

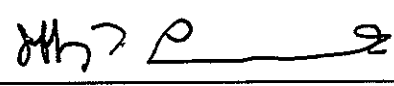
# Dane County Rezone & Conditional Use Permit

<b>Application Date</b>	<b>Petition Number</b>
07/31/2014	DCPREZ-2014-10755
<b>Public Hearing Date</b>	<b>C.U.P. Number</b>
10/28/2014	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME JCL RENTALS LLC	PHONE (with Area Code) (920) 988-7567	AGENT NAME JEFF LEVAKE	PHONE (with Area Code) (920) 988-7567
BILLING ADDRESS (Number & Street) PO BOX 568		ADDRESS (Number & Street) P.O. BOX 568	
(City, State, Zip) LAKE MILLS, WI 53551		(City, State, Zip) LAKE MILLS, WI 53551	
E-MAIL ADDRESS JEFFLEVAKE@GMAIL.COM		E-MAIL ADDRESS JEFFLEVAKE@GMAIL.COM	

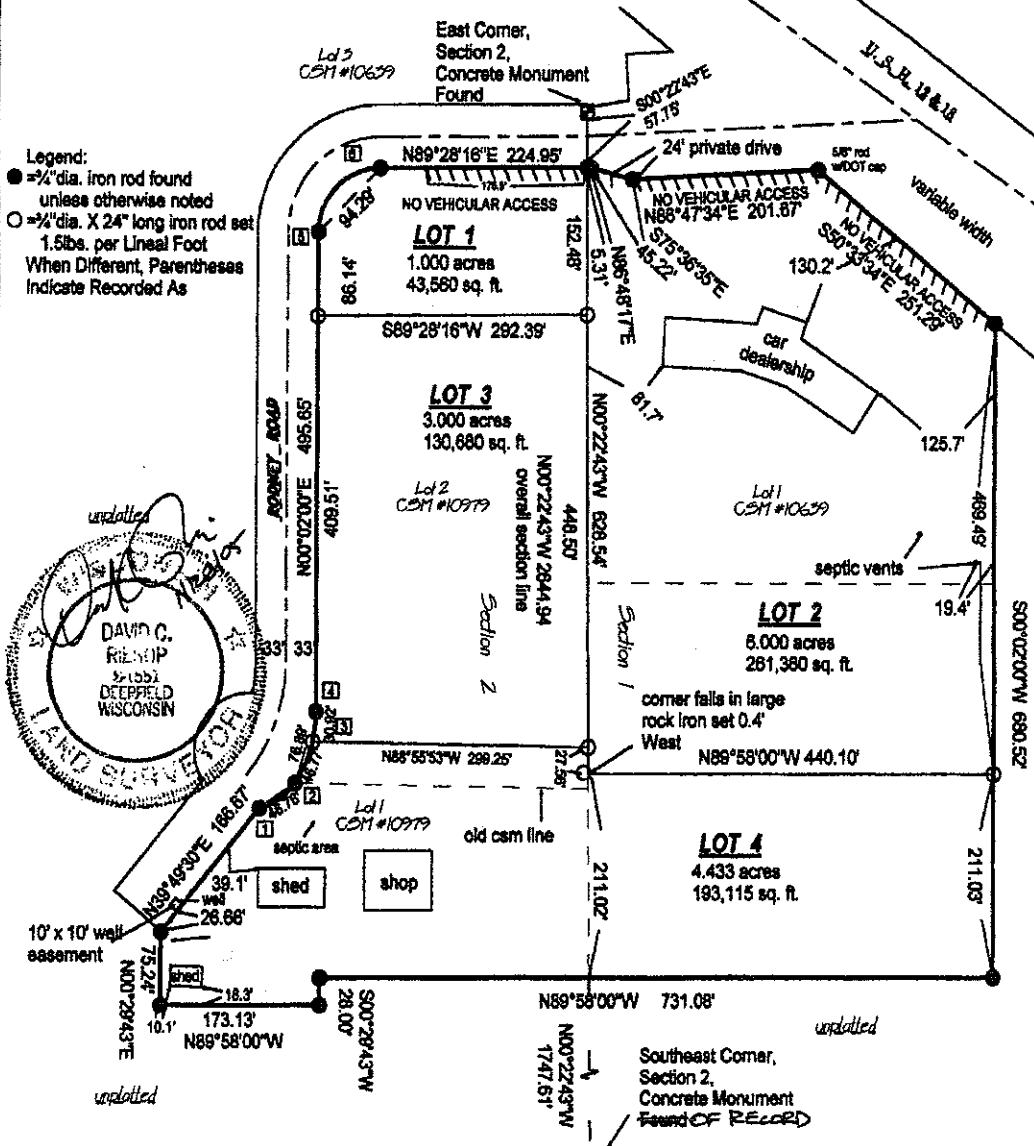
ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP	
297 RODNEY RD					
TOWNSHIP CHRISTIANA	SECTION 2	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0612-024-8443-0					

