

ORDINANCE NO. 101, 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 particular properties.
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 properties in question permitted under the existing zoning classification of R-2.
6. There has been a change in the character or trend of development in the general area of the properties in question, which has taken place since such properties were placed in their 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:

See EXHIBIT "A" attached hereto;

AND

See EXHIBIT "B" attached hereto;

AND

All that part of the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 2, Township 112 North, Range 36 West, described as follows: Commencing at the Northeast corner of the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 2, thence West 1320 feet to the Northwest corner of the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section

2, thence South 511 feet to the center line of the Redwood River, thence Northeasterly along the center line of said river to its intersection with the East section line, thence North on the East section line 241 feet to the place of beginning, containing 8 acres, more or less;

now classified as “R-2, Single and Two Family Residential District,” be changed to “R-R, Rural Residential 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.

PASSED AND ADOPTED by the City Council of the City of Redwood Falls, Minnesota this _____ day of _____, 2026.

ATTEST:

Keith Muetzel
City Administrator

Tom Quackenbush
Mayor

(City Seal)

Subscribed and sworn to before me this
_____ day of _____, 2026.

Notary Public

Introduced: February 17, 2026
10 Day Notice:
Approved:
Publication:

EXHIBIT "A"
LEGAL DESCRIPTION

Lots Numbered One (1), Two (2), Three (3), Four (4), Five (5) and the East Ten (10) feet of Lot Number Six (6) of Peavey's Lakeside Addition to the City of Redwood Falls, according to the recorded plat thereof.

AND

A tract of land in the Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4) of Section Two (2), Township One Hundred Twelve (112) North, of Range Thirty-six (36), described as follows: Commencing at the Northeast corner of Lot Number One (1) of Peavey's Lakeside Addition to the City of Redwood Falls, running thence North Fifteen (15) feet, thence Westerly and parallel to the North line of Lots One (1), Two (2) and Three (3) in said Peavey's Lakeside Addition, thence North and running thence North to the North line of said Southwest Quarter (SW 1/4) of the Southeast Quarter (SE 1/4), thence West along the said North line to a point ten (10) feet West of the East line of Lot Number Six (6) in said Peavey's Lakeside Addition, if said East line was extended North, thence South to a point on the North line of said Lot Number Six (6) Ten (10) feet West of the Northeast corner of said Lot Six (6), thence East along the North lines of Lot Six (6), Lot Five (5), Lot Four (4), Lot Three (3), Lot Two (2) and Lot One (1), of Peavey's Lakeside Addition to the point of beginning.

AND

The North 20 feet of the East 595 feet of the Southwest Quarter of the Southeast Quarter of Section Two (2), Township One Hundred Twelve (112) North, of Range Thirty-six (36).

AND

Commencing at a point Twenty feet South (20' S) of the Northeast Corner of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Two (2), Township One Hundred Twelve (112), Range Thirty-six (36), thence West 595 feet; thence South to the North line of Oak Street; thence in an Easterly direction to a point thirty feet North (30' N) of the Northeast Corner of Lot No. One (1) of Peavey's Lakeside Addition to the City of Redwood Falls, thence South to Redwood Lake; thence in an easterly direction along Redwood Lake to the East line of the Southwest Quarter of the Southeast Quarter (SW ¼ SE ¼) of Section Two (2), Township One Hundred Twelve (112) Range Thirty-six (36), thence to the place of beginning.

EXHIBIT "B"
LEGAL DESCRIPTION

All that part of the Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Two (2), in Township One Hundred Twelve (112) North, of Range Thirty-six (36) West of the Fifth Principal Meridian, described as follows: Commencing at the Northeast Corner of Lot Six (6) of Peavey's Lakeside Addition to the City of Redwood Falls, thence Westerly along the North line of said Lot Six (6) a distance of Ten (10) feet, and thence due North a distance of Thirty (30) feet to the point of beginning (Said point being on the Northerly line of Oak Street in said Addition); and from said point of beginning, running thence due North to the North line of said Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of said Section Two (2), thence West along the North line of said Southwest Quarter (SW $\frac{1}{4}$) of the Southeast Quarter (SE $\frac{1}{4}$) of Section Two (2) to the intersection with the Northerly line of said Oak Street, thence South-easterly and Easterly along the North line of said Oak Street to the point of beginning,
AND

The West Thirty (30) feet of Lot Six (6) and all of Lots Seven (7) through Twenty (20) of Peavey's Lakeside Addition to the City of Redwood Falls, according to the recorded plat thereof.

AND

Lot No. Twenty-one (21) Peavey's Lakeview Addition to the City of Redwood Falls, also known as Peavey's Addition to the City of Redwood Falls, according to the recorded plat thereof.