



Legislation Details (With Text)

**File #:** 00578      **Version:** 1      **Name:** Rezoning 4609 & 4610 Rustic Drive  
**Type:** Ordinance      **Status:** Passed  
**File created:** 2/16/2005      **In control:** PLAN COMMISSION  
**On agenda:** 5/17/2005      **Final action:** 5/17/2005  
**Enactment date:** 6/8/2005      **Enactment #:** ORD-05-00099

**Title:** Creating Section 28.06(2)(a)3070 of the Madison General Ordinances rezoning property from Temp A Agriculture to PUD(GDP) Planned Unit Development (General Development Plan) District, creating Section 28.06(2)(a)3071 of the Madison General Ordinances rezoning property from PUD(GDP) Planned Unit Development (General Development Plan) District to PUD(SIP) Planned Unit Development (Specific Implementation Plan) District, creating Section 28.06(2)(a)3072 of the Madison General Ordinances rezoning property from Temp A Agriculture to R2S Single-Family Residence District, creating Section 28.06(2)(a)3073 of the Madison General Ordinances rezoning property from Temp A Agriculture to R3 Single-Family and Two-Family Residence District, and creating Section 28.06(2)(a)3074 of the Madison General Ordinances rezoning property from Temp A Agriculture to R4 General Residence District; Proposed Use: 32 Residential Lots; 3rd Aldermanic District: 4609 & 4610 Rustic Drive.

**Sponsors:** Common Council By Petition

**Indexes:**

**Code sections:**

**Attachments:** 1. Maps & Plans.pdf, 2. Comments.pdf, 3. Amendment to Sprecher Neigh Plan.pdf, 4. 00578 public hearing notice.pdf, 5. Approval Letter.pdf

Date	Ver.	Action By	Action	Result
5/17/2005	1	COMMON COUNCIL	Adopt and Close the Public Hearing	Pass
5/2/2005	1	PLAN COMMISSION	RECOMMEND TO COUNCIL TO ADOPT - RECESSED PUBLIC HEARING	Pass
4/19/2005	1	COMMON COUNCIL	Re-refer for Recessed Public Hearing	Pass
4/4/2005	1	PLAN COMMISSION	Re-refer	Pass
2/22/2005	1	COMMON COUNCIL	Refer For Public Hearing	Pass
2/22/2005	1	COMMON COUNCIL	Refer	
2/16/2005	1	Attorney's Office/Approval Group	Approved As To Form	
2/16/2005	1	Attorney's Office	Fiscal Note Required / Approval	
2/16/2005	1	Finance Dept/Approval Group	Approved Fiscal Note By The Comptroller's Office	
2/16/2005	1	Attorney's Office	Referred for Introduction	

**Fiscal Note**

No expenditure required.

**Title**

Creating Section 28.06(2)(a)3070 of the Madison General Ordinances rezoning property from Temp A Agriculture to PUD (GDP) Planned Unit Development (General Development Plan) District, creating Section 28.06(2)(a)3071 of the Madison General Ordinances rezoning property from PUD(GDP) Planned Unit Development (General Development Plan) District to PUD(SIP) Planned Unit Development (Specific Implementation Plan) District, creating Section 28.06(2)(a)3072 of the Madison General Ordinances rezoning property from Temp A Agriculture to R2S Single-Family Residence District, creating Section 28.06(2)(a)3073 of the Madison General Ordinances rezoning property from Temp A Agriculture to R3

Single-Family and Two-Family Residence District, and creating Section 28.06(2)(a)3074 of the Madison General Ordinances rezoning property from Temp A Agriculture to R4 General Residence District; Proposed Use: 32 Residential Lots; 3rd Aldermanic District: 4609 & 4610 Rustic Drive.

