



Legislation Text

File #: 03100, Version: 1

**Fiscal Note**

No appropriation is required.

**Title**

Creating Section 28.06(2)(a)3167. of the Madison General Ordinances rezoning property from Temp A Agriculture District to C Conservancy District, and creating Section 28.06(2)(a)3168. of the Madison General Ordinances rezoning property from Temp A Agriculture District to R2T Single-Family Residence District, and creating Section 28.06(2)(a)3169. of the Madison General Ordinances rezoning property from Temp A Agriculture District to R2Y Single-Family Residence District, and creating Section 28.06(2)(a)3170. of the Madison General Ordinances rezoning property from Temp A Agriculture District to R2Z Single-Family Residence District, and creating Section 28.06(2)(a)3171. of the Madison General Ordinances rezoning property from Temp A Agriculture District to PUD(GDP) Planned Unit Development (General Development Plan) District. Proposed Use: 207 Single-Family Lots, 11 Duplex Lots, 9 Multi-Family Lots and 15 Park/Open Space Lots; 3rd Aldermanic District: 5901 Milwaukee St.

**Body**

DRAFTER'S ANALYSIS: Rezone 5901 Milwaukee Street.

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The Common Council of the City of Madison do hereby ordain as follows:

1. Paragraph 3167. 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)3167. The following described property is hereby omitted from the Temp A Agriculture District and added to the C Conservancy District:

Part of the SE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Beginning at the south quarter corner of said Section 2; thence S88°48'14"W, 506.75 feet; thence N00°57'42"W, 73.46 feet; thence S89°02'18"W, 100.51 feet; thence N00°57'42"W, 53.85 feet to a point of curve; thence northeasterly on a curve to the right which has a radius of 320.00 feet and a chord which bears N01°33'58"E, 28.22 feet; thence N88°49'14"E, 114.07 feet; thence N01°10'46"W, 69.00 feet; thence N88°49'14"E, 310.12 feet; thence N01°04'30"E, 200.18 feet; thence N01°11'46"W, 125.19 feet; thence N88°48'14"E, 62.00 feet; thence S01°11'46"E, 85.00 feet; thence N88°48'14"E, 59.00 feet; thence S01°11'46"E, 15.00 feet; thence N88°48'14"E, 70.11 feet; thence S01°03'56"W, 450.35 feet to the point of beginning. Contains 3.95 acres.

AND

Part of the NE1/4 and SE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence S88°48'14"W, 1238.26 feet to the point of beginning; thence continuing S88°48'14"W, 81.61 feet; thence N01°11'55"E, 1063.30 feet; thence S88°48'04"E, 599.90 feet; thence N01°11'14"E, 726.20 feet; thence N88°48'04"W, 600.12 feet; thence N01°12'03"E, 135.55 feet; thence S88°43'35"E, 37.93 feet; thence S01°16'25"W, 85.00 feet; thence S88°43'35"E, 306.00 feet; thence N88°48'30"E, 67.08 feet; thence N77°00'43"E, 72.41 feet; thence N63°53'13"E, 72.95 feet; thence N51°35'03"E, 58.16 feet; thence S43°40'29"E, 59.13 feet; thence S19°51'42"E, 59.00 feet; thence S05°41'16"E, 56.97 feet; thence S01°16'25"W, 756.10 feet; thence S88°41'30"W, 264.66 feet; thence S78°56'56"W, 94.09 feet; thence S60°43'25"W, 82.01 feet; thence S43°45'36"W, 82.01 feet; thence S26°47'44"W, 82.01 feet; thence S09°33'38"W, 85.62 feet; thence S01°18'30"E, 57.73 feet; thence S01°31'22"W, 53.42 feet; thence S18°00'42"W, 49.96 feet; thence S22°43'00"W, 59.00 feet; thence S21°07'49"W, 66.42 feet; thence S12°08'52"W, 72.95 feet; thence S02°16'51"W, 69.85 feet; thence S00°57'38"E, 182.00 feet; thence S13°11'08"E, 61.39 feet; thence S00°57'38"E, 66.47 feet to the point of beginning. Contains 5.46 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 2365.19 feet; thence N88°56'04"W, 406.89 feet to the point of beginning; thence S48°19'30"W, 109.19 feet to a point of curve; thence northwesterly on a curve to the right which has a radius of 15.00 feet and a chord which bears N82°05'52"W, 22.84 feet to a point of compound curve; thence northwesterly on a curve to the right which has a radius of 40.00 feet and a chord which bears N15°30'56"W, 23.39 feet; thence N01°29'18"E, 43.85 feet to a point of curve; thence northeasterly on a curve to the right which has a radius of 40.00 feet and a chord which bears N48°45'10"E, 58.76 feet; thence S83°58'58"E, 44.57 feet to a point of curve; thence southeasterly on a curve to the right which has a radius of 40.00 feet and a chord which bears S68°32'27"E, 21.30 feet to a point of reverse curve; thence southeasterly on a curve to the right which has a radius of 15.00 feet and a chord which bears S02°23'15"E, 23.22 feet to the point of beginning. Contains 0.19 acres.

