

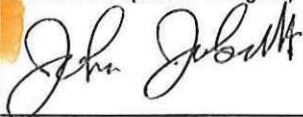

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
11/16/2015	DCPREZ-2015-10929
Public Hearing Date	C.U.P. Number
01/26/2016	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME JOHN A JULSETH	PHONE (with Area Code) (608) 698-8080	AGENT NAME	PHONE (with Area Code)
BILLING ADDRESS (Number & Street) 2507 TOWER DR		ADDRESS (Number & Street)	
(City, State, Zip) STOUGHTON, WI 53589		(City, State, Zip)	
E-MAIL ADDRESS john.julseth@med.ge.com		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	
		2509 Tower Dr			
TOWNSHIP PLEASANT SPRINGS	SECTION 14	TOWNSHIP PLEASANT SPRINGS	SECTION 14	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0611-144-8490-0		0611-144-8002-0			

REASON FOR REZONE			CUP DESCRIPTION	
SEPARATING EXISTING RESIDENCE FROM FARMLAND				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-1Ex Exclusive Ag District	RH-2 Rural Homes District	3.14		
RH-1 Rural Homes District	RH-2 Rural Homes District	1.62		
A-1Ex Exclusive Ag District	RH-2 Rural Homes District	.72		
RH-1 Rural Homes District	A-1Ex Exclusive Ag District	.29		

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 type="checkbox"/> No	INSPECTOR'S INITIALS HJH3	SIGNATURE:(Owner or Agent) 
Applicant Initials: 	Applicant Initials: 	Applicant Initials: 		PRINT NAME: John Julseth
				DATE: Nov 16, 2015



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 John Julseth Agent's Name Kevin Rudel
 Address 2507 tower drive Address _____
60 Stoughton WI 53589
 Phone _____ Phone (608) 212-1117
 Email john.julseth@medge.com Email _____
0611-144-80020
 Town: Stoughton WI Parcel numbers affected: 0611-144-84900 0611-144-84900
 Section: 01 Property address or location: 2507 tower drive 53589

Zoning District change: (To / From / # of acres) _____

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

I authorize that I am the owner or have permission to act on behalf of the owner of the property.
 Submitted By: John Julseth Date: 11/16/15

A-1 Excl. to RH-2 "A"

Located in the NE ¼ of the SE ¼ of Section 14, T6N, R11E, Town of Pleasant Springs, Dane County, Wisconsin, being further described as follows:

Commencing at the East ¼ corner of said Section 14; thence S00°35'00" W 72.69 feet to the point of beginning.

Thence continue S00°35'00"W 176.01 feet; thence S55°35'25"W 576.46 feet; thence N73°59'44"W 198.29 feet; thence N12°44'48"W 88.04 feet; thence S89°37'21"E 135.13 feet; thence N30°32'15"E 180.00 feet; thence N65°48'10"E 505.22 feet to the point of beginning. Contains 3.14 acres.

A-1 Excl. to RH-2 "B"

Located in the NE ¼ of the SE ¼ of Section 14, T6N, R11E, Town of Pleasant Springs, Dane County, Wisconsin, being further described as follows:

Commencing at the East ¼ corner of said Section 14; thence S65°48'10"W 463.65 feet to the point of beginning.

Thence continue S65°48'10"W 73.62 feet; thence N89°37'21"W 202.04 feet; thence N10°58'14"E 90.99 feet; N41°03'09"E 58.27 feet; thence N81°54'51"E 132.11 feet; thence S43°20'02"E 74.93 feet; thence S24°37'05"E 75.35 feet to the point of beginning. Contains 0.72 acres.

RH-1 to A-1 Excl. "C"

Located in the NE ¼ of the SE ¼ of Section 14, T6N, R11E, Town of Pleasant Springs, Dane County, Wisconsin, being further described as follows:

Beginning at the East ¼ corner of said Section 14; thence S65°48'10"W 463.65 feet; thence S24°37'05"E 17.38 feet; thence N65°37'12"E 456.18 feet; thence N00°35'00"E 17.53 feet to the point of beginning. Contains: 0.18 acres.

RH-1 to RH-2 "D"

Located in the NE ¼ of the SE ¼ of Section 14, T6N, R11E, Town of Pleasant Springs, Dane County, Wisconsin, being further described as follows:

Commencing at the East ¼ corner of said Section 14; thence S00°35'00"W 17.53 feet to the point of beginning.

