

INFORMATIONAL MEETING NOTIFICATION

August 8th, 2023

System: Faribault and Martin County Joint Judicial Ditch #25
Location: Faribault County – Winnebago Township Sections 29-32;
Martin County – Nashville Township Sections 24-25, 36

RE: Redetermination of Benefits Informational Meeting

Dear Landowner:

There will be an informational meeting held on **Monday, August 28th, 2023, at 9:00 am at the Ag Center Conference Room** (415 South Grove Street Blue Earth, Minnesota 56013) on Faribault and Martin County Joint Judicial Ditch #25 (JD25FM). A redetermination of benefits and damages was ordered on September 20th, 2022, due to the benefits not reflecting reasonable present-day land values and change in the benefited area. This meeting will cover the benefit values. **This process determines what each parcel pays towards repairs and maintenance of the system.**

Landowners can join this meeting 1 of the following 3 ways.

1. In person at the Ag Center Conference Room (415 South Grove Street Blue Earth, MN 56013) ***Map on Back**
2. By phone/call-in
3. By Zoom (internet meeting)

If you would like to join the meeting via Zoom you will need a computer, internet, microphone, and speakers. If you do not have a microphone built into your computer, you can call in as well to be able to hear and talk. **If you would like to join via Zoom and/or phone/call-in, please contact the one of the following by Friday, August 25th, 2023, for information needed.**

County Drainage Department	Phone Number	Email
Martin County	507-238-3130	shane.fett@co.martin.mn.us
Faribault County	507-526-2388	linda.adams@co.faribault.mn.us

The informational meeting is to discuss the benefit values and get landowner feedback and concerns. The Viewers will be available for questions at the meeting. If you have questions or concerns, please contact the Faribault County Drainage Department at 507-526-2388 or the Martin County Drainage Department at 507-238-3130.

Sincerely,

Faribault & Martin County Drainage Departments



TO: Landowners on Faribault – Martin Counties JD-25

RE: Landowner informational meeting

Monday, August 28, 2023 9:00AM
Blue Earth Ag Center
Ag Center Conference Room
415 South Grove Street
Blue Earth, Minnesota 56013
507-526-2388

The Faribault – Martin Counties Drainage Authority ordered a Redetermination of Benefits of Faribault – Martin Counties JD-25. Viewers have been appointed to determine the benefits and damages to all property within the watershed of JD-25. The redetermination of benefits and damages is the process in drainage law where Viewers determine a benefit value for each parcel within the watershed. The parcel benefit value is used to calculate a percent of total benefits. These percentages are then used to determine how much each parcel pays for repairs and maintenance on the County drainage system.

The Viewers will explain the viewing process and listen to any concerns.

Viewers

Mark Behrends	507-383-6364
Bob Hanson	507-383-6288
Kendall Langseth	507-391-3438
Bruce Ness	507-383-7630

Note: Because of privacy laws, the Ditch Viewers are unable to obtain information regarding land enrolled in government programs. This documentation is asked to be provided by the landowners. If you have land enrolled in a **permanent** government program such as WRP, CREP, RIM, EWP, or WREP, please contact us to provide this documentation. **(This may save you some money) (CRP acres do not qualify)** This also refers to any unique drainage situations.

ditchviewers@gmail.com Ditch viewers, 20060 700th Avenue, Albert Lea, Minnesota 56007

JD116MFBE

24

19

20

21

210th St

JCD201FM

320th Ave

7

330th Ave

29

28

Nashville
Township

310th Ave

1

JD25FM

200th St

12

T104R-3
Winnebago
City

36

31

32

33

Center
Creek
Township







190th St

5

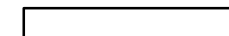
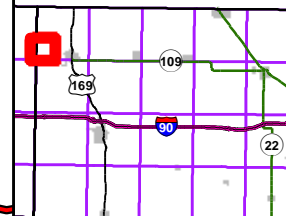
4

FARIBAULT MARTIN JUDICIAL DITCH NO. 25 (JD25FM)

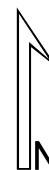
Legend

-  Ditch Viewer Basins
-  Public Open Ditch
-  Public Tile
-  Public Watercourse
-  River or Stream
-  Survey Township

Disclaimer: Faribault County does not warrant or guarantee accuracy of the GIS data. The data is meant for reference purposes only and should not be used for official decisions. The data contained in the maps were compiled from the best available records that could be found and may contain errors or omissions.



