

Office of the Secretary of State

C172

CITY OF INDEPENDENCE

TREMPEALEAU COUNTY

ANNEXATION ORDINANCE

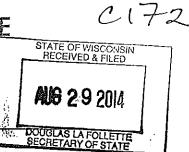
FILED AUGUST 29, 2014



CITY OF INDEPENDENCE

23688 ADAMS STREET • P.O. BOX 189 INDEPENDENCE, WI 54747 TEL. 715-985-3055 • FAX 715-985-2530

E-MAIL: indchall@triwest.net



CERTIFICATION OF ANNEXATION

I, Lenice Pronschinske, Clerk for the City of Independence, Wisconsin, hereby certify that on the 19th day of August, 2014, the City of Independence adopted the attached Annexation Ordinances.

Dated this 25th day of August, 2014.

Lenice Pronschinske Independence City Clerk

RESOLUTION



ADOPTION OF ANNEXATION ORDINANCE

WHEREAS, a petition for annexation of land from the Town of Arcadia to the City of Independence was filed with the City Clerk on the 4th day of August, 2014, and

WHEREAS, the petition was signed by persons who constitute all of the owners of the land to be annexed and all the electors residing thereon, said lands being currently occupied by 21 persons, and the petition appears to meet the requirements of Section 66.0217(2) Wis. Stats. for direct annexation by unanimous approval, and

WHEREAS, the City is prepared to provide necessary services to the area and it would be in the best interests of the City to annex the land, and

WHEREAS, the City Council, acting as plan commission for the City, has determined that the appropriate zoning for the land would be I District (industrial) except for several parcels which should be designated as A (agricultural), and

WHEREAS, the proposed annexed territory borders on Ward 2 of the City and would be best served by being designated as a part of Ward 2, and

WHEREAS, the annexation would be compatible with the goals and objectives of the City's current "Smart Growth Plan", and

WHEREAS, Section 66.0217(14) requires that the City pay the Town an amount equal to the property taxes on the annexed land for a period of five years (5).

THEREFORE BE IT RESOLVED, that the attached ordinance for the annexation of the land described in Exhibit "A" of the ordinance be adopted, annexing said territory to the City of Independence.

Dated this 19th day of August, 2014.

The above resolution was adopted by a vote of $\frac{1}{2}$ in favor and $\frac{2}{2}$ opposed this 19th day of August, 2014.

Lenice Pronschinske Independence City Clerk

ORDINANCE

AUG 2 9 2014

DOUGLAS LA FOLLETTE
SECRETARY OF STATE

Annexation of Territory to the City of Independence

An ordinance annexing real estate from the Town of Arcadia to the City of Independence.

THE COMMON COUNCIL OF THE CITY OF INDEPENDENCE, WISCONSIN DO ORDAIN AS FOLLOWS:

SECTION 1. Territory Annexed. In accordance with Sec. 66.0217 Wis. Stats. and a Petition for Direct Annexation by Unanimous Approval having been filed with the City Clerk on the 4th day of August, 2014, signed by all of the owners of the land in area within the territory described in the Petition, such territory described and set out in the attached Exhibit "A" in the Town of Arcadia, Trempealeau County, Wisconsin, is annexed to the City of Independence, Wisconsin.

SECTION 2. Effect of Annexation. From and after the date of this ordinance, the territory described in Exhibit "A" shall be a part of the City of Independence for any and all purposes provided by law and the land, and all persons coming or residing within such territory, shall be subject to all ordinances, rules, and regulations governing the City of Independence other than any exceptions provided in Wisconsin Statutes.

SECTION 3. **Zoning Classification.** Upon recommendation of the City Council acting as plan commission, the territory annexed to the City of Independence by this ordinance shall be zoned as an I (industrial) District except for parcels numbered 1, 16, 17 and 18 on attached Exhibit A, which shall be zoned as A (agricultural) District.

SECTION 4. Ward Designation. The territory in Exhibit "A" is hereby made a part of the second ward of the City of Independence, subject to the ordinances, rules and regulations of the City governing Wards. The territory annexed has 18 electors and a population of 21.

SECTION 5. Obligation to Town. The City shall pay annually to the Town of Arcadia, for five 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. Section 70.65, in the year in which this annexation is final.