Thence continue S00°35'00"W 55.16 feet; thence S65°48'10"W 505.22 feet; thence S30°32'15"W 180.00 feet; thence N89°37'21"W 135.13 feet; thence N12°44'48"W 111.38 feet; thence N10°58'14"E 108.38 feet; thence S89°37'21"E 202.04 feet; thence N65°48'10"E 73.62 feet; thence S24°37'05"E 17.38 feet; thence N65°37'12"E 456.18 feet to the point of beginning. Contains 1.62 acres.

RH-1 to A-1 Excl. "E"

Located in the NE ¼ of the SE ¼ of Section 14, T6N, R11E, Town of Pleasant Springs, Dane County, Wisconsin, being further described as follows:

Commencing at the East ¼ corner of said Section 14; thence S65°48'10"W 537.27 feet; thence N89°37'21"W 202.04 feet to the point of beginning.

Thence continue N89°37'21"W 67.49 feet; thence S00°35'00"W 215.00 feet; thence S89°37'21"E 73.63 feet; thence N12°44'48"W 111.38 feet; thence N10°58'14"E 108.38 feet to the point of beginning. Contains 0.29 acres.

RH-2 5.48 a
A-1 Ex 0.47 a

5.95

MAP FOR REZONING

SCALE: 1" = 100'

