



Betty's Real Estate LLC Attachment

Document Number

Document Title

ATTACHMENT 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 21st day of July, 2020.

Betty's Real Estate LLC Attachment
Ordinance #: ORD-20-00068
ID#: 61294

KRISTI CHLEBOWSKI
DANE COUNTY
REGISTER OF DEEDS

DOCUMENT #
5618561
07/29/2020 12:23 PM
Trans Fee:
Exempt #:
Rec. Fee: 30.00
Pages: 11

Recording Area

Name and Return Address

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

Parcel Identification Number (PIN)

July 28, 2020
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 Christianson

Subscribed and sworn to before me on May 11, 2020 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 Christianson

Title: Certified Municipal Clerk Date commission expires: 3/27/2022

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

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

11



City of Madison

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

Certified Copy

Ordinance: ORD-20-00068

File Number: 61294

Enactment Number: ORD-20-00068

Creating Section 15.01(621) of the Madison General Ordinances entitled "City Boundaries" and being part of the chapter entitled "Aldermanic Districts and Wards" attaching to the 17th Aldermanic District the Betty's Real Estate, LLC property on Portage Road in the Town of Burke, and amending Section 15.02(126) of the Madison General Ordinances to assign the attached property to Ward 126; and assigning a temporary zoning classification of A Agricultural District.

DRAFTER'S ANALYSIS: This ordinance attaches land in the Town of Burke and assigns temporary A zoning.

An ordinance to create Subsection (621) 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 for attachment with scale map attached was filed with the City Clerk of Madison on June 9, 2020 and has been presented to the Madison Common Council requesting attachment of the below-described territory to the City of Madison from the Town of Burke; said petition having been signed by the owners of all of the land in the territory and notice of the proposed attachment having been given to the Town of Burke; and

WHEREAS, investigation by the City of Madison discloses that as of this date the above representations are true, the Common Council now accepts the petition as sufficient and determines that the said attachment proceeding meets the requirements of the City of Madison and Town of Burke Cooperative Plan approved pursuant to Wis. Stat. § 66.0307;

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

1. Subsection (621) of Section 15.01 of the Madison General Ordinances is hereby created to read as follows:

"15.01(621) - There is hereby attached to the 17th Aldermanic District, the City of Madison, Dane County, Wisconsin, the following described property and pursuant to the provisions of Sec. 28.005, MGO, the territory attached by this ordinance is hereby assigned a temporary zoning classification of A Agricultural District:

All of Lot 2 of Certified Survey Map Number 12909, recorded in Volume 82 of Certified Survey Maps, on Pages 85-86, as Document Number 4658523, Dane County Registry, located in part of the SW 1/4 of the NW 1/4 of Section 22, Township 08 North, Range 10 East, Town of Burke, Dane County, Wisconsin, described as follows:

Commencing at the West Quarter Corner of said Section 22; thence N01°10'06"E, 544.91 feet along the west line of said NW 1/4 to the intersection with the westerly extension of the south line of said Lot 2; thence S88°49'46"E, 40.00 feet along said westerly extension to the southwest corner of said Lot 2, being the Corporate Boundary of the City of Madison and the

Point of Beginning; thence $N01^{\circ}10'06''E$, 395.14 feet (previously recorded as $N01^{\circ}10'02''E$, 395.06 feet) along said Corporate Boundary and the east right-of-way of Portage Road to a north line of said Lot 2; thence $N88^{\circ}47'23''E$, 268.14 feet (previously recorded as $N88^{\circ}47'39''E$, 268.18 feet) along said north line to a west line of said Lot 2; thence $N01^{\circ}09'46''E$, 212.10 feet (previously recorded as $N01^{\circ}10'02''E$, 212.18 feet) along said west line to the northwest corner of said Lot 2; thence $N88^{\circ}46'45''E$, 431.07 feet (previously recorded as $N88^{\circ}47'39''E$, 431.02 feet) along the north line of said Lot 2 to the northeast corner thereof, being on said Corporate Boundary and the westerly right-of-way of Interstate Highway 39, 90 and 94; thence $S35^{\circ}06'25''E$, 112.79 feet (previously recorded as $S35^{\circ}07'40''E$) along said westerly right-of-way and said Corporate Boundary; thence $S26^{\circ}18'31''E$, 614.80 feet (previously recorded as $S26^{\circ}18'18''E$, 614.75 feet) along said Corporate Boundary and said westerly right-of-way to the southeast corner of said Lot 2; thence $N88^{\circ}49'46''W$, 1048.99 feet (previously recorded as $N88^{\circ}49'30''W$, 1048.95 feet) along said Corporate Boundary and the south line of said Lot 2 to the Point of Beginning. Said attachment description contains 494,348 square feet or 11.35 acres more or less, or 0.0177 square miles."

