

**ORDINANCE NO. 474
2ND SERIES**

**AN ORDINANCE ANNEXING TOWNHOME PROPERTY LOCATED ALONG THE SOUTH
SIDE OF CSAH 44 (VOYAGER TOWNHOMES, NORTHBROOK ESTATES, THIRD
ADDITION TO VOYAGER TOWNHOMES), TO THE CORPORATE LIMITS OF THE CITY
OF ALEXANDRIA**

WHEREAS, pursuant to Minnesota Statutes Section 414.033, Subdivision 3, the lands described are 60 percent or more bordered by the City of Alexandria and less than 40 acres in area, and

WHEREAS, the property abuts upon the northerly boundary of the Alexandria City Limits along the northerly, easterly, westerly and southerly boundaries of the subject property, and

WHEREAS, the property is not presently part of any incorporated city, and

WHEREAS, the property consists of platted land in Alexandria Township, Douglas County, containing approximately 15.59 acres in 48 parcels owned by 74 property owners, and

WHEREAS, the Alexandria City Council finds that the property is suburban in character by development and usage and is not currently served by municipal water services, and

WHEREAS, the City of Alexandria and Alexandria Township have agreed that the property is appropriate for annexation to the City, and

WHEREAS, Alexandria Township has, by unanimous action taken on August 6, 2001, expressed its support for this annexation,

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF ALEXANDRIA HEREBY ORDAINS:

SECTION I: That the Corporate Limits of the City of Alexandria are hereby extended to include land as described and the same is hereby annexed and included within the City.

SECTION II: That the territory to be annexed is described as:

Lots 1 through 17, Block One, "Voyager Townhomes"

and

Lots 1 through 20, Block One, "Northbrook Estates"

and

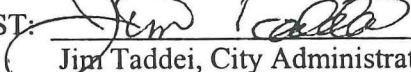
Lots 1 through 11, Block One, "Third Addition to Voyager Townhomes"


SECTION III: That the City Clerk is directed to file copies of this ordinance with State of Minnesota, the Douglas County Auditor and the Alexandria Township Board of Supervisors.

SECTION IV: This Ordinance shall be in full force and effect from and after its passage, publication and approval by the State of Minnesota.

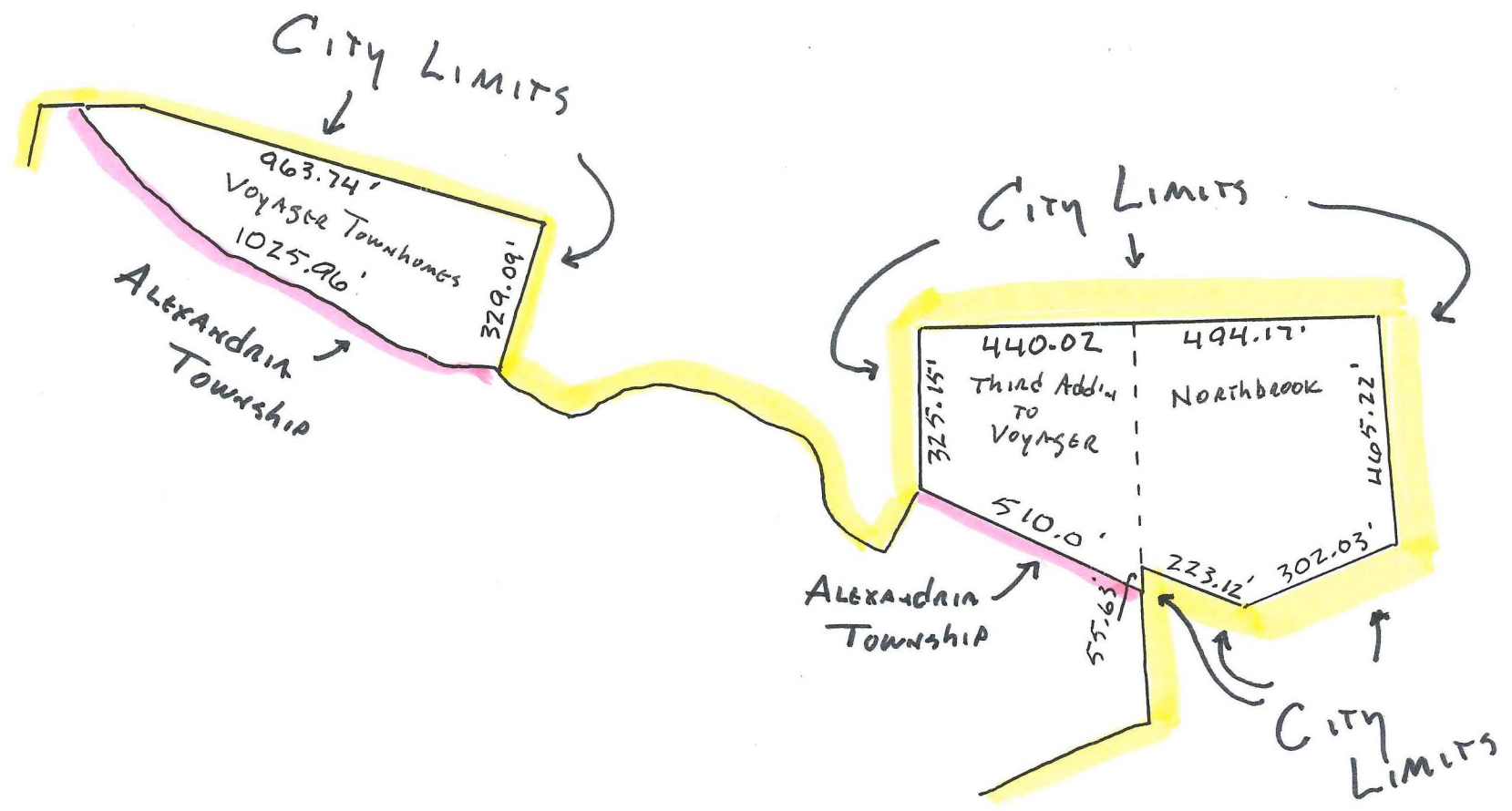
ADOPTED by the City Council of the City of Alexandria, Minnesota, this 27th day of August, 2001, by the following vote:

