

**ORDINANCE #06 - 05**

CITY OF PINE CITY  
COUNTY OF PINE  
STATE OF MINNESOTA

AN ORDINANCE ANNEXING CERTAIN TERRITORY TO THE CITY OF PINE CITY

The City Council of the City of Pine City (City Council) does hereby ordain as follows:

Section 1.

The City has received a request from property owner Larry L. Weber to annex by ordinance certain territory abutting the City. Larry L. Weber is the sole property owner of the territory, legally described as:

That part of the East Half of the Southeast Quarter (E ½ of SE ¼) of Section Thirty-Two (32), Township Thirty-Nine (39), Range Twenty-One (21), lying West of the Interstate Highway No. 35 and lying South of County Road No. 7 (formerly designated as state highway 324), and that part of the East 200 feet of the West Half of the Southeast Quarter (W ½ of SE ¼), Section Thirty-Two (32), Range Twenty-One (21), lying South of County Road No. 7 (formerly designated as state highway 324), Pine County, Minnesota.

The City has proceeded with annexation by ordinance, under Minnesota Statutes §414.033, subdivision 2. As required, Pine City Township and the property owners received notice, and the City conducted a public hearing. The City Council finds that annexation of the above-described territory is in the best interests of Pine City and its residents.

Electrical Service to the above-described property will not change as a result of annexation by ordinance. Larry L. Weber has waived the electrical utility service notice requirements of Minnesota Statutes §414.033 subd. 13.

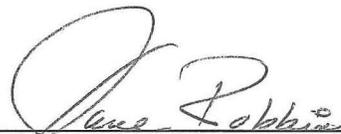
Section 2.

The City of Pine City hereby annexes by ordinance the above-described property, pursuant to Minnesota Statutes §414.033, subdivision 2 (3).

Section 3.

This Ordinance becomes effective upon approval by the Minnesota Municipal Board or its successor.

Passed and adopted by the City Council of the City of Pine City this 2nd day of August, 2006.

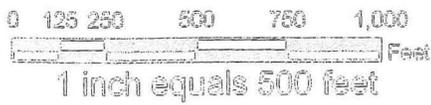
By:   
Jane Robbins, Mayor

ATTEST:

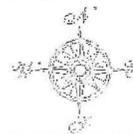
  
Lynda Woulfe  
City Administrator

REC'D BY  
MMB

AUG 14 2006



Interstate Highway No. 35  
Pine City Exit 169



P.O. Box 37  
6941 Lake Boulevard  
Forest Lake, MN 55025

**CERTIFICATE OF SURVEY**  
**HULT & ASSOCIATES, INC.**  
Surveyors, Engineers & Planners

DALE F. HEBEISEN  
Minn. Lic. No. 13590

Phone: 651.454.3130  
Fax: 651.454.4822  
E-mail: hult@mhra.com

I hereby certify that this survey, plan or report was prepared by me or under my direct supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Minnesota.  
Date 04-03-2001 Scale: 1 inch = 100 Feet

PAUL M. GIBSON  
Minn. Lic. No. 40987

*Bl'd 4/8/06*

HULT & ASSOCIATES, INC. by DALE F. HEBEISEN, Minnesota Licensed Land Surveyor

REVISED: 06-14-2004 (STATEMENT FOR CO. RD. NO. 7)

**SURVEY FOR: THOMAS R. HAUGRUD AND SPLIT ROCK DEVELOPMENT COMPANY, LLC**

PART OF THE SE1/4, SECTION 32, T. 39 N., R. 21 W., PINE CO. MN.

