

Document Number

Document Title

ANNEXATION 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 3rd day of December 2019.

Morraine Woods Annexation
Ordinance #: ORD-19-00088
ID#: 58226

KRISTI CHLEBOWSKI
DANE COUNTY
REGISTER OF DEEDS

DOCUMENT #
5547204
12/09/2019 12:48 PM
Trans Fee:
Exempt #:
Rec. Fee: 30.00
Pages: 9

Recording Area

Name and Return Address

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

Parcel Identification Number (PIN)

December 6, 2019

Date

Maribeth Witzel-Behl
Signature of Clerk

Maribeth Witzel-Behl, City Clerk

*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)

Eric A. Christianson

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

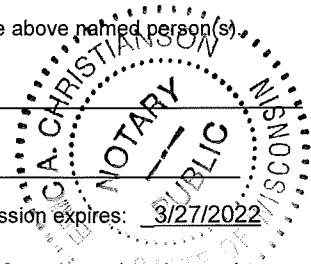
Subscribed and sworn to before me on December 6, 2019 by the above named person(s).

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

Print or type name: Eric A. Christianson

Title: Certified Municipal Clerk

Date commission expires: 3/27/2022



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

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City of Madison

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

Certified Copy

Ordinance: ORD-19-00088

File Number: 58226

Enactment Number: ORD-19-00088

Creating Section 15.01(612) of the Madison General Ordinances entitled "City Boundaries" and being part of the chapter entitled "Aldermanic Districts and Wards" annexing land located adjacent to 3105 Woods Road to the 1st Aldermanic District and assigning a temporary zoning classification of A Agricultural District, creating Section 15.02(151) of the Madison General Ordinances to assign the attached property to Ward 151, and amending Section 15.03(7) of the Madison General Ordinances to add Ward 151 to Aldermanic District 1.

DRAFTER'S ANALYSIS: This ordinance annexes land located adjacent to 3105 Woods Road in the Town of Verona. Under Wis. Stat. Sec. § 66.0217, this annexation is effective upon enactment of the annexation ordinance.

An ordinance to create Subsection (612) 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, pursuant to Wis. Stat. § 66.0217, the City of Madison wishes to annex lands in the Town of Verona as shown on the attached map and described below; and

WHEREAS, a petition with scale map attached was filed with the City Clerk of Madison on October 31, 2019, and has been presented to the City Common Council requesting annexation of the below-described territory to the City of Madison from the Town of Verona; said petition having been signed by the owners of all the real property within the territory, which lies contiguous to the City of Madison; and

WHEREAS, pursuant to Sec. 28.005, Madison General Ordinances, the annexed territory is declared to be in the A Agricultural District and the annexation and temporary zoning were considered by the Plan Commission at its meeting of November 25, 2019, and adoption of the said annexation and zoning were recommended; and

WHEREAS, pursuant to Sec. 66.0217(14)(a)1., the City of Madison agrees to pay annually to the Town of Verona, 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 Wis. Stats. § 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 having been reviewed, the Common Council 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 (612) of Section 15.01 of the Madison General Ordinances is hereby created to read as follows:

"15.01(612) - There is hereby annexed to the 1st Aldermanic District, the City of Madison, Dane County, Wisconsin, the following described property:

The NE 1/4 of the SW 1/4 of Section 4, T6N R8E, Town of Verona, Dane County, Wisconsin, except that part within the right-of-way of Woods Road previously annexed to the City of Madison by Register of Deeds Document No. 3421152, all more particularly described as follows:

Commencing at the Center of said Section 4; thence N87°44'31"W along the East-West Quarter-Line of said Section 4, 33.01 feet to the Westerly right-of-way line of Woods Road and the existing corporate boundary of the City of Madison, and the Point of Beginning of this description; thence continuing N87°44'31"W along the East-West Quarter-Line of said Section 4, 1265.58 feet to the Northwest corner of the NE 1/4 of the SW 1/4 of said Section 4; thence S 01°05'32"W along the West line of the NE 1/4 of the SW 1/4 of said Section 4, 1319.76 feet to the Southwest corner of the NE 1/4 of the SW 1/4 of said Section 4; thence S87°46'39"E along the South line of the NE 1/4 of the SW 1/4 of said Section 4, 1271.47 feet to the to the Westerly right-of-way line of Woods Road and the existing corporate boundary of the City of Madison; thence N00°50'08"E along said Westerly right-of-way line and existing corporate boundary of the City of Madison, 1319.11 feet to the Point of Beginning. Containing approximately 1,673,315 square feet, 38.414 acres or 0.0600 square miles."

