

OA-965-1 Wells
City Signed Resolution 8-25-03
Town Signed Resolution 9-12-03

DEPARTMENT OF ADMINISTRATION
STATE OF MINNESOTA
BEFORE THE ACTING DIRECTOR OF
STRATEGIC AND LONG RANGE PLANNING

IN THE MATTER OF THE ORDERLY ANNEXATION)
AGREEMENT BETWEEN THE CITY OF WELLS AND)
THE TOWN OF CLARK PURSUANT TO MINNESOTA) ORDER
STATUTES 414)

WHEREAS, following extended mediation, a joint resolution for orderly annexation was adopted by the City of Wells and the Town of Clark representing among other things, a resolution of contested issues contained in Municipal Boundary Adjustment (hereinafter "MBA") Docket A-6798; and

WHEREAS, said joint resolution requests that certain property previously the subject of MBA Docket A-6798, with the exception of approximately 50 acres, be designated for orderly annexation and immediately annexed to the City of Wells pursuant to M.S. 414.0325, Subd. 1; and

WHEREAS, M.S. 414.0325 states that in certain circumstances the Director of Strategic and Long Range Planning may review and comment, but shall within 30 days order the annexation of land pursuant to said subdivisions; and

WHEREAS, on September 25, 2003, the Acting Director has reviewed and accepted the resolution for orderly annexation;

IT IS HEREBY ORDERED: That the property described is hereby annexed in accordance with the terms of the joint resolution to the City of Wells, Minnesota, the same

as if it had originally been made a part thereof:

Area 1A

The East 621.00 feet of the West Half of Section 8, Township 103 North, Range 24 West in Faribault County, Minnesota excepting Westside Subdivision to the City of Wells, Faribault County, Minnesota according to the plat on file and of record in the office of the Faribault County Recorder.

Together with the East 1651.00 feet of the North Half of the North Half of the Northwest Quarter of Section 8, Township 103 North, Range 24 West in Faribault County, Minnesota, except the East 621.00 feet thereof.

Together with the South Half of the Southeast Quarter of Section 8, Township 103 North, Range 24 West in Faribault County, Minnesota.

Together with all that part of the Northwest Quarter of the Southeast Quarter of Section 8, Township 103 North, Range 24 West in Faribault County, Minnesota lying south of Moja Subdivision to the City of Wells according to the plat on file and of record in the office of the Faribault County Recorder. Excepting therefrom that part of Sixth Avenue SW lying south of Moja Subdivision.

Together with the East 1651.00 feet of the South Half of the South Half of the Southwest Quarter of Section 5, Township 103 North, Range 24 West in Faribault County, Minnesota.

Together with all that part of the South Half of the Southwest Quarter of the Southeast Quarter of Section 5, Township 103 North, Range 24 West in Faribault County, Minnesota, lying west of Park Place Addition to the City of Wells according to the plat on file and of record in the office of the Faribault County Recorder.

Together with the West 464.50 feet of the Southwest Quarter of the Southwest Quarter of Section 9, Township 103 North, Range 24 West in Faribault County, Minnesota.

Together with the North 165.00 feet of the East 458.00 feet of the Northeast Quarter of the Northeast Quarter of Section 17, Township 103 North, Range 24 West in Faribault County, Minnesota.

Annexation Area 1A contains 232.8 acres, more or less.

Area 1B

A tract of land in the Southeast Quarter of Section 5, Township 103 North, Range 24 West in Faribault County, Minnesota and in Garden Addition, described as follows:

Beginning at the Northeast corner of the Southeast Quarter of Section 5, Township 103 North, Range 24 West in Faribault County, Minnesota; thence North 89 degrees 09 minutes 00 seconds West (assumed bearing) along the North line of the Southeast

Quarter a distance of 748.50 feet; thence South 0 degrees 00 minutes 00 seconds West parallel with the East line of the Southeast Quarter a distance of 1451.98 feet to the centerline of vacated Cleveland Street, according to the Plat of Garden Addition, on file and of record in the office of the Faribault County Recorder; thence North 89 degrees 09 minutes 00 seconds West along the centerline of vacated Cleveland Street and westerly extension thereof a distance of 654.67 feet to the southerly railroad right-of-way line of the I & M Rail Link; thence South 47 degrees 12 minutes 00 seconds East along said southerly railroad right-of-way line a distance of 185.85 feet to a circular curve, concave northeasterly and having a radius of 2048.69 feet; thence southeasterly along said southerly railroad right-of-way line and circular curve through a central angle of 9 degrees 01 minutes 00 seconds an arc length of 322.40 feet to end of curve; thence South 56 degrees 13 minutes 00 seconds East along said southerly railroad right-of-way line a distance of 1219.85 feet to the East line of the Southeast Quarter of Section 5; thence North 0 degrees 00 minutes 00 seconds East along the East line of the Southeast Quarter a distance of 2435.32 feet, more or less, to the point of beginning.

