

RECEIVED

By: OAH on March 24, 2025

ORDINANCE NO. 4559

AN ORDINANCE ANNEXING TO THE CITY OF ROCHESTER
APPROXIMATELY 1.03 ACRES OF LAND LOCATED 300
FEET NORTH OF WILDER ROAD NE, CITY OF
ROCHESTER.

THE COMMON COUNCIL OF THE CITY OF ROCHESTER DO ORDAIN:

Section 1. Whereas the subject Community Development Department has received an application by the landowner requesting annexation of the subject property by the City of Rochester.

Section 2. Whereas the subject property abuts the City of Rochester, is less than 120 acres in size, and is not served by a wastewater facility other than the City of Rochester.

Section 3. The City of Rochester Community Development Department has requested that the Common Council annex said land pursuant to Minn. Stat. §414.033 Subd.2(3). The land described in the annexation request is described as follows:

A part of the Southeast Quarter of Section 28, Township 107 North, Range 14 West, described by metes and bounds as follows:

Beginning at the Southwest corner of said quarter section, thence North along the West line of said quarter section a distance of 164.65 feet to the Southerly right-of-way line of the Chicago and Northwestern Railway, thence Southeasterly at a deflection angle of 105 degrees 24-1/2 minutes to the right along said Southerly right-of-way line to its intersection with the South line of Section 28, thence West along the section line to the place of beginning.

Containing in all, 1.03 acres, more or less

Section 4. On November 18, 2024, the Common Council held a public hearing

and considered annexation of the subject property.

Section 5. The City provided notification of said public hearing, pursuant to Minn. Stat. §414.033, subd. 2b, by giving 30 days' written notice by certified mail to the Cascade Township and to all landowners within and contiguous to the area to be annexed.

Section 6. Following the public hearing, the Common Council of the City of Rochester determined that the land abuts the City of Rochester, is less than 120 acres in size, and is not served by a wastewater facility other than the City of Rochester.

Section 7. As provided in Minn. Stat. §414.036, the City shall pay the Township the equivalent of three years' taxes in two years.

Section 8. Therefore, pursuant to Minn. Stat. §414.033, subd. 2(3), the land described in Section 3 above is hereby annexed, added to and made a part of the City of Rochester, Minnesota, as if it had originally been a part thereof.

Section 9. Present and future owners of the lands annexed by this ordinance are hereby notified that in addition to the usual assessments, it is the intention of the Common Council to assess against benefited property all or a portion of the cost of any storm sewer, water tower, pumping station, and trunk line sanitary sewer construction, heretofore or hereafter undertaken to serve the area annexed.

Section 10. Upon annexation the land described in Section 3 above will be 1.03 acres of property zoned SI (Special Industrial).


Section 11. This ordinance shall take effect and be in force from and after its official publication and from and after the filing of a certified copy hereof with the Minnesota Office of Administrative Hearings – Municipal Boundary Adjustments, the Cascade Township Clerk, the County Auditor and the Secretary of State.

