

CITY OF CALEDONIA, MINNESOTA

RESOLUTION 2019-015

**A RESOLUTION APPROVING SPECIAL ASSESSMENT
FOR PORTION OF COST OF 2018 E. SOUTH ST. AND S. FIRST ST. PUBLIC
IMPROVEMENT PROJECT**

WHEREAS, pursuant to proper notice duly given as required by law, the Caledonia City Council has met, heard, and passed upon all objections to the proposed assessment for the 2018 E. South St. and S. First St. Public Improvement Project, which included the properties on South First Street from East South Street to the south line of Block 14 and East South Street from South First Street to the east line of Outlots 13 and 14 of Buell's outlots;

NOW, THEREFORE, THE FOLLOWING IS HEREBY RESOLVED by the City Council of the City of Caledonia, Minnesota:

1. Such proposed assessment, a copy of which is attached hereto and made a part hereof, is hereby accepted and shall constitute the special assessment against the lands named therein, and each tract of land therein included is hereby found to be benefited by the proposed improvement in the amount of the assessment levied against it.

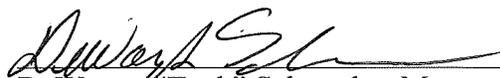
2. Such assessment shall be payable in equal annual installments extending over a period of 20 years, the first of the installments to be payable on or before the first Monday in January 2020 and shall bear interest at the rate of 0 percent per annum from the date of the adoption of this assessment resolution until December 31, 2019. To each subsequent installment, when due, shall be added interest at a rate of 0 percent per annum on all unpaid installments.

3. The owner of any property so assessed may, at any time prior to certification of the assessment to the Houston County auditor, pay the city administrator/clerk/treasurer the whole of the assessment on such property, without any accrued interest.

4. In the event the property is sold or otherwise transferred prior to the end of the 20-year assessment period, the entire remaining amount of the assessment will be due, along with any interest accrued at the time of the transfer.

5. The city clerk/administrator shall forthwith transmit a certified duplicate of this assessment to the Houston County auditor to be added to the property tax lists of Houston County. Such assessments shall be collected and paid over in the same manner as other municipal taxes.

ADOPTED by the Caledonia City Council this 28th day of October, 2019.


DeWayne "Tank" Schroeder, Mayor

ATTEST:


Adam G. Swann, Clerk/Administrator

STATE OF MINNESOTA)
COUNTY OF HOUSTON)
CITY OF CALEDONIA)

I, Adam Swann, city clerk and administrator of the City of Caledonia, do hereby certify that this is a true and correct transcript of the resolution that was adopted at a meeting held on the 29th day of October, 2019, the original of which is on file in this office. I further certify that 5 members voted in favor of this resolution and that 5 members were present and voting.

Signed Adam Swann

Date November 6, 2019

ASSESSMENT ROLL
INSTALLATION OF LOCAL IMPROVEMENT
CITY OF CALEDONIA, MINNESOTA
HOUSTON COUNTY, MINNESOTA

In the event any property assessed is sold or otherwise transferred prior to the end of the 20-year assessment period, the entire remaining amount of the assessment is due on the property, along with any interest accrued at the time of the transfer.

The properties to be assessed are the following described real estate in the City of Caledonia, Houston County, Minnesota.

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Parcel ID Number	Name	Legal Description	Assessment
210382000	C.R. Mix, LLP Gary Becker 822 E. Bush St. Caledonia, MN 55921	The North 90 feet of the East 120 feet of Block 13 of Buell's Addition to the City of Caledonia according to the plat thereof on file and of record in said office of the County Recorder.	\$6,512.05
210383000	Kittleson Masonry, Inc. PO Box 183 Caledonia, MN 55921	Commencing at a point 162 feet South of the Northeast corner of Block Thirteen (13) of Buell's Addition to the City of Caledonia, according to the recorded map or plat thereof on file and of record in the Office of the County Recorder, Houston County, Minnesota, thence West 100 feet, thence South 78 feet, thence East 100 feet, thence North 78 feet to the place of beginning.	\$6,512.05
210383001	Kittleson Masonry, Inc. 410 South 1st St. Caledonia, MN 55921	Commencing ninety feet South of the Northeast corner of Block 13 of Buell's Addition to the City of Caledonia, according to the recorded plat thereof on record and on file in the Office of the Register of deeds of Houston County, Minnesota, running thence West 100 feet; thence South 72 feet; thence East 100 feet; thence North 72 feet to the place of beginning.	\$6,512.05
210388001	K Properties, LLC 728 E. South St. Caledonia, MN 55921	Commencing at a point on the North line of Block 14 of Buell's Addition to the City of Caledonia according to the Plat thereof on file and of record in the office of the County Recorder in and for Houston County, Minnesota, which point is 120 feet East of the Northwest corner thereof, thence South 120 feet, thence East 120 feet to the East line of said Block 14, thence North 120 feet to the Northeast corner of said Block 14, thence West along the North line of said Block 14 to the place of beginning.	\$4,603.55

