

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
08/28/2014	DCPREZ-2014-10768
Public Hearing Date	C.U.P. Number
11/25/2014	DCPCUP-2014-02292

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME JANICE T SUNDBY	PHONE (with Area Code) (608) 873-7673	AGENT NAME <input type="checkbox"/>	PHONE (with Area Code)
BILLING ADDRESS (Number & Street) 2438 SKAALLEN RD		ADDRESS (Number & Street) <input type="checkbox"/>	
(City, State, Zip) STOUGHTON, WI 53589		(City, State, Zip)	
E-MAIL ADDRESS		E-MAIL ADDRESS	

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	
2438 SKAALLEN RD					
TOWNSHIP PLEASANT SPRINGS	SECTION 33	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0611-331-9570-0					

REASON FOR REZONE	CUP DESCRIPTION
ZONING TO ALLOW FOR A LIMITED FAMILY BUSINESS	

FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
RH-4 Rural Homes District	A-2 Agriculture District	32.53	10.126(3)(m)	32.53

C.S.M REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	INSPECTOR'S INITIALS SSA1	SIGNATURE: (Owner or Agent) <i>Janice Sundby</i>
Applicant Initials: <i>JS</i>	Applicant Initials: <i>JS</i>	Applicant Initials: <i>JS</i>		PRINT NAME: Janice Sundby
				DATE: 8-29-14

Petition # 10768

Public Hearing Date 11/25/14

Application

- Application filled out and signed
- Metes and bounds description
- Scaled map
- Letter of intent
- If commercial, plan showing proposed improvements (building, parking, landscape)

Zoning Review

1. Zoning District fits the proposed land use? Yes / No
2. Zoning District fit the proposed and remaining lots (s)? Yes / No
3. Proposed lot meet the minimum width and area requirements? Yes / No
4. Do the existing structures meet the setbacks for the District? Yes / No
5. Do the existing structures meet the height limitations? Yes / No
6. Do the existing (proposed) structures meet the lot coverage? Yes / No
7. Do the Accessory structures meet the principal structure ratio? Yes / No
8. Existing building heights conform to district? Yes / No
9. Shoreland, Wetland, Flood plain issues? Yes / No
10. Steep slope issues? Yes / No
11. Commercial parking standards met? Yes / No
12. Screening requirements met? Yes / No
13. Outside lighting requirements? Yes / No

Comments:

Planning Review

1. Density Study Needed? Yes / No Splits _____
2. Determination of Legal Status Yes / No
3. In compliance with Town plan? Yes / No
4. Land Division Compliance? Yes / No

Comments:

Contacts / Correspondence: (date: issue)

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2438 SKAALLEN RD					
TOWNSHIP PLEASANT SPRINGS	SECTION 33	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
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Applicant Initials _____	Applicant Initials _____	Applicant Initials _____		PRINT NAME:
				DATE:

DANE COUNTY ORDINANCE AMENDMENT NO. 8005

Amending Section 10.03 relating to Zoning Districts in the Town of Pleasant Springs.

The Dane County Board of Supervisors does ordain as follows: That the Zoning District Maps of the Town of Pleasant Springs be amended to include in the RH-4 Rural Homes and RH-1 Rural Homes District/s the following described land:

PETITION NUMBER: 8005

TO RH-4:

Part of the E 1/2 of the NE 1/4 of Section 33, Town of Pleasant Springs described as follows: Commencing at the East quarter corner of Section 33; thence West along the South line of the SE 1/4 NE 1/4, 630 feet to the point of beginning; thence continue West, 311 feet; thence North, 198 feet; thence West, 330 feet; thence South, 198 feet; thence West, 49.5 feet to the Southwest corner of the SE 1/4 NE 1/4; thence North, 1865 feet; thence North, 1865 feet; thence East, 690 feet; thence South, 1865 feet to the point of beginning.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

CERTIFIED SURVEY REQUIRED

The above listed description/s is/are intended to describe land for which a certified survey map will be prepared for approval and recorded. This amendment will become effective, if within 90 days of its approval by Dane County, a certified survey map that describes the land to be rezoned is recorded in the office of the Dane County Register of Deeds. **Failure to record the survey will cause the rezone to be null and void. Two copies of the recorded survey shall be submitted to Dane County Zoning.**

TO RH-1:

The South 865 feet of the East 630 feet of the SE 1/4 NE 1/4 Section 33 all in the Town of Pleasant Springs.

DEED RESTRICTION REQUIRED

This amendment will be effective, if within 90 days of its adoption by Dane County the owner or owners of the land shall record the following restrictions on said land:

1. Approximately 2.1 acres as shown on the Wisconsin Mapping site map dated 11/8/2000 of a portion of the 70 acre parcel B on Exhibit A from A-1 EX to RH-1 and no further residential development on the balance of parcels 0611-331-8000 and 0611-331-9500.