AND

Part of the NE1/4 and SE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 1121.68 feet; thence N88°56'04"W, 157.95 feet to the point of beginning; thence N88°43'35"W, 148.96 feet; thence N01°16'25"E, 463.88 feet; thence S88°43'35"E, 148.96 feet; thence S01°16'25"W, 463.88 feet to the point of beginning. Contains 1.59 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 2271.99 feet to the point of beginning; thence N88°56'04"W, 59.01 feet; thence S85°12'26"W, 76.73 feet; thence S73°55'12"W, 110.55 feet; thence S48°19'30"W, 53.67 feet; thence N41°40'30"W, 150.74 feet; thence N48°19'30"E, 114.82 feet to a point of curve; thence northeasterly on a curve to the right which has a radius of 170.00 feet and a chord which bears N69°41'40"E, 123.89 feet; thence S88°56'04"E, 183.00 feet; thence S01°03'56"W, 156.94 feet to the point of beginning. Contains 1.35 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Beginning at the center of said Section 2; thence S01°03'56"W, 79.49 feet; thence N88°56'09"W, 215.01 feet; thence S82°17'53"W, 272.29 feet to a point of curve; thence southwesterly on a curve to the left which has a radius of 248.00 feet and a chord which bears S53°53'41"W, 232.60 feet; thence N01°24'20"E, 139.12 feet; thence S88°19'51"W, 120.17 feet; thence N01°24'20"E, 90.41 feet; thence N88°19'25"E, 789.04 feet to the point of beginning. Contains 1.72 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 1931.99 feet; thence N88°56'04"W, 1049.78 feet to the point of beginning; thence N88°43'35"W, 31.00 feet; thence N01°16'25"E, 79.86 feet; thence N33°14'54"W, 31.55 feet; thence N01°16'25"E, 99.71 feet; thence S88°43'35"E, 50.00 feet; thence S01°35'03"W, 205.57 feet to the point of beginning. Contains 0.20 acres.

2. Paragraph 3168. 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)3168. The following described property is hereby omitted from the Temp A Agriculture District and added to the R2T Single-Family Residence District:

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence S88°48'14"W, 506.75 feet to the point of beginning; thence continuing S88°48'14"W, 731.51 feet; thence N00°57'38"W, 66.47 feet; thence N13°11'08"W, 61.39 feet; thence N00°57'38"W, 182.00 feet; thence N02°16'51"E, 69.85 feet; thence N12°08'52"E, 72.95 feet; thence N21°07'49"E, 66.42 feet; thence N22°43'00"E, 59.00 feet; thence N18°00'42"E, 49.96 feet; thence N01°31'22"E, 53.42 feet; thence N01°18'30"W, 57.73 feet; thence N09°33'38"E, 85.62 feet; thence N26°47'44"E, 82.01 feet; thence N43°45'36"E, 82.01 feet; thence N60°43'25"E, 82.01 feet; thence N78°56'56"E, 94.09 feet; thence N88°41'30"E, 228.08 feet; thence S01°18'30"E, 96.57