1 inch = 1,667 feet



www.co.faribault.mn.us

**Faribault - Martin Counties JD-25
Redetermination of Benefits
Viewers Report
July 30, 2023
(Draft)**

Valuation prior to drainage

Beginning land use, property value, and economic productivity have been determined with the consideration that the benefited properties within the watershed originally did not have an adequate outlet for artificial drainage.

- "A" – Standing water or cattails, wetland classification with economic productivity for agriculture purposes of \$0 per acre, and a market value of \$1,000 to \$2,000
- "B" – Seasonally flooded/pasture ground. Pasture classification with economic productivity of \$140 per acre based on grazing days and/or hay values, and a market value of \$2,500 to \$4,500
- "C" – Wet subsoil – Generally farmable land with moderate crop potential, with annual economic productivity of \$670 per acre based upon average annual yield of 70% of optimum with \$373 production costs, and a market value of \$5,000 to \$7,500
- "D" – Upland areas not needing much artificial drainage and intermixed with wetter soils, with annual economic productivity of \$814 per acre based upon an average annual yield of 85% of optimum with \$373 production costs, and a market value of \$5,000 to \$7,000

Valuation with NRCS recommended drainage

Potential land use, property value, and an increase in economic productivity, after public and private drainage have been installed as NRCS design standards as recommended in the Minnesota Drainage Guide, using current crop rotation, income, and expense:

- "A" – Drained slough area, medium classification land with economic productivity of \$833 per acre based upon average production of 87% of optimum with \$373 per acre production costs, and a market value of \$5,000 to \$7,000
- "B" – Well drained ground, high land classification with economic productivity of \$862 per acre based upon average annual production of 90% of optimum with \$373 production costs, and a market value of \$6,000 to \$9,000
- "C" – Well drained ground, highest land classification with economic productivity of \$900 per acre based upon average annual production of 94% of optimum with \$373 production costs, and a market value of \$6,500 to \$9,500
- "D" – Well drained ground, high land classification with improved farm ability, with economic productivity of \$929 per acre based upon average production of 97% of optimum with \$373 production costs, and a market value of \$6,000 to \$8,500

Utilizing these productive values, potential benefit values were determined for the system based upon a 25 year effective life with proper maintenance, private tile improvement cost were depreciated over the same 25 year period, and an allowance of 0.5% return on the system investment. A three year average County yield was used for the benefit value calculations along with a three year average sale price for the corn and beans.

Increased productivity

<u>Crop</u>	<u>Yield</u>	<u>Value</u>	<u>Income</u>	<u>%</u>	<u>Adjusted</u>
Corn	212.3	\$5.32	\$1,129	50%	\$565
Beans	62.9	\$12.49	\$785	50%	\$393
					\$957

Production costs

Corn	\$490 X 50% =	\$245
Beans	\$256 X 50% =	<u>\$128</u>
		\$373

Potential Benefit value

	<u>"A"</u> 87% of \$957 \$833	<u>"B"</u> 90% of \$957 \$862	<u>"C"</u> 94% of \$957 \$900	<u>"D"</u> 97% of \$957 \$929
Minus cost of production	<u>\$373</u>	<u>\$373</u>	<u>\$373</u>	<u>\$373</u>
Net income	\$460	\$489	\$527	\$556
Previous income	<u>\$0</u>	<u>\$140</u>	<u>\$297</u>	<u>\$441</u>
Increased income	\$460	\$349	\$230	\$115
Private tile costs	<u>\$56</u>	<u>\$31</u>	<u>\$27</u>	<u>\$18</u>
Annual increase	\$404	\$318	\$203	\$97
Capitalized for 25 years @ ½ %	\$9,472	\$7,449	\$4,755	\$2,272
% of potential Benefit	70%	70%	70%	70%
Reduced benefit Value	\$6,631	\$5,214	\$3,329	\$1,590

The potential benefit values have been reduced to reflect a less than optimum yield.

Summary

- Faribault - Martin Counties JD-25 consists of 1,359.59 acres of farmland, roads, and building sites with benefits of \$4,747,526
- 1,056.28 acres of farmland, roads and building sites in Faribault County in Winnebago City Township with benefits of \$3,756,572 (79.1269% of the total benefits)
- 303.31 acres of farmland, roads and building sites in Martin County in Nashville Township with benefits of \$990,954 (20.8731% of the total benefits)
- 1,359.59 total acres in Faribault and Martin Counties with \$4,747,526 of benefits, 100.0000% of the total benefits

Benefit values were adjusted based on multiple factors. Location to the County tile, drainage coefficient, soil type. All benefits were reduced from the potential benefit value.

