


Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
12/01/2016	DCPREZ-2016-11084
Public Hearing Date	C.U.P. Number
02/28/2017	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME ELSING REV TR, MARK	PHONE (with Area Code) (608) 219-7934	AGENT NAME NEAL ELSING	PHONE (with Area Code) (608) 219-7934
BILLING ADDRESS (Number & Street) 2370 KOSHKONONG RD		ADDRESS (Number & Street) 2370 KOSHKONONG RD	
(City, State, Zip) COTTAGE GROVE, WI 53527		(City, State, Zip) COTTAGE GROVE, WI 53527	
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	
2409 KOSHKONONG RD					
TOWNSHIP PLEASANT SPRINGS	SECTION 16	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0611-161-8001-4					

REASON FOR REZONE			CUP DESCRIPTION	
CREATING ONE RESIDENTIAL LOT				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-2 Agriculture District	A-2 (2) Agriculture District	2.21		
A-2 Agriculture District	RH-4 Rural Homes District	22.93		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <u>NEG</u>	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <u>NEG</u>	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <u>NEG</u>	INSPECTOR'S INITIALS HJH3	SIGNATURE:(Owner or Agent) 
				PRINT NAME: Neal E. Elsing
				DATE: 12/01/2016



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>ELSING REV TR, MARK</u>	Agent's Name	<u>BIRRENKOTT SURVEYING INC.</u>
Address	<u>2370 KOSHKONONG RD. COTTAGE GROVE WI 53527</u>	Address	<u>1677 N. BRISTOL ST. SUN PRAIRIE, WIS. 53590</u>
Phone	<u>219-7934</u>	Phone	<u>(608) 837-7463</u>
Email	<u></u>	Email	<u>akasper@birrenkottsurveying.com</u>

Town: Pleasant Springs Parcel numbers affected: 0611-161-8001-4

Section: 16 Property address or location: 2409 KOSHKONONG RD

Zoning District change: (To / From / # of acres) RH-4 / A-2 / 22.93 & A-2(2) / A-2 / 2.21

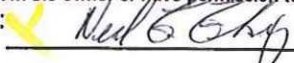
Soil classifications of area (percentages) Class I soils: % Class II soils: 50 % Other: 50 %

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:

Splitting off 2.21 acres off of Lot 1 of CSM #8695 to create a new lot.

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

Submitted By: 

Date: 12/01/2016

Proposed Lot 1 zoning description:

A part of Lot 1, Certified Survey Map No. 8695, recorded as Document No. 2888627 in Volume 48, Page 57 of Dane County Certified Survey Maps located in Section 16, T6N, R11E. in the Town of Pleasant Springs, Dane County, Wisconsin being more fully described as follows: commencing at the Northeast Corner of said Section 16; thence S88°35'46"W, 319.20 feet along the North line of the Northeast 1/4 of the Northeast 1/4 of said Section 16 to the Northwest corner of Lot 2 of Certified Survey Map No. 8695; thence S03°50'00"W, 546.00 feet along the West line of said Lot 2 to the Southwest corner of said Lot 2 and the point of beginning; thence S89°00'43"E, 304.00 feet along the South line of said Lot 2 to a point on the West right of way line of South Hill Street; thence continuing along said West right of way line S00°17'20"E, 225.52 feet to a point on a South line of said Lot 1; thence S88°26'14"W, 450.00 feet along said South line; thence N17°52'33"E, 256.55 feet; thence S89°00'43"E, 66.00 feet to the Southwest corner of said Lot 2 and the point of beginning, containing 2.21 acres.

Proposed Lot 2 zoning description:

A part of Lot 1, Certified Survey Map No. 8695, recorded as Document No. 2888627 in Volume 48, Page 57 of Dane County Certified Survey Maps located in Section 16, T6N, R11E. in the Town of Pleasant Springs, Dane County, Wisconsin being more fully described as follows: commencing at the Northeast Corner of said Section 16; thence S88°35'46"W, 319.20 feet along the North line of the Northeast 1/4 of the Northeast 1/4 of said Section 16 to the Northwest corner of Lot 2 of Certified Survey Map No. 8695 and the point of beginning; thence S03°50'00"W, 546.00 feet along the West line of said Lot 2 to the Southwest corner of said Lot 2; thence N89°00'43"W, 66.00 feet; thence S17°52'33"W, 256.55 feet to a point on a South line of said Lot 1; thence S88°26'14"W, 359.72 feet along said South line to a corner of said Lot 1; thence S00°57'12"W, 533.30 feet to a corner of said Lot 1; thence S88°33'07"W, 54.86 feet along a South line of said Lot 1 to a corner; thence S24°24'48"W, 3.95 feet to a point on the South line of said 1/4 1/4; thence S88°27'10"W, 428.49 feet along said South line to the Southwest corner of the Northeast 1/4 of the Northeast 1/4 of said Section 16 also being the Southwest corner of said Lot 1; thence N00°57'47"E, 1289.75 feet along the West line of said 1/4 1/4 to a point on the South right of Koshkonong Road; thence continuing along said South right of way line N88°35'46"E, 56.43 feet; thence with along a curve to the left with a radius of 6033.00 feet, with a chord bearing and length of N86°06'08"E, 525.03 feet along said South right of way line; thence N83°36'30"E, 116.82 feet along said South right of way line to a point on the North line of said 1/4 1/4; thence N88°35'46"E, 316.62 feet along said North line to the point of beginning, containing 22.93 acres.

