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Tx:8658512

Document Number

Document Title

KRISTI CHLEBOWSKI  
DANE COUNTY  
REGISTER OF DEEDS

**ORDINANCE**

This is to certify that the foregoing ordinance was adopted by the Common Council of the City of Madison, Wisconsin at a meeting held on the 17th day of May, 2005. The following is a re-recording of that action.

DOCUMENT #

**5146103**

04/24/2015 3:57 PM

Trans. Fee:

Exempt #:

Rec. Fee: 30.00

Pages: 9

WL Holdings Annexation  
Ordinance #: ORD-05-00143  
ID#: 01553

Recording Area

Name and Return Address

City Clerk  
210 Martin Luther King Jr. Blvd.  
Room 103  
Madison, WI 53703

Parcel Identification Number (PIN)

April 24, 2015  
Date

\_\_\_\_\_  
Date

Maribeth Witzel-Behl  
Maribeth Witzel-Behl  
Signature of Clerk

n/a  
Signature of Grantor

Maribeth Witzel-Behl, City Clerk  
\*Name printed

\_\_\_\_\_  
\*Name printed

STATE OF WISCONSIN, County of Dane

This document was drafted by:  
(print or type name below)

Subscribed and sworn to before me on April 24, 2015 by the above named person(s).

Eric Christianson

Signature of notary or other person  
authorized to administer an oath  
(as per s. 706.06, 706.07)

[Signature]

\*Names of persons signing in any  
capacity must be typed or printed below  
their signature.

Print or type name: Eric Christianson

Title: Municipal Clerk 2 Date commission expires: 6/29/2014

This information must be completed by submitter: document title, name & return address, and PIN (if required). Other information such as the granting clauses, legal description, etc., may be placed on this first page of the document or may be placed on additional pages of the document. Note: Use of this cover page adds one page to your document and \$2.00 to the recording fee. Wisconsin Statutes, 59.43(2m). USE BLACK INK. WRDA 5/1999

9

DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
0151512

01/10/2006 11:44AM

Trans. Fee:  
Exempt #:

Rec. Fee: 25.00  
Pages: 8

001027

Recording Area

Name and Return Address

City Clerk  
210 Martin Luther King Jr. Blvd.  
Room 103  
Madison, WI 53703

Document Number

Document Title

**ORDINANCE**

This is to certify that the foregoing substitute ordinance was adopted by the Common Council of the City of Madison, Wisconsin at a meeting held on the 17<sup>th</sup> day of May, 2005

WL Holdings Annexation  
Ordinance #: ORD-05-00143  
ID#: 01553

Parcel Identification Number (PIN)

January 6, 2006  
Date

*Ray Fisher*  
Signature of Clerk

Ray Fisher  
\*Name printed

Date

n/a  
Signature of Grantor

\*Name printed

STATE OF WISCONSIN, County of Dane

This document was drafted by:  
(print or type name below)

Sharon Christensen

Subscribed and sworn to before me on January 6, 2006 by the above named person(s)

Signature of notary or other person authorized to administer an oath  
(as per s. 706.06, 706.07) *Sharon Christensen*

\*Names of persons signing in any capacity must be typed or printed below their signature.

Print or type name: Sharon Christensen

Title: Clerk's Office Operation Supervisor Date commission expires: 9-2-07

This information must be completed by submitter; document title, name & return address, and PIN (if required) Other information such as the granting clauses, legal description, etc., may be placed on this first page of the document or may be placed on additional pages of the document. Note: Use of this cover page adds one page to your document and \$2.00 to the recording fee Wisconsin Statutes, 59.43(2m) **USE BLACK INK.** WRDA 5/1999

5/8



Department of Revenue  
Office of the City Clerk

City-County Building, Room 103  
210 Martin Luther King, Jr. Boulevard  
Madison, Wisconsin 53703-3342  
PH: 608 266 4601  
TDD: 608 266 6573  
FAX: 608 266 4666