SECTION 6. County Ordinances. Pursuant to Section 59.692(7) and 59.693(10) Wis Stats, regulations previously adopted in Trempealeau County Zoning ordinances in respect to shore land zoning and erosion control and storm water management shall remain in effect for the annexed territory to the extent required by State statutes subject to the City reserving rights to assume jurisdiction or amend as permitted.

SECTION 7. Severability. 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 provisions or applications.

Adopted this 19th day of August, 2014.

CITY OF INDEPENDENCE

Robert Baecker, Mayor

Lenice Pronschinske, City Clerk

Date Published: ______, 2014.

STATE OF WISCONSIN RECEIVED & FILED

AUG 2 9 2014

DOUGLAS LA FOLLETTE SECRETARY OF STATE

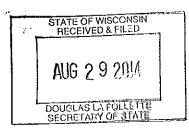


EXHIBIT "A" Land Annexed to the City from Town of Arcadia

All the following described land lying in Townships 21 North Range 9 West and 8 West, Trempealeau County, Wisconsin (all lands are in Township 21 North 9 West except as otherwise indicated in the real estate descriptions for parcels number 4, 9 and 10.)

Parcel No. 1:

The W 1/2 of the NE 1/4 of the NW 1/4 of Section 1,

Parcel No. 2:

The SE 1/4 of the NW 1/4 of Section 1,

The southerly 624 feet of the westerly 214 feet of the SW 1/4 of the NE 1/4 of Section 1,

The E ½ of the SW ¼ and the NW ¼ of the SE ¼ of Section 1, except that parcel described in Volume 681, Page 344.

Parcel No. 3:

The NE ¼ of the NW ¼ of Section 12,

The westerly 290 feet of the NW 1/4 of the NW 1/4 of Section 12,

That part of the NE ¼ of the NE ¼ of Section 11, lying southerly of a parcel described as follows; Beginning at the Northwest corner of said NE ¼ of the NE ¼; thence following the center of Ed. Suchla Town Road, a distance of 7 chains and 15 links due East; thence due South a distance of 3 chains and 44 links; thence due West distance of 7 chains and 25 links to the center of the Town Road; thence due North following the center of the Town Road a distance of 3 chains and 74 links to the point of beginning, excepting the south 183 feet thereof,

The NW 1/4 of the NE 1/4, the SW 1/4 of the NE 1/4, the SE 1/4 of the NW 1/4, of Section 11, lying southeasterly of the centerline of highway.

The SE ¼ of the NE ¼ of Section 11, except the part lying northwesterly of a line from the southwest corner of the N ½ of said SE ¼, NE ¼ and the northeast corner thereof.

The NW ¼ of the SE ¼ of Section 11, except the following described parcel: Commencing at the West ¼ Corner of said Section 11; thence along the East-West ¼ line, South 89°41'17" East 2628.50 feet to the Northwest corner of said NW ¼ of the SE ¼ and the point of beginning; thence along the North line thereof, South 89°41'17" East 421.35 feet; thence South 00°19'37" East 350.02 feet; thence North 89°41'17" West 421.35 feet to the West line of said NW ¼ of the SE ¼; thence North 00°19'37" West 350.02 feet to the point of beginning.

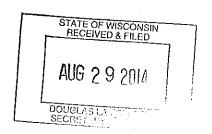
The NE 1/4 of the SE 1/4 of Section 11,

The SW ¼ of the NW ¼ of Section 12, except the following described parcel as follows: Commencing at the Southeast corner of said SW ¼ of the NW ¼ and also being the point of beginning; thence S 89°45'52" W, along the South line of said SW ¼ of the NW ¼, a distance of 20.00 feet; thence N 00°11'18" W 280.00 feet; thence N 89°45'52" E 20.00 feet to the East line of said SW ¼ of the NW ¼; thence S 00°11'18" E, along said East line, 280.00 feet to the point of beginning.

Parcel No. 4:

The NE ¼ of Section 12,

The W 1/2 of the NW 1/4 of Section 7, T21N, R8W



Parcel No. 5:

The SE 1/4 of the NW 1/4 of Section 12,

A part of the SW ¼ of the NW ¼ of Section 12, described as follows: Commencing at the Southeast corner of said SW ¼ of the NW ¼ and also being the point of beginning; thence S 89°45'52" W, along the South line of said SW ¼ of the NW ¼, a distance of 20.00 feet; thence N 00°11'18" W 280.00 feet; thence N 89°45'52" E 20.00 feet to the East line of said SW ¼ of the NW ¼; thence S 00°11'18" E, along said East line, 280.00 feet to the point of beginning.