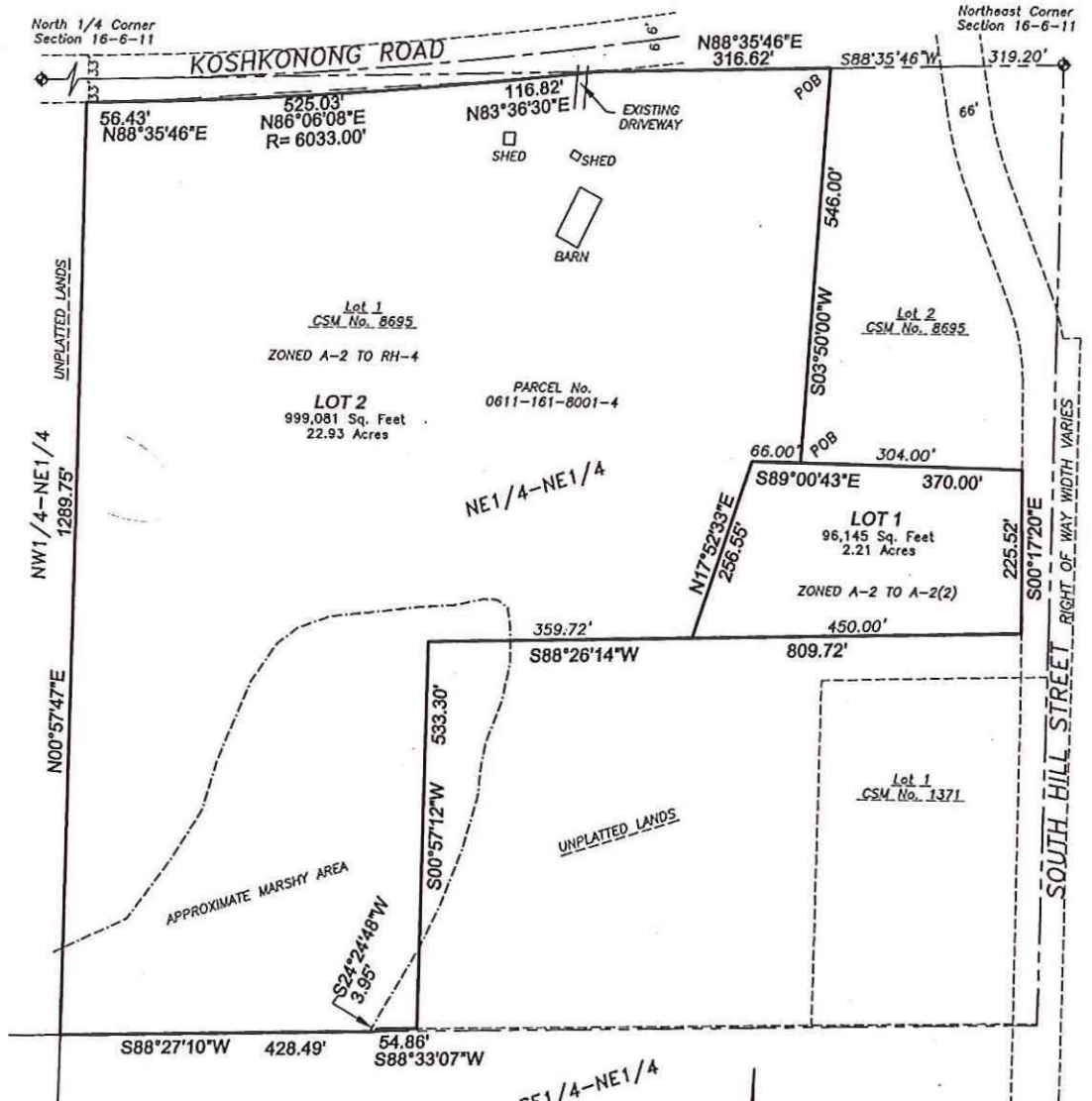


**BIRRENKOTT
SURVEYING, INC.**

P.O. Box 237
1677 N. Bristol Street
Sun Prairie, WI. 53590
Phone (608) 837-7463
Fax (608) 837-1081

PRELIMINARY CERTIFIED SURVEY MAP AND ZONING MAP

LOT 1, CERTIFIED SURVEY MAP No. 8695, RECORDED AS DOCUMENT No. 2888627 IN VOLUME 48, PAGE 57 OF DANE COUNTY CERTIFIED SURVEY MAPS LOCATED IN SECTION 16, T6N, R11E. IN THE TOWN OF PLEASANT SPRINGS, DANE COUNTY, WISCONSIN.



Prepared For:
MARK & NEIL ELSING
2370 KOSHKONONG ROAD
COTTAGE GROVE, WI 53527
219-7934