2. Subsection (126) of Section 15.02 entitled "Wards and Ward Boundaries" of the Madison General Ordinances is amended to read as follows:

~~"(126) Ward 126. Beginning at the West $\frac{1}{4}$ corner of said Section 22, said point also being the East $\frac{1}{4}$ corner of said Section 21; thence $S89^{\circ}47'35''W$ along the East-West $\frac{1}{4}$ line of said Section 21, 141.22 feet, (previously recorded as $S89^{\circ}23'07''W$, 141.28 feet) to a point in the East right-of-way line of Portage Road, said point also lying on the Corporate Boundary of the City of Madison, 40 feet east of the centerline of Portage Road, said point also being a point of non-tangential curvature; thence 578.22 feet along said Corporate Boundary of the City of Madison, 40 feet east of the centerline of Portage Road and the arc of a curve to the left, through a central angle of $37^{\circ}13'27''$ (previously recorded as $37^{\circ}12'56''$), a radius of 890.00 feet, and a chord bearing $N19^{\circ}46'29''E$, 568.10 feet (previously recorded as $N19^{\circ}21'54''E$, 567.98 feet); thence $N01^{\circ}10'01''E$ along said Corporate Boundary of the City of Madison, 40 feet east of the centerline of Portage Road, 9.81 feet to the Southwest corner of Lot 2, Certified Survey Map Number 12909, as recorded in Volume 82 of Certified Survey Maps, on Pages 85-86, as Document Number 4658523, Dane County Registry; thence $S88^{\circ}49'36''E$ along the South line of said Lot 2, 1049.02 feet to the Southeast corner of said Lot 2 and the westerly right-of-way line of Interstate Highway I-90 and I-94 (previously recorded as $S89^{\circ}13'E$ & $S88^{\circ}49'30''E$, 1048.95 feet); thence $S26^{\circ}18'35''E$ along said westerly right of way line of Interstate Highway I-90 and I-94, 85.18 feet (previously recorded as $S26^{\circ}33'E$, 81.45 feet); thence $S23^{\circ}29'15''E$ along said westerly right of way line of Interstate Highway I-90 and I-94, 455.07 feet (previously recorded as $S23^{\circ}57'E$) to a northeasterly corner of Village Green Woods as recorded in Volume 49 of Plats, on Pages 18-20, also lying on the East-West $\frac{1}{4}$ line of said Section 22; thence $S88^{\circ}45'12''W$ along the northerly line of said Village Green Woods and the said East-West $\frac{1}{4}$ line of Section 22, 1319.42 feet (previously recorded as $S88^{\circ}21'W$, 1319.85 feet and 1319.28 feet) to the point of beginning.~~

Commencing at the West Quarter Corner of said Section 22, Township 8 North, Range 10 East; thence $S89^{\circ}47'35''W$ along the East-West $\frac{1}{4}$ line of said Section 21, 141.22 feet to a point on the easterly right-of-way line of Portage Road located 40 feet east of the centerline of Portage Road, said point also being a point of non-tangential curvature; thence 578.22 feet, 40 feet east of the centerline of Portage Road and the arc of a curve to the left, through a central angle of $37^{\circ}13'27''$, a radius of 890.00 feet, and a chord bearing $N19^{\circ}46'29''E$, 568.10 feet; thence $N01^{\circ}10'01''E$, 9.81 feet to the Southwest corner of Lot 2, Certified Survey Map Number 12909; thence $N01^{\circ}10'06''E$, 395.14 feet along the easterly right-of-way of Portage

