

4/14/86 VACATION OF DRAINAGE/UTILITY
EASEMENT
Lot 3, Block 1, THE HABITAT



4801 WEST 50TH STREET, EDINA, MINNESOTA 55424
612-927-8861

June 12, 1986

Thomas S. Erickson, P.A.
Dorsey and Whitney
2200 First Bank Place East
Minneapolis, MN 55402

Re: Vacation of Drainage/Utility Easement - Lot 3, Block 1, The Habitat

Dear Tom:

Enclosed is Notice of Completion for the above referenced vacation of drainage and utility easements.

Will you please have these documents entered into the transfer record of the county auditor and filed with the county recorder.

Very truly yours,

A handwritten signature in cursive script that reads 'Marcella M. Daehn'.

Marcella M. Daehn
City Clerk

enclosure



4801 WEST 50TH STREET, EDINA, MINNESOTA 55424
612-927-8861

NOTICE OF COMPLETION OF PROCEEDINGS
ON VACATION OF EASEMENT FOR DRAINAGE AND UTILITY PURPOSES
IN THE CITY OF EDINA, HENNEPIN COUNTY, MINNESOTA

NOTICE IS HEREBY GIVEN that the City Council of Edina, Hennepin County, Minnesota, on April 14, 1986, adopted a Resolution Vacating Portion of Drainage and Utility Easement after public hearing and notice thereof as required by law and after determining it to be in the best interest of the City and of the public that said easement vacation be made, which resolution ordered the vacation of the following described easement for drainage and utility purposes, all as platted and of record in the office of the Register of Deeds in and for Hennepin County, Minnesota:

That part of the drainage and utility easement over Lot 3, Block 1, THE HABITAT, lying 7.0 feet East of and adjacent to a line run from a point on the North line of said Lot 3, distant 60.00 feet West of the Northeast corner thereof, to a point on the South line of said Lot 3, distant 93.14 feet Southwesterly of the Southeast corner thereof,

EXCEPT that part thereof lying North of a line 20.00 feet South of and parallel with the North line of said Lot 3, and lying 5.00 feet Northwesterly of and parallel with the Southeasterly line of said Lot 3.

The time of completion of proceedings and the effective date of said vacation is April 14, 1986.

BY ORDER OF THE CITY COUNCIL,
CITY OF EDINA

Handwritten signature of Marcella M. Daehn.

Marcella M. Daehn
Marcella M. Daehn
City Clerk



4801 WEST 50TH STREET, EDINA, MINNESOTA 55424
612-927-8861

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CITY OF EDINA

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Marcella M. Daehn
City Clerk



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BY ORDER OF THE CITY COUNCIL,
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Marcella M. Daehn
City Clerk

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BY ORDER OF THE CITY COUNCIL,
CITY OF EDINA

Marcella M. Daehn
City Clerk

STREET AND/OR EASEMENT VACATION REVIEW

CITY ENGINEER by *Frank [Signature]* Acceptable Opposed Conditional

CONDITIONS _____

MINNEGASCO by _____ Acceptable Opposed Conditional

CONDITIONS _____

NORTHWESTERN BELL by _____ Acceptable Opposed Conditional

CONDITIONS _____

N.S.P. by _____ Acceptable Opposed Conditional

CONDITIONS _____

LOCATION LOT 3, BLOCK 1, THE HABITAT

PLEASE SIGN AND RETURN TO INDICATE RECEIPT OF NOTICE

Return to:

City Clerk
City of Edina
4801 W. 50th Street
Edina, MN 55424

CITY OF EDINA
4801 W. 50th Street
Edina, Minnesota 55424

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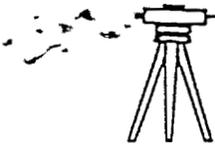
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BY ORDER OF THE EDINA CITY COUNCIL.

