

ORDINANCE NO 2005-166

AN ORDINANCE EXTENDING THE COPORATE LIMITS OF THE CITY OF
LONSDALE TO INCLUDE CERTAIN LAND OWNED
BY MATTAMY MINNEAPOLIS PARTNERSHIP

WHEREAS: Mattamy Minneapolis Partnership has filed a petition dated January 20, 2005, requesting the annexation by the City of Lonsdale of certain real property (hereinafter "Property") for development within the County of Rice, State of Minnesota, described in Exhibit A.

WHEREAS: the population of the Property is zero and all Property owners have joined in the Petition, and

WHEREAS, the Property is unincorporated, abuts on the north boundary of the City of Lonsdale, and is not included in any boundary adjustment proceeding pending before the Office of Municipal Boundary Adjustments: and

WHEREAS, the Property is approximately 0.172 acres in size and located within the boundaries of Wheatland Township, County of Rice, State of Minnesota, and

WHEREAS, the Property is not presently being served by public sewer facilities or public sewer facilities are not otherwise available, and it or is about to become urban or suburban in character, and

WHEREAS: said Property is currently served by Steele Waseca Electric Cooperative and electric service utility notice has been waived.

NOW, THEREFORE, THE CITY COUNCIL OF LONSDALE, MINNESOTA
DOES HEREBY ORDAIN:

Section 1. The City Council hereby determined and finds that the Property abuts the municipality, that the area to be annexed is sixty acres or less, that the area to be annexed is not presently served by public sewer facilities or public sewer facilities are not otherwise available, that the municipality has received a properly prepared Petition for Annexation from all the owners of the Property, that the area is appropriate for annexation under Minn. Stat. § 414.033. Subd. 2, (3), and that the Petition complies with all the provisions of Minn Stat. § 414.033.

Section 2. The Property is urban in nature or about to become so.

Section 3. The property is currently served by Steele Waseca Electric Cooperative and the utility service notice has been waived.

Section 4. Pursuant to law, a public hearing was scheduled, with proper notifications given, and held on February 24, 2005 prior to Council consideration of this ordinance for annexation.

Section 5. The corporate limits of the City of Lonsdale are hereby extended to include the Property described in Exhibit A.

Section 6. The City Planner is directed to file copies of this ordinance with the Office of Municipal Boundary Adjustments, Wheatland Township, Rice County, and the Minnesota Secretary of State.


Section 7. This ordinance takes effect upon its passage and publication and filing of the certified copies directed in Section 6 herein and approval of the ordinance by the Office of Municipal Boundary Adjustments.

Adopted by the City Council of Lonsdale, Minnesota this 24th day of February.



Tim Rud, Mayor

ATTEST:



Joel Erickson, City Administrator

REC'D BY
MMB

MAR 04 2005

EXHIBIT A
ORDINANCE NO. 2005-166

That part of the Southwest Quarter of Section 24, Township 112 North Range 22 West of the Fifth Principal Meridian, Rice County, Minnesota, described as follows:

Commencing at the Southwest corner of said Southwest Quarter of the Southwest Quarter; thence North 89 degrees 50 minutes 20 seconds East along the South line of said Southwest Quarter of the Southwest Quarter a distance of 194.77 feet; thence North 44 degrees 07 minutes 12 seconds East a distance of 640.41 feet; thence Northeasterly, along a tangential curve, concave to the Southeast, having a radius of 2875.00 feet, a central angle of 09 degrees 19 minutes 58 seconds a distance of 468.30 feet to the point of beginning of the land to be described; thence South 37 degrees 19 minutes 03 seconds East a distance of 50.00 feet; thence Northeasterly along a non-tangential curve, concave to the Southeast, having a radius of 2825.00 feet, a central angle of 07 degrees 11 minutes 09 seconds, a chord bearing of North 57 degrees 03 minutes 34 seconds East, a Chord distance of 354.07 feet, an arc distance of 354.30 feet to the East line of said Southwest Quarter of the Southwest Quarter; thence South 64 degrees 59 minutes 23 seconds West a distance of 361.34 feet to the point of beginning.

PARCEL A

PARCEL D

PARCEL B

PARCEL A

PARCEL D

WEST LINE OF THE SOUTHWEST QUARTER SEC. 24, T. 112 N., R. 22 W.

2604.96 S00°24'36"E

512.00 S89°35'24"W

462.00

515.00 N00°24'36"W

192.00 N89°35'24"E

265.00 N00°24'36"W

270.00

320.00 N89°35'24"E

385.16

300.00

417.90

177.10

46.09

0.54

194.77

N89°50'20"E

(N89°50'06"E DEED)

640.41 N44°07'12"E

(N44°06'58"E DEED)

594.32

468.30 R=2875.00

Δ=09°19'58"

50.00

537°19'03"E

(S37°19'17"E DEED)

361.34 S64°59'23"W

114.75

11.09

N89°35'18"E 5.00

N89°35'18"E 5.00

NORtheast FIG STREET

1/4 OF THE SW EXCEPTION

CENTER LINE OF ABANDONED CHICAGO, MILWAUKEE, ST. PAUL AND PACIFIC RAILROAD COMPANY

HARVEST POND 1ST ADDITION

SOUTH LINE OF THE SOUTHWEST QUARTER SEC. 24, T. 112 N., R. 22 W.

NORtheast FIG

REC'D BY MMB MAR 04 2005

WEST LINE OF THE SOUTHWEST QUARTER SEC. 24, T. 112 N., R. 22 W.

NO. 96

NO. 98

PER RICE COUNTY PROJECT NO. 82-20 AND DOCUMENT NO. 289307

FOUND ALUMINUM MONUMENT

SOUTHWEST CORNER OF THE SOUTHWEST QUARTER SEC. 24, T. 112 N., R. 22 W.

EAST LINE OF THE SOUTHWEST QUARTER OF