YES: KALPIN, RADIL, BENSON
NO: NONE
ABSENT: WEISEL, FRANK

ATTEST: 
Jim Taddei, City Administrator


H. Dan Ness, Mayor

LINEAL FEET OF CITY LIMITS = 3598.17
 " " " ALGX. TWP. = 1535.96
5,134.13

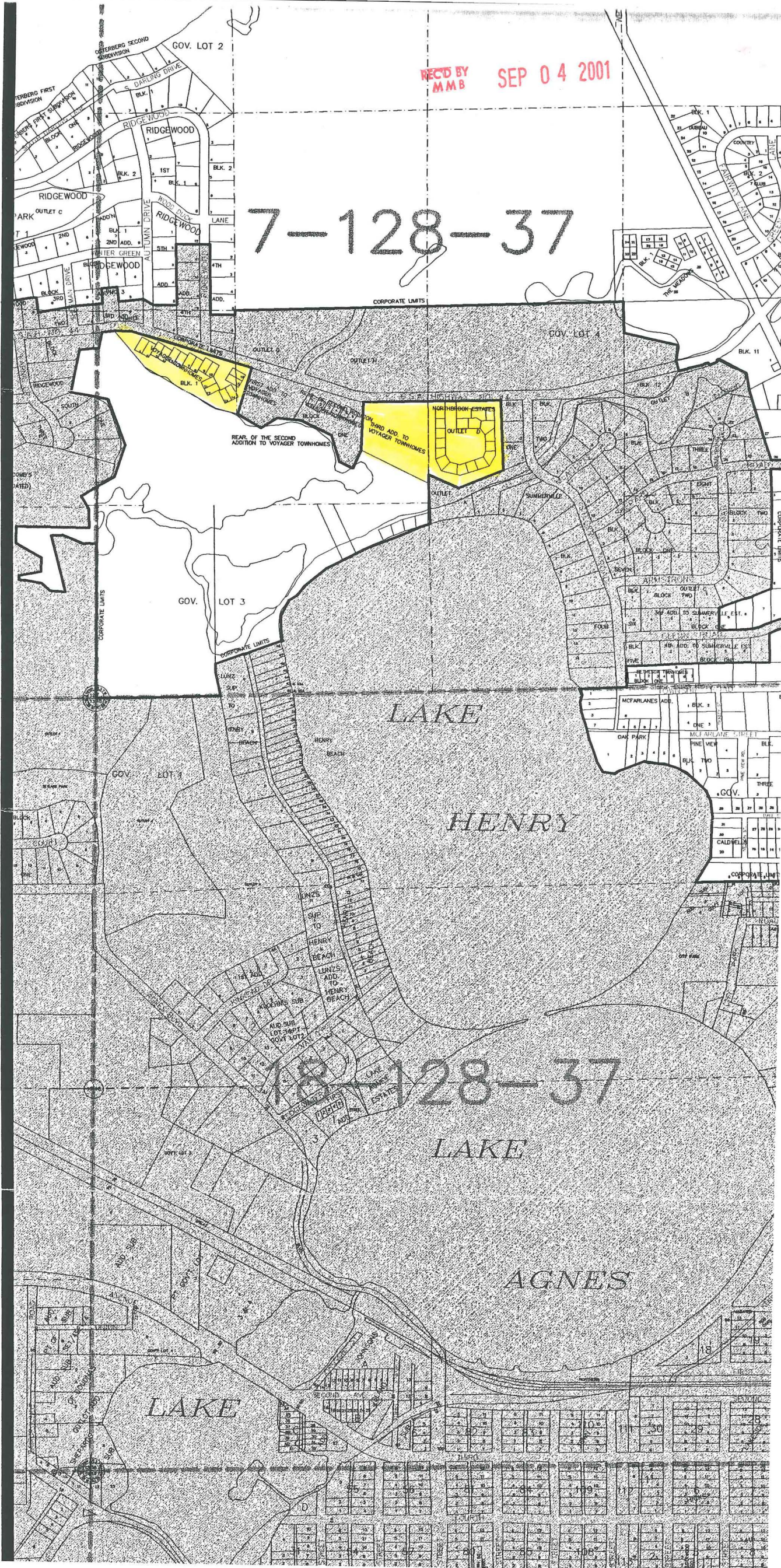


RECORDED BY
 MMB
 SEP 04 2001

REC'D BY MMB SEP 04 2001

7-128-37

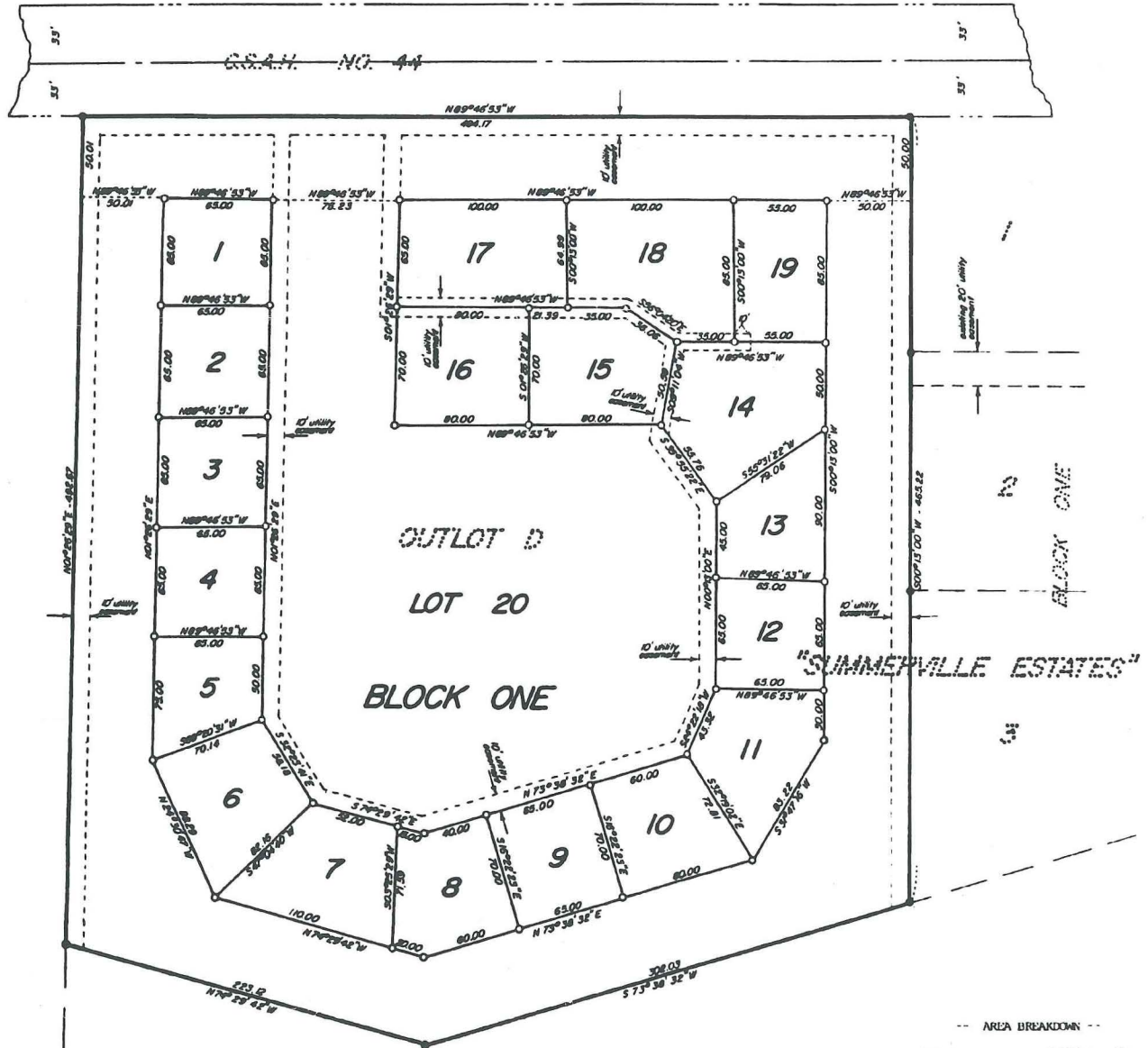
7-128-37



NORTHBROOK ESTATES

DOUGLAS COUNTY, MINNESOTA

REC'D BY
MAB
SEP 04 2001



KNOW ALL MEN BY THESE PRESENTS

That Timothy P. Cullen and Kathie E. Cullen, husband and wife, and T.A.P. Investments, a Minnesota Partnership, owners and proprietors of the following described property situated in the County of Douglas, State of Minnesota, to wit:

Outlot D, SUMMERVILLE ESTATES, according to the recorded plat thereof. Containing 5.9 acres more or less.

