

Date

JUDICIAL DITCH NO. 15 Branch P1
2020 DETERMINATION OF BENEFITS
FOR IMPROVEMENT

3/23/2021

Total Improvement Cost \$ 2,819,545.00
Separable Maintenance \$ 2,374,170.00
Improvement Cost \$ 445,375.00

"A"
"A"= 3515.0

"B"
"B"= 3040.0

"C"
"C"= 1835.0

"D"
"D"= \$610.00
"D-"= \$610.00

DRAINAGE
BENEFIT/FOOT

\$3.25

TEMP
EASEMENT

TEMP
DAMAGE
VALUE
\$600.00

BENEFITTED

PARCEL NUMBER	NAME	DESC.	SEC	T-N	R-W	IN TRACT	Benefited Acres	POTENTIAL BENEFITS	PROXIMITY RATE	HYDRAULIC EFFICIENCY	NET BENEFIT	MAINT COST	%	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	BENEFIT ACRES	BENEFIT VALUE	TILE FEET	TILE/ DITCH VALUE	TEMP EASEMENT	TEMP DAMAGE VALUE \$600.00	BENEFITTED	
22-01810-00	HASS/THEODORE 52991 800TH AVE BUFFALO LAKE MN 55314	SWSE	20	115	31	40.00		373.75														115	\$373.75	0.40	\$240.00		
22-01910-00	HASS/THEODORE 52991 800TH AVE BUFFALO LAKE MN 55314	NWNE NENW	29	115	31	40.00	26.00 12.00	60326.25 14650.00	15%	75%	6786.70	1528.41	0.3432	7.0	24605.0	5.0 1.0	15200.0 3040.0	6.0 4.0	11010.0 7340.0	8.0 7.0	4880.00 4270.00	1425	\$4,631.25	4.91	\$2,946.00		
22-01920-00	MELBERG/MARK D. & MICHELLE 49028 800TH AVE HECTOR MN 55342	Pt SENW	29	115	31	38.00	16.00	15885.00		75%								5.0	9175.0	11.0	6710.00						
22-01921-00	HANSON/DENNIS E 53482 US HWY 212 BUFFALO LAKE MN 55314	Pt E2W2	29	115	31	14.68	1.00	610.00	10%	75%	45.75	10.30	0.0023							1.00	610.00					4.00	
22-01930-00	WESTPHAL/LARRY A REV TR C/O LARRY & LINDA WESTPHAL 601 NE 38TH ST DEERFIELD BEACH FL 33064	SENE NESE	29	115	31	40.00	7.00 32.00	10557.50 58305.00	34% 43%	75%	2692.16 18803.36	606.29 4234.66	0.1361 0.9508	2.0	7030.0	5.0	15200.0	17.0	9175.0 31195.0	2.0 8.0	1220.00 4880.00	50	\$162.50				
22-01931-00	WESTPHAL/STANLEY 54343 US HWY 212 STEWART MN 55385	Pt SESE	29	115	31	36.88	33.00	54117.50	60%	75%	24352.88	5484.45	1.2314	3.0	10545.0	3.0	9120.0	12.0	22020.0	15.0	9150.00	1010	\$3,282.50	2.81	\$1,686.00		
22-01940-00	MELBERG/BRADLEY C & LEANN 89277 CO RD 22 COSMOS MN 56228	SWNE NWSE SWSE	29	115	31	40.00	40.00 40.00 21.00	88580.00 109750.00 38852.50	30% 40% 50%	75%	19930.50 32925.00 14569.69	4488.50 7414.95 3281.20	1.0078 1.6649 0.7367	10.0 17.0 1.0	35150.0 59755.0 3515.0	6.0 6.0 3.0	18240.0 18240.0 9120.0	12.0 13.0 11.0	22020.0 23855.0 20185.0	12.0 4.0 6.0	7320.00 2440.00 3660.00	1800 1680 730	\$5,850.00 \$5,460.00 \$2,372.50	4.77 4.65 1.98	\$2,862.00 \$2,790.00 \$1,188.00		
22-02180-00	WESTPHAL/STANLEY 54343 US HWY 212 STEWART MN 55385	NENE NWNE	32	115	31	40.00	36.00 32.00	117172.50 50757.50	70% 55%	75%	61515.56 20937.47	13853.76 4715.27	3.1106 1.0587	21.0 2.0	73815.0 7030.0	7.0 4.0	21280.0 12160.0	6.0 12.0	11010.0 22020.0	2.0 14.0	1220.00 8540.00	3030 310	\$9,847.50 \$1,007.50	5.11	\$3,066.00		
22-02190-00	MELBERG/CHARLES & BARBARA TR/TRS 55351 CO RD 38 BUFFALO LAKE MN 55314	NESE Pt NWSE SWSE SESE	32	115	31	40.00	38.00 34.00 40.00 37.00	78465.00 78625.00 101225.00 81557.50	68% 80% 80% 80%	75%	40017.15 47175.00 60735.00 48934.50	9012.16 10624.16 13677.97 11020.41	2.0235 2.3854 3.0711 2.4744	5.0 2.0 3.0 5.0	17575.0 7030.0 10545.0 17575.0	7.0 12.0 16.0 6.0	21280.0 36480.0 48640.0 18240.0	17.0 16.0 15.0 18.0	31195.0 29360.0 27525.0 33030.0	9.0 4.0 6.0 8.0	5490.00 2440.00 3660.00 4880.00	900 1020 3340 2410	\$2,925.00 \$3,315.00 \$10,855.00 \$7,832.50		1.35 6.11 3.05	\$810.00 \$3,666.00 \$1,830.00	
22-02191-00	SCHULTZ/BRAD & CONNIE 78503 CO RD 26 BUFFALO LAKE MN 55314	Pt NWSE	32	115	31	6.00	3.00	1830.00	56%	75%	768.60	173.09	0.0389							1.0	2.00	1830.00					3.00

