

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
07/12/2017	DCPREZ-2017-11187
Public Hearing Date	C.U.P. Number
09/26/2017	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME KEVIN BRONKHORST	PHONE (with Area Code) (608) 445-8321	AGENT NAME	PHONE (with Area Code)
BILLING ADDRESS (Number & Street) 4256 VILAS RD		ADDRESS (Number & Street)	
(City, State, Zip) COTTAGE GROVE, WI 53527		(City, State, Zip)	
E-MAIL ADDRESS kjbronk@icloud.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	
1858 Meadow View Lane & lands SE		1858 Meadow View Lane			
TOWNSHIP COTTAGE GROVE	SECTION 2	TOWNSHIP COTTAGE GROVE	SECTION 02	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0711-024-8381-9		0711-024-8385-0			

REASON FOR REZONE			CUP DESCRIPTION	
CREATING ONE RESIDENTIAL LOT				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
R-1 Residence District	R-3 Residence District	.64		
A-1Ex Exclusive Ag District	R-3 Residence District	.08		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <u>KJ</u>	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <u>KJ</u>	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <u>KJ</u>	INSPECTOR'S INITIALS SCW1	SIGNATURE:(Owner or Agent) 
				PRINT NAME: Kevin Bronkhorst
				DATE: 7-12-2017

CK



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 Kevin Bronkhorst Agent's Name _____
 Address 1858 Meadow View Ln. Address _____
 Phone 608-445-8321 Phone _____
 Email Kjbronk@icloud.com Email AI-EX-R3
071102483850 008
R1-R3
 Town: Cottage Grove Parcel numbers affected: 018/0711-024-8381-9 see attached
 Section: 01 Property address or location: 1858 Meadow View Ln. Cottage Grove
 Zoning District change: (To / From / # of acres) R-3 R-1 0.6 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:
Would like to raise an existing building with 8' side walls to 12'-6" side walls. In raising building I was informed it would change the back lot set back to a larger measurement under R-1. Scott from Dane county zoning informed me that R-3 would keep the project well within required set backs.

I authorize that I am the owner or have permission to act on behalf of the owner of the property.
 Submitted By: Kevin Bronkhorst Date: 7-6-2017

Composite Description of Parcels I, II and III, Document Number 3185365 in the Dane County Register of Deeds.

Part of the Northeast 1/4 of the Southeast 1/4 of Section 02, Township 07 North, Range 11 East, Town of Cottage Grove, Dane County, Wisconsin, more fully described as follows:

Commencing at the Southeast corner of said Section 02;

Thence N 00°05'32" E, 1402.86 feet, along the East line of the Southeast 1/4, to the Point of Beginning of this description;

Thence N 90°00'00" W, 65.54 feet, previously described as West, 66.00 feet;

Thence S 00°00'00" E, 47.40 feet, previously recorded as South, to the North right-of-way of Meadow View Lane;

Thence N 79°32'40" W, 145.12 feet, along said North right-of-way, to the Southeast corner of Lot 1, Certified Survey Map Number 3821 in Volume 15 on Page 350;

Thence N 00°00'00" E, 149.81 feet, previously recorded as North, along the East line of said Lot 1, to the Northeast corner of said Lot 1 and to the South line of Certified Survey Map Number 5878 in Volume 28 on Pages 10 and 11;

Thence S 90°00'00" E, 208.46 feet, previously recorded as East, 208.71 feet, along said South line, to the Southeast corner of said Lot 1, South line of Certified Survey Map Number 5878 and to the East line of the Southeast 1/4 of said Section 12;

Thence S 00°05'32" W, 128.75 feet, previously recorded as South and previously recorded as S 00°00'39" E, to the Point of Beginning of this description.

Said parcel contains 31,711 square feet or 0.728 acres.