January 6, 2006

001028

Annexations and Railroads  
Division of Government Records  
Office of the Secretary of State  
P. O. Box 7848  
Madison, WI 53707-7848

Dear Mr. LaFollette:

ORDINANCE NO. ORD-05-00143  
ID NO. 01553  
WL Holdings Annexation

I, Ray Fisher, City Clerk of the City of Madison, County of Dane, State of Wisconsin, pursuant to Sections 66.0217(7)2., 66.0217(9)(a), and 66.0235, Wisconsin Statutes, DO HEREBY CERTIFY adoption of annexation Ordinance No. ORD-05-00143, ID No. 01553 on August 2, 2005; thereby accepting the petition filed in our office on July 12, 2005, and thereby detaching territory from the Town of Blooming Grove and annexing same to the City of Madison.

This letter shall serve as notice that the Common Council failed to reject the Petition for Annexation, accepted the Petition for Direct Annexation and adopted the above noted ordinance. A certified copy of Ordinance No. ORD-05-00143, which contains an accurate metes and bounds description of the territory so affected is attached. The Petition for Direct Annexation filed in this matter identifies the population in the annexed territory to be four (4)

Sincerely,

Ray Fisher  
City Clerk

RF:tlp

Secretary of State  
Page 2

cc:

Dane County Register of Deeds  
Clerk, Town of **Blooming Grove**  
**SBC**  
**Madison Metropolitan School District**  
**MG&E**  
Bill Roberts, Planning & Development Unit  
Al Schumacher, City Streets Department - West  
City Assessor  
Eric Pederson, City Engineering (4)  
John Leach, Traffic Engineering  
Gregg Knudtson, Fire Department  
Brad Murphy, Planning Unit  
Dane County Clerk  
Dane County Regional Planning Commission  
Dane County Planning & Development, Larry Hungsberg  
Dane County Tax Lister, Cheryl Zellmer  
Dane County Public Safety Communications  
Dane County EMS  
Madison Area Metropolitan Planning Organization  
Madison Metropolitan Sewer District  
Charter Communications  
Sharon Christensen  
Sharon Milleville  
City Clerk file



City of Madison
Certified Copy

City of Madison
Madison, WI 53703
www.cityofmadison.com

Ordinance: ORD-05-00143

001030

File Number: 01553

Enactment Number: ORD-05-00143

SUBSTITUTE - Creating Section 15.01(548) of the Madison General Ordinances entitled "City Boundaries" and being part of the chapter entitled "Aldermanic Districts and Wards" annexing to the 16th Aldermanic District the WL Holdings Annexation and assigning a temporary zoning classification of A Agriculture District, and amending Section 15.02 (131) of the Madison General Ordinances to assign the attached property to Ward 131.

DRAFTER'S ANALYSIS: This ordinance annexes land in the Town of Blooming Grove.

An ordinance to create Subsection (548) of Section 15.01 of the General Ordinances of the City of Madison entitled "City Boundaries" and being part of the chapter entitled "Aldermanic Districts and Wards".

WHEREAS, a petition with scale map attached was filed with the City Clerk of Madison on June 20, 2005, mailed to the Clerk of the Town of Blooming Grove on June 21, 2005, and the Municipal Boundary Review Section, Department of Commerce, State of Wisconsin, on June 21, 2005, an amended petition was filed with the City Clerk of Madison on July 12, 2005, and mailed to the Clerk of the Town of Blooming Grove and the Municipal Boundary Review Section, Department of Commerce, State of Wisconsin on July 12, 2005 and have been presented to the City Common Council requesting annexation of the below-described territory to the City of Madison from the Town of Blooming Grove; said petitions having been signed by the owners of all the real property in the territory, and all residing within the territory, which lies contiguous to the City of Madison; and

WHEREAS, the Cottage Grove Neighborhood Plan recommends low, low-medium, and medium density residential uses; and

