

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
02/07/2017	DCPREZ-2017-11112
Public Hearing Date	C.U.P. Number
04/25/2017	

OWNER INFORMATION	AGENT INFORMATION
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OWNER NAME CAROLANN THERESA NELSON	PHONE (with Area Code)	AGENT NAME ERIC NELSON	PHONE (with Area Code)
BILLING ADDRESS (Number & Street) 2802 MOLAND ST		ADDRESS (Number & Street) 2802 MOLAND ST	
(City, State, Zip) MADISON, WI 53704		(City, State, Zip) MADISON, WI 53704	
E-MAIL ADDRESS MAMA.CAROLANN@GMAIL.COM		E-MAIL ADDRESS MAMA.CAROLANN@GMAIL.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	
848 STOUGHTON ROAD					
TOWNSHIP OREGON	SECTION 17	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0509-173-9260-2					

REASON FOR REZONE	CUP DESCRIPTION
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COMBINING LOTS FOR RESIDENTIAL USE	
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FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
R-1A Residence District	R-3 Residence District	0.2		
A-1Ex Exclusive Ag District	R-3 Residence District	0.4		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	INSPECTOR'S INITIALS RWL1	SIGNATURE:(Owner or Agent) 
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PRINT NAME:
Carolann Nelson

DATE:
2-7-17

PROPOSED RE-ZONE

LEGAL DESCRIPTION OF PROPOSED RE-ZONE

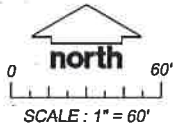
PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWN 05 NORTH, RANGE 09 EAST, AND PART OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 20, TOWN 05 NORTH, RANGE 09 EAST, ALL IN THE TOWN OF OREGON, DANE COUNTY, WISCONSIN, MORE FULLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 17; THENCE N 27°23'44" E, 111.20 FEET ALONG THE CENTERLINE OF STORYTOWN ROAD; THENCE S 89°45'00" E, 150.34 FEET; THENCE S 01°30'00" E, 352.25 FEET TO THE CENTERLINE OF COUNTY TRUNK HIGHWAY "A"; THENCE N 39°40'28" W, 330.08 FEET ALONG THE CENTERLINE OF COUNTY TRUNK HIGHWAY "A" TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 1.00 ACRES INCLUDING 0.29 ACRES OF ROAD RIGHT-OF-WAY.

SUBJECT TO RECORDED AND UNRECORDED RESTRICTIONS, RESERVATIONS, RIGHTS-OF-WAY AND EASEMENTS.

W/O ROW - 0.6 ACRES



NOTES

1. BEARINGS ARE REFERENCED TO THE SOUTH LINE OF THE SW 1/4 OF THE SW 1/4 OF SECTION 17, T5N, R9E, RECORDED AS S 89°45'00" E.