The NE 1/4 of the SW 1/4 of Section 12,

The NW 1/4 of the SW 1/4 of Section 12, except that part in Certified Survey Map Volume 9, Page 261.

The E ½ of the SW ¼ of the SW ¼ of Section 12,

AUG 29 2014

Parcel No. 6:

The NW 1/4 of the NW 1/4 of Section 13, lying North of Korpal Valley Rd and Grulkowski Lane.

Parcel No. 7:

The NW 1/4 of the SE 1/4, the SW 1/4 of the SE 1/4, the SE 1/4 of the SW 1/4, of Section 12,

Parcel No 8:

The NE ¼ of the SE ¼ of Section 12,

A part of the NW ¼ of the SW ¼ of Section 7, described as follows: Commencing at the Northwest corner of said NW ¼ of the SW ¼; thence South 350 feet along the West line of said forty to the point of beginning; thence North 350 feet along said West section line to the Northwest corner of said forty; thence East along said north line to the center of the town road; thence Southeasterly along the centerline of said town road 225 feet; thence Southwest to a point 500 feet East of the point of beginning; thence West 500 feet to the point of beginning.

Parcel No. 9:

The SE 1/4 of the SE 1/4 of Section 12,

The NW ¼ of the SW ¼ of Section 7, T21N, R8W, lying South and West of Bisek Rd except the following described parcel: Commencing at the Northwest corner of said NW ¼ of the SW ¼; thence South 350 feet along the West line of said forty to the point of beginning; thence North 350 feet along said West section line to the Northwest corner of said forty; thence East along said north line to the center of the town road; thence Southeasterly along the centerline of said town road 225 feet; thence Southwest to a point 500 feet East of the point of beginning; thence West 500 feet to the point of beginning.

The SW 1/4 of the SW 1/4 of Section 7, T21N, R8W,

The NW ¼ of the NW ¼ and the SW ¼ of the NW ¼ of Section 18, T21N, R8W, excepting therefrom part of the West ½ of the NW ¼ of said Section 18 described as follows: Commencing at a point on the West line of the NW ¼ of the NW ¼ of said Section 18 in the center of the forty; thence South 50 rods; thence East 8 rods; thence in a Northwesterly direction to the place of beginning.

The NW ¼ of the SE ¼ of Section 11, except the following described parcel: Commencing at the West ¼ Corner of said Section 11; thence along the East-West ¼ line, South 89°41'17" East 2628.50 feet to the Northwest corner of said NW ¼ of the SE ¼ and the point of beginning; thence along the North line thereof, South 89°41'17" East 421.35 feet; thence South 00°19'37" East 350.02 feet; thence North 89°41'17" West 421.35 feet to the West line of said NW ¼ of the SE ¼; thence North 00°19'37" West 350.02 feet to the point of beginning.

The NE 1/4 of the SE 1/4 of Section 11,

The SW ¼ of the NW ¼ of Section 12, except the following described parcel as follows: Commencing at the Southeast corner of said SW ¼ of the NW ¼ and also being the point of beginning; thence S 89°45'52" W, along the South line of said SW ¼ of the NW ¼, a distance of 20.00 feet; thence N 00°11'18" W 280.00 feet; thence N 89°45'52" E 20.00 feet to the East line of said SW ¼ of the NW ¼; thence S 00°11'18" E, along said East line, 280.00 feet to the point of beginning.

Parcel No. 4:

The NE 1/4 of Section 12,

The W ½ of the NW ¼ of Section 7, T21N, R8W

AUG 29 2010

Parcel No. 5:

The SE ¼ of the NW ¼ of Section 12,

A part of the SW ¼ of the NW ¼ of Section 12, described as follows: Commencing at the Southeast corner of said SW ¼ of the NW ¼ and also being the point of beginning; thence S 89°45'52" W, along the South line of said SW ¼ of the NW ¼, a distance of 20.00 feet; thence N 00°11'18" W 280.00 feet; thence N 89°45'52" E 20.00 feet to the East line of said SW ¼ of the NW ¼; thence S 00°11'18" E, along said East line, 280.00 feet to the point of beginning.