Have caused same to be surveyed and platted into Block One, Lots 1 thru 20 inclusive, and to now and hereafter be known as NORTHBROOK ESTATES and do hereby designate Lot 20, Block One, of said plat to members of the Northbrook Estates Homeowners Association for recreation and other related activities. Said Lot 20, Block One is dedicated to the common use and enjoyment of said members of said association, as more fully provided in the declaration of covenants, conditions, restrictions and easements applicable to NORTHBROOK ESTATES, dated this 20 day of July, 1993, as recorded with and made a part of this plat.

In testimony whereof we have hereunto set our hands this 20th day of July, 1993.

Timothy P. Cullen
Timothy P. Cullen
Kathie E. Cullen
Kathie E. Cullen

STATE OF MINNESOTA
COUNTY OF DOUGLAS

The foregoing was acknowledged before me this 20 day of July, 1993 by Timothy P. Cullen and Kathie E. Cullen, husband and wife.

Debra Chernak
Notary Public, Douglas County, MN
My Commission Expires 10-22-93

In witness thereof Phillip L. Ellingson, a partner, and Thomas J. Hills, a partner, have hereunto set our hands this 20 day of July, 1993.

Phillip L. Ellingson
Phillip L. Ellingson
Thomas J. Hills
Thomas J. Hills

STATE OF MINNESOTA
COUNTY OF DOUGLAS

On this 20 day of July, 1993 before me a notary public in and for said county and state, personally appeared Phillip L. Ellingson, a partner, and Thomas J. Hills, a partner, to me personally known to be the same persons described in and who executed the foregoing instrument and acknowledged that they executed same as their free act and deed.

Debra Chernak
Notary Public, Douglas County, MN
My Commission Expires 10-22-93

I hereby certify that I have surveyed and platted the property on this plat as NORTHBROOK ESTATES, that this plat is a correct representation of the survey, that all distances are correctly shown on the plat in feet and hundredths of a foot, that all monuments have been correctly designated on the plat and that there are no wet lands or public highways to be designated other than as shown.

Curtis J. Strockel
Curtis J. Strockel
MN Registered Land Surveyor
Registration No. 13077

STATE OF MINNESOTA
COUNTY OF DOUGLAS

The foregoing surveyor's Certification was acknowledged before me this 20 day of July, 1993 by Curtis J. Strockel, Mn. Reg. Number 13077.

Debra Chernak
Notary Public, Douglas County, MN
My Commission Expires 10-22-93

I hereby certify that proper evidence of TITLE has been presented to and examined by me and I hereby approve this plat as to form and execution, this 20th day of July, 1993.

Debra Chernak
Attorney for Douglas County

Approved by the Board of County Commissioners for Douglas County, Minnesota, this 20th day of July, 1993.

Debra Chernak
Douglas County Auditor

I hereby certify that the within plat was filed at the office of the County Recorder, Douglas County, Minnesota for record this 2nd day of August, 1993, at 11 O'clock A.M.

Debra Chernak
County Recorder, Douglas County, MN.

No delinquent taxes and transfer entered this 20th day of August, 1993.

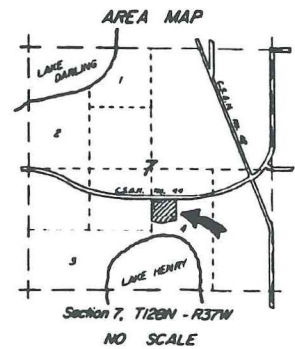
Debra Chernak
Douglas County Auditor

Taxes for the current year are paid in full this 3rd day of August, 1993.

Debra Chernak
Douglas County Auditor

This plat has been examined by me and I hereby recommend approval this 20th day of July, 1993.

Debra Chernak
Douglas County Auditor



AREA BREAKDOWN

Lot 1	4,224 sq. ft.
Lot 2	4,224 sq. ft.
Lot 3	4,224 sq. ft.
Lot 4	4,224 sq. ft.
Lot 5	4,062 sq. ft.
Lot 6	5,439 sq. ft.
Lot 7	5,670 sq. ft.
Lot 8	4,725 sq. ft.
Lot 9	4,550 sq. ft.
Lot 10	4,900 sq. ft.
Lot 11	5,250 sq. ft.
Lot 12	4,225 sq. ft.
Lot 13	4,387 sq. ft.
Lot 14	6,899 sq. ft.
Lot 15	5,600 sq. ft.
Lot 16	5,599 sq. ft.
Lot 17	6,543 sq. ft.
Lot 18	7,500 sq. ft.
Lot 19	4,675 sq. ft.
Lot 20	159,969 sq. ft.
total	256,889 sq. ft.

