

TOWN BOARD ACTION REPORT – REZONE

Regarding Petition # DCPREZ-2018-11266

Dane County Zoning & Land Regulation Committee Public Hearing Date 4/24/2018

Whereas, the Town Board of the Town of Pleasant Springs having considered said zoning petition,

be it therefore resolved that said petition is hereby (check one): **Approved** **Denied** **Postponed**

Town Planning Commission Vote: 7 in favor 0 opposed 0 abstained

Town Board Vote: 3 in favor 0 opposed 0 abstained

THE PETITION IS SUBJECT TO THE FOLLOWING CONDITION(S) (Check all appropriate boxes):

- 1. *Deed restriction* limiting use(s) in the _____ zoning district to **only** the following:

- 2. *Deed restrict* the balance of A-1 EX Agricultural Exclusive zoned land owned by the applicant from the original farm (as of date specified in the Town Plan) prohibiting non-farm development. Please provide property description, or tax parcel number(s):
Motion to approve Jason Ehle, acting as agent, to rezone approximately 6.0 acres of parcels #0611-143-9500-0 and #0611-144-9000-4 (2432 County Highway BN) from A-1 EX to A2(4) to separate existing residence and buildings from the original farmstead. And to transfer one (1) of the (2) available density unit splits to the A2(4) parcel.
DEED RESTRICTIONS
1. One (1) available split transferred from original farmstead to the A2(4) parcel.
2. No further residential development within the A2(4) parcel.
CONDITIONS:
1. Driveway shared access plan for agricultural use to be submitted with CSM.
2. Utility easement noted on CSM.
3. A Certified Survey Map (CSM) is required for the rezoned parcel.
- 3. *Deed restrict* the applicant's property described below prohibiting division. Please provide property description, or tax parcel number(s):
Motion to approve Jason Ehle, acting as agent, to rezone approximately 6.0 acres of parcels #0611-143-9500-0 and #0611-144-9000-4 (2432 County Highway BN) from A-1 EX to A2(4) to separate existing residence and buildings from the original farmstead. And to transfer one (1) of the (2) available density unit splits to the A2(4) parcel.
DEED RESTRICTIONS
1. One (1) available split transferred from original farmstead to the A2(4) parcel.
2. No further residential development within the A2(4) parcel.
CONDITIONS:
1. Driveway shared access plan for agricultural use to be submitted with CSM.
2. Utility easement noted on CSM.
3. A Certified Survey Map (CSM) is required for the rezoned parcel.
- 4. *Condition* that the applicant must record a *Notice Document* which states all residential development units (a.k.a. splits) have been exhausted on the property, and further residential development is prohibited under Town & County Land Use Planning policies. Please provide property description, or tax parcel number(s):
- 5. *Other Condition(s). Please specify:*
Motion to approve Jason Ehle, acting as agent, to rezone approximately 6.0 acres of parcels #0611-143-9500-0 and #0611-144-9000-4 (2432 County Highway BN) from A-1 EX to A2(4) to separate existing residence and buildings from the original farmstead. And to transfer one (1) of the (2) available density unit splits to the A2(4) parcel.
DEED RESTRICTIONS
1. One (1) available split transferred from original farmstead to the A2(4) parcel.
2. No further residential development within the A2(4) parcel.
CONDITIONS:
1. Driveway shared access plan for agricultural use to be submitted with CSM.
2. Utility easement noted on CSM.
3. A Certified Survey Map (CSM) is required for the rezoned parcel.

Please note: The following space is reserved for comment by the minority voter(s), **OR**, for the Town to explain its approval if the decision does not comply with the relevant provisions of the Town Plan.

I, Maria "Pili" Hougan, as Town Clerk of the Town of Pleasant Springs, County of Dane, hereby certify that the above resolution was adopted in a lawful meeting of the Town Board on 3/20/2018

Town Clerk Maria "Pili" Hougan Date: 3/21/2018

Pet. # 11266

TOWN OF PLEASANT SPRINGS - TOWN BOARD MEETING - 2354 County Highway N

TUESDAY March 20, 2018 6:00 P.M. AGENDA

CALL TO ORDER

MINUTES OF THE MARCH 6, 2018 TOWN BOARD MEETING

PUBLIC COMMENT

BUSINESS

- 1. Discuss and take action on a request from Randall & Robert Ehle, 1898 Barber Drive, Stoughton, WI 53589, Jason Ehle, acting as agent, to rezone approximately 5.1 acres of parcels #0611-143-9500-0 and #0611-144-9000-4 (2432 County Highway BN) from A-1 EX to A2(4) to separate existing residence from farmland to create a residence for the son & family.

Motion to approve Jason Ehle, acting as agent, to rezone approximately 6.0 acres of parcels #0611-143-9500-0 and #0611-144-9000-4 (2432 County Highway BN) from A-1 EX to A2(4) to separate existing residence and buildings from the original farmstead. And to transfer one (1) of the (2) available density unit splits to the A2(4) parcel.

DEED RESTRICTIONS

- 1. One (1) available split transferred from original farmstead to the A2(4) parcel.
- 2. No further residential development within the A2(4) parcel.

CONDITIONS:

- 1. Driveway shared access plan for agricultural use to be submitted with CSM.
- 2. Utility easement noted on CSM.
- 3. A Certified Survey Map (CSM) is required for the rezoned parcel.
- 4. Owner name(s) be listed on final CSM.
- 5. CSM must be approved and recorded, if CSM is not recorded the rezone becomes null and void.

Motion carried 3-3. 3-0.

- 2. Discuss and take action on a request from Jim Alme, 2061 Spring Road, Stoughton, WI 53589, Brian Spanos, acting as agent to rezone approximately 4.03 acres of parcel numbers #0611-064-8010-0, #0611-064-8030-0, and #0611-053-8630-0, to create a new parcel of approximately 4.03 acres, along 2917 Hwy MN, from C-1 to C-2 for mini storage warehouses.

Motion to approve Jim Alme, 2061 Spring Road, Stoughton, WI 53589, Brian Spanos, acting as agent to rezone approximately 4.03 acres to combine parcel numbers: 0611-064-8010-0 (1.646 acres), 0611-064-8030-0 (1.786 acres), 0611-053-8630-0 (0.589 acres), to create a new parcel of approximately 4.03 acres total along (2917 Hwy MN) from C-1 to C-2 for mini storage warehouses.

Comment: Comprehensive Plan – Displays Mixed Use area. Adjacent property is zoned commercial.