Said restriction shall run in favor of Dane County and the pertinent Town Board as well as the owners of land within 300 feet of the site. **Failure to record the restrictions will cause the rezone to be null and void.**

The rezoned area shall be subject to the following conditions.

1. Approval of a CSM by the town planning commission and town board for parcel "A" (RH-4).

The Dane County Board of Supervisors does ordain that this amendment, based upon their findings, to be consistent with the provisions of Wisconsin State Statute 91.77 (1)(a),(b),(c).

Call: - 4/4/01

8/7/14

Several times a day, there are UPS and Fed Ex trucks that come and go from a business on Skaalen Road. I was told this neighborhood was zoned for a residential area so I am very concerned about having an active business causing dangerous situations for a family residential neighborhood where my children ride bikes and play.

Can someone please help and look into this? Thank you.

8/19/14

business office in accessory buildings
Airstrip on property

JAN SUNBY
235-0689

PLEASANT
SPRINGS

0611-331-9570-0

CURRENT ZODING
RH-4

SINGLE-FAMILY RESIDENCE
→
ACCESSORY BLDGS.

BUSINESS?

- LC-1
- LIMITED FAMILY
(RESTRICTED TO ONE)
(NON-FAMILY EMPLOYEE)
- HOME OCCUPATION



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If you have any questions or want to place a telephone order, please feel free to contact us by one of the following ways:
608-873-7673
jsundby@prizepromos.com

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- Computer Accessories
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- Eco Friendly
- Executive Gifts
- Food & Beverage
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- Kitchen & Home
- Mugs & Drinkware
- Outdoor Items
- Pens
- Stress Balls
- Tools & Hardware
- Travel Items
- Watches

Prizepromos

2438 Skaalen Road Suite B
Stoughton, WI 53589
USA

Phone: 608-873-7673

Fax: 608-205-9245

Contact: Jan Sundby

JSundby

JSundby@prizepromos.com

Julie Nygaard

julien@prizepromos.com

608-873-7673

Andrea Armstrong

aarmstrong@prizepromos.com

608-873-7673

Ann Halverson

carewear@prizepromos.com

608-873-7673

Sales

jsundby@prizepromos.com

PPAI, PPAW

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Prizepromos

608-873-7673



DANE COUNTY PLANNING & DEVELOPMENT

Room 116, City-County Building, Madison, Wisconsin 53703
Fax (608) 267-1540

August 21, 2014

Nelson D Sundby
Janice T Sundby
2438 Skaalen Rd
Stoughton WI 53589

RE: Violations occurring at 2438 Skaalen Rd
Parcel # 0611-331-9570-0

Dear Nelson & Janice Sundby

On August 07, 2014, the Dane County Zoning Department received a written complaint on your property at 2438 Skaalen Rd. A site inspection was conducted on August 19, 2014. It was observed that business office (Prizepromos) located in accessory building.

Under Dane County Code of Ordinance section **10.16 GENERAL PROVISIONS AND EXCEPTIONS. (1) Use. (a)** Any use not listed as a permitted use in a district is prohibited in that district and except as otherwise expressly provided, any use listed as a permitted use in any other district shall be construed as a prohibited use in any other district.
(b) The following uses shall be permitted in the districts specified when these uses do not alter the character of the premises in respect to their use for the purposes permitted in that district:

This letter serves as notice that your property at 2438 Skaalen Rd is in violation of the ordinance. Operating a business in an accessory building that's located in the RH-4 Rural Homes District.

You are hereby instructed to apply for a rezone and cup to allow the business on the premises within 30 days of the date of this letter. When corrected, please contact the Zoning Department at (608) 266-4374 so that the corrections can be verified.

If the violations are not corrected within the 30-day time period, citations will be issued for each day in violation.

Your cooperation is appreciated in this matter.

Sincerely,

Scott Schroeckenthaler
Dane County Zoning Inspector

CC: Town Clerk

*Housing &
Economic Development*
(608)266-4270, Rm. 362

Planning
(608)266-4251, Rm. 116

Records & Support
(608)266-4251, Rm. 116

Zoning
(608)266-4266, Rm. 116



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:

- **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.
- **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>Janice T. Sundby</u>	Agent's Name	_____
Address	<u>2438 Skoalen Rd Stoughton, WI 53589</u>	Address	_____
Phone	<u>608-235-6689</u>	Phone	_____
Email	<u>608-873-7673</u>	Email	_____

Town: Pleasant Springs Parcel numbers affected: 0611 331 95 70 0

Section: 01 Property address or location: 2438 Skoalen Rd Stoughton -

Zoning District change: (To / From / # of acres) RH4 to A-2

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: Need to Rezone to A-2 to operate a home business in Accessory Building -

I authorize that I am the owner or have permission to act on behalf of the owner of the property.
 Submitted By: Janice T. Sundby Date: 8-25-14



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

Conditional Use Application

Application Fee: \$486 Mineral Extraction: \$1136

Items required to be submitted with application:

- o Written Legal Description of Conditional Use Permit boundaries
- o Scaled drawing of the property showing existing/proposed buildings, setback requirements, driveway, parking area, outside storage areas, location/type of exterior lighting, any natural features, and proposed signs.
- o Scaled map showing neighboring area land uses and zoning districts
- o Written operations plan describing the items listed below (additional items needed for mineral extraction sites)
- o Written statement on how the proposal meets the 6 standards of a Conditional Use

Owner Janice T & Nelson D Sundby

Address 2438 Skaalen Rd Address _____

Phone Stoughton, WI 53589 Phone _____

608-235-0689 Cell

Email 608-873-7673 Work Email _____

JSundby@prizepromos.com

Parcel numbers affected: 046/0611 / 33195 / 70/0 Town: Peasant Springs Section: _____

Property Address: 2438 Skaalen Rd
Stoughton, WI 53589

Existing/ Proposed Zoning District : RH4 to A-2

- o Type of Activity proposed:
Separate checklist for mineral extraction uses must be completed.
- Hours of Operation week days 8AM-5PM
- Number of employees current 1/2 time / would like to be approved for full time (Five)
- Anticipated customers 5-10 per month
- o Outside storage NONE
- o Outdoor activities NONE
- o Outdoor lighting NONE
- o Outside loudspeakers NONE
- Proposed signs magnet on door of shed (NOT see from Skaalen Rd) sign at Endon Driveway
- o Trash removal NONE
- Six Standards of CUP (see back)

The statements provided are true and provide an accurate depiction of the proposed land use. I authorize that I am the owner or have permission to act on behalf of the owner of the property.

Submitted By: Janice T. Sundby Date: 8-25-14

Section I – Six Standards for a CUP (Only required if application is for both and rezone and CUP)

Provide an explanation on how the proposed land use will meet all six standards. (attach additional pages if needed)

1. The establishment, maintenance or operation of the conditional use will not be detrimental to or endanger the public health safety, comfort of general welfare. The Business that will be operated is a sales (INSIDE) office. We drop ship orders directly to customer. In House embroidery is done on site. The equipment used is powered by 110 service - same as a home sewing machine. There are NO chemicals used in this operation.
2. The uses, values and enjoyment of other property in the neighborhood for purposes already permitted shall be in no foreseeable manner substantially impaired or diminished by establishment, maintenance or operation of the conditional use. All operations take place in the accessory Building. The UPS truck delivers 1-2 times per week - NO Semi delivery for the Business.
3. That the establishment of the conditional use will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district. There will be no changes to the Current House & 2 Sheds.
4. That adequate utilities, access roads, drainage and other necessary site improvements have been or are being made. NO changes are being made to current driveway or House & 2 Sheds
5. Adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets. There are very few customers that visit our Business. Traffic is not increased significantly by our Business - Only between 5-10 customers visit per month - UPS delivers only 1 or 2 per week.
6. That the conditional use shall conform to all applicable regulations of the district in which it is located. Yes the Conditional Use conforms

N County Highway

SCOTT GUNSOLUS
061133152156

CHRISTOPHER D NEUMANN
061133154000

JAMES NISIUS
061133154050

MATTHEW G SHAW
061133154100

MARK W PLUMLEY
061133485903

Lunde Circle

BRIAN L BENNETT 061133199100
 CHARLES BULLOCK 061133199200
 KEVIN BULLOCK 061133199300
 SCOTT BULLOCK 061133199400
 JAMES BULLOCK 061133199500
 RICHARD BULLOCK 061133199600
 JAMES BULLOCK 061133199700
 KEVIN BULLOCK 061133199800
 SCOTT BULLOCK 061133199900

WANNIE A DALBNER 061133150907
 CHARLES SWANSON 061133147304
 ROWLEY MATEKIE 061133151219
 MICHAEL D LARSEN 061133151522
 JAMES LARSEN 061133147190
 PETER BUNFONGSIN 061133147304
 ADRIAN PARKER 061133148116
 DANIELA M LARSEN 061133148116
 JAMES LARSEN 061133148116
 MICHAEL LARSEN 061133148116
 JAMES LARSEN 061133148116

Lunde Circle

STANLEY R JORDAN 061133148685
 JAMES LARSEN 061133148685
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061133193504

