



Office of the City Clerk

Lorie J. Burns

City of Middleton

7426 Hubbard Ave
Middleton, WI 53562
(608) 821-8346

ORD11567



I, Lorie J. Burns, City Clerk, of the City of Middleton, hereby certify that the attached

Ordinance #O1590
Adopted November 15, 2022

“An Ordinance to Annexing Lands from the Town of Springfield to the City of Middleton”

has been compared by me with the original Ordinance and is on file in my office and now in my legal custody. I further certify that these copies are a true and correct copy of the original Ordinance.

In witness whereof, I sign at my office in Dane County, Wisconsin on November 16, 2022.



Lorie J. Burns

Lorie J. Burns
City Clerk

ORDINANCE NO. 2022- O1590

**AN ORDINANCE ANNEXING LANDS
FROM THE TOWN OF SPRINGFIELD TO THE
CITY OF MIDDLETON**

The Common Council of the City of Middleton do ordain as follows:

WHEREAS, a proper petition having been presented seeking direct annexation by unanimous approval, pursuant to Wis. Stats. § 66.0217(2), of the property depicted on Exhibit "A" attached hereto to the City of Middleton, Wisconsin; and

WHEREAS, there is one resident elector within said property; and

WHEREAS, a scale map of the land proposed for annexation is legally described on the attached Exhibit "B" attached hereto; and

WHEREAS, the current population of the annexed property is one; and

WHEREAS, on October 25, 2022, the Wisconsin Department of Administration reviewed this annexation and found it to be in the public interest;

NOW, THEREFORE, the above-described property is hereby annexed from the Town of Springfield to the City of Middleton. Said property will be located in the Middleton-Cross Plains School District, County Supervisor District 29, Assembly District 81 and Senate District 27, and shall constitute Ward 24 of the City.

No revenue sharing is required pursuant to Wis. Stats. § 66.0217(14)(a)2, since the City of Middleton and the Town of Springfield have entered into a boundary agreement pursuant to Wis. Stats. § 66.0301(6).

This ordinance shall take effect upon the filing of seven certified copies of this ordinance with the Wisconsin Secretary of Administration, including exhibits.

The City Clerk is further directed to file with the County Clerk the report required by Wis. Stats. § 5.15 (4) (b) and, within 10 days of the filing of certified copies as required above, a copy of the annexation ordinance including exhibits.

Adopted on roll call at a regular meeting of the Common Council of the City of Middleton held on November 15, 2022.

Return to:

Lorie J Burns
City of Middleton
7426 Hubbard Avenue
Middleton, WI 53562

Tax Parcel No 0808-363-9501-6

0808-363-9000-2
0808-363-8640-0
0808-363-8002-0
0808-362-9682-0

APPROVED:
City of Middleton

Gurdip Brar
Gurdip Brar, Mayor

ATTEST:

Lorie J. Burns
Lorie J. Burns, City Clerk

VOTE:
Ayes: 3 Adopted: 11/15/2022
Noes: 0 Published: 11/24/2022

ACKNOWLEDGMENT

STATE OF WISCONSIN)
) ss.
DANE COUNTY)

Personally came before me on November 15, 2022, the above named Gurdip Brar and Lorie J. Burns to me known to be the person(s) who executed the foregoing instrument and acknowledge the same.

Michelle Marx
Name: Michelle Marx
Notary Public, State of Wisconsin.
My Commission (is permanent) (expires: 9/18/25)



*This instrument was drafted by
Attorney Lawrence E. Bechler*

EXHIBIT A – Map

Be advised that the illustration on this page cannot be reproduced clearly when scanned.

EXHIBIT "A" ANNEXATION EXHIBIT

UNPLATTED LANDS BEING A PART OF THE NW1/4 OF THE SW1/4, A PART OF THE SW1/4 OF THE SW1/4, A PART OF THE SE1/4 OF THE SW1/4, A PART OF THE NE1/4 OF THE SW1/4, AND A PART OF THE SE1/4 OF THE NW OF SECTION 36, TOWN 8 NORTH, RANGE 8 EAST. LOCATED IN THE TOWN OF SPRINGFIELD, DANE COUNTY, WISCONSIN.

