

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
04/02/2018	DCPREZ-2018-11291
Public Hearing Date	C.U.P. Number
06/26/2018	

OWNER INFORMATION	AGENT INFORMATION
-------------------	-------------------

OWNER NAME CONNORS REV TR, SHAWN A & MAUREEN K	PHONE (with Area Code) (608) 513-4497	AGENT NAME WILLIAMSON SURVEYING	PHONE (with Area Code) (608) 255-5705
BILLING ADDRESS (Number & Street) 3450 COUNTY HIGHWAY P		ADDRESS (Number & Street) 104A W MAIN ST	
(City, State, Zip) MT HOREB, WI 53572		(City, State, Zip) WAUNAKEE, WI 53597	
E-MAIL ADDRESS CONNORS.MO@GMAIL.COM		E-MAIL ADDRESS CHRIS@WILLIAMSONSURVEYING.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	
WEST OF VALLEY SPRING ROAD					
TOWNSHIP CROSS PLAINS	SECTION 34	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0707-341-9001-1					

REASON FOR REZONE	CUP DESCRIPTION
-------------------	-----------------

CREATING ONE RESIDENTIAL LOT	
------------------------------	--

FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-1Ex Exclusive Ag District	RH-2 Rural Homes District	4.39		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <u>CA</u>	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <u>CA</u>	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <u>CA</u>	INSPECTOR'S INITIALS SLJ3	SIGNATURE:(Owner or Agent) 
--	---	---	----------------------------------	---

PRINT NAME:
Chris Adams

DATE:
4-2-18



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:

- **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.
- **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>Shawn Connors</u>	Agent's Name <u>Williamson Surveying</u>
Address <u>3450 CTH P, MT Horeb, 53572</u>	Address <u>104A W. Main St, Waunakee</u>
Phone <u>(608) 513-4497</u>	Phone <u>608-255-5705</u>
Email <u>connors.mo@gmail.com</u>	Email <u>chris@williamsonsurveying.com</u>

Town: cross plains Parcel numbers affected: 0707-341-9001-1

Section: 34 Property address or location: SW 1/4 of the NE 1/4 Section 34, T7N, R7E

Zoning District change: (To / From / # of acres) RH-2 / A-1EX / 4.39 acres

Soil classifications of area (percentages) Class I soils: 0 % Class II soils: 0 % Other: 100 %

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:


Shawn would like to create a residential building site which he will build a new home on.

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

Submitted By: [Signature]

Date: 3-28-2018

Parcel Number - 020/0707-341-9001-1**Current**[← Parcel Parents](#)[Summary Report](#)

Parcel Detail		Less —
Municipality Name	TOWN OF CROSS PLAINS	
State Municipality Code	020	
PLSS (T,R,S,QQ,Q)	07N 07E 34 NW NE (Click link above to access images for Qtr-Qtr)	
Section	07N 07E 34 (Click link above to access images for Section)	
Plat Name	METES AND BOUNDS (Click link above to access images for Plat) METES AND BOUNDS (Click link above to access images for Surveys within Plat)	
Block/Building		
Lot/Unit	(Click link above to see images for this Lot)	
Parcel Description	SEC 34-7-7 SW1/4 NE1/4 EXC S 3 A & EXC CSM 7510 TOG W/ACCESS ESMT IN R29445/48 This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.	
Current Owner	CONNORS REV TR, SHAWN A & MAUREEN K	
Primary Address	No parcel address available.	
Billing Address	3450 COUNTY HIGHWAY P MT HOREB WI 53572	

Assessment Summary		More +
Assessment Year	2018	
Valuation Classification	G4 G5	
Assessment Acres	35.000	
Land Value	\$19,300.00	
Improved Value	\$0.00	
Total Value	\$19,300.00	

Show Valuation Breakout

Open Book
Starts: 04/25/2018 - 04:00 PM
Ends: 04/25/2018 - 06:00 PM
About Open Book

Board Of Review
Starts: 05/14/2018 - 04:30 PM
Ends: 05/14/2018 - 06:30 PM
About Board Of Review