NELSON D SUNDBY
061133195700

GROWMARK INC
061483197555

MATTHEW D KRUEGER
061133180020

RANDY S JENSON
061134290020

RANDY S SWENSON
061134292155

RAN SWE
061134

A J ARNETT LAND & DEVELOPMENT LLC
061133485010

A J ARNETT LAND & DEVELOPMENT LLC
061133480006

DESK LLC
061133483003

JOE A DETWEILER
061134385000

SHERY L BIRRO
061133487214

VIKING VILLAGE
CAMPGROUNDS & RESORTS INC

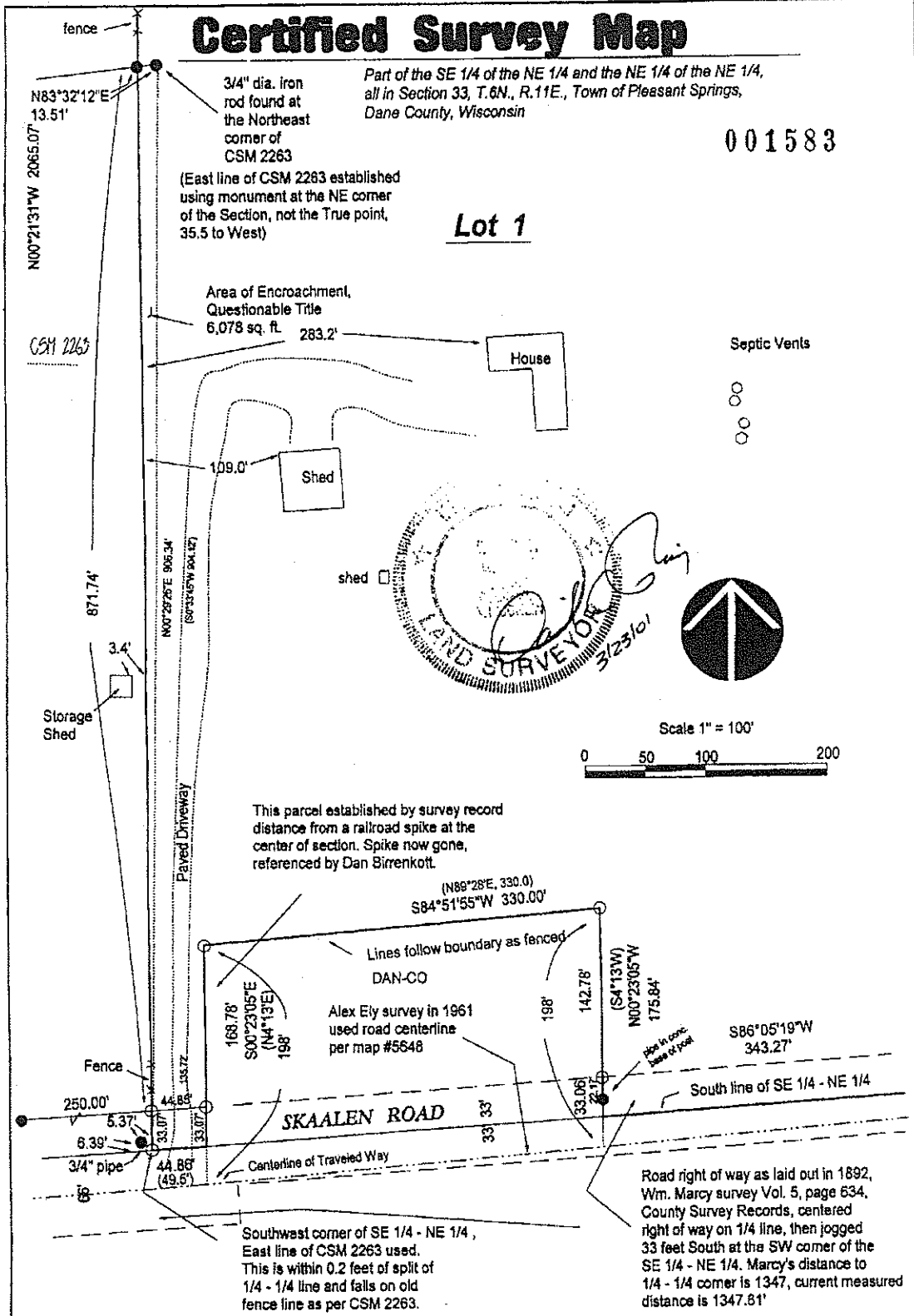
061133187402

Certified Survey Map

Part of the SE 1/4 of the NE 1/4 and the NE 1/4 of the NE 1/4,
all in Section 33, T.6N., R.11E., Town of Pleasant Springs,
Dane County, Wisconsin

001583

Lot 1



Wisconsin Mapping

surveying and mapping services
306 West Quarry Street, Deerfield, Wisconsin 53531
(608) 764-5602

Dwg. No. 2287-00 Date 02/23/01
Sheet 2 of 3
Document No. 3304134
C. S. M. No. 10003 V. 58 P. 192

N

B

Prizepromos more info



2438 Skaalen Road
Stoughton, WI 53589
(608) 873-7673
prizepromos.com
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B

