

ORDINANCE NO. _____

ORDINANCE REZONING APPROXIMATELY 9.72 ACRES OF LAND FROM THE R-1, MIXED SINGLE FAMILY ZONING DISTRICT TO THE R-2 LOW-DENSITY RESIDENTIAL ZONING DISTRICT, AND AMENDING ORDINANCE NO. 2785, KNOWN AS THE ZONING ORDINANCE AND LAND DEVELOPMENT MANUAL OF THE CITY OF ROCHESTER, MINNESOTA.

THE COMMON COUNCIL OF THE CITY OF ROCHESTER DO ORDAIN:

Section 1. The Zoning Map of the City of Rochester as adopted by said Ordinance No. 2785 establishing the various zoning districts and boundaries thereof is amended by rezoning the following described land from the R-1 Mixed Single Family Zoning District to the R-2 Low-Density Residential Zoning District.

That part of the North Half of the Southwest Quarter, Section 29, Township 107 North, Range 13 West, Olmsted County, Minnesota, described as follows:

Beginning at the most southerly corner of Lot 1, Block 3, SHANNON OAKS THIRD SUBDIVISION, according to the plat thereof on file and of record in the office of the County Recorder, Olmsted County, Minnesota; thence northwesterly on an assumed azimuth of 314 degrees 41 minutes 27 seconds along the southwesterly line of said SHANNON OAKS THIRD SUBDIVISION 275.20 feet to the southeasterly line of Outlot A of said SHANNON OAKS THIRD SUBDIVISION; thence southwesterly 224 degrees 41 minutes 27 seconds azimuth along said southeasterly line 134.27 feet to an angle point in said line; thence northwesterly 312 degrees 00 minutes 40 seconds azimuth along the westerly line of said Outlot A 399.34 feet to the southeast corner of Block 1, SHANNON OAKS SIXTH SUBDIVISION, according to the plat thereof on file and of record in the office of the County Recorder, Olmsted County, Minnesota;

thence westerly 283 degrees 44 minutes 32 seconds azimuth along the southerly line of said Block 1, a distance of 368.21 feet; thence northwesterly 311 degrees 48 minutes 04 seconds azimuth along the southwesterly line of said Block 1 a distance of 121.74 feet; thence westerly 269 degrees 42 minutes 14 seconds azimuth 191.21 feet; thence southerly 179 degrees 42 minutes 14 seconds azimuth 301.77 feet; thence southerly 139.42 feet along a tangential curve concave westerly, having a radius of 410.00 feet and a central angle of 19 degrees 28 minutes 59 seconds; thence southerly 199 degrees 11 minutes 13 seconds azimuth 12.60 feet; thence southeasterly 138 degrees 25 minutes 27 seconds azimuth 144.73 feet to the south line of the North Half of said Southwest Quarter; thence easterly 89 degrees 54 minutes 06 seconds azimuth along said south line 1143.88 feet to its intersection with the northwesterly line of Outlot A, SHANNON OAKS FOURTH SUBDIVISION according to the plat thereof on file and of record in the office of the County Recorder, Olmsted County, Minnesota; thence northeasterly 26 degrees 25 minutes 26 seconds azimuth along said northwesterly line 26.63 feet to the point of beginning.

Said tract contains 9.72 acres more or less.

Section 2. EFFECTIVE DATE. This ordinance shall become effective upon the date of its publication.

PASSED AND ADOPTED BY THE COMMON COUNCIL OF THE CITY OF

ROCHESTER, MINNESOTA, THIS 8th July

Randy Staver

PRESIDENT OF SAID COMMON COUNCIL

ATTEST: *Cynthia K. Peterson*

CITY CLERK

APPROVED THIS _____

Kim Norton

MAYOR OF SAID CITY

