



City of Sun Prairie, Wisconsin

AN ORDINANCE APPROVING A PETITION FOR DIRECT ANNEXATION OF APPROXIMATELY 40.171 ACRES LOCATED AT THE SOUTHEAST CORNER OF N. BIRD STREET AND EGRE ROAD FROM THE TOWN OF BRISTOL INTO THE CITY OF SUN PRAIRIE. CR DEVCO, LLC -- "2022 ANNEXATION"

Presented: February 15, 2022
Adopted: February 15, 2022
Published: February 18, 2022
Ordinance No.: 882

ORDINANCE

WHEREAS, on April 26, 2021, CR Devco, LLC filed a petition for direct annexation by unanimous approval per s. 66.0217 (2) Wis., and pursuant to an intergovernmental agreement per s. 66.0301, of approximately 40.171 acres of land located at the southeast corner of N. Bird Street and Egre Road from the Town of Bristol into the City of Sun Prairie, Dane County, Wisconsin; and
WHEREAS, the proposed area for annexation is currently zoned A-1 Agriculture in the Town of Bristol; and
WHEREAS, the Comprehensive Plan recommends the lands within the proposed annexation area be used for Neighborhood Residential uses; and
WHEREAS, the proposed area for annexation is planned to be developed for a mixed residential development; and
WHEREAS, the proposed area for annexation is in close proximity to public sanitary sewer and public water -- both of which may be available to be extended to the subject property, and
WHEREAS, at the time of the filing of the subject annexation petition, there were no electors residing within the territory proposed to be annexed; and
WHEREAS, the proposed area for attachment is located within the following voting districts: Sun Prairie Aldermanic District 2, Ward 28; Dane County Supervisory District 20; State Assembly District 37; State Senate District 13; and the Sun Prairie Area School District; and
WHEREAS, the Department of Administration, Municipal Boundary Review Division, reviewed the proposed annexation petition (MRB No. 14412) and found it to be in the public interest; and
WHEREAS, on February 8, 2022 the Plan Commission held a public meeting on the proposed annexation and recommended approval; and

WHEREAS, the City Council has reviewed the Department of Administration's Findings (MRB No. 14412); and

WHEREAS, the City Council has reviewed the Staff Report for Plan Commission Case No. PC21-2922, dated February 8, 2022 and the Plan Commission's recommendation to the Mayor and City Council, dated February 9, 2022 and finds that the proposed annexation is in the best interest of the City.

NOW, THEREFORE, the Common Council of the City of Sun Prairie, Dane County, Wisconsin, do ordain as follows:

SECTION 1: TERRITORY ANNEXED. In accordance with s.66.0217 of the Wisconsin Statutes, and the Petition for Direct Annexation by Unanimous Approval filed with the City Clerk on April 26, 2021, under Case No. PC21-2922 and signed by all of the owners of land in the territory, the following described territory in the Town of Bristol, Dane County, Wisconsin is annexed to the City of Sun Prairie, Wisconsin:

The Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, Section 32 T9N, R11E, Town of Bristol, Dane County, Wisconsin, described as follows: Beginning at the Northwest Corner of said Section 32; thence N89°32'03"E (recorded as N89°52'40"E), 1322.96 feet along the North line of said Northwest $\frac{1}{4}$ to the East line of said Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$; thence S00°46'13"E (recorded as S00°09'50"E), 1323.64 feet along said East line to the North line of Certified Survey Map No. 15445; thence S89°31'45"W (recorded as N89°50'06"W), 1320.95 feet along said North line and the North lines of Certified Survey Map Nos. 15432 and 7038 to the West line of said Northwest $\frac{1}{4}$; thence N00°51'27"W (recorded as N00°13'27"W), 1323.77 feet along said West line to the point of beginning; Containing, 1,749,847 square feet, or 40.171 acres.

Parcel Identification Number: 0911-322-8500-9


SECTION 2: EFFECT OF ANNEXATION. From and after the date of this ordinance, the territory described in Section 1 shall be a part of the City of Sun Prairie, at and for any and all purposes provided by law and all persons coming or residing within such territory shall be subject to all ordinances, rules, and regulations of the City of Sun Prairie.

SECTION 3: ZONING. From and after the date of this ordinance, the territory described in Section 1 shall be zoned Rural Holding (RH-35ac), until such time that a request to re-zone the subject property is approved by the City Council.