Show Assessment Contact Information ▼

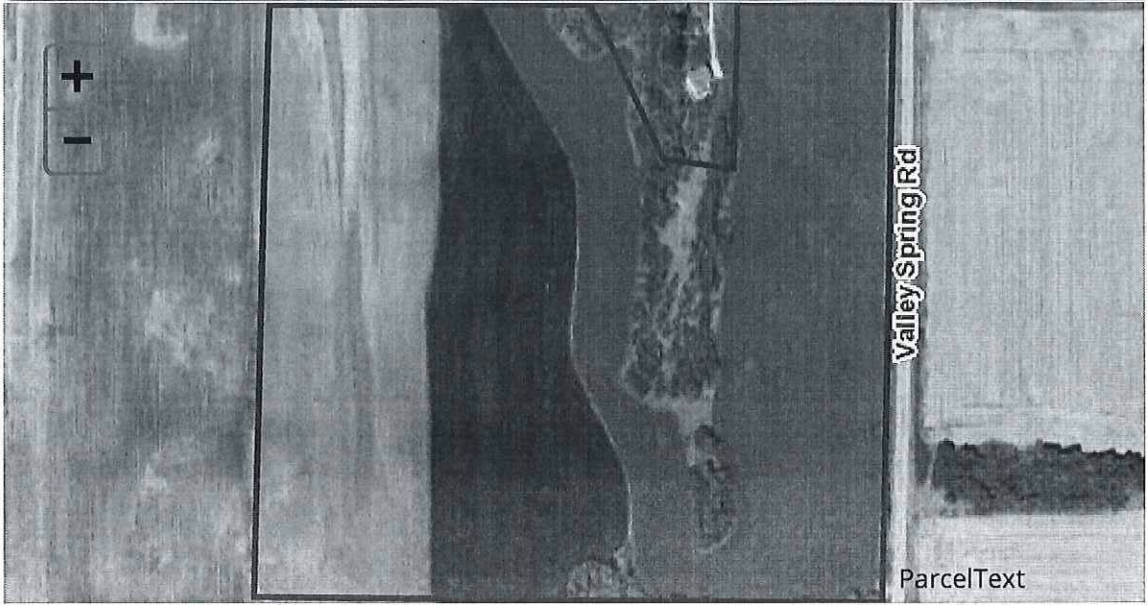
Zoning Information

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

Zoning
A-1(EX)
NOTICE: Some portion of this parcel either contains or is in close proximity to sensitive environmental features (i.e. shorelands, floodplains, or wetlands), and Dane County regulations may apply. Please contact the Dane County Zoning Division at (608) 266-4266 for additional permitting information.

Zoning District Fact Sheets

Parcel Maps



Surveyor Map

DCiMap

Tax Summary (2017) **More +**

E-Statement

E-Bill

E-Receipt

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$19,300.00	\$0.00	\$19,300.00
Taxes:		\$314.82
Lottery Credit(-):		\$0.00
First Dollar Credit(-):		\$0.00
Specials(+):		\$0.00
Amount:		\$314.82

District Information

Type	State Code	Description
REGULAR SCHOOL	3794	MOUNT HOREB SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	1002	MT HOREB FIRE
OTHER DISTRICT	1002	MT HOREB EMS

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
QCD	11/29/2016	5287795		

Show More ▼



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](#)

