



CERTIFICATE

This is to certify that the foregoing is a true and correct copy of Annexation Ordinance 17-01 and maps adopted by the Village Board of Hustisford, Dodge County, Wisconsin at a legal meeting held on the 7th day of August, 2017

Dated:

August 7, 2017

Attest:

Bruce Nekich
Bruce Nekich, President

Kim Hopfinger
Kim Hopfinger, Clerk



ORDINANCE NO. 17-01

AN ORDINANCE ANNEXING LAND
FROM THE TOWN OF HUSTISFORD TO THE VILLAGE OF HUSTISFORD

WHEREAS, the Village of Hustisford received a petition for direct annexation of land in the Town of Hustisford from Dennis Fleischer II (herein Petitioner) on July 10, 2017; and,

WHEREAS, the petition has been reviewed by the Village of Hustisford Planning Commission at its meeting on August 7, 2017, and the Planning Commission has made recommendations for temporarily zoning of the territory included in the petition; and

WHEREAS, the annexation petition appears to meet the requirements of §66.0217, Wisconsin Statutes; and,

WHEREAS, the Village Board has determined that it is in the best interest of the Village of Hustisford to annex the territory described in the annexation petition.

NOW THEREFORE, the Village Board of the Village of Hustisford hereby enacts the following ordinance:

SECTION 1: Territory Annexed.

The Village Clerk received a petition for direct annexation on the 10th day of July, 2017, signed by all of the electors residing in the territory and the owners of all of the real property in the territory. That the territory described in the annexation petition which is attached to this ordinance as Exhibit A and incorporated as if fully set forth herein is hereby annexed to the Village of Hustisford in accordance with sec. 66.0217(2) of Wisconsin Statutes.

SECTION 2: Temporary Zoning.

Upon recommendation of the Village of Hustisford Planning Commission, the territory annexed to the Village of Hustisford by this ordinance is temporarily zoned as A-G Agricultural, pursuant to sec. 66.0217(8)(a) of the Wisconsin Statutes and Chapter 325 of the Village of Hustisford Municipal Code of Ordinances. The Planning Commission is directed to prepare an amendment to the Village of Hustisford Official Zoning Map, pursuant to Article XIII of the Zoning Ordinance, setting forth permanent classifications and regulations for the zoning of the annexed area and to submit its recommendations to the Village Board within one year of adoption of this ordinance.

SECTION 3: Designations.

The population at the time of annexation to the Village of Hustisford was zero (0) population and remains at zero (0). Said property shall be part of Village Ward #2 and shall be included as part of County Supervisory District #17, Assembly District #39, Senate District #13, and Congressional District #5.

SECTION 4: Payment to Town as required by Statute.

The Village agrees to pay annually to the Town of Hustisford, for 5 years, an amount equal to the amount of property taxes that the town levied on the annexed territory, as shown by the 2017 tax roll under §70.65, Stats., pursuant to §66.0217(14)(a)1., Stats. Said funds shall be provided by the Petitioner.

SECTION 5: Severability.

The several sections of this ordinance are declared to be severable. If any section or portion thereof shall be declared by a court of competent jurisdiction to be invalid, unlawful or unenforceable, such decision shall apply only to the specific section or portion thereof directly

specified in the decision, and shall not affect the validity of any other provisions, sections or portions thereof of the ordinance. The remainder of the ordinance shall remain in full force and effect. Any other ordinance whose terms are in conflict with the provisions of this ordinance are hereby repealed as to those terms that conflict.

SECTION 6: Effective Date.

This ordinance is effective upon enactment pursuant to §66.0217(8)(c), Stats.

Dated this 7th day of August 2017.