SECTION 4: ALDERMANIC DESIGNATION. From and after the date of this ordinance, unless revised by future ordinance, the territory described in Section 1 is hereby made a part of the 2nd Aldermanic District, Ward 28, of the City of Sun Prairie, Dane County Supervisory District 20, State Assembly District 37, and State Senate District 13, subject to the ordinances, rules, and regulations of the governing wards.

SECTION 5: SEVERABILITY. If any provision of this ordinance is found to be invalid or unconstitutional, or if the application of this ordinance to any person or circumstances is found to be invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other


provisions or application of this ordinance which can be given effect without the invalid or unconstitutional provisions or application.

APPROVED: 
Paul T. Esser, Mayor

Date Approved: February 15, 2022

Date Signed: February 16, 2022

This is to certify that the foregoing ordinance was approved by the Common Council of the City of Sun Prairie at a meeting held on the 15th day of February 2022, and was submitted for signatures on the 16th day of February 2022.


Elena Hilby, City Clerk



BIRRENKOTT SURVEYING, INC.

P.O. Box 237
1677 N. Bristol Street
Sun Prairie, WI. 53590
Phone (608) 837-7463
Fax (608) 837-1081
L:\2021\210064-Annex v2

ANNEXATION MAP

April 21, 2021



SCALE 1" = 300'

Legend

--- Corporate Boundary

— Annexation Boundary

Prepared For:

CR Devco, LLC
313 Surrey Lane
Lake Forest, IL 60045

Northwest Corner
Section 32-9-11
Found stem of broken
Aluminum Monument

Northwest Corner
Section 32-9-11
Found 1-1/4" Iron Bar

N89°32'03"E 1322.96' EGRE ROAD

N89°32'03"E
1323.57'

Parcel to be Annexed

1,749,847 S.F.
(40.171 Acres)

LOT 1
CSM NO. 654

Description:

The Northwest 1/4 of the Northwest 1/4, Section 32 T9N, R11E, Town of Bristol, Dane County, Wisconsin, described as follows: Beginning at the Northwest Corner of said Section 32; thence N89°32'03"E (recorded as N89°52'40"E), 1322.96 feet along the North line of said Northwest 1/4 to the East line of said Northwest 1/4 of the Northwest 1/4; thence S00°46'13"E (recorded as S00°09'50"E), 1323.64 feet along said East line to the North line of Certified Survey Map No. 15445; thence S89°31'45"W (recorded as N89°50'06"W), 1320.95 feet along said North line and the North lines of Certified Survey Map Nos. 15432 and 7038 to the West line of said Northwest 1/4; thence N00°51'27"W (recorded as N00°13'27"W), 1323.77 feet along said West line to the point of beginning; Containing, 1,749,847 square feet, or 40.171 acres.

UNPLATTED LANDS

N00°13'27"W
N00°51'27"W
N. BIRD STREET
1323.77'

1323.64'
S00°46'13"E
(S00°09'50"E)

S89°31'45"W
LOT 1
CSM NO. 7038
(S89°50'06"W)

1320.95'

LOT 1
OUTLOT 1
CSM NO. 15445

TOWN OF BRISTOL
CITY OF SUN PRAIRIE

CSM NO. 15432
LOT 2

LOT 3

STONEMOOD
CROSSING

UNPLATTED LANDS

OUTLOT 1

CSM NO. 15420

LOT 1

LOT 1
CSM NO. 12232

CREEK VIEW AVENUE

Creek View Crossing

CITY OF SUN PRAIRIE

TOWN OF BRISTOL

TOWN OF BRISTOL

CITY OF SUN PRAIRIE

West 1/4 Corner
Section 32-9-11
Found 1/4" Iron Bar

LOT 1
CSM NO. 8170

Office Map No. 210357-Annex

RECEIVED

April 26, 2021

CITY OF SUN PRAIRIE
PLANNING DEPARTMENT



OFFICE OF THE CITY CLERK

300 East Main Street
Sun Prairie, WI 53590-2227
(608) 837-2511
FAX (608) 825-6879
Website www.cityofsunprairie.com

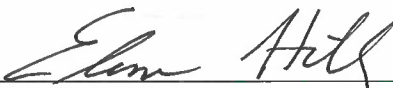
I, Elena Hilby, City Clerk, of the City of Sun Prairie, hereby certify:

ORDINANCE #882
ADOPTED – February 15, 2022

**“APPROVING A PETITION FOR DIRECT ANNEXATION OF APPROXIMATELY 40.171
ACRES LOCATED AT THE SOUTHEAST CORNER OF N. BIRD STREET AND EGRE ROAD
FROM THE TOWN OF BRISTOL INTO THE CITY OF SUN PRAIRIE”**

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 this copy is a true and correct copy of the original Ordinance and hasn't been revoked.