WHEREAS, pursuant to Sec. 28.04(7), Madison General Ordinances, the annexed territory is declared to be in the A Agriculture District and the annexation and temporary zoning were considered by the Plan Commission at its meeting of July 18, 2005, and adoption of the said annexation and zoning were recommended; and

WHEREAS, pursuant to sec. 66.0217(14)(a)1., Wis. Stats., the City of Madison agrees to pay annually to the Town of Blooming Grove, for five (5) years, an amount equal to the amount of property taxes that the town levied on the annexed territory, as shown by the tax roll under sec. 70.65, in the year in which the annexation is final; and

WHEREAS, investigation by the City of Madison discloses that as of this date the above representations are true, and the determination of the Department of Commerce, Municipal Boundary Review Section, State of Wisconsin, that the below described annexation has been reviewed and found to be in the public interest, having been reviewed, the Common Council now accepts the amended petition as sufficient and determines that the said annexation proceeding meets the requirements of the Wisconsin Statutes;

NOW, THEREFORE, the Common Council of the City of Madison do ordain as follows:

1. Subsection (548) of Section 15.01 of the Madison General Ordinances is hereby created to read as follows:

"15.01(548) - There is hereby attached to the 16th Aldermanic District, the City of Madison, Dane County, Wisconsin, the following described property:

Lot 1, Certified Survey Map No. 3735, recorded in Volume 15 of Certified Survey Maps, Pages 186, 187, and 188 and part of the NE 1/4 of the SE 1/4, Section 11, and part of the NW 1/4 and NE 1/4 of the SW 1/4 of Section 12, and part of the SE 1/4 of the SW 1/4, of Section 12, all in T7N, R10E, and also part of Sprecher Road and Cottage Grove Road (C.T.H. BB), Township of Blooming Grove, Dane County, Wisconsin, described as follows:

Beginning at the West 1/4 corner of said Section 12; thence S87°38'17"W along the East-West 1/2 line of said

Section 12, 33.00 feet; thence S00°26'31"E, 40.02 feet; thence S87°38'17"W, 154.38 feet; thence S02°21'43"E, 20.06 feet; thence N87°40'33"E, 89.68 feet to a point of curve; thence Southeasterly along the arc of a curve to the right which has a radius of 30.00 feet and a chord which bears S46°26'12"E, 43.13 feet; thence N89°31'23"E, 66.00 feet to the Easterly right-of-way line of Sprecher Road; thence S00°28'39"E along said right-of-way line, 329.71 feet; thence N88°05'20"E, 193.65 feet; thence S00°40'26"E, 250.00 feet; thence S88°17'49"W, 267.51 feet to the Westerly right-of-way line of Sprecher Road; thence S00°28'37"E along said right-of-way line, 643.14 feet; thence N88°33'59"E, 2226.58 to a Westerly line of Certified Survey Map No. 6371; thence N00°40'12"W, 1285.91 feet to the Southerly right-of-way line of Cottage Grove Road (C.T.H. BB) and a point on a curve; thence Northeasterly along the arc of a curve on said right-of-way line, which has a radius of 5785.00 feet and a chord which bears N81°13'05"E, 499.21 feet to a point on the North-South ¼ line of said Section 12; thence N00°53'34"W along said line, 123.36 feet to the Northerly right-of-way line of Cottage Grove Road (C.T.H. BB); thence continuing along said right-of-way line, S74°37'09"W, 126.40 feet; thence continuing along said right-of-way line, S78°20'15"W, 198.35 feet; thence continuing along said right-of-way line S85°14'57"W, 198.35 feet; thence continuing along said right-of-way line S85°39'41"W, 197.99 feet; thence continuing along said right-of-way line S85°20'49"W, 198.06 feet to a point of curve; thence Westerly along the arc of a curve to the right on said right-of-way line which has a radius of 5675.00 feet and a chord which bears S88°06'25"W, 62.21 feet; thence S88°25'17"W along said right-of-way line, 349.10 feet; thence N01°34'43"W along said right-of-way line, 5.00 feet; thence S88°25'17"W, along said right-of-way line, 580.58 feet; thence N01°34'43"W along said right-of-way line, 10.00 feet; S88°25'17"W, 418.20 feet along said right-of-way line; thence S01°34'43"E, 20.00 feet along said right-of-way line; thence S88°25'17"W along said right-of-way line, 223.30 feet; thence N46°10'18"W, 93.98 feet to the Easterly right-of-way line of Sprecher Road; thence S00°52'52"E, 116.93 feet to the East-West ¼ line of said Section 12; thence S88°25'17"W, 33.00 feet to the point of beginning of this description. This parcel contains approximately 3,027,421 square feet (69.50 acres / 0.108 square miles)."