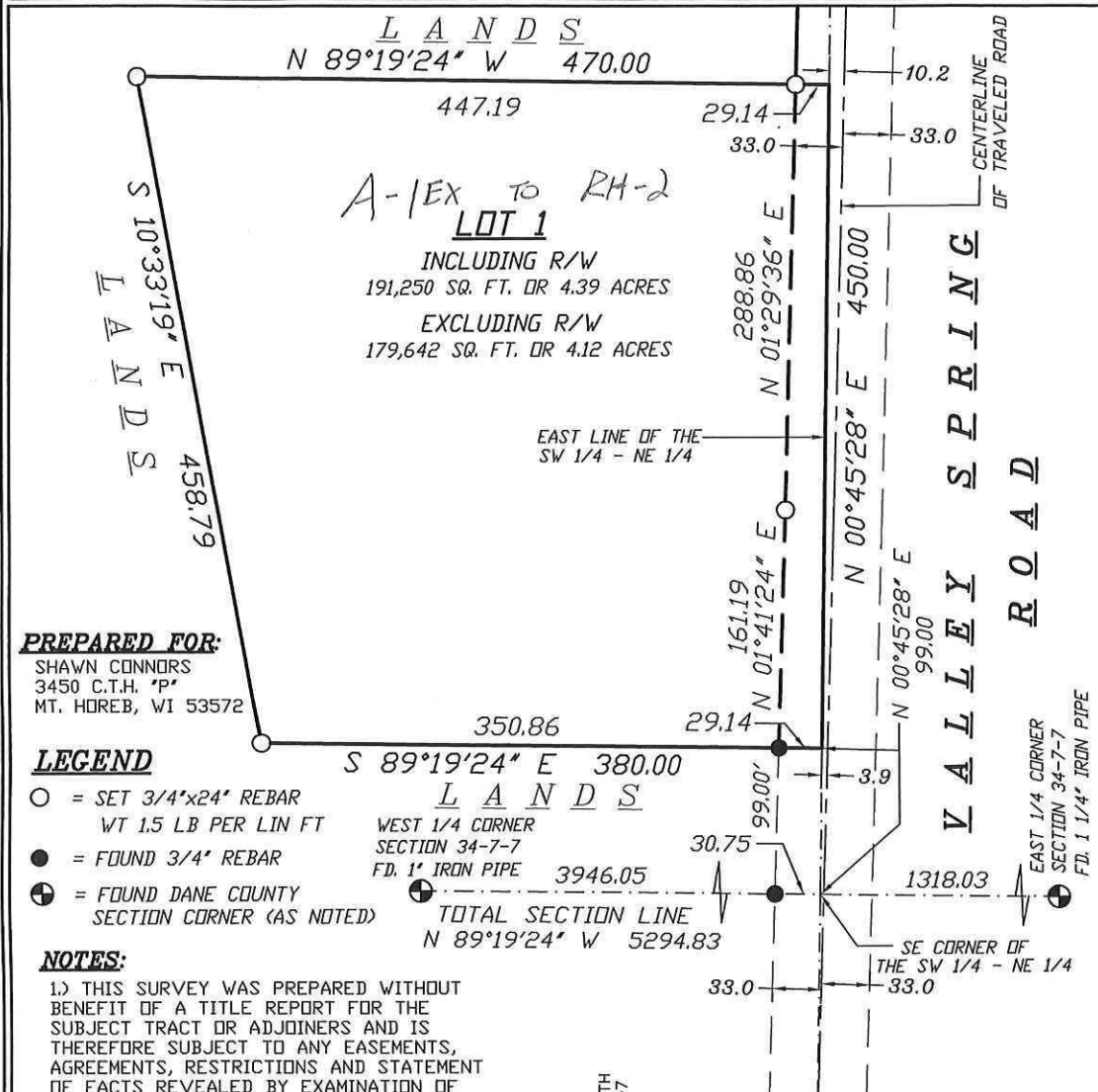


CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NDA T. PRIEVE & CHRIS W. ADAMS, PROFESSIONAL LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

A parcel of land located in part of the Southwest 1/4 of the Northeast 1/4 of Section 34 T7N, R7E, Town of Cross Plains, Dane County, Wisconsin.



PREPARED FOR:

SHAWN CONNORS
3450 C.T.H. "P"
MT. HOREB, WI 53572

LEGEND

- = SET 3/4"x24" REBAR
WT 1.5 LB PER LIN FT
- = FOUND 3/4" REBAR
- ⊕ = FOUND DANE COUNTY SECTION CORNER (AS NOTED)

WEST 1/4 CORNER SECTION 34-7-7
FD. 1" IRON PIPE 3946.05

NOTES:

- 1.) THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT FOR THE SUBJECT TRACT OR ADJOINERS AND IS THEREFORE SUBJECT TO ANY EASEMENTS, AGREEMENTS, RESTRICTIONS AND STATEMENT OF FACTS REVEALED BY EXAMINATION OF SUCH DOCUMENTS.
- 2.) WETLANDS AND FLOOD PLAIN, IF PRESENT, HAVE NOT BEEN DELINEATED OR SHOWN.
- 3.) ALL SECTION CORNER TIES HAVE BEEN CHECKED AND VERIFIED TO THE LATEST TIES SHEET ON RECORD.

SCALE 1" = 100'



DOCUMENT NO. _____

CERTIFIED SURVEY MAP NO. _____



BEARINGS ARE REFERENCED TO THE SOUTH LINE OF THE NE 1/4 OF SECTION 34-7-7 LINE TO BEAR N 89°19'24" W

SURVEYORS SEAL

PRELIMINARY ONLY
FOR REVIEW



CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NOA T. PRIEVE & CHRIS W. ADAMS, PROFESSIONAL LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

A parcel of land located in part of the Southwest 1/4 of the Northeast 1/4 of Section 34 T7N, R7E, Town of Cross Plains, Dane County, Wisconsin.

