

Dane County Rezone & Conditional Use Permit

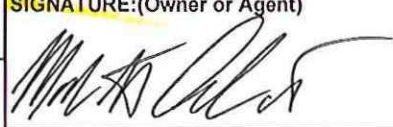
Application Date	Petition Number
08/02/2017	DCPREZ-2017-11198
Public Hearing Date	C.U.P. Number
10/24/2017	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME JOSHUA F AGATE	PHONE (with Area Code)	AGENT NAME BADGER SURVEYING	PHONE (with Area Code)
BILLING ADDRESS (Number & Street) 3010 HOPE RD		ADDRESS (Number & Street) 525 WEST PRAIRIE ST	
(City, State, Zip) COTTAGE GROVE, WI 53527		(City, State, Zip) COLUMBUS, WI 53925	
E-MAIL ADDRESS		E-MAIL ADDRESS BADGERSURVEY@GDINET.COM	

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	
3010 HOPE RD		3010 HOPE RD		WEST OF 3010 HOPE RD	
TOWNSHIP COTTAGE GROVE	SECTION 19	TOWNSHIP COTTAGE GROVE	SECTION 19	TOWNSHIP COTTAGE GROVE	SECTION 19
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0711-194-9270-6		0711-194-9000-2		0711-193-9690-9	

REASON FOR REZONE	CUP DESCRIPTION
EXPANDING EXISTING LOT	

FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
LC-1 Limited Commercial Dist	RH-2 Rural Homes District	0.49		
R-1A Residence District	RH-2 Rural Homes District	1.46		
A-1Ex Exclusive Ag District	RH-2 Rural Homes District	2.80		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input 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 SLJ3	SIGNATURE:(Owner or Agent) 
Applicant Initials <u>MSG</u>	Applicant Initials <u>MSG</u>	Applicant Initials <u>MSG</u>		PRINT NAME: MARK S. FARHART
				DATE: 8-2-17



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 JOSHUA & LINDY AGATE Agent's Name MARK GERHARDT
 Address ~~3010~~ 3010 HOPE ROAD Address 525 W. PRAIRIE ST.
 Phone COTTAGE GROVE, WI. 53527 Phone COLUMBUS, WI. 53925
 Email N/A Email BADGER SURVEYING
badgersurvey@qdi.net.com

Town: OF COTTAGE GROVE Parcel numbers affected: _____
 Section: 01 SECTION 19 Property address or location: 3010 HOPE ROAD

Zoning District change: (To / From / # of acres)
FROM A-1(A), LCL, A-1(EXCL) TO RH-2

Soil classifications of area (percentages) Class I soils: _____% Class II soils: 50% Other: 50%

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:
ADDING LAND TO EXISTING C.S.M. LOT

I authorize that I am the owner or have permission to act on behalf of the owner of the property.
 Submitted By: MARK STEVEN GERHARDT Date: 8-2-17

Petition # 11198

Public Hearing Date 10/24/17

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: House 6.6' to East property line

Planning Review

- 1. Density Study Needed? Yes / No Splits 1
- 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)

TO WHOM IT MAY CONCERN,

JOSHUA AND LINDY AGATE ARE THE OWNERS OF 3010 HOPE ROAD IN THE TOWN OF COTTAGE GROVE. THEIR PROPERTY IS DESCRIBED AS LOT 1, C.S.M. NO. 2488, TOWN OF COTTAGE GROVE, DANE COUNTY, WISCONSIN. THEY ARE PURCHASING 3 ACRES OF ADJOINING LANDS TO THE WEST. THE ADJOINING LAND TO THE WEST IS ZONED A-1 (EXCL.). THEIR PROPERTY IS ZONED R-1 (a), LC 1. THERE NEEDS TO BE A ZONING CHANGE TO THE RH-2 DISTRICT. PLEASE SEE ATTACHED PRELIMINARY CERTIFIED SURVEY MAP.