feet; thence S13°35'46"W, 65.40 feet; thence S01°18'30"E, 105.05 feet; thence N88°41'30"E, 99.94 feet; thence S85°34'17"E, 64.48 feet; thence S00°12'30"E, 120.93 feet; thence N88°48'14"E, 95.36 feet; thence N01°18'30"W, 222.13 feet; thence N11°13'35"W, 67.83 feet; thence N01°16'19"E, 95.05 feet; thence N88°43'35"W, 79.71 feet; thence S81°42'13"W, 66.40 feet; thence S88°43'35"W, 81.85 feet; thence N01°16'25"E, 756.10 feet; thence N05°41'16"W, 56.97 feet; thence N19°51'42"W, 59.00 feet; thence N43°40'29"W, 59.13 feet; thence S51°35'03"W, 58.16 feet; thence S63°53'13"W, 72.95 feet; thence S77°00'43"W, 72.41 feet; thence S88°48'31"W, 67.08 feet; thence N88°48'35"W, 306.00 feet; thence N01°16'25"E, 85.00 feet; thence N88°43'35"W, 37.93 feet; thence N01°14'13"E, 60.00 feet; thence S88°43'35"E, 370.60 feet to a point of curve; thence northeasterly on a curve to the left which has a radius of 167.00 feet and a chord which bears N69°47'57"E, 122.27 feet; thence N48°19'29"E, 26.92 feet; thence N40°07'40"E, 70.75 feet; thence N50°27'55"E, 75.15 feet; thence S38°52'12"E, 201.70 feet to a point of curve; thence southeasterly on a curve to the right which has a radius of 380.00 feet and a chord which bears S16°25'36"E, 231.07 feet; thence S01°16'25"W, 600.06 feet; thence S88°43'35"E, 353.96 feet; thence N01°16'25"E, 729.40 feet to a point of curve; thence northwesterly on a curve to the left which has a radius of 320.00 feet and a chord which bears N18°34'38"W, 217.33 feet; thence N40°40'38"W, 144.28 feet; thence N48°19'30"E, 113.67 feet; thence N73°55'12"E, 110.55 feet; thence N85°12'26"E, 76.73 feet; thence S88°56'04"E, 59.01 feet; thence S01°03'56"W, 1821.64 feet; thence S88°48'15"W, 70.11 feet; thence N01°11'46"W, 15.00 feet; thence S88°48'14"W, 59.00 feet; thence N01°11'46"W, 85.00 feet; thence S88°48'14"W, 62.00 feet; thence S01°14'49"E, 125.19 feet; thence S88°48'00"W, 200.11 feet; thence S01°03'27"W, 180.09 feet; thence S88°49'06"E, 10.00 feet; thence S01°10'46"E, 69.00 feet; thence S88°49'14"W, 114.07 feet to a point of curve; thence southwesterly on a curve to the left which has a radius of 320.00 feet and a chord which bears S01°33'58"W, 28.22 feet; thence S00°57'39"E, 53.85 feet; thence N89°02'21"E, 100.51 feet; thence S00°57'23"E, 73.46 feet to the point of beginning. Contains 32.75 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 1932.11 feet; thence N88°56'04"W, 1080.78 feet to the point of beginning; thence N88°43'35"W, 233.85 feet; thence N01°12'10"E, 206.00 feet; thence S88°43'33"E, 49.11 feet; thence S01°16'25"W, 100.14 feet; thence S88°43'35"E, 167.12 feet; thence S33°14'54"E, 31.55 feet; thence S01°16'25"W, 79.86 feet to the point of beginning. Contains 0.68 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 1958.53 feet; thence N88°56'04"W, 852.51 feet to the start of a curve and the point of beginning; thence southwesterly on a curve to the right which has a radius of 167.00 feet and a chord which bears S74°40'41"W, 95.40 feet; thence N88°43'35"W, 105.75 feet; thence N01°16'25"E, 79.85 feet; thence S88°43'35"E, 115.69 feet to a point of curve; thence northeasterly on a curve to the left which has a radius of 63.00 feet and a chord which bears N74°50'24"E, 35.65 feet; thence S35°45'25"E, 78.54 feet to the point of beginning. Contains 0.32 acres.