Road; thence N88°47'23"E, 268.14 feet; thence N01°09'46"E, 212.10 feet; thence N88°46'45"E, 431.07 feet to a point on the westerly right-of-way of Interstate Highway 39, 90 and 94; thence S35°06'25"E, 112.79 feet along said westerly right-of-way line; thence S26°18'31"E, 614.80 feet along said westerly right-of-way to the Southeast corner of Lot 2 of said CSM 12909; thence S26°18'35"E, 85.18 feet along said westerly right of way line; thence S23°29'15"E, 455.07 feet along said westerly right-of-way line to a northeasterly corner of Village Green Woods as recorded in Volume 49 of Plats, on Pages 18-20, also lying on the East-West ¼ line of said Section 22; thence S88°45'12"W, 1319.42 feet along the northerly line of said Village Green Woods and the said East-West ¼ line of Section 22 to the Point of Beginning. Polling place at Eastside Lutheran Church, 2310 Independence Lane.

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.

I, City Clerk Maribeth Witzel-Behl, certify that this is a true copy of Ordinance No. 20-00068, file 61294, passed by the Madison Common Council on July 21, 2020.

Maribeth Witzel-Behl

7-28-2020

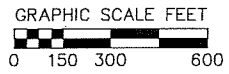
Date Certified

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.

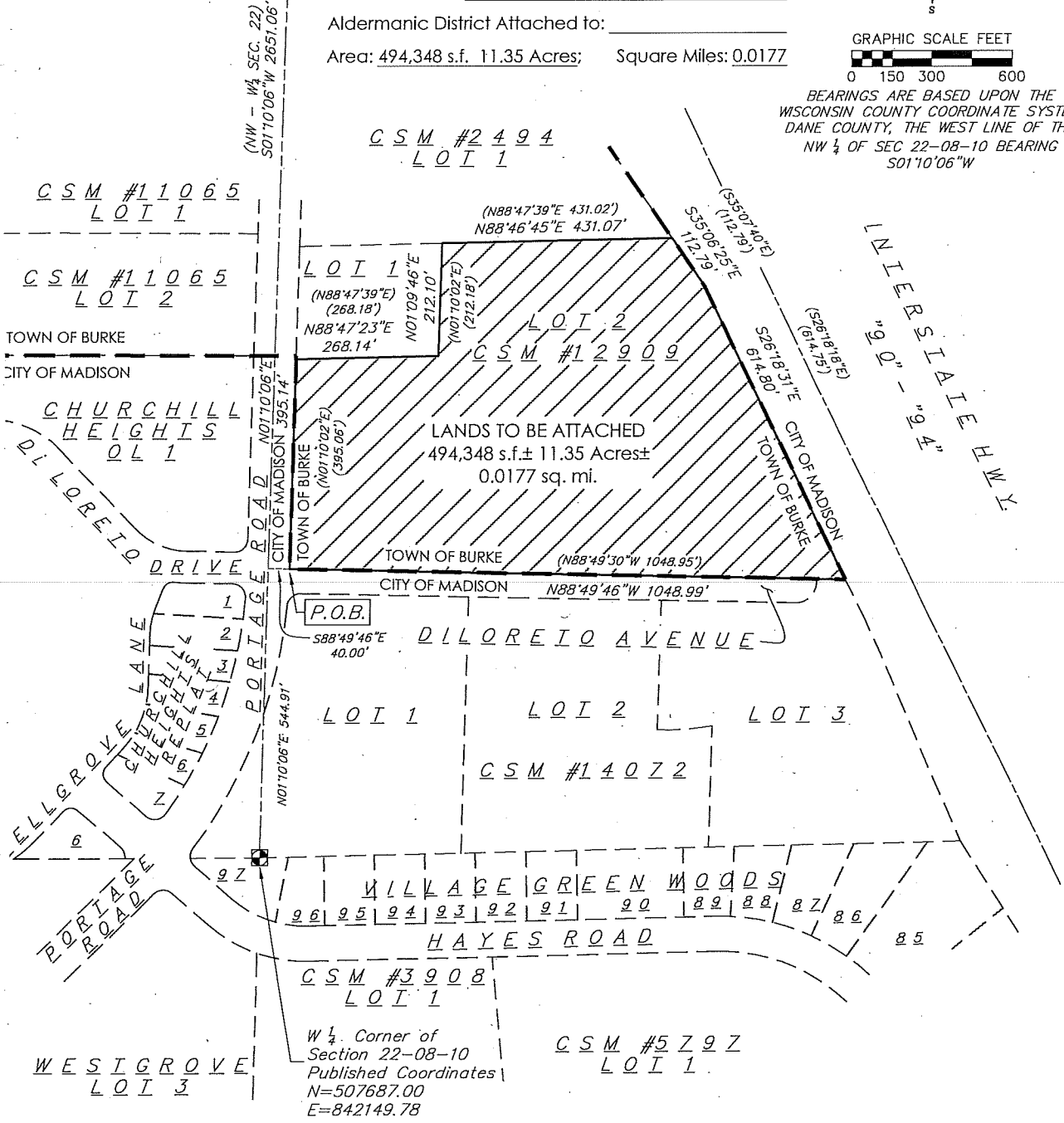
Signed by grantor(s) or grantor(s) agent: Maribeth Witzel-Behl
 Name of grantor(s) or grantor(s) agent printed: Maribeth Witzel-Behl
 Date: July 28, 2020