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22-02200-00	BAUMGARDT/WAYNE VIRGENE BAUMGARDT 41 9TH AVE NE GLENWOOD MN 56334	SWNE SENE	32	115	31	40.00	19.00	17715.00	68%	75%	9034.65	2034.67	0.4568															
							38.00	76445.00	80%	75%	45867.00	10329.59	2.3193	3.0	10545.0	6.0	18240.0	19.0	34865.0	10.0	6100.00	2060	\$6,695.00	4.36	\$2,616.00			
22-02220-00	DOBBERSTEIN/MERIDEE/& LEA DOBBERSTEIN DISCLMR TRUST 78394 530TH ST BUFFALO LAKE MN 55314	NWSW SWSW	32	115	31	40.00	11.00	6710.00	51%	75%	2566.58	578.01	0.1298															
							22.00	24900.00	68%	75%	12699.00	2859.91	0.6421				9.0	16515.0	13.0	7930.00	140	\$455.00						
22-02230-00	DOBBERSTEIN/MERIDEE/& LEA DOBBERSTEIN DISCLMR TRUST 78394 530TH ST BUFFALO LAKE MN 55314	NESW SESW	32	115	31	40.00	27.00	38263.75	70%	75%	20088.47	4524.07	1.0158															
							40.00	89832.50	80%	75%	53899.50	12138.56	2.7255	2.0	7030.0	14.0	42560.0	17.0	31195.0	7.0	4270.00	1470	\$4,777.50	3.13	\$1,878.00			
22-02250-00	HANSON/HAROLD & BEVERLY/TR HAROLD & BEVERLY HANSON TRUSTS 655 WALLNER DR NE HUTCHINSON MN 55350	Pt SWNE NESW NWSW SWSW	33	115	31	30.91	7.00	8263.50	80%	75%	4958.10	1116.60	0.2507															
							39.00	79177.50	80%	75%	47506.50	10698.81	2.4022	2.0	7030.0	9.0	27360.0	21.0	38535.0	7.0	4270.00	610	\$1,982.50	0.75	\$450.00			
							38.00	118600.00	80%	75%	71160.00	16025.76	3.5983	16.0	56240.0	13.0	39520.0	7.0	12845.0	2.0	1220.00	2700	\$8,775.00	4.55	\$2,730.00			
							38.00	123295.00	80%	75%	73977.00	16660.17	3.7407	13.0	45695.0	15.0	45600.0	10.0	18350.0			4200	\$13,650.00	7.68	\$4,608.00			
22-02251-00	GRIMM/CHARLES & JEAN TRUSTEES/RE 78570 545TH ST STEWART MN 55385	Pt SWNE	33	115	31	9.09	4.00	4890.00	68%	75%	2493.90	561.64	0.1261															
																												1.00
22-02260-00	WESTPHAL/STANLEY 54343 US HWY 212 STEWART MN 55385	SWNW SENW	33	115	31	40.00	38.00	128292.50	80%	75%	76975.50	17335.45	3.8923	29.0	101935.0	3.0	9120.0	4.0	7340.0	2.0	1220.00	2670	\$8,677.50	4.37	\$2,622.00			
							39.00	128922.50	80%	75%	77353.50	17420.58	3.9114	25.0	87875.0	7.0	21280.0	7.0	12845.0			2130	\$6,922.50	4.61	\$2,766.00			
22-02270-00	MAIERS/MARK & CINDY/TRUSTEE & PA L BLECK & M MAIERS REV TRUSTS 80959 CO RD 20 STEWART MN 55385	SESW	33	115	31	40.00	39.00	106880.00	80%	75%	64128.00	14442.10	3.2427	10.0	35150.0	9.0	27360.0	20.0	36700.0			2360	\$7,670.00	4.38	\$2,628.00			
22-02280-00	DOBBERSTEIN/MERIDEE/& LEA DOBBERSTEIN DISCLMR TRUST 78394 530TH ST BUFFALO LAKE MN 55314	NWSE SWSE	33	115	31	40.00	33.00	43749.00	80%	75%	26249.40	5911.56	1.3273															
							17.00	22512.50	80%	75%	13507.50	3041.99	0.6830				1.0	3040.0	17.0	31195.0	15.0	9150.00	112	\$364.00	0.26	\$156.00		
																	1.0	3040.0	7.0	12845.0	9.0	5490.00	350	\$1,137.50	0.80	\$480.00		
22-02300-00	WESTPHAL/STANLEY 54343 US HWY 212 STEWART MN 55385	Pt NENW Pt NWNW	33	115	31	26.80	21.00	35535.00	56%	75%	14924.70	3361.15	0.7547															
							32.00	71155.00	68%	75%	36289.05	8172.56	1.8350	3.0	10545.0	9.0	27360.0	14.0	25690.0	6.0	3660.00	1200	\$3,900.00					2.00
SIBLEY - GRAFTON																												
14.0401.000	LORI K BLECK LIVING TRUST CINDY L MAIERS REV LIVNG TRUST 78463 560 ST STEWART MN 55385	Pt NWNW	4	114	31	3.18	1.00	610.00	68%	75%	311.10	70.06	0.0157															2.00