3. Paragraph 3169. 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)3169. The following described property is hereby omitted from the Temp A Agriculture District and added to the R2Y Single-Family Residence District:

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 1822.56 feet; thence N88°56'04"W, 155.41 feet to the point of beginning; thence N88°43'35"W, 136.79 feet; thence S48°19'30"W, 135.78 feet to a point of curve; thence southwesterly on a curve to the left which has a radius of 37.00 feet and a chord which bears S38°16'01"W, 12.92 feet; thence N61°47'26"W, 46.00 feet; thence N88°43'35"W, 69.47 feet to a point on a curve; thence northwesterly on a curve to the left which has a radius of 380.00 feet and a chord which bears N17°50'44"W, 213.07 feet; thence N38°52'12"W, 201.70 feet; thence N49°37'29"E, 380.52 feet; thence S41°40'31"E, 210.74 feet; thence S48°19'29"W, 60.00 feet; thence S40°46'01"E, 126.15 feet to a point of curve; thence southeasterly on a curve to the right which has a radius of 320.00 feet and a chord which bears S33°42'27"E, 88.72 feet; thence S64°15'37"W, 93.08 feet; thence S41°40'31"E, 13.82 feet to a point of curve; thence southeasterly on a curve to the right which has a radius of 63.00 feet and a chord which bears S07°37'40"E, 70.55 feet; thence N85°18'29"E, 96.29 feet to a point on a curve; thence southeasterly on a curve to the right which has a radius of 320.00 feet and a chord which bears S01°16'25"W, 19.53 feet

to the point of beginning. Excepting therefrom Parcels 10, 13 & 14. Contains 3.83 acres.

AND

Part of the SE1/4 and NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 1122.22 feet; thence N88°56'04"W, 306.92 feet to the point of beginning; thence N88°43'35"W, 95.00 feet; thence N01°16'25"E, 358.94 feet; thence S88°43'35"E, 95.00 feet; thence S01°16'25"E, 358.94 feet to the point of beginning. Contains 0.78 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 1122.68 feet; thence N88°56'04"W, 431.91 feet to the point of beginning; thence N88°43'35"W, 110.00 feet; thence N01°16'25"E, 600.06 feet to a point of curve; thence northwesterly on a curve to the left which has a radius of 380.00 feet and a chord which bears N00°08'43"W, 18.82 feet; thence S88°43'35"E, 69.47 feet; thence S61°47'26"E, 46.00 feet to a point on a curve; thence southwesterly on a curve to the left which has a radius of 37.00 feet and a chord which bears S14°44'27"W, 17.23 feet; thence S01°16'25"W, 57.40 feet; thence S02°32'08"E, 60.13 feet; thence S01°15'54"W, 67.95 feet; thence S88°43'35"E, 95.00 feet; thence S01°16'25"W, 37.00 feet; thence N88°43'35"W, 95.00 feet; thence S01°16'25"W, 358.94 feet to the point of beginning. Contains 1.62 acres.