NORTH 1/4 CORNER
SECTION 36-T8N-R8E

LEGEND

- SECTION CORNER FOUND / RECOVERED
- ANNEXATION LIMITS
- RIGHT-OF-WAY LINE
- CENTERLINE
- SECTION LINE
- QUARTER/QUARTER LINE
- PLATTED LINE
- MUNICIPAL LIMITS CITY OF MIDDLETON / TOWN OF SPRINGFIELD

LANDS
N 89° 13' 10" E 1332.56'

LINE TABLE		
LINE #	LENGTH	DIRECTION
L-1	104.60'	S 0° 34' 03" E
L-2	104.59'	N 0° 39' 42" W
L-3	130.76'	S 0° 13' 18" E
L-4	230.03'	S 89° 26' 38" W
L-5	510.95'	S 0° 30' 33" E
L-6	227.47'	N 89° 26' 38" E
L-7	122.40'	S 0° 13' 18" E
L-8	104.82'	S 0° 45' 22" E
L-9	253.80'	S 89° 36' 16" W
L-10	293.08'	S 0° 29' 54" E
L-11	255.12'	N 89° 36' 46" E
L-12	229.63'	S 0° 45' 22" E
L-13	261.59'	S 89° 36' 48" W
L-14	282.99'	S 0° 29' 15" E
L-15	262.92'	N 89° 36' 48" E
L-16	212.32'	S 89° 31' 56" W
L-17	211.77'	S 0° 30' 00" E
L-18	213.27'	N 89° 36' 56" E

PARCEL

5,583,516 SQUARE FEET
OR 128.18 ACRES

NOTES:

- NORTH REFERENCE FOR THIS EXHIBIT IS BASED ON THE WISCONSIN COUNTY COORDINATE SYSTEM, NAD 83 (2011) - DANE COUNTY (WISCRS-DANE), GRID NORTH. THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 36 BEARS N 00° 34' 03" W.



0' 200' 400'

HIGH ROAD
RIGHT-OF-WAY VARIES

PHEASANT BRANCH RD
RIGHT-OF-WAY VARIES

LOT 2
MIDDLETON RIVER AT JUSTY VALLEY
CSM NO. 1554
LOT 1
MIDDLETON N 0° 34' 03" W 1391.17'
TOWN OF SPRINGFIELD
TOWN OF SPRINGFIELD
MON TO MON
N 0° 34' 03" W 2651.52'
MIDDLETON
1155.75'
WEST LINE OF THE SOUTHWEST QUARTER.

LOT 1
CSM NO. 2628
1892.28'
LANDS
L-4
LOT 1
CSM 1901A
L-5
LANDS
L-6
CENTER OF SECTION 36-T8N-R8E
L-7
L-8
L-9
LOT 2
CSM 1901B
L-10
L-11
L-12
L-13
LOT 3
CSM 1901C
L-14
L-15
L-16
LOT 4
CSM 2004
L-17
L-18
LANDS
WARRANTY DEED 2672007
LANDS
50° 45' 22" E 534.25'
50° 45' 22" E 607.94'
371.50'

NORTH 1/4 CORNER
SECTION 36-T8N-R8E



PREPARED BY:
400 EAST FRONT STREET
MOUNT HOPE, WI 53672
www.wyserengineering.com

PREPARED FOR:
ENCORE HOMES, INC
6810 SCHNEIDER ROAD
MIDDLETON, WI 53567

SURVEYED BY:
DRAWN BY: ZMR
APPROVED BY: ZMR

PROJECT NO: 180530
SHEET NO: 1 of 1

NORTH 1/4 CORNER
SECTION 36-T8N-R8E

File: W:\2023\180530_Encore Homes - Add: Property Addition, Mt Hope\180530_Annexation Exhibit.dwg Layout: Exhibit A User: Zach Plotter: Sep 27, 2023 - 10:00am

EXHIBIT B – Legal Description

4855-9726-5980, v. 1

EXHIBIT B

ANNEXATION LEGAL DESCRIPTION

LEGAL DESCRIPTION – ACKER PARCEL

Unplatted being a part of the Northwest Quarter of the Southwest Quarter, a part of the Southwest Quarter of the Southwest Quarter, a part of the Southeast Quarter of the Southwest Quarter, a part of the Northeast Quarter of the Southwest Quarter, and a part of the Southeast Quarter of the Northwest Quarter of Section 36, Town 8 North, Range 8 East, located in the Town of Springfield, Dane County, Wisconsin, being more particularly described as follows:

Commencing at the West Quarter Corner of aforesaid Section 36; thence along the West line of the Southwest Quarter of said Section 36, South 00 degrees 34 minutes 03 seconds East, 104.60 feet to the Point of Beginning;