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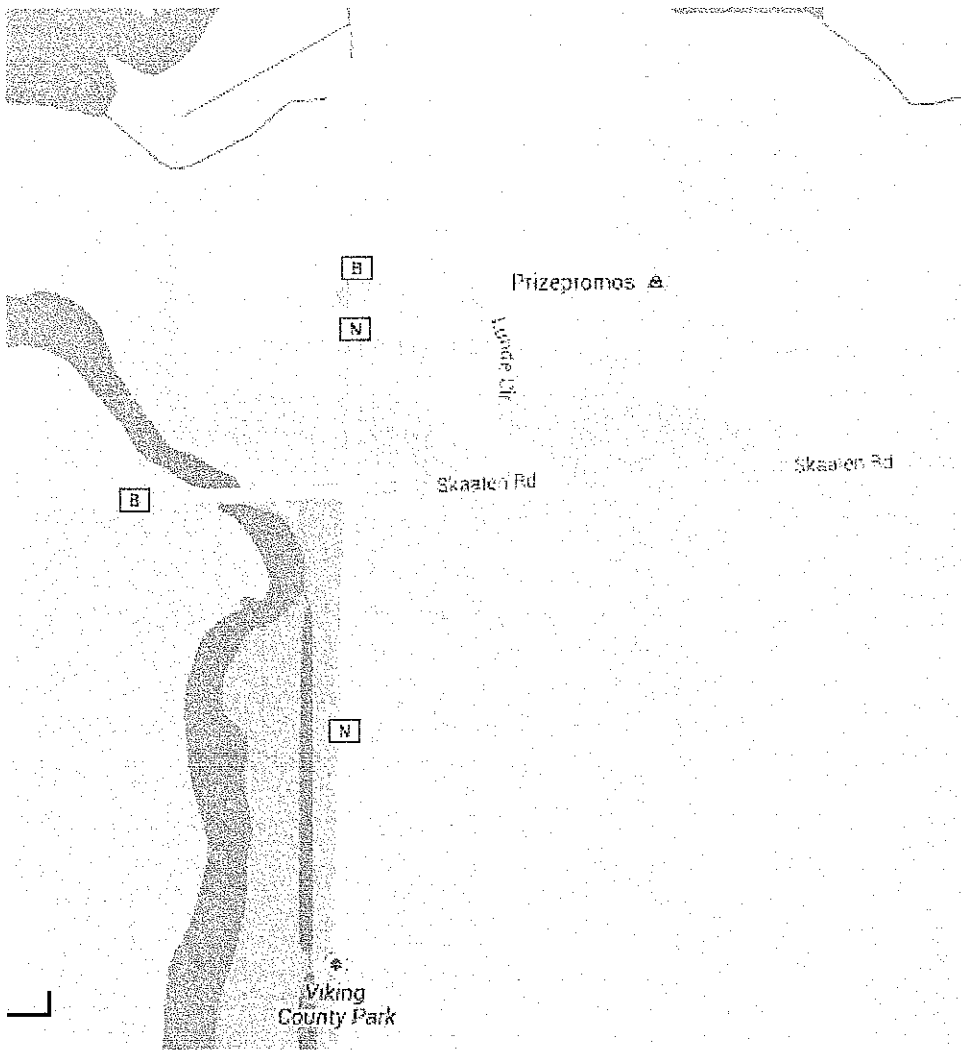
Prizepromos

Maple Ct



Skaalen Rd

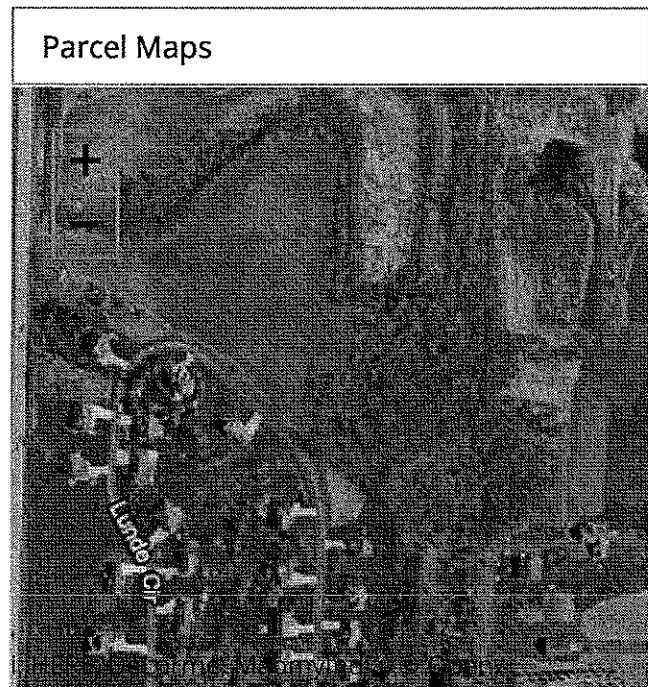
Skaalen Rd

N



Parcel Number - **Current**
046/0611-331-9570-0

Parcel Summary		More +
Municipality Name	TOWN OF PLEASANT SPRINGS	
Parcel Description	LOT 1 CSM 10003 CS58/191&193-4/4/2001 DE...	
Owner Names	NELSON D SUNDBY  JANICE T SUNDBY 	
Primary Address	2438 SKAALEN RD	
Billing Address	2438 SKAALEN RD STOUGHTON WI 53589	



- DCiMap

Google Map

Bing Map

Assessment Summary		More +
Assessment Year	2014	
Valuation Classification	G1 G5 G5M	
Assessment Acres	32.827	
Land Value	\$186,600.00	
Improved Value	\$355,900.00	
Total Value	\$542,500.00	

[Show Valuation Breakout](#)

Zoning Information

For the most current and complete zoning information, contact the Division of Zoning.

