

DRAFT: FOR DISCUSSION PURPOSES ONLY

IMPORTANT NOTE: ACREAGE VALUES AND OWNERSHIP HEREIN ARE DERIVED FROM HISTORICAL AND CURRENT RECORDS LOCATED AT THE DANE COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT (EG. GIS, PLAT BOOKS, ZONING PERMIT DATA, CSM'S, ETC). DENSITY POLICIES VARY AMONG TOWNS AND MAY REQUIRE INTERPRETATION.

Public Hearing Date	10/28/2014	Petition Number	10756	Applicant:	Patrick & Peggy Coffey
Town	Cottage Grove	A-1EX Adoption	5/15/1982	Orig Farm Owner	Coffey, William
Section:	12	Density Number	35	Original Farm Acres	119.81
Density Study Date	10/28/2014	Original Splits	3.42	Available Density Unit(s)	1



Reasons/Notes:

It appears that one (1) possible split remains available to Badger Farms based on their ownership of ~40 acres. Proposed separation of the existing residence is consistent with town plan policies.

Note: Parcels included in the density study reflect farm ownership and acreage as of the date of town plan adoption, or other date specified. Density study is based on the original farm acreage, NOT acreage currently owned.

Parcel #	Acres	Owner Name	CSM
071112185006	40.21	BADGER FARMS LLC	
071112287500	1.96	JAMES WEBB & CRYSTAL NIPP	13112
071112287950	23.87	PATRICK W COFFEY & PEGGY J COFFEY	13112
071112287750	1.97	PATRICK W COFFEY & PEGGY J COFFEY	13112
071112285010	10.54	PATRICK W COFFEY & PEGGY J COFFEY	
071112280000	41.21	PATRICK W COFFEY & PEGGY J COFFEY	