2. DEEDED LEGAL DESCRIPTION DOES NOT CLOSE.

PROPERTY SURVEYED:
848 STORYTOWN ROAD
OREGON, WI 53575

SURVEYED FOR:
ERIC NELSON

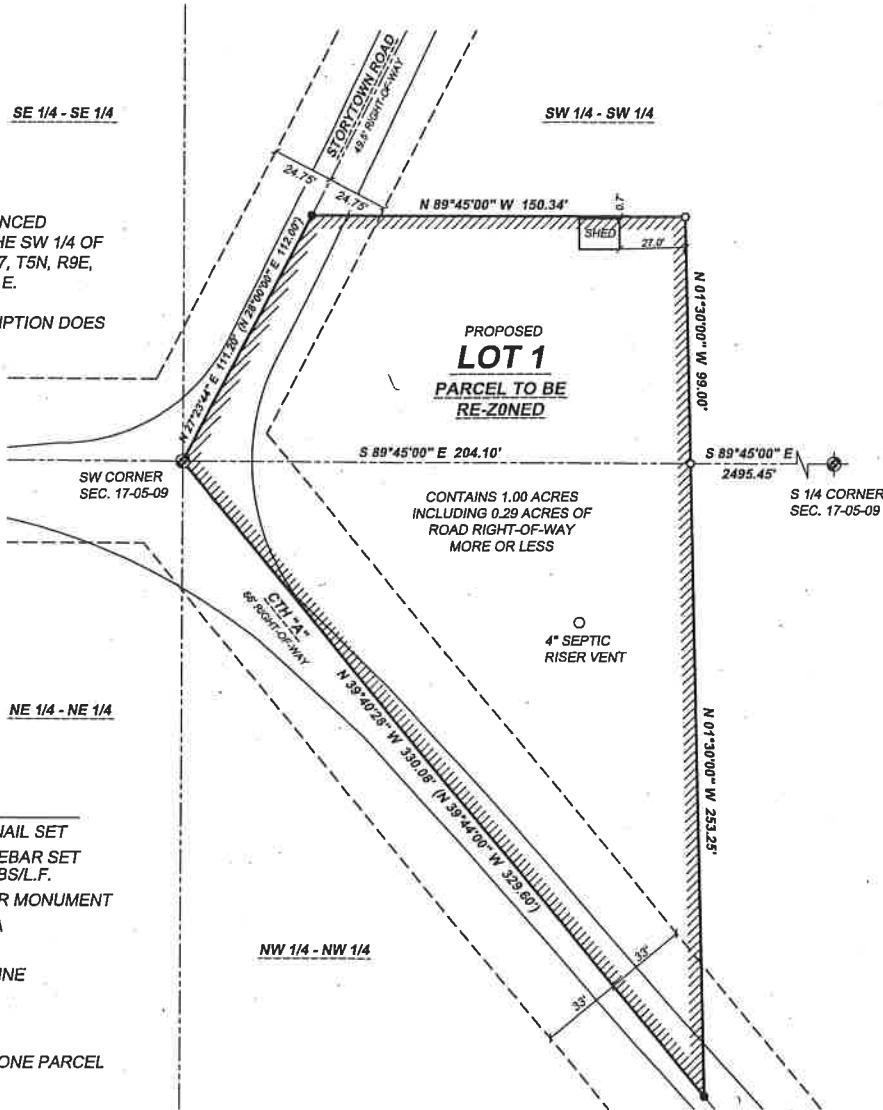
SURVEYED BY:
MOORE SURVEYING, LLC
2918 MARKETPLACE DR.
SUITE 108
FITCHBURG, WI 53719
(608) 288-1860

DATE OF SURVEY:
NOVEMBER 11, 2016

PROJECT: 2217

LEGEND

- 'SURVEY MARK' NAIL SET
- 3/4" X 24" IRON REBAR SET WEIGHING 1.50 LBS/L.F.
- ⊕ SECTION CORNER MONUMENT
- (40') RECORDED DATA
- CENTERLINE
- - - RIGHT-OF-WAY LINE
- - - SECTION LINE
- PROPERTY LINE
- ▨ PROPOSED RE-ZONE PARCEL