VILLAGE OF HUSTISFORD


Bruce Nekich, President

ATTEST:


Kim Hopfinger, Clerk/Treasurer

7 Ayes 0 Nays



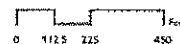
FLEISCHER - VILLAGE OF HUSTISFORD ANNEXATION MAP

VILLAGE OF HUSTISFORD
DODGE COUNTY, WI

LEGEND

- Municipal Limits
- Rock River
- Annexation Area
- Parcels
- Streams
- Parcel 024-1016-1523-000 (Owner DENNIS G FLEISCHER II)
- Roadways
- Right-of-Way (no parcel number)

DATA SOURCES:
RSP DATA PROVIDED BY DODGE COUNTY
AERIAL IMAGERY PROVIDED BY ESRI



Date 08-07-2017

Updated Legal Description to address comments from Dodge County Land Information Department
Referenced in Letter from Wisconsin Department of Administration dated July 25, 2017

Fleischer II, Dennis G.

Parcel 024-1016-1523-000 and Adjacent Right-of-Way

Petition for Annexation to the Village of Hustisford, Dodge County, Wisconsin

Legal Description for Parcel 024-1016-1523-000 (refer to Annexation Map)

Lot 2 of Certified Survey Map No. 6532 as recorded in Volume 44 of Certified Surveys on Pages 169-171 as Document No. 1149028 in the Dodge County Register of Deeds Office, being part of Government Lot 4 and all of Government Lots 3 and 2, Section 15, and part of the SE.1/4 of the NE.1/4 and part of the NE.1/4 of the SE.1/4 of Section 16, T.10N., R.16E., Town of Hustisford, Dodge County, Wisconsin. Said parcel contains 129 acres more or less.

Legal Description for Adjacent Right-of-Way (refer to Annexation Map)

A part of the Government Lot 4, Section 15, T.10N., R.16E., Town of Hustisford, Dodge County, Wisconsin and being more particularly described as follows:

COMMENCING at the Northwest corner of said Section 15, also being the Northwest corner of Government Lot 4; thence S.01°01'49"W., 140.45 feet along the West line of said NW.1/4 of said Section 15 and the West line of said Government Lot 4 to the Northerly right-of-way line of S.T.H. "60" and the **POINT OF BEGINNING**; thence N.84°09'14"E., 134.20 feet along said Northerly right-of-way line; thence continuing along said Northerly right-of-way line N.54°19'07"E., 207.40 feet to the North line of the NW.1/4 of said Section 15 and said Government Lot 4; thence S.88°53'34"E., 169.88 feet along said North line of the NW.1/4 of said Section 15 and said Government Lot 4 to the Northerly right-of-way line of said S.T.H. "60" and the Easterly right-of-way line of Rubicon Street; thence S.65°47'07"E., 59.46 feet along the Northerly right-of-way line of said S.T.H. "60" and the Easterly right-of-way line of said Rubicon Street; thence continuing along the Northerly right-of-way line of said S.T.H. "60" S.77°34'26"E., 44.33 feet to a Northwesterly corner of lands annexed per Document No. 1219893; thence S.05°19'16"W., 197.68 feet along a Westerly line of said Document No. 1219893 to the Southerly right-of-way line of said S.T.H. "60" and an Easterly line of said Lot 2 (C.S.M. No. 6532); thence S.84°09'14"W., 556.70 feet along the Southerly right-of-way line of said S.T.H. "60" to the West line of the NW.1/4 of said Section 15 and said Government Lot 4; thence N.01°01'49"E., 156.12 feet along said West line to the **POINT OF BEGINNING**.

Said parcel contains 2.696 acres more or less.

DOCUMENT # 1149028
Office of Register of Deeds
Dodge County, Wisconsin
RECEIVED FOR RECORD
August 17, 2010 10:28 AM
CHRIS PLAVINSKI - Registrar
Fee Amount: \$30.00
of Pages 4