SURVEYOR'S CERTIFICATE

I, Noa T. Prieve, Professional Land Surveyor hereby certify that this survey is correct to the best of the professional surveyor's knowledge and belief and is in full compliance with the provisions of Chapter A-E 7 and Chapter 236.34 Wisconsin Statutes, the subdivision regulations of Dane County, and by the direction of the owners listed below, I have surveyed, divided, and mapped a correct representation of the exterior boundaries of the land surveyed and the division of that land, being part of the Southwest 1/4 of the Northeast 1/4 of Section 34, T7N, R7E, Town of Cross Plains, Dane County, Wisconsin, more particularly described as follows:

Commencing at the East 1/4 of said Section 34; thence N 89°19'24" W along the South line of the Northeast 1/4, 1318.03 feet to the Southeast corner of the Southwest 1/4 of the Northeast 1/4; thence N 00°45'28" E along the East line of the Southwest 1/4 of the Northeast 1/4, 99.00 feet to the point of beginning.

Thence continue N 00°45'28" E along said East line, 450.00 feet; thence N 89°19'24" W, 470.00 feet; thence S 10°33'19" E, 458.79 feet; thence S 89°19'24" E, 380.00 feet to the point of beginning. This parcel contains 191,250 sq. ft. or 4.39 acres and is subject to a road right of way over the easterly side thereof.

Williamson Surveying and Associates, LLC
by Noa T. Prieve & Chris W. Adams

Date _____

Noa T. Prieve S-2499
Professional Land Surveyor

OWNERS' CERTIFICATE:

As owner, I hereby certify that I caused the land described on this certified survey map to be surveyed, divided and mapped as represented on the certified survey map. I also certify that this certified survey map is required by sec. 75.17(1)(a), Dane County Code of Ordinances, to be submitted to the Dane County Zoning and Land Regulation Committee for approval.

WITNESS the hand seal of said owners this _____ day of _____, 20____.

Shawn A. and Maureen K. Conners Revocable Trust
Authorized Representative

STATE OF WISCONSIN)
DANE COUNTY)

Personally came before me this _____ day of _____, 20____ the above named _____ to me known to be the person who executed the foregoing instrument and acknowledge the same.

SURVEYORS SEAL

**PRELIMINARY ONLY
FOR REVIEW**

_____ County, Wisconsin.

My commission expires _____

Notary Public

Print Name



CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NOA T. PRIEVE & CHRIS W. ADAMS, PROFESSIONAL LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

A parcel of land located in part of the Southwest 1/4 of the Northeast 1/4 of Section 34 T7N, R7E, Town of Cross Plains, Dane County, Wisconsin.

TOWN BOARD RESOLUTION

Resolved that this certified survey map is hereby acknowledged and approved by the Town of Cross Plains on this _____ day of _____, 20__.

Nancy Meinholz
Town Clerk

NOTE:

REFER TO BUILDING SITE INFORMATION CONTAINED IN THE DANE COUNTY SOIL SURVEY.

DANE COUNTY APPROVAL

Approved for recording per Dane County Zoning and Land Regulation Committee action on _____.

Daniel Everson
Assistant Zoning Administrator

REGISTER OF DEEDS:

Received for recording this ___ day of _____, 20__ at ___ o'clock ___M. and recorded in Volume _____ of Dane County Certified Surveys on pages _____ through _____.