Together with that part of the Southeast Quarter of Section 5, Township 103 North, Range 24 West in Faribault County, Minnesota bounded as follows:

On the South, by the westerly extension of the centerline of vacated Cleveland Street according to the plat of Garden Addition, on file and of record in the office of the Faribault County Recorder;

On the Southwest, by the southerly railroad right-of-way line of the I & M Rail Link, said right-of-way line also being the northerly line of Park Place Addition to Wells, according to the plat on file and of record in the office of the Faribault County Recorder;

On the West, by the northerly extension of the west line of Lot 2 of Block Thirteen of said Park Place Addition;

And on the Northeast by the northeasterly right-of-way line of Minnesota Trunk Highway No. 22.

Together with the South 330 feet of the East 748.50 feet of the Southeast Quarter of the Northeast Quarter of Section 5, Township 103 North, Range 24 West in Faribault County, Minnesota.

Together with all that part of the right-of-way of Minnesota Trunk Highway No. 22 in the Southeast Quarter of Section 5, Township 103 North, Range 24 West in Faribault County, Minnesota lying westerly of the East 748.50 feet of the Southeast Quarter.

Annexation Area 1B contains 54 acres, more or less.

Area 1C

That part of the Southeast Quarter of Section 9, Township 103 North, Range 24 West in Faribault

County, Minnesota bounded as follows:

On the North by the south line of the Industrial Park Subdivision in the City of Wells, Minnesota according to the plat on file and of record in the office of the Faribault County Recorder;

On the East by a line lying parallel with and 2007.02 feet East (measured at right angles) of the West line of the Southeast Quarter of Section 9, Township 103 North, Range 24 West in Faribault County, Minnesota;

On the South by a line lying parallel with and 925 feet South (measured at right angles) of the south line of the Industrial Park Subdivision;

And on the West by the West line of the Southeast Quarter of Section 9.

Annexation Area 1C contains 42.6 acres, more or less.

Area 3

That part of the Southwest Quarter of Section 9, Township 103 North, Range 24 West in Faribault County, Minnesota bounded as follows:

On the North by the south line of the First Extension of Hansen's First and Second Country Club Additions and the south line of Viking Subdivision all in the City of Wells, according to the plats on file and of record in the office of the Faribault County Recorder;

On the East by the East line of the Southwest Quarter of Section 9, Township 103 North, Range 24 West in Faribault County, Minnesota;

On the South by a line lying parallel with and 380.00 feet South (measured at right angles) of the south line of said First Extension of Hansen's First and Second Country Club Additions and the south line of said Viking Subdivision;

And on the West by the East line of the West 464.50 feet of the Southwest Quarter of Section 9.

Annexation Area 3 contains 18.7 acres, more or less.

Area 4

The South Half of the Northwest Quarter of Section 4, Township 103 North, Range 24 West in Faribault County, Minnesota.

Together with the South 66.00 feet of the Northeast Quarter of the Northwest Quarter of Section 4,

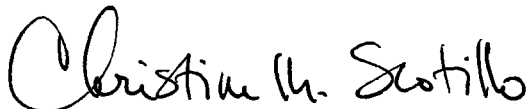
Township 103 North, Range 24 West in Faribault County, Minnesota.

Annexation Area 4 contains 82 acres, more or less.

IT IS FURTHER ORDERED: That the tax rate of the City on the areas annexed shall be increased in substantially equal proportions over not more than six (6) years to equality with the tax rate on the property already within the City. The appropriate period may be shortened based on the time reasonably required to effectively provide municipal services to the annexed areas.

Dated this 25th day of September, 2003.

For the Acting Director
658 Cedar Street - Room 300
St. Paul, Minnesota 55155


Christine M. Scotillo
Executive Director
Municipal Boundary Adjustments