Assessment Contact Information

For questions or to schedule an appointment contact:

Assessor

ASSOCIATED APPRAISAL CONSULTANTS

Phone

920-749-1995

Email

JOHNH.APRAZ@GMAIL.COM

Clerk

KIM BANIGAN

Phone

608-839-5021

Email

CLERK@TOWNCG.NET

Zoning Information

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

Zoning

* R-1 0.6 Acres DCPREZ-0000-08678

* RH-1 DCPREZ-0000-04471

Zoning District Fact Sheets

Parcel Maps

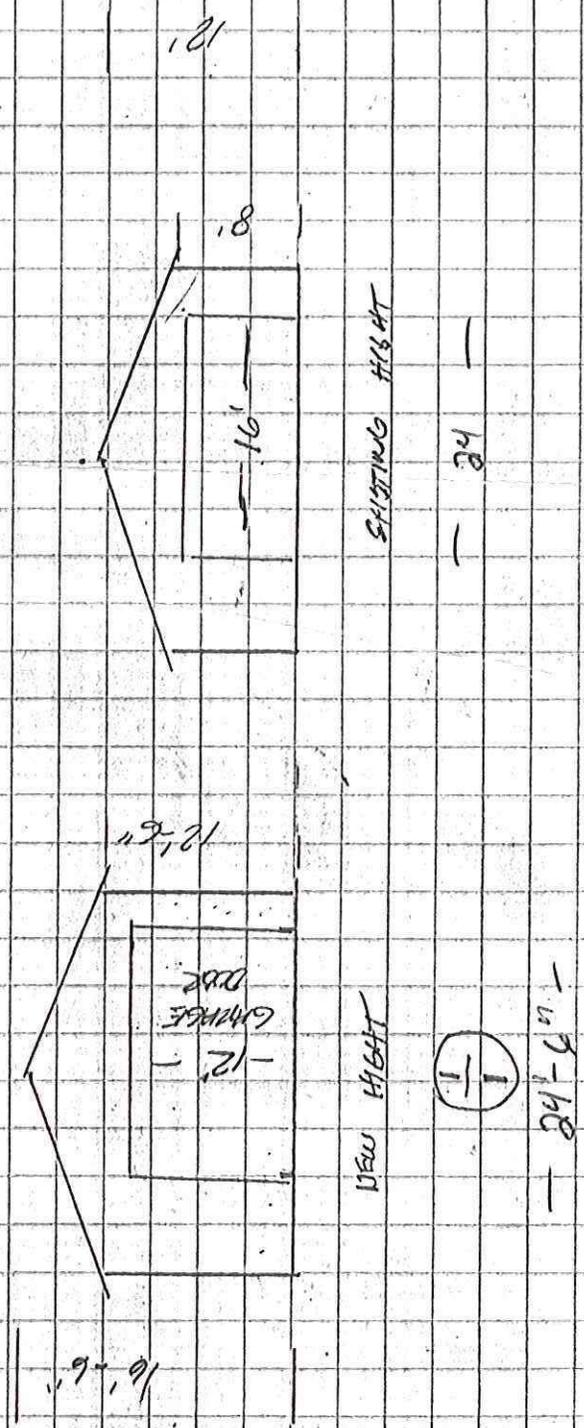
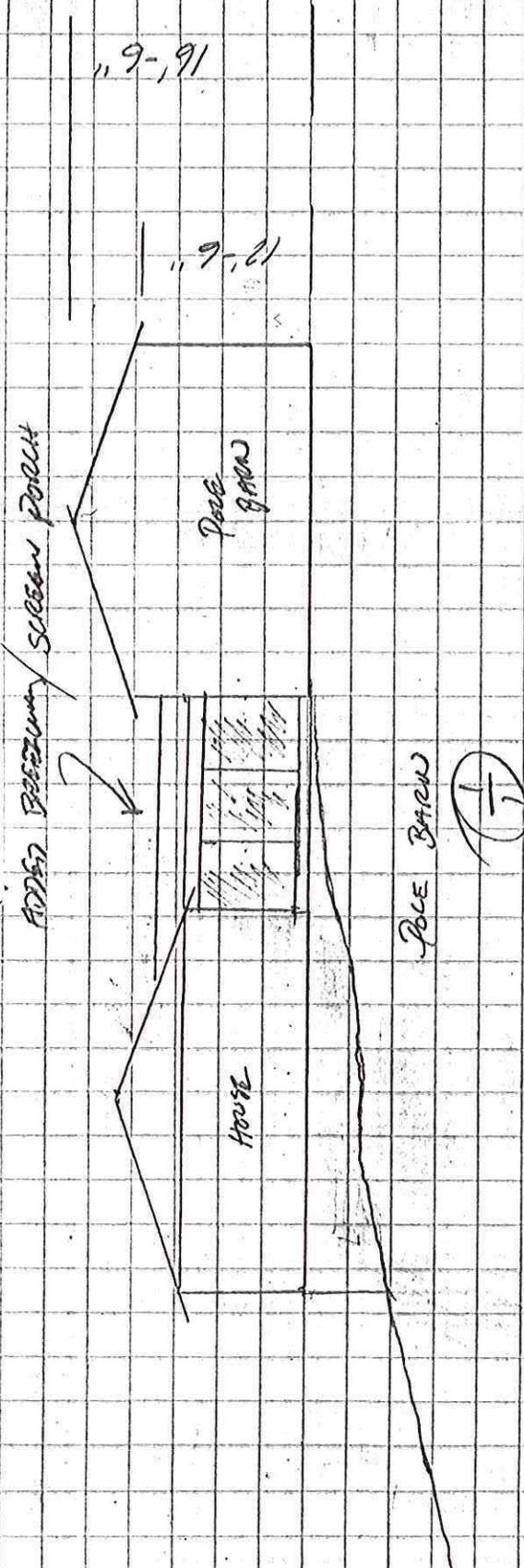