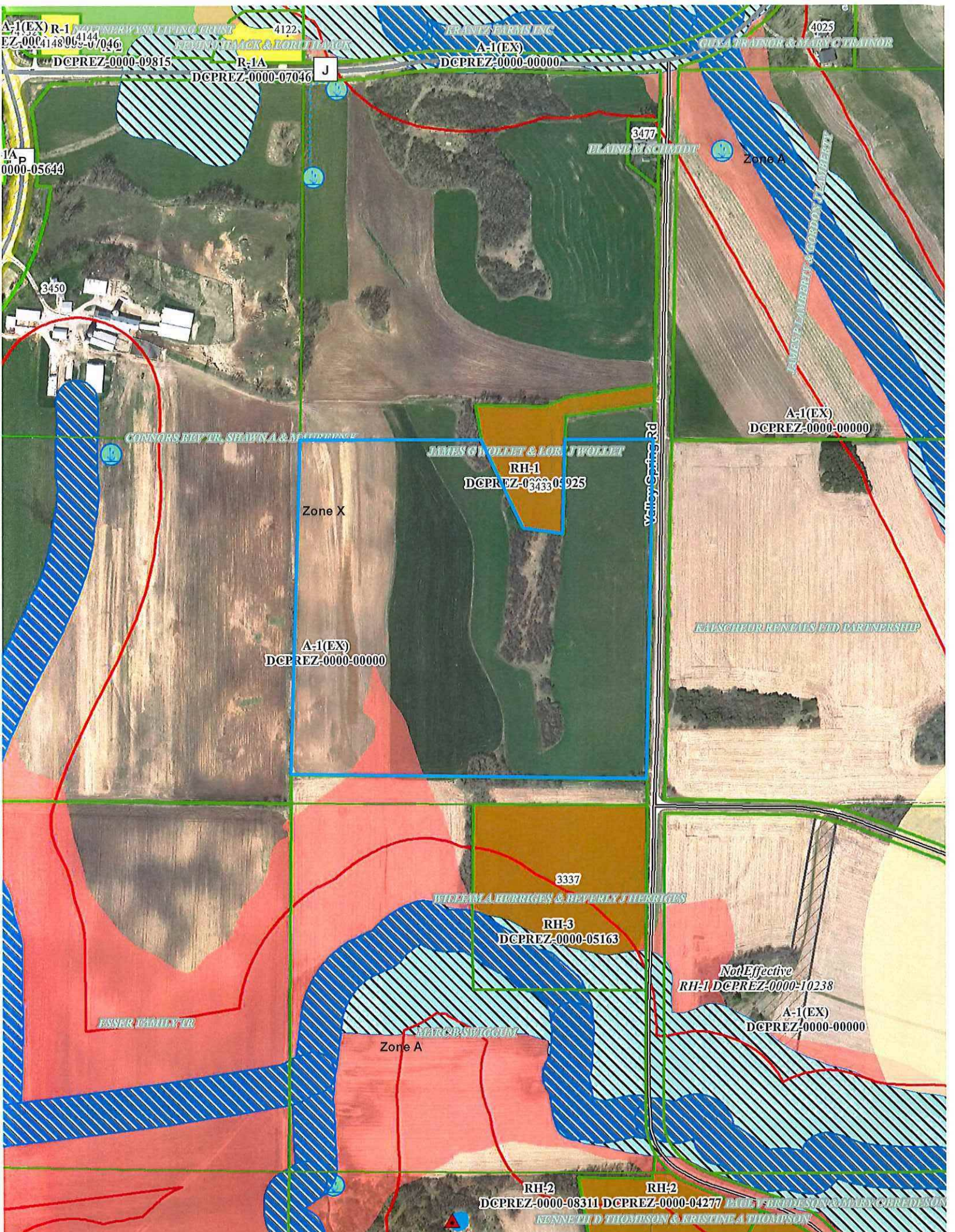
Kristi Chlebowski
Register of Deeds

DOCUMENT NO. _____

CERTIFIED SURVEY MAP NO. _____

SURVEYORS SEAL

PRELIMINARY ONLY
FOR REVIEW



A-1(EX) R-1
EZ-000-4148-00-07046

1/A P
0000-05644

3450

DCPREZ-0000-09815

R-1A
DCPREZ-0000-07046

J

A-1(EX)
DCPREZ-0000-00000

4025

3477
BLAINE M SCHMIDT

Zone A

A-1(EX)
DCPREZ-0000-00000

CONNORS REV TR, SHAWNA & NEVILLE DUNCAN

JAMES G WOLLET & LOR J WOLLET
RH-1
DCPREZ-03433-01-925

Zone X

A-1(EX)
DCPREZ-0000-00000

Valley Springs Rd