2. Subsection (151) of Section 15.02 entitled "Wards and Ward Boundaries" of the Madison General Ordinances is created to read as follows:

"(151) Ward 151. The NE 1/4 of the SW 1/4 of Section 4, T6N R8E, Town of Verona, Dane County, Wisconsin, except that part within the right-of-way of Woods Road previously annexed to the City of Madison by Register of Deeds Document No. 3421152, all more particularly described as follows:

Commencing at the Center of said Section 4; thence N87°44'31"W along the East-West Quarter-Line of said Section 4, 33.01 feet to the Westerly right-of-way line of Woods Road and the existing corporate boundary of the City of Madison, and the point of beginning of this description; thence continuing N87°44'31"W along the East-West Quarter-Line of said Section 4, 1265.58 feet to the Northwest corner of the NE 1/4 of the SW 1/4 of said Section 4; thence S 01°05'32"W along the West line of the NE 1/4 of the SW 1/4 of said Section 4, 1319.76 feet to the Southwest corner of the NE 1/4 of the SW 1/4 of said Section 4; thence S87°46'39"E along the South line of the NE 1/4 of the SW 1/4 of said Section 4, 1271.47 feet to the to the Westerly right-of-way line of Woods Road and the existing corporate boundary of the City of Madison; thence N00°50'08"E along said Westerly right-of-way line and existing corporate boundary of the City of Madison, 1319.11 feet to the point of beginning. Polling place at Blackhawk Church, 9620 Brader Way."

3. Subsection (1) of Section 15.03 entitled "Aldermanic Districts" of the Madison General Ordinances is amended to read as follows:

"(1) First Aldermanic District. Wards 101, 102, 103, 104, 105, 106, 114, 115, 116, 119, 121, 125, ~~and 137, and 151.~~"

4. 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.

I, City Clerk Maribeth Witzel-Behl, certify that this is a true copy of Ordinance ORD-19-00088, file 58226, adopted by the Madison Common Council on December 3, 2019.

Maribeth Witzel-Behl

12-9-2019

Date Certified



City of Madison

Proposed Annexation

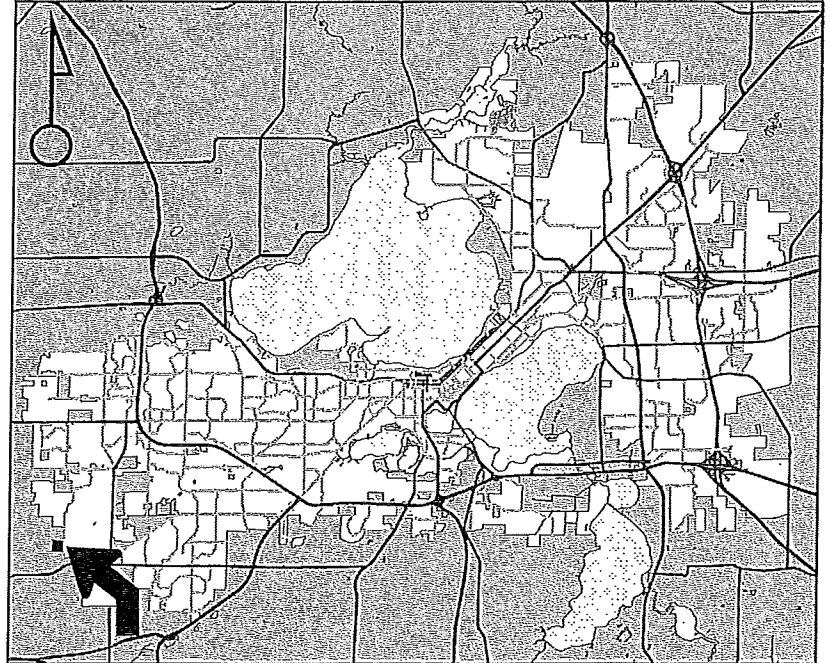
Location
Adjacent to 3105 Woods Road,
Town of Verona