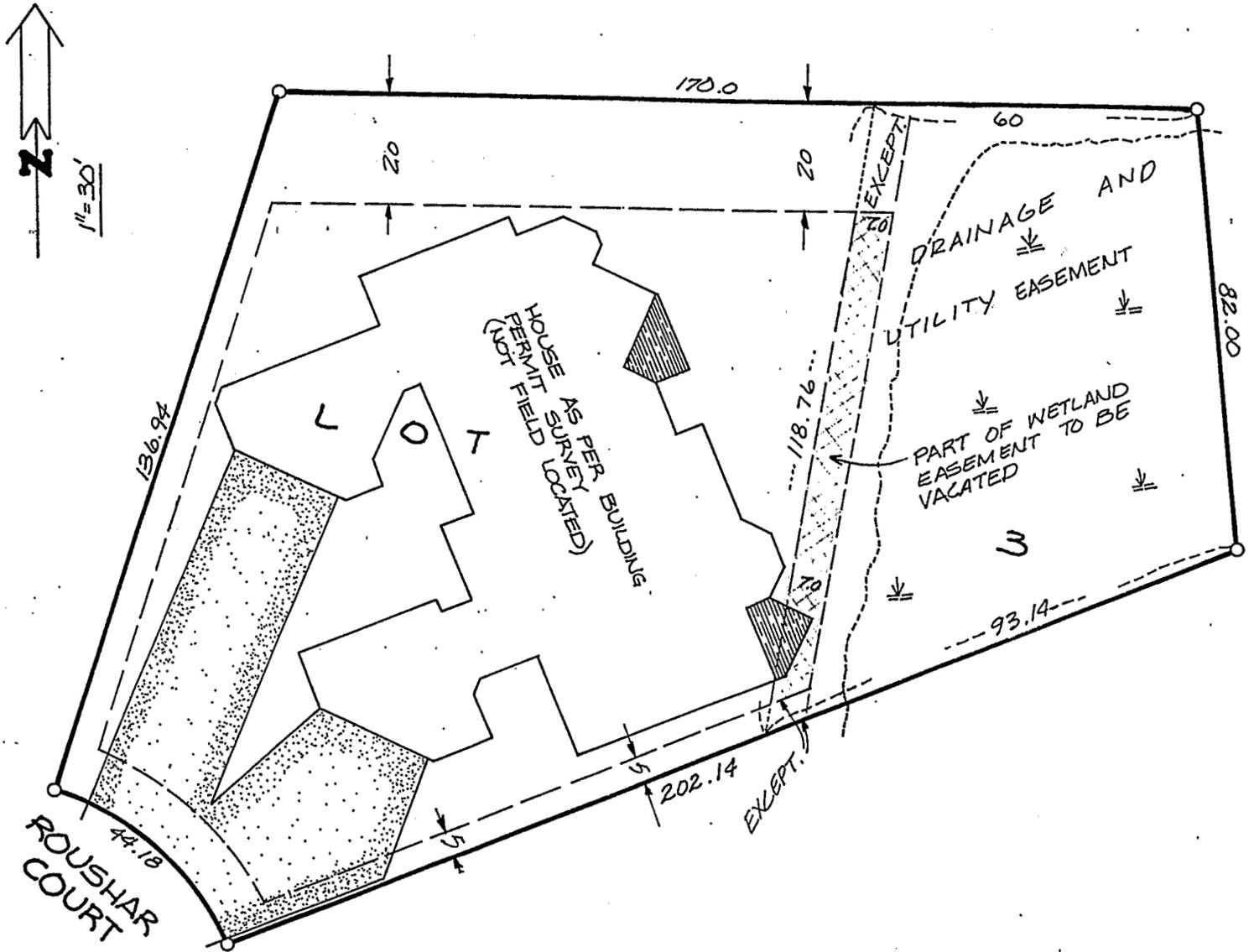
Marcella M. Daehn
City Clerk



CERTIFICATE OF SURVEY

Survey for DARRYL TRONES

Job No. 7410 | Bk. | Pg.



* SEE ATTACHED FOR DRAINAGE AND UTILITY EASEMENT VACATION DESCRIPTION.

I hereby certify that this is a true and correct representation of a survey of the boundaries of LOT 3 BLOCK 1
THE HABITAT HENN County, Minnesota

Surveyed by me this 21ST day of FEBRUARY, 19 86

REVISED VACATION LEGAL
 MARCH 18, 1986 RMS

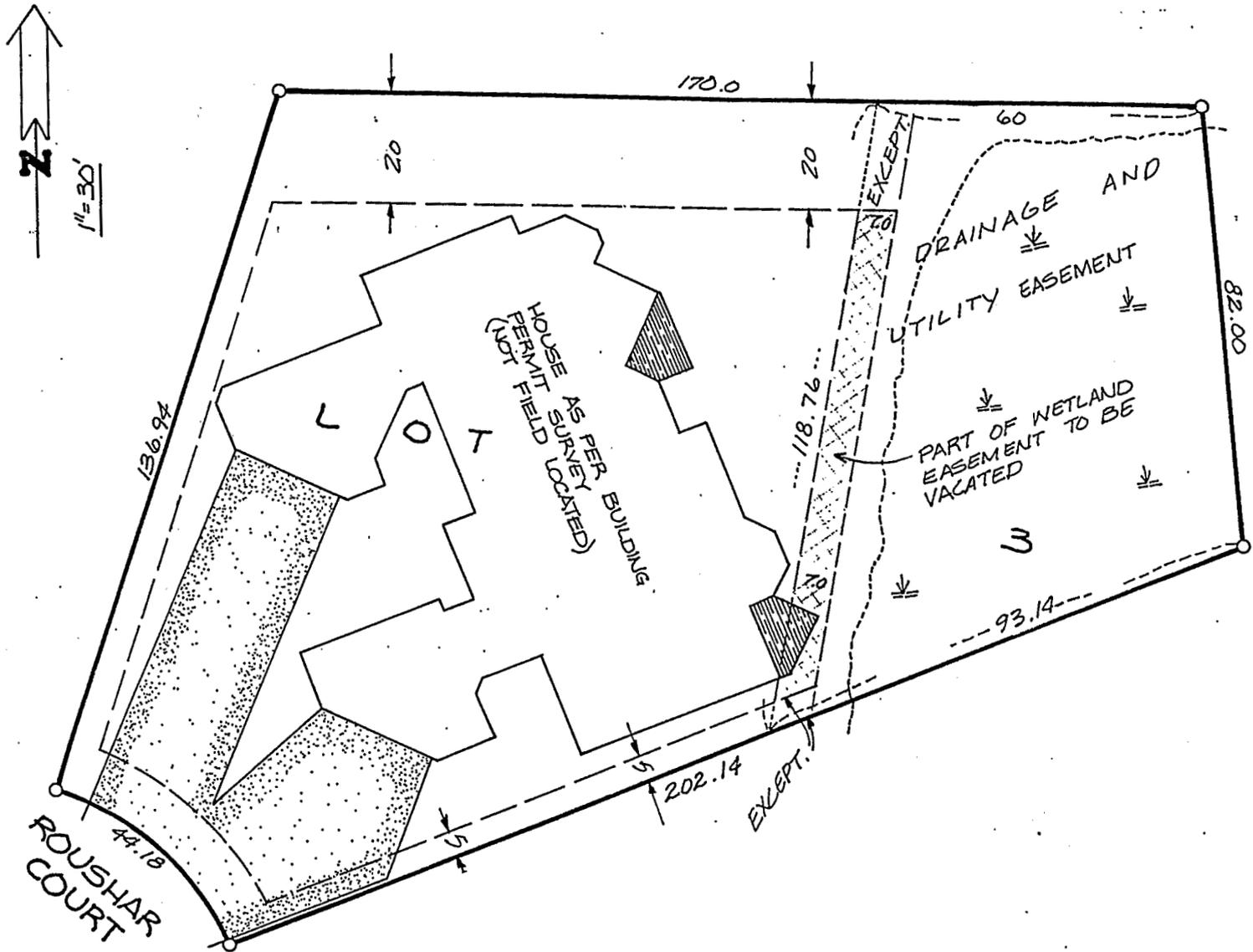
[Signature]