- SYMBOLS -
- - Iron survey monument found
 - - 1/2" pipe set, marked with plastic cap numbered RLS 13077
 - = Outside boundary line



THIRD ADDITION TO VOYAGER TOWNHOMES

REC'D BY M.A.B. SEP 04 2001

INSTRUMENT OF DEDICATION

Paul J. Klimek and Patricia J. Klimek, husband and wife, are the owners of that part of the Northeast Quarter of the Southwest Quarter (NE 1/4 SW 1/4) of Section 7, Township 128 North, Range 37 West, Douglas County, Minnesota, described as follows:

Beginning at the northeasterly most corner of the "SECOND ADDITION TO VOYAGER TOWNHOMES", according to the recorded plat thereof;

thence South 02 degrees 27 minutes 05 seconds West, record bearing, along the east line of said Addition, 325.15 feet;

thence South 65 degrees 08 minutes 44 seconds East 510.00 feet to the east line of afore said Northeast Quarter of the Southwest Quarter (NE 1/4 SW 1/4);

thence North 00 degrees 58 minutes 13 seconds West, along said east line, 548.20 feet to the south line of County State Aid Highway No. 44;

thence South 87 degrees 49 minutes 20 seconds West, along said south line, 342.82 feet;

thence westerly, along said south line and along a tangential curve, concave to the north, radius 603.92 feet, central angle 09 degrees 13 minutes 17 seconds, 97.20 feet to the point of beginning, containing 4.49 acres more or less.

Have caused the afore described tract to be surveyed and platted as "THIRD ADDITION TO VOYAGER TOWNHOMES", do hereby designate Lot 11, Block One, as a Common Lot, for the common use and enjoyment by the lot owners of "THIRD ADDITION TO VOYAGER TOWNHOMES", as more fully provided in the Declaration of Covenants, Conditions and Restrictions applicable to "THIRD ADDITION TO VOYAGER TOWNHOMES". Said common use to be inclusive of, but not limited to, access, drainage, sewer and watermain systems installation and maintenance and public utility installation and maintenance. Do hereby also dedicate the Sanitary Sewer and Utility Easement, as shown hereon, for public sanitary sewer line installation and maintenance and public utility installation and maintenance.

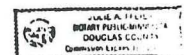
In witness whereof said Paul J. Klimek and Patricia J. Klimek have hereunto set our hands this 20th day of May, 1994.

Paul J. Klimek
Paul J. Klimek

Patricia J. Klimek
Patricia J. Klimek

STATE OF MINNESOTA) SS
COUNTY OF DOUGLAS)

The foregoing Instrument of Dedication was acknowledged before me this 20th day of May, 1994, by Paul J. Klimek and Patricia J. Klimek, husband and wife.



Julie A. Meier
Notary Public, Douglas County, Minnesota

SURVEYOR'S CERTIFICATE

I hereby certify that I have surveyed and platted the property described on this plat as "THIRD ADDITION TO VOYAGER TOWNHOMES", that this plat is a correct representation of the survey, that all distances are correctly shown on the plat in feet and hundredths of a foot, that all monuments have been correctly placed in the ground as shown, that the outside boundary line is correctly designated on the plat and that there are no wet lands or public highways to be designated other than as shown.

Michael H. Nyberg
Michael H. Nyberg, Land Surveyor
Minnesota Registration No. 13145

STATE OF MINNESOTA) SS
COUNTY OF DOUGLAS)

The foregoing Surveyor's Certificate was acknowledged before me this 17th day of May, 1994, by Michael H. Nyberg, Registration No. 13145.



Joni M. Wunderlich
Notary Public, Douglas County, Minnesota

I hereby certify that proper evidence of title has been presented to and I hereby recommend approval of this examined by me, and I hereby approve this plat as to form and execution this 23rd day of May, 1994.

Anthony S. Klimek
Attorney for Douglas County

This plat has been examined by me, and I hereby recommend approval of this examined by me, and I hereby approve this plat as to form and execution this 23rd day of May, 1994.

