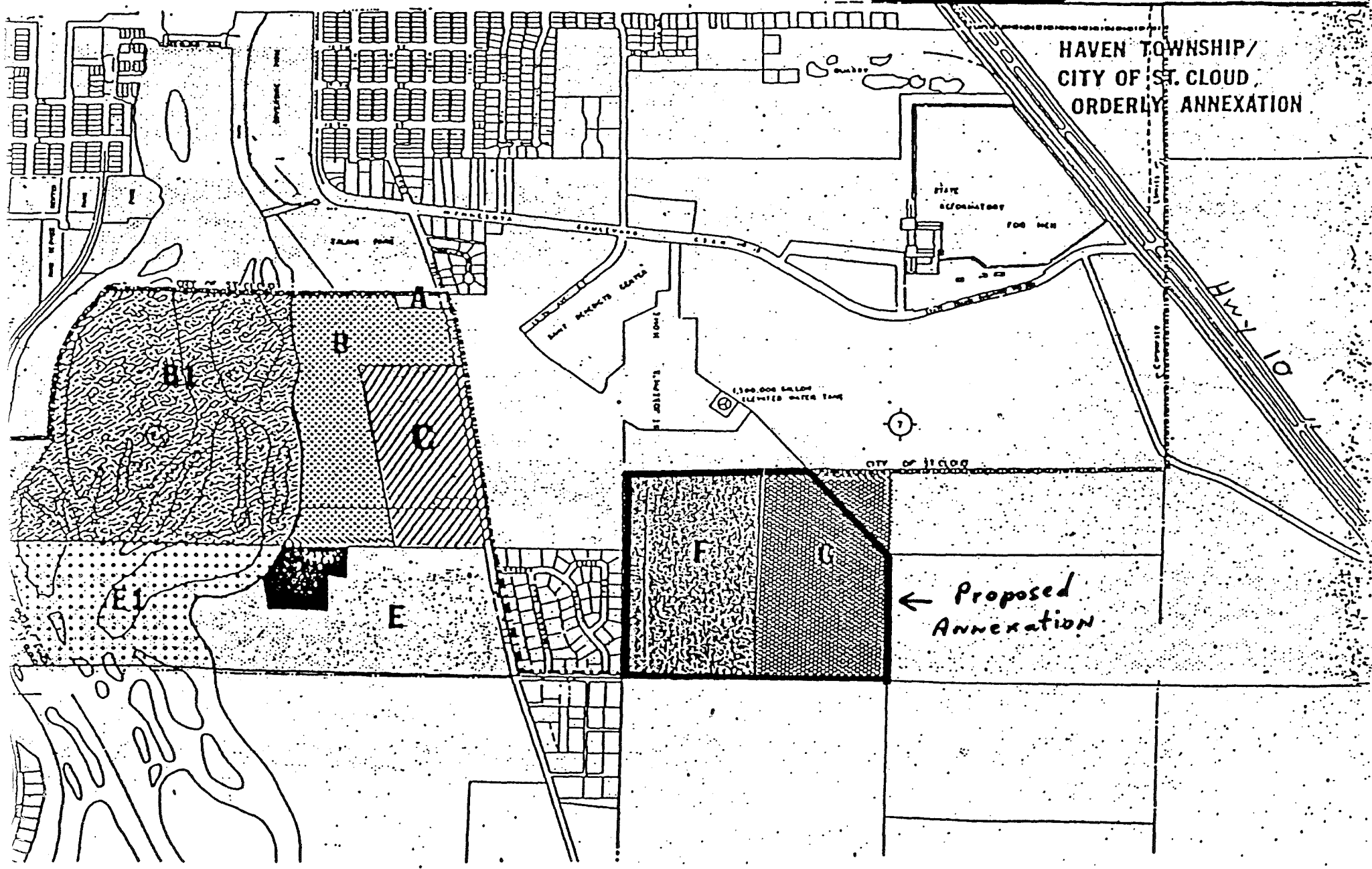
The Southeast Quarter of the Southwest Quarter;

all in Section 7, Township 35, Range 30, Sherburne County, Minnesota.

