

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
03/09/2016	DCPREZ-2016-10978
Public Hearing Date	C.U.P. Number
05/24/2016	

OWNER INFORMATION	AGENT INFORMATION
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OWNER NAME PAUL R KIENITZ	PHONE (with Area Code) (608) 424-6386	AGENT NAME	PHONE (with Area Code)
BILLING ADDRESS (Number & Street) 7423 MONTROSE RD		ADDRESS (Number & Street)	
(City, State, Zip) BELLEVILLE, WI 53508		(City, State, Zip)	
E-MAIL ADDRESS WINDYK@FRONTIER.COM		E-MAIL ADDRESS	


ADDRESS/LOCATION 1	ADDRESS/LOCATION 2	ADDRESS/LOCATION 3
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ADDRESS OR LOCATION OF REZONE/CUP	ADDRESS OR LOCATION OF REZONE/CUP	ADDRESS OR LOCATION OF REZONE/CUP
7423 MONTROSE ROAD		
TOWNSHIP MONTROSE	SECTION 29	TOWNSHIP
		SECTION
PARCEL NUMBERS INVOLVED	PARCEL NUMBERS INVOLVED	PARCEL NUMBERS INVOLVED
0508-291-8315-0		



REASON FOR REZONE	CUP DESCRIPTION
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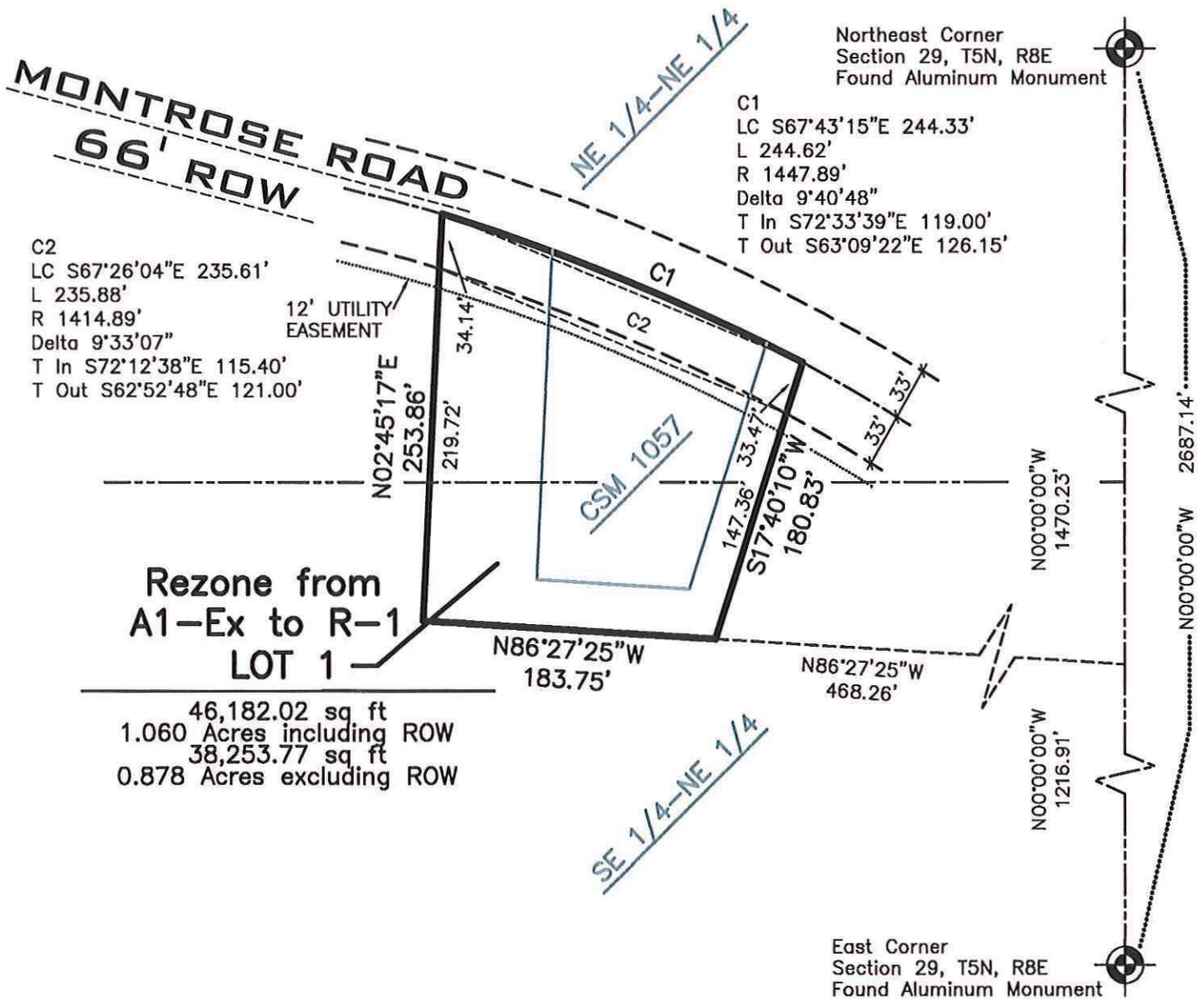
SHIFTING OF PROPERTY LINES BETWEEN ADJACENT LAND OWNERS	
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FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-1Ex Exclusive Ag District	R-1 Residence District	.878		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	DEED RESTRICTION REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	INSPECTOR'S INITIALS PMK2	SIGNATURE:(Owner or Agent) 
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COMMENTS: ZONING COMPLIANCE FOR LAND PURCHASE ADDED TO LEGAL NONCONFORMING PARCEL.