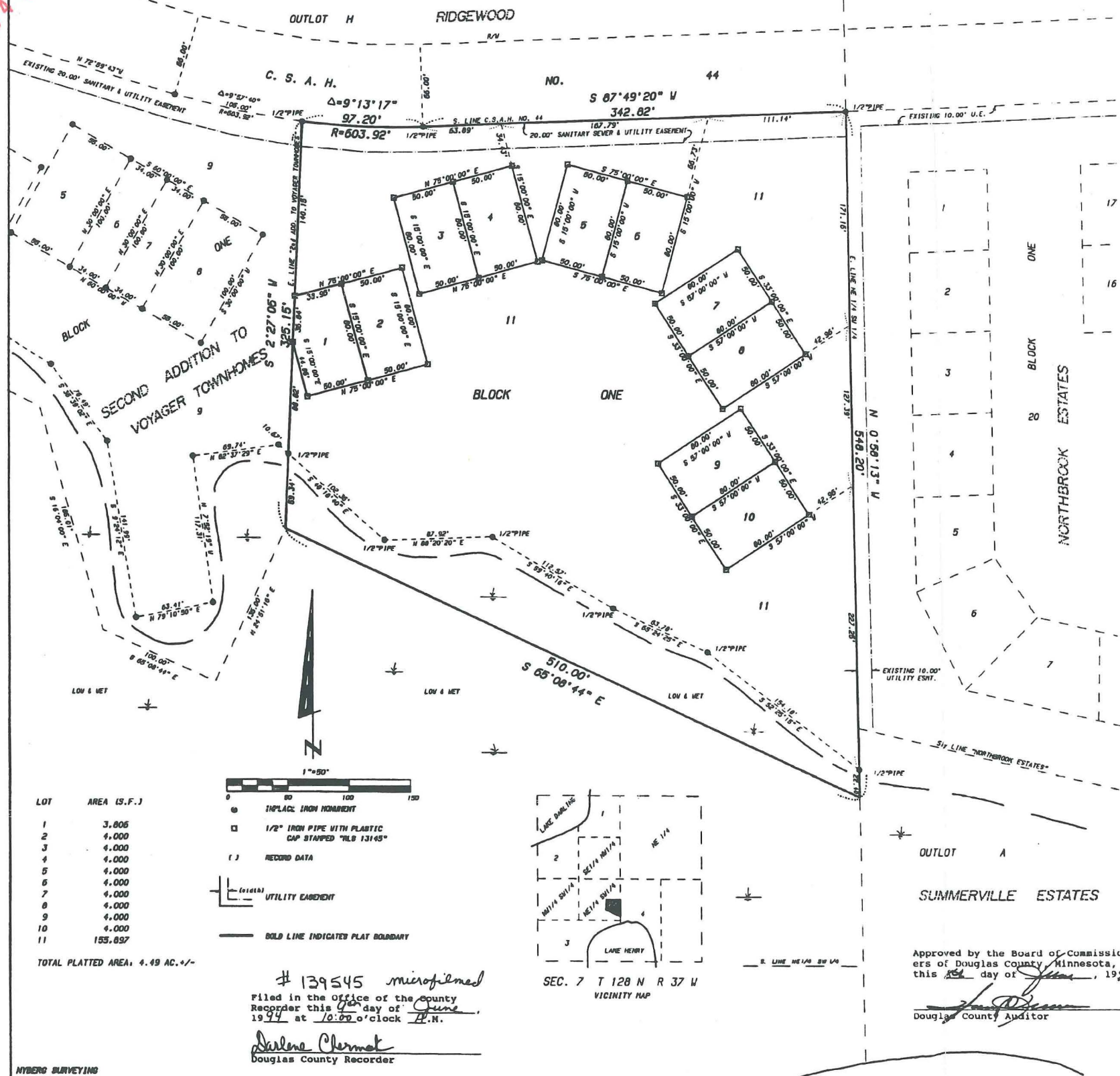
Anthony S. Klimek
Douglas County Surveyor
Minnesota Registration No. 12266

Taxes for the current year are paid this 10th day of June, 1994.

Richard J. ...
Douglas County Treasurer

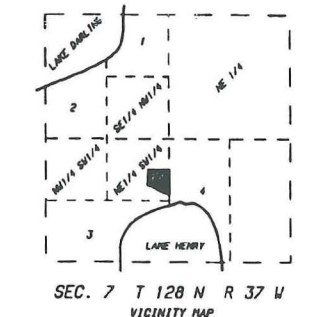
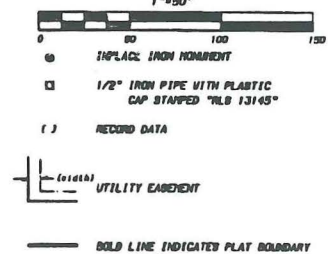
No delinquent taxes and transfer entered this 23rd day of May, 1994.