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REVISED VACATION LEGAL
 MARCH 18, 1986 RMS

[Signature]

RON KRUEGER & ASSOCIATES, INC.
 STATE REG. NO. 11271

STREET AND/OR EASEMENT VACATION REVIEW

CITY ENGINEER by _____ Acceptable Opposed Conditional

CONDITIONS _____

MINNEGASCO by _____ Acceptable Opposed Conditional

CONDITIONS _____

NORTHWESTERN BELL by J.C. [Signature] Acceptable Opposed Conditional

CONDITIONS _____

N.S.P. by _____ Acceptable Opposed Conditional

CONDITIONS _____

LOCATION LOT 3, BLOCK 1, THE HABITAT

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Return to:
City Clerk
City of Edina
4801 W. 50th Street
Edina MN 55424

STREET AND/OR EASEMENT VACATION REVIEW

CITY ENGINEER by _____ Acceptable Opposed Conditional

CONDITIONS _____

MINNEGASCO BY *D. Johnson 4-7-86* Acceptable Opposed Conditional

CONDITIONS _____

NORTHWESTERN BELL by _____ Acceptable Opposed Conditional

CONDITIONS _____

N.S.P. by _____ Acceptable Opposed Conditional

CONDITIONS _____

LOCATION LOT 3, BLOCK 1, THE HABITAT

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Return to:

City Clerk
City of Edina
4801 W. 50th Street
Edina, MN 55424

CITY OF EDINA
4801 W. 50th Street
Edina, Minnesota 55424

NOTICE OF PUBLIC HEARING ON VACATION
OF EASEMENT FOR DRAINAGE AND UTILITY PURPOSES
IN THE CITY OF EDINA, HENNEPIN COUNTY, MINNESOTA

NOTICE IS HEREBY GIVEN that the City Council of the City of Edina, Hennepin County, Minnesota, will meet at the Edina City Hall, 4801 W. 50th Street on April 14, 1986, at 7:00 p.m. for the purpose of holding a public hearing on the proposed vacation of the following easements for drainage, utility and street purposes:

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BY ORDER OF THE EDINA CITY COUNCIL.

