

Town of Cross Plains Land Use Petition Application

OFFICIAL USE ONLY	
Dane County Application Petition #: _____	
Site Visit Date: _____	
Plan Commission Meeting Date: _____	
Town Board Meeting Date: _____	

Petitioner:

Petitioner's Name: <i>Nate & Heather Wagner</i>		Date: <i>4/9/21</i>
Petitioner's Address: <i>8067 Hwy 14 Cross Plains</i>		Email Address: <i>wagner05@tds.net</i>
Home Phone <i>608-669-6900</i>	Work Phone <i>608-279-9198</i>	FAX

Owner:

Owner's Name (if different from petitioner) <i>Bollenbeck Farm LLC</i>	Home Phone <i>608-832-1530</i>
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Full Address
*2007 Springdale Center Rd.
Verona, WI 53593*

I, *Krista Ramsey*, (owner's name) authorize and agree to *Nate Wagner* (petitioner's name)

submitting this petition pertaining to land I own in the Town of Cross Plains.

Signature of owner <i>Krista Ramsey</i>	Date <i>April 7, 2021</i>
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Agent:

Agent's Name <i>Krista Ramsey</i>	Phone <i>608-832-1530</i>
Address <i>2007 Springdale Center Rd. Verona, WI 53593</i>	

Property information (separate copy for each parcel):

Section:	Parcel Number:	Acres in Parcel:	Acres to be rezoned:	Present zoning:	New zoning:
<i>12-7-7</i>	<i>020-0707-123-8008-0</i>	<i>22.767</i>	<i>2.81</i>	<i>FR35</i>	<i>FPI</i>
<i>12-7-7</i>	<i>020-0707-123-9500-1</i>	<i>39.90</i>	<i>.40</i>	<i>FR35</i>	<i>FPI</i>
<i>12-7-7</i>	<i>020-0707-124-9001-4</i>	<i>23.100</i>	<i>.37</i>	<i>FR35</i>	<i>FPI</i>

Parcel address (if available): _____

Intent or purpose (if a Map Amendment Petition, attach a page stating purpose and how it fits the goals and policies of the Plan):

Property information cont'd:

Town of Cross Plains Land Use Petition Application

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Dane County Application Petition #: _____	
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Town Board Meeting Date: _____	

Petitioner:

Petitioner's Name: <i>Nate & Heather Wagner</i>		Date: <i>4/9/21</i>
Petitioner's Address: <i>8007 Hwy K Cross Plains</i>		Email Address: <i>wagner05@tds.net</i>
Home Phone: <i>608 669-6900</i>	Work Phone: <i>608-279-9798</i>	FAX:

Owner:

Owner's Name (if different from petitioner): <i>Bollenbeck Farm LLC</i>	Home Phone: <i>608-832-1530</i>
Full Address: <i>2007 Springdale Center Rd. Verona, WI 53593</i>	
I, <i>Kristi Ramsey</i> , authorize and agree to	<i>Nate Wagner</i>
(owner's name)	(petitioner's name)
submitting this petition pertaining to land I own in the Town of Cross Plains.	

Signature of owner: <i>Kristi Ramsey</i>	Date: <i>April 7, 2021</i>
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Agent:

Agent's Name: <i>Kristi Ramsey</i>	Phone: <i>608-832-1530</i>
Address: <i>2007 Springdale Center Rd. Verona, WI 53593</i>	

Property information (separate copy for each parcel):

Section:	Parcel Number:	Acres in Parcel:	Acres to be rezoned:	Present zoning:	New zoning:
<i>12-7-7</i>	<i>020-0707-124-8502-0</i>	<i>12.690</i>	<i>1.60</i>	<i>FR35</i>	<i>FPI</i>
<i>12-7-7</i>	<i>020-0707-124-8502-0</i>	<i>12.690</i>	<i>.17</i>	<i>FR35</i>	<i>SFR1</i>
Section:	Parcel Number:	Acres in Parcel:	Acres to be rezoned:	Present zoning:	New zoning:

Parcel address (if available): _____

Intent or purpose (if a Map Amendment Petition, attach a page stating purpose and how it fits the goals and policies of the Plan): _____

Property information cont'd:

Is there a house or building on this parcel now? YES NO

Have you previously submitted an application to rezone this parcel? YES NO

Is this the original tract of land from December, 1981? YES NO

Has the property been previously rezoned? YES NO

If yes, how many times?

Are there any deed restrictions on the property? YES NO

How many acres do you own on the parcel you are requesting a split to be taken from?