		Subject to a right of ingress-egress which shall be deemed to run with the lands adjacent to the aforescribed parcel and South thereof, being the West 33 feet of the aforescribed tract.	
210389000	Wade Cordes 409 South 1 st St. Caledonia, MN 55921	That part of Block 14 of Buell's Addition to Caledonia according to the plat thereof on file and of record in the office of the County Recorder, formerly Register of Deeds, in and for said County of Houston described as: Commencing at a point on the West line of said Block 14, 230 feet South along said West line from the Northwest corner of said block 14, thence East 120 feet; thence South 70 feet to the South line of said Block, thence West 120 feet along the South line of said Block to the Southwest corner of said Block, thence North 70 feet along the West line of said Block to the place of beginning.	\$6,512.05
210390000	Donald Burroughs, Jr. 107 W. Adams St. Caledonia, MN 55921	Commencing 130 feet South of the Northwest Corner of Block 14 of Buell's Addition to the City of Caledonia according to the recorded plat thereof, running thence South 100 feet, thence East 120 feet, thence North 100 feet, thence West 120 feet to the point of beginning.	\$6,512.05
210391000	Jeffrey Wild 405 South 1 st . St. Caledonia, MN 55921	Commencing at the Northwest Corner of Block number 14, Buell's Addition to the City of Caledonia according to the plat thereof on file and of record in the Office of the County Recorder in and for Houston County, Minnesota, running thence South 130 feet; thence East 60 feet; thence North 130 feet; thence West 60 feet to the place of beginning, EXCEPT to the North 65 feet thereof.	\$6,512.05
210391001	Eugene and Betty Schwartz 123 W. Caledonia St. Caledonia, MN 55921	Commencing at the Northwest corner of Block number 14, Buell's Addition to the City (formerly Village) of Caledonia, according to the recorded plat thereof on file and of record in	\$4,603.55

		the Office of the County Recorder for Houston County, Minnesota, running thence south 65 feet, thence east 60 feet, thence north 65 feet, thence west 60 feet to the place of beginning.	
210392000	Mary Van Gundy 722 E. South St. Caledonia, MN 55921	That part of Block 14, Buell's Addition to Caledonia according to the plat thereof on file and of record in the office of the County Recorder in and for Houston County, Minnesota, described as follows, to-wit: Commencing at a point on the North line of said Block 14, 60 feet East of the Northwest corner thereof, thence South 120 feet, thence East 60 feet, thence North 120 feet to the North line of said Block 14, thence West along the North line of said Block, 60 feet to the place of beginning.	\$4,603.55
210395001	Kittleson Masonry, Inc. P.O. Box 183 Caledonia, MN	The South 65 feet of the East Half of Block 15, Buell's Addition to the City of Caledonia, Houston County, Minnesota.	\$4,603.55
210396000	C.R. Mix, LLP Gary Becker 822 E. Bush St. Caledonia, MN 55921	An undivided one-eighth interest in: The West half of Block 15 of Buell's Addition to Caledonia, Minnesota according to said plat of said addition on file in said office of the County Recorder, EXCEPT the North 140 feet.	\$4,603.55
210438000	William Gavin 823 E. South Street Caledonia, MN 55921	A tract of Land described as commencing at the Southeast corner of Outlot 12, of Buell's Outlots to the Village of Caledonia, according to the recorded map or plat thereof of record in the office of the register of Deeds, Houston County, Minnesota, thence North along the East line of said Outlot 12, 148 and 1/8 feet, thence West 120 feet, thence South 148 and 1/8 feet to the South line of said Outlot 12, thence East 120 feet to the place of beginning. There is	\$4,603.55

		<p>also dedicated to the public an alley described as follows, to wit</p> <p>Commencing at a point on the West line of said Outlot 12, which is 148 and 1/8 feet South of the Northwest corner of said Outlot 12, thence East 360 feet thence South 20 feet, thence West 360 feet to the West line of said Outlot 12, thence North to the place of beginning EXCEPT Commencing at a point on the West line of Outlot 12, of Buell's Outlots to the Village, now City of Caledonia, which is 148 and 1/8 feet South of the Northwest corner of said Outlot 12, thence East 360 feet, thence South 20 feet, thence West 360 feet, to the West line of said Outlot 12, thence North to the place of beginning.</p>	
210439000	<p>William and Michael Gavin</p> <p>803 E. South Street Caledonia, MN 55921</p>	<p>Part of Outlot Twelve of Buell's Outlots to the City (formerly Village) of Caledonia according to the official plat thereof on file and of record in the Office of the County Recorder in and for said County, described as follows: Commencing at the SW corner of said Outlot 12, running thence North 148 1/8 Feet; thence East 120 Feet; thence South 148 1/8 Feet; Thence West 120 Feet to the place of beginning. Sellers certify that there is no known well located on said premises. Sellers certify that there is no known private septic system located on said premises.</p>	\$4,603.55
210445000	<p>Irvin G. and Agnes M. Rottman</p> <p>921 E. South Street Caledonia, MN 55921</p>	<p>Commencing at the Southwest corner of Lot 13 in Buell's Outlot to the Village of Caledonia, Minn., running thence East along South line 60 feet, thence North 148 1/8 feet, thence West 60 feet, to the West line; thence South 148 1/8 feet to the place of beginning; also a piece commencing at the South East corner of above described land, running thence East on South line 60 feet, thence North 148 1/8 feet, thence West 60 feet,</p>	\$4,603.55

