

ORDINANCE #82 B

**ORDINANCE ANNEXING OWNED TERRITORY TO
THE VILLAGE OF COCHRANE, WISCONSIN**

WHEREAS, on or about November 9, 2022, the Village Board of the Village of Cochrane, Wisconsin, adopted an ordinance annexing territory owned by the Village of Cochrane to the Village of Cochrane pursuant to authority granted by *Wis. Stat. § 66.0223*; and

WHEREAS, due to a scrivener's error an incomplete legal description of the territory to be annexed to the village of Cochrane were included in such ordinance; and

WHEREAS, the Village Board of the Village of Cochrane seeks to correct such scrivener's error;

NOW THEREFORE, The Village Board of the Village of Cochrane, Wisconsin, do ordain as follows:

SECTION ONE: TERRITORY ANNEXED. The territory described in Exhibit A, which is attached hereto and incorporated herein by this reference, shall replace and supersede the territory described in Exhibit A of the November 9, 2022, ordinance.

SECTION TWO. APPLICATION OF STATUTE. The plat showing the territory to be annexed and the current corporate limits of the Village of Cochrane is attached hereto, marked Exhibit B, and incorporated herein by this reference, and the Exhibit B plat shall replace and supersede the plat attached as Exhibit B of the November 9, 2022, ordinance.

SECTION THREE. RATIFICATION. The Village Board of the Village of Cochrane, Wisconsin, affirms that the November 9, 2022, Ordinance, as hereby amended, is ratified and confirmed in all respects and all terms, conditions, and provisions, except as amended by this Ordinance, shall remain unmodified and in full force and effect. All references to the Ordinance contained in any document or instrument are hereby amended and shall hereafter refer to the Ordinance as amended by this Ordinance.

SECTION FOUR: EFFECTIVE DATE. This Ordinance shall take effect, nunc pro tunc, November 9, 2022.

VILLAGE OF COCHRANE

BY: David Busch

David Busch, President

ATTEST: Carrie Venner-Adams

Carrie Venner-Adams, Village Clerk

Date adopted: June 13, 2023

Date posted: June 14, 2023

EXHIBIT A
Legal Description

A parcel of land located in part of the Northeast one quarter of the Southwest one quarter (NE $\frac{1}{4}$ SW $\frac{1}{4}$) and part of the Southeast one quarter of the Northwest one quarter (SE $\frac{1}{4}$ NW $\frac{1}{4}$) Section 5, T20N – R12W, Township of Belvidere, Buffalo County, Wisconsin described as follows:

Commencing at the West one quarter corner of Section 5, T20N – T12W, thence N 71° 09' 13" E, 1757.75 ft. to the point of beginning.

Thence N 54° 20' 47" E to the Southwesterly right of way of the Burlington Railroad, 13.78 ft.
Thence S 33° 52' 17" E along said Southwesterly right of way and town road right of way, 460.46 ft.
Thence S 66° 02' 21" W (recorded N 61° 30' E, 2.00 chains) 132.00 ft.
Thence S 19° 29' 22" E (recorded N 23° 15' W, 12.96 chains) 856.17 ft.
Thence N 87° 54' 20" W (recorded S 86° W) 33.65 ft.
Thence N 24° 11' 14" W, 989.52 ft.
Thence N 01° 04' 25" E, 331.18 ft. to the point of beginning.

This parcel contains 121,635 sq. ft. or 2.792 acres.

AND

A parcel of land located in part of the Northeast one quarter of the Southwest one quarter (NE $\frac{1}{4}$ SW $\frac{1}{4}$) and part of Government Lot 9, Section 5, T 20 N – R 12 W, Belvidere Township, Buffalo County, Wisconsin, described as follows:

Commencing at the West one quarter corner of Section 5, T 20 N – R 12 W, thence N 71° 09' 13" E along a reference line, 1757.75 ft. Thence N 52° 20' 47" E along the Northerly line of the Buffalo, Belvidere and Cochrane property line, 13.78 ft. Thence S 33° 52' 17" E along said property line, 25.79 ft. This being the point of beginning of this parcel.

Thence continuing S 33° 52' 17" E along the Northeasterly line of the Buffalo, Belvidere and Cochrane property line, 434.67 ft.

Thence S 35° 42' 39" E along said property line, 913.44 ft.

Thence S 20° 40' 40" E along said property line, 144.50 ft.

Thence S 22° 14' 39" E along said property line, 233.37 ft.

Thence N 67° 51' 55" E, 66.00 ft. Thence N 21° 55' 59" W, 393.32 ft.

Thence N 35° 42' 39" W, 913.44 ft. Thence N 33° 52' 17" W, 230.00 ft.

Thence N 07° 42' 03" W, 160.70 ft. Thence N 52° 52' 27" E to the Southwesterly line of S.T.H. 35 right of way, 164.78 ft. Thence N 23° 01' 43" W (recorded N 24° 13' W, Wisconsin Department of Transportation Plat) along the Southwesterly line of S.T.H. 35 right of way, 68.05 ft. Thence S 52° 52' 27" W to the property line of the Buffalo, Belvidere and Cochrane property line, 314.66 ft. This being the point of beginning.

This description includes and crosses part of the Burlington Railroad right of way.