2. Subsection (131) of Section 15.02 entitled "Wards and Ward Boundaries" of the Madison General Ordinances is amended to read as follows:

"(131) Ward 131. Commencing at the Southwest Corner of Section 12, T9N, R6E, Town of Blooming Grove, Dane County, Wisconsin; thence S00°49'24"E, 1037.27 feet to the point of beginning; thence N00°49'24"W, 565.46 feet; thence N32°07'26"E, 1041.86 feet; thence N31°13'42"E, 149.68 feet; thence N27°46'29"E, 155.88 feet; thence N20°11'11"E, 706.83 feet; thence N88°33'52"E, 357.44 feet; thence S00°35'07"E, 1302.60 feet; thence S88°25'28"E, 330.04 feet; thence S88°42'38"W, 84.25 feet; thence S07°37'02"W, 1650.55 feet; thence N43°07'15"W, 95.88 feet; thence N46°52'45"E, 33.00 feet; thence Northwesterly along the arc of a curve to the left, having a radius of 1465.70 feet, an arc length of 1157.34 feet, the long chord bears N65°44'30"W, 1127.51 feet; thence N88°21'45"W, 268.27 feet to the point of beginning.

Beginning at the West ¼ corner of said Section 12; thence S87°38'17"W along the East-West ½ line of said Section 12, 33.00 feet; thence S00°26'31"E, 40.02 feet; thence S87°38'17"W, 154.38 feet; thence S02°21'43"E, 20.06 feet; thence N87°40'33"E, 89.68 feet to a point of curve; thence Southeasterly along the arc of a curve to the right which has a radius of 30.00 feet and a chord which bears S46°26'12"E, 43.13 feet; thence N89°31'23"E, 66.00 feet to the Easterly right-of-way line of Sprecher Road; thence S00°28'39"E along said right-of-way line, 329.71 feet; thence N88°05'20"E, 193.65 feet; thence S00°40'26"E, 250.00 feet; thence S88°17'49"W, 267.51 feet to the Westerly right-of-way line of Sprecher Road; thence S00°28'37"E along said right-of-way line, 643.14 feet; thence N88°33'59"E, 1037.67 feet; thence S20°11'11"W, 706.83 feet; thence S27°46'29"W, 155.88 feet; thence S31°13'42"W, 149.68 feet; thence S32°07'26"W, 1041.86 feet; thence S00°49'24"E, 565.46 feet; thence S88°21'45"E, 268.27 feet; thence Southeasterly along the arc of a curve to the right, having a radius of 1465.70 feet, and arc length of 1157.34 feet, the long chord bears S65°44'30"E, 1127.51 feet; thence S46°52'45"W, 33 feet; thence S43°07'15"E, 95.88 feet; thence N07°37'02"E, 1650.55 feet; thence N88°42'38"E, 84.25 feet; thence N88°25'28"W, 330.04 feet; thence N00°35'07"W, 1302.60 feet; thence N88°33'59"E 831.46 feet to a Westerly line of Certified Survey Map No. 6371; thence N00°40'12"W, 1285.91 feet to the Southerly right-of-way line of Cottage Grove Road (C.T.H. BB) and a point on a curve; thence Northeasterly along the arc of a curve on said right-of-way line, which has a radius of 5785.00 feet and a chord which bears N81°13'05"E, 499.21 feet to a point on the North-South ¼ line of said Section 12; thence N00°53'34"W along said line, 123.36 feet to the Northerly right-of-way line of Cottage Grove Road (C.T.H. BB); thence continuing along said right-of-way line, S74°37'09"W, 126.40 feet; thence continuing along said right-of-way line, S78°20'15"W, 198.35 feet; thence continuing along said right-of-way line S85°14'57"W, 198.35 feet; thence continuing along said right-of-way line S85°39'41"W, 197.99 feet; thence continuing along said right-of-way line S85°20'49"W, 198.06 feet to a point of curve; thence Westerly along the arc of a curve to the right on said right-of-way line which has a radius of 5675.00 feet and a chord which bears