Meadow View
Esri, HERE, DeLorme, MapmyIndia, © Op...

[DCiMap](#)

[Google Map](#)

[Bing Map](#)



$0/4 = 3'$

DANE COUNTY ZONING PERMIT

ZONING PERMIT NO. Page 1 of 2

DCPZP-2017-00390

OWNER INFORMATION		AGENT/CONTRACTOR INFORMATION	
OWNER NAME KEVIN BRONKHORST	PHONE (608) 445-8321	AGENT /CONTRACTOR NAME	PHONE
BILLING ADDRESS (Number, Street) 4256 VILAS RD		ADDRESS (Number, Street)	
(City, State, Zip) COTTAGE GROVE, WI 53527		(City, State, Zip)	
E-MAIL ADDRESS KJBRONK@ICLOUD.COM		E-MAIL ADDRESS	

PARCEL NO.	TOWNSHIP		SECTION	1/4	1/4
0711-024-8381-9	TOWN OF COTTAGE GROVE		2	SE	NE
PROPERTY ADDRESS <small>(Assignment of new address is subject to field verification.)</small>	HOUSE NO. 1858	ST. DIRECTION	STREET NAME MEADOW VIEW		ST. TYPE LN

LOT	BLOCK	C.S.M. NO. or PLAT NAME METES AND BOUNDS		
ZONING DISTRICT R-1 Residence District	PARCEL ACREAGE 7	PROPOSED PROJECT: Alteration to existing building Description: INCREASE HEIGHT OF EXISTING DETACHED GARAGE AND ATTACH TO RESIDENCE.		CENSUS CODE 434 - Residential Addition

Category	<input checked="" type="checkbox"/> Residential	<input type="checkbox"/> Commercial	<input type="checkbox"/> Agricultural	SEWER Private	SANITARY PERMIT NO.
	<input type="checkbox"/> Other:				

ROAD CLASSIFICATION C-Town Road	REZONE NO. 8679	C.U.P. NO.	VARIANCE NO.	DEED RESTRICTION <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO
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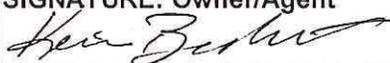
SHORELAND <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	FLOOD ZONE <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	WETLAND <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	EC/SW NO.
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HEIGHT (In Feet) 14.5	BASEMENT Sq. Ft.	1st FLOOR Sq. Ft. 1243	TOTAL SQUARE FEET 1243
NO. OF STORIES 1	2nd FLOOR Sq. Ft.	3rd FLOOR Sq. Ft.	PROJECT COST \$15,000.00
			PERMIT FEE \$143.23

I, the undersigned, am the owner of the property or an authorized agent acting on behalf of the owner of the property. I certify that the work to be performed, as part of this zoning permit, will be constructed as noted on the submitted plans and comply with the applicable zoning ordinances. I understand that failure to comply with any provision or condition of this permit renders this zoning permit null and void and subject to enforcement action.

I acknowledge that I am responsible for complying with State and Federal laws concerning construction near or on wetlands, lakes, and streams. Wetlands that are not associated with open water can be difficult to identify. Failure to comply may result in removal or modification of construction that violates the law or other penalties or costs. For more information, visit the Department of Natural Resources web page at www.dnr.state.wi.us or contact the Department of Natural Resources Service Center.