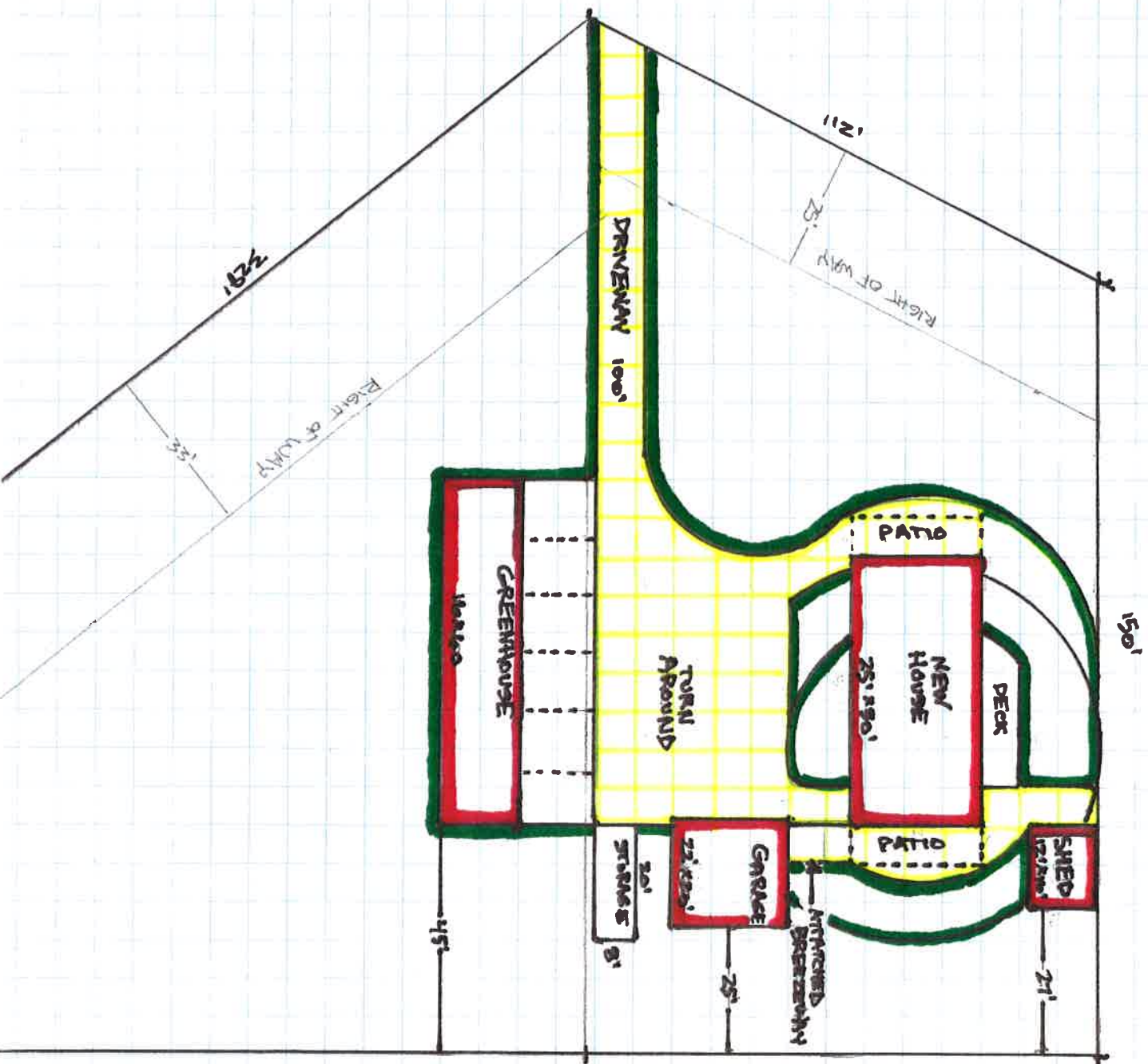
SURVEYORS CERTIFICATE

I, ANDREW R. MOORE, PROFESSIONAL LAND SURVEYOR HEREBY CERTIFY THAT THIS SURVEY IS IN COMPLIANCE WITH AE-7 AND CHAPTER 236.34 OF THE WISCONSIN STATUTES AND THE SUBDIVISION REGULATIONS OF THE TOWN OF OREGON AND DANE COUNTY, WISCONSIN. I ALSO CERTIFY THAT BY THE DIRECTION OF ERIC NELSON, I HAVE MAPPED THE LANDS DESCRIBED AND THAT THIS MAP IS A CORRECT REPRESENTATION THEREOF.

HOUSE
41-1250 sqft
Footprint

GARAGE
41-410 sqft
Footprint

SHED
41-200 sqft



TOWN OF OREGON

APPLICATION FOR LAND USE CHANGE

Submittal Fee: \$100.00 each submittal plus \$20.00 per additional petition.*

1. NAMES — Owner

Name Eric & Carolann Nelson

Street 2802 Moland St

City, State, Zip Madison, WI 53704

Phone: Days 608-719-7760 Cell _____

Applicant (if other than Owner)

Name _____

Street _____

City, State, Zip _____

Phone: Days _____ Cell _____

Eric -

608-712-4535

2. PROPERTY LOCATION

Section: 17 & 20 Property size: 1 acre Property zoning: Res & Ag-EX Parcel No(s): #04210509-173-9260-2
#04210509-202-8610-4

Property Address: 848 Storytown Rd, Brooklyn, WI

3. REQUEST: Applicant must review town ordinance requirements for submittal. Applicant is also responsible for filing necessary paperwork with the County.

