

CITY OF NORTHFIELD, MINNESOTA
CITY COUNCIL RESOLUTION 2018-083

A RESOLUTION BY THE MAYOR AND CITY COUNCIL OF THE CITY OF
NORTHFIELD, MINNESOTA, APPROVING THE SALE OF REAL PROPERTY IN
NORTHFIELD, MINNESOTA

WHEREAS, The City of Northfield (“City”) desires to sell certain real property located in Northfield, Minnesota, legally described as:

That part of TRACT A, REGISTERED LAND SURVEY NUMBER 12, Northfield, Rice County Minnesota, Described as Follows: Beginning at the Westerly most corner of Lot 1, Block 1, STROBEL-WERNER ADDITION to the City of Northfield, Rice County, Minnesota; thence North 49 degrees 05 minutes 51 seconds West, a distance of 46.83 feet; thence North 40 degrees 54 minutes 09 seconds East, a distance of 330.00 feet; thence South 49 degrees 05 minutes 51 seconds East, a distance of 46.83 feet; thence South 40 degrees 54 minutes 09 seconds West, a distance of 330.00 feet, to the point of beginning and there terminating;

Torrens Property - Part of Parcel ID #2201276001;

Containing 15,454 square feet, or 0.35 acres more or less;

referred to herein as the “Property”; and

WHEREAS, the buyer of the Property, Strobel & Werner Real Estate Holding Company, LLC (“Company”) is willing to purchase the Property from the City for \$22,716.00; and

WHEREAS, a draft purchase agreement has been prepared for the sale of the Property and is attached hereto as Exhibit A; and

WHEREAS, in accordance with the attached draft purchase agreement, the City and Company expressly understand and agree that the sale of the Property is contingent upon approval by the City Council of the City of Northfield; and

WHEREAS, if any transaction approval as provided in the purchase agreement is not obtained by the closing date stated in the purchase agreement, the purchase agreement shall then be null and void, without further obligation by either party; and

WHEREAS, Minnesota Statutes, Section 462.356, subdivision 2 states that no publicly owned interest in real property within a city shall be acquired or disposed of until after the planning commission has reviewed the proposed acquisition or disposal and

reported in writing to the city council its findings as to compliance of the proposed acquisition or disposal with the comprehensive plan; and

WHEREAS, the Northfield Planning Commission reviewed and found the sale to be in compliance with the comprehensive plan on July 19, 2018.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL THAT: The City Council hereby approves the attached purchase agreement and authorizes and directs the Mayor and City Clerk to execute the purchase agreement substantially in the form hereby approved and such other documents as are necessary to close on the sale of the Property by the City of Northfield to Strobel & Werner Real Estate Holding Company, LLC and that Strobel & Werner Real Estate Holding Company, LLC following closing record the requisite instruments of sale, as applicable, in the Office of the Rice County Recorder.

PASSED by the City Council of the City of Northfield on this 4th day of September, 2018.

ATTEST

City Clerk

Mayor

VOTE: ___ POWNELL ___ COLBY ___ DELONG ___ NAKASIAN
 ___NESS ___ PETERSON WHITE ___ ZWEIFEL

EXHIBIT A
PURCHASE AGREEMENT