I hereby consent to the entry on the permitted premises by Dane County zoning inspectors for the purposes of determining compliance with the zoning ordinances.

Owner & Agent hereby agree to comply with all Dane County Ordinances. Any unauthorized change from the information or plans submitted will invalidate the permit.	SIGNATURE: Owner/Agent 	DATE: 6-29-2017
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OFFICE USE ONLY				(form version 03.01.01)
SURVEY REQUIRED ? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO Initials: 	DATE ISSUED 06/29/2017 DATE REVIEWED	INITIALS HJH3 INITIALS	1st INSPECTION DATE	INITIALS
			2nd INSPECTION DATE	INITIALS

Parcel Detail		Less —
Municipality Name	TOWN OF COTTAGE GROVE	
State Municipality Code	018	
PLSS (T,R,S,QQ,Q)	07N 11E 02 NE SE (Click link above to access images for Qtr-Qtr)	
Section	07N 11E 02 (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	<p>SEC 2-7-11 PRT NE1/4SE1/4 S 104.35 FT OF N 1285.5 FT OF E 208.71 FT THF & COM SE COR ABV-DESCR TH W 66 FT TO POB TH CONT W 142.71 FT TH S 21.06 FT TH S79DEGE 145.12 FT TH N 47.4 FT TO POB ALSO PRT LOT 1 CSM 5878 CS28/10&11-7/5/89 DESCR AS COM SEC E1/4 COR TH S ALG E LN SEC 2 1156.75 FT TO POB TH CON S ALG SD E LN 24.40 FT TH AT RT ANGLES TO SD E LN BEARING W 208.71 FT TH N PARA TO E LN SD SEC 2 24.40 FT TH E 208.71 FT TO E LN SD SEC 2 & POB</p> <p>This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.</p>	
Current Owner	KEVIN BRONKHORST	
Current Co-Owner	JODIE AMERELL	
Primary Address	1858 MEADOW VIEW LN	
Billing Address	4256 VILAS RD COTTAGE GROVE WI 53527	

Assessment Summary		More +
Assessment Year	2017	
Valuation Classification	G1	
Assessment Acres	0.640	
Land Value	\$63,400.00	
Improved Value	\$81,900.00	
Total Value	\$145,300.00	

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 ▼

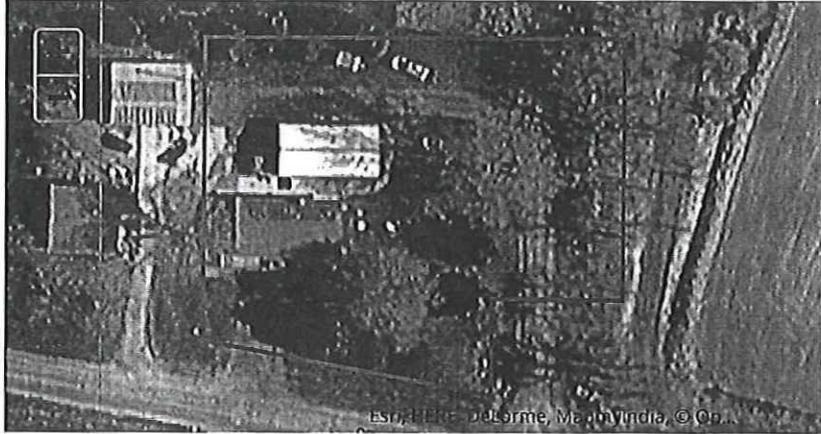
Zoning Information

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

Zoning
R-1 DCPREZ-0000-08678

Zoning District Fact Sheets

Parcel Maps



- Surveyor Map
- DCiMap
- Google Map
- Bing Map

Tax Summary (2016) More +

- E-Statement
- E-Bill
- E-Receipt

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$63,400.00	\$101,800.00	\$165,200.00
Taxes:		\$2,970.21
Lottery Credit(-):		\$0.00
First Dollar Credit(-):		\$74.89
Specials(+):		\$323.36
Amount:		\$3,218.68

District Information		
Type	State Code	Description
REGULAR SCHOOL	3332	MARSHALL SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
DRAINAGE DISTRICT	DDS3	SEPARATION 3 DRAINAGE DIS
OTHER DISTRICT	09DG	DEERGROVE EMS
OTHER DISTRICT	09CG	COTTAGE GROVE FIRE

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	07/06/2016	5247928		

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: 0711-024-8381-9

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.