NW Corner of Section 22-08-10
 Published Coordinates
 N=510337.65
 E=842203.77

Ordinance No. _____
 I.D. No. _____
 Date Adopted: _____
 Date Published: _____
 Aldermanic District Attached to: _____
 Area: 494,348 s.f. 11.35 Acres; Square Miles: 0.0177



BEARINGS ARE BASED UPON THE WISCONSIN COUNTY COORDINATE SYSTEM, DANE COUNTY, THE WEST LINE OF THE NW 1/4 OF SEC 22-08-10 BEARING S01'10'06"W



 HATCHING DEPICTS LIMITS OF AREA TO BE ATTACHED TO THE CITY OF MADISON FROM THE TOWN OF BURKE.

vierbicher
 planners | engineers | advisors



ATTACHMENT MAP

REEDSBURG - MADISON - PRAIRIE DU CHIEN
 999 Fourier Drive, Suite 201 Madison, Wisconsin 53717
 Phone: (608) 826-0532 Fax: (608) 826-0530

| | | | |
|---------|----------|--------|--|
| SCALE | 1"=300' | SHEET | |
| CHECKED | MMAR | 1 OF 1 | |
| DRAFTER | PKNU | | |
| DATE | 3-6-2020 | | |
| JOB NO. | 190233 | | |

Annexation/ Attachment Worksheet

[Initial, 02 July 2020]



| | <i>Comment 1</i> | <i>Comment 2</i> |
|-------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------|
| Petition Name: | Betty's Real Estate, LLC Attachment | |
| Dane County Address: | N/A | |
| Township: | Burke | |
| Parcel Number(s): | 014/0810-222-9170-0 | |
| Date Filed with City Clerk: | 09 June 2020 | |
| Date Filed with Town: | 09 June 2020 | |
| Dept. of Administration Review: | None; Cooperative Plan | |
| Property Owner(s) | | |
| <i>Name:</i> | Betty's Real Estate, LLC | |
| | Lawrence Hoffman, Manager | |
| <i>Address:</i> | 15 Sage Brush Street | |
| | Golden, CO 80401 | |
| Representative (if any) | | |
| <i>Name:</i> | | |
| <i>Address:</i> | | |
| Surveyor | | |
| <i>Name:</i> | Michael Marty | |
| | Vierbicher Associates, Inc. | |
| <i>Address:</i> | 999 Fourier Drive, Suite 201 | |
| | Madison, WI 53717 | |
| County Zoning of Annexed Land: | RR-8 (Rural Residential-8 Acre District) | |
| Existing Use(s) of Annexed Land: | Undeveloped agricultural land | |
| City Land Use Plan(s-: | Comprehensive Plan (2018) – Low Residential Hanson Road NDP (2000) – Low-Density Residential (up to 8 units per acre); Park, Drainage, and Open Space (Interstate buffer) | |
| Zoning Upon Annexation: | Temp. A (Agricultural Dist.) | |
| Central Urban Service Area: | In CUSA | |
| Madison Metropolitan Sewerage District Status: | <u>Not</u> in MMSD | |
| Environmental Corridors: | No | |
| Square-Footage of Annexation: | 494,348 | |
| Acreage of Annexation: | 11.35 | |
| Square-Mileage of Annexation: | 0.0177 | |

| | | |
|-----------------|---|--|
| Dwelling Units: | 0 | |
| Population: | 0 | |
| Electors: | 0 | |

