

DANE COUNTY

INSPECTION REPORT

DATE: January 6, 2016

LANDOWNER NAME: Stephen Champagne

ADDRESS: 2059 Rinden Road, Cottage Grove, WI 53527

LANDOWNER PERMITTED INSPECTION OF PREMISE: YES

Note: Inspection authorized by Dana Doscocil, agent for landowner.

LOCATION: Pleasant Springs

ZONING DISTRICT: A-1Exclusive Agriculture

INSPECTION: Verify the use of buildings as part of **Zoning Petition 10931**

REPORT: Inspection was conducted on the property to ascertain the number of residences on the property.

Note: Access request denied on the most southerly building. The southerly building was previously a commercial building that was converted into a secondary farm residence in 1996. Zoning permit was rescinded due to the landowner failing to meet substantial farm income requirements.

An inspection was conducted on a the structure between the two residences on the property.

A stop work order was issued on this building on March 6, 2006. The owner claimed that the two-story building was an agricultural farm building used for the storage of agricultural products. See attached affidavit. Zoning Division did not pursue use of structure. The stop work order was removed, no zoning permit issued for the structure. Note: Prior to 2011, zoning permits were exempt for farm accessory buildings.

The inspection conducted today revealed a two-story brick structure designed as a single-family residence. The first floor consisted of a garage, entryway to second floor, and a mechanical room. The mechanical room did not have a water heater in it, but all the water lines were there for connections. There was a main sewer stack for all the plumbing fixtures on the second floor. Laundry hook-ups were part of the mechanical room utilities.

The second floor consisted of a single bedroom area, a kitchen area, living room area, mechanical room for the furnace, and a bathroom area. The rooms were designed for the installation of plumbing fixtures and electrical outlet positioned to accept countertops.

The structure has a 200-amp service, functioning HVAC system, central air conditioning, and rear deck for second access for habitable living space. The building appears to meet the necessary requirements under the Uniform Dwelling Code for a single-family residence.

PHOTOS: attached

Inspector: Roger Lane, Dane County Zoning Administrator
WI Building Inspector #70224



front of building



side of building



garage area on first floor



bedroom door



kitchen area



bathroom



bathroom

State of Wisconsin,

ss.

Dane County.

Stephen Champagne

of Cottage Grove, County of Dane, State of Wisconsin,
being duly sworn, on his oath deposes and says that The newly constructed
out building at 2059 rinden rd. was permitted to be built
as an agriculture building and was only constructed in
the manner it was to be aesthetically pleasing. Not to be a
large box. It was never intended to be a residence now, or
in the future. It was built to house machines used around
the farm and accesories.

and further this deponent sayeth not.

SIGNED AND SEALED IN PRESENCE OF

Stephen Champagne

(Seal)

State of Wisconsin,

ss.

Dane County.

Personally came before me, this 21st day of March, A. D., 19 2006,
the above named STEPHEN CHAMPAGNE
to me known to be the person who executed the foregoing instrument, who being by me duly sworn, acknowledged
that he executed said instrument and deposed that the same is true.