The NE 1/4 of the SW 1/4 of Section 12,

The NW 1/4 of the SW 1/4 of Section 12, except that part in Certified Survey Map Volume 9, Page 261.

The E ½ of the SW ¼ of the SW ¼ of Section 12,

AUG 29 2014

Parcel No. 6:

The NW 1/4 of the NW 1/4 of Section 13, lying North of Korpal Valley Rd and Grulkowski Lane.

Parcel No. 7:

The NW 1/4 of the SE 1/4, the SW 1/4 of the SE 1/4, the SE 1/4 of the SW 1/4, of Section 12,

Parcel No 8:

The NE ¼ of the SE ¼ of Section 12,

A part of the NW ¼ of the SW ¼ of Section 7, described as follows: Commencing at the Northwest corner of said NW ¼ of the SW ¼; thence South 350 feet along the West line of said forty to the point of beginning; thence North 350 feet along said West section line to the Northwest corner of said forty; thence East along said north line to the center of the town road; thence Southeasterly along the centerline of said town road 225 feet; thence Southwest to a point 500 feet East of the point of beginning; thence West 500 feet to the point of beginning.

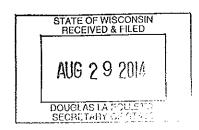
Parcel No. 9:

The SE 1/4 of the SE 1/4 of Section 12,

The NW ¼ of the SW ¼ of Section 7, T21N, R8W, lying South and West of Bisek Rd except the following described parcel: Commencing at the Northwest corner of said NW ¼ of the SW ¼; thence South 350 feet along the West line of said forty to the point of beginning; thence North 350 feet along said West section line to the Northwest corner of said forty; thence East along said north line to the center of the town road; thence Southeasterly along the centerline of said town road 225 feet; thence Southwest to a point 500 feet East of the point of beginning; thence West 500 feet to the point of beginning.

The SW 1/4 of the SW 1/4 of Section 7, T21N, R8W,

The NW ¼ of the NW ¼ and the SW ¼ of the NW ¼ of Section 18, T21N, R8W, excepting therefrom part of the West ½ of the NW ¼ of said Section 18 described as follows: Commencing at a point on the West line of the NW ¼ of the NW ¼ of said Section 18 in the center of the forty; thence South 50 rods; thence East 8 rods; thence in a Northwesterly direction to the place of beginning.



Parcel No. 10:

A part of the W½ of the NW¼ of Section 18, T21N, R8W, described as follows: Commencing at a point on the West line of the NW¼ of the NW¼ of said Section 18 in the center of the forty; thence South 50 rods; thence East 8 rods; thence in a Northwesterly direction to the place of beginning.

Parcel No. 11:

That part of the SE 1/4 of the NE 1/4 of Section 13, lying north of Church Hill Road.

Parcel No. 12:

The NW 1/4 of the SE 1/4 of Section 13, except that part in Certified Survey Map Volume 2, Page 185.

The SW 1/4 of the NE 1/4 of Section 13,

The NW 1/4 of the NE 1/4 of Section 13, except the following described parcels:

(1) Certified Survey Map Volume 2, Page 139; (2) Certified Survey Map Volume 2, Page 140;

(3)A part of the NW ¼ of the NE ¼ of said Section 13 described as follows: Beginning at the Northeast corner of Certified Survey Map Volume 2, Page 139, said point being on the North line of said NW ¼ of the NW ¼, S 89°14'48" E, 524.00 feet from the Northwest Corner thereof; thence S 89°14'49" E on said line, 163.34 feet to the Northwest corner of Lot 3 of Certified Survey Map Volume 2, Page 140; thence S 45°47'53" E, 248.68 feet to the North corner of Lot 4 of said CSM 2-140; thence S 44°12'07" W, 278.45 feet to the West corner of said Lot 4; thence S 79°33'04" W, 144.14 feet; thence N 05°13'20" W, 376.40 feet to the Southeasterly line of Lot 2 of said CSM 2-139; thence N 47°11'41" E, 38.91 feet to the point of beginning.