MARK STEVEN GERHARDT
BADGER SURVEYING AND MAPPING SERVICE
525 WEST PRAIRIE STREET
COLUMBUS, WI. 53925
(608)244-2010

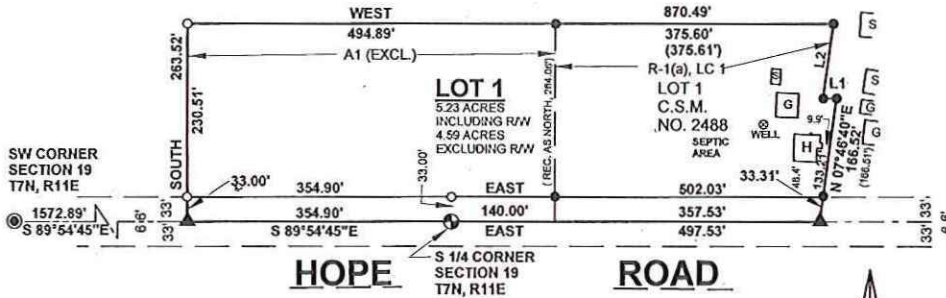
PRELIMINARY CERTIFIED SURVEY MAP

A PART OF THE SW 1/4 OF THE SE 1/4, SE 1/4 OF THE SW 1/4, ALL IN SECTION 19, T7N, R11E, TOWN OF COTTAGE GROVE, DANE COUNTY, WISCONSIN.

PREPARED FOR:
 JOSHUA F. AND LINDY L. AGATE
 3010 HOPE ROAD
 COTTAGE GROVE, WI. 53527-9485

PREPARED BY:
 BADGER SURVEYING AND
 MAPPING SERVICE
 525 W. PRAIRIE STREET
 COLUMBUS, WI. 53925

L1 = WEST, 18.00'
 L2 = N 07°46'40"E, 99.99'
 (100.00')



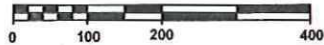
ZONING CLASSIFICATION:

A-1(EXCL.), R-1(a), LC 1 to RH-2

LEGEND

- FOUND 1" IRON PIPE
- SET 1" X 24" IRON PIPE 1.13 LBS. / FT.
- ▲ SET PK NAIL
- ⊕ FOUND ALUMINUM MONUMENT
- ⊙ FOUND BRASS CAPPED MONUMENT
- () RECORDED AS INFORMATION

SCALE 1" = 200'



BEARINGS ARE REF. TO THE SOUTH LINE OF THE SW 1/4 SECTION 19 ASSUMED TO BEAR S 89°54'45"E

LEGAL DESCRIPTION:

A PART OF THE SW 1/4 OF THE SE 1/4 AND IN THE SE 1/4 OF THE SW 1/4, ALL IN SECTION 19, T7N, R11E, TOWN OF COTTAGE GROVE, DANE COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE S 1/4 CORNER OF SAID SECTION 19; THENCE EAST, 497.53 FEET; THENCE N 07°46'40"E, 166.52 FEET; THENCE WEST, 18.00 FEET; THENCE N 07°46'40"E, 99.99 FEET; THENCE WEST, 870.49 FEET; THENCE SOUTH, 263.52 FEET; THENCE S 89°54'45"E, 354.90 FEET TO THE POINT VOF BEGINNING. SAID PARCEL CONTAINS 5.23 ACRES INCLUDING R/W.

MAY HAVE
 FLOODPLAIN.



Parcel Maps



DCiMap

Google Map

Bing Map

Tax Summary (2016) More +

E-Statement

E-Bill

E-Receipt

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$106,400.00	\$117,400.00	\$223,800.00
Taxes:		\$4,652.07
Lottery Credit(-):		\$175.07
First Dollar Credit(-):		\$93.09
Specials(+):		\$165.75
Amount:		\$4,549.66

District Information		
Type	State Code	Description
REGULAR SCHOOL	3675	MONONA GROVE SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
DRAINAGE DISTRICT	DDDC	DOOR CREEK DRAINAGE DIST
OTHER DISTRICT	09CG	COTTAGE GROVE FIRE
OTHER DISTRICT	09DG	DEERGROVE EMS

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
D	06/22/2012	4883668		

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: 0711-194-9270-6

Document Types and their Abbreviations

Document Types and their Definitions



PLEASE TURN OFF YOUR POP UP BLOCKER TO VIEW DOCLINK DOCUMENTS. If you're unsure how to do this, please contact your IT support staff for assistance. You will be unable to view any documents purchased if your pop up blocker is on.