Petitioner
City of Madison
Parks Division

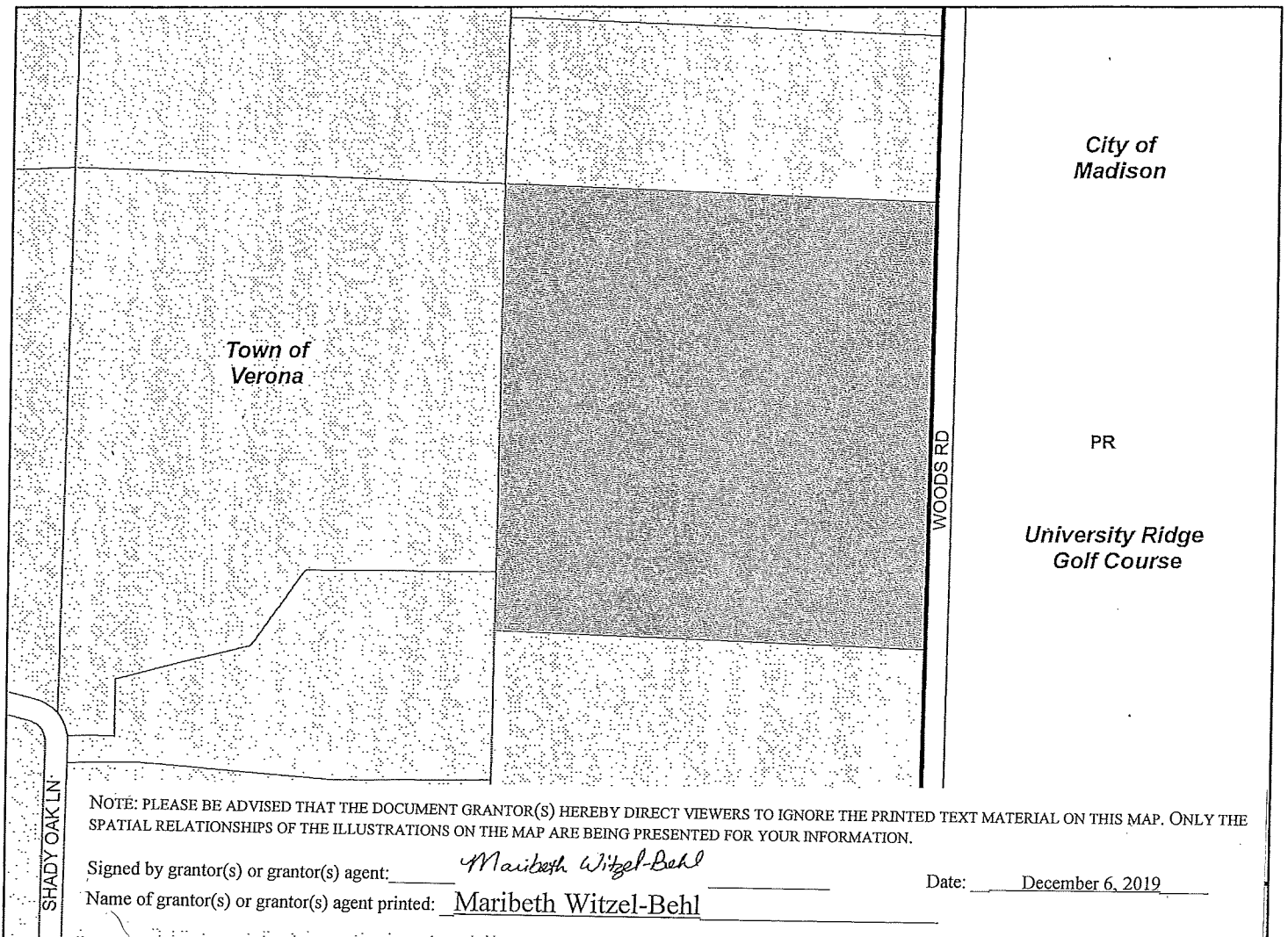
Existing Use
Woodlands / Agriculture

Proposed Use
Annex future "Moraine Woods Park"
parcels from Town of Verona

Public Hearing Date
Plan Commission
25 November 2019
Common Council
3 December 2019



For Questions Contact: Tim Parks at: 261-9632 or tparks@cityofmadison.com or City Planning at 266-4635