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14.0401.010	LORI K BLECK LIVING TRUST 78463 560 ST STEWART MN 55385	NENW Pt NWNW	4	114	31	40.00 37.57	38.00 35.00	77741.25 55435.00	80% 68%	75% 75%	46644.75 28271.85	10504.74 6367.03	2.3586 1.4296	5.0	17575.0	6.0 2.0	18240.0 6080.0	17.0 22.0	31195.0 40370.0	10.0 11.0	6100.00 6710.00	1425 700	\$4,631.25 \$2,275.00	4.91	\$2,946.00	
14.0401.020	CINDY L MAIERS REV LIVNG TRUST 80959 CO RD 20 STEWART MN 55385	SWNW SENW	4	114	31	40.00 40.00	38.00 28.00	90587.50 48056.25	80% 80%	75% 75%	54352.50 28833.75	12240.58 6493.57	2.7484 1.4580	8.0 2.0	28120.0 7030.0	6.0 1.0	18240.0 3040.0	15.0 16.0	27525.0 29360.0	9.0 9.0	5490.00 5490.00	3450 965	\$11,212.50 \$3,136.25	1.54 3.32	\$924.00 \$1,992.00	
14.0402.000	EMILIE J QUAST 1819 TALMAGE AVE SE MINNEAPOLIS MN 55414	Pt NWNW	4	114	31	20.09	8.00	12305.00	68%	75%	6275.55	1413.30	0.3173				5.0	9175.0	3.0	1830.00	400	\$1,300.00	0.89	\$534.00		
14.0404.000	LESTER J & KATHLEEN L SCHAFFER 64664 170 ST BUFFALO LAKE MN 55314	NESW NWSW SWSW SESW	4	114	31	40.00 40.00 40.00 40.00	25.00 38.00 37.00 25.00	44255.00 96015.00 83532.50 26275.00	68% 80% 80% 68%	75% 75% 75% 75%	22570.05 57609.00 50119.50 13400.25	5082.94 12973.97 11287.28 3017.84	1.1413 2.9130 2.5343 0.6776	2.0 6.0 2.0	7030.0 21090.0 7030.0	4.0 9.0 13.0	12160.0 27360.0 39520.0	11.0 20.0 13.0 9.0	20185.0 36700.0 23855.0 16515.0	8.0 3.0 9.0 14.0	4880.00 1830.00 5490.00 9760.00	2780 2350	\$9,035.00 \$7,637.50	4.47 3.29	\$2,682.00 \$1,974.00	2.00
14.0501.000	WAYNE A & VIRGENE P BAUMGARDT 41 9TH AVE NE GLENWOOD MN 56334	NENW SENW	5	114	31	40.45 40.00	39.00 36.00	73015.00 64990.00	68% 80%	75% 75%	37237.65 38994.00	8386.19 8781.74	1.8830 1.9718	2.0 2.0	7030.0 7030.0	7.0 4.0	21280.0 12160.0	18.0 19.0	33030.0 34865.0	12.0 11.0	7320.00 6710.00	1340 1300	\$4,355.00 \$4,225.00	1.56	\$936.00	
14.0502.000	BRAD DOBBERSTEIN REVC TRUST 65730 162 ST BUFFALO LAKE MN 55314	Pt NWNW	5	114	31	7.21	2.00	1220.00	56%	75%	512.40	115.40	0.0259						1.0	1.00	1220.00					2.00
14.0502.010	WAYNE A & VIRGENE P BAUMGARDT 41 9TH AVE NE GLENWOOD MN 56334	Pt NWNW SWNW	5	114	31	33.22 40.00	11.00 2.00	21870.00 1220.00	56% 68%	75% 75%	9185.40 622.20	2068.62 140.12	0.4645 0.0315			3.0	9120.0	6.0	11010.0	2.0 2.0	1220.00 1220.00	160	\$520.00			1.00
14.0503.000	TIMOTHY D RATH 16140 651 AVE BUFFALO LAKE MN 55314	NWNE SENE	5	114	31	40.47 40.00	39.00 37.00	110847.50 45095.00	80% 68%	75% 75%	66508.50 22998.45	14978.20 5179.42	3.3631 1.1629	15.0	52725.0	9.0	27360.0	13.0 16.0	23855.0 29360.0	2.0 21.0	1220.00 12810.00	1750 900	\$5,687.50 \$2,925.00	3.13	\$1,878.00	
14.0504.000	TIMOTHY D & SARA M RATH 16140 651 AVE BUFFALO LAKE MN 55314	Pt NENE	5	114	31	10.43	8.00	11005.00	68%	75%	5612.55	1263.99	0.2838				5.0	9175.0	1.0	2.00	1830.00					2.00
14.0504.010	TIMOTHY D RATH 16140 651 AVE BUFFALO LAKE MN 55314	Pt NENE	5	114	31	30.06	27.00	39352.50	68%	75%	20069.78	4519.86	1.0148				16.0	29360.0	11.0		6710.00	1010	\$3,282.50			
14.0505.000	BRAD DOBBERSTEIN REVC TRUST 65730 162 ST BUFFALO LAKE MN 55314	S2SWNE	5	114	31	20.00	20.00	28209.50	68%	75%	14386.85	3240.02	0.7275				13.0	23855.0	7.0		4270.00	26	\$84.50	0.06	\$36.00	