(4)A part of the NW ¼ of the NE ¼ of said Section 13 described as follows: Beginning at the N ¼ Corner of said Section 13; thence S 89°14'48" E, along the North line of said NW ¼ of the NE ¼, 687.34 feet; thence S 45°47'53" E, 248.68 feet; thence S 44°12'07" W, 278.45 feet; thence S 78°44'35" W, 358.04 feet; thence S 63°24'16" W, 352.50 feet to the West line of said NW ¼ of the NE ¼; thence N 00°28'37" W along the West line of said NW ¼ of the NE ¼, 609.75 feet to the point of beginning,

That part of the NE 1/4 of the NE 1/4 of Section 13 contained within Deeds Vol. 755, Page 167.

Parcel No. 13:

The NE 1/4 of the SW 1/4 of Section 13,



Parcel No. 14:

The NE ¼ of the NW ¼ of Section 13, lying North of Grulkowski Lane except the following described parcel; a part of the NE ¼ of the NW ¼ of Section 13; Commencing at the Northwest corner of said Section 13; thence N 89°39'36" E, 1306.23 feet; thence S 00°21'47" E, 496.26 feet to the point of beginning; thence N 89°38'13" E, 208.22 feet; thence S 00°21'47" E, 213.40 feet; thence N 88°03'15" W, 208.39 feet; thence N 00°21'47" W, 205.00 feet to the point of beginning, and

The NE ¼ of the NW ¼ of Section 13, lying south of a line between where the north right-of-way line of Stover Lane crosses the west line of said NE-NW and a point along the east line of said NE-NW located 605.79 feet south of the N ¼ corner of said Section 13, except for that part of the NE ¼ of the NW ¼ described as commencing at the Southwest corner of said NE ¼ of the NW ¼, thence along the South line of said forty to the Southeast corner thereof; thence in a westerly direction to the West line of said forty to a point 3 rods North of the starting point; thence South 3 rods to the place of beginning.

Parcel No. 15:

That part of the NW 1/4 of the SE 1/4 of Section 13, described in Certified Survey Map Volume 2, Page 185.

Parcel No. 16:

The SW 1/4 of the SW 1/4 of the SW 1/4 of Section 1,

The S ½ of the SE ¼ of the SE ¼ of Section 2,

The S 1/2 of the SW 1/4 of the SE 1/4 of Section 2,

The southerly 100 feet of the easterly 500 feet of the N ½ of the SW ¼ of the SE ¼ of Section 2,

The S ½ of the SE ¼ of the SW ¼ of Section 2,

Parcel No. 17:

The S ½ of the SW ¼ of the SW ¼ of Section 2,

The S ½ of the SE ¼ of the SE ¼ of Section 3,

That part of the S ½ of the SW ¼ of the SE ¼ of Section 3, lying easterly of the thread of the Trempealeau River,

Parcel No. 18:

That part of the S½ of the SW¼ of the SE¼ of Section 3, lying westerly of the thread of the Trempealeau River and easterly of the Railroad Right-of-Way,

Parcel No. 19:

Part of the NE ¼ of the NW ¼ of Section 13, described as follows: Commencing at the Southwest corner of said NE ¼ of the NW ¼, thence along the South line of said forty to the Southeast corner thereof; thence in a westerly direction to the West line of said forty to a point 3 rods North of the starting point; thence South 3 rods to the place of beginning.

Parcel No. 20:

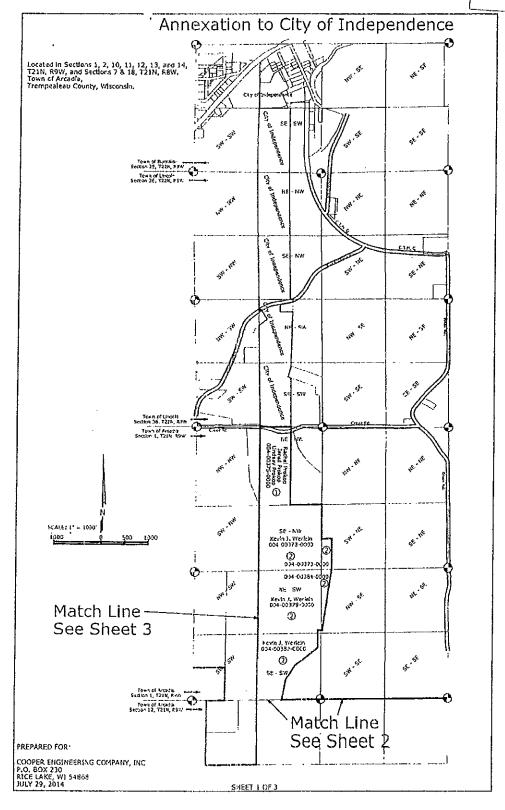
Part of the E½ of the NW¼ of Section 10, bounded as follows: On the North by the north line of said Section 10; On the South by the centerline of Wickham Valley Creek; On the West by the easterly right of way line of State Highway 93; On the East by the westerly right of way of the Fox Valley and Western Limited Railway; except that part that lies in the following described parcel; Beginning at the center of the above named Section 10; thence running North, 8.425 chains; thence West, 10 chains to the center of the highway; thence South, 8.425 chains; thence East, 10 chains to the place of beginning.