Marcella M. Daehn
City Clerk

SCV



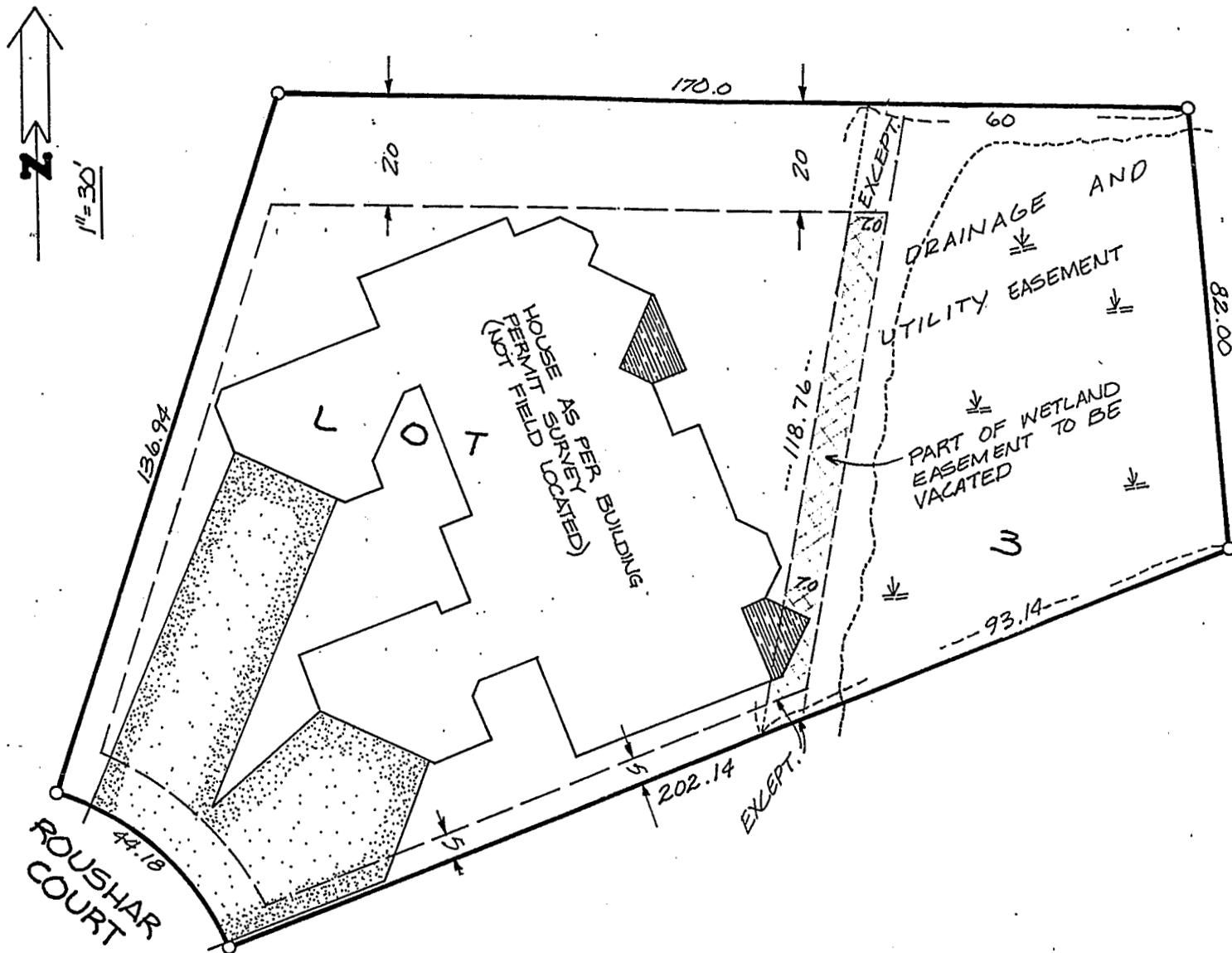
RON KRUEGER & ASSOCIATES, INC.

REGISTERED LAND SURVEYORS
7382 WASHINGTON AVENUE SO. EDEN PRAIRIE, MINN. 55344 PHONE 612-941-3030

CERTIFICATE OF SURVEY

Survey for DARRYL TRONES

Job No. 7410 Bk. Pg.



* SEE ATTACHED FOR DRAINAGE AND UTILITY EASEMENT VACATION DESCRIPTION.

I hereby certify that this is a true and correct representation of a survey of the boundaries of LOT 3 BLOCK 1
THE HABITAT, HENN County, Minnesota

Surveyed by me this 21ST day of FEBRUARY, 19 86

REVISED VACATION LEGAL
MARCH 18, 1986 RMS

RON KRUEGER & ASSOCIATES, INC.
STATE REG. NO. 14274

STREET AND/OR EASEMENT VACATION REVIEW

CITY ENGINEER by _____ Acceptable Opposed Conditional

CONDITIONS _____

MINNEGASCO by _____ Acceptable Opposed Conditional

CONDITIONS _____

NORTHWESTERN BELL by _____ Acceptable Opposed Conditional

CONDITIONS _____

N.S.P. by J. E. Fraser Acceptable Opposed Conditional

CONDITIONS _____

LOCATION LOT 3, BLOCK 1, THE HABITAT

PLEASE SIGN AND RETURN TO INDICATE RECEIPT OF NOTICE

Return to:
City Clerk
City of Edina
4801 W. 50th Street
Edina MN 55424

1/1/74

STATE OF MINNESOTA)
COUNTY OF HENNEPIN) SS
CITY OF EDINA)

CERTIFICATE OF MAILING NOTICE

I, the undersigned, being the duly qualified acting City Clerk of the City of Edina, Minnesota, hereby certify that on the following date March 28, 19 86, acting on behalf of said City I deposited in the United States mail copies of the attached NOTICE OF PUBLIC HEARING - VACATION OF EASEMENTS LOT 3, BLOCK 1, THE HABITAT (Exhibit A), enclosed in sealed envelopes, with postage thereon duly prepaid, addressed to the persons at the addresses as shown on the mailing list (Exhibit B) attached to the original hereof, which list is on file in my office, said persons being those appearing on the records of the County Auditor as owners of the property listed opposite their respective names, as of a date 14 days prior to the date of the hearing; and that I also sent said notice to the following corporations at the indicated addresses whose property is exempt from taxation and is therefore not carried on the records of said County Auditor.

<u>Name</u>	<u>Address</u>
_____	_____
_____	_____
_____	_____
_____	_____

WITNESS my hand and seal of said City this 28th day of March, 19 86.

Martha M. Daehn
Edina City Clerk

CITY OF EDINA
4801 W. 50th Street
Edina, Minnesota 55424

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BY ORDER OF THE EDINA CITY COUNCIL.

Marcella M. Daehn
City Clerk



RON KRUEGER & ASSOCIATES, INC.