Ronald K. Shaw

Notary public, state of Wisconsin

My Commission 07-27-08

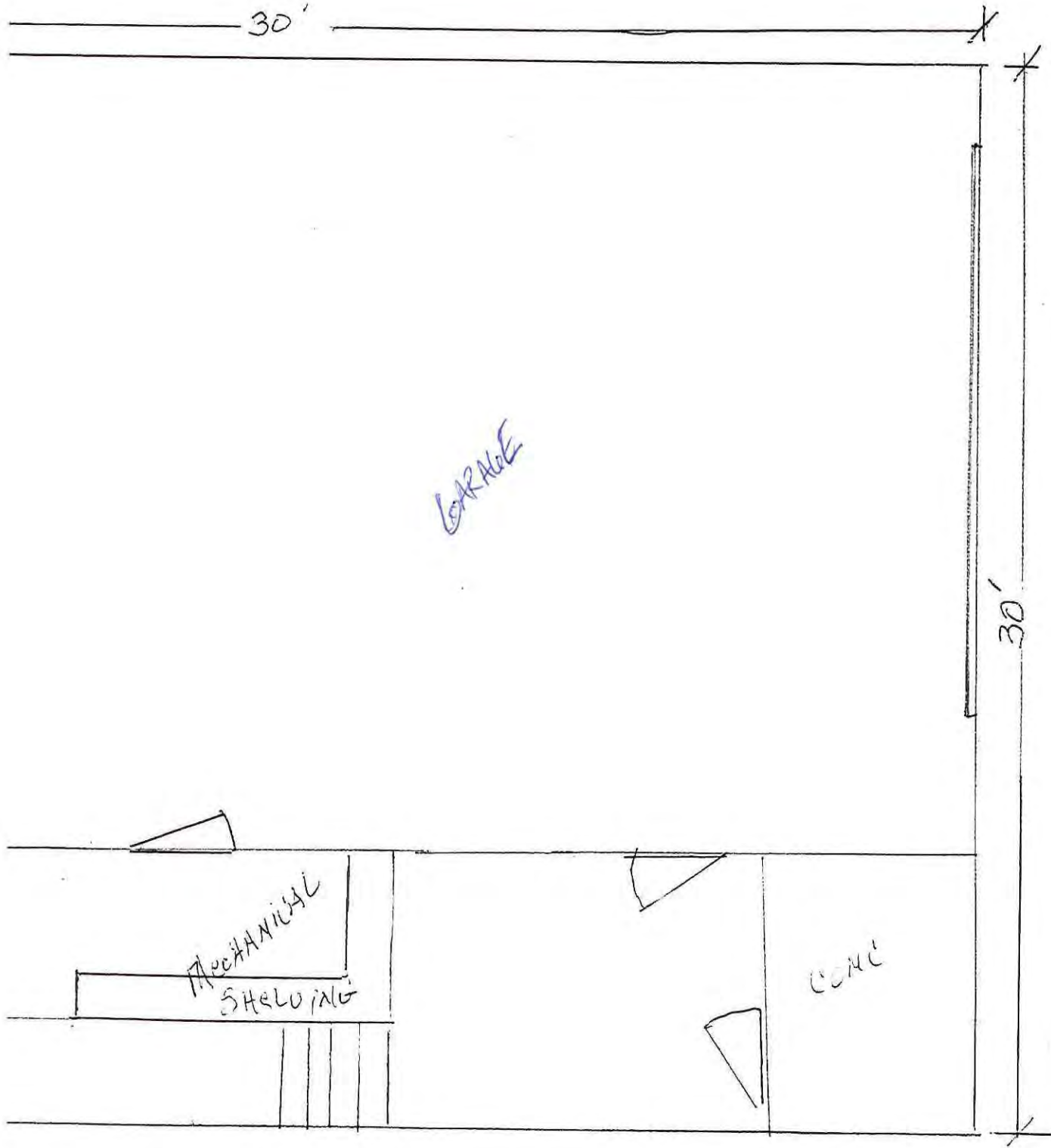
30'