S88°06'25"W, 62.21 feet; thence S88°25'17"W along said right-of-way line, 349.10 feet; thence N01°34'43"W along said right-of-way line, 5.00 feet; thence S88°25'17"W, along said right-of-way line, 580.58 feet; thence N01°34'43"W along said right-of-way line, 10.00 feet; S88°25'17"W, 418.20 feet along said right-of-way line; thence S01°34'43"E, 20.00 feet along said right-of-way line; thence S88°25'17"W along said right-of-way line, 223.30 feet; thence N46°10'18"W, 93.98 feet to the Easterly right-of-way line of Sprecher Road; thence S00°52'52"E, 116.93 feet to the East-West ¼ line of said Section 12; thence S88°25'17"W, 33.00 feet to the point of beginning of this description. Polling place is Elvehjem Elementary School, 5106 Academy Dr."

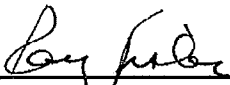
3. If any provision of this ordinance is invalid or unconstitutional, or if the application of this ordinance to any person or circumstances is invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or applications of this ordinance which can be given effect without the invalid or unconstitutional provision or application.

EDITOR'S NOTE: Pursuant to Sec 66.0217(8), Wis Stats., this annexation ordinance must be enacted by a two-thirds vote of the elected members of the Common Council or at least 14 votes. A separate roll call vote is requested on the temporary zoning.

Adopted on roll call at a regular meeting of the Common Council of the City of Madison, Wisconsin, held on 2nd of August, 2005.

Annexation vote:	Temporary Zoning vote:
Ayes: 16	Ayes: 16
Noes: 0	Noes: 0

I, Ray Fisher, certify that this is a true copy of Ordinance No. ORD-05-00143, passed by the COMMON COUNCIL on 8/2/2005.

  
\_\_\_\_\_  
Ray Fisher, City Clerk

1-9-06  
\_\_\_\_\_  
Date Certified

X'   
\_\_\_\_\_  
Mayor's Signature

001032

NOTE: PLEASE BE ADVISED THAT THE DOCUMENT GRANTOR(S) HEREBY DIRECT VIEWERS TO IGNORE THE PRINTED TEXT MATERIAL ON THIS MAP. ONLY THE SPATIAL RELATIONSHIPS OF THE ILLUSTRATIONS ON THE MAP ARE BEING PRESENTED FOR YOUR INFORMATION.  
SIGNED BY GRANTOR OR GRANTOR'S AGENT: [Signature] DATE: 2-5-06  
NAME OF GRANTOR OR GRANTOR'S AGENT PRINTED: Ray Fisher

# CITY OF MADISON

Annexation Name: WL Holdings Annexation  
Location: Sprecher and Cottage Grove Roads