AND

Part of the SE1/4 and NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 1585.56 feet; thence N88°56'04"W, 156.27 feet to the point of beginning; thence S88°43'35"W, 148.96 feet; thence S01°16'25"W, 67.94 feet; thence N88°43'35"W, 95.00 feet; thence N01°15'54"E, 67.95 feet; thence N02°32'08"W, 60.13 feet; thence N01°16'25"E, 57.40 feet to a point of curve; thence northeasterly on a curve to the right which has a radius of 37.00 feet and a chord which bears N24°47'57"E, 29.54 feet; thence N48°19'29"E, 135.78 feet; thence S88°43'35"E, 136.79 feet; thence S01°16'25"W, 237.00 feet to the point of beginning. Contains 1.36 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 2400.81 feet; thence N88°56'04"W, 276.63 feet to the start of a curve and the point of beginning; thence southwesterly on a curve to the left which has a radius of 170.00 feet and a chord which bears S52°59'01"W, 27.62 feet; thence S48°19'30"W, 114.82 feet; thence N41°40'30"W, 60.00 feet; thence N48°19'30"E, 22.50 feet to a point of curve; thence northwesterly on a curve to the left which has a radius of 15.00 feet and a chord which bears N02°23'15"W, 23.22 feet to a point of compound curve; thence northwesterly on a curve to the left which has a radius of 40.00 feet and a chord which bears N68°32'27"W, 21.30 feet; thence N83°58'58"W, 44.57 feet; thence N15°52'18"E, 40.60 feet; thence N06°01'02"E, 116.13 feet; thence N81°51'39"E, 67.86 feet; thence S32°21'22"E, 197.24 feet to the point of beginning. Contains 0.65 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 2291.08 feet; thence N88°56'04"W, 487.08 feet to the point of beginning; thence S48°56'09"W, 198.97 feet; thence N38°01'51"W, 42.56 feet to a point of curve; thence northwesterly on a curve to the right which has a radius of 139.00 feet and a chord which bears N18°18'45"W, 93.80 feet; thence N01°24'54"E, 26.96 feet; thence N86°40'36"E, 136.41 feet; thence S88°30'42"E, 40.00 feet to the start of a curve; thence southwesterly on a curve to the left which has a radius of 15.00 feet and a chord which bears S82°05'52"E, 22.84 feet to the point of beginning. Contains 0.44 acres.

AND

Part of the SE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 598.11 feet; thence N88°56'04"W, 325.19 feet to the

point of beginning; thence S88°28'16"W, 82.00 feet; thence N01°18'30"W, 222.13 feet; thence N84°24'27"E, 39.75 feet; thence N88°40'52"E, 42.58 feet; thence S01°15'06"E, 224.79 feet to the point of beginning. Contains 0.42 acres.

4. Paragraph 3170. 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)3170. The following described property is hereby omitted from the Temp A Agriculture District and added to the R2Z Single-Family Residence District:

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 1786.09 feet; thence N88°56'04"W, 370.51 feet to the point of beginning; thence S48°19'30"W, 37.00 feet; thence N41°40'30"W, 99.13 feet to a point on a curve; thence northeasterly on a curve to the left which has a radius of 180.00 feet and a chord which bears N54°28'19"E, 38.55 feet; thence S40°52'24"E, 95.01 feet to the point of beginning. Contains 0.08 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 1875.35 feet; thence N88°56'04"W, 156.95 feet to the point of beginning; thence S85°18'29"W, 96.29 feet to a point on a curve; thence northwesterly on a curve to the left which has a radius of 63.00 feet and a chord which bears N07°37'40"W, 70.55 feet; thence N41°40'31"W, 13.82 feet; thence N64°15'37"E, 93.08 feet to a point on a curve; thence southeasterly on a curve to the right which has a radius of 320.00 feet and a chord which bears S15°12'57"E, 116.89 feet to the point of beginning. Contains 0.20 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 2065.54 feet; thence N88°56'04"W, 488.77 feet to the point of beginning; thence S48°19'30"W, 37.00 feet; thence N41°40'30"W, 102.90 feet; thence N44°23'38"E, 23.30 feet; thence N48°18'42"E, 13.75 feet; thence S41°40'30"E, 104.50 feet to the point of beginning. Contains 0.09 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 2121.19 feet; thence N88°56'04"W, 428.54 feet to the point of beginning; thence S48°19'30"W, 37.00 feet; thence N41°40'30"W, 104.50 feet; thence N48°19'30"E, 37.00 feet; thence S41°40'30"E, 104.50 feet to the point of beginning. Contains 0.09 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 2425.88 feet; thence N88°56'04"W, 215.01 feet to the start of a curve and the point of beginning; thence southwesterly on a curve to the left which has a radius of 170.00 feet and a chord which bears S68°55'36"W, 66.53 feet; thence N32°21'22"W, 197.24 feet; thence N82°33'10"E, 172.16 feet; thence S01°04'00"W, 165.04 feet to the point of beginning. Contains 0.47 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 2554.58 feet; thence N88°56'04"W, 452.26 feet to the point of beginning; thence S06°01'02"W, 116.13 feet; thence S15°52'18"W, 40.60 feet to the start of a curve; thence southwesterly on a curve to the left which has a radius of 40.00 feet and a chord which bears S48°45'10"W, 58.76 feet; thence S01°29'18"W, 43.85 feet; thence N88°30'42"W, 40.00 feet; thence S86°40'36"W, 136.41 feet to the start of a curve; thence northeasterly on a curve to the right which has a radius of 248.00 feet and a chord which bears N41°38'00"E, 320.33 feet; thence N81°51'37"E, 32.27 feet to the point of beginning. Contains 0.87 acres."

