

STATE OF MINNESOTA  
OFFICE OF ADMINISTRATIVE HEARINGS

In the Matter of the Annexation of  
Certain Real Property to the City of  
Rochester from Haverhill Township  
(MBAU Docket A-8337)

**ORDER APPROVING  
ANNEXATION ORDINANCE**

On May 3, 2021, the City of Rochester (City) adopted Ordinance No. 4426 (Ordinance) annexing certain real property (Property) from Haverhill Township (Township) legally described as follows:

That part of the Northwest Quarter of the Northeast Quarter of Section 31, Township 107 North, Range 13 West, Olmsted County, Minnesota, described as follows:

Commencing at the northeast corner of said Northeast Quarter; thence North 89 degrees 34 minutes 23 seconds West, assumed bearing, along the north line of said Northeast Quarter 1316.08 feet to the west line of the Northwest Quarter of said Northwest Quarter and also the east line of CENTURY POINT SUBDIVISION, according to the plat thereof on file and of record in the office of the County Recorder, Olmsted County, Minnesota; thence South 00 degrees 01 minute 51 seconds West along said east line 482.38 feet to the south line of said CENTURY POINT SUBDIVISION and point of beginning; thence North 89 degrees 38 minutes 11 seconds West along said south line 254.40 feet to the easterly right of way line of County State Aid Highway No. 22 as shown on Olmsted County Highway Right of Way Plat No. 47; thence South 18 degrees 56 minutes 17 seconds East along said easterly right of way line 136.43 feet; thence South 21 degrees 53 minutes 22 seconds East along said easterly right of way line 47.57 feet to the northerly line of a 30 foot wide strip of land previously annexed, as identified in City of Rochester Ordinance No. 3083, recorded as Document No. 746813 in the office of the County Recorder, in and for Olmsted County; thence North 62 degrees 19 minutes 32 seconds East along said northerly line 217.20 feet to the west line of said Northeast Quarter of the Northeast Quarter of said Section 31; thence North 00 degrees 01 minute 51 seconds East along said west line 70.70 feet to the point of beginning.

AND

That part of the North Half of the Northeast Quarter of Section 31, Township 107 North, Range 13 West, Olmsted County, Minnesota, described as follows:

Commencing at the northeast corner of said North Half; thence South 00 degrees 01 minute 19 seconds West, assumed bearing, along the east line of said Northeast Quarter 1305.94 feet to the southeast corner of said North Half; thence North 89 degrees 38 minutes 11 seconds West along the south line of said North Half 506.78 feet to the southwest corner of Outlot B, CENTURY VALLEY, according to the plat thereof on file and of record in the office of the County Recorder, Olmsted County, Minnesota, said southwest corner being the point of beginning; thence continue North 89 degrees 38 minutes 11 seconds West along said south line 301.57 feet to its intersection with the easterly line of Olmsted County Highway Right of Way Plat No. 47; thence North 73 degrees 50 minutes 05 seconds West along said easterly line 303.04 feet; thence North 89 degrees 38 minutes 07 seconds West along said easterly line 179.32 feet; thence North 21 degrees 53 minutes 22 seconds West along said easterly line 585.38 feet to the southerly line of a 30 foot wide strip of land previously annexed, as identified in City of Rochester Ordinance No. 3083, recorded as Document No. 746813 in the office of the County Recorder, in and for Olmsted County; thence North 62 degrees 19 minutes 32 seconds East along said southerly line 204.48 feet to the west line of the Northeast Quarter of the Northeast Quarter of said Section 31; thence South 00 degrees 01 minute 51 seconds West along said west line 13.04 feet, more or less, to a point 600.01 feet southerly of the north line of said Northeast Quarter; thence South 89 degrees 58 minutes 09 seconds East 400.00 feet; thence North 00 degrees 01 minute 51 seconds East 39.93 feet to the southerly line of lands previously annexed, as identified in City of Rochester Ordinance No. 3642, recorded as Document No. 1021685 in the office of the County Recorder, in and for Olmsted County; thence South 89 degrees 34 minutes 36 seconds East along said southerly line 466.16 feet; thence South 00 degrees 01 minutes 26 seconds West along said southerly line 200.24 feet; thence South 89 degrees 34 minutes 36 seconds East along said southerly line 213.54 feet to the northwesterly line of said Outlot B, CENTURY VALLEY; thence South 34 degrees 07 minutes 13 seconds West along said northwesterly line 436.02 feet; thence South 07 degrees 56 minutes 26 seconds West along said northwesterly line 187.81 feet to the point of beginning.