How many development rights (splits) have been used from this land since December, 1981, including those taken by previous owners? 1

Explain land divisions, provide dates and attach documentation.

If this is a petition for a Land Use Plan Map amendment, attach a legal description of the parcel.
 Attach a map of the parcel as it currently exists, showing public roads.
 Attach a preliminary map of the parcel(s) as they would exist under the proposed change.
 The division of this parcel will create how many lots, parcels or building sites? 0
 Have you made an application for this change with Dane County? YES NO

Conditional Use Permit (CUP), Variance and/or Special Exemption

Are you requesting: CUP VARIANCE OTHER
 Is there presently a: CUP VARIANCE OTHER


Please explain:

Intent or purpose:

Applicant's Statement:

If additional parcels are involved in this petition under ownership the same or different from the owners listed above, please provide the information requested above for each owner and the parcel(s) individually owned on a duplicate of this form.

I attest that all the information on this form is accurate.

 4/9/21
 Signature of applicant Date

Please return ten copies of the completed application, together with ten copies of any required maps, to the Chair of the Comprehensive Planning Commission of the Town of Cross Plains.
 Five additional sets of copies should be sent to the Clerk of the Town of Cross Plains.



BIRRENKOTT SURVEYING, INC.

P.O. Box 237
 1677 N. Bristol Street
 Sun Prairie, WI. 53590
 Phone (608) 837-7463
 Fax (608) 837-1081

Zoning Map

PARCEL A DESCRIPTION:

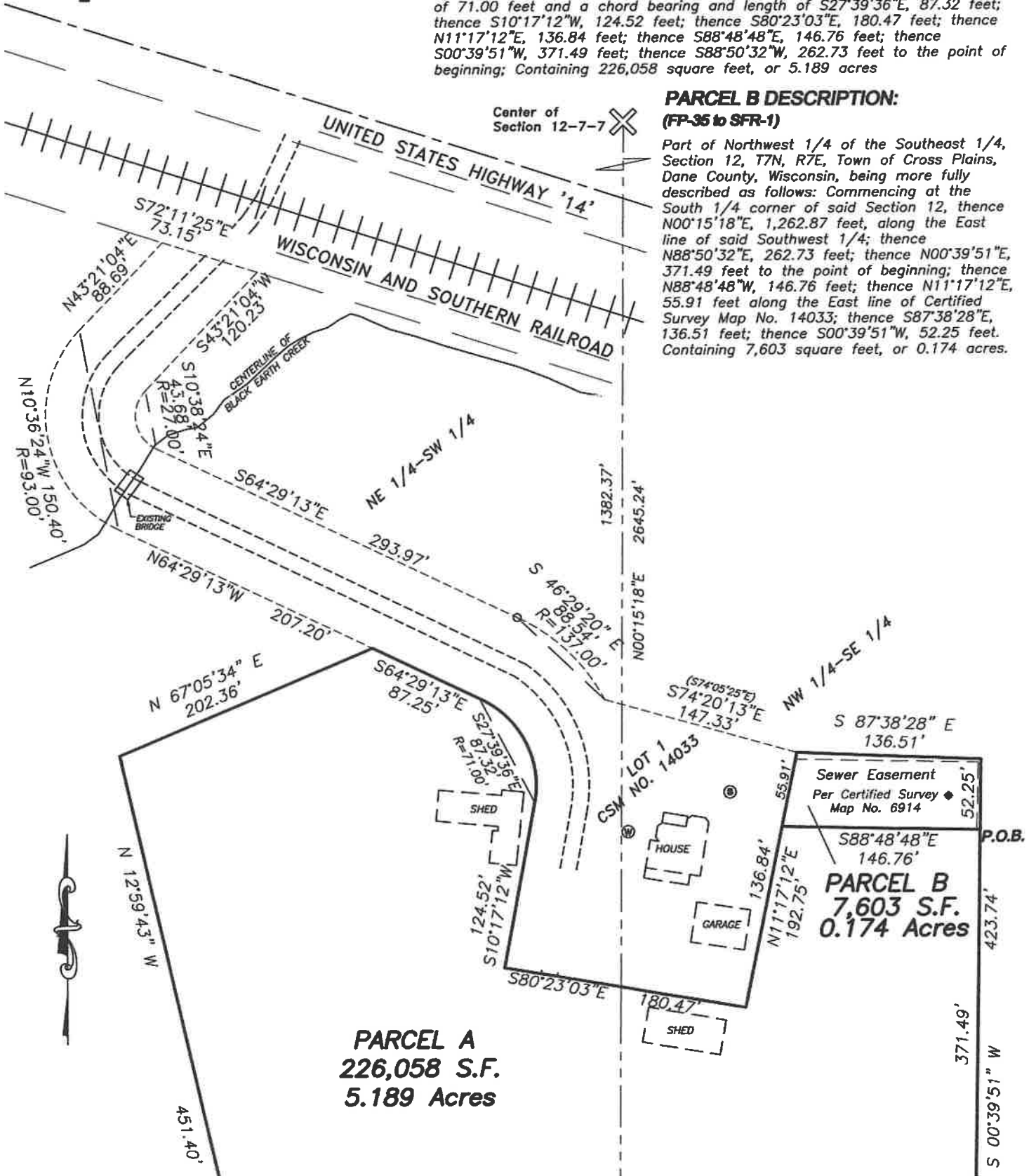
(FP-35 to FP-1)

