

ORDINANCE NO. 62, FOURTH SERIES

AN ORDINANCE AMENDING ZONING ORDINANCE

THE CITY COUNCIL OF REDWOOD FALLS ORDAINS:

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 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.
3. 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, where the amendment is to change the zoning classification of a particular property.
4. There are reasonable uses of the property in question permitted under the existing zoning classification of R-R, where the amendment is to change the zoning classification of a particular property.
5. 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, where the amendment is to change the zoning classification of a particular property.

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

That part of the Southeast Quarter of Section 6, Township 112 North, Range 35 West, Redwood County, Minnesota, described as follows:

Commencing at the Southwest corner of Prairie Knoll Addition, according to the recorded plat thereof, being the intersection of the centerline of Dekalb Street with the centerline of Minnesota Trunk Highway No. 67; thence South 46 degrees 34 minutes 42 seconds East (bearings based on Redwood County Coordinates, NAD 83, 1996 adjustment), along the Southerly line of said Prairie Knoll Addition, a distance of 263.03 feet to the Southeast corner of said Prairie Knoll Addition; thence North 43 degrees 15 minutes 59 seconds East, along the Easterly line of said Prairie Knoll Addition, a distance of 164.70 feet; thence Northeasterly, 677.42 feet, along said

Easterly line also being a tangential curve concave to the Northwest, having a radius of 1281.00 feet and a central angle of 30 degrees 17 minutes 55 seconds to the point of beginning; thence South 90 degrees 00 minutes 00 seconds East, a distance of 655.70 feet to a 1/2" iron pipe monument; thence South 00 degrees 04 minutes 40 seconds East, a distance of 1024.16 feet to the South line of said Southeast Quarter; thence North 88 degrees 24 minutes 39 seconds East, along said South line, a distance of 1370.33 feet to the Southeast corner of said Section 6; thence North 00 degrees 04 minutes 40 seconds West, along the East line of said Section 6, a distance of 1635.58 feet to the Southeast corner of a parcel of land described as Exception 3 per Document No. A328920; thence South 88 degrees 48 minutes 22 seconds West, along the South line of said parcel of land, a distance of 1448.64 feet to the East line of a parcel of land described as Exception 2 per Document No. A328920; thence South 01 degrees 30 minutes 55 seconds East, along said East line, a distance of 283.13 feet to the Southeast corner of said parcel of land described as Exception 2 per Document No. A328920; thence North 89 degrees 50 minutes 55 seconds West, along the South line of said parcel of land, a distance of 475.00 feet to the Southwest corner of said parcel of land; thence North 00 degrees 09 minutes 05 seconds East, along the West line of said parcel of land, a distance of 310.00 feet to the Northwest corner of said parcel of land; thence South 89 degrees 50 minutes 55 seconds East, along the North line of said parcel of land, a distance of 465.98 feet to the West line of said parcel of land described as Exception 3 per Document No. A328920; thence North 01 degrees 30 minutes 55 seconds West, along said West line, a distance of 291.23 feet to the centerline of County Ditch No. 52; thence North 88 degrees 57 minutes 30 seconds West, along said centerline, a distance of 533.52 feet to the Northeast corner of said Prairie Knoll Addition; thence South 00 degrees 09 minutes 30 seconds West, along said Easterly line of Prairie Knoll Addition, a distance of 663.15 feet; thence Southwesterly, 286.37 feet along said Easterly line also being a tangential curve concave to the Northwest, having a radius of 1281.00 feet and a central angle of 12 degrees 48 minutes 32 seconds to the point of beginning.

now classified as "R-R, Rural Residential," be changed to "R-B, Residential Business 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 5th day of February, 2019.

ATTEST:



Keith Muetzel
City Administrator



Tom Quackenbush
Mayor

(City Seal)

Subscribed and sworn to before me this
5th day of February, 2019.

Caitlin J. Kodet

Notary Public

Introduced: January 15, 2019
10 Day Notice: January 23, 2019
Approved: February 5, 2019
Publication: February 11, 2019