MSA

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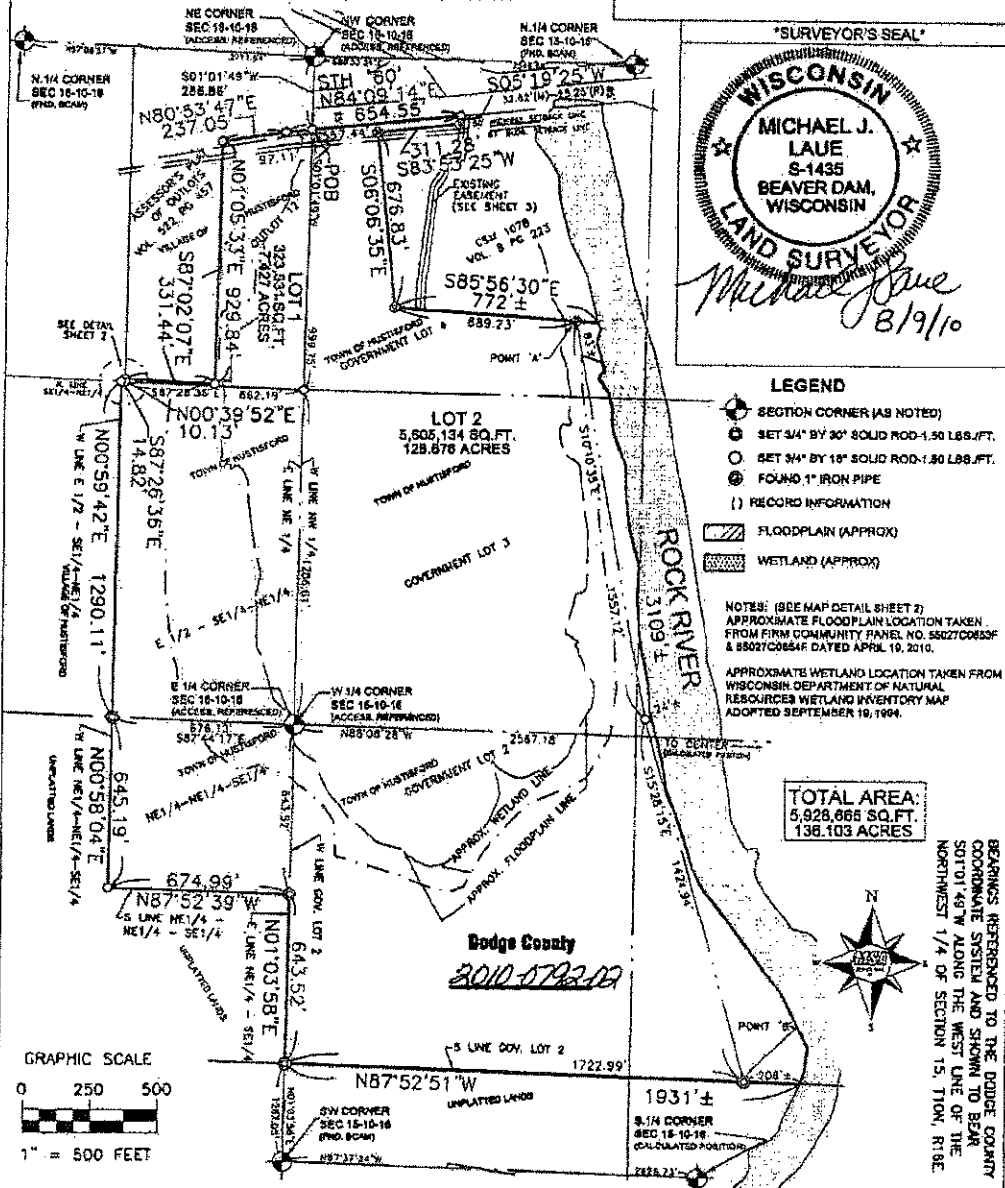
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PROJECT # 03958000
DRAWN BY: AR.COOK
SURVEYOR: M.J. LAUE
FILE # CSM.DWG
SHEET # 1 OF 4

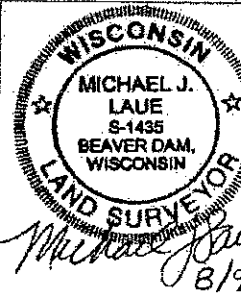
OWNER:
CHRISTIAN & ARLENE HOLZ
1031 ANNE STREET
WATERTOWN, WI 53098

DODGE COUNTY CERTIFIED SURVEY MAP # 6532

A SURVEY OF PART OF GOVERNMENT LOT 4 AND ALL OF GOVERNMENT LOTS 3 AND 2, SECTION 16, TOWN 10 NORTH, RANGE 18 EAST, TOWN OF HUSTSFORD, AND PART OF OUTLOT 12 OF ASSESSOR'S PLAT OF OUTLOTS LOCATED IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 16, TOWN 10 NORTH, RANGE 18 EAST, VILLAGE OF HUSTSFORD AND OF UNPLATTED LANDS BEING PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 AND PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, SECTION 15, TOWN 10 NORTH, RANGE 18 EAST, TOWN OF HUSTSFORD, DODGE COUNTY, WISCONSIN.