REASON FOR REZONE			CUP DESCRIPTION	
AMEND DEED RESTRICTIONS ALLOW OUTSIDE STORAGE				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
C-2 Commercial District	C-2 Commercial District	4.45		

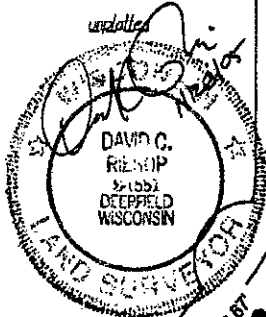
<b>C.S.M REQUIRED?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<b>PLAT REQUIRED?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<b>DEED RESTRICTION REQUIRED?</b> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<b>INSPECTOR'S INITIALS</b>  SSA1	<b>SIGNATURE:(Owner or Agent)</b> 
Applicant Initials <u>JZ</u>	Applicant Initials <u>JZ</u>	Applicant Initials <u>JZ</u>		<b>PRINT NAME:</b> Jeffrey T. Levak
				<b>DATE:</b> 7-31-14

# Certified Survey Map

Lot 1, Dane County Certified Survey Map 10639, together with Lots 1 and 2, Dane County Certified Survey Map 10979 being further located in part of the NE 1/4 of the SE 1/4 of Section 2, together with part of the NW 1/4 of the SW 1/4, Section 1, all in T.6N., R.12E., Town of Christiana, Dane County, Wisconsin



**Legend:**  
 ● = 1/4" dia. iron rod found unless otherwise noted  
 ○ = 1/2" dia. X 24" long iron rod set 1.5lbs. per Lineal Foot  
 When Different, Parentheses Indicate Recorded As

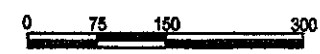


CURVE	RADIUS	ARC	DELTA	LONG CHORD
1-2	60.00'	48.06'	45°53'26"	N56°34'56"E, 46.78'
2-3	133.00'	47.02'	20°15'19"	N23°30'34"E, 46.77'
3-4	133.00'	30.88'	13°20'54"	N08°42'27"E, 30.92'
2-4	133.00'	78.00'	33°38'13"	N16°50'06"E, 76.89'
5-6	67.00'	104.59'	89°26'18"	N44°45'08"E, 94.29'

GRID NORTH, referenced to the East line of the SE 1/4, Section 2 bearing N00°22'43"W

Scale 1" = 150'

**NOTES:**  
 1) Surveyed for:  
 Jeff Lavake, 110 N. Ferry St., Lake Mills, WI 53551, owner of Lot 4.  
 Robert Johnson, 275 Hwy 12 & 18, Cambridge, WI 53523, owner of Lots 1 & 3  
 Olson's Commercial Rental LLC, N4381 CTH G, Fort Atkinson, WI 53538, owner of Lot 2  
 2) "Refer to Building Site Information Contained in the Dane County Soil Survey."



<p><b>Wisconsin Mapping</b>                  surveying and mapping services                  306 West Quarry Street, Deerfield, Wisconsin 53531                  (608) 784-6602</p>	Dwg. No. <u>3184-05</u> Date <u>10/11/2005</u>
	Sheet <u>1</u> of <u>3</u>
	Document No. <u>4138174</u>
	C. S. M. No. <u>11614</u> V. <u>71</u> P. <u>40</u>

3/1



DANE COUNTY  
**PLANNING DEVELOPMENT**

Zoning Division  
Room 116, City-County Building  
210 Martin Luther King Jr. Blvd.  
Madison, Wisconsin 53703-3342  
Phone: (608) 266-4266  
Fax: (608) 267-1540