| Tax Information by Parcel/Year | 2019 | | |
|-------------------------------------|----------------|--|--|
| | -9170-0 | | |
| Assessed Land Value: | \$3,100.00 | | |
| Ass. Improvement Value: | \$0.00 | | |
| Total Assessed Value: | \$3,100.00 | | |
| Total Taxes for Year: (2019) | \$51.78 | | |
| State of Wisconsin | \$0.00 | | |
| Dane County | \$11.33 | | |
| Town of Burke | \$6.38 | | |
| School District | \$31.06 | | |
| Madison Area Technical College | \$3.01 | | |
| Special Assessment: | \$0.00 | | |

| | |
|-----------------------|---------------------------------------------------|
| Aldermanic District: | 17 – Baldeh |
| Ward: | 126 [Amended] |
| Polling Place: | Eastside Lutheran Church – 2310 Independence Lane |
| Supervisory District: | 21 |
| Assembly District: | 79 |
| Senate District: | 27 |
| School District(s): | Madison Metropolitan School District (3269) |

| | |
|--------------|---------------------------------------------------------------------------------------------------------------------|
| Electricity: | Wisconsin Power & Light/Alliant Energy (ID 6680) (East), and Madison Gas & Electric Company (MG&E) (ID 3270) (West) |
| Gas: | Madison Gas & Electric Company (MG&E) (ID 3270) |
| Trash Day: | 5-B (Wednesday) |
| Telephone: | AT&T (SBC Wisconsin) (ID 6720) |

| | | |
|--------------------------|--------------------------|-------------------------------------|
| Petition Before Council: | 16 June 2020 (ID 60891) | <i>To Be Accepted: 14 July 2020</i> |
| Common Council | | |
| Ordinance Introduction: | 14 July 2020 | |
| Plan Commission Date: | N/A | |
| Ordinance Adoption: | 21 July 2020 (scheduled) | |
| Ordinance Number (ID): | | |
| Effective Date: | | |

Legal Description:

All of Lot 2 of Certified Survey Map Number 12909, recorded in Volume 82 of Certified Survey Maps, on Pages 85-86, as Document Number 4658523, Dane County Registry, located in part of the SW 1/4 of the NW 1/4 of Section 22, Township 08 North, Range 10 East, Town of Burke, Dane County, Wisconsin, described as follows:

Commencing at the West Quarter Corner of said Section 22; thence N01°10'06"E, 544.91 feet along the west line of said NW 1/4 to the intersection with the westerly extension of the south line of said Lot 2;

thence $S88^{\circ}49'46''E$, 40.00 feet along said westerly extension to the southwest corner of said Lot 2, being the Corporate Boundary of the City of Madison and the Point of Beginning; thence $N01^{\circ}10'06''E$, 395.14 feet (previously recorded as $N01^{\circ}10'02''E$, 395.06 feet) along said Corporate Boundary and the east right-of-way of Portage Road to a north line of said Lot 2; thence $N88^{\circ}47'23''E$, 268.14 feet (previously recorded as $N88^{\circ}47'39''E$, 268.18 feet) along said north line to a west line of said Lot 2; thence $N01^{\circ}09'46''E$, 212.10 feet (previously recorded as $N01^{\circ}10'02''E$, 212.18 feet) along said west line to the northwest corner of said Lot 2; thence $N88^{\circ}46'45''E$, 431.07 feet (previously recorded as $N88^{\circ}47'39''E$, 431.02 feet) along the north line of said Lot 2 to the northeast corner thereof, being on said Corporate Boundary and the westerly right-of-way of Interstate Highway 39, 90 and 94; thence $S35^{\circ}06'25''E$, 112.79 feet (previously recorded as $S35^{\circ}07'40''E$) along said westerly right-of-way and said Corporate Boundary; thence $S26^{\circ}18'31''E$, 614.80 feet (previously recorded as $S26^{\circ}18'18''E$, 614.75 feet) along said Corporate Boundary and said westerly right-of-way to the southeast corner of said Lot 2; thence $N88^{\circ}49'46''W$, 1048.99 feet (previously recorded as $N88^{\circ}49'30''W$, 1048.95 feet) along said Corporate Boundary and the south line of said Lot 2 to the Point of Beginning. Said attachment description contains 494,348 square feet or 11.35 acres more or less, or 0.0177 square miles.

