

# RECEIVED

By: OAH on July 28, 2020

## PETITION FOR DETACHMENT

The following Petitioners petition the Municipal Boundary Adjustment Unit for Detachment of Certain land in the City of Westbrook to be annexed to the Township of Westbrook.

### Petitioners:

City of Westbrook, 556 1<sup>st</sup> Avenue, Westbrook, MN 56183

Township of Westbrook, c/o David Van Loh, Clerk, 29754 340<sup>th</sup> Avenue, Westbrook, MN 56183

Marlowe D. Nelsen and Donna Nelsen, 31682 County Road 24, Westbrook, MN 56183, property owners

Subject Land: Tax parcel ID: 24.029.3200, 28.70 acres of land in Cottonwood County, State of Minnesota legally described as:

The Northwest Quarter of the Northwest Quarter (NW ¼ NW ¼ ) of Section 29, Township 107, Range 38, Except parts deeded and platted. See Schedule A.

Character of subject land: The land in question is agricultural land in crop production on the northern boundary of the city. There are no buildings on the land. The subject property does not receive city services. The property is titled in the name of Marlowe D. Nelsen.

The land is rural in character, and not developed for residential, commercial or industrial purposes.

Reasons for Detachment: It is anticipated that the land in question will continue to be in crop production and not be developed. The city does not provide services to the property.