Richard J. ...
Douglas County Auditor



LOT	AREA (S.F.)
1	3,805
2	4,000
3	4,000
4	4,000
5	4,000
6	4,000
7	4,000
8	4,000
9	4,000
10	4,000
11	155,897

TOTAL PLATTED AREA: 4.49 AC. +/-



139545 microfilmed
Filed in the Office of the county Recorder this 9th day of June, 1994 at 10:00 o'clock A.M.
Darlene Chermak
Douglas County Recorder

Approved by the Board of Commissioners of Douglas County, Minnesota, this 23rd day of June, 1994.
Richard J. ...
Douglas County Auditor

VOYAGER TOWNHOMES

REC'D BY MMB SEP 04 2001

RIDGEWOOD, 3RD ADDITION

INSTRUMENT OF DEDICATION

Voyager Townhomes, Inc., a Minnesota Corporation, is the owner of that part of the North Half of the Southwest Quarter (N $\frac{1}{2}$ SW $\frac{1}{4}$) of Section 7, Township 128 North, Range 37 West, Douglas County, Minnesota, described as follows:

Commencing at the southwesterly most corner of Outlot F of RIDGEWOOD, according to the recorded plat thereof:

thence North 72 degrees 59 minutes 43 seconds West, record bearing, along the westerly extension of the southerly most line of said Outlot F, 40.04 feet;

thence South 17 degrees 00 minutes 17 seconds West 329.09 feet;

thence North 76 degrees 27 minutes 20 seconds West 150.45 feet;

thence North 60 degrees 07 minutes 07 seconds West 556.60 feet;

thence North 39 degrees 32 minutes 44 seconds West 318.91 feet to a point on a 539.98 foot radius curve, which center of circle bears South 04 degrees 43 minutes 10 seconds East from said point, said curve also being afore said southerly most line of a Public Road (C.S.A.H. 44), said point being the point of beginning of the land to be described;

thence South 72 degrees 59 minutes 43 seconds East, along said southerly line, 759.00 feet;

thence South 17 degrees 00 minutes 17 seconds West 329.09 feet;

thence North 76 degrees 27 minutes 20 seconds West 150.45 feet;

thence North 60 degrees 07 minutes 07 seconds West 556.60 feet;

thence North 39 degrees 32 minutes 44 seconds West 318.91 feet to a point on a 539.98 foot radius curve, which center of circle bears South 04 degrees 43 minutes 10 seconds East from said point, said curve also being afore said southerly most line of a Public Road (C.S.A.H. No. 44);

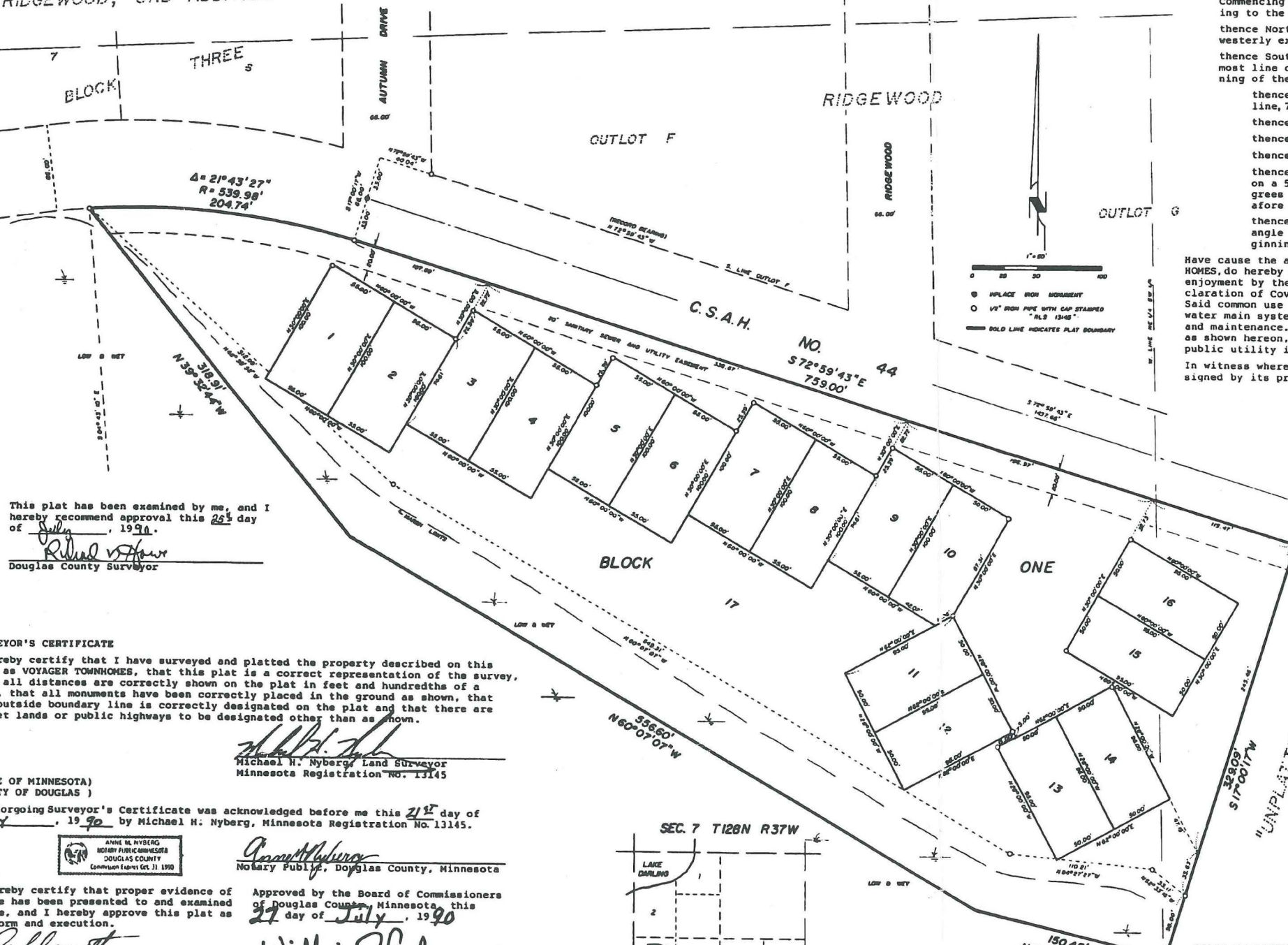
thence easterly, along said curve and along said southerly line, central angle 21 degrees 43 minutes 27 seconds, 204.74 feet to the point of beginning, containing 5.30 acres more or less.