REGISTERED LAND SURVEYORS
7382 WASHINGTON AVENUE SO. EDEN PRAIRIE, MINN. 55344 PHONE 612-941-3030

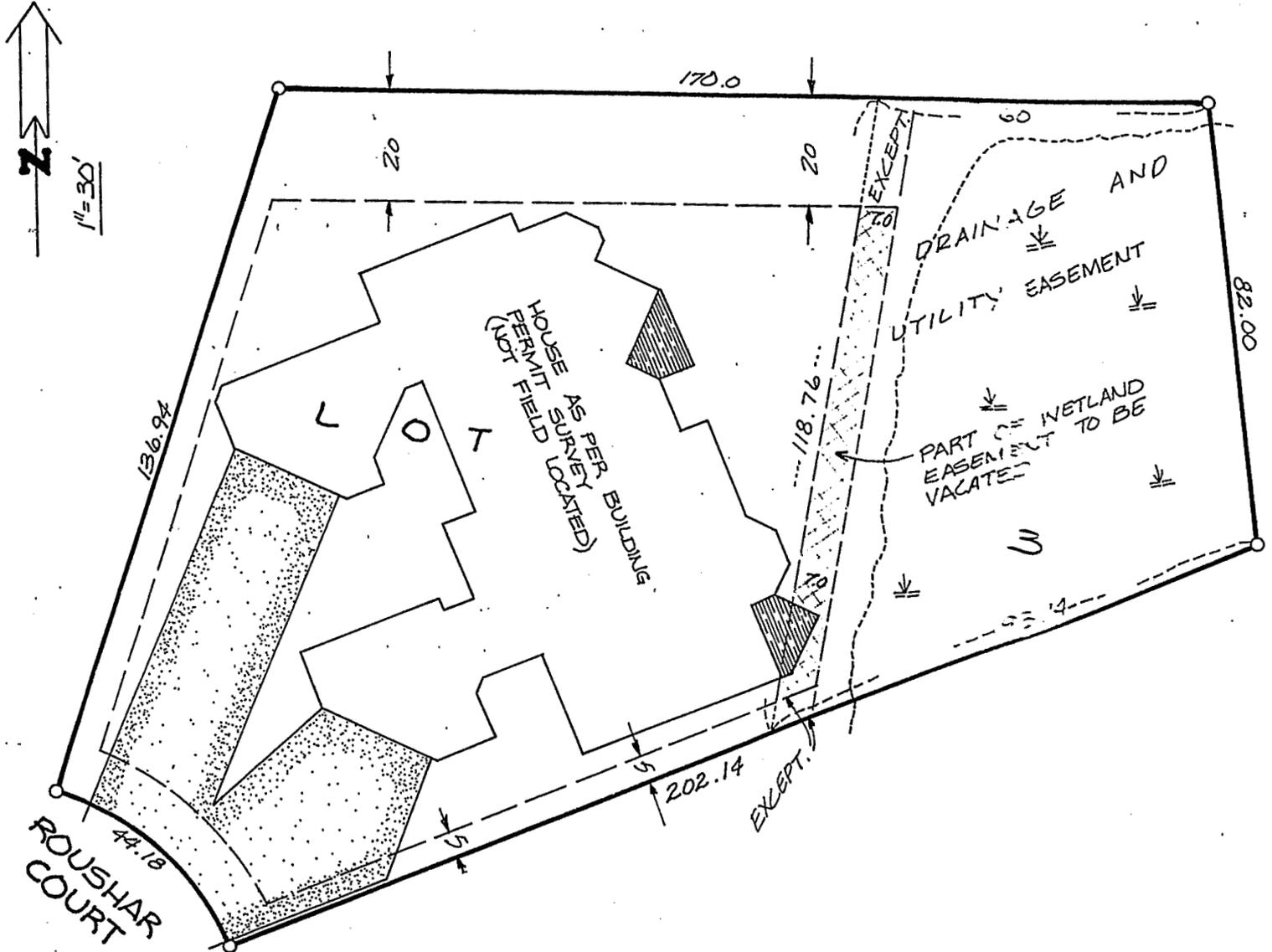
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Survey for DARRYL TRONES

Job No. 7410

Bk.

Pg.



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Surveyed by me this 21ST day of FEBRUARY, 19 86

REVISED VACATION LEGAL
MARCH 18, 1986 RMS

RON KRUEGER & ASSOCIATES INC.

MAILING LIST - VACATION OF EASEMENTS - Lot 3, Block 1, THE HABITAT

31-117-21-33-0521 Richard W. & Joy B. Skow
6102 Waterford Court
Edina, MN 55436

0520 Ernest S. & Audrey R. Halpern
6100 Waterford Court
Edina, MN 55436

0425 Rudy Trones Construction, Inc.
The Habitat
c/o Gleason, Wentz & Company
3600 W. 80th Street
Minneapolis, MN 55420

0522 H. D. & Joan A. Elverum
6101 Waterford Court
Edina, MN 55436

0523 Marvin W. Bros
6103 Waterford Court
Edina, MN 55436

31-117-21-34-0034 Jerome Bieter
6102 Habitat Court (36)

Edina West Condominium Association
c/o Carol Helling
6075 Lincoln Dr. #200
Edina, MN 55436

Stuart E. Fraser
Normandale Division
Northern States Power Co.
5309 W. 70th Street
Edina, MN 55436

William Schramm
Minnegasco
700 Linden Avenue
Minneapolis, MN 55430

Don Romain
NW Bell Telephone Company
6244 Cedar Avenue So.
Richfield, MN 55423

Darryl Trones (Petitioner)
6011 Knox Avenue So.
Minneapolis, MN 55419

CITY OF EDINA
4801 W. 50th Street
Edina, Minnesota 55424

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BY ORDER OF THE EDINA CITY COUNCIL.