Access Dane is a product of
 Dane County Land Information Council
 © Copyright 2001
 210 Martin Luther King Jr. Blvd
 City-County Bldg. Room 116
 Madison, WI 53703



Parcel Number - 018/0711-194-9270-6**Current**[← Parcel Parents](#)[Summary Report](#)

Parcel Summary		More +
Municipality Name	TOWN OF COTTAGE GROVE	
Parcel Description	LOT 1 CSM 2488 CS10/14&15 DESCR AS SEC 1...	
Owner Names	JOSHUA F AGATE LINDY L AGATE	 
Primary Address	3010 HOPE RD	
Billing Address	3010 HOPE RD COTTAGE GROVE WI 53527	

Assessment Summary		More +
Assessment Year	2017	
Valuation Classification	G1	
Assessment Acres	2.230	
Land Value	\$106,400.00	
Improved Value	\$117,400.00	
Total Value	\$223,800.00	

[Show Valuation Breakout](#)

Open Book

Open Book dates have passed for the year

Starts: ~~04/20/2017~~ - 08:00 AM

Ends: ~~04/20/2017~~ - 10:00 AM

[About Open Book](#)

Board Of Review

Board of Review dates have passed for the year

Starts: ~~05/31/2017~~ - 07:00 PM

Ends: ~~05/31/2017~~ - 09:00 PM

[About Board Of Review](#)

Show Assessment Contact Information 

Zoning Information

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

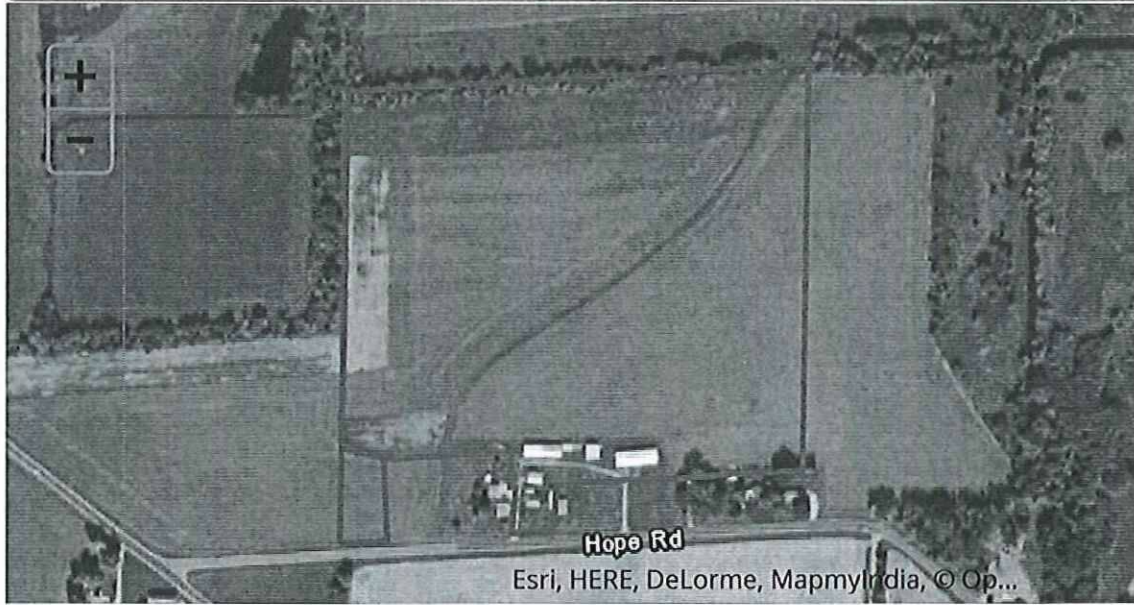
Zoning

LC-1 0.46 Acres DCPREZ-0000-02122

R-1A DCPREZ-1987-03877

[Zoning District Fact Sheets](#)

Parcel Maps



DCiMap

Google Map

Bing Map

Tax Summary (2016)

More +

E-Statement

E-Bill

E-Receipt

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$17,300.00	\$43,200.00	\$60,500.00
Taxes:		\$1,257.60
Lottery Credit(-):		\$0.00
First Dollar Credit(-):		\$93.09
Specials(+):		\$0.00
Amount:		\$1,164.51

District Information		
Type	State Code	Description
REGULAR SCHOOL	3675	MONONA GROVE SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	09DG	DEERGROVE EMS
DRAINAGE DISTRICT	DDDC	DOOR CREEK DRAINAGE DIST
OTHER DISTRICT	09CG	COTTAGE GROVE FIRE

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	10/16/1967	1198271	D842	542

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: 0711-194-9000-2

Document Types and their Abbreviations

Document Types and their Definitions

PLEASE TURN OFF YOUR POP UP BLOCKER TO VIEW DOCLINK DOCUMENTS. If you're unsure how to do this, please contact your IT support staff for assistance. You will be unable to view any documents purchased if your pop up blocker is on.