		thence South to beginning, as recorded in book 98, page 545 in the Register of Deeds Office, Houston County, Minnesota; also a piece of land described as commencing at a point 7 feet East of the S.E. corner of out lot 13, Buell's out lots to the Village of Caledonia, Minnesota according to the recorded plat thereon on file and of record in the Office of the Register of Deeds in and for said County of Houston running thence West 187 feet, thence North 77 feet, thence East 187 feet, thence South 77 feet to the place of beginning;	
210447000	Randall L. and Kathryn Mann 828 E. Washington St. Caledonia, MN 55921	Commencing at the Southwest Corner of Lot 13 in Buell's Outlot to the City (formerly Village) of Caledonia, according to the official recorded plat thereof, thence East 120 feet, thence North 148 1/8 feet to the place of beginning.	\$6,512.05
210452000	David W. and Brenda L. Rask 916 E. South Street Caledonia, MN 55921	Outlot 14, except the west 30 feet, all in Buell's Outlots to the City of Caledonia, Houston County, Minnesota, according to the recorded plat thereof.	\$4,603.55
210452002	D & M Olson Trust 808 E. South Street Caledonia, MN 55921	All of Lot 15, also the West 30 feet of Lot 14, all in Buell's Outlots to Caledonia according to the official plat thereof on file and of record in the Office of the County Recorder in and for Houston County, Minnesota EXCEPT the North 80 feet of the East 30 feet of the West 210 feet of said Lot 15.	\$4,603.55
210453000	D & M Olson Trust 808 E. South St. Caledonia, MN 55921	All of Lot 15, also the West 30 feet of Lot 14, all in Buell's Outlots to Caledonia according to the official plat thereof on file and of record in the Office of the County Recorder in and for Houston County, Minnesota EXCEPT the North 80 feet of the East 30 feet of the West 210 feet of said Lot 15.	\$4,603.55
211094000	Mike Rogich	Commencing at the SE corner of Outlot 13 of Buell's Outlots to the	\$6,512.05

	<p>315 S. Ramsey St. Caledonia, MN 55921</p>	<p>City of Caledonia according to the filed plat thereof, running thence East 111 2/3 feet, thence South 83 feet, thence East 40 feet, thence South 277 feet, thence West 151 2/3 feet, thence North 360 feet to the point of beginning, being a part of the SE ¼ of the SW ¼ of Section 18 Township 102 North, of Range 5 West of the Fifth Principal Meridian. Except for That part of the Fractional Southwest Quarter of Section 18, Township 102 North, Range 5 West of the 5th Principal Meridian, Houston County, Minnesota, and more particularly described as follows: Commencing at the South Quarter Corner of said Section, Thence South 89°49'09" West 1360.08 feet along the South Line of said Fractional Southwest Quarter to the Southeast Corner of Buell's Outlots; Thence North 00°00'38" East 291.05 feet along the East Line of said Buell's Outlots to the Point of Beginning; Thence continuing North 00°00'38' East 60 feet along said East Line; Thence North 89°49'09" East 308.95 feet; Thence South 00°00'38" West 60.00 feet; Thence South 89°49'09" West 308.95 feet to the Point of Beginning, Containing 0.426 acre, subject to any easements of record.</p>	
<p>211095000</p>	<p>Richard A. and Yin Chiao Slama 205 E. Lincoln St. Caledonia, MN 55921</p>	<p>Commencing at a point 7 feet East of Northeast corner of out lot 13 of Buell's out lots to Caledonia, Minnesota according to the recorded map or plat thereof in the Office of the County Recorder (formerly Register of Deeds), Houston County, Minnesota, Thence East 120 feet; thence South 316 feet; Thence West 120 feet, thence North 316 feet to beginning, Beging a part of the SE ¼ SW ¼ of Section 18 in Township 102N, of Range 5W of the Fifth Principal Meridian, EXCEPT the</p>	<p>\$6,512.05</p>

		North 120 feet of the above described tract.	
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WITNESS, my hand official as such city clerk/administrator and the seal of said City this 6th day of November, 2019.



Adam G. Swann
City Clerk/Administrator
Caledonia, MN 55921