AND

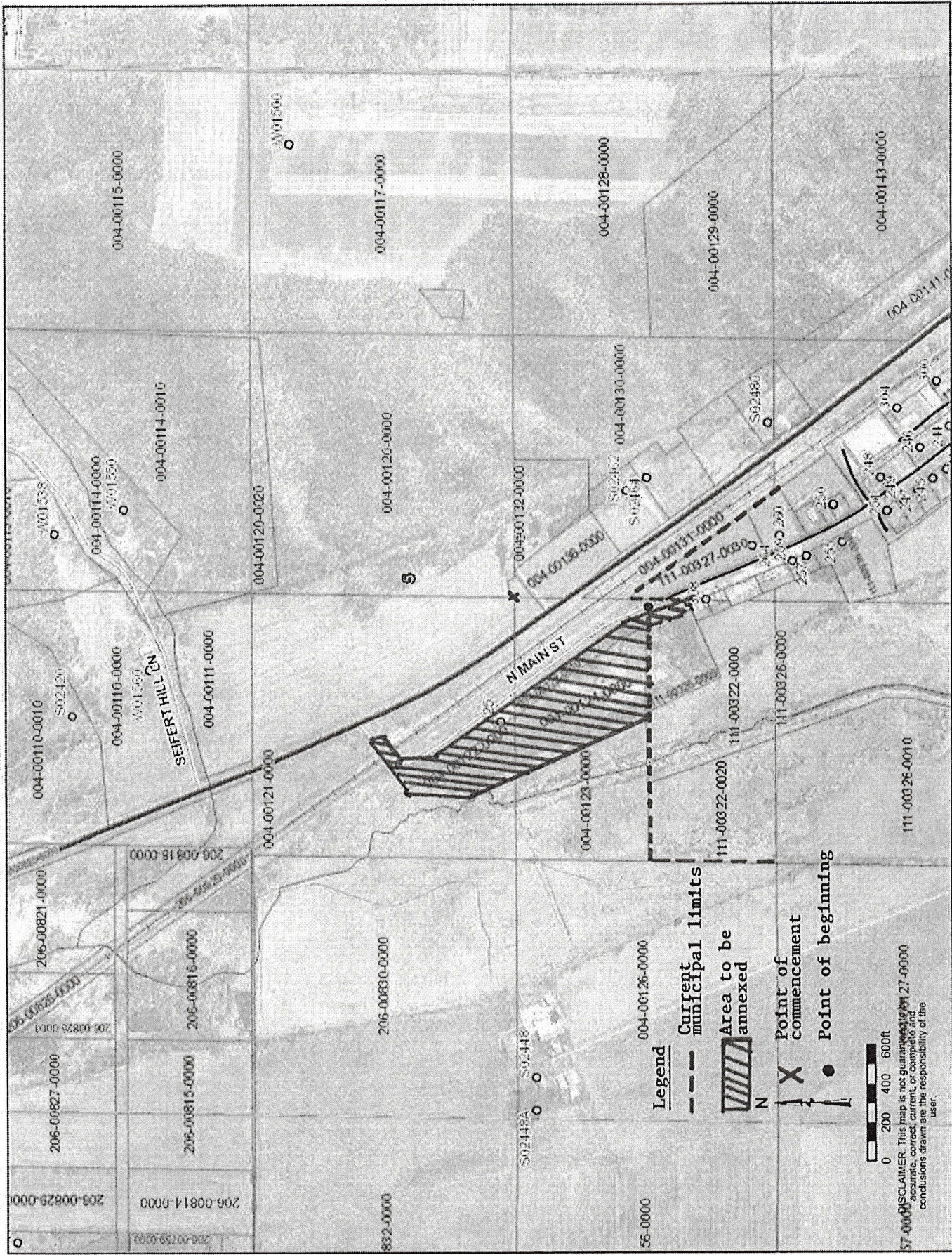
That part of the Northeast quarter (NE $\frac{1}{4}$) of the Southwest quarter (SW $\frac{1}{4}$) and that part of lot number Nine (9) as given on maps, all in Section No. five (5), Township Number twenty (20) North of Range Number twelve (12) West of the Fourth Principal Meridian described by metes and bounds as follows:

Commencing at the Northeast corner of the Northeast Quarter (NE $\frac{1}{4}$) of the Southwest quarter (SW $\frac{1}{4}$) of the above described Section No. five (5); thence running due South ten (10) chains; thence running due West 1.94 chains to the West line of Cochrane-Alma highway for the point of beginning; thence running South 86 degrees West 6.35 chains to a double Elm; thence running North 23 degrees 15 minutes West 12.96 chains; thence running North 61 degrees 30 minutes East 2.00 chains to the West line of the Cochrane-Alma highway; thence running along said West line of said Cochrane-Alma highway, South 40 degrees 15 minutes East 13.84 chains; thence running South 27 degrees 15 minutes East 2.19 chains to point of beginning, the whole being 6.5 acres more or less. Of the above 6.5 acres more or less, 5.7 acres being part of the Northeast quarter of the Southwest quarter (SW $\frac{1}{4}$) above described and $\frac{8}{10}$ acre being part of lot number Nine (9) as given on maps, all in said Section No. five (5), Township Number Twenty (20) North of Range Number Twelve (12) West. No variation to bearings except on bearings described due South and due West, which has a bearing of 4 degrees East.

For reference purposes: Parcels Nos. 004-00122-0000; 004-00123-0010 & 004-00124-0000

EXHIBIT B
Plat of Territory to be Annexed (See attached map.)

EXHIBIT B



Legend
 - - - Current municipal limits
 [Hatched Box] Area to be annexed

X Point of commencement
 ● Point of beginning



DISCLAIMER: This map is not guaranteed to be accurate, correct, current, or complete and conclusions drawn are the responsibility of the user.