Access Dane is a product of
Dane County Land Information Council

© Copyright 2001

210 Martin Luther King Jr. Blvd

City-County Bldg. Room 116

Madison, WI 53703




[Home](#) | [Disclaimer](#) | [Privacy](#) | [Resources](#) | [Contact Us](#)

Parcel Number - 018/0711-194-9000-2

Current

[← Parcel Parents](#)

[Summary Report](#)

Parcel Summary		More +
Municipality Name	TOWN OF COTTAGE GROVE	
Parcel Description	D842/542 SEC 19-7-11 SW1/4 SE1/4 EXC E 3...	
Owner Name	RONALD H FOREYT	
Primary Address	3010 HOPE RD	
Billing Address	3002 HOPE RD COTTAGE GROVE WI 53527	

Assessment Summary		More +
Assessment Year	2017	
Valuation Classification	G4 G5 G7	
Assessment Acres	35.700	
Land Value	\$17,300.00	
Improved Value	\$43,200.00	
Total Value	\$60,500.00	

Show Valuation Breakout

*1.46 RAI
2.8 AIE*

Open Book

Open Book dates have passed for the year

Starts: ~~04/20/2017~~ 08:00 AM

Ends: ~~04/20/2017~~ 10:00 AM

[About Open Book](#)

Board Of Review

Board of Review dates have passed for the year

Starts: ~~05/31/2017~~ 07:00 PM

Ends: ~~05/31/2017~~ 09:00 PM

[About Board Of Review](#)

Show Assessment Contact Information 

Zoning Information

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

Zoning

A-1(EX) DCPREZ-1987-03877

LC-1 0.03 Acres DCPREZ-0000-02122

[Zoning District Fact Sheets](#)

Parcel Maps



DCIMap

Tax Summary (2016)

More +

[E-Statement](#)

[E-Bill](#)

[E-Receipt](#)

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$2,300.00	\$0.00	\$2,300.00
Taxes:		\$47.81
Lottery Credit(-):		\$0.00
First Dollar Credit(-):		\$0.00
Specials(+):		\$0.00
Amount:		\$47.81

District Information		
Type	State Code	Description
REGULAR SCHOOL	3675	MONONA GROVE SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
DRAINAGE DISTRICT	DDDC	DOOR CREEK DRAINAGE DIST
OTHER DISTRICT	09DG	DEERGROVE EMS
OTHER DISTRICT	09CG	COTTAGE GROVE FIRE

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	04/12/1994		7537	4

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: 0711-193-9690-9

[Document Types and their Abbreviations](#)

[Document Types and their Definitions](#)

PLEASE TURN OFF YOUR POP UP BLOCKER TO VIEW DOCLINK DOCUMENTS. If you're unsure how to do this, please contact your IT support staff for assistance. You will be unable to view any documents purchased if your pop up blocker is on.



Access Dane is a product of
Dane County Land Information Council

© Copyright 2001

210 Martin Luther King Jr. Blvd

City-County Bldg. Room 116

Madison, WI 53703



[Home](#) | [Disclaimer](#) | [Privacy](#) | [Resources](#) | [Contact Us](#)

Parcel Number - 018/0711-193-9690-9

Current

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

Parcel Summary		More +
Municipality Name	TOWN OF COTTAGE GROVE	
Parcel Description	SEC 19-7-11 PRT FRAC S1/2 SW1/4 LYG N OF...	
Owner Names	RONALD H FOREYT CAROL J FOREYT	 
Primary Address	No parcel address available.	
Billing Address	3002 HOPE RD COTTAGE GROVE WI 53527	

Assessment Summary		More +
Assessment Year	2017	
Valuation Classification	G4 G5	
Assessment Acres	13.000	
Land Value	\$2,400.00	
Improved Value	\$0.00	
Total Value	\$2,400.00	

[Show Valuation Breakout](#)

Open Book

Open Book dates have passed for the year

Starts: ~~04/20/2017~~ 08:00 AM

Ends: ~~04/20/2017~~ 10:00 AM

[About Open Book](#)

Board Of Review

Board of Review dates have passed for the year

Starts: ~~05/31/2017~~ 07:00 PM

Ends: ~~05/31/2017~~ 09:00 PM

[About Board Of Review](#)

