

ORDINANCE NO. 76, FOURTH SERIES

AN ORDINANCE AMENDING ZONING ORDINANCE

THE CITY COUNCIL OF REDWOOD FALLS DOES ORDAIN:

SECTION 1. That after a public hearing and review of all the evidence pertaining to the request to re-zone certain real property as referenced in Section 2, the City Council of the City of Redwood Falls makes the following:

FINDINGS OF FACT

1. The amendment is consistent with the applicable policies of the City's Comprehensive and Land Use Plan.
2. The amendment proposes to change the zoning classification of a particular property.
3. The amendment is in the best interest of the public as it promotes orderly development and is not solely for the benefit of a single property owner.
4. The existing uses of property and the zoning classification of property within the general area of the property in question are compatible with the proposed zoning classification.
5. There are reasonable uses of the property in question permitted under the existing zoning classification of R-R.
6. There has been a change in the character or trend of development in the general area of the property in question, which has taken place since such property was placed in its present zoning classification.

SECTION 2. That the following described real estate lying and being in the City of Redwood Falls, Redwood County, Minnesota, to-wit:

The Southeast Quarter (SE1/4) of Section Five (5), Township One Hundred Twelve (112) North, Range Thirty Five (35) West of the 5th P.M., located South of the centerline of Redwood County Ditch No. 52, EXCEPTING THEREFROM the following:

Commencing at the Southeast Corner of said SE1/4, running thence North along the East line of the SE1/4 a distance of 510 feet, thence at right angles West parallel to the South line of said SE1/4 a distance of 640 feet, thence at right angles South a distance of 510 feet to the South line of the SE1/4, thence East a distance of 640 feet to the point of beginning; AND ALSO EXCEPTING THEREFROM the following: Commencing at the Northeast corner of the Southeast Quarter (SE1/4) of said Section 5, Township 112 North, Range 35 West, thence South along the East line of said SE1/4 a distance of 1,011 feet, thence West parallel to the North line of said SE1/4 a distance of 1,196 feet, thence

North parallel to the East line of said SE1/4 to the centerline of County Ditch No. 52, thence Northeasterly along the centerline of County Ditch No. 52, to the North line of said SE1/4, thence East along the North line of said SE1/4 to the point of beginning.

now classified as “R-R, Rural Residential,” be changed to “I-1, Limited Industrial District.”

SECTION 3. That the Zoning Administrator is hereby directed to change the zoning map referred to in Section 6.03 of Chapter 6 of the Unified Development Ordinance in accordance herewith.

SECTION 4. This Ordinance becomes effective from and after its passage and publication.