Marcella M. Daehn
City Clerk

Minnesota Suburban Newspapers, Inc.

AFFIDAVIT OF PUBLICATION

(Official Publication)
 CITY OF EDINA
 4601 W. 56th Street
 EDINA, MINNESOTA 55424
**NOTICE OF PUBLIC HEARING ON
 VACATION OF EASEMENT FOR
 DRAINAGE AND UTILITY
 PURPOSES IN THE CITY OF
 EDINA, HENNEPIN COUNTY,
 MINNESOTA**
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 BY ORDER OF THE EDINA CITY COUNCIL.
 MARCELLA M. DAEHN
 City Clerk
 (March 28 &
 April 2, 1986)-ED

STATE OF MINNESOTA)
 SS.
 COUNTY OF HENNEPIN)

Donald K. Mortenson, being duly sworn on an oath says that he/she is the publisher or authorized agent and employee of the publisher of the newspaper known as Edina Sun-Current, and has full knowledge of the facts which are stated below.

(A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper, as provided by Minnesota Statute 331A.02, 331A.07, and other applicable laws, as amended.

(B) The printed Notice of Public Hearing

which is attached was cut from the columns of said newspaper; and was printed and published once each week, for two successive weeks; it was first published on Wednesday, the 26 day of March, 1986, and was thereafter printed and published on every Wednesday to and including Wednesday, the 2 day of April, 1986; and printed below is a copy of the lower case alphabet from A to Z, both inclusive, which is hereby acknowledged as being the size and kind of type used in the composition and publication of the notice:

abcdefghijklmnopqrstuvwxy

BY: Donald K. Mortenson
 TITLE: Operations Manager

Subscribed and sworn to before me on this 2 day of April, 1986.

Meridel M. Hedblom
 Notary Public
 MERIDEL M. HEDBLOM
 NOTARY PUBLIC - MINNESOTA
 HENNEPIN COUNTY
 My commission expires July 2, 1986

RATE INFORMATION

(1) Lowest classified rate paid by commercial users for comparable space	\$ <u>2.10 per line</u> (Line, word, or inch rate)
(2) Maximum rate allowed by law for the above matter	\$ <u>36.5¢ per line</u> (Line, word, or inch rate)
(3) Rate actually charged for the above matter	\$ <u>35¢ per line</u> (Line, word, or inch rate)

(Official Publication)
CITY OF EDINA
4801 W. 50th Street
Edina, Minnesota 55424

CITY OF EDINA
4801 W. 50th Street
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BY ORDER OF THE EDINA CITY COUNCIL.

Marcella M. Daehn
City Clerk

Please publish in the Edina Sun-Current on March 26 and April 2, 1986.
Please send two Affidavits of Publication.

Minnesota Suburban Newspapers, Inc.

AFFIDAVIT OF PUBLICATION

STATE OF MINNESOTA)
 ss.
 COUNTY OF HENNEPIN)

Donald K. Mortenson, being duly sworn on an oath says that he/she is the publisher or authorized agent and employee of the publisher of the newspaper known as Edina Sun-Current, and has full knowledge of the facts which are stated below.

(A) The newspaper has complied with all of the requirements constituting qualification as a qualified newspaper, as provided by Minnesota Statute 331A.02, 331A.07, and other applicable laws, as amended.

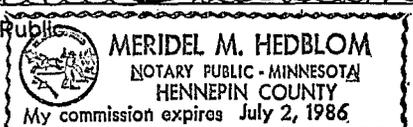
(B) The printed Notice of Public Hearing

which is attached was cut from the columns of said newspaper; and was printed and published once each week, for two successive weeks; it was first published on Wednesday, the 26 day of March, 1986, and was thereafter printed and published on every Wednesday to and including Wednesday, the 2 day of April, 1986; and printed below is a copy of the lower case alphabet from A to Z, both inclusive, which is hereby acknowledged as being the size and kind of type used in the composition and publication of the notice:

abcdefghijklmnopqrstuvwxyz

BY: Donald K. Mortenson
 TITLE: Operations Manager

Subscribed and sworn to before me on this
2 day of April, 1986.

Meridel M. Hedblom
 Notary Public

 MERIDEL M. HEDBLOM
 NOTARY PUBLIC - MINNESOTA
 HENNEPIN COUNTY
 My commission expires July 2, 1986

RATE INFORMATION

(1) Lowest classified rate paid by commercial users for comparable space	\$ <u>2.10 per line</u> (Line, word, or inch rate)
(2) Maximum rate allowed by law for the above matter	\$ <u>36.5¢ per line</u> (Line, word, or inch rate)
(3) Rate actually charged for the above matter	\$ <u>35¢ per line</u> (Line, word, or inch rate)