Date: 1/6-2020

City of Westbrook

Janet Johnson - Acting Mayor  
Mayor

Karin Sloan  
City Clerk

Date: 1/13/2020

Township of Westbrook

Roger Snudson  
Chairman

David Van Dyke  
Clerk

Date: 12-19-2019

Marlowe D. Nelsen  
Marlowe D. Nelsen

Date: 12/19/19

Donna Nelsen  
Donna Nelsen

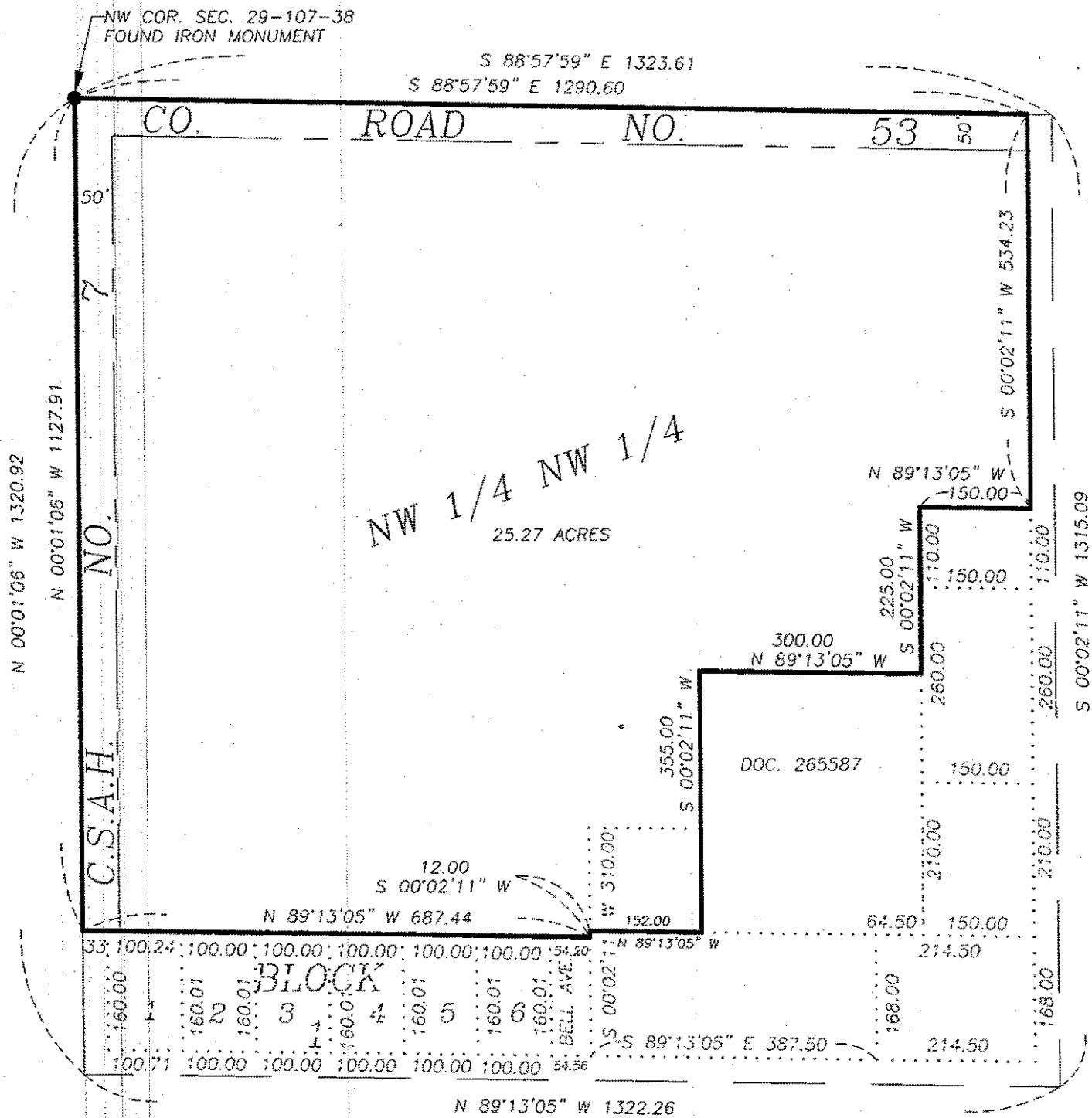
## SCHEDULE A

PART OF THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 107 NORTH, RANGE 38 WEST IN WESTBROOK TOWNSHIP, COTTONWOOD COUNTY, MINNESOTA, DESCRIBED AS FOLLOWS:

BEGINNING AT AN EXISTING IRON MONUMENT AT THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 29: THENCE SOUTH 88 DEGREES 57 MINUTES 59 SECONDS EAST, BEARING BASED ON COTTONWOOD COUNTY COORDINATE SYSTEM. ALONG THE NORTH LINE OF SAID NORTHWEST QUARTER AND ALONG THE CENTERLINE OF COUNTY ROAD NUMBER 53, AS EXISTS, A DISTANCE OF 1290.60 FEET; THENCE SOUTH 00 DEGREES 02 MINUTES 11 SECONDS WEST, PARALLEL WITH THE EAST LINE OF THE NORTHWEST QUARTER OF SAID NORTHWEST QUARTER, A DISTANCE OF 534.23 FEET; THENCE NORTH 89 DEGREES 13 MINUTES 05 SECONDS WEST, PARALLEL WITH THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID NORTHWEST QUARTER, A DISTANCE OF 150.00 FEET; THENCE SOUTH 00 DEGREES 02 MINUTES 11 SECONDS WEST, PARALLEL WITH THE EAST LINE OF THE NORTHWEST QUARTER OF SAID NORTHWEST QUARTER, A DISTANCE OF 225.00 FEET; THENCE NORTH 89 DEGREES 13 MINUTES 05 SECONDS WEST, PARALLEL WITH THE SOUTH LINE OF SAID NORTHWEST QUARTER OF SAID NORTHWEST QUARTER, A DISTANCE OF 300 FEET; THENCE SOUTH 00 DEGREES 02 MINUTES 11 SECONDS WEST, PARALLEL WITH THE EAST LINE OF SAID NORTHWEST QUARTER OF SAID NORTHWEST QUARTER, A DISTANCE OF 355.00 FEET; THENCE NORTH 89 DEGREES 13 MINUTES 05 SECONDS WEST, PARALLEL WITH THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID NORTHWEST QUARTER A DISTANCE OF 152.00 FEET; THENCE SOUTH 00 DEGREES 02 MINUTES 11 SECONDS WEST, PARALLEL WITH THE EAST LINE OF THE NORTHWEST QUARTER OF SAID NORTHWEST QUARTER, A DISTANCE OF 12.00 FEET, TO THE NORTHEAST CORNER OF NELSEN'S ADDITION IN THE CITY OF WESTBROOK, MINNESOTA; THENCE NORTH 89 DEGREES 13 MINUTES 05 SECONDS WEST, ALONG THE NORTH LINE OF SAID NELSEN'S ADDITION, A DISTANCE OF 687.44 FEET, TO THE WEST LINE OF SAID NORTHWEST QUARTER; THENCE NORTH 00 DEGREES 01 MINUTE 06 SECONDS WEST, ALONG SAID WEST LINE AND ALONG THE CENTERLINE OF COUNTY STATE AID HIGHWAY NUMBER 7, AS EXISTS, A DISTANCE OF 1127.91 FEET, TO THE POINT OF BEGINNING.

THE TRACT CONTAINS 28.76 ACRES AND IS SUBJECT TO EXISTING COUNTY HIGHWAY EASEMENT, EXISTING COUNTY ROAD EASEMENT AND OTHER EASEMENTS OF RECORD, IF ANY.

PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 107 NORTH, RANGE 38 WEST IN WESTBROOK TOWNSHIP, COTTONWOOD COUNTY, MINNESOTA.



DESCRIPTION

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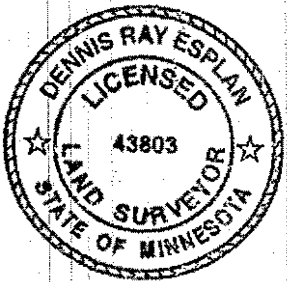
THE TRACT CONTAINS 28.76 ACRES AND IS SUBJECT TO EXISTING COUNTY HIGHWAY EASEMENT, EXISTING COUNTY ROAD EASEMENT AND OTHER EASEMENTS OF RECORD, IF ANY.