[Show Assessment Contact Information](#) ▼

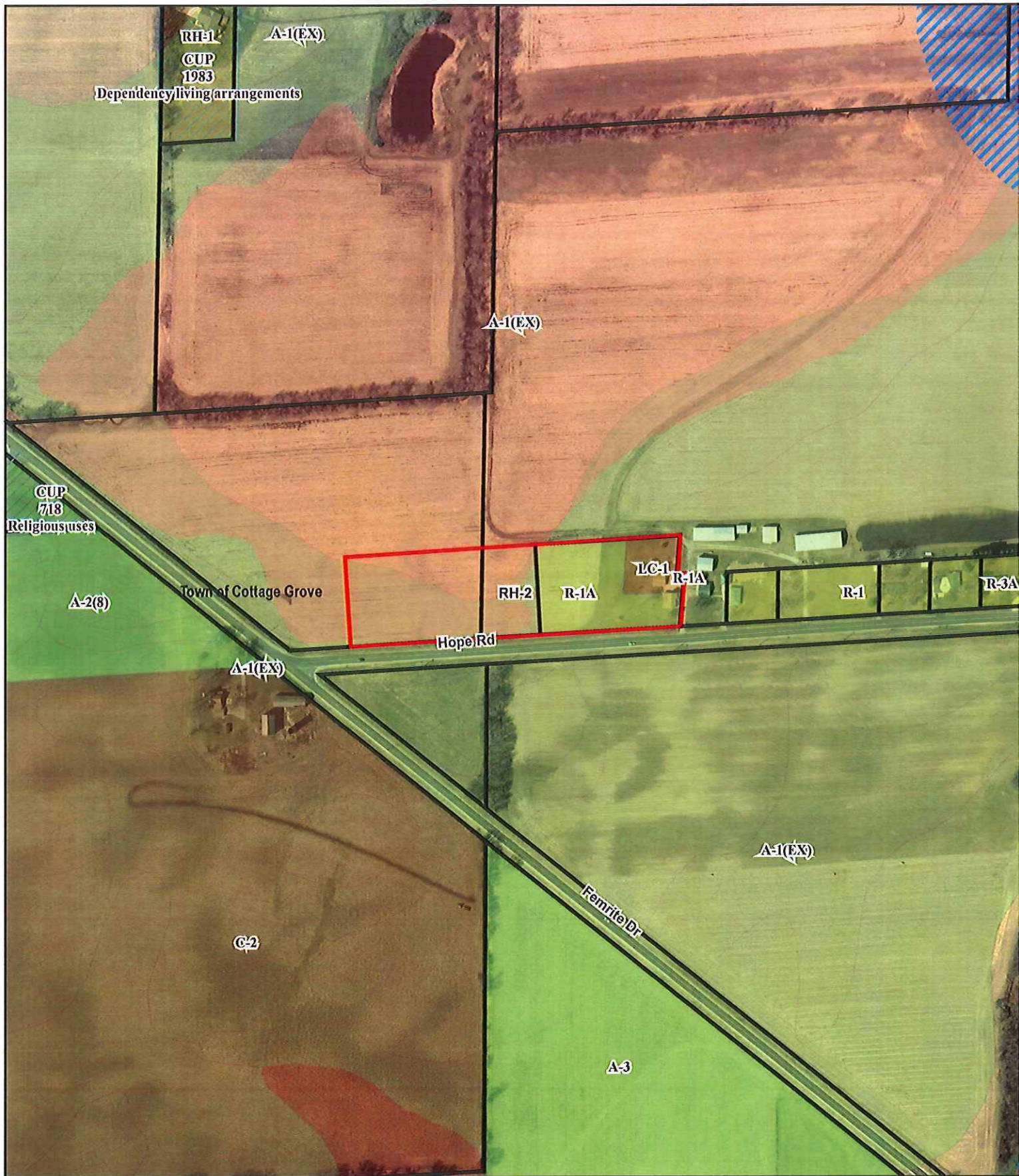
Zoning Information

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

Zoning


A-1(EX) DCPREZ-1987-03877

[Zoning District Fact Sheets](#)



Legend


Significant Soils


 Floodplain

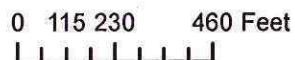
 Wetland



Class

 Class 1

 Class 2



Petition 11198
JOSHUA F AGATE