GARAGE

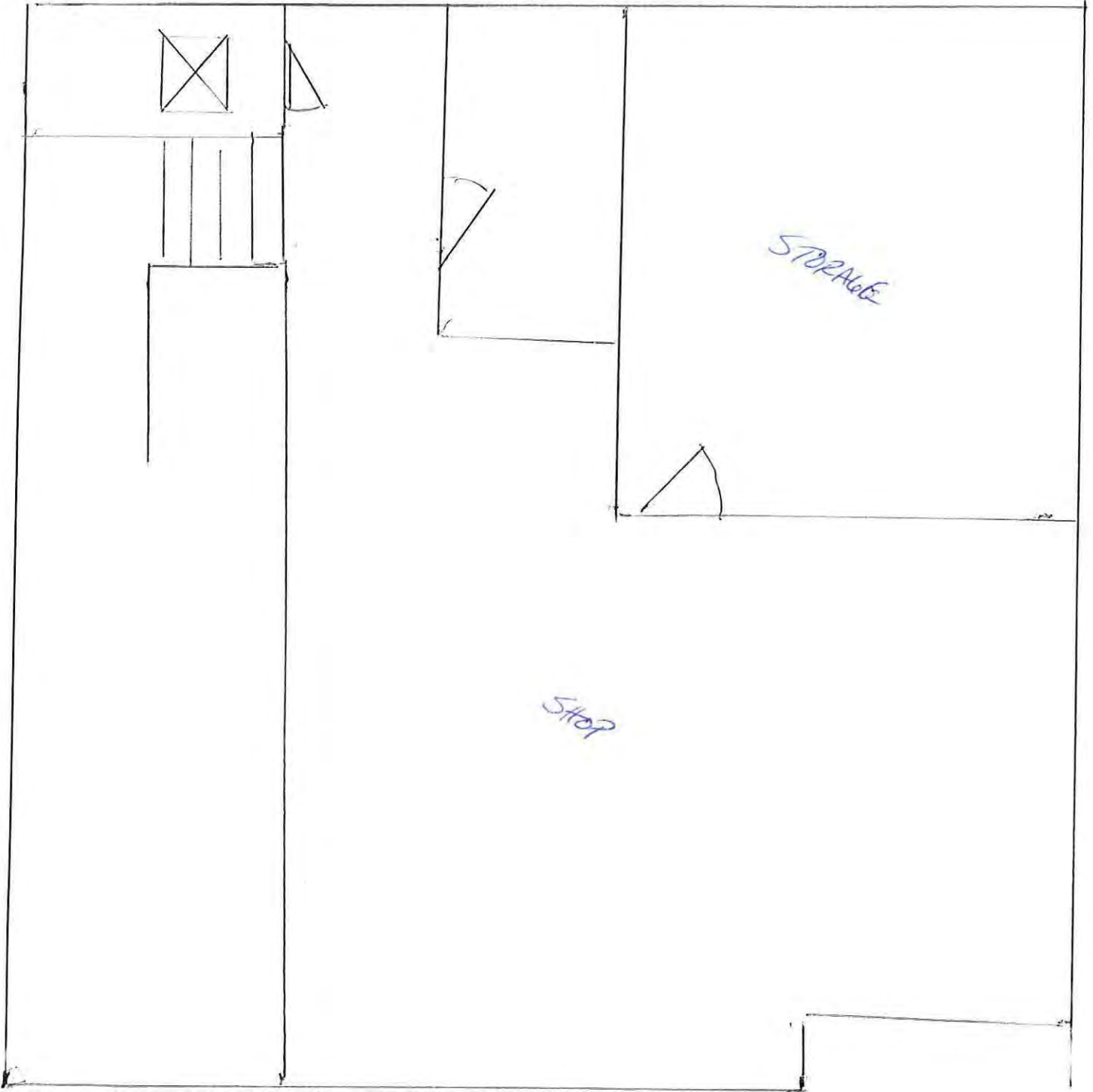
30'

MECHANICAL
SHELVEING

CONC



SECOND FLOOR





Dane County Planning & Development
City-County Building, Madison, Wisconsin 53709

Planning
Room 116, 608/266-4251

Zoning
Room 116, 608/266-4266

Community Development
Room 421, 608/261-9781

Records & Support
Room 116, 608/266-4251

DANE COUNTY ZONING
ROOM 116, CITY-COUNTY BUILDING, MADISON, WI 53709

STOP WORK ORDER FORM

Stephen D Champagne
2059 Rinden Rd
Cottage Grove, WI 53527

Date: March 06, 2006

Reference: No Permits
Permit No.:

Address: 2059 Rinden Rd
Cottage Grove, WI 53527
Town: Pleasant Springs, Section 11,
NW ¼ of NW ¼

A stop work order has been placed on this project because:

No zoning permit issued for new 29.5' x 29' accessory building.

If you have any questions concerning this stop work order, please contact the Dane County Zoning Division at the number listed below.

Unauthorized removal of a stop work card is a violation of Section 10.25(3)(c) of the Dane County Code of Ordinances.