Reduced Benefit Value

Average land benefits, (reduced) over a 25 year period are \$4,191 per acre

- A soil \$6,631
- B soil \$5,214
- C soil \$3,329
- D soil \$1,590

Building site benefit (reduced)

- a. (Average of B + C + D soils) X 1.5 = **\$5,067**

Ponds, woodland, and non-benefited acres

- a. **\$10**

Road benefits (reduced)

- a. Gravel roads, County or Township
(Average land benefit) X 1.0 = **\$4,191**
- b. Paved roads, County
(Average land benefit) X 1.5 = **\$6,286**

Tile benefits

- a. A tile benefit was given for most County tile at a rate of \$0.50 per linear foot. This value was given because of the ease of access for private tile, and also for the drainage the County tile may provide. 32,560 feet of County tile, **\$16,280 of tile benefits**

Crop damages

Crop damages will be paid per acre on standing crops damaged by construction or repair on the County open ditch or County tile system as determined by the Faribault or Martin County Drainage Departments.

Benefits and damages statement

This report covers the Redetermination of Benefits for a previously constructed drainage system. The basis for determining benefits and damages is therefore, based upon a comparison of the conditions that would have existed prior to the County tile systems construction, with those that do exist with the drainage system in a reasonable state of repair. Supporting documentation for the analysis and conclusions of the report are contained in our files and are available for inspection. The figures stated herein are based on a full and fair comparison of all pertinent facts and information that the viewers were aware of at the time of this redetermination process. The following aids were used in this viewing process.

- Faribault and Martin Counties online GIS parcel information site
- USDA web soil survey
- Google Earth aerial satellite photos
- Yield averages taken from USDA national agriculture statistics service
- Production costs taken from University of Minnesota FinBin
- Average commodity sale prices from Minnesota Finbin
- Sales data from the Faribault and Martin Counties Assessor office and website
- Visual inspection of each 40 acre parcel or less
- Consultation with the Counties Auditor / Treasurer, drainage staff, ditch inspectors

The Viewers determined that the lands affected by the drainage system are generally similar and that the following comments refer to all such tracts.

1. **Existing land use, property value and economic productivity:**

Land is presently used for building sites, roads and for agricultural purposes. The property value is consistent with most agricultural land sales within Faribault and Martin Counties. Agricultural lands are primarily used for the production of corn and soybeans. The land has good economic productivity when properly drained.

2. **Potential land use, property value and economic productivity from the drainage system:**

The drainage system has been in existence for many years and provides drainage for agricultural purposes. The property value is consistent with most agricultural land sales within Faribault and Martin Counties. Land affected by the drainage system has the potential to produce above average yields.

3. **The benefits or damages from the drainage system:**

Benefits derived by lands affected by the drainage system are due to (A) Improved capacity to remove surface waters due to previous construction and maintenance of the County tile system, which results in an increase in the current market value of property; or (B) an increase in the potential for agricultural production as a result of the previous construction and continued maintenance of the drainage system; or (C) increased value of the property as a result of potential different land use.

4. There is no damage to any riparian rights.

5. There are no acres added to any tract or lot and there are no public waters, wetlands, and other areas not currently being cultivated, that are proposed to be drained in this proceeding.

6. There are no acres which before the drainage benefits could be realized would require a public waters work permit to work in public waters under 103G.245 to excavate or fill a navigable water body under United States Code, Title 33, Section 403, or a permit to discharge into waters of United States under United States Code, Title 33, Section 1344.

7. There are no acres being assessed for drainage of areas that would be considered conversion of a wetland under United States Code, Title 16, Section 3821, if the area was placed in agricultural production.

This report is respectfully submitted to the Drainage Authority of Faribault and Martin Counties JD-25 by:

Mark Behrends _____

Robert M. Hansen _____

Kendall Langseth _____

Bruce Ness _____

Submitted this 30th day of July 2023

**State of Minnesota
Counties of Faribault – Martin**

**In the matter of the Redetermination of Benefits
Of Faribault - Martin Counties Ditch JD-25
Faribault - Martin Counties, Minnesota
July 30, 2023
(Draft)**

Property Owners Report

Pursuant to Minnesota Statute 103E.323, the following is the Property Owners Report from information in the Faribault - Martin Counties JD-25 Viewers Report and Faribault - Martin Counties JD-25 Excel spreadsheet, in the matter of the redetermination of benefits and damages, and damaged and benefitted acres of Faribault - Martin Counties JD-25, Faribault - Martin Counties, Minnesota.