Petitioner: WL Holdings

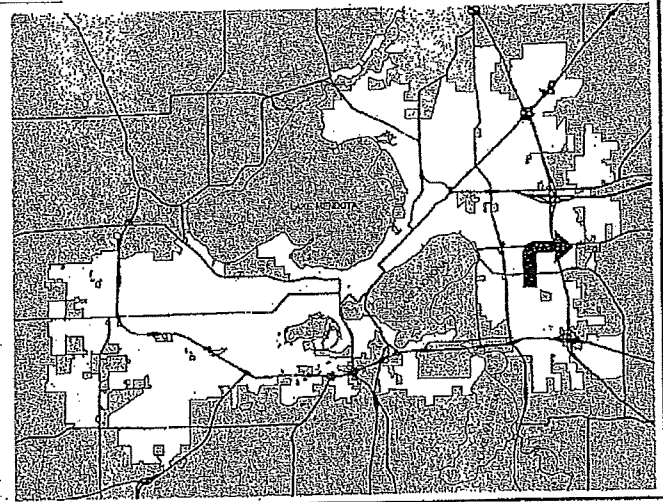
Existing Use: Agricultural Lands

Proposed Use: Future Development

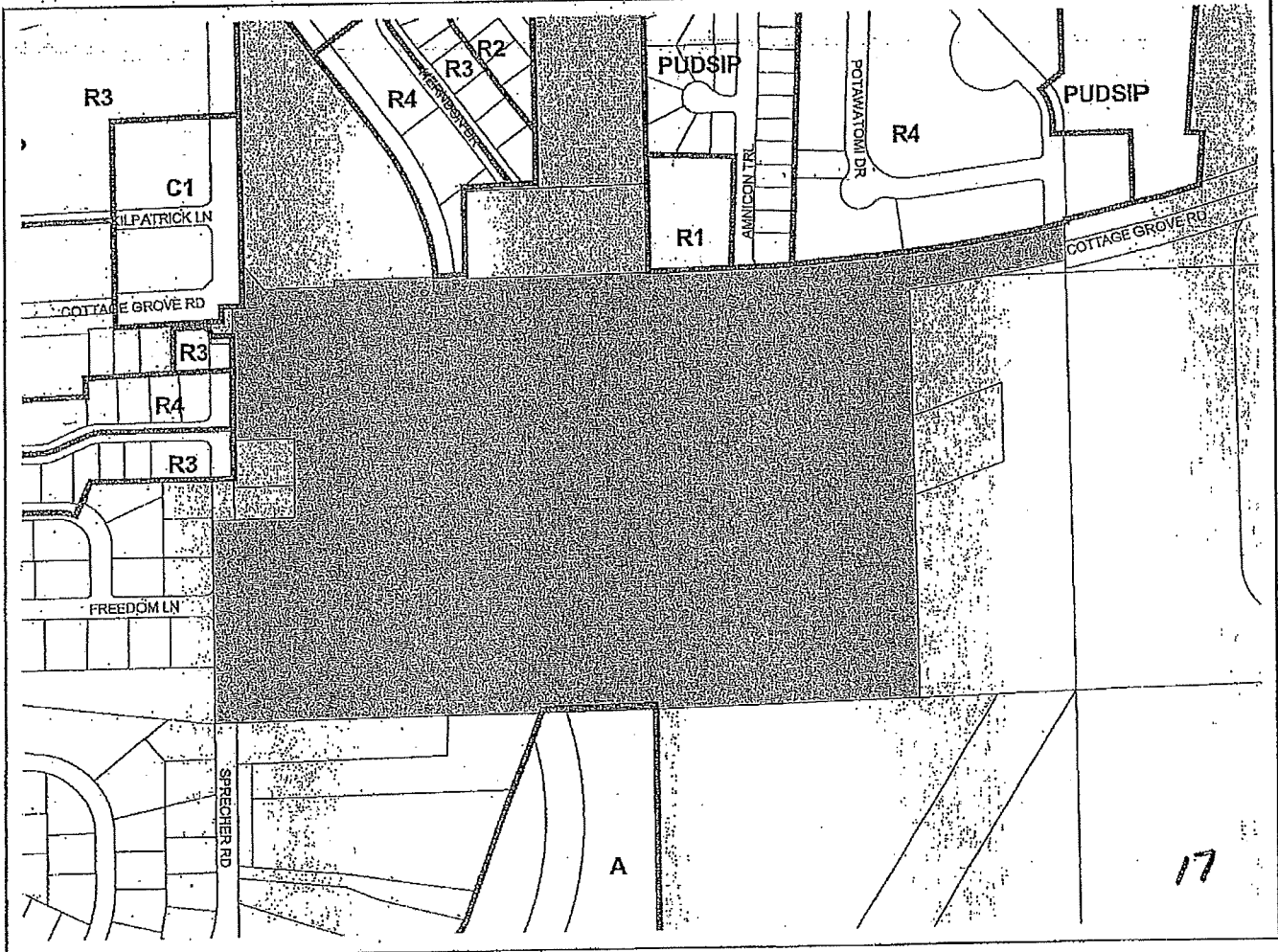
Public Hearing Dates:

Plan Commission 18 July 2005

Common Council 19 July 2005



For Questions contact: Bill Roberts at: 266-5974 or broberts@cityofmadison.com or City Planning at 266-4635



Scale: 1" = 500' Planning Unit, Department of Planning & Development: rpj Date: 11 July 2005

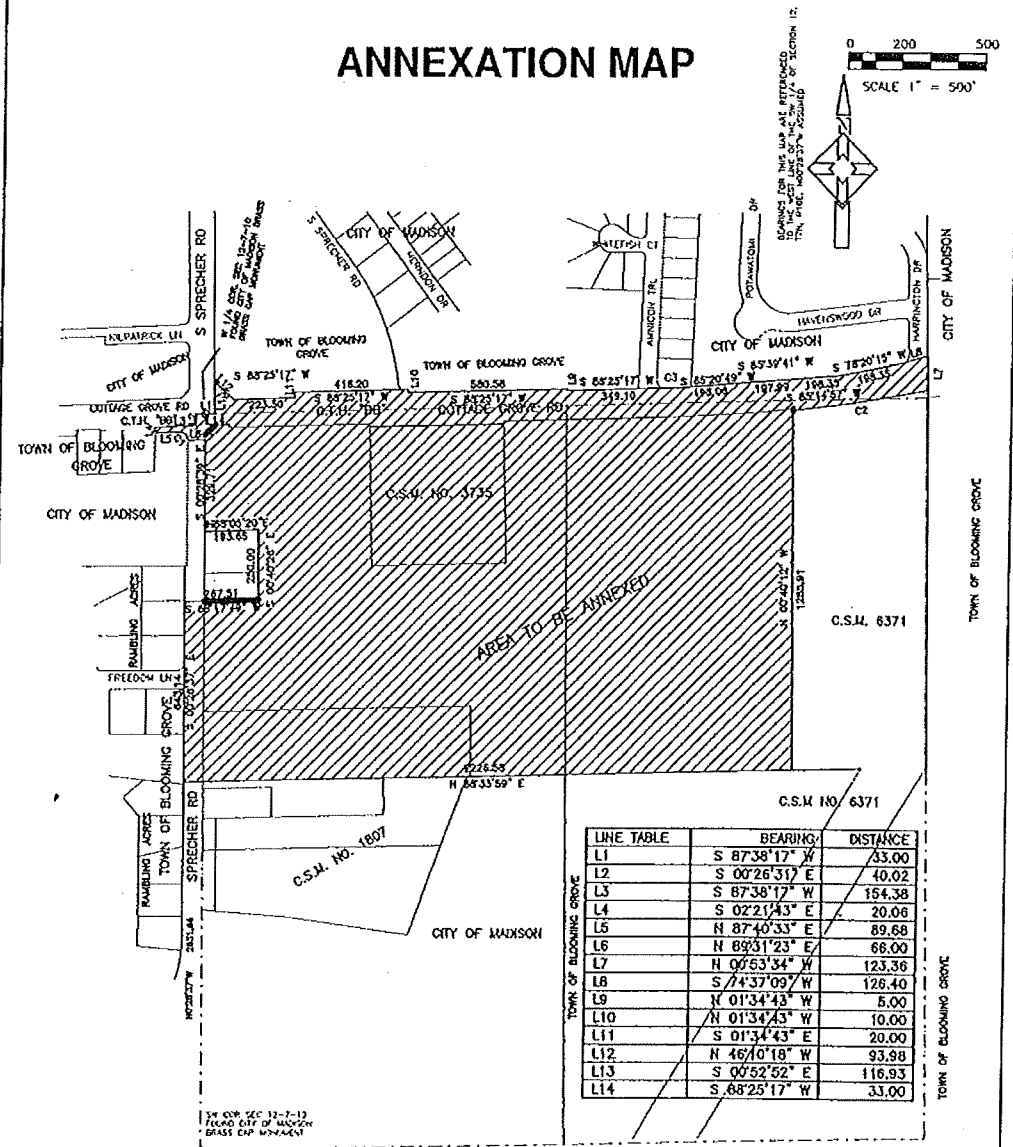
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Signed by grantor(s) or grantor(s) agent: Maribeth Witzel-Behl Date: 4.24.05  
Name of grantor(s) or grantor(s) agent printed: Maribeth Witzel-Behl