Thence North 89 degrees 13 minutes 10 seconds East, 1331.67 feet to a point on the West line of the Northeast Quarter of the Southwest Quarter of said Section 36; thence along said West line of the Northeast Quarter of the Southwest Quarter of said Section 36, North 00 degrees 39 minutes 42 seconds West, 104.60 feet to the Southwest corner of the Southeast Quarter of the Northwest Quarter of said Section 36; thence along the West line of said Southeast Quarter of the Northwest Quarter of Section 36, North 00 degrees 18 minutes 05 seconds West, 764.10 feet; thence North 89 degrees 13 minutes 10 seconds East, 1332.56 feet to a point on the East line of the Northwest Quarter of said Section 36; thence along said East line of the Northwest Quarter of Section 36, South 00 degrees 13 minutes 18 seconds East, 130.76 feet to the Northeast corner Lot 1 of Certified Survey Map No. 15918, recorded in Volume 116 of Dane County Certified Surveys on pages 239 – 244 as Document No. 5808141 (CSM 15918); thence along the North line of said Lot 1 of CSM 15918, South 89 degrees 26 minutes 38 seconds West, 230.03 feet to the Northwest corner of said Lot 1 of CSM 15918; thence along the West line of said Lot 1 of CSM 15918, South 00 degrees 30 minutes 33 seconds East, 510.95 feet to the Southwest corner of said Lot 1 of CSM 15918; thence along the South line of said Lot 1 of CSM 15918, North 89 degrees 26 minutes 38 seconds East, 227.47 feet to the Southeast corner of said Lot 1 of CSM 15918, also being a point on the aforesaid East line of the Northwest Quarter of Section 36; thence along said East line of the Northwest Quarter of Section 36, South 00 degrees 13 minutes 18 seconds East, 122.40 feet to the Center of said Section 36, as set by Jeffrey R. Quamme on Dane County Records Survey No. 2006-01415; thence along the East line of the Southwest Quarter of said Section 36, South 00 degrees 45 minutes 22 seconds East, 104.82 feet to the Northeast corner of Lot 2 of CSM 15918; thence along the North line of said Lot 2 of CSM 15918, South 89 degrees 36 minutes 16 seconds West, 253.80 feet to the Northwest corner of said Lot 2 of CSM 15918; thence along the West line of said Lot 2 of CSM 15918, South 00 degrees 29 minutes 54 seconds East, 293.08 feet to the Southwest corner of said Lot 2 of CSM 15918; thence along the South line of said Lot 2 of CSM 15918, North 89 degrees 36 minutes 46 seconds East, 255.12 feet to the Southeast corner of said Lot 2 of CSM 15918, also being a point on the aforesaid East line of the Southwest Quarter of Section 36; thence along said East line of the Southwest Quarter of Section 36, South 00 degrees 45 minutes 22 seconds East, 229.63 feet to the Northeast corner of Lot 3 of CSM 15918; thence along the North line of said Lot 3 of CSM 15918, South 89 degrees 36 minutes 48 seconds West, 261.59 feet to the Northwest corner of said Lot 3 of CSM 15918; thence along the West line of said Lot 3 of CSM 15918, South 00 degrees

29 minutes 15 seconds East, 282.99 feet to the Southwest corner of said Lot 3 of CSM 15918; thence along the South line of said Lot 3 of CSM 15918, North 89 degrees 36 minutes 48 seconds East, 262.92 feet to the Southeast corner of said Lot 3 of CSM 15918, also being a point on the aforesaid East line of the Southwest Quarter of Section 36; thence along said East line of the Southwest Quarter of Section 36, South 00 degrees 45 minutes 22 seconds East, 534.25 feet to the Northeast corner of Lot 1 of Certified Survey Map No. 2804, recorded in Volume 11 of Certified Surveys of Dane County on page 123 as Document No. 1571502 (CSM 2804); thence along the North line of said Lot 1 of CSM 2804, South 89 degrees 31 minutes 56 seconds West, 212.32 feet to the Northwest corner of said Lot 1 of CSM 2804; thence along the West line of said Lot 1 of CSM 2804, South 00 degrees 30 minutes 00 seconds East, 211.77 feet to the Southwest corner of lands described in a Warranty Deed recorded April 25, 1995 as Document No. 2672098; thence along the South line of said lands, North 89 degrees 36 minutes 56 seconds East, 213.27 feet to the Southeast corner of said lands, also being a point on the aforesaid East line of the Southwest Quarter of Section 36; thence along said East line of the Southwest Quarter of Section 36, South 00 degrees 45 minutes 22 seconds East, 607.94 feet; thence South 88 degrees 53 minutes 40 seconds West, 1335.27 feet to a point on the West line of the Southeast Quarter of the Southwest Quarter of said Section 36; thence along said West line of the Southeast Quarter of the Southwest Quarter of Section 36, North 00 degrees 39 minutes 42 seconds West, 780.45 feet; thence South 89 degrees 03 minutes 24 seconds West, 1333.96 feet to a point on the West line of the Southwest Quarter of said Section 36; thence along said West line of the Southwest Quarter of Section 36, North 00 degrees 34 minutes 03 seconds West, 1391.17 feet back to the point of beginning.

Above described parcel is subject to public right-of-way over the West 33.00 feet along High Road, and various widths along Pheasant Branch Road on the East side of the parcel.

Above described parcel contains 5,583,516 square feet or 128.18 acres.