1. This redetermination of benefits sets the percentage that you will be required to pay for all future repairs and maintenance on Faribault - Martin Counties JD-25
2. The name and address of the property owner is shown on the Excel spreadsheet for Faribault - Martin Counties JD-25
3. The description of each lot or tract and its area that is benefitted or damaged is shown on the Excel spreadsheet for Faribault - Martin Counties JD-25
4. There are no acres added to any tract or lot and there are no public waters, wetlands, and other areas not currently being cultivated that are proposed to be drained in this proceeding
5. There are no acres which before the drainage benefits could be realized would require a public waters work permit to work in public waters under 103G.245 to excavate or fill a navigable water body under United States Code, Title 33, Section 403, or a permit to discharge into waters of United States under United States Code, Title 33, Section 1344.
6. There are no acres being assessed for drainage of areas that would be considered conversion of a wetland under United States Code, Title 16, Section 3821, if the area was placed in agricultural production.
7. There are no damages to riparian rights
8. The amount of right-of-way acreage required is shown on the Excel spreadsheet for Faribault - Martin Counties JD-25
9. The amount that each tract or lot will be benefitted or damaged is shown on the Excel spreadsheet for Faribault - Martin Counties JD-25
10. The damages or benefits to the property are shown on the Excel spreadsheet for Faribault - Martin Counties JD-25

11. No construction is planned as part of this Redetermination of Benefits proceeding
12. A copy of the benefits and damages statement under 103E.321, Subdivision 2, relating to the property owner is on the Excel spreadsheet for Faribault - Martin Counties JD-25
13. The percentage of the cost to be assessed to the property owner in future repair and maintenance proceedings is shown on the Excel spreadsheet for Faribault - Martin Counties JD-25
14. The redetermination of benefits and damages and damaged and benefitted areas shall be used in place of the original benefits and damages and benefitted and damaged areas in all subsequent proceedings relating to the Faribault - Martin Counties JD-25 drainage system
15. The full Viewer's Reports are available for public inspection at the office of the Auditor / Treasurer at the Faribault County Courthouse, 415 North Main Street, Blue Earth, Minnesota 56013 and the Martin County Courthouse, 201 Lake Avenue, Fairmont, Minnesota 56031
16. The Viewers will be available to answer questions from interested parties on August 28, 2023 from 8:30 AM to 10:30 AM in the Ag Center Conference Room (415 South Grove Street, Blue Earth, Minnesota 56013)

Benefits and damages statement

This report covers the Redetermination of Benefits for a previously constructed drainage system. The basis for determining benefits and damages is therefore, based upon a comparison of the conditions that would have existed prior to the County tile systems construction, with those that do exist with the drainage system in a reasonable state of repair. Supporting documentation for the analysis and conclusions of the report are contained in our files and are available for inspection. The figures stated herein are based on a full and fair comparison of all pertinent facts and information that the viewers were aware of at the time of this redetermination process. The following aids were used in this viewing process.

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The Viewers determined that the lands affected by the drainage system are generally similar and that the following comments refer to all such tracts.

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2. **Potential land use, property value and economic productivity from the drainage system:**
The drainage system has been in existence for many years and provides drainage for agricultural purposes. The property value is consistent with most agricultural land sales within Faribault and Martin Counties. Land affected by the drainage system has the potential to produce above average yields.
3. **The benefits or damages from the drainage system:**
Benefits derived by lands affected by the drainage system are due to (A) Improved capacity to remove surface waters due to previous construction and maintenance of the County tile system, which results in an increase in the current market value of property; or (B) an increase in the potential for agricultural production as a result of the previous construction and continued maintenance of the drainage system; or (C) increased value of the property as a result of potential different land use.
4. There is no damage to any riparian rights.
5. There are no acres added to any tract or lot and there are no public waters, wetlands, and other areas not currently being cultivated, that are proposed to be drained in this proceeding.
6. There are no acres which before the drainage benefits could be realized would require a public waters work permit to work in public waters under 103G.245 to excavate or fill a navigable water body under United States Code, Title 33, Section 403, or a permit to discharge into waters of United States under United States Code, Title 33, Section 1344.
7. There are no acres being assessed for drainage of areas that would be considered conversion of a wetland under United States Code, Title 16, Section 3821, if the area was placed in agricultural production.