PRINT NAME: 
DATE: 



PART OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE1/4) AND PART OF THE SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER (NE 1/4), SECTION TWENTY-NINE (29), TOWN FIVE NORTH (T5N), RANGE EIGHT EAST (R8E), TOWN OF MONTROSE, DANE COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION; THENCE ALONG THE EAST LINE OF SAID QUARTER, S00°00'00"E, 1470.23 FEET; THENCE N86°27'25"W, 468.26 FEET TO A POINT KNOWN AS THE POINT OF BEGINNING; THENCE N86°27'25"W, 183.75 FEET; THENCE N02°45'17"E, 253.86 FEET TO THE CENTERLINE OF MONTROSE ROAD; THENCE ALONG SAID CENTERLINE ON A CURVE TO THE RIGHT SAID CURVE HAVING A RADIUS OF 1447.89 FEET AND A LONG CHORD THAT BEARS S67°43'15"E, 244.33 FEET; THENCE S17°40'10"W, 180.83 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 46,182.02 SQUARE FEET OR 1.060 ACRES INCLUDING RIGHT OF WAY. SAID PARCEL CONTAINS 38,253.77 SQUARE FEET OR 0.878 ACRES EXCLUDING RIGHT OF WAY.





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>Paul Kienitz</u>	Agent's Name	_____
Address	<u>7423 Montrose Rd</u>	Address	_____
Phone	<u>608-424-6386</u>	Phone	_____
Email	<u>windyk@frontier.com</u>	Email	<u>8315-0</u>

Town: Montrose Parcel numbers affected: 0508-291-8000, 0508-291-9500

Section: 01 29 Property address or location: 7423 Montrose Rd.

Zoning District change: (To / From / # of acres) A-1 exclusive to R-1

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



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:
purchased additional land which needs to be brought into compliance

I authorize that I am the owner or have permission to act on behalf of the owner of the property.
Submitted By: Paul Kienitz Date: 3/9/16

Parcel Number - 040/0508-291-8315-0

Current

[← Parcel Parents](#)[Summary Report](#)

Parcel Detail		Less —
Municipality Name	TOWN OF MONTROSE	
State Municipality Code	040	
Township & Range	Section	Quarter/Quarter & Quarter
T05NR08E	29	NE of the NE
Plat Name	CSM 01057	
Block/Building		
Lot/Unit	1	
Parcel Description	<p>LOT 1 CSM 1057 CS4/343 DESCR AS SEC 29-5-8 PRT NE1/4 & ALSO INCL ADDL LANDS DESCR AS BEG AT NW COR OF CSM 1057 IN C/L OF MONTROSE RD TH ALG SD C/L ON CRV TO L RAD 1447.89 FT L/C N70DEG53'33"W 72.95 FT TH S2DEG45'17"W 255.35 FT TH S86DEG27'25"E 183.75 FT TH N17DEG40'10"E 181.23 FT TO SD MONTROSE RD C/L TH ALG CRV TO L RAD 1447.89 FT L/C N63DEG08'18"W 25.32 FT TO NE COR OF SD CSM 1057 TH S17DEG40'10"W W 160.63 FT TH N86DEG27'25"W 95.93 FT TH N2DEG45'17"E 205.77 FT TO POB</p> <p>This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.</p>	
Current Owner	PAUL R KIENITZ	
Current Co-Owner	SUSAN LOCKERT-KIENITZ	
Primary Address	7423 MONTROSE RD	
Billing Address	7423 MONTROSE RD BELLEVILLE WI 53508	

Assessment Summary		More +
Assessment Year	2016	
Valuation Classification	G1	
Assessment Acres	0.500	
Land Value	\$35,000.00	
Improved Value	\$112,600.00	
Total Value	\$147,600.00	

Show Valuation Breakout

Zoning Information

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

Zoning
A-1(EX)

Zoning District Fact Sheets

Parcel Maps



DCiMap

Google Map

Bing Map

Tax Summary (2015)	More +
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[E-Statement](#)
[E-Bill](#)
[E-Receipt](#)

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$35,000.00	\$112,600.00	\$147,600.00
Taxes:		\$2,402.80
Lottery Credit(-):		\$114.36
First Dollar Credit(-):		\$70.79
Specials(+):		\$213.67
Amount:		\$2,431.32

District Information

Type	State Code	Description
REGULAR SCHOOL	0350	BELLEVILLE SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE

Recorded Documents

Doc. Type	Date Recorded	Doc. Number	Volume	Page
QCD	02/26/2008	4401075		

Show More ▼

DocLink

DocLink is a feature that connects this property to recorded documents. If you'd like to use DocLink, all you need to do is select a link in this section. There is a fee that will require either a credit card or user account. [Click here for instructions.](#)

By Parcel Number: 0508-291-8315-0

By Owner Name: PAUL R KIENITZ

By Owner Name: SUSAN LOCKERT-KIENITZ

[Document Types and their Abbreviations](#)

[Document Types and their Definitions](#)



Zone A

A-1(EX)
DCPREZ-0000-00000

Montrose Rd

7423

55025C0565G

Zone X

A-1(EX)
DCPREZ-0000-00000