Zoning
RH-4 DCPREZ-0000-08005

[Zoning District Fact Sheets](#)

Tax Summary (2013) More +

- E-Statement

E-Bill

E-Receipt
- Pay Taxes Online

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$157,100.00	\$355,900.00	\$513,000.00
Taxes:		\$8,602.19
Lottery Credit(-):		\$126.11
First Dollar Credit(-):		\$74.04
Specials(+):		\$157.11
Amount:		\$8,559.15

District Information

Type	State Code	Description
REGULAR SCHOOL	5621	STOUGHTON SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	10/11/2002	3565727		


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By Parcel Number: 0611-331-9570-0
 By Owner Name: NELSON D SUNDBY
 By Owner Name: JANICE T SUNDBY

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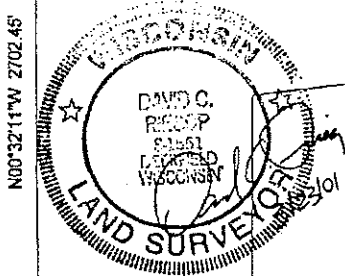
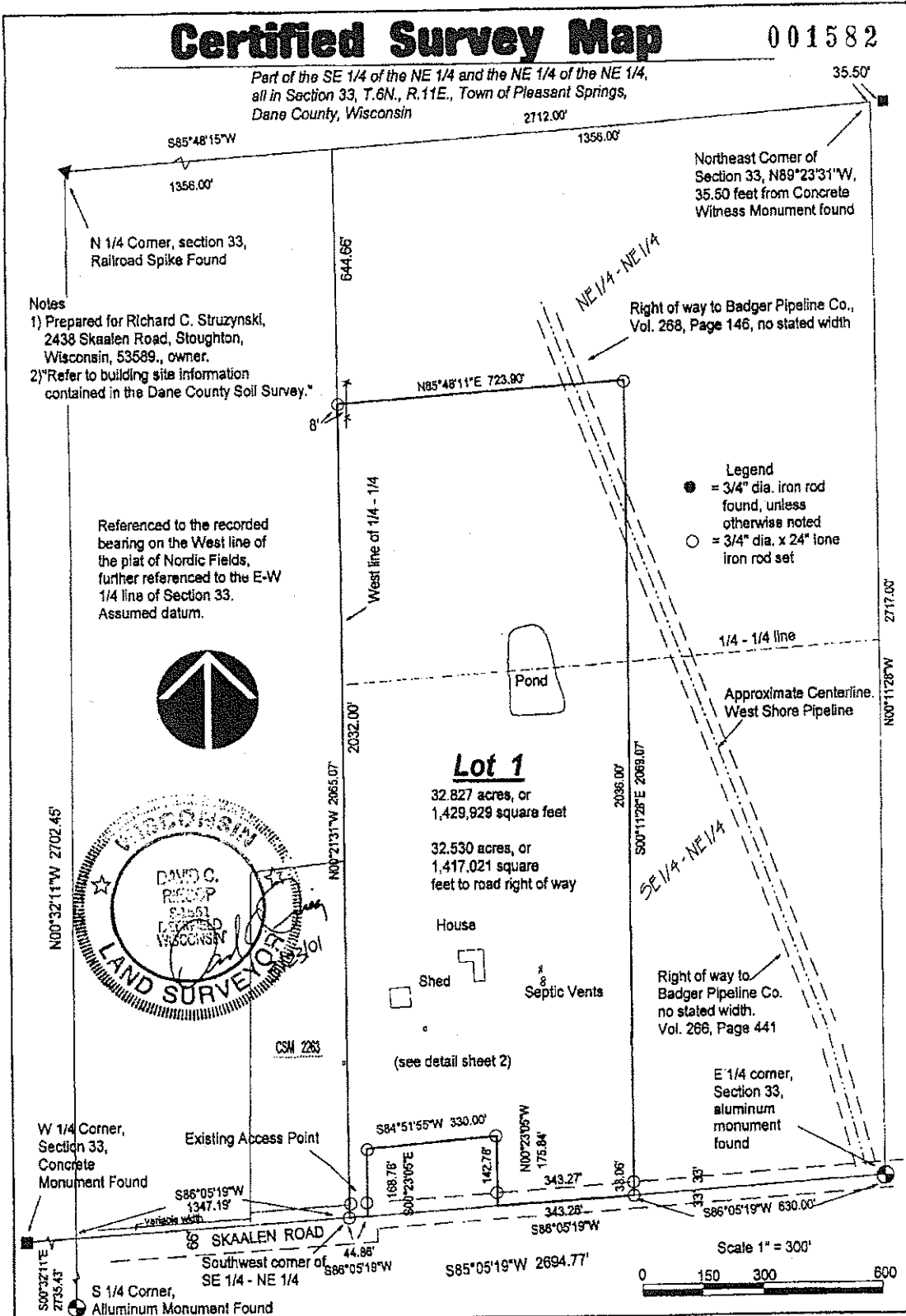
210 Martin Luther
 City Center Bldg
 Madison, WI