**Body**

1. WHEREAS, a PUD(GDP) Planned Unit Development (General Development Plan) District has been duly filed for approval of the Madison Common Council and is hereby made an integral component of the zoning district regulations. NOW, THEREFORE, the Common Council of the City of Madison do ordain as follows:

Paragraph 3070. of Subdivision (a) of Subsection (2) of Section 28.06 of the Madison General Ordinances is hereby created to read as follows:

"28.06(2)(a)3070. The following described property is hereby omitted from the Temp A Temporary Agriculture District and added to the PUD(GDP) Planned Unit Development (General Development Plan) District:

Part of the Southeast Quarter and the Northeast Quarter of the Southeast Quarter of Section 02, T07N, R10E, City of Madison, Dane County, Wisconsin, more fully described as follows:

Commencing at the East Quarter corner of said Section 02; thence S87°19'36"W along the north line of the Southeast Quarter of said Section 02, 516.83 feet; thence S00°27'43"E, 208.16 feet; thence S87°19'36"W, 50.04 feet to the point of beginning; thence S00°27'43"E, 284.20 feet; thence S73°08'50"W, 268.32 feet; thence N00°05'50"E, 350.12 feet; thence N87°19'36"E, 254.19 feet to the point of beginning. This description contains 81,024 square feet or 1.8601 acres."

2. WHEREAS, a PUD(SIP) Planned Unit Development (Specific Implementation Plan) District has been duly filed for approval of the Madison Common Council and is hereby made an integral component of the zoning district regulations.

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

Paragraph 3071. of Subdivision (a) of Subsection (2) of Section 28.06 of the Madison General Ordinances is hereby created to read as follows:

"28.06(2)(a)3071. The following described property is hereby omitted from the PUD(GDP) Planned Unit Development (General Development Plan) District and added to the PUD(SIP) Planned Unit Development (Specific Implementation Plan) District:

Part of the Southeast Quarter and the Northeast Quarter of the Southeast Quarter of Section 02, T07N, R10E, City of Madison, Dane County, Wisconsin, more fully described as follows:

Commencing at the East Quarter corner of said Section 02; thence S87°19'36"W along the north line of the Southeast Quarter of said Section 02, 516.83 feet; thence S00°27'43"E, 208.16 feet; thence S87°19'36"W, 50.04 feet to the point of beginning; thence S00°27'43"E, 284.20 feet; thence S73°08'50"W, 268.32 feet; thence N00°05'50"E, 350.12 feet; thence N87°19'36"E, 254.19 feet to the point of beginning. This description contains 81,024 square feet or 1.8601 acres."

3. Paragraph 3072. of Subdivision (a) of Subsection (2) of Section 28.06 of the Madison General Ordinances is hereby created to read as follows:

"28.06(2)(a)3072. The following described property is hereby omitted from the Temp A Temporary Agriculture District and added to the R2S Single-Family Residence District:

Part of the Southeast Quarter and the Northeast Quarter of the Southeast Quarter of Section 02, T07N, R10E, City of Madison, Dane County, Wisconsin, more fully described as follows:

Commencing at the East Quarter corner of said Section 02; thence S87°19'36"W along the north line of the Southeast Quarter of said Section 02, 985.22 feet to the westerly right-of-way line of Rustic Drive extended north; thence S00°05'50"W along said westerly right-of-way line extended and the westerly right-of-way line of said Rustic Drive, 180.21 feet to the point of beginning; thence continuing S00°05'50"W along said westerly right-of-way line, 400.60 feet to a point of curvature; thence 30.18 feet along the arc of a curve to the left, through a central angle of 00°44'00", a radius of 2358.00 feet and a chord bearing S00°16'11"E, 30.18 feet; thence S60°40'45"W, 214.30 feet; thence N57°33'49"W, 173.87 feet to a point on the west line of the East Half of the Southeast Quarter of said Section 02; thence N00°05'28"E, 347.05 feet; thence S89°54'32"E, 29.69 feet to a point of curvature; thence 116.74 feet along the arc of a curve to the left, through a central angle of 44°00'13 seconds, a radius of 152.00 feet and a chord bearing N68°05'22"E, 113.89 feet to a point of reverse curvature; thence 126.68 feet along the arc of a curve to the right, through a central angle of 41°14'21", a radius of 176.00 feet and a chord bearing N66°42'25"E, 123.96 feet; thence N87°19'36"E, 84.46 feet to the point of beginning. This description contains 148,044 square feet or 3.3986 acres, together with;

Part of the Southeast Quarter and the Northeast Quarter of the Southeast Quarter of Section 02, T07N, R10E, City of Madison, Dane County, Wisconsin, more fully described as follows:

Commencing at the East Quarter corner of said Section 02; thence S87°19'36"W along the north line of the Southeast Quarter of said Section 02, 919.14 feet to the easterly right-of-way line of Rustic Drive extended north; thence S00°05'50"W along said easterly right-of-way line extended and the easterly right-of-way line of said Rustic Drive, 222.53 feet to the point of beginning, also being a point of curvature; thence 22.84 feet along the arc of a curve to the right, through a central angle of 87°13'46", a radius of 15.00 feet and a chord bearing N43°42'43"E, 20.69 feet; thence N87°19'36"E, 85.82 feet; thence S00°05'50"W, 350.12 feet; thence S73°08'50"W, 104.54 feet to a point on the aforementioned easterly right-of-way line of Rustic Drive; thence N00°05'50"E along said easterly right-of-way line, 361.47 feet to the point of

beginning. This description contains 36,251 square feet or 0.8322 acres."

4. Paragraph 3073. of Subdivision (a) of Subsection (2) of Section 28.06 of the Madison General Ordinances is hereby created to read as follows:

"28.06(2)(a)3073. The following described property is hereby omitted from the Temp A Temporary Agriculture District and added to the R3 Single-Family and Two-Family Residence District:

Part of the Southeast Quarter and the Northeast Quarter of the Southeast Quarter of Section 02, T07N, R10E, City of Madison, Dane County, Wisconsin, more fully described as follows:

Commencing at the East Quarter corner of said Section 02; thence S87°19'36"W along the north line of the Southeast Quarter of said Section 02, 985.22 feet to the westerly right-of-way line of Rustic Drive extended north; thence S00°05'50"W along said right-of-way extension, 66.29 feet to the point of beginning; thence continuing S00°05'50"W along the westerly right-of-way line of said Rustic Drive, 113.93 feet; thence S87°19'36"W, 84.46 feet to a point of curvature; thence 126.68 feet along the arc of a curve to the left, through a central angle of 41°14'21", a radius of 176.00 feet and a chord bearing S66°42'25"W, 123.96 feet to a point of reverse curvature; thence 116.74 feet along the arc of a curve to the right, through a central angle of 44°00'13", a radius of 152.00 feet and a chord bearing S68°05'22"W, 113.89 feet; thence N89°54'32"W, 29.69 feet to a point on the west line of the East Half of said Section 02; thence N00°05'28"E along said west line, 220.00 feet; thence N87°19'36"E, 307.59 feet to a point of curvature; thence 40.48 feet along the arc of a curve to the right, through a central angle of 92°46'14", a radius of 25.00 feet and a chord bearing S46°17'17"E, 36.20 feet to the point of beginning. This description contains 57,971 square feet or 1.3308 acres."

5. Paragraph 3074. of Subdivision (a) of Subsection (2) of Section 28.06 of the Madison General Ordinances is hereby created to read as follows:

"28.06(2)(a)3074. The following described property is hereby omitted from the Temp A Temporary Agriculture District and added to the R4 General Residence District:

Part of the Southeast Quarter and the Northeast Quarter of the Southeast Quarter of Section 02, T07N, R10E, City of Madison, Dane County, Wisconsin, more fully described as follows:

Commencing at the East Quarter corner of said Section 02; thence S87°19'36"W along the north line of the Southeast Quarter of said Section 02, 516.83 feet; thence S00°27'43"East, 40.03 feet to the point of beginning; thence continuing S00°27'43"E, 168.13 feet; thence S87°19'36"W, 390.05 feet to a point of curvature; thence 22.84 feet along the arc of a curve to the left, through a central angle of 87°13'46", a radius of 15.00 feet and a chord bearing S43°42'43"W, 20.69 feet to a point on the easterly right-of-way line of Rustic Drive; thence N00°05'50"E along said easterly right-of-way line, 158.66 feet to a point of curvature; thence 38.06 feet along the arc of a curve to the right, through a central angle of 87°13'46", a radius of 25.00 feet and a chord bearing N43°42'43"E, 34.49 feet; thence N87°19'36"E, 378.88 feet to the point of beginning. This description contains 67,715 square feet or 1.5545 acres."