Scale : 1" = 400'

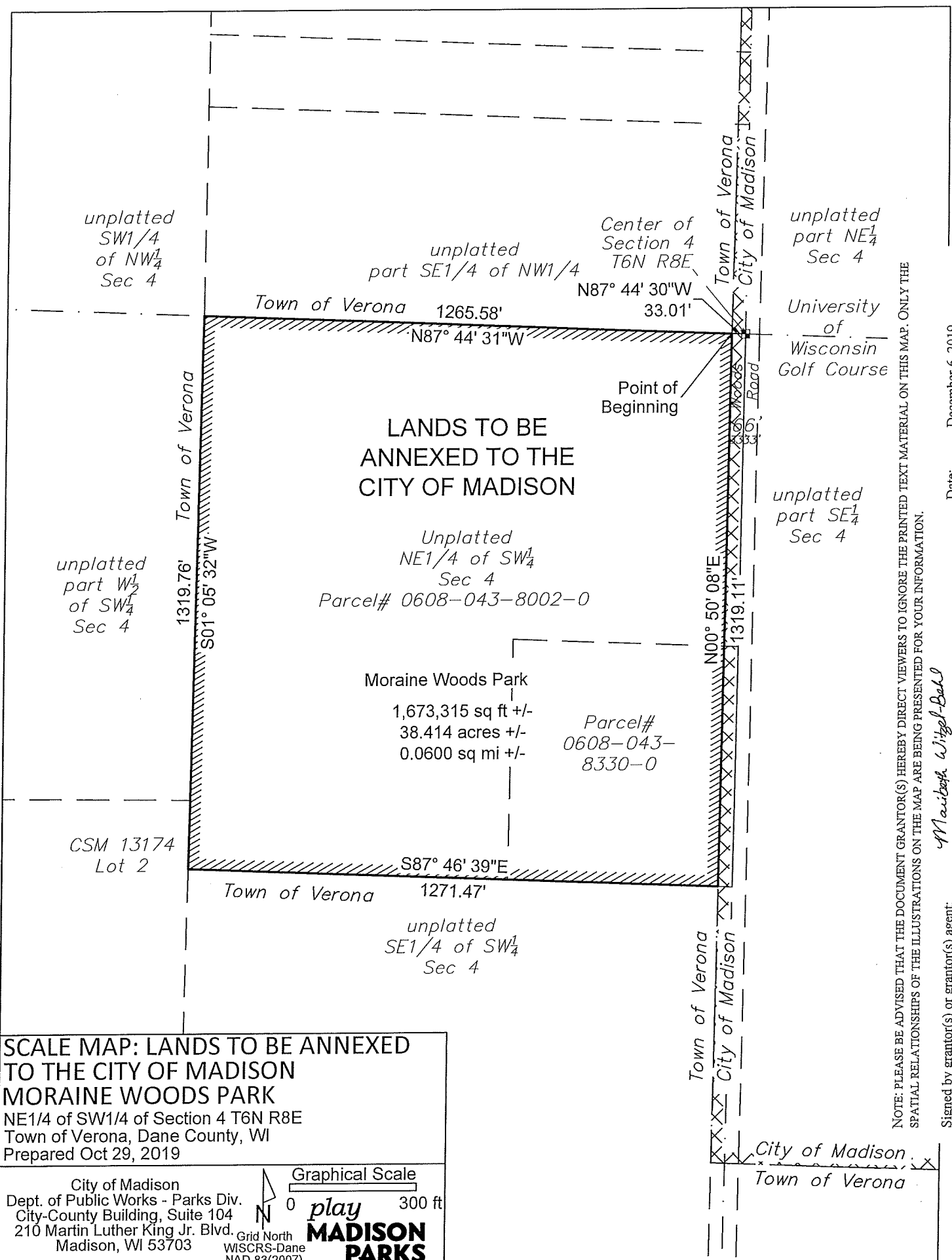


NOTE: PLEASE BE ADVISED THAT THE DOCUMENT GRANTOR(S) HEREBY DIRECT VIEWERS TO IGNORE THE PRINTED TEXT MATERIAL ON THIS MAP. ONLY THE SPATIAL RELATIONSHIPS OF THE ILLUSTRATIONS ON THE MAP ARE BEING PRESENTED FOR YOUR INFORMATION.