↑  
North

REC'D. BY MAY 09 1994  
MMB

EXHIBIT  
B



REC'D BY MAY 09 1994

# EXHIBIT

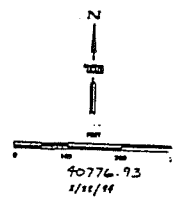
## C

### PROPOSED PLAT STERLING HEIGHTS

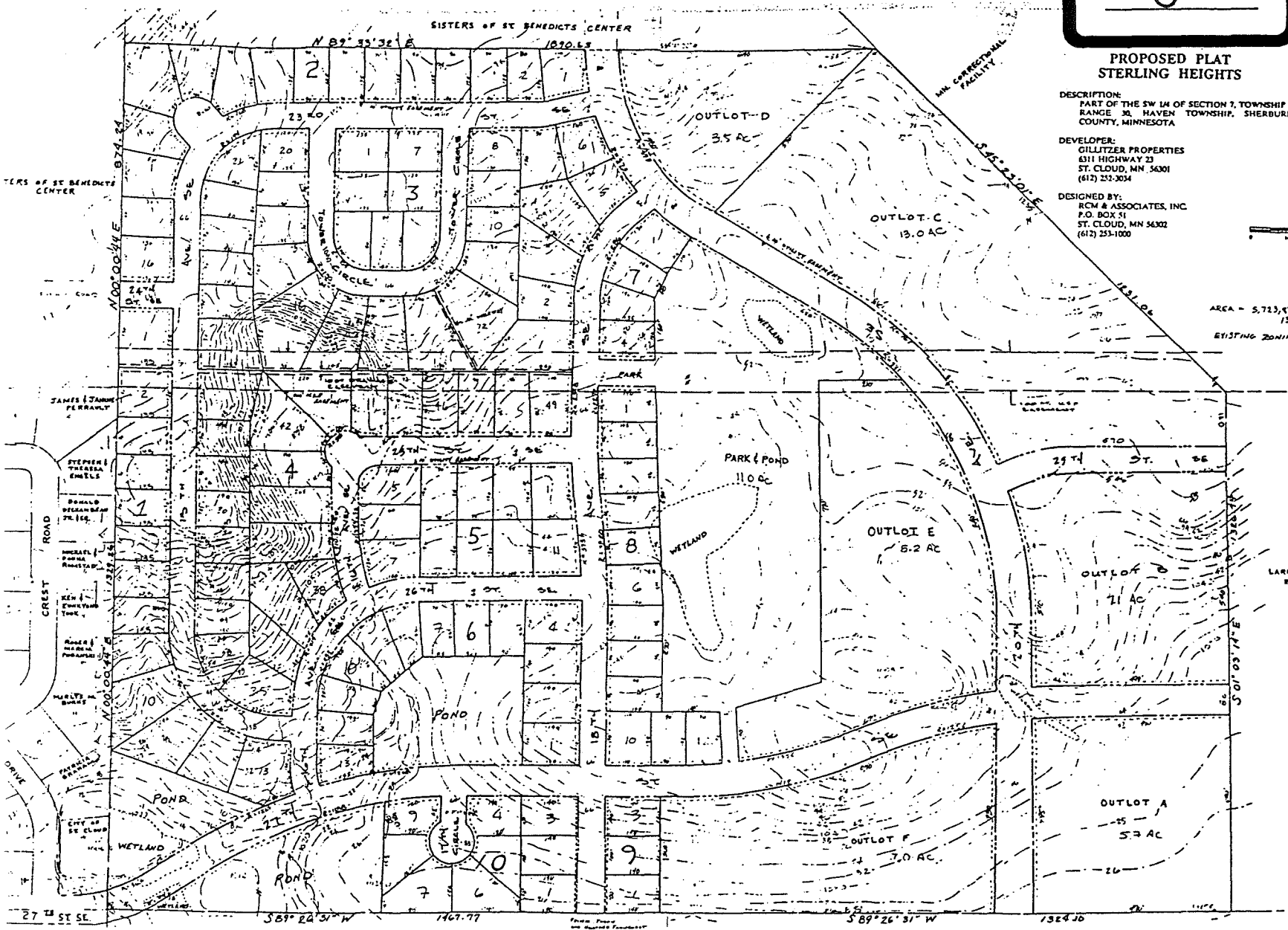
DESCRIPTION:  
PART OF THE SW 1/4 OF SECTION 7, TOWNSHIP 35,  
RANGE 38, HAVEN TOWNSHIP, SHERBURNE  
COUNTY, MINNESOTA

