

IN THE MATTER OF THE PETITION FOR DETACHMENT OF  
CERTAIN LAND FROM THE CITY OF FLORENCE, MINNESOTA  
PURSUANT TO MINNESOTA STATUTES § 414.06

TO: Office of Administrative Hearings  
Municipal Boundary Adjustments  
P. O. Box 64620  
St. Paul, MN 55164-0620  
651-361-7900

PETITIONERS STATE: The number of petitioners required by Minnesota Statutes § 414.06, Subd. 1, to commence this proceeding is: all of the property owners if the area is less than 40 acres; or 75% or more of the property owners in number if the area is more than 40 acres.

It is hereby requested by:

  X   all of the property owners, the area is less than 40 acres; or  
       75% or more of the property owners, the area is more than 40 acres;  
to detach certain properties described herein from the City of Florence and make a part of the Township of Shelburne, Lyon County, Minnesota.

1. There are two (2) property owners in the area proposed for detachment.
2. All property owners have signed this petition.
3. The property is situated within the City of Florence, abuts the municipal boundary and the boundary of the Township of Shelburne, in the County of Lyon.  
The petitioned area abuts on the city's east boundary.
4. The property proposed for detachment is rural in character and not developed for urban residential, commercial, or industrial purposes.
5. The number of acres in the property proposed for detachment is twenty-four (24) and is described as follows:  
  
See Exhibit A attached hereto.
6. The reason detachment is requested is the real estate is used solely for agricultural purposes and is tilled cropland. There are no city services provided to the property, which is located on the southeast side of Minnesota Highway 23.
7. The number of residents in the area proposed for detachment is zero (0). (The number of residents is not necessarily the same as number of owners.)

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8. The number and character of buildings on said property is none.
9. Public improvements on said property are: none.

Date: June 27<sup>th</sup>, 2011

Neil Schultz

Property Owner Neil Schultz, Trustee of the  
Neil Schultz Trust Agreement dated  
October 29, 2009

Gayle Schultz

Property Owner Gayle Schultz, Trustee of  
the Neil Schultz Trust Agreement dated  
October 29, 2009

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**EXHIBIT A  
LEGAL DESCRIPTION**

All that part of the South Half of the Northwest Quarter ( $S\frac{1}{2}NW\frac{1}{4}$ ) of Section Twenty (20), Township One Hundred Nine (109), Range Forty-three (43), lying east and south of the railroad right-of-way,

AND

All that part of the North Half of the Northwest Quarter ( $N\frac{1}{2}NW\frac{1}{4}$ ) of said Section Twenty (20), bounded as follows: Beginning at a point on the quarter line of said section distant 80 rods north of the center of said section, running thence north on said quarter line a distance of 14 rods; running thence west at right angles to last mentioned line to a point in the southeast line of the right-of-way of the Great Northern Railway Company; beginning again at the point of beginning and running thence west and parallel to the second mentioned line and on the 80 rod line to a point in the southeast line of the right of way of the Great Northern Railway Company; running thence in a northeasterly direction along the southeasterly line of the right of way of the great northern railway company to point where said second line above mentioned ends.

EXCEPTING THEREFROM the following described property:

All that part of the three following described tracts:

1. That part of the southeast quarter of the northwest quarter ( $SE\frac{1}{4}NW\frac{1}{4}$ ) of section 20, township 109 north, range 43 west, lying east of the right of way of the Great Northern Railway Company;
2. That part of the northeast quarter of the northwest quarter ( $NE\frac{1}{4}NW\frac{1}{4}$ ) of section 20, township 109 north, range 43 west, lying easterly of Trunk Highway No. 23 as now located and established and southerly of the following described line: From a point on the quarter line of said section 20, distant 80 rods north of the center line of said section, run north on said quarter line a distance of 14 rods to the point of beginning; thence run west at right angles to the last mentioned line to a point on the southeast line of the right of way of the Great Northern Railway Company and there terminating;

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3. The south 900 feet of the northwest quarter of the northeast quarter (NW $\frac{1}{4}$  NE $\frac{1}{4}$ ) of section 20, township 109 north, range 43 west, excepting therefrom that part described as follows: Commencing at the southeast corner of Outlot 3 of the Village of Florence; thence run east 112 feet; thence north 389 feet 9 inches; thence west 112 feet to the east line of said outlot; thence south along said line to the southeast corner of said outlot;

which lies northwesterly of a line run parallel with and distant 100 feet southeasterly of Line A described as follows:

Line A. Beginning at a point on the west line of said section 20 distant 1115.2 feet north of the southwest corner thereof; thence run northeasterly at an angle of 44°23' with said west section line for 1786.27 feet; thence deflect to the left on a 1°15' curve (delta angle 23°16') for 1861.33 feet; thence on tangent to said curve for 260.68 feet; thence deflect to the right on a 1°00' curve (delta angle 8°00') for 800 feet and there terminating;

containing 3.25 acres, more or less, in addition to the existing highway;

in addition to the existing highway.

REC'D BY  
MBA JUL 01 2011  
(via email)

# FLORENCE

LYON COUNTY

POP. 61