This report is respectfully submitted to the Drainage Authority of Faribault and Martin Counties JD-25 by:

Mark Behrends_____

Robert M. Hansen_____

Kendall Langseth_____

Bruce Ness_____

Submitted this 30th day of July 2023

Spreadsheet Example and Explanation (Faribault - Martin JD-25)

Column A	Column B	Column C	Column D	Column E	Column F	Column G	Column H
Name and Address of Owner	Parcel Number	Description	Deeded Acres	Benefited Acres	Amount Benefited	% of Total Benefits	Estimated Assessment
John Doe 12345 678 Avenue Your Town, Minnesota 98765	01.002.0100	NW 1/4 NW 1/4	40.00	36.00	\$106,461	2.2425%	\$67
Column A	Land owners name and address						
Column B	Parcel Number						
Column C	Description, Description of the parcel						
Column D	Deeded Acres, are the number of acres of this parcel # that are in the NW1/4 NW1/4						
Column E	Benefited Acres, are the number of acres of this parcel # that benefit from the ditch system. Deeded acres, minus roads and road right of way						
Column F	Amount Benefited (THIS IS NOT THE AMOUNT YOU OWE) This is the estimated benefit value you receive on the benefited acres (because of drainage) over a 25 year period						
Column G	% of Total Benefits, This is the percentage that you will pay toward any future repairs and maintenance on the ditch system Example: On a \$10,000 repair, this parcel would pay \$224.25 (\$10,000 X 2.2425% = \$224.25)						
Column H	Estimated Assessment, This is the amount that you will owe toward the redetermination process. (Based on \$3,000)						

FARIBAULT - MARTIN COUNTIES JD-25 REDETERMINATION OF BENEFITS JULY 30, 2023 (DRAFT)

Name And Address Of Owner	Parcel Number	Description	Deeded Acres	Benefited Acres	Amount Benefited	% Of total Benefits	Estimated Assessment
							\$3,000
FARIBAULT COUNTY							
WINNEBAGO CITY SECTION 29		29-104-28					
WINCH, RONALD A 1003 1ST STREET SE FAIRFAX, MN 55332	20.029.0400	NE1/4 SW1/4 EXCEPT 2.0 AC BORDER	38.00	6.00	\$21,899	0.4613%	\$14
WINCH, RONALD A 1003 1ST STREET SE FAIRFAX, MN 55332	20.029.0400	SE1/4 SW1/4 EXCEPT 0.8 AC BORDER	39.20	28.08	\$115,509	2.4330%	\$73
WINCH, RONALD A 1003 1ST STREET SE FAIRFAX, MN 55332	20.029.0500	NW1/4 SW1/4 BORDER	40.00	17.27	\$64,949	1.3681%	\$41
WINCH, RONALD A 1003 1ST STREET SE FAIRFAX, MN 55332	20.029.0500	SW1/4 SW1/4 13.28 AC IN	13.28	12.95	\$53,125	1.1190%	\$34
WINCH, RONALD A 1003 1ST STREET SE FAIRFAX, MN 55332	20.029.0501	SW1/4 SW1/4 EXCEPT 13.28 AC	26.72	24.53	\$90,679	1.9100%	\$57
WINNEBAGO CITY SECTION 30		30-104-28					
BRESSLER, COLLEEN MARIE LIFE ESTATE ETAL 48020 105TH STREET TRUMAN, MN 56088	20.030.0200	SW1/4 NW1/4 BORDER	40.00	11.88	\$42,167	0.8882%	\$27
BRESSLER, COLLEEN MARIE LIFE ESTATE ETAL 48020 105TH STREET TRUMAN, MN 56088	20.030.0300	NW1/4 SE1/4 BORDER	40.00	32.00	\$106,461	2.2425%	\$67
BRESSLER, COLLEEN MARIE LIFE ESTATE ETAL 48020 105TH STREET TRUMAN, MN 56088	20.030.0300	NE1/4 SE1/4 BORDER	40.00	27.24	\$91,085	1.9186%	\$58
GRABOUSKI, HAROLD H & BEVERLY 3059 200TH ST WINNEBAGO, MN 56098	20.030.0400	NE1/4 SW1/4 BORDER	40.00	13.00	\$31,877	0.6715%	\$20
GRABOUSKI, HAROLD H & BEVERLY 3059 200TH ST WINNEBAGO, MN 56098	20.030.0400	SE1/4 SW1/4 EXCEPT 10 AC	30.00	29.49	\$96,953	2.0422%	\$61
GRABOUSKI, JANET 31487 200TH ST WINNEBAGO, MN 56098	20.030.0401	SE1/4 SW1/4 5.0 AC IN	5.00	4.68	\$10,024	0.2112%	\$6
GRABOUSKI, HAROLD H & BEVERLY 3059 200TH ST WINNEBAGO, MN 56098	20.030.0402	SE1/4 SW1/4 5.0 AC IN	5.00	4.31	\$13,792	0.2905%	\$9
HAIGHT, SHIRLEY A LIFE ESTATE ETAL 33353 200TH ST WINNEBAGO, MN 56098	20.030.0500	SW1/4 SE1/4	40.00	38.48	\$142,001	2.9911%	\$90
HAIGHT, SHIRLEY A LIFE ESTATE ETAL 33353 200TH ST WINNEBAGO, MN 56098	20.030.0500	SE1/4 SE1/4	40.00	37.48	\$146,802	3.0922%	\$93
GRABOUSKI ENTERPRISES 3059 200TH ST WINNEBAGO, MN 56098	20.030.0800	NW1/4 SW1/4 BORDER	40.00	36.54	\$140,341	2.9561%	\$89
GRABOUSKI ENTERPRISES 3059 200TH ST WINNEBAGO, MN 56098	20.030.0800	SW1/4 SW1/4 EXCEPT 9.31 AC	30.69	28.32	\$113,142	2.3832%	\$71
SPRINGER, DOUGLAS & MARY 31187 200TH ST WINNEBAGO, MN 56098	20.030.0900	SW1/4 SW1/4 5.98 AC IN	5.98	5.47	\$3,347	0.0705%	\$2