**Zoning Change Application**

Items that must be submitted with your application:

- o **Written Legal Description of the proposed Zoning Boundaries**  
Legal description of the land that is proposed to be changed. The description may be a lot in a plat, Certified Survey Map, or an exact metes and bounds description. A separate legal description is required for each zoning district proposed. The description shall include the area in acres or square feet.
- o **Scaled Drawing of the location of the proposed Zoning Boundaries**  
The drawing shall include the existing and proposed zoning boundaries of the property. All existing buildings shall be shown on the drawing. The drawing shall include the area in acres or square feet.

Owner's Name	<u>JCL RENTALS, LLC</u>	Agent's Name	<u>JEFF LEVAKE</u>
Address	<u>P.O. BOX 568, LAKE MILLS, WI 53551</u>	Address	<u>P.O. BOX 568, LAKE MILLS, WI 53551</u>
Phone	<u>(920) 988-7567</u>	Phone	<u>(920) 988-7567</u>
Email	<u>JEFFLEVAKE@GMAIL.COM</u>	Email	<u>JEFFLEVAKE@GMAIL.COM</u>

Town: CHRISTIANA Parcel numbers affected: SEE ATTACHED 061202484430

Section: 01 Property address or location: 297 RODNEY ROAD, CAMBRIDGE, WI 53523

Zoning District change: (To / From / # of acres) C-2 TO C-2 (NO ZONING CHANGE)

Soil classifications of area (percentages) Class I soils:      % Class II soils:      % Other:      %

Narrative: (reason for change, intended land use, size of farm, time schedule)

- Separation of buildings from farmland
- Creation of a residential lot
- Compliance for existing structures and/or land uses
- Other:

REASON FOR CHANGE IS BECAUSE DANE COUNTY ADVISED JCL THAT JCL WAS IN VIOLATION OF DEED RESTRICTIONS. JCL WAS UNAWARE OF VIOLATIONS. DESIRE TO AMEND OR ELIMINATE DEED RESTRICTIONS AND ALLOW SELECTED PERMITTED USES IN THE C-2 ZONE.

I authorize that I am the owner or have permission to act on behalf of the owner of the property.  
Submitted By:

Date: 07/31/2014

Land Records Search

Owner Parcel Address Parcel Number Township, Range,

Last/Business Name

First Name

Middle Name

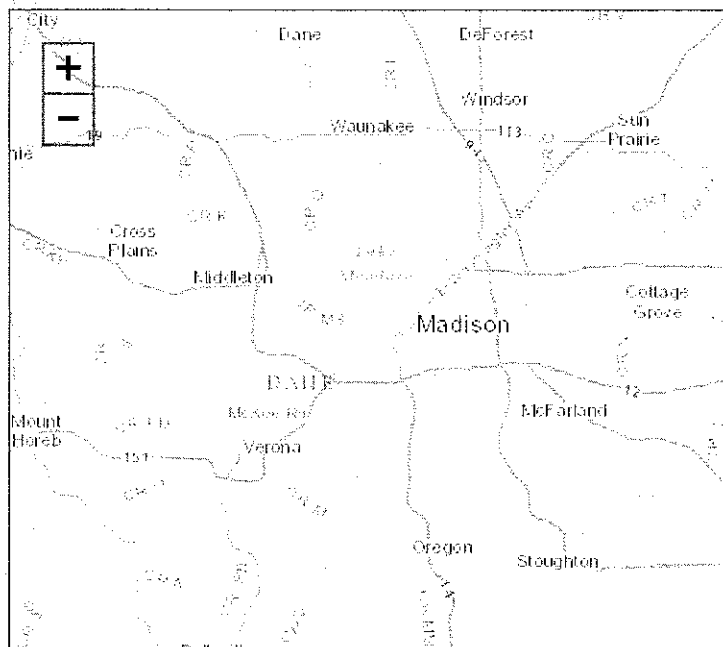
Municipality Search All

Search

Show Results:

Keyword Filter:

10

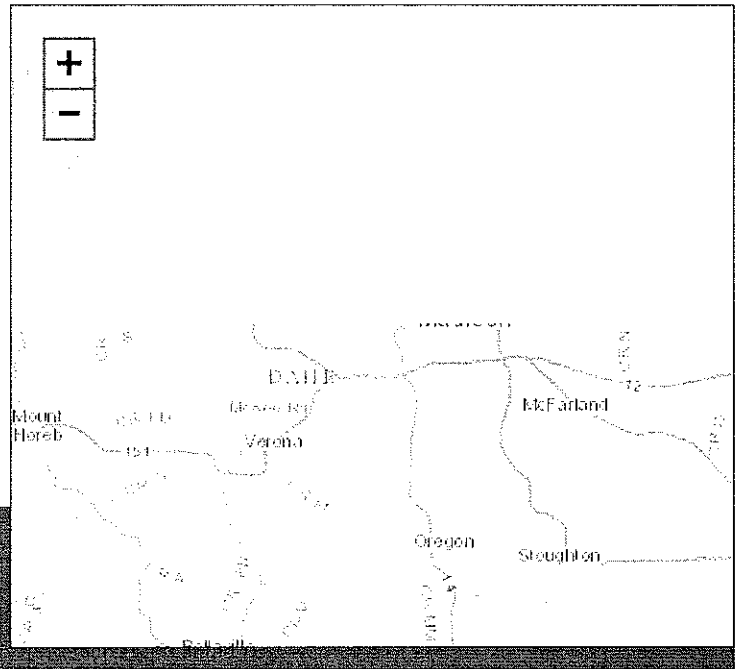


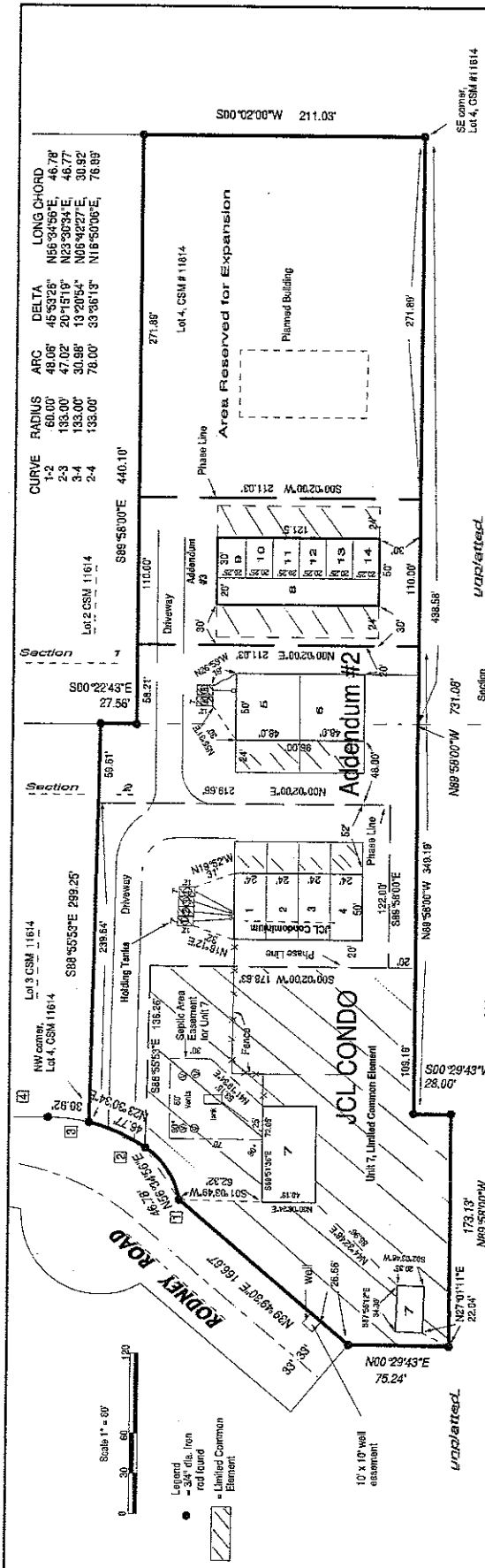
Parcel Number	Status	Owners	Address
0612-013-2708-0 (/061201327080) TOWN OF CHRISTIANA <a href="#">Map</a>	Current	JCL RENTALS LLC	
0612-013-2711-0 (/061201327110) TOWN OF CHRISTIANA <a href="#">Map</a>	Current	JCL RENTALS LLC	
0612-013-2714-0 TOWN OF CHRISTIANA <a href="#">Map</a>	Current	JCL RENTALS LLC	
0612-013-2717-0 TOWN OF CHRISTIANA <a href="#">Map</a>	Current	JCL RENTALS LLC	
0612-013-2720-0 TOWN OF CHRISTIANA <a href="#">Map</a>	Current	JCL RENTALS LLC	
0612-013-2723-0 (/061201327230) TOWN OF CHRISTIANA <a href="#">Map</a>	Current	JCL RENTALS LLC	
0612-013-2726-0 TOWN OF CHRISTIANA <a href="#">Map</a>	Current	JCL RENTALS LLC	
0612-024-1604-0 (/061202416040) TOWN OF CHRISTIANA <a href="#">Map</a>	Current	JCL RENTALS LLC	