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14.0505.010	CHARLES & JEAN GRIMM 78570 545 ST STEWART MN 55385	N2SWNE	5	114	31	20.00	19.00	42117.00	80%	75%	25270.20	5691.04	1.2778			3.0	9120.0	15.0	27525.0	1.0	610.00	1496	\$4,862.00	3.44	\$2,064.00	
14.0506.000	BRENT A HILLMANN 65846 170 ST BUFFALO LAKE MN 55314	Pt N2SW	5	114	31	10.19	6.00	6110.00	68%	75%	3116.10	701.77	0.1576					2.0	3670.0	2.0	2.00	2440.00				2.00
14.0507.000	OTTO L HARTMANN JR & BONNIE K HARTMANN 63040 330 ST GIBBON MN 55335	Pt NESW Pt SESW	5	114	31	38.25 39.00	36.00 20.00	80903.00 27123.75	80% 80%	75% 75%	48541.80 16274.25	10931.97 3665.08	2.4546 0.8229	7.0	24605.0	4.0 1.0	12160.0 3040.0	18.0 10.0	33030.0 18350.0	7.0 9.0	4270.00 5490.00	2104 75	\$6,838.00 \$243.75	4.83 0.17	\$2,898.00 \$102.00	
14.0508.000	MATHEW MAIER & MELISSA RAY 65270 170 ST BUFFALO LAKE MN 55314	Pt S2SE	5	114	31	9.65	3.00	1830.00	68%	75%	933.30	210.19	0.0472						1.0	2.00	1830.00					6.65
14.0508.010	DENNIS A DIANNE M RATH 730 ROBERTS ST SW HUTCHINSON MN 55350	NESE NWSE Pt SWSE Pt SESE	5	114	31	40.00 40.00 39.00 31.35	38.00 40.00 38.00 28.00	65608.75 74875.25 81001.25 41050.00	80% 80% 80% 80%	75% 75% 75% 75%	39365.25 44925.15 48600.75 24630.00	8865.34 10117.47 10945.25 5546.86	1.9905 2.2717 2.4575 1.2454	3.0	10545.0	4.0 7.0 5.0 2.0	12160.0 21280.0 15200.0 6080.0	23.0 26.0 24.0 13.0	42205.0 47710.0 44040.0 23855.0	11.0 7.0 6.0 13.0	6710.00 4270.00 3660.00 7930.00	1395 497 2325 980	\$4,533.75 \$1,615.25 \$7,556.25 \$3,185.00	3.20 1.14 5.33	\$1,920.00 \$684.00 \$3,198.00	
14.0802.000	JUDSON JAKOBITZ 65597 180 ST BUFFALO LAKE MN 55314	NENW	8	114	31	40.00	11.00	11707.50	80%	75%	7024.50	1581.97	0.3552					4.0	7340.0	7.0	4270.00	30	\$97.50	0.07	\$42.00	
14.0803.000	FREDRIC & BRENDA SCHOENING 304 MAIN ST N #3 BUFFALO LAKE MN 55314	NWNE	8	114	31	40.00	33.00	51902.50	80%	75%	31141.50	7013.30	1.5747					24.0	44040.0	9.0	5490.00	730	\$2,372.50	1.68	\$1,008.00	
14.0804.000	DENNIS A DIANNE M RATH 730 ROBERTS ST SW HUTCHINSON MN 55350	NENE N2SENE	8	114	31	40.00 20.00	37.00 11.00	55415.00 12835.00	80% 68%	75% 75%	33249.00 6545.85	7487.92 1474.17	1.6813 0.3310					24.0 5.0	44040.0 9175.0	13.0 6.0	7930.00 3660.00	1060	\$3,445.00	0.69	\$414.00	
14.0806.000	DENNIS A DIANNE M RATH 730 ROBERTS ST SW HUTCHINSON MN 55350	S2SENE	8	114	31	20.00	3.00	3055.00	68%	75%	1558.05	350.88	0.0788					1.0	1835.0	2.0	1220.00					
14.0901.000	MARK & MICHELLE MELBERG 49028 800 AVE HECTOR MN 55342	NENW NWNW	9	114	31	40.00 40.00	36.00 34.00	72165.00 49535.00	68% 80%	75% 75%	36804.15 29721.00	8288.57 6693.39	1.8610 1.5029	3.0	10545.0	8.0 3.0	24320.0 9120.0	18.0 14.0	33030.0 25690.0	7.0 17.0	4270.00 10370.00	1340	\$4,355.00	1.69	\$1,014.00	

