



Dane County Planning & Development

Land Division Review

June 2, 2023

Williamson Surveying
104A West Main St.
Waunakee, WI 53597

Re: Parcel Status Determination
Town of Cross Plains, Section 16
Parcel# 0707-163-8390-9 (8.00 acres)

Current zoning of subject parcel is FP-1; Farmland Preservation

To whom it may concern:

I have reviewed the parcel in question as to its legal status for building purposes. This parcel was described as a metes and bounds description within a Land Contract, recorded on April 28, 1964. Dane County land division regulations effective on December 4, 1974 required parcels less than 15 acres to go through the Certified Survey Map process.

Therefore, this parcel can be separately conveyed at this time without a change in zoning classification, but please keep in mind that any development of this parcel beyond what is present is subject to the Town Comprehensive Plan policies and conditions of approval for zoning map amendments.

I hope this information is helpful. Please contact myself or Majid Allan if you have any questions.

Sincerely,

Daniel Everson
Assistant Zoning Administrator
267.1541

CC:
Clerk, Town of Cross Plains
Senior Planner – Majid Allan
Senior Planner – Brian Standing

Dane County Zoning & Land Division Regulations

- Land Division Regulations – Effective December 4, 1974, Certified Survey Map required for parcels of 15 acres or less.
- Town of Cross Plains adopted A-1 Exclusive Zoning on December 26, 1981.

Public Search and history of parcel as described today.

Document: Land Contract #1099813

By and between: Donald P. Connors, as guardian for James M. Connors and Margaret E. Connors and James P. Connors and Mary Ann Connors.

Recorded: April 28, 1964

Document: Warranty Deed #1626589 (fulfillment of Land Contract)

Grantor: James P. Connors and Donald P. Connors, co-personal representatives of the estate of Margaret Connors.

Grantee: James P. Connors and Mary Ann Connors

Recorded: June 21, 1979