5. WHEREAS, a PUD(GDP) Planned Community 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 3171. 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)3171. The following described property is hereby omitted from the Temp A Agriculture District and added to the PUD(GDP) Planned Unit Development District:

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 2670.42 feet; thence S88°19'25"W, 789.04 feet to the point of beginning; thence S01°24'20"W, 90.41 feet; thence N88°19'51"E, 120.17 feet; thence S01°24'20"W, 139.12 feet to a point on a curve; thence southwesterly on a curve to the left which has a radius of 248.00 feet and a chord which bears S13°40'01"W, 105.34 feet; thence S01°24'20"W, 26.96 feet to a point of curve; thence southeasterly on a curve to the left which has a radius of 139.00 feet and a chord which bears S18°18'45"E, 93.80 feet; thence S38°01'51"E, 42.56 feet; thence S52°15'18"E, 95.00 feet; thence S50°27'55"W, 76.15 feet; thence S40°07'40"W, 70.75 feet; thence S48°19'30"W, 26.92 feet to a point of curve; thence southwesterly on a curve to the right which has a radius of 167.00 feet and a chord which bears S53°12'12"W, 28.41 feet; thence N35°45'25"W, 78.54 feet to a point on a curve; thence southwesterly on a curve to the right which has a radius of 63.00 feet and a chord which bears S74°50'24"W, 35.65 feet; thence N88°43'35"W, 115.69 feet; thence N01°16'25"E, 125.72 feet; thence N88°43'35"W, 50.00 feet; thence S01°16'25"W, 99.71 feet; thence N88°43'35"W, 167.12 feet; thence N01°16'25"E, 100.14 feet; thence N88°43'35"W, 49.11 feet; thence N01°12'03"E, 393.48 feet; thence N79°22'35"E, 270.06 feet; thence N01°40'35"W, 33.00 feet; thence N88°19'25"E, 262.47 feet to the point of beginning. Contains 7.90 acres.

AND

Part of the SE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 594.40 feet; thence N88°56'04"W, 407.11 feet to the point of beginning; thence S88°48'14"W, 95.36 feet; thence N00°24'12"W, 113.92 feet; thence N88°10'45"W, 63.96 feet; thence S88°41'30"W, 99.94 feet; thence N01°18'30"W, 105.05 feet; thence N13°35'46"W, 65.40 feet; thence N01°18'30"W, 96.57 feet; thence N88°41'27"W, 36.57 feet; thence S88°43'34"E, 81.85 feet; thence N81°42'13"E, 66.40 feet; thence S88°43'35"E, 79.71 feet; thence S01°16'19"W, 95.05 feet; thence S11°13'35"E, 67.83 feet; thence S01°18'30"E, 222.13 feet to the point of beginning. Contains 1.83 acres.

AND

Part of the NE1/4 of the SW1/4 of Section 2, T7N, R10E, City of Madison, Dane County, Wisconsin, to-wit: Commencing at the south quarter corner of said Section 2; thence N01°03'56"E, 2428.93 feet to the point of beginning; thence N88°56'04"W, 183.00 feet to a point of curve; thence southwesterly on a curve to the left which has a radius of 170.00 feet and a chord which bears S85°38'14"W, 32.15 feet; thence N01°03'59"E, 165.04 feet; thence S88°56'09"E, 215.01 feet; thence S01°03'56"W, 162.00 feet to the point of beginning. Contains 0.80 acres."