Signed by grantor(s) or grantor(s) agent: Maribeth Witzel-Behl

Date: December 6, 2019

Name of grantor(s) or grantor(s) agent printed: Maribeth Witzel-Behl



LANDS TO BE ANNEXED TO THE CITY OF MADISON

Unplatted NE1/4 of SW1/4 Sec 4
Parcel# 0608-043-8002-0

Moraine Woods Park
1,673,315 sq ft +/-
38.414 acres +/-
0.0600 sq mi +/-
Parcel# 0608-043-8330-0

CSM 13174 Lot 2

SCALE MAP: LANDS TO BE ANNEXED TO THE CITY OF MADISON MORaine Woods Park
NE1/4 of SW1/4 of Section 4 T6N R8E
Town of Verona, Dane County, WI
Prepared Oct 29, 2019

City of Madison
Dept. of Public Works - Parks Div.
City-County Building, Suite 104
210 Martin Luther King Jr. Blvd.
Madison, WI 53703

Grid North
WISCRS-Dane
NAD 83(2007)

Graphical Scale
0 300 ft
play
MADISON PARKS

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(s) or grantor(s) agent: Maribeth Witzel-Behl
Name of grantor(s) or grantor(s) agent printed: Maribeth Witzel-Behl
Date: December 6, 2019

PLANNING DIVISION STAFF REPORT

November 25, 2019



PREPARED FOR THE PLAN COMMISSION

Project Address: None (Adjacent to 3105 Woods Road)
Application Type: Direct Annexation from Town of Verona
Legistar File ID # 58226
Prepared By: Timothy M. Parks, Planning Division

Summary

Requested Action: Approval of Ordinance ID 58226, annexing 38.4 acres of City-owned land located adjacent to 3105 Woods Road from the Town of Verona to the City of Madison.

Petitioner: City of Madison.

Status of Petitioner: Property owner. There are no electors or population on the property, which is undeveloped.

Applicable Regulations & Standards: Section 66.0223(1) of Wisconsin Statutes outlines the process for annexation of land owned by a city or village.

Review Required By: Plan Commission and Common Council.

Parcel Location: The City-owned land is comprised of two parcels totaling 38.4 acres, with approximately 1,319 feet of frontage along the west side of Woods Road. The land is located across Woods Road from University of Wisconsin-owned land in the City and will be annexed to Aldermanic District 1 (Harrington-McKinney). The subject parcels are located in the Verona Area School District.

Proposed Use and Development Schedule: The parcels are under the control of the Parks Division, which acquired the property for a future conservation park and extension of the Ice Age National Scenic Trail.

Adopted Land Use Plan: The property to be annexed is located outside the boundaries of an adopted neighborhood development plan. The 2018 Comprehensive Plan recommends that most of the property be used for Park and Open Space, with the exception of the northernmost edge, which is included in a future neighborhood planning area. The site and general area are the subject of a map note (#1), which states "[t]here are significant natural glacial features along this corridor which should be preserved and incorporated into an Ice Age National Scenic Trail connection between University Ridge Golf Course and Mid Town Road at Shady Oak Lane."

Public Utilities and Services: The subject property is not located in the Central Urban Service Area. There is currently no public sewer or water available to the site, and there are no mapped environmental corridors on the subject property.

Project Description, Analysis and Conclusion

On September 25, 2018, the Common Council adopted Resolution 18-00688 (ID 52532) to authorize the execution of a Purchase and Sale Agreement with Charles P. and Bonnie Dykman to acquire approximately 40 acres of vacant land located on the west side of Woods Road in the Town of Verona. The City completed acquisition of the subject site, which is comprised of two parcels, on or around October 26, 2018. The land was acquired to facilitate the

extension the Ice Age National Scenic Trail west of nearby University Ridge Golf Course and to create what is operationally being called "Moraine Woods Conservation Park" by the Parks Division.

Annexation of the property is consistent with longstanding City policy to annex or attach properties it owns into its corporate limits whenever practical. The annexation ordinance assigns Temporary A–Agricultural zoning to the parcels pending submittal of a subsequent zoning map amendment to a permanent district, which will follow the annexation as staff resources permit.

Recommendation

The Planning Division recommends that the Plan Commission forward this annexation ordinance to the Common Council with a favorable recommendation.