Annexation/ Attachment Worksheet

[Final, 24 July 2020]



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|------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------|
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| Township: | Burke | |
| Parcel Number(s): | 014/0810-222-9170-0 | |
| Date Filed with City Clerk: | 09 June 2020 | |
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| Dept. of Administration Review: | None; Cooperative Plan | |
| Property Owner(s) | | |
| <i>Name:</i> | Betty's Real Estate, LLC | |
| | Lawrence Hoffman, Manager | |
| <i>Address:</i> | 15 Sage Brush Street | |
| | Golden, CO 80401 | |
| Representative (if any) | | |
| <i>Name:</i> | | |
| <i>Address:</i> | | |
| Surveyor | | |
| <i>Name:</i> | Michael Marty | |
| | Vierbicher Associates, Inc. | |
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| Zoning Upon Annexation: | Temp. A (Agricultural Dist.) | |
| Central Urban Service Area: | In CUSA | |
| Madison Metropolitan Sewerage District Status: | <u>Not</u> in MMSD | |
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| Square-Footage of Annexation: | 494,348 | |
| Acreage of Annexation: | 11.35 | |
| Square-Mileage of Annexation: | 0.0177 | |

| | | |
|-----------------|---|--|
| Dwelling Units: | 0 | |
| Population: | 0 | |
| Electors: | 0 | |

| Tax Information by Parcel/Year | 2019 | | |
|-------------------------------------|------------|--|--|
| | -9170-0 | | |
| Assessed Land Value: | \$3,100.00 | | |
| Ass. Improvement Value: | \$0.00 | | |
| Total Assessed Value: | \$3,100.00 | | |
| Total Taxes for Year: (2019) | \$51.78 | | |
| State of Wisconsin | \$0.00 | | |
| Dane County | \$11.33 | | |
| Town of Burke | \$6.38 | | |
| School District | \$31.06 | | |
| Madison Area Technical College | \$3.01 | | |
| Special Assessment: | \$0.00 | | |

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|-----------------------|---------------------------------------------------|
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| Gas: | Madison Gas & Electric Company (MG&E) (ID 3270) |
| Trash Day: | 5-B (Wednesday) |
| Telephone: | AT&T (SBC Wisconsin) (ID 6720) |

| | | |
|--------------------------|-------------------------|------------------------|
| Petition Before Council: | 16 June 2020 (ID 60891) | Accepted: 14 July 2020 |
| Common Council | | |
| Ordinance Introduction: | 14 July 2020 | |
| Plan Commission Date: | N/A | |
| Ordinance Adoption: | 21 July 2020 | |
| Ordinance Number (ID): | 20-00068 (ID 61294) | |
| Effective Date: | 27 July 2020 | |

Legal Description:

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thence S88°49'46"E, 40.00 feet along said westerly extension to the southwest corner of said Lot 2, being the Corporate Boundary of the City of Madison and the Point of Beginning; thence N01°10'06"E, 395.14 feet (previously recorded as N01°10'02"E, 395.06 feet) along said Corporate Boundary and the east right-of-way of Portage Road to a north line of said Lot 2; thence N88°47'23"E, 268.14 feet (previously recorded as N88°47'39"E, 268.18 feet) along said north line to a west line of said Lot 2; thence N01°09'46"E, 212.10 feet (previously recorded as N01°10'02"E, 212.18 feet) along said west line to the northwest corner of said Lot 2; thence N88°46'45"E, 431.07 feet (previously recorded as N88°47'39"E, 431.02 feet) along the north line of said Lot 2 to the northeast corner thereof, being on said Corporate Boundary and the westerly right-of-way of Interstate Highway 39, 90 and 94; thence S35°06'25"E, 112.79 feet (previously recorded as S35°07'40"E) along said westerly right-of-way and said Corporate Boundary; thence S26°18'31"E, 614.80 feet (previously recorded as S26°18'18"E, 614.75 feet) along said Corporate Boundary and said westerly right-of-way to the southeast corner of said Lot 2; thence N88°49'46"W, 1048.99 feet (previously recorded as N88°49'30"W, 1048.95 feet) along said Corporate Boundary and the south line of said Lot 2 to the Point of Beginning. Said attachment description contains 494,348 square feet or 11.35 acres more or less, or 0.0177 square miles.