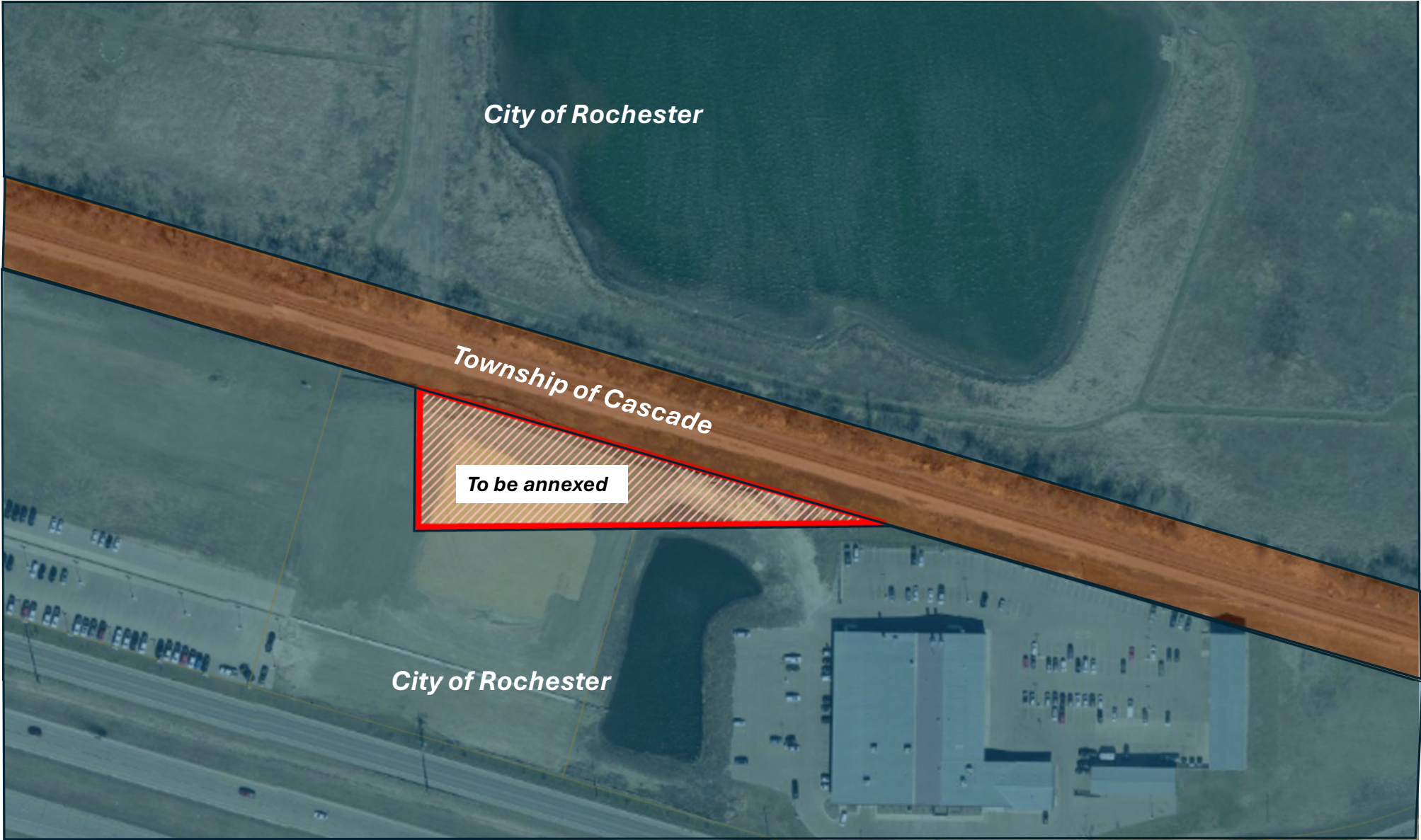
PASSED AND ADOPTED BY THE COMMON COUNCIL OF THE CITY OF
ROCHESTER, MINNESOTA, THIS 17th DAY OF March, 2025.

ATTEST:  CITY CLERK
 PRESIDENT OF SAID COMMON COUNCIL

APPROVED THIS 18th DAY OF March, 2025.