AUG 29 2014

DOUGLAS LA FOLLETTE SECRETARY DE STATE

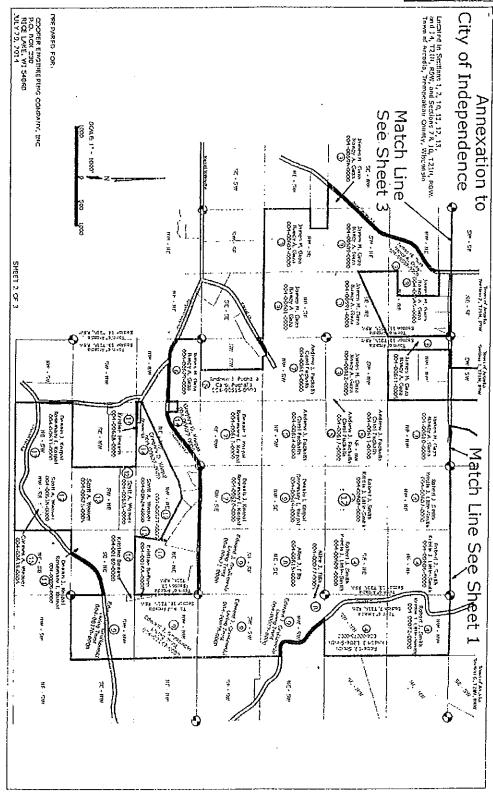
ANNEXATION FROM TOWN OF ARCADIA



STATE OF WISCONSIN RECEIVED & FILED

AUG 29 2014

DOUGLAS LA FOLLETTE SECRETARY OF STATE



ANNEXATION FROM TOWN OF ARCADIA

COOPER ENGINEERING COMPANY, INC P.O. BOX 230 RICF LAKE, W1 SA868 JULY 29, 2014 PREPARED FOR: City of Independence Located in Sections 1, 2, 10, 11, 12, 13, 14, T2IN, R9W, and Sections 7 & 18. T2IN, R8W. Town Arcadia, Trempealeau County, Wisconsin SCALE: 1" - 1000" STATE OF WISCONSIN RECEIVED & FILED AUG 2 9 2014 Annexation DOUGLAS LA FOLLETTE SECRETARY OF STATE ĕ 4 Z to X 1 NE - SW 8 in Januarii bar oʻsa sa D. E. Bast olev basisilah Sc. 30-92503-400 (2) in Vē. NW - SE ž 4 ĸ (2) Schank Family Farms, LLC 004-00431-0005 Town of Arcadia Town of Accadid Town of Arrania Section 10, T21N, RGW Section 11, T21N, RGW NE - SE NF · NF 7-27 NE . SE SHEE1 3 OF 3 Section 2 CONTRACTOR SECTION 2 CONTRACTOR SECTION 2 CONTRACTOR SECTION 17 WS . WK 1 Š MS - AN ;, SV :: James R. Kuliq Rebecca Kuliq 004-00498-0000 MR - 254 i, Ä St - SW NE - SW . Ş ¥S Z Ş WY - NO NW - St Sec. No. Ç, ¥ See Sheet 1 Match Line Section 2, TOTA, 89W See Sheet 2 S6 · S6 Match Line ž 2 ĸ Ä James J. Kulig Rebeck Kulig 004-00783-0000 Fown of Arcada Section 1, 1214, 89W WW - WW WS - WS WS - WN