SURVEYOR'S SEAL



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DRAWN BY: AR.COOK

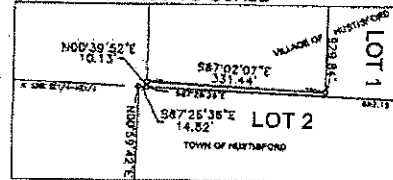
CHECKED BY: M.J. LAUE

FILE # CSM.DWG

SHEET # 2 OF 4

DODGE COUNTY CERTIFIED SURVEY MAP # 6532

A SURVEY OF PART OF GOVERNMENT LOT 4 AND ALL OF GOVERNMENT LOTS 3 AND 2, SECTION 18, TOWN 10 NORTH, RANGE 10 EAST, TOWN OF HUSTISFORD; AND PART OF OUTLOT 12 OF ASSESSOR'S PLAT OF OUTLOTS LOCATED IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 18, TOWN 10 NORTH, RANGE 10 EAST, VILLAGE OF HUSTISFORD AND OF UNPLATTED LANDS BEING PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 AND PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, SECTION 18, TOWN 10 NORTH, RANGE 10 EAST, TOWN OF HUSTISFORD, DODGE COUNTY, WISCONSIN.

DETAIL
NOT TO SCALE

LEGEND

- SECTION CORNER (AS NOTED)
- SET 3/4" BY 30" SOLID ROD-1.50 LBS./FT.
- SET 3/4" BY 18" SOLID ROD-1.50 LBS./FT.
- FOUND 1" IRON PIPE
- RECORD INFORMATION
- FLOODPLAIN (APPROX)
- WETLAND (APPROX)

NOTES: (SEE MAP DETAIL SHEET 2)
APPROXIMATE FLOODPLAIN
LOCATION TAKEN FROM FIRM
COMMUNITY PANEL NO. 55027C0563F
& 55027C0564F DATED APRIL 19, 2010.

APPROXIMATE WETLAND LOCATION
TAKEN FROM WISCONSIN
DEPARTMENT OF NATURAL
RESOURCES WETLAND INVENTORY
MAP ADOPTED SEPTEMBER 12, 1994.

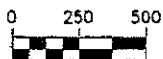


Michael J. Laue
8/9/10

Dodge County

2010-0722-02

GRAPHIC SCALE



1" = 500 FEET

V44P169

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DRAWN BY: AR.COOK

CHECKED BY: MJ LAUE

FILE # CSM.DWG

SHEET # 3 OF 4

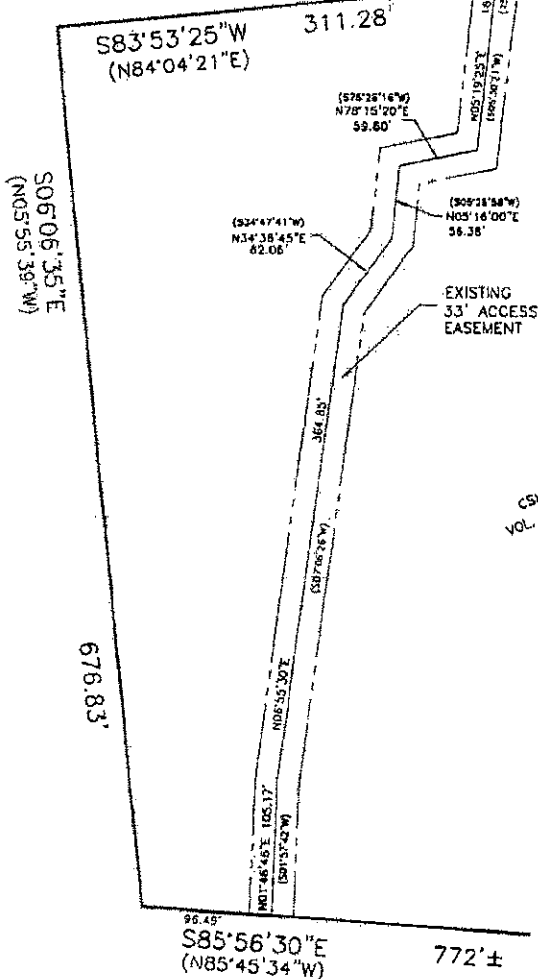
DODGE COUNTY CERTIFIED SURVEY MAP # 6532