DEVELOPER:  
GILTZER PROPERTIES  
811 HIGHWAY 23  
ST. CLOUD, MN 56301  
(612) 253-3034

DESIGNED BY:  
RCM & ASSOCIATES, INC.  
P.O. BOX 51  
ST. CLOUD, MN 56302  
(612) 253-1000



AREA - 5,723,415 SQ. FT.  
131 ACRES  
EXISTING ZONING: AGRICULTURE



**FIRST AMENDMENT TO THE JOINT  
RESOLUTION FOR ORDERLY ANNEXATION  
BETWEEN THE TOWN OF HAVEN AND  
THE CITY OF ST. CLOUD**

**WHEREAS**, the City of St. Cloud ("City") and the Town of Haven ("Town") are parties to a Joint Resolution as to Orderly Annexation dated on or about August 21, 1989 which affects an area of the Town described in said resolution; and

**WHEREAS**, the intersection of 15th Avenue Southeast and Trunk Highway 10 is currently being realigned to eliminate a long standing safety concern. Additional right-of-way needed to accomplish this project is being acquired by the City. The additional right-of-way is located in the Township. After the reconstruction/realignment of the intersection the former right-of-way will be vacated to the adjacent property owner. As a City improvement project annexation of the property needed to accomplish the realignment/reconstruction is appropriate and reasonable; and

**WHEREAS**, the Town and the City wish to amend the 1989 Orderly Annexation Resolution and Agreement to reflect changed circumstances occurring since the time of the original Resolution.

**NOW, THEREFORE, BE IT RESOLVED BY THE TOWN OF HAVEN AND THE CITY OF ST. CLOUD:**

That the Joint Resolution for Orderly Annexation dated August 21, 1989 is amended as follows:

1. Description of Area to be Annexed: That paragraph "1." of the 1989 agreement is amended by adding a new subparagraph B which shall read as follows:

B. That area set for on the attached map as Exhibit 3, legally described on the attached Exhibit 4.

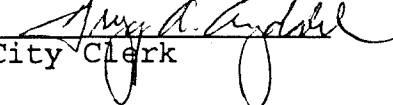
2. Conditions for Annexation: That paragraph "4." of the 1989 agreement is amended to read as follows:

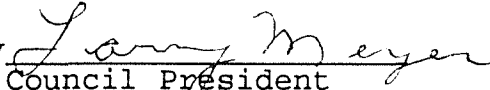
4. Conditions for Annexation. The City and the Town mutually state that this resolution sets forth all of the conditions for annexation of the areas designated herein for orderly annexation and that no consideration by the Board is necessary, the Board may review and comment, but shall, within thirty (30) days, order annexation of the area described in subparagraphs A and B above with the annexations of subparagraph A being subject to the provisions of paragraphs 5 and 6 herein.

This resolution adopted by the City Council this 21st day of September, 1992.

Attested:

City of St. Cloud, Minnesota

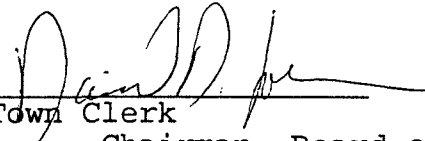
By   
City Clerk

By   
Council President

This resolution adopted by the Town Board of Supervisors  
this 29<sup>th</sup> day of Sept., 1992.

Attested:

Town of Haven, Minnesota

By   
Town Clerk  
Chairman, Board of Supervisors

By 

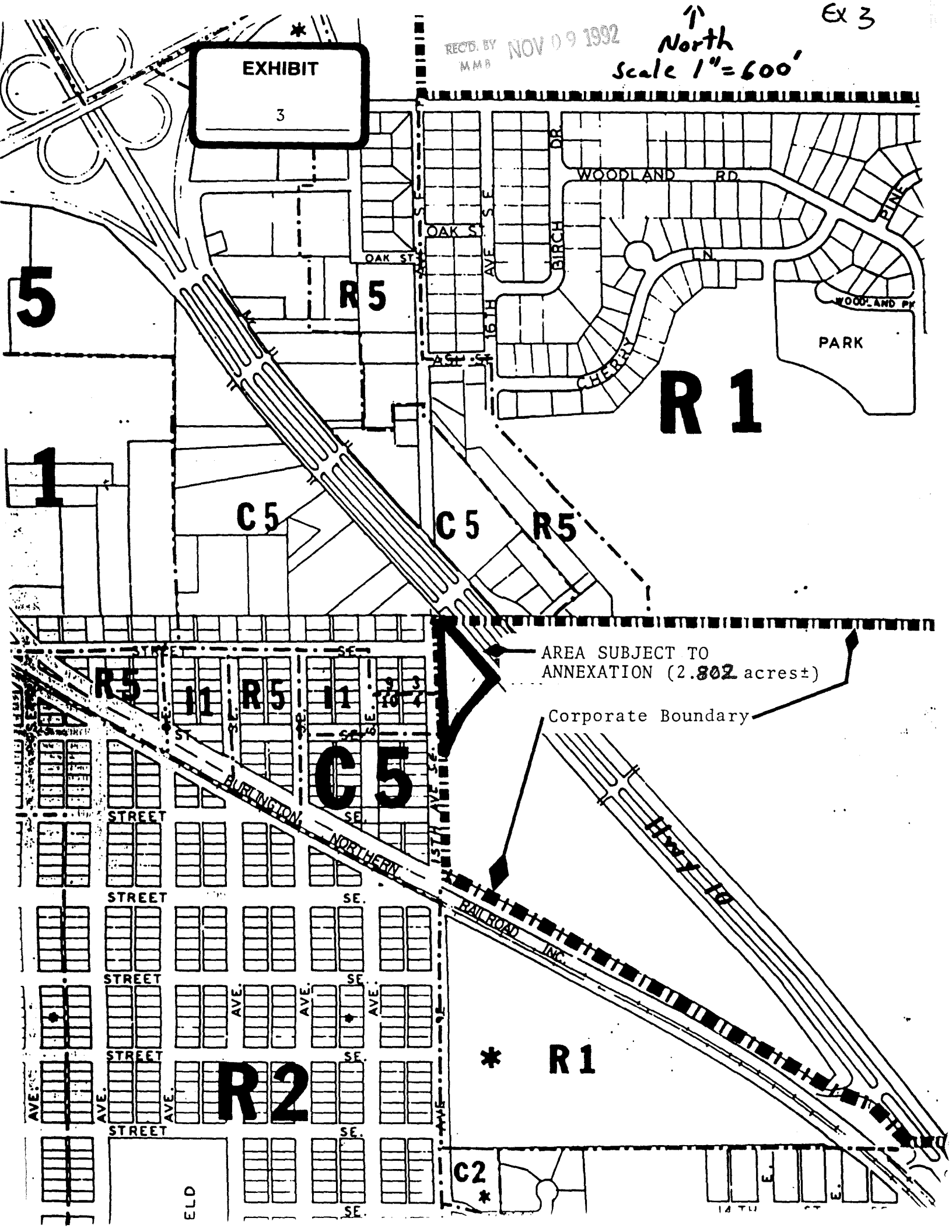
This Agreement Drafted By:  
St. Cloud City Attorney's Office  
City Hall  
400 2nd Street South  
St. Cloud, MN 56301  
612-255-7204



REC'D. BY NOV 09 1992  
M.M.B.

North  
Scale 1" = 600'

EXHIBIT  
3



5

1

R5

R1

C5

C5

R5

AREA SUBJECT TO  
ANNEXATION (2.802 acres±)