MAYOR OF SAID CITY
By Acting Mayor, Council President
Randy Schubring



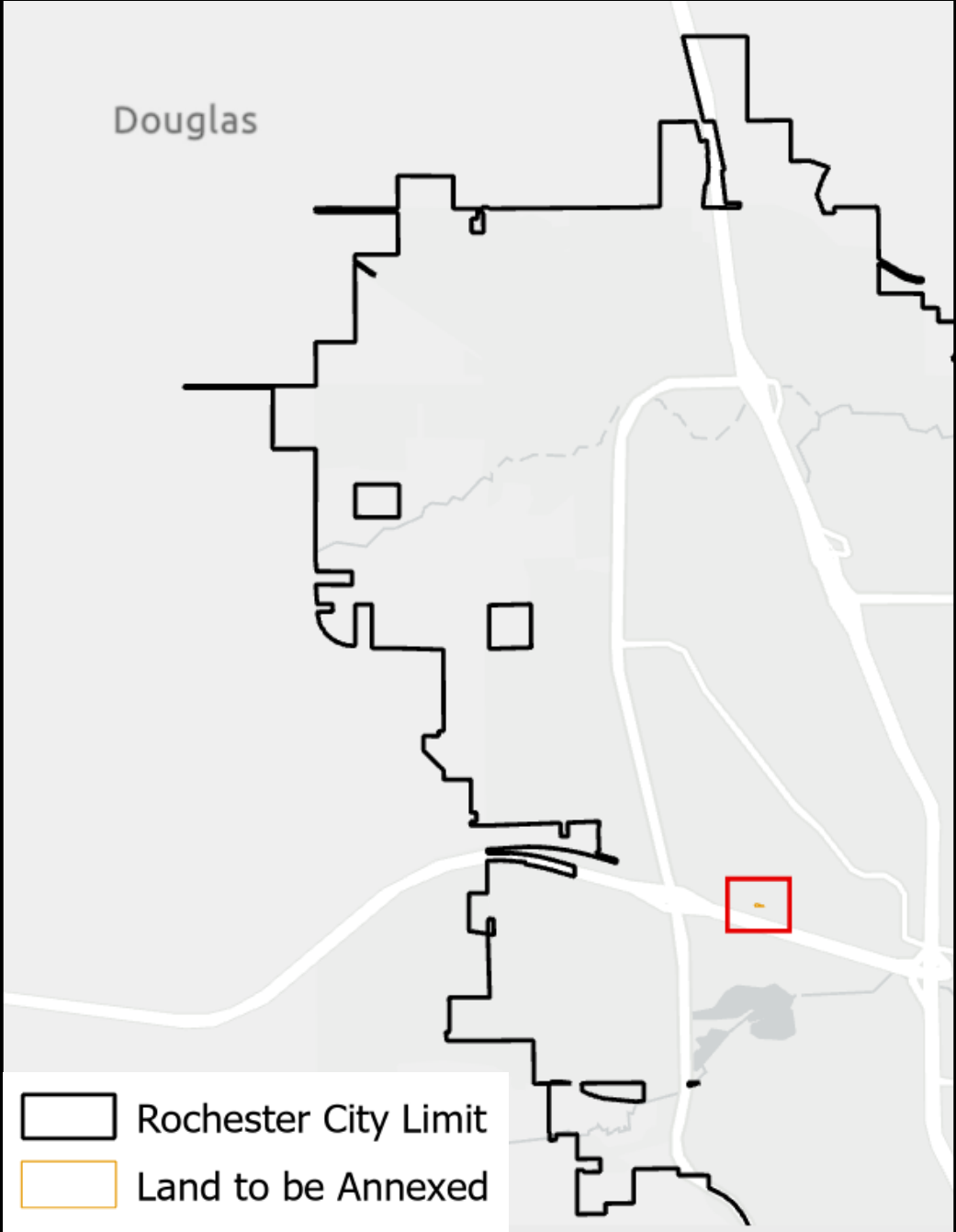


City of Rochester

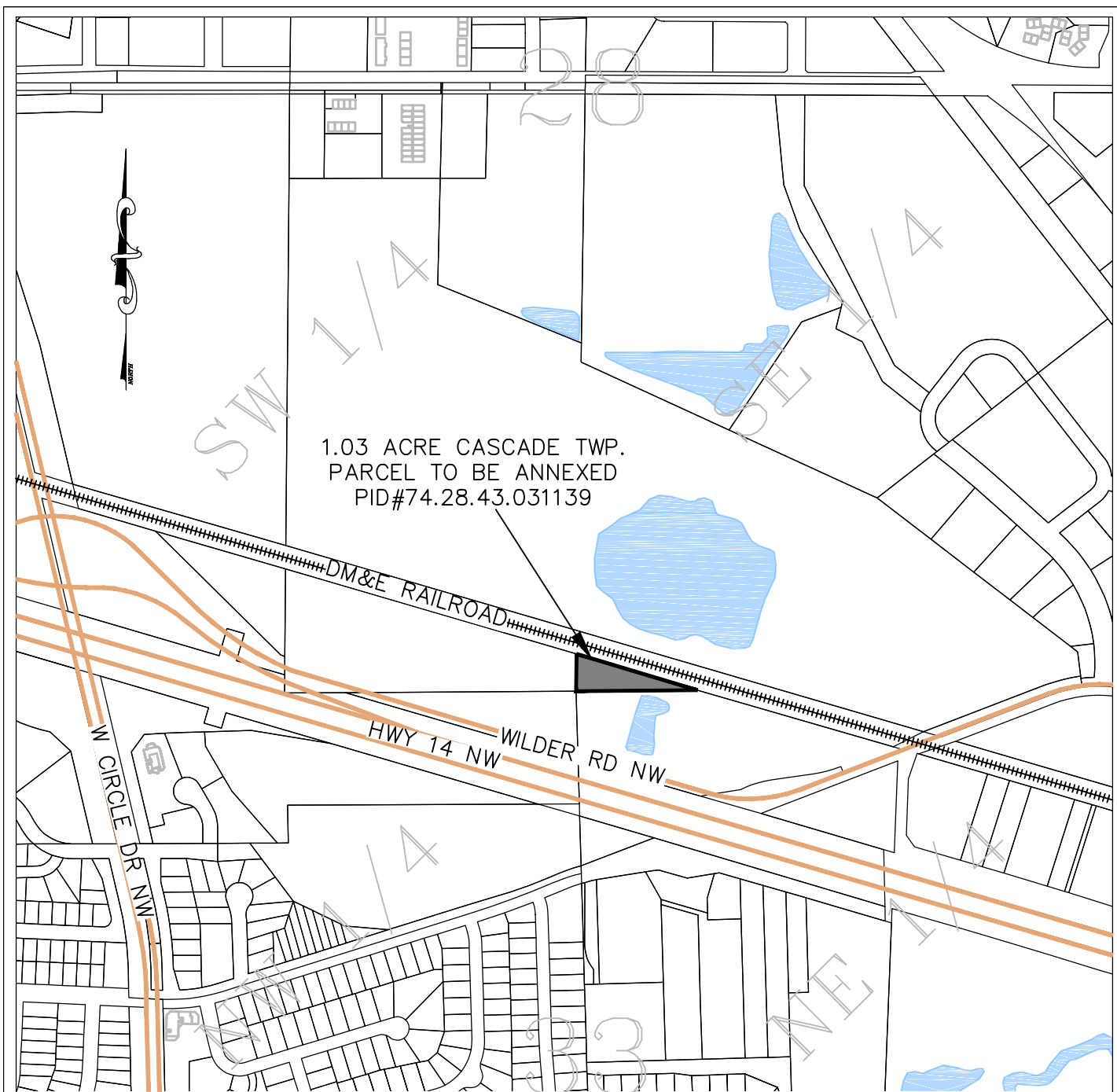
Township of Cascade

To be annexed

City of Rochester

Douglas

- 
- This map shows the geographical area of Rochester, with its city limits defined by a black line. A specific parcel of land, located in the lower-right quadrant of the city, is highlighted with a red square and a small yellow dot. The word 'Douglas' is printed in the upper-left corner. A legend in the bottom-left corner identifies the black line as the 'Rochester City Limit' and the red square as 'Land to be Annexed'.
-  Rochester City Limit
 -  Land to be Annexed



LAND DESCRIPTION (Per Commitment for Title Insurance No. 239294)

A part of the Southeast Quarter of Section 28, Township 107 North, Range 14 West, described by metes and bounds as follows:

Beginning at the Southwest corner of said quarter section, thence North along the West line of said quarter section a distance of 164.65 feet to the Southerly right-of-way line of the Chicago and Northwestern Railway, thence Southeasterly at a deflection angle of 105 degrees 24-1/2 minutes to the right along said Southerly right-of-way line to its intersection with the South line of Section 28, thence West along the section line to the place of beginning.

**ANNEXATION EXHIBIT
SECTION 28, CASCADE TOWNSHIP**



LAST REVISED: 10/01/2024

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G-Cubed

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