


Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
04/20/2016	DCPREZ-2016-10994
Public Hearing Date	C.U.P. Number
06/28/2016	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME BUGLASS L LIVING TR, THOMAS	PHONE (with Area Code) (608) 320-8074	AGENT NAME ROYAL OAK ENGINEERING	PHONE (with Area Code) (608) 274-0500
BILLING ADDRESS (Number & Street) 5075 LINCOLN RD		ADDRESS (Number & Street) 3678 KINSMAN BLVD	
(City, State, Zip) OREGON, WI 53575		(City, State, Zip) MADISON, WI 53704	
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	
425' EAST OF 5093 LINCOLN ROAD					
TOWNSHIP OREGON	SECTION 14	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0509-141-8500-1					

REASON FOR REZONE			CUP DESCRIPTION	
CREATING ONE RESIDENTIAL LOT				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-3 Agriculture District	RH-1 Rural Homes District	2.02		

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) 
PRINT NAME: ERIC W SANDNES				
DATE: 4/20/14				

COMMENTS: CREATING ONE RESIDENTIAL LOT.



Royal Oak & Associates, Inc.

Engineering and Land Surveying

3678 Kinsman Blvd, Madison, WI 53704
Phone (608) 274-0500 Fax (608) 274-4530
www.royaloakengineering.com

April 19, 2016

Mr. Roger Lane
Dane County Planning Department
City-County Building
210 Martin Luther King Jr., Blvd
Room 116
Madison, WI 53703

RE: Letter of Intent - Parcel Number 0509-141-8500-1 in the Town of Oregon, Dane County, Wisconsin

Dear Roger:

The owners of this property, Thomas L. Buglass Living Trust, are requesting a partial zoning change on Parcel Number 0711-261-9500-5 from Transitional Agriculture to RH-1.

1. Existing use of the property is original agriculture, natural woodland and residential yard.
2. The use of the neighboring properties are as follows:
 - a. North Golf Course & Village Single Family Housing
 - b. East Rural Housing
 - c. South Woodland
 - d. West Woodland
3. The proposed use of the property is to build a modest suitable home, close to immediate family, for one of the parents of land owner so they may enjoy their retirement years.
4. It is proposed to building this home over the upcoming spring and summer months.

Soil Breakdown by Capability Unit for RH-1 Zoning		
<u>Soil Type</u>	<u>% Coverage</u>	<u>Capability Unit</u>
DnB -	3%	
ScB -	97%	

Royal Oak & Associates, Inc.

Sincerely,

Eric W. Sandsnes, PLS
Secretary/Treasurer



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>Tom Buglass</u>	Agent's Name <u>Royal Oak Engineering</u>
Address <u>5075 Lincoln Road, Oregon, WI 53575</u>	Address <u>3678 Kinsman Blvd</u> <u>Madison, WI 53704</u>
Phone <u>(608) 320-8074</u>	Phone <u>(608) 274-0500</u>
Email _____	Email _____

Town: Oregon Parcel numbers affected: 0509-141-8500-1

Section: 14 Property address or location: 425' east of 5093 Lincoln Road

Zoning District change: (To / From / # of acres) From A-3 Transitional Agriculture to RH-1; 2 acres

Soil classifications of area (percentages) Class I soils: _____ % Class II soils: 100 % 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:

Proposal is to create a new 2 acre RH-1 rural residential parcel.

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


Submitted By: Thomas J. Buglass

Date: 4/5/16

Parcel Number - 042/0509-141-8500-1

Current

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

Parcel Detail		Less -
Municipality Name	TOWN OF OREGON	
State Municipality Code	042	
Township & Range	Section	Quarter/Quarter & Quarter
T05NR09E	14	NW of the NE
Plat Name	METES AND BOUNDS	
Block/Building		
Lot/Unit		
Parcel Description	SEC 14-5-9 NW1/4NE1/4 EXC CSM 3106 This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.	
Current Owner	BUGLASS L LIVING TR, THOMAS 	
Primary Address	5075 LINCOLN RD	
Billing Address	5075 LINCOLN RD OREGON WI 53575	

Assessment Summary		More +
Assessment Year	2016	
Valuation Classification	G4 G5 G7 W8	
Assessment Acres	35.000	
Land Value	\$11,400.00	
Improved Value	\$15,700.00	
Total Value	\$27,100.00	

[Show Valuation Breakout](#)

Zoning Information

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

Zoning

A-3 DCPREZ-0000-06791

Zoning District Fact Sheets

Parcel Maps



[DCiMap](#)

[Google Map](#)

[Bing Map](#)

Tax Summary (2015) More +

[E-Statement](#)

[E-Bill](#)

[E-Receipt](#)

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$11,300.00	\$15,700.00	\$27,000.00
Taxes:		\$465.79
Lottery Credit(-):		\$0.00
First Dollar Credit(-):		\$78.71
Specials(+):		\$0.00
MFL(+):		\$37.40
Amount:		\$424.48