EXHIBIT "B"

ANNEXATION MAP



LINE TABLE	BEARING	DISTANCE
L1	S 87°38'17" W	33.00
L2	S 00°26'31" E	40.02
L3	S 87°38'17" W	154.38
L4	S 02°21'43" E	20.06
L5	N 87°40'33" E	89.88
L6	N 89°31'23" E	66.00
L7	N 00°53'34" W	123.36
L8	S 74°37'09" W	126.40
L9	N 01°34'43" W	5.00
L10	N 01°34'43" W	10.00
L11	S 01°34'43" E	20.00
L12	N 46°10'18" W	93.98
L13	S 00°52'52" E	116.93
L14	S 88°25'17" W	33.00

ANNEXATION TO THE CITY OF MADISON

ORDINANCE/ENACTMENT NO. \_\_\_\_\_  
 FILE I.D. NUMBER \_\_\_\_\_  
 DATE ADOPTED \_\_\_\_\_  
 DATE PUBLISHED \_\_\_\_\_  
 ALDERMANIC DISTRICT ANNEXED TO \_\_\_\_\_  
 AREA 0.108 SQUARE MILES

Revised 06/13/05  
 For:  
 Wilshire Development Corp.  
 6401 Offshore Dr., Ste 210  
 Madison, WI 53705

SCALE: 1" = 500'  
 DATE: 10/30/03.  
 HELD & ASSOCIATES, INC  
 ENGINEERS & SURVEYORS  
 Madison, Wisconsin

CURVE	ARC	DELTA	RADIUS	C CHORD LENGTH	CHORD BEARING	TANGENT BEARING
C1	46.13	91°53'09"	30.00	43.13	N 46°26'12" W	N 00°28'37" W
C2	499.37	04°59'45"	6785.00	499.21	N 81°13'05" E	N 83°41'28" E
C3	62.21	00°37'41"	5676.00	62.21	N 86°06'25" E	N 87°47'34" E

Sheet 1 of 1 Sheets  
 Job No. \_\_\_\_\_  
 Office Map No. 4-11452

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Signed by grantor(s) or grantor(s) agent: Maibeth Witzel-Behl Date: 4-24-15  
 Name of grantor(s) or grantor(s) agent printed: Maibeth Witzel-Behl