FARIBAULT - MARTIN COUNTIES JD-25 REDETERMINATION OF BENEFITS JULY 30, 2023 (DRAFT)

Name And Address Of Owner	Parcel Number	Description	Deeded Acres	Benefited Acres	Amount Benefited	% Of total Benefits	Estimated Assessment
WINNEBAGO CITY SECTION 31		31-104-28					
SCHONROCK, MATTHEW WILLIAM 36747 200TH ST WINNEBAGO, MN 56098	20.031.0100	NW1/4 NE1/4	40.00	38.48	\$133,933	2.8211%	\$85
SCHONROCK, MATTHEW WILLIAM 36747 200TH ST WINNEBAGO, MN 56098	20.031.0100	NE1/4 NE1/4	40.00	38.48	\$134,772	2.8388%	\$85
SCHONROCK, MATTHEW WILLIAM 36747 200TH ST WINNEBAGO, MN 56098	20.031.0100	SW1/4 NE1/4 BORDER	40.00	34.90	\$131,052	2.7604%	\$83
SCHONROCK, MATTHEW WILLIAM 36747 200TH ST WINNEBAGO, MN 56098	20.031.0100	SE1/4 NE1/4	40.00	40.00	\$137,404	2.8942%	\$87
GRABOUSKI, HAROLD H & BEVERLY 3059 200TH ST WINNEBAGO, MN 56098	20.031.0200	NW1/4 NW1/4 FRACTION	39.50	36.62	\$140,278	2.9548%	\$89
GRABOUSKI, HAROLD H & BEVERLY 3059 200TH ST WINNEBAGO, MN 56098	20.031.0200	NE1/4 NW1/4	40.00	38.48	\$153,624	3.2359%	\$97
GRABOUSKI, HAROLD H & BEVERLY 3059 200TH ST WINNEBAGO, MN 56098	20.031.0200	SW1/4 NW1/4 FRACTION BORDER	39.50	23.67	\$96,789	2.0387%	\$61
GRABOUSKI, HAROLD H & BEVERLY 3059 200TH ST WINNEBAGO, MN 56098	20.031.0200	SE1/4 NW1/4 BORDER	40.00	32.60	\$124,558	2.6236%	\$79
THE NASHVILLE TOWNSHIP LLP C/O BRESSLER LLP PO BOX 279 AMBOY, MN 56010	20.031.0300	NE1/4 SE1/4 BORDER	40.00	6.70	\$19,391	0.4084%	\$12
WINNEBAGO CITY SECTION 32		32-104-28					
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0100	NE1/4 NW1/4	40.00	38.48	\$170,723	3.5960%	\$108
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0100	SE1/4 NW1/4	40.00	40.00	\$130,204	2.7426%	\$82
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0100	NW1/4 NE1/4 BORDER	40.00	26.27	\$87,907	1.8516%	\$56
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0100	NE1/4 NE1/4 BORDER	40.00	0.50	\$1,297	0.0273%	\$1
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0100	SW1/4 NE1/4 BORDER	40.00	39.70	\$122,993	2.5907%	\$78
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0100	SE1/4 NE1/4 BORDER	40.00	1.70	\$4,300	0.0906%	\$3
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0100	NE1/4 SW1/4	40.00	40.00	\$137,745	2.9014%	\$87
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0100	NW1/4 SE1/4 BORDER	40.00	24.70	\$64,988	1.3689%	\$41
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0100	SW1/4 SE1/4 BORDER	40.00	38.00	\$90,432	1.9048%	\$57