District Information		
Type	State Code	Description
REGULAR SCHOOL	4144	OREGON SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	21OR	OREGON EMS
OTHER DISTRICT	21OR	OREGON FIRE

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	09/18/2015	5184985		

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: 0509-141-8500-1

By Owner Name: BUGLASS L LIVING TR, THOMAS

Document Types and their Abbreviations

Document Types and their Definitions



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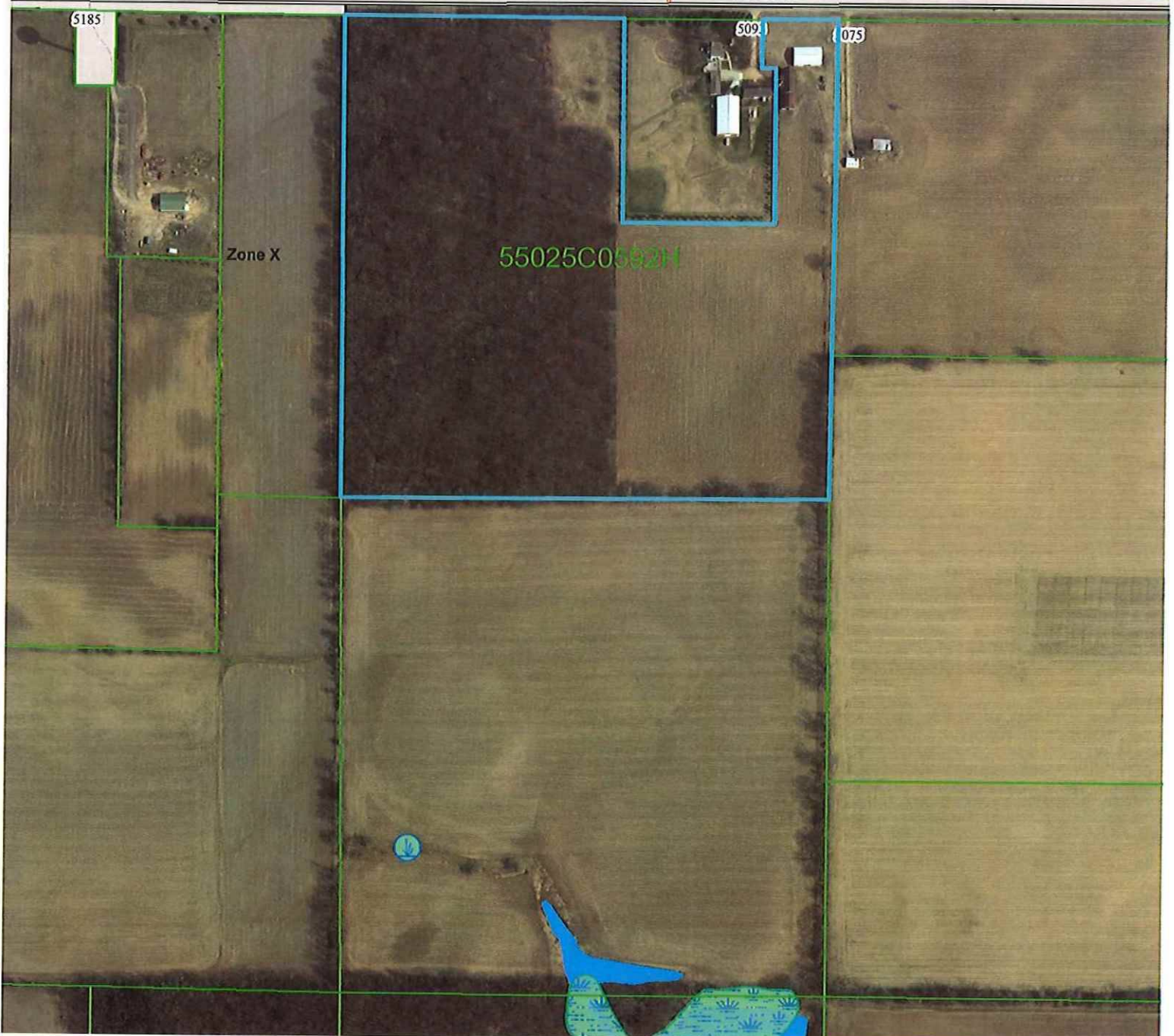
210 Martin Luther King Jr. Blvd

City-County Bldg. Room 116

Madison, WI 53703



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Zoning Change Request

Parcel lying in part of the NE 1/4 of the NE 1/4 of Section 14,
T05N, R09E, Town of Oregon, Dane County, Wisconsin

Surveyor's Certificate

I hereby certify that this survey is in compliance with A-E 7 of Wisconsin Administrative Code.

I further certify that I have surveyed and mapped the lands described hereon, and that this map is a correct representation in accordance with the information furnished.

Carl M. Sandsnes 4/19/16
Carl M. Sandsnes, Professional Land Surveyor S-1819



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