KALSCHOUR RENEALS LTD PARTNERSHIP

3337

WICE W A HERRIGES & BEVERLY J HERRIGES

RH-3
DCPREZ-0000-05163

Not Effective
RH-1 DCPREZ-0000-10238

A-1(EX)
DCPREZ-0000-00000

BISSER, DEANLY, ET

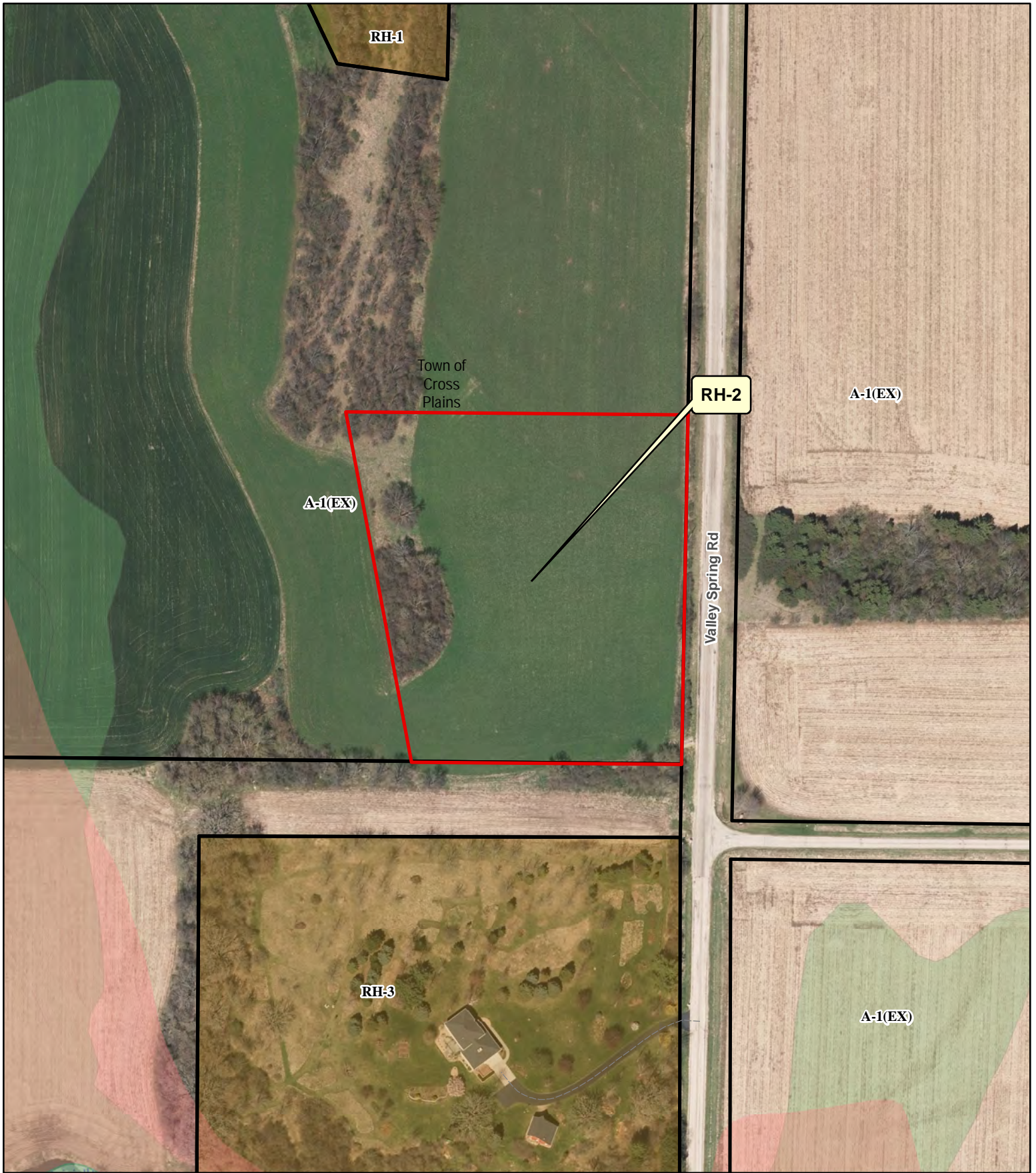
MARCUS WIGGUM

Zone A



RH-2
DCPREZ-0000-08311

RH-2
DCPREZ-0000-04277

PAUL F BRIDGES, SON, AND LARRY G BRIDGES
KENNETH D THOMPSON & KRISTINE A THOMPSON



Legend

-  Wetland
-  Floodplain
- Significant Soils**
-  Class 1
-  Class 2



Petition 11291
CONNORS REV TR,
SHAWN A & MAUREEN K