FARIBAULT - MARTIN COUNTIES JD-25 REDETERMINATION OF BENEFITS JULY 30, 2023 (DRAFT)

Name And Address Of Owner	Parcel Number	Description	Deeded Acres	Benefited Acres	Amount Benefited	% Of total Benefits	Estimated Assessment
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0100	SE 1/4 SE 1/4 EXCEPT 7.3 AC BORDER	32.70	5.24	\$12,665	0.2668%	\$8
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0200	NW 1/4 NW 1/4	40.00	38.48	\$140,631	2.9622%	\$89
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0200	SW 1/4 NW 1/4	40.00	40.00	\$152,848	3.2195%	\$97
GOLLY, THOMAS H TRUST & JUDY A GOLLY TRUST 33229 215TH ST WINNEBAGO, MN 56098	20.032.0200	NW 1/4 SW 1/4 BORDER	40.00	24.40	\$84,350	1.7767%	\$53
GRABOUSKI ENTERPRISES 3059 200TH ST WINNEBAGO, MN 56098	20.032.0300	SW 1/4 SW 1/4 EXC 2.09 AC BORDER	37.91	0.60	\$1,598	0.0337%	\$1
GRABOUSKI ENTERPRISES 3059 200TH ST WINNEBAGO, MN 56098	20.032.0300	SE 1/4 SW 1/4 BORDER	40.00	18.70	\$47,175	0.9937%	\$30
CYPHERS, CHRISTOPHER M PATRICIA L WREATH 32917 190TH ST WINNEBAGO, MN 56098	20.032.0501	SE 1/4 SE 1/4 7.3 AC IN BORDER	7.30	2.16	\$2,137	0.0450%	\$1
Faribault County Land Total				1,026.58	\$3,607,948	75.9964%	\$2,280
Faribault County Roads							
FARIBAULT COUNTY PUBLIC WORKS % MARK DALY 727 E 54TH ST PO BOX 325 BLUE EARTH, MN 56013"		COUNTY 1 PAVED SEC 30 & 31 WINNEBAGO CITY TWP		6.30	\$31,697	0.6676%	\$20
FARIBAULT COUNTY PUBLIC WORKS % MARK DALY 727 E 54TH ST PO BOX 325 BLUE EARTH, MN 56013"		COUNTY 12 PAVED SEC 29, 30, 31, & 32 WINNEBAGO CITY TWP		18.20	\$103,014	2.1698%	\$65
WINNEBAGO CITY TWP CLERK DEB CLAEYS 34473 TIMBERWOLF LN PO BOX 131 WINNEBAGO, MN 56098		190TH ST GRAVEL SEC 32		1.70	\$712	0.0150%	\$0
WINNEBAGO CITY TWP CLERK DEB CLAEYS 34473 TIMBERWOLF LN PO BOX 131 WINNEBAGO, MN 56098		320TH AVE GRAVEL SEC 29 & 30		3.50	\$13,202	0.2781%	\$8
Faribault County Road Total				29.70	\$148,625	3.1306%	\$94
Faribault County Land and Road Total				1,056.28	\$3,756,572	79.1269%	\$2,374
Martin County Land							
Nashville Township - Section 24		24-04-029					
DONALD NIENHAUS & LEONE NIENHAUS PO BOX 663 WINNEBAGO, MN 56098	13.024.0300	NE 1/4 SE 1/4 EXC 17.92 AC	22.08	0.38	\$759	0.0160%	\$0
NIENHAUS, MARY ANN ETAL 509 CLEVELAND AVE W WINNEBAGO, MN 56098	13.024.0350	NW 1/4 SE 1/4 11.17 AC IN BORDER	11.17	1.97	\$4,727	0.0996%	\$3
NIENHAUS, MARY ANN ETAL 509 CLEVELAND AVE W WINNEBAGO, MN 56098	13.024.0350	NE 1/4 SE 1/4 17.92 AC IN BORDER	17.92	9.62	\$20,685	0.4357%	\$13

FARIBAULT - MARTIN COUNTIES JD-25 REDETERMINATION OF BENEFITS JULY 30, 2023 (DRAFT)