(Official Publication)
 CITY OF EDINA
 4901 W. 50th Street
 EDINA, MINNESOTA 55424
NOTICE OF PUBLIC HEARING ON VACATION OF EASEMENT FOR DRAINAGE AND UTILITY PURPOSES IN THE CITY OF EDINA, HENNEPIN COUNTY, MINNESOTA
 NOTICE IS HEREBY GIVEN that the City Council of the City of Edina, Hennepin County, Minnesota, will meet at the Edina City Hall, 4901 W. 50th Street on April 24, 1986, at 7:00 p.m. for the purpose of holding a public hearing on the proposed vacation of the following easements for drainage, utility and street purposes:
 That part of the drainage and utility easement over Lot 3, Block 1, THE HABITAT, lying 7.0 feet East of and adjacent to a line run from a point on the North line of said Lot 3, distant 60.00 feet West of the Northeast corner thereof, to a point on the South line of said Lot 3, distant 92.14 feet Southwesterly of the Southeast corner thereof.
 EXCEPT that part thereof lying North of a line 20.00 feet South of and parallel with the North line of said Lot 3, and lying 5.00 feet Northwesterly of and parallel with the Southeasterly line of said Lot 3.
 All persons who desire to be heard with respect to the question of whether or not the above proposed easement vacation is in the public interest and should be made shall be heard at said time and place. The Council shall consider the extent to which such proposed easement vacation affects existing easements within the area of the proposed vacation and the extent to which the vacation affects the authority of any person, corporation, or municipality owning or controlling electric or telephone poles and lines, gas and sewer lines, or water pipes, mains, and hydrants on or under the area of the proposed vacation, to continue maintaining the same or to enter upon such easement area or portion thereof vacated to maintain, repair, replace, remove, or otherwise attend thereto, for the purpose of specifying, in any such vacation resolution, the extent to which any or all of any such easements, and such authority to maintain, and to enter upon the area of the proposed vacation, shall continue.
BY ORDER OF THE EDINA CITY COUNCIL.
 MARCELLA M. DAEHN
 City Clerk
 (March 26 &
 April 2, 1986) -ED

(Official Publication)
CITY OF EDINA
4801 W. 50th Street
Edina, Minnesota 55424

CITY OF EDINA
4801 W. 50th Street
Edina, Minnesota 55424

NOTICE OF PUBLIC HEARING ON VACATION
OF EASEMENT FOR DRAINAGE AND UTILITY PURPOSES
IN THE CITY OF EDINA, HENNEPIN COUNTY, MINNESOTA

NOTICE IS HEREBY GIVEN that the City Council of the City of Edina, Hennepin County, Minnesota, will meet at the Edina City Hall, 4801 W. 50th Street on April 14, 1986, at 7:00 p.m. for the purpose of holding a public hearing on the proposed vacation of the following easements for drainage, utility and street purposes:

That part of the drainage and utility easement over Lot 3, Block 1, THE HABITAT, lying 7.0 feet East of and adjacent to a line run from a point on the North line of said Lot 3, distant 60.00 feet West of the Northeast corner thereof, to a point on the South line of said Lot 3, distant 93.14 feet Southwesterly of the Southeast corner thereof,

EXCEPT that part thereof lying North of a line 20.00 feet South of and parallel with the North line of said Lot 3, and lying 5.00 feet Northwesterly of and parallel with the Southeasterly line of said Lot 3.

All persons who desire to be heard with respect to the question of whether or not the above proposed easement vacation is in the public interest and should be made shall be heard at said time and place. The Council shall consider the extent to which such proposed easement vacation affects existing easements within the area of the proposed vacation and the extent to which the vacation affects the authority of any person, corporation, or municipality owning or controlling electric or telephone poles and lines, gas and sewer lines, or water pipes, mains, and hydrants on or under the area of the proposed vacation, to continue maintaining the same or to enter upon such easement area or portion thereof vacated to maintain, repair, replace, remove, or otherwise attend thereto, for the purpose of specifying, in any such vacation resolution, the extent to which any or all of any such easements, and such authority to maintain, and to enter upon the area of the proposed vacation, shall continue.

BY ORDER OF THE EDINA CITY COUNCIL.

Marcella M. Daehn
City Clerk

Please publish in the Edina Sun-Current on March 26 and April 2, 1986.
Please send two Affidavits of Publication.

CITY OF EDINA

PUBLIC RIGHT-OF-WAY VACATION APPLICATION

Date Initiated 2-20-86

1) I hereby petition the City Council of the City of Edina to vacate all of the following described public right-of-way:

- Street
- Alley
- Utility Easement
- Drainage Easement
- Other _____
(describe)

Description of area proposed to be vacated:

	TOTAL	75.00
<u>ON SURVEY</u>		
		<u>02/25/86</u>

Attach copy of scaled drawing showing in full detail the proposed vacation.

Representing THE HABITAT homeowners assoc.