DEPARTMENT

DANE COUNTY ZONING

Copy to: Donna Vogel (Town Clerk)

BY: Scott Schroeckenthaler



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INSPECTION REPORT

DATE: 3/3/2006

NAME: Stephen D Champagne

ADDRESS: 2059 Linden Rd

$\frac{1}{4}$ $\frac{1}{4}$: NWNW SECTION: 11

TOWNSHIP: Pleasant Springs

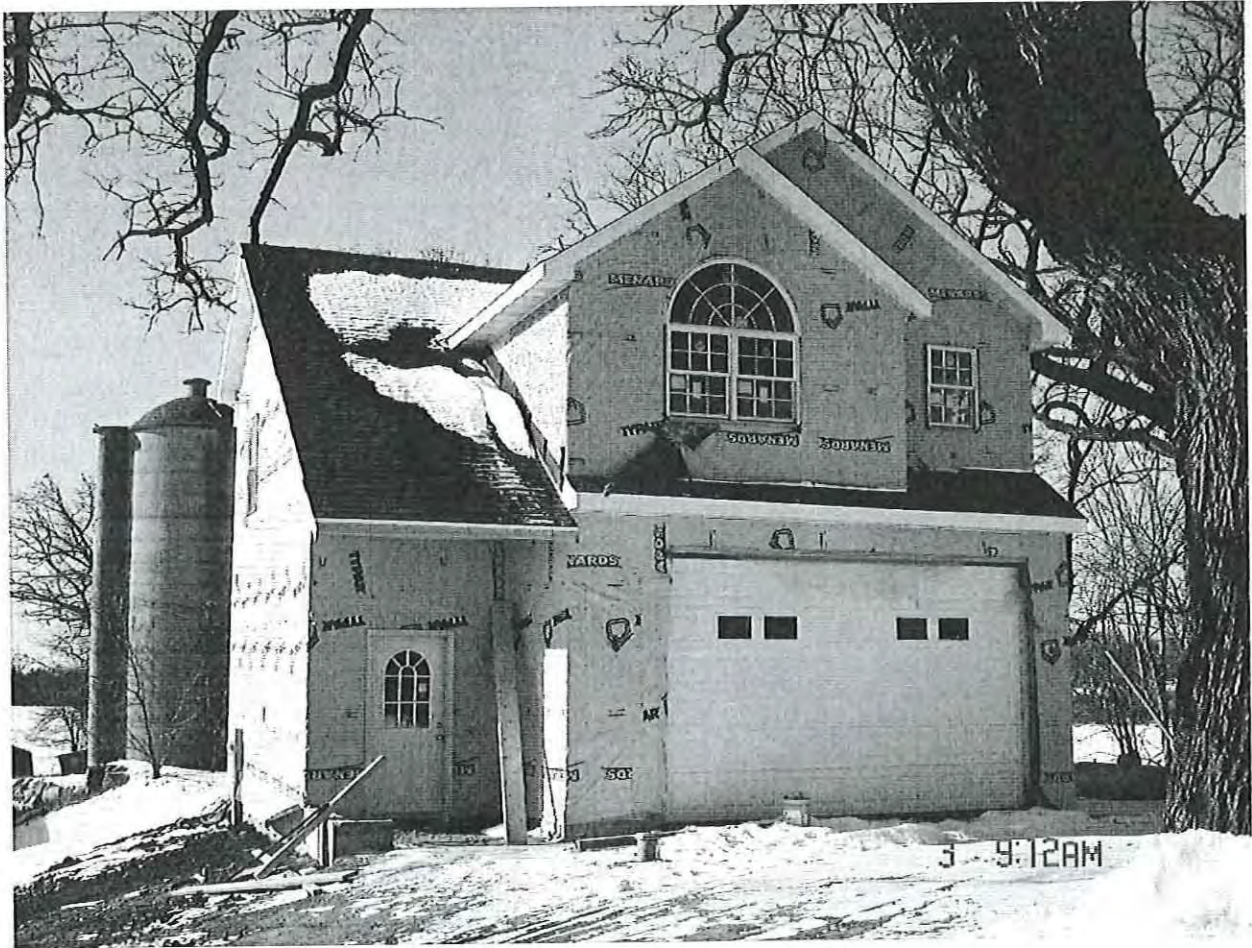