Name And Address Of Owner	Parcel Number	Description	Deeded Acres	Benefited Acres	Amount Benefited	% Of total Benefits	Estimated Assessment
NIENHAUS, MARY ANN ETAL 509 CLEVELAND AVE W WINNEBAGO, MN 56098	13.024.0350	SW1/4 SE1/4 11.17 AC IN BORDER	11.17	7.22	\$23,026	0.4850%	\$15
NIENHAUS, MARY ANN ETAL 509 CLEVELAND AVE W WINNEBAGO, MN 56098	13.024.0350	SE1/4 SE1/4 17.91 AC IN BORDER	17.91	12.08	\$36,173	0.7619%	\$23
LARSON, CAESAR J 11343 518TH AVE AMBOY, MN 56010	13.024.0380	SW1/4 SE1/4 29.09 AC IN FRACTION	29.09	0.49	\$1,142	0.0241%	\$1
Nashville Township - Section 25		25-04-029					
BUTLER FARMS INC 2291 310TH AVE WINNEBAGO, MN 56098	13.025.0100	NE1/4 NE1/4 BORDER	40.00	27.40	\$103,433	2.1787%	\$65
BUTLER FARMS INC 2291 310TH AVE WINNEBAGO, MN 56098	13.025.0100	SE1/4 NE1/4	40.00	38.60	\$143,481	3.0222%	\$91
BUTLER, CLINTON & EUGENE ETAL 2291 310TH AVE WINNEBAGO, MN 56098	13.025.0150	NW1/4 NE1/4 BORDER	40.00	14.11	\$46,221	0.9736%	\$29
BUTLER, CLINTON & EUGENE ETAL 2291 310TH AVE WINNEBAGO, MN 56098	13.025.0150	SW1/4 NE1/4 BORDER	40.00	10.40	\$27,270	0.5744%	\$17
DOOLITTLE, MICHAEL ETAL 3056 200TH ST WINNEBAGO, MN 56098	13.025.0300	NW1/4 SE1/4 BORDER	40.00	22.30	\$76,772	1.6171%	\$49
DOOLITTLE, MICHAEL ETAL 3056 200TH ST WINNEBAGO, MN 56098	13.025.0300	SW1/4 SE1/4 EXCEPT 4.8 AC BORDER	35.20	12.40	\$30,875	0.6503%	\$20
BRESSLER, RONALD W 48020 105TH ST TRUMAN, MN 56088	13.025.0600	NE1/4 SE1/4	40.00	38.48	\$133,020	2.8019%	\$84
BRESSLER, RONALD W 48020 105TH ST TRUMAN, MN 56088	13.025.0600	SE1/4 SE1/4	40.00	36.96	\$126,390	2.6622%	\$80
Nashville Township - Section 36		36-04-029					
GRABOUSKI, HAROLD H & BEVERLY J 3059 200TH ST WINNEBAGO, MN 56098	13.036.0100	NW1/4 NE1/4 BORDER	40.00	3.80	\$8,424	0.1774%	\$5
GRABOUSKI, HAROLD H & BEVERLY J 3059 200TH ST WINNEBAGO, MN 56098	13.036.0100	NE1/4 NE1/4	40.00	36.96	\$108,904	2.2939%	\$69
GRABOUSKI, HAROLD H & BEVERLY J 3059 200TH ST WINNEBAGO, MN 56098	13.036.0100	SE1/4 NE1/4 BORDER	40.00	18.74	\$61,298	1.2912%	\$39
Martin County Land Total				291.91	\$952,601	20.0652%	\$602
Martin County Roads							
MARTIN COUNTY HIGHWAY DEPARTMENT KERVIN PEYMAN - COUNTY ENGINEER 1200 MARCUS ST FAIRMONT, MN 56031	310th Ave CSAH 1	GRAVEL 100 FT ROW		7.20	\$24,140	0.5085%	\$15
MARTIN COUNTY HIGHWAY DEPARTMENT KERVIN PEYMAN - COUNTY ENGINEER 1200 MARCUS ST FAIRMONT, MN 56031	200TH St CSAH 44	PAVED 100 FT ROW		3.00	\$13,207	0.2782%	\$8
NASHVILLE TOWNSHIP PATTI SALIC - CLERK 2219 290TH AVE WINNEBAGO, MN 56098	210TH St	GRAVEL 66 FT ROW		1.20	\$1,006	0.0212%	\$1
Martin County Road Total				11.40	\$38,353	0.8079%	\$24
Martin County Land and Road Total				303.31	\$990,954	20.8731%	\$626
Faribault Land and Road Total				1,056.28	\$3,756,572	79.1269%	\$2,374
Martin Land and Road Total				303.31	\$990,954	20.8731%	\$626
Faribault and Martin JD-25 Total				1,359.59	\$4,747,526	100.0000%	\$3,000