In witness whereof, I sign at my office in Dane County, Wisconsin on March 23, 2022.



Elena Hilby
City of Sun Prairie, City Clerk

(SEAL)

Affidavit - Proof of Publication

**STATE OF WISCONSIN
Dane County**

} **SS.**

Missy Feiler being duly sworn deposes and says that he/she is the principal clerk of Adams Publishing Group of Southern Wisconsin, publishers of **Sun Prairie Star, SunPrairieStar.com SPS**, a newspaper published in Dane County, and that a notice, printed copy of which taken from said newspaper, is hereunto attached, was published in said newspaper on the following dates:

02/18/22

Publishing Fees: **\$111.57**

Signature:

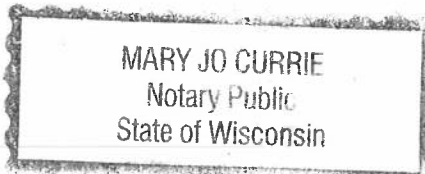
Missy Feiler

Subscribed and sworn to before me
this **18th** day of **February, A.D. 2022**

Notary Public

Mary Jo Currie

My Commission Expires: 12-15-22



City of Sun Prairie, Wisconsin
AN ORDINANCE APPROVING
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CR DEVCO, LLC - "2022
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Paul T. Esser, Mayor
Date Approved: February 15, 2022
Date Signed: February 18, 2022

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Elena Hilby, City Clerk
PUB. Star;
February 18, 2022
WNAXLP



ANNEXATION

ORDINANCE #882 APPROVING A PETITION FOR DIRECT ANNEXATION OF APPROXIMATELY 40.171 ACRES LOCATED AT THE SOUTHEAST CORNER OF N. BIRD STREET AND EGRE ROAD FROM THE TOWN OF BRISTOL INTO THE CITY OF SUN PRAIRIE.

The aforementioned lands being described as:

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KRISTI CHLEBOWSKI
DANE COUNTY
REGISTER OF DEEDS

DOCUMENT #
5822545
03/30/2022 12:30 PM
Trans Fee:
Exempt #:
Rec. Fee: 30.00
Pages: 9

Return to:

City of Sun Prairie
City Clerk's Office
300 East Main Street
Sun Prairie, WI 53590

Parcel Identification No.

0911-322-8500-9

CR DEVCO, LLC – "2022 ANNEXATION"

This document was prepared by:

Matthew Dregne, Attorney
City of Sun Prairie
300 E. Main Street
Sun Prairie, WI 53590

PETITION FOR THE ANNEXATION TO THE CITY
OF SUN PRAIRIE, WISCONSIN

Quamme Brothers, LLC, the owner of the following property, hereby petitions for the annexation of the following property into the City of Sun Prairie (the 'Property'):

1. Parcel Number - 0911-322-8500-9

A scale map that accurately reflects the location of the Property and surrounding properties is attached. The legal description for the Property is also attached.

The total area of the Property includes 39.9 acres. The total number of people residing on the property is zero. The owner of the Property is executing this Petition.

Zoning classification of the Property shall be RH-35ac Rural Holding zoning when annexed into the City of Sun Prairie.

Quamme Brothers, LLC,
a Wisconsin limited liability company

By: Phillip B Quamme

Name: Phillip B Quamme

Date: 4-14-21

By: MD

Name: MD Quamme

Date: 4.14.2021

By: Gregory M. Quamme

Name: GREGORY M. QUAMME

Date: 4-14-2021

Description:

The Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, Section 32 T9N, R11E, Town of Bristol, Dane County, Wisconsin, described as follows: Beginning at the Northwest Corner of said Section 32; thence N89°32'03"E (recorded as N89°52'40"E), 1322.96 feet along the North line of said Northwest $\frac{1}{4}$ to the East line of said Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$; thence S00°46'13"E (recorded as S00°09'50"E), 1323.64 feet along said East line to the North line of Certified Survey Map No. 15445; thence S89°31'45"W (recorded as N89°50'06"W), 1320.95 feet along said North line and the North lines of Certified Survey Map Nos. 15432 and 7038 to the West line of said Northwest $\frac{1}{4}$; thence N00°51'27"W (recorded as N00°13'27"W), 1323.77 feet along said West line to the point of beginning; Containing, 1,749,847 square feet, or 40.171 acres.