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Dane County Land Information Council

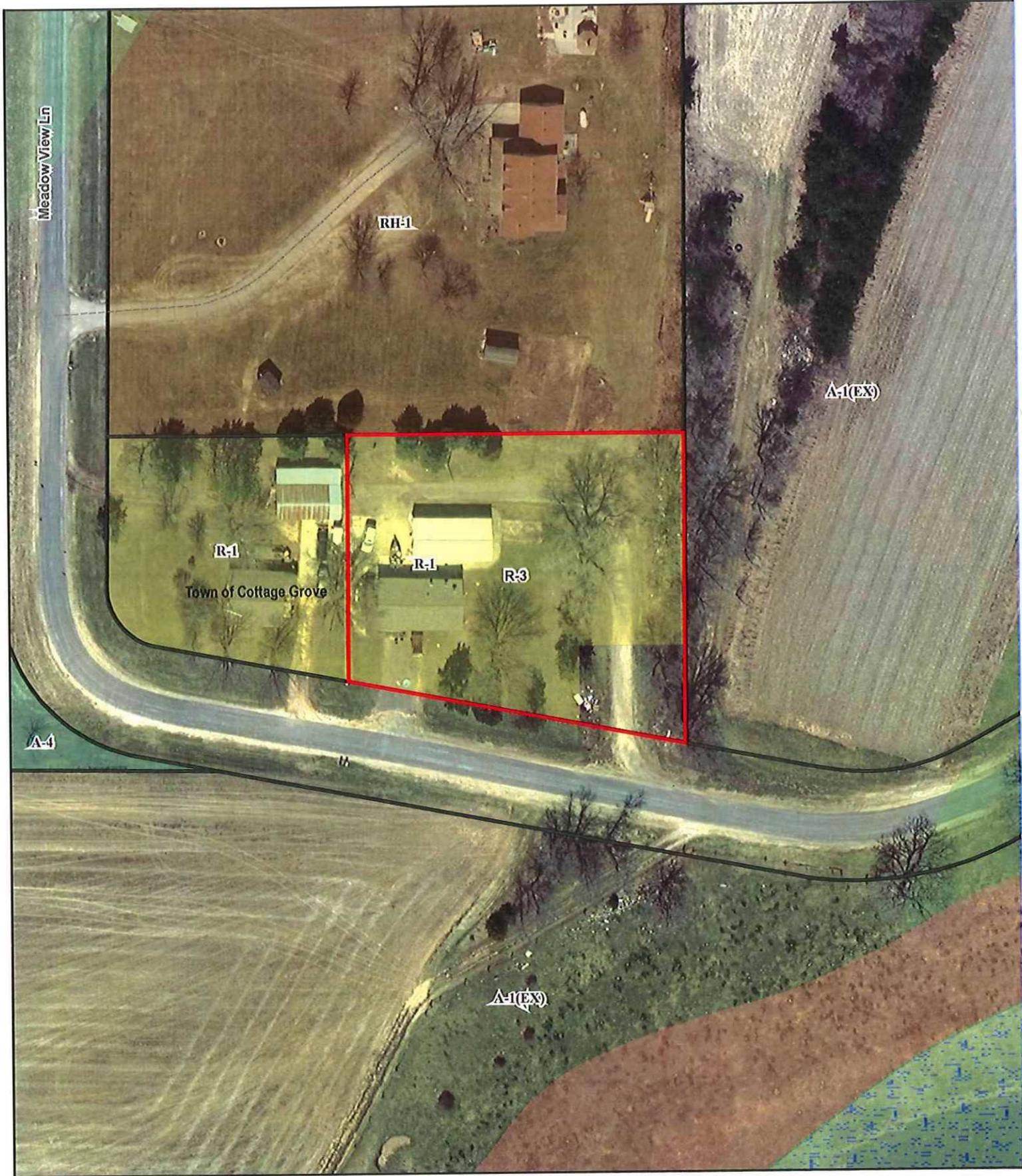
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210 Martin Luther King Jr. Blvd

City-County Bldg. Room 116

Madison, WI 53703





Legend

Significant Soils Floodplain
 Wetland

Class
 Class 1
 Class 2



0 25 50 100 Feet

Petition 11187
KEVIN BRONKHORST