Signature *[Signature]*

Address 6011 Knox Ave. S. Mpls. 55419

Telephone 861-8023

2) Review

CITY ENGINEER by _____ Acceptable Opposed Conditional
Conditions _____

MINNEGASCO by _____ Acceptable Opposed Conditional
Conditions _____

N.W. BELL by _____ Acceptable Opposed Conditional
Conditions _____

N.S.P. by _____ Acceptable Opposed Conditional
Conditions _____



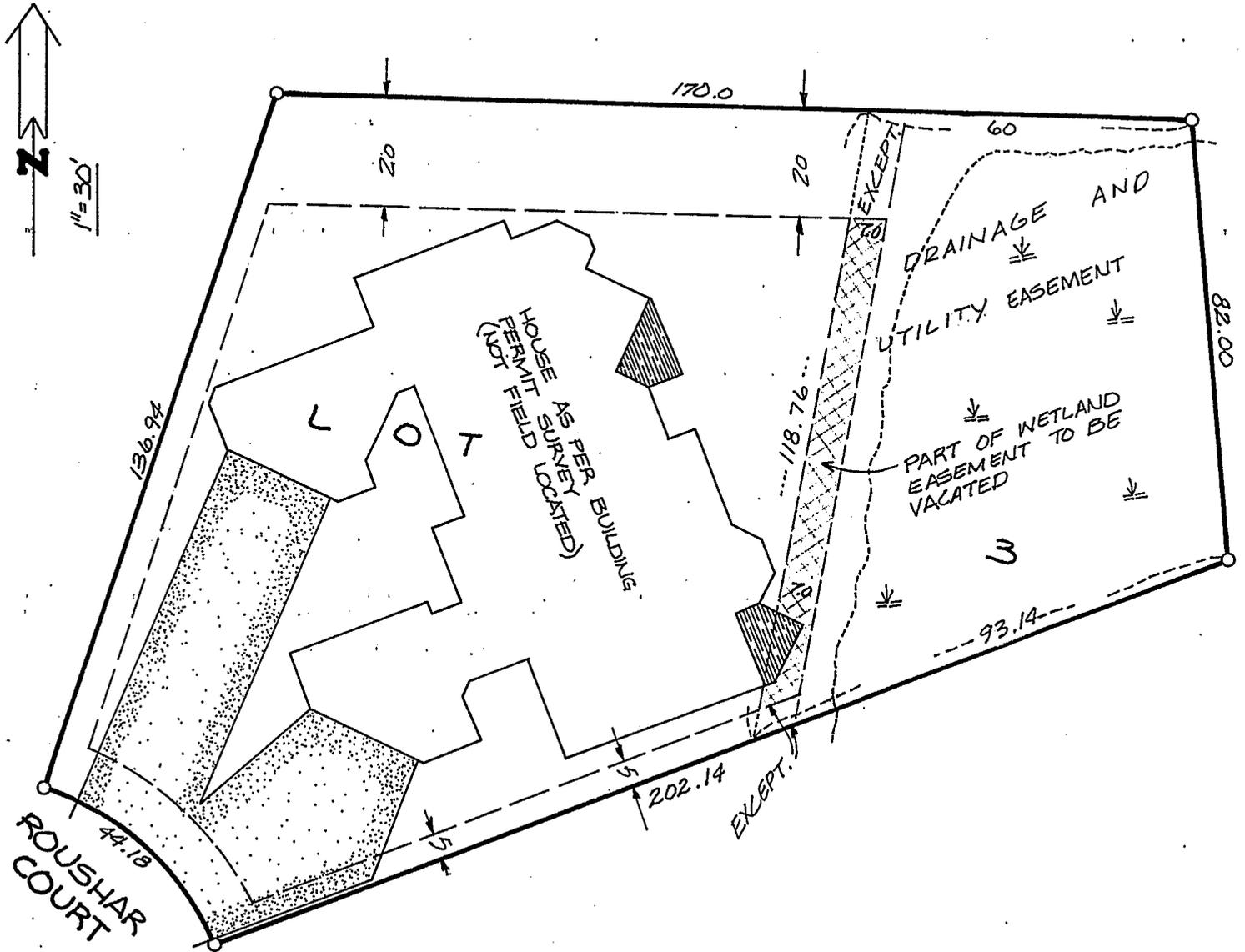
RON KRUEGER & ASSOCIATES, INC.

REGISTERED LAND SURVEYORS
7382 WASHINGTON AVENUE SO. EDEN PRAIRIE, MINN. 55344 PHONE 612-941-3030

CERTIFICATE OF SURVEY

Survey for DARRYL TRONES

Job No. 7410 Bk. Pg.



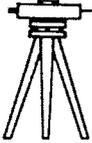
* SEE ATTACHED FOR DRAINAGE AND UTILITY EASEMENT VACATION DESCRIPTION.

I hereby certify that this is a true and correct representation of a survey of the boundaries of LOT 3 BLOCK 1
THE HABITAT, HENN County, Minnesota

Surveyed by me this 21ST day of FEBRUARY, 19 86

REVISED VACATION LEGAL
MARCH 18, 1986 RMS

RON KRUEGER & ASSOCIATES, INC.
STATE REG. NO. 14374



RON KRUEGER & ASSOCIATES, INC.

LAND SURVEYING • ENGINEERING • PLANNING

7382 WASHINGTON AVENUE SO. • EDEN PRAIRIE, MINNESOTA 55344 • PHONE (612) 941-3030

LEGAL DESCRIPTION FOR PROPOSED VACATION OF DRAINAGE AND UTILITY EASEMENT

That part of the drainage and utility easement over Lot 3, Block 1, THE HABITAT, lying 7.0 feet East of and adjacent to a line run from a point on the North line of said Lot 3, distant 60.00 feet West of the Northeast corner thereof, to a point on the South line of said Lot 3, distant 93.14 feet Southwesterly of the Southeast corner thereof,

EXCEPT that part thereof lying North of a line 20.00 feet South of and parallel with the North line of said Lot 3, and lying 5.00 feet Northwesterly of and parallel with the Southeasterly line of said Lot 3.