Corporate Boundary

R5

11

R5

11

C5

STREET

STREET

STREET

STREET

STREET

R2

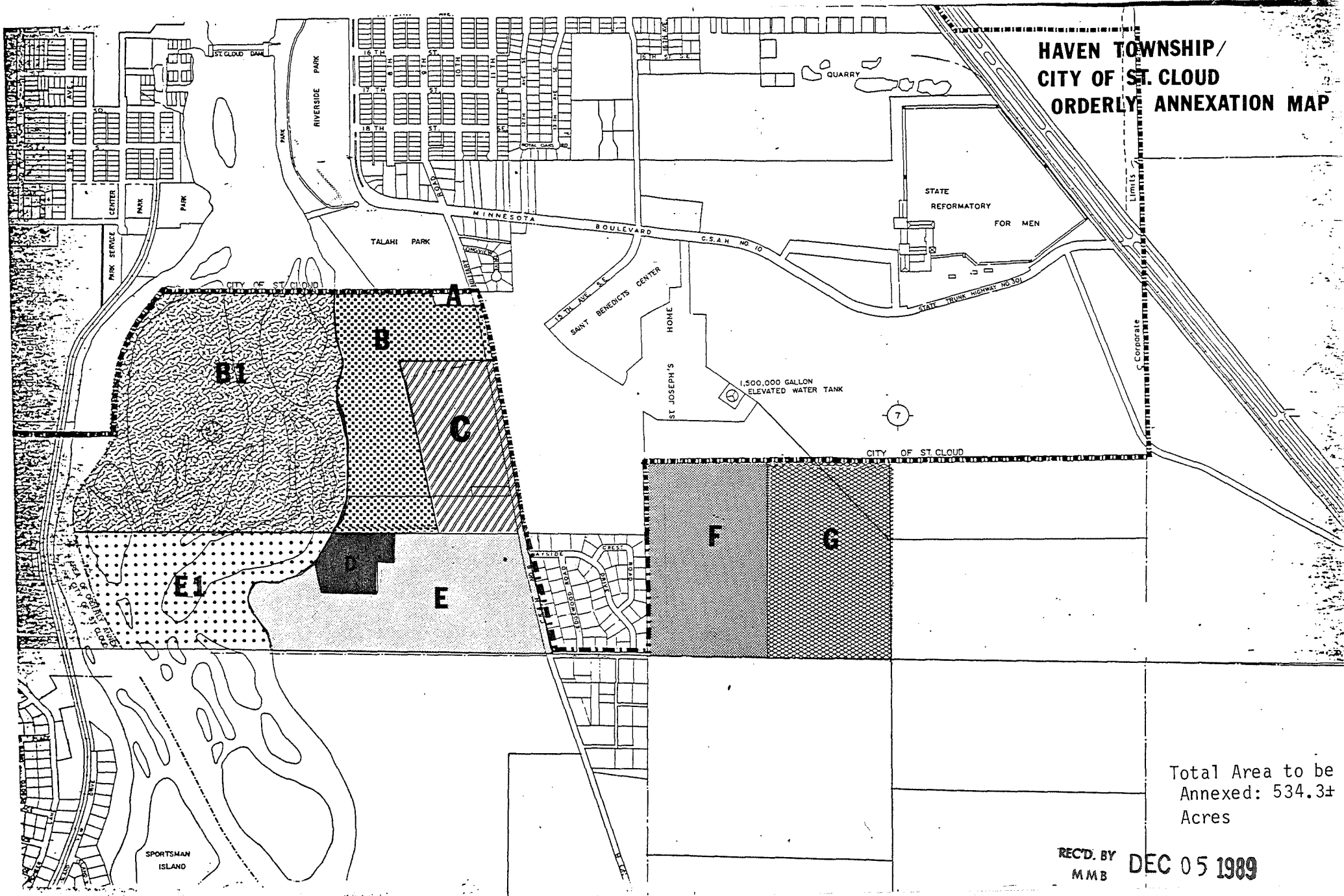
\* R1

C2

ELD

14 TH ST

**HAVEN TOWNSHIP/  
CITY OF ST. CLOUD  
ORDERLY ANNEXATION MAP**



Total Area to be  
Annexed: 534.3±  
Acres

REC'D. BY  
MMB  
DEC 05 1989

EXHIBIT 2

REC'D. BY  
MMB DEC 05 1989

TRACT "A"

That part of Government Lot Two (2) of Section Twelve (12), Township Thirty-five (35) North, Range Thirty-one (31) West, Sherburne County, Minnesota, described as follows:

Beginning at a point where the easterly right-of-way line of County State Aid Highway No. 8 (formerly Military Road) intersects the north line of said Government Lot Two (2); thence southerly, along said easterly right-of-way line, 125 feet; thence westerly, and parallel with the north line of said Government Lot Two (2), 433 feet; thence northerly, and parallel with the centerline of said highway, 125 feet, to the north line of said Government Lot Two (2); thence easterly along said north line of Government Lot Two (2) to the point of beginning and there terminating. Containing 1.2 acres more or less.

TRACT "B"

That part of Government Lots Two (2) and Three (3) of Section Twelve (12), Township Thirty-five (35) North, Range Thirty-one (31) West, Sherburne County, Minnesota, described as follows:

Commencing at a point where the easterly right-of-way line of County State Aid Highway No. 8 (formerly Military Road) intersects the north line of said Government Lot Two (2); thence southerly, along said easterly right-of-way line, 125 feet, to the point of beginning of the tract to be described; thence continuing southerly, along the easterly right-of-way line of said highway, 675 feet; thence westerly, and parallel with the north line of said Government Lot Two (2), 983 feet; thence southerly, and parallel with the centerline of said highway, to the south line of Government Lot Three (3); thence westerly, along the south line of said Government Lot Three (3), to the shoreline of the Mississippi River; thence northerly along said shoreline to its intersection with the north line of Government Lot Two (2); thence easterly, along the north line of said Government Lot Two (2), to a point that is 400 feet westerly of the centerline of said highway; thence southerly, and parallel with the centerline of said highway, 125 feet; thence easterly, and parallel with the north line of said Government Lot Two (2), to the point of beginning and there terminating. Containing 61 acres, more or less.