ZONING DISTRICT _____

RE: Accessory building built - no zoning permit

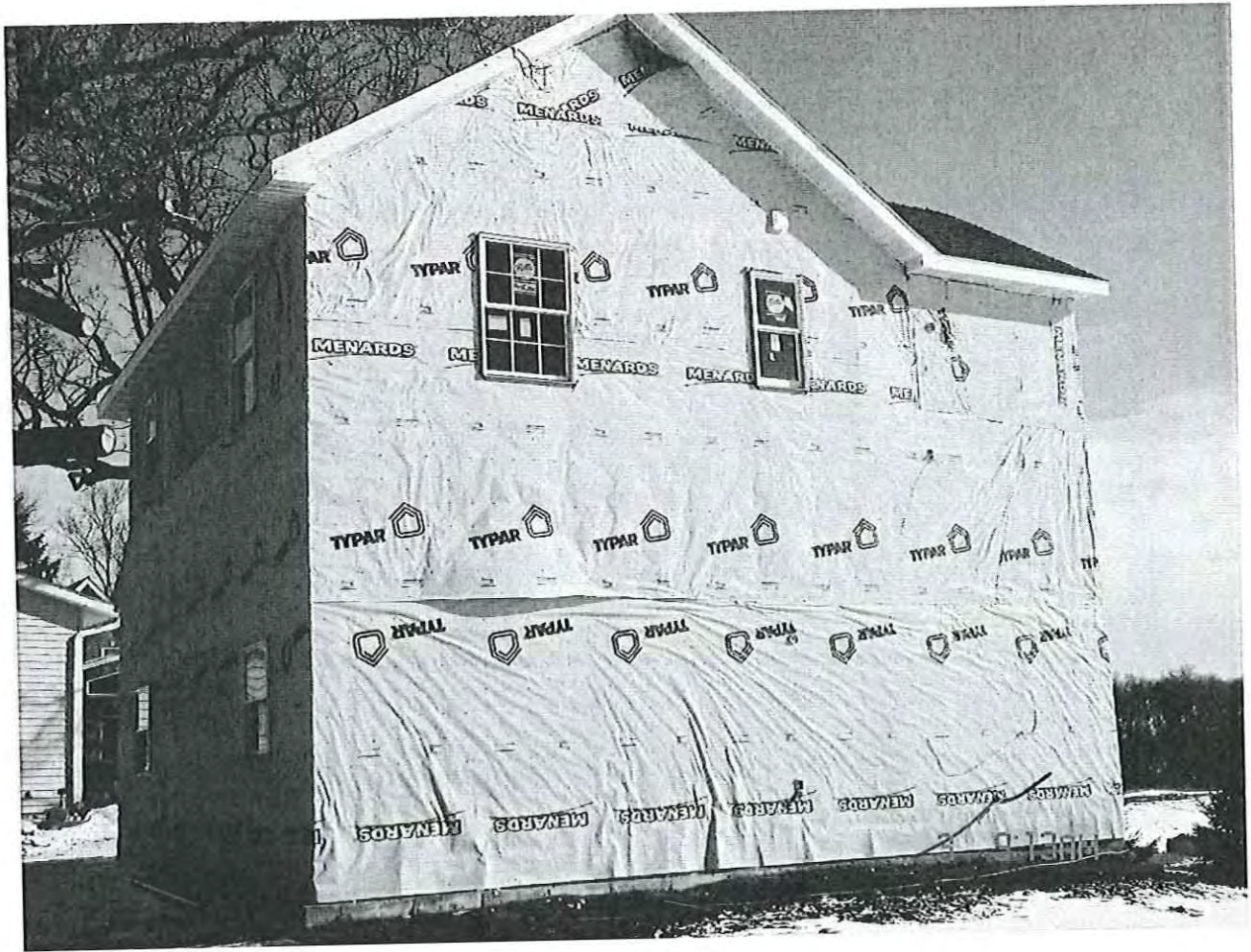
REPORT: @ 205 S 1st x 20th Accessory building built w/
2nd story
 (1) Inside is drywall and water
 (2) No permit card posted
 (3) issued stop work order 9:30am

PHOTOS: see photo's

ZONING INSPECTOR: SAS DATE: 3/3/2006



March 3, 2006



March 3, 2006