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Certified Survey Map

001582

Part of the SE 1/4 of the NE 1/4 and the NE 1/4 of the NE 1/4,
all in Section 33, T.6N., R.11E., Town of Pleasant Springs,
Dane County, Wisconsin



Wisconsin Mapping * surveying and mapping services 305 West Quarry Street, Deerfield, Wisconsin 53531 (608) 764-5602	Dwg. No. 2287-00	Date 02/23/01
	Sheet 1 of 3	
	Document No. 3304134	
	C. S. M. No. 10003	V. 58 P. 191

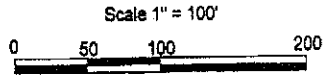
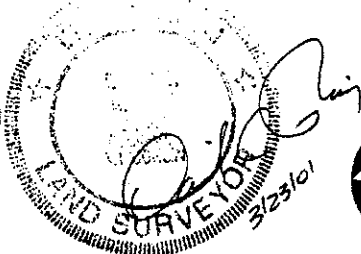
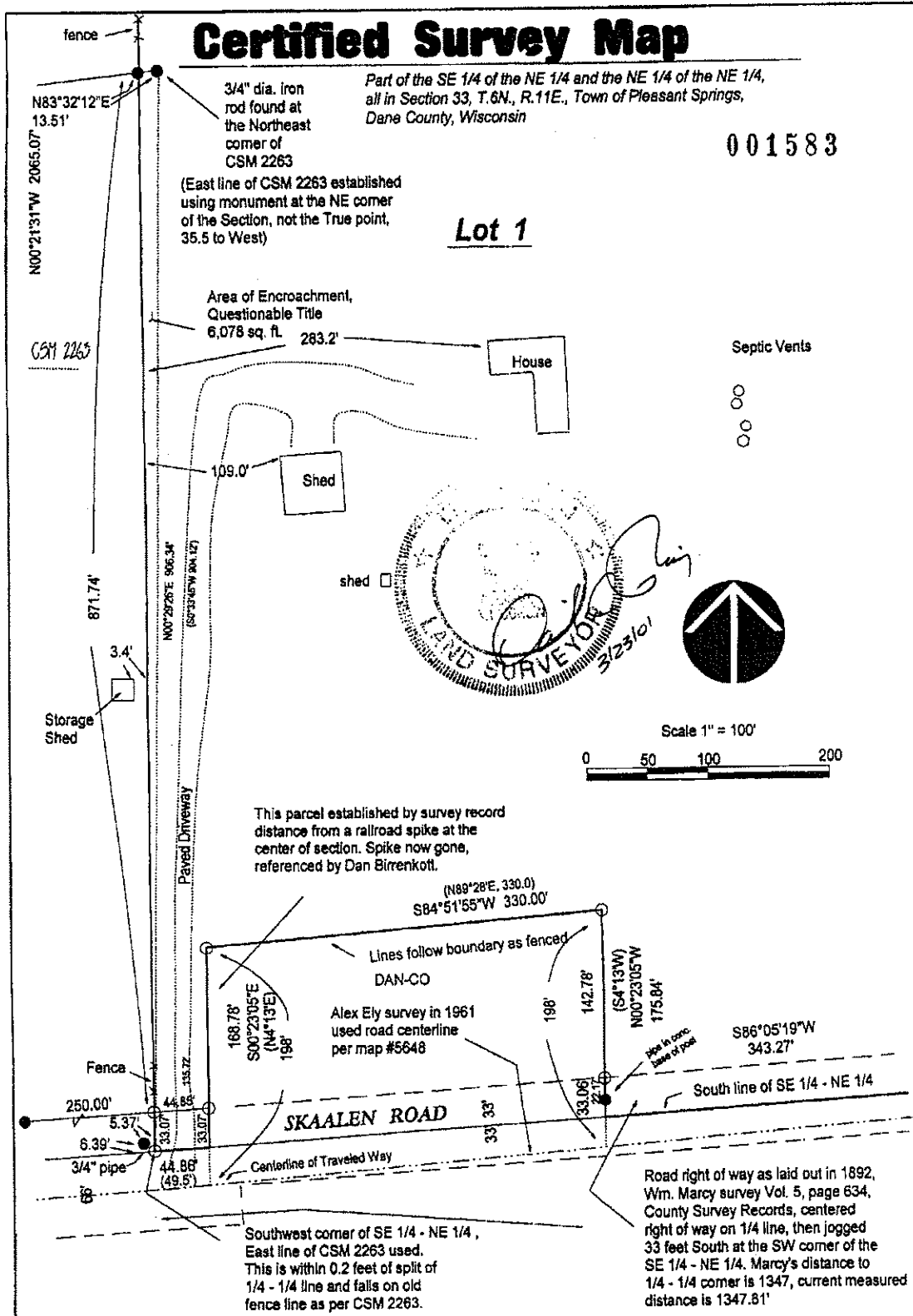
3/14