N



SCALE: 1" = 200'

● = MONUMENTS FOUND  
○ = MONUMENTS SET  
5/8" IRON STAKE W/CAP NO. 43803



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.

Signature

Dennis Ray Esplan

Date

9-4-2020

Certificate # 43803

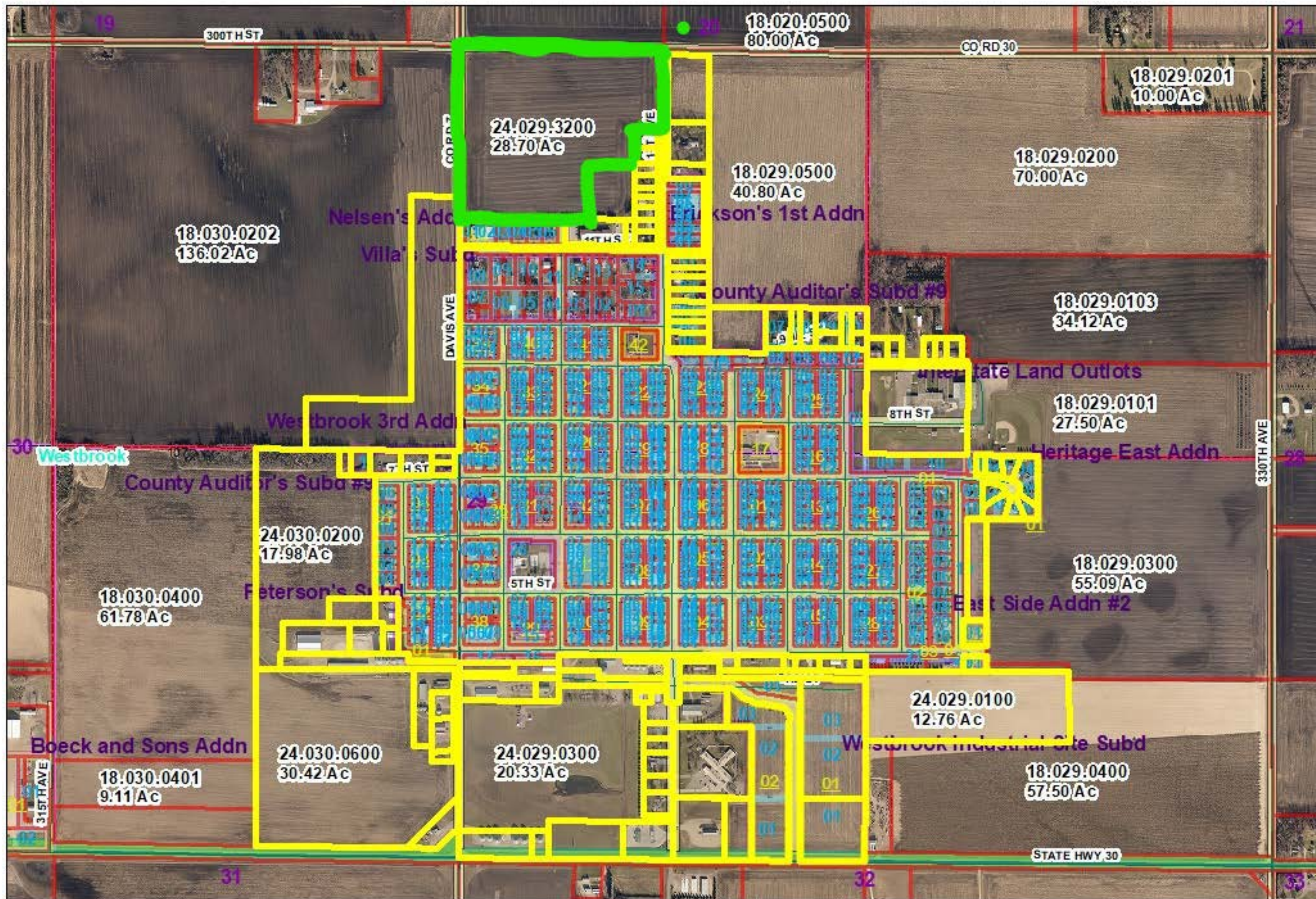
ZIESKE LAND SURVEYING, INC.

Perry L. Zieske P.L.S.  
Dennis Ray Esplan P.L.S.  
840 4th Avenue, Box 94  
Windom, MN 56101  
Phone: (507) 831-0100

SURVEY FOR: MARLOWE NELSEN  
PROJECT NUMBER: C 2016 S  
DATE: JUNE 28, 2020



# WESTBROOK CITY



1 in = 801 ft

08/05/2020

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