Parcel Number	Status	Owners	Address
0612-024-1619-0 (/061202416190) TOWN OF CHRISTIANA <a href="#">Map</a>	Current	JCL RENTALS LLC	
0612-024-8443-0 (/061202484430) TOWN OF CHRISTIANA <a href="#">Map</a>	Current	JCL RENTALS LLC	297 RODNEY RD

Showing 1 to 10 of 19 entries

Previous 1 2 Next





**Notes**

- 1) Address: 292 Rodney Road, Cambridge, Wisconsin, 53523
- 2) Owner/ Declarant: JCL Rentals LLC  
P.O. Box 566, Lake Mills, Wisconsin, 53551
- 3) Areas not designated as Units or Limited Common Elements are designated as Common Elements.
- 4) The Common Elements consist of two separate existing buildings under same ownership. Dimensions of units are based on exterior measurements.
- 5) The unit dimensions and unit boundaries on this condominium are either planned or exterior existing and do not supersede unit boundaries as set forth in the condominium declaration.

Register of Deeds Certificate  
Received for Recording this \_\_\_\_\_ day of \_\_\_\_\_ 2013  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in Volume \_\_\_\_\_ of Condominium Plats, on page \_\_\_\_\_

Kristi Chlebowski, Registrar of Deeds, Dane County

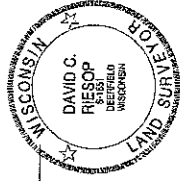
# JCL CONDOMINIUM Addendum Number 3

Dane County

A Condominium Plat located in Lot 4, Dane County Certified Survey Map number 11614, being further located in parts of the NW 1/4 of the SW 1/4 of Section 1 and the NE 1/4 of the SE 1/4 of Section 2, all in T.6N., R.12E., Town of Christiana, Dane County, Wisconsin

**GRID NORTH, referenced to the East line of the SE 1/4, Section 2 bearing N00°22'43\"/>**

**SURVEYOR'S CERTIFICATE**  
I, David C. Riesop, a Registered Land Surveyor, do hereby certify that this Condominium Plat, Addendum Number 3 is a correct representation of the field survey results described herein, and that the identification and location of each unit and the common elements and limited common elements can be determined from the plat.



Dated \_\_\_\_\_  
David C. Riesop S-1551

**Adendum Number 3**  
Part of Lot 4, Dane County Certified Survey Map number 11614, being further located in parts of NW 1/4 of the SW 1/4 of Section 1 and the NE 1/4 of the SE 1/4 of Section 2, all in T.6N., R.12E., Town of Christiana, Dane County, Wisconsin, described as follows:  
Commencing at the Southeast corner of Lot 4 of Certified Survey Map number 11614; thence S89°50'00\"/>

**Area Reserved for Expansion**  
Part of Lot 4, Dane County Certified Survey Map number 11614, being further located in part of NW 1/4 of the SW 1/4 of Section 1, T.6N., R.12E., Town of Christiana, Dane County, Wisconsin, described as follows:  
Beginning at the Southeast corner of Lot 4, Dane County Certified Survey Map number 11614; thence N89°50'00\"/>

There are no objections to this condominium with respect to Sec. 703 Wis. Stats. and is hereby approved for recording.  
Dated this \_\_\_\_\_ day of \_\_\_\_\_ 2013  
Dane County Planning and Development