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FOR IMPROVEMENT

3/23/2021

Total Improvement Cost \$ 2,819,545.00
Separable Maintenance \$ 2,374,170.00
Improvement Cost \$ 445,375.00

"A"
"A"= 3515.0

"B"
"B"= 3040.0

"C"
"C"= 1835.0

"D"
"D"= \$610.00
"D-"= \$610.00

DRAINAGE
BENEFIT/FOOT

\$3.25

TEMP
EASEMENT

TEMP
DAMAGE
VALUE
\$600.00

BENEFITTED

PARCEL NUMBER	NAME	DESC.	SEC	T-N	R-W	IN TRACT	Benefited Acres	POTENTIAL BENEFITS	PROXIMITY RATE	HYDRAULIC EFFICIENCY	NET BENEFIT	MAINT COST	%	BENEFIT ACRES	BENEFIT VALUE	TILE FEET	TILE/ DITCH VALUE	TEMP EASEMENT	TEMP DAMAGE VALUE \$600.00	BENEFITTED								
14.0904.000	REED JOHN BURGSTAHLER TRUST 63488 180 ST STEWART MN 55385	N2NWNE	9	114	31	20.00	4.00	2440.00	56%	75%	1024.80	230.79	0.0518									4.0	2440.00					
14.0905.000	NEIL B BURGSTAHLER & STEVEN C BURGSTAHLER 19402 641 AVE STEWART MN 55385	S2NWNE	9	114	31	20.00	2.00	1220.00	56%	75%	512.40	115.40	0.0259									2.0	1220.00					
Totals							1843.00	3608074.75			1977621.80	445374.99	100.00	238.00	836570.00	271.00	823840.00	816.00	1497360.00	503.00	15.00	315980.00	69403.00	\$225,559.75	117.21	\$70,326.00	27.65	

TOTAL LAND BENEFITS	3,698,936.00	1,977,621.80	445,374.99	100.0
TOTAL ROAD BENEFITS	-	-	-	
TOTAL RAILROAD BENEFITS	-	-	-	
TOTAL BENEFITS	3,698,936.00	1,977,621.80	445,374.99	100.0