A SURVEY OF PART OF GOVERNMENT LOT 4 AND ALL OF GOVERNMENT LOTS 3 AND 2, SECTION 15, TOWN 10 NORTH, RANGE 16 EAST, TOWN OF HUSTISFORD, AND PART OF OUTLOT 12 OF ASSESSOR'S PLAT OF OUTLOTS LOCATED IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 18, TOWN 10 NORTH, RANGE 16 EAST, VILLAGE OF HUSTISFORD AND OF UNPLATTED LANDS BEING PART OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 AND PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, SECTION 18, TOWN 10 NORTH, RANGE 16 EAST, TOWN OF HUSTISFORD, DODGE COUNTY, WISCONSIN.

STH '60' - VARIABLE RIGHT-OF-WAY

(N84°04'21"E)
N84°09'14"E
654.55'

(N05°30'21"E)
S05°19'25"W
32.62'(M)
(25.25')



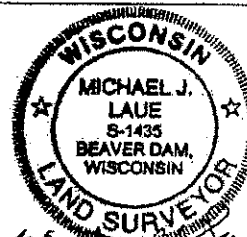
Dodge County

2010-07-27



GRAPHIC SCALE
0 50 100
1" = 100 FEET

"SURVEYOR'S SEAL"



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DRAWN BY: AR.COOK

CHECKED BY: M.J.LAUE

FILE # CSM.DWG

SHEET # 4 OF 4

DODGE COUNTY CERTIFIED SURVEY MAP # 6532

I, Michael J. Laue, Registered Land Surveyor of the State of Wisconsin, do hereby certify that by order of Christian Holz, owner, I have made a survey of part of Government Lot 4 and all of Government Lots 3 and 2, Section 15, Town 10 North, Range 16 East, Town of Hustisford; and part of Outlot 12 of Assessor's Plat of Outlots to the Village of Hustisford, located in the Northeast 1/4 of the Northeast 1/4 of Section 16, Town 10 North Range 16 East, Village of Hustisford; and of unplatted lands being part of the Southeast 1/4 of the Northeast 1/4 and part of the Northeast 1/4 of the Southeast 1/4, Section 16, Town 10 North, Range 16 East, Town of Hustisford, all in Dodge County, Wisconsin; being more particularly described as follows:

COMMENCING at the Northeast corner of said Section 16, being also the Northwest corner of said Section 15; thence, along the East line of said Northeast 1/4 of Section 16 and the West line of the Northwest 1/4 of Section 15, S01°01'49"W, 288.86 feet to the Southerly right-of-way line of S.T.H. "60" and the POINT OF BEGINNING of lands to be described; thence along said Southerly right-of-way line, N84°09'14"E, 557.44 feet to a Northerly corner of Certified Survey Map 1078 (CSM 1078) as recorded in Volume 8 of Certified Surveys on Page 223 in the Dodge County Register of Deeds Office; thence, along a Northerly line of said CSM 1078, S05°19'25"W, 32.82 feet to a Northerly corner of said CSM 1078; thence, continuing along a Northerly line of said CSM 1078, S63°53'25"W, 311.28 feet to the Northwest corner of said CSM 1078; thence, along the West line of said CSM 1078, S06°06'35"E, 676.83 feet to the Southwest corner of said CSM 1078; thence, along the South line of said CSM 1078, S85°56'30"E, 689.23 feet to a point herein designated as POINT "A"; thence, continuing along said South line of said CSM 1078, S85°56'30"E, 83 feet, more or less, to the Westerly ordinary highwater mark of the Rock River and the Southeast corner of said CSM 1078; thence, Southerly along said ordinary highwater mark, 3109 feet, more or less, to the South line of Government Lot 2; thence, along said South line of Government Lot 2, N87°52'51"W, 208 feet, more or less, to a point herein designated as POINT "B"; said POINT "B" being S10°10'35"E, 1557.12 feet; thence, S15°28'15"E, 1424.94 feet from aforementioned POINT "A"; thence, continuing from said POINT "B", along the South line of Government Lot 2, N87°52'51"W, 1722.99 feet to the West line of said Government Lot 2 being also the East line of the Northeast 1/4 of the Southeast 1/4 of said Section 16; thence, along said West line of Government Lot 2 and said East line of the Northeast 1/4 of the Southeast 1/4, N01°03'58"E, 843.52 feet to the Southeast corner of the Northeast 1/4 of the Southeast 1/4 of said Section 16; thence, along the South line of said Northeast 1/4 of the Northeast 1/4 of the Southeast 1/4, N87°52'39"W, 674.99 feet to the Southwest corner of said Northeast 1/4 of the Northeast 1/4 of the Southeast 1/4; thence, along the West line of said Northeast 1/4 of the Northeast 1/4 of the Southeast 1/4, N00°58'04"E, 845.19 feet to the North line of said Northeast 1/4 of the Southeast 1/4 and the Southwest corner of the East 1/2 of the Southeast 1/4 of the Northeast 1/4 of Section 16; thence, along the West line of said East 1/2 of the Southeast 1/4 of the Northeast 1/4, N00°59'42"E, 1280.11 feet to the North line of said Southeast 1/4 of the Northeast 1/4; thence, along the North line of said Southeast 1/4 of the Northeast 1/4, S87°28'38"E, 14.82 feet to the Southwest corner of Outlot 12 of the Assessor's Plat of Outlots to the Village of Hustisford; thence, along the West line of said Outlot 12, N00°39'52"E, 10.13 feet to the South line of lands described and recorded in Volume 522 of Records on Page 457 in the Dodge County Register of Deeds; thence, along the South line of said Volume 522, Page 457, S87°02'07"E, 331.44 feet to the Southeast corner of said Volume 522, Page 457; thence, along the East line of said Volume 522, Page 457, N01°05'33"E, 929.84 feet to the Northeast corner of said Volume 522, Page 457 and the Southerly right-of-way line of S.T.H. "60"; thence, along said Southerly right-of-way line, N80°53'47"E, 237.05 feet; thence, continuing along said Southerly right-of-way line, N84°09'14"E, 87.11 feet to the East line of said Northeast 1/4 of Section 16, being also the West line of said Northwest 1/4 of Section 15 and the POINT OF BEGINNING.

Said parcel contains 5,928,665 square feet or 136.103 acres, more or less.

Said parcel served by an Access Easement for Ingress and Egress as described and recorded on Certified Survey Map 1078 as recorded in Volume 8 of Certified Surveys on Page 223 in the Dodge County Register of Deeds Office;

Bearings referenced to the Dodge County Coordinate System and shown to bear S01°01'49"W along the West line of the Northwest 1/4 of Section 15 being also the East line of the Northeast 1/4 of Section 16, Town 10 North, Range 16 East.

I further certify that to the best of my knowledge and belief, this map and description are a true representation of the lands surveyed and the division of that land; that I have complied with the provisions of Chapter 236.34 of the Wisconsin State Statutes and the Subdivision Ordinances of the Town of Hustisford and the Village of Hustisford, in surveying and mapping the same.

Dodge County

2010-07217

"SURVEYOR'S SEAL"



APPROVED BY DODGE COUNTY
PLANNING, DEVELOPMENT AND PARKS
COMMITTEE

Janet Giehl 8/11/2010
DEPUTY COUNTY CLERK