Nonresidential Site Plan Review (Ordinance 10.1.9)

1. Required for any construction, expansion or conversion of structures other than single family residences, agricultural structures or agricultural accessory buildings.
2. Submit 13 sets of site plans.
3. Submit the Site Plan Review Application.
4. Site Plan Review for _____

Land Division or Certified Survey Map (CSM) (Ordinance 10.10.4)

1. Required for any land division that creates 2, but not more than 4 lots.
2. Has a Density Study Report by Dane County been completed?
3. Submit 12 copies Proposed & Final Certified Survey Map (CSM).
4. Submit the Town of Oregon Land Division Application.
5. Submit a copy of the completed Dane County Land Division Application.
6. If applicable, may require approval from the Village of Oregon.
7. Reason for land division _____

Plat or Subdivision (Ordinance 10.10.4)

1. Required for any land division that creates 5 or more lots or a subdivision.
2. Has a Density Study Report by Dane County been completed?
3. Submit 12 copies of Preliminary & Final Plat.
4. Submit the Town of Oregon Land Division Application.
5. Submit a copy of the completed Dane County Land Division Application
6. If applicable, may require approval from the Village of Oregon.
7. Reason for plat or subdivision _____

Zoning Amendment

1. Required for any change in zoning district.
2. Zoning change from Res & Ag-EX District to R3 District for 1.0 acres
3. Submit a copy of the completed Dane County Zoning Change Application.
4. Reason for change Combine & rezone to allow for auxiliary structure

Conditional Use Permit (CUP)

1. Required for any change in the use of property that requires a conditional use in the zoning district.
2. Submit a written statement of the intended use of the property.
3. Submit a copy of the completed Dane County Application for a Conditional Use Permit (CUP).
4. Conditional Use Permit for _____

Variance

1. Required for any request for variance from the County Zoning Code.
2. Submit a copy of the completed Dane County Variance Application
3. The Applicant will receive a letter from the Town acknowledging that they informed the Town of their intent to apply for a Variance. *Required by Dane County.
4. Variance for _____

4. SIGNATURE

[Signature] 12-1-16

Owner (signature is mandatory) _____ Date _____

Applicant (if other than Owner) _____ Date _____

* Pre-Application Consultation with Plan Commission is recommended before submitting any application or payment of fees. There is no charge for consultation.

Town of Oregon
1138 Union Road
Oregon, WI 53575

House Replacement Agreement

WHEREAS, the undersigned applicant is building a new home on the applicant's property located at 848 Stonytown Road, in the Town of Oregon, while continuing to live in the original home; and

WHEREAS, applicant is allowed to have only one residence on the property; and

WHEREAS, the Town of Oregon has an interest in seeing the new home completed in accordance with the Town of Oregon's Building Code in a timely fashion;

NOW, THEREFORE, the applicant and the Town of Oregon hereby agree as follows:

1. Within 30 days of completion of the new home, the applicant will relocate all household personal property to the new home.
2. With 30 days of occupancy of the new home, the water supply plumbing and sewer access in the original home will be disconnected, and the original home shall be considered uninhabitable and unfit for human habitation.
3. Within 90 days of occupancy of the new home, the original home shall be removed and the site re-graded within 90 days or as weather permits. If the existing well and septic system are not used for the replacement dwelling they must be properly sealed and abandoned unless applicant provides proof that all current state and county sanitation and groundwater protection standards are met. Under these conditions, the applicant can petition the Town Board for a variance to maintain the well and/or septic system for another specified use.
4. If applicant fails to complete construction of the new house before the expiration of the building permit and fails to procure an extension of the completion date from the Town of Oregon, the applicant consents that the Town of Oregon may proceed under Section 66.0413 of the Wisconsin Statutes to compel completion of the razing and removal of the new house.
5. Applicant agrees to indemnify and hold harmless the Town of Oregon from any and all claims for personal injuries or property damage arising out of or related to the use or occupancy of the new house prior to its completion date as set forth in Section 4 of this Agreement.

WHEREAS, the applicant's signature on this document confirms the applicant's approval and future compliance with this agreement. Failure to comply with the terms and conditions of this Agreement in a timely fashion may also lead to other enforcement action by the Town of Oregon.

Applicant: Erin Nelson Date: 2/13/17

Town Chair: _____ Date: _____