TRACT "B1"

That part of Section Twelve (12), Township Thirty-five (35) North, Range Thirty-one (31) West, Sherburne County, Minnesota, and that part of the Mississippi River described as follows:

Beginning at a point where the shoreline of the Mississippi River intersects the north line of Government Lot Two (2) of said Section Twelve (12); thence southerly along said shoreline to its intersection with the south line of Government Lot Three (3) of said Section Twelve (12); thence westerly along a westerly extension of the south line of said Government Lot Three (3) to the thread of stream of the Mississippi River; thence northerly along said thread of stream to its intersection with the north line of said Government Lot Two (2) extended westerly; thence easterly along said westerly extension of the north line of Government Lot Two (2) to the point of beginning and there terminating. Containing 155 acres, more or less.

TRACT "C"

That part of Government Lots Two (2) and Three (3) of Section Twelve (12), Township Thirty-five (35) North, Range Thirty-one (31) West, Sherburne County, Minnesota, described as follows:

Commencing at a point where the easterly right-of-way line of County State Aid Highway No. 8 (formerly Military Road) intersects the north line of said Government Lot Two (2); thence southerly, along said easterly right-of-way line, 800 feet, to the point of beginning of the tract to be described; thence westerly, and parallel with the north line of said Government Lot Two (2), 983 feet; thence southerly, and parallel with the centerline of said highway, to the south line of said Government Lot Three (3); thence easterly, along the south line of said Government Lot Three (3), to the easterly right-of-way line of said highway; thence northerly along the easterly right-of-way line of said highway to the point of beginning and there terminating. Containing 38 acres, more or less.

TRACT "D"

That part of Government Lot Four (4), Section Twelve (12), Township Thirty-five (35) North, Range Thirty-one (31) West, Sherburne County, Minnesota, described as follows:

Beginning at a point where the north line of said Government Lot Four (4) intersects the easterly shoreline of the Mississippi River; thence east, along the north line of said Government Lot Four (4), 487.10 feet, more or less, to a point, said point being 1,320 feet west of the centerline of County State Aid Highway No. 8 (formerly Military Road); thence at right angles south 300 feet; thence at right angles west, and parallel with the north line of said Government Lot Four (4), 159.70 feet; thence at right angles south 331 feet; thence at right angles west, and parallel with the north line of said Government Lot Four (4), 600 feet; thence deflect 82 degrees to the right and in a northwesterly direction 332.20 feet, more or less, to the shoreline of the Mississippi River; thence northeasterly along said shoreline 440 feet, more or less, to the point of beginning and there terminating. Containing 9.10 acres, more or less.

TRACT "E"

That part of Government Lot Four (4), Section Twelve (12), Township Thirty-five (35) North, Range Thirty-one (31) West, Sherburne County, Minnesota, described as follows:

Beginning at a point where the easterly right-of-way line of County State Aid Highway No. 8 (formerly Military Road) intersects the north line of said Government Lot Four (4); thence west, along the north line of said Government Lot Four (4), to a point, said point being 1,320 feet west of the centerline of said highway; thence at right angles south 300 feet; thence at right angles west, and parallel with the north line of said Government Lot Four (4), 159.70 feet; thence at right angles south 331 feet; thence at right angles west, and parallel with the north line of said Government Lot Four (4), 600 feet; thence deflect 82 degrees to the right and in a northwesterly direction 332.20 feet, more or less, to the shoreline of the Mississippi River; thence westerly and southerly along said shoreline to its intersection with the south line of said Government Lot Four (4); thence east along the south line of said Government Lot Four (4) to the southeast corner thereof; thence continuing east along an easterly extension of the south line of said Government Lot Four (4) to the easterly right-of-way line of said highway; thence northerly along the easterly right-of-way line of said highway to the point of beginning and there terminating. Containing 75 acres, more or less.