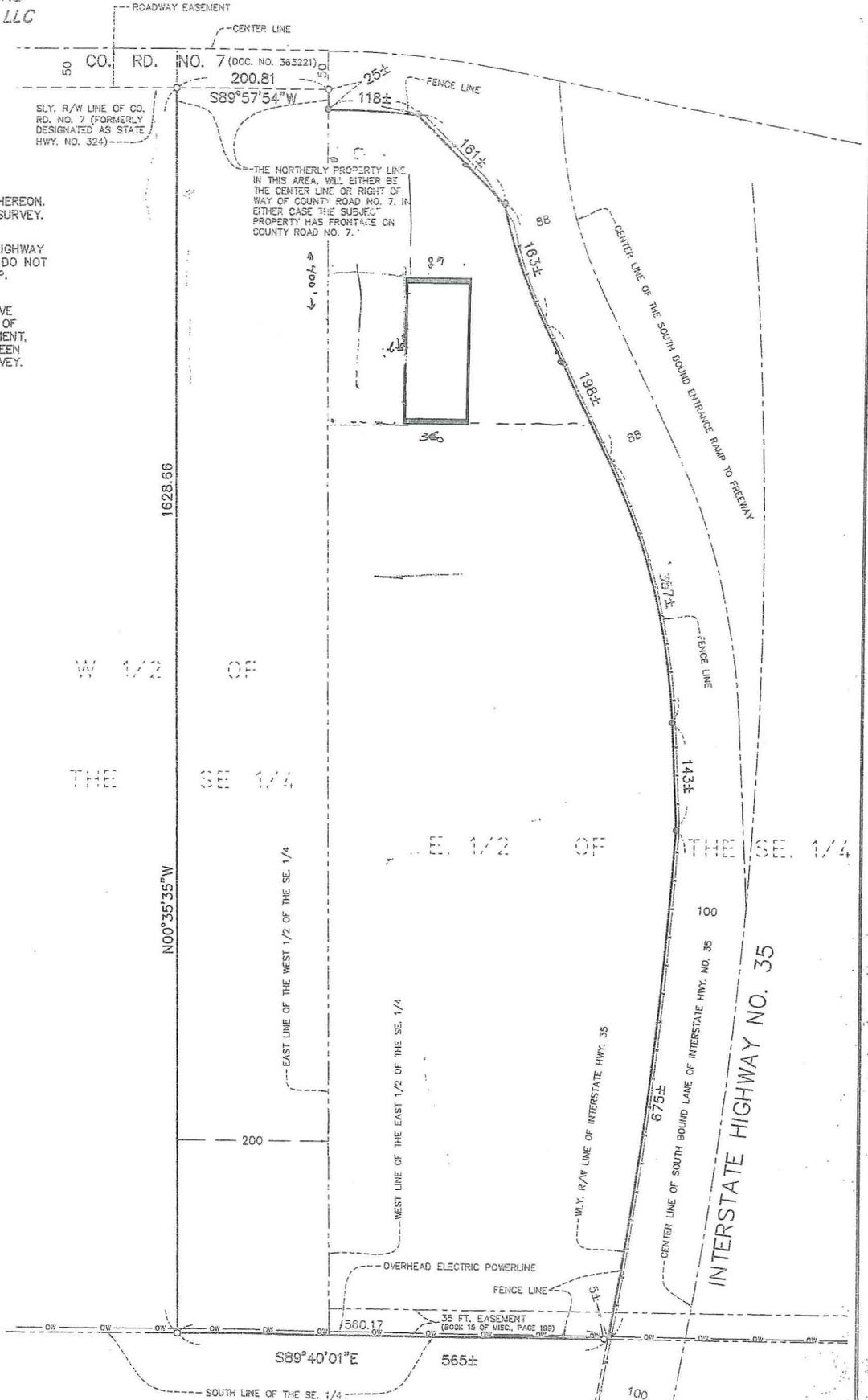
SEE ATTACHED DESCRIPTION:

NOTES:

THERE MAY BE WETLANDS THAT ARE NOT SHOWN HEREON. WETLAND DELINEATION WAS NOT A PART OF THIS SURVEY.

THE RIGHT OF WAY MONUMENTS FOR INTERSTATE HIGHWAY NO. 35 THAT WERE LOCATED DURING OUR SURVEY DO NOT FIT THE DIMENSIONS THAT ARE ON THE MNDOT MAP.

THERE ARE EASEMENTS TO THE RURAL COOPERATIVE POWER ASSOCIATION AND MINNESOTA DEPARTMENT OF NATURAL RESOURCES LISTED IN THE TITLE COMMITMENT. THAT ARE NOT SHOWN HEREON. THEY HAVE NOT BEEN RELEASED OR CONFINED AT THE TIME OF THIS SURVEY.



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**1. Tax Sharing.**

A. Property Taxes. Property taxes payable on the annexed land shall continue to be paid to the Township for the year in which the annexation becomes effective.

B. Property Tax Phasing. If the annexation becomes effective on or before August 1<sup>st</sup> of a levy year, the City will levy on the annexed area beginning with that same year. If the annexation becomes effective after August 1<sup>st</sup> of a levy year, the Township will continue to levy on the annexed area for that levy year, and the City shall not levy on the annexed area until the following levy year.

C. Application of Property Tax Phasing. In the first year following the year when the City can first levy on the annexed area, and thereafter, property taxes on the annexed land shall be shared by the City and Township in accordance with the formula set forth below:

1. In the first year of the annexation, the Township shall receive 80% and the City shall receive 20% of the property tax for the annexed parcels.
2. In the second year of the annexation, the City and the Township shall each receive 50% of the property tax for the annexed parcels.
3. In the third year, the City shall receive 60% and the Township shall receive 40% of the property tax for the annexed parcels.
4. In the fourth year, the City shall receive 70% and the Township 30% of the property tax for the annexed parcels.
5. In the fifth year, the City shall receive 80% and the Township 20% of the property tax for the annexed parcels.
6. In the sixth year the City shall receive 90% and the Township 10% of the property tax for the annexed parcels.
7. In the seventh year, and thereafter, all property taxes shall be payable to the City.

**2. Delinquent and Deferred Taxes.**

The City shall remit all delinquent taxes, charges and assessments collected from property annexed pursuant to this Agreement, if such taxes or charges were originally payable while the delinquent property remained in the Township. Additionally, when a property no longer qualifies for special tax treatment through Green Acres, or other applicable programs, such as Ag. Preserves and CRP, and taxes that were deferred under one of these programs is paid to the City, the City shall remit to the Township the amount which was deferred during the time the property was in the Township.