A part of the Northeast 1/4 and Southeast of the Southwest 1/4 and Northwest 1/4 and Southwest 1/4 of the Southeast 1/4 all in Section 12, T7N, R7E, Town of Cross Plains, Dane County, Wisconsin, being more fully described as follows: Commencing at the South 1/4 corner of said Section 12, thence N00°15'18"E, 1,262.87 feet, along the East line of said Southwest 1/4 to the point of beginning; thence S88°50'32"W, 266.46 feet; thence N12°59'43"W, 451.40 feet; thence N67°05'34"E, 202.36 feet; thence S64°29'13"E, 87.25 feet; thence along a curve to the right having a radius of 71.00 feet and a chord bearing and length of S27°39'36"E, 87.32 feet; thence S10°17'12"W, 124.52 feet; thence S80°23'03"E, 180.47 feet; thence N11°17'12"E, 136.84 feet; thence S88°48'48"E, 146.76 feet; thence S00°39'51"W, 371.49 feet; thence S88°50'32"W, 262.73 feet to the point of beginning; Containing 226,058 square feet, or 5.189 acres

PARCEL B DESCRIPTION:

(FP-35 to SFR-1)

Part of Northwest 1/4 of the Southeast 1/4, Section 12, T7N, R7E, Town of Cross Plains, Dane County, Wisconsin, being more fully described as follows: Commencing at the South 1/4 corner of said Section 12, thence N00°15'18"E, 1,262.87 feet, along the East line of said Southwest 1/4; thence N88°50'32"E, 262.73 feet; thence N00°39'51"E, 371.49 feet to the point of beginning; thence N88°48'48"W, 146.76 feet; thence N11°17'12"E, 55.91 feet along the East line of Certified Survey Map No. 14033; thence S87°38'28"E, 136.51 feet; thence S00°39'51"W, 52.25 feet. Containing 7,603 square feet, or 0.174 acres.



PARCEL A
 226,058 S.F.
 5.189 Acres

Sewer Easement
 Per Certified Survey
 Map No. 6914

PARCEL B
 7,603 S.F.
 0.174 Acres

Parcel A Description

A part of the Northeast 1/4 and Southeast of the Southwest 1/4 and Northwest 1/4 and Southwest 1/4 of the Southeast 1/4 all in Section 12, T7N, R7E, Town of Cross Plains, Dane County, Wisconsin, being more fully described as follows: Commencing at the South 1/4 corner of said Section 12, thence N00°15'18"E, 1,262.87 feet, along the East line of said Southwest 1/4 to the point of beginning; thence S88°50'32"W, 266.46 feet; thence N12°59'43"W, 451.40 feet; thence N67°05'34"E, 202.36 feet; thence S64°29'13"E, 87.25 feet; thence along a curve to the right having a radius of 71.00 feet and a chord bearing and length of S27°39'36"E, 87.32 feet; thence S10°17'12"W, 124.52 feet; thence S80°23'03"E, 180.47 feet; thence N11°17'12"E, 136.84 feet; thence S88°48'48"E, 146.76 feet; thence S00°39'51"W, 371.49 feet; thence S88°50'32"W, 262.73 feet to the point of beginning; Containing 226,058 square feet, or 5.189 acres

Parcel B Description

Part of Northwest 1/4 of the Southeast 1/4, Section 12, T7N, R7E, Town of Cross Plains, Dane County, Wisconsin, being more fully described as follows: Commencing at the South 1/4 corner of said Section 12, thence N00°15'18"E, 1,262.87 feet, along the East line of said Southwest 1/4; thence N88°50'32"E, 262.73 feet; thence N00°39'51"E, 371.49 feet to the point of beginning; thence N88°