Certified Survey Map

Part of the SE 1/4 of the NE 1/4 and the NE 1/4 of the NE 1/4,
all in Section 33, T.6N., R.11E., Town of Pleasant Springs,
Dane County, Wisconsin

001583

Lot 1



This parcel established by survey record distance from a railroad spike at the center of section. Spike now gone, referenced by Dan Birrenkott.

Lines follow boundary as fenced
DAN-CO

Alex Ely survey in 1961 used road centerline per map #5648

Road right of way as laid out in 1892, Wm. Marcy survey Vol. 5, page 634, County Survey Records, centered right of way on 1/4 line, then jogged 33 feet South at the SW corner of the SE 1/4 - NE 1/4. Marcy's distance to 1/4 - 1/4 corner is 1347, current measured distance is 1347.81'

Wisconsin Mapping

surveying and mapping services

308 West Quarry Street, Deerfield, Wisconsin 53531
(608) 784-5602

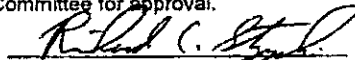
Dwg. No. 2287-00 Date 02/23/01
Sheet 2 of 3
Document No. 3304134
C. S. M. No. 10003 V. 58 P. 192

Certified Survey Map

Owner's Certificate

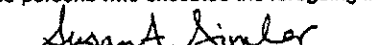
001584

As owner, I hereby certify that I have caused the land described on this certified survey to be surveyed, divided, mapped and dedicated as represented on this certified survey map. I also certify that this certified survey map is required by s75.17 (1) (a) Dane County Code of ordinances to be submitted to the Dane County Zoning and Natural Resources Committee for approval.


Richard C. Struzynski

STATE OF WISCONSIN)
COUNTY OF DANE) ss.

Personally came before me this 21st day of March, 2001, the above named owner to me known to be the persons who executed the foregoing instrument and acknowledged the same.


Notary Public, Dane County, Wisconsin
my commission expires 5-12-02

Surveyor's Certificate

I hereby certify that in full compliance with the provisions of Chapter 236.34 of the Wisconsin Statutes and the subdivision regulations of the County of Dane, and by the direction of Richard Struzynski, I have surveyed, divided and mapped the lands described hereon, and that such map correctly represents the exterior boundaries of the lands surveyed, and that this land is located within and more fully described to wit:

Part of the SE 1/4 of the NE 1/4 and the NE 1/4 of the NE 1/4 of Section 33, T.6N., R.11E., Town of Pleasant Springs, Dane County, Wisconsin, further described as follows:

Commencing at the E 1/4 Corner of Section 33; thence S86°05'19"W along the South line of the SE 1/4 of the NE 1/4, 630.00 feet to the point of beginning; thence continue S86°05'19"W, 343.26 feet; thence N00°23'05"W, 175.84 feet; thence S84°51'55"W, 330.00 feet; thence S00°23'05"E, 168.78 feet to the aforesaid South line of said 1/4 - 1/4; thence S86°05'19"W along said South line, 44.86 feet to the Southwest corner of said 1/4 - 1/4; thence N00°21'31"W along the West line of said 1/4 - 1/4, and the West line of the NE 1/4 of the NE 1/4, 2065.07 feet; thence N85°48'11"E, 723.90 feet; thence S00°11'28"E, 2069.07 feet to the point of beginning. The above described containing 32.827 acres, or 1,429,929 square feet.


David C. Riesop S-1651



Township Approval

This Certified Survey Map is approved for recording by Town of Pleasant Springs Town Board action of MARCH 20, 2001.


Deb Neal, Town Clerk

County Approval

Approved for recording per Dane County Zoning and Natural Resources Committee action of April 2, 2001


Norbert Scribner, agent # 7370

Register of Deeds Certificate

Received for recording this 4th day of APRIL, 2001 at 2:42 o'clock P. M. and recorded in Volume 58 of Certified Surveys, Pages 191, 192 + 193.


Jane Licht, Register of Deeds

Wisconsin Mapping

surveying and mapping services
306 West Quarry Street, Deerfield, Wisconsin 53531
(608) 764-5602

Dwg. No. 2287-00 Date 02/23/01
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