Have cause the afore described premises to be surveyed and platted as VOYAGER TOWNHOMES, do hereby designate Lot 17, Block One, a Common Lot, for the common use and enjoyment by the lot owners of VOYAGER TOWNHOMES, as more fully provided in Declaration of Covenants, Conditions and Restrictions applicable to VOYAGER TOWNHOMES. Said common use to be inclusive of, but not limited to, access, drainage, sewer and water main systems installation and maintenance, and public utility installation and maintenance. Do hereby also dedicate the Sanitary Sewer and Utility Easement, as shown hereon, for public sanitary sewer line installation and maintenance and public utility installation and maintenance.

In witness whereof said Voyager Townhomes, Inc. has caused these presents to be signed by its proper officer, this 26 day of July, 1990.

Voyager Townhomes, Inc.

Paul J. Klimek
Paul J. Klimek, President



Lot	Area (S.F.)
1	5,500
2	5,500
3	5,500
4	5,500
5	5,500
6	5,500
7	5,500
8	5,500
9	5,500
10	4,950
11	4,750
12	4,750
13	4,750
14	4,750
15	4,750
16	4,750
17	148,070

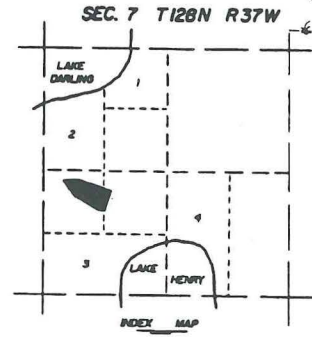
TOTAL PLATTED AREA: 5.30 Acres

This plat has been examined by me, and I hereby recommend approval this 25th day of July, 1990.
Richard W. Howe
Douglas County Surveyor

SURVEYOR'S CERTIFICATE
I hereby certify that I have surveyed and platted the property described on this plat as VOYAGER TOWNHOMES, that this plat is a correct representation of the survey, that all distances are correctly shown on the plat in feet and hundredths of a foot, that all monuments have been correctly placed in the ground as shown, that the outside boundary line is correctly designated on the plat and that there are no wet lands or public highways to be designated other than as shown.
Michael H. Nyberg
Michael H. Nyberg, Land Surveyor
Minnesota Registration No. 13145

STATE OF MINNESOTA
COUNTY OF DOUGLAS)
The foregoing Surveyor's Certificate was acknowledged before me this 21st day of July, 1990, by Michael H. Nyberg, Minnesota Registration No. 13145.
Anne M. Nyberg
Notary Public, Douglas County, Minnesota

I hereby certify that proper evidence of title has been presented to and examined by me, and I hereby approve this plat as to form and execution.
William J. Anderson
Douglas County Auditor
No delinquent taxes and transfer entered this 21 day of August, 1990.
William J. Anderson
Douglas County Auditor
Tax for the current year are paid this 5th day of September, 1990.
William J. Anderson
Douglas County Treasurer



Filed in the Office of County Recorder this 31st day of August, 1990, at 9:00 A.M. clock.
Darlene Chermak
Douglas County Recorder
By: *Susan House, Sup.*

STATE OF MINNESOTA
COUNTY OF DOUGLAS)
The foregoing Instrument of Dedication was acknowledged before me this 26 day of July, 1990, by Paul J. Klimek, President of Voyager Townhomes, Inc., a Minnesota Corporation, on behalf of the corporation.
Cheryl D. Dill
Notary Public, Douglas County, Minnesota