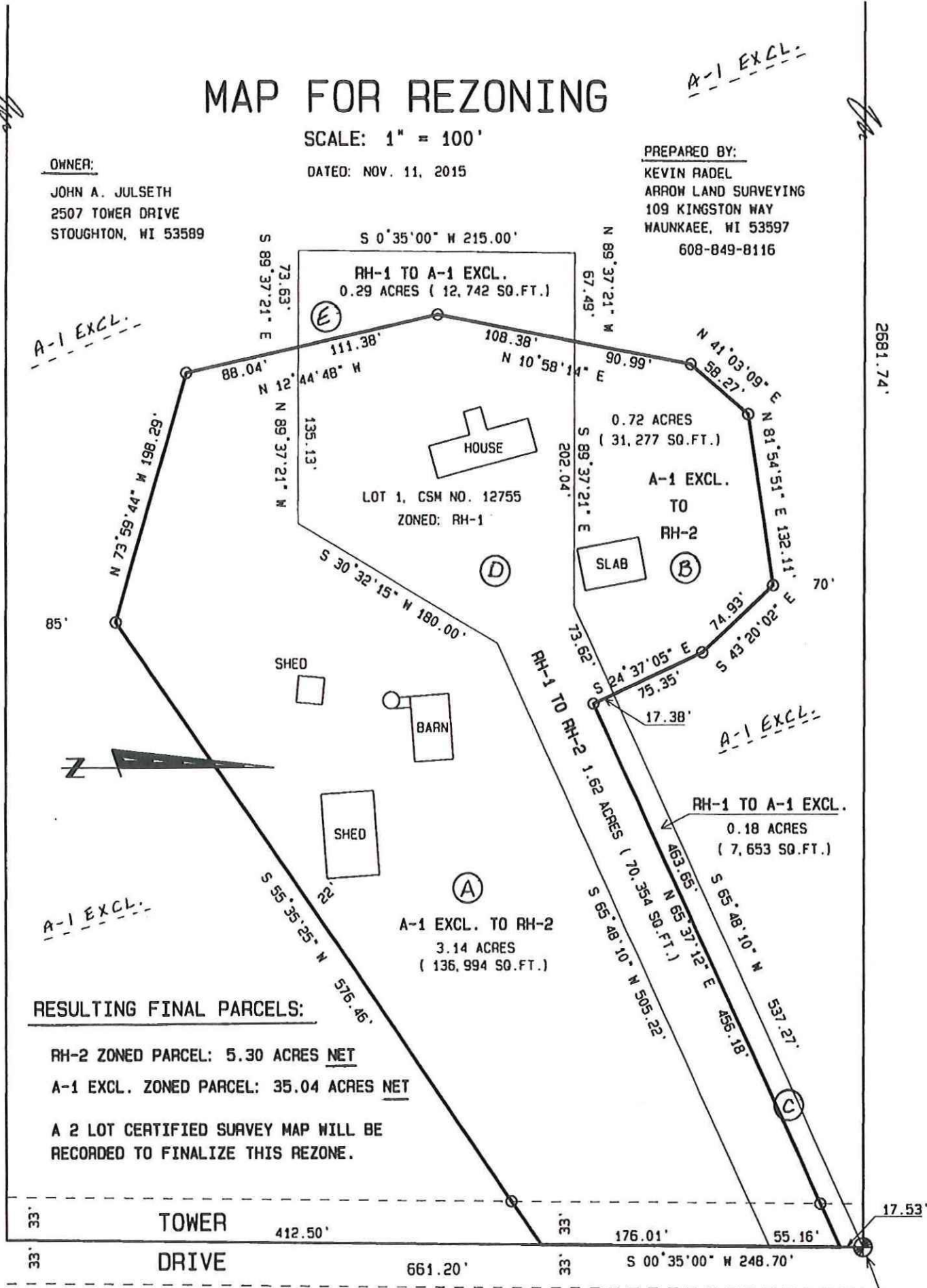
DATED: NOV. 11, 2015

OWNER:

JOHN A. JULSETH
2507 TOWER DRIVE
STOUGHTON, WI 53589

PREPARED BY:

KEVIN RADEL
ARROW LAND SURVEYING
109 KINGSTON WAY
HAUNKAAE, WI 53597
608-849-8116



RESULTING FINAL PARCELS:

RH-2 ZONED PARCEL: 5.30 ACRES NET

A-1 EXCL. ZONED PARCEL: 35.04 ACRES NET

A 2 LOT CERTIFIED SURVEY MAP WILL BE
RECORDED TO FINALIZE THIS REZONE.

To who may it concern

My intent is to sell
35.04 acres zoned A1-exclusive
to a neighbor for agriculture purpose
the parcel will be deed restricted
as it now. The driveway will be
a easment to access land for
agriculture purposes. The zonings
are going to end up as RH2
and A-1 exclusive

John Sulseth

John Sulseth

NOV 16, 2015

"PRELIMINARY"

CERTIFIED SURVEY MAP

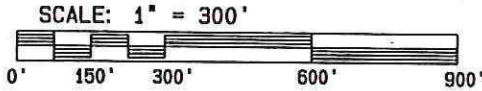
PART OF THE NW 1/4 OF THE SE 1/4 AND THE NE 1/4 OF THE SE 1/4, INCLUDING LOT 1, CERTIFIED SURVEY MAP NO. 12755, SECTION 14, T6N, R11E, TOWN OF PLEASANT SPRINGS, DANE COUNTY, WISCONSIN.

W 1/4 CORNER
SEC. 14-6-11
1" IRON PIPE FOUND

S 1/4 CORNER
SEC. 14-6-11
CONCRETE MONUMENT
FOUND

N 1/4 CORNER
SEC. 14-6-11
CONCRETE
MONUMENT
FOUND

30"
EXISTING ELECTRIC LINE
EASEMENT, TO WGESE.
DOC. NO. 1125854



BEARINGS ARE REFERENCED TO THE EAST LINE
OF THE SE 1/4 OF SECTION 14-6-11.
ASSUMED TO BEAR: S 00°35'00" W.

LEGEND:

- = SET 3/4" x 18" IRON ROD WEIGHING 1.50 LBS. PER FOOT.
- = FOUND 3/4" IRON ROD.

OWNER:

JOHN A. JULSETH
2507 TOWER DRIVE
STOUGHTON, WI 53589

SURVEYED BY:

KEVIN M. RADEL
ARROW LAND SURVEYING
A DIV. OF RADEL & ASSOC., INC.
109 KINGSTON WAY
WAUNAKEE, WI 53597
608-849-8116

LOT 2
35.36 ACRES
(1,540,414 SQ.FT.)
35.04 AC. EXCL. R/W
(1,526,349 SQ.FT.)

LOT 1 ACREAGE:
5.48 ACRES
(238,624 SQ.FT.)
5.30 AC. EXCL. R/W
(230,868 SQ.FT.)

SE CORNER
SEC. 14-6-11
ALUMINUM MONUMENT
FOUND

TOWER DRIVE
EAST 1/4 CORNER
SEC. 14-6-11
ALUMINUM MONUMENT
FOUND

CERTIFIED SURVEY MAP NO. _____
VOLUME _____ PAGE _____
DOCUMENT NO. _____