AND

That part of the Northeast Quarter of the Northeast Quarter of Section 31, Township 107 North, Range 13 West, as shown as Parcel 2b and Parcel 2d on the Plat designated as Olmsted County Highway Right of Way Plat No. 47, on file and of record in the office of the County Recorder, in and for Olmsted County, Minnesota.

Said lands contain a total of 16.75 acres, more or less.

AND

That part of the South Half of the Southwest Quarter of Section 29, Township 107 North, Range 13 West, Olmsted County, Minnesota, described as follows:

Commencing at the southwest corner of said Southwest Quarter; thence North 89 degrees 53 minutes 43 seconds East, assumed bearing, along the south line of said Southwest Quarter 1107.69 feet to the southeast corner of CENTURY VALLEY, according to the plat thereof on file and of record in the office of the County Recorder, Olmsted County, Minnesota, and point of beginning; thence continue North 89 degrees 53 minutes 43 seconds East along said south line 1534.47 feet to the southeast corner of said Southwest Quarter; thence North 42 degrees 52 minutes 37 seconds West 695.07 feet; thence North 00 degrees 06 minutes 02 seconds West 799.99 feet to the north line of said South Half of the Southwest Quarter; thence South 89 degrees 54 minutes 06 seconds West along said north line 1773.51 feet to the east line of CENTURY HILLS FIFTH SUBDIVISION, according to the plat thereof on file and of record in the office of said County Recorder; thence South 00 degrees 15 minutes 45 seconds East along said east line and along the east line of CENTURY HILLS EIGHTH SUBDIVISION, according to the plat thereof on file and of record in the office of said County Recorder, 206.27 feet to the north line of CENTURY VALLEY, according to the plat thereof on file and of record in the office of said County Recorder; thence North 89 degrees 41 minutes 29 seconds East along said north line 217.56 feet; thence South 46 degrees 09 minutes 44 seconds East along the northeasterly line of said CENTURY VALLEY 160.33 feet; thence South 40 degrees 14 minutes 42 seconds East along said northeasterly line 675.04 feet; thence South 06 degrees 47 minutes 18 seconds West along the easterly line of said CENTURY VALLEY 481.08 feet to the point of beginning.

Containing 40.77 acres, more or less.

AND

That part of the North Half of the Northwest Quarter of Section 32, Township 107 North, Range 13 West, Olmsted County, Minnesota, described as follows:

Commencing at the northwest corner of said Northwest Quarter; thence North 89 degrees 53 minutes 43 seconds East, assumed bearing, along the north line of said Northwest Quarter 1007.18 feet to the point of beginning; thence continue North 89 degrees 53 minutes 43 seconds East along said north line 426.16 feet; thence South 27 degrees 11 minutes 11 seconds East 348.17 feet; thence South 89 degrees 53 minutes 43 seconds West 352.08 feet; thence North 51 degrees 24 minutes 51 seconds West 266.12 feet; thence North 09 degrees 55 minutes 47 seconds West 145.78 feet to the

point of beginning.

Containing 3.06 acres, more or less.

Based upon a review of the Ordinance, the Administrative Law Judge makes the following:

### **ORDER**


1. Pursuant to Minn. Stat. § 414.033 (2020), the Ordinance is deemed adequate in all legal respects and properly supports this Order.

2. Pursuant to the terms of the Ordinance and this Order, the Property is **ANNEXED** to the City.

3. Pursuant to Minn. Stat. § 414.036 (2020), the City will reimburse the Township as stated in Ordinance No. 4426.

4. The City must file a copy of the Annexation Ordinance with the Township, the appropriate county auditor(s), and the Secretary of State as required by Minn. Stat. § 414.033, subd. 7.

Dated: June 3, 2021

  
JESSICA A. PALMER-DENIG  
Administrative Law Judge

### **NOTICE**

This Order is the final administrative order in this case under Minn. Stat. §§ 414.033, .07, .09, .12 (2020). Pursuant to Minn. Stat. § 414.07, subd. 2, any person aggrieved by this Order may appeal to Olmsted County District Court by filing an Application for Review with the Court Administrator within 30 days of this Order. An appeal does not stay the effect of this Order.

Any party may submit a written request for an amendment of this Order within seven days from the date of the mailing of the Order pursuant to Minn. R. 6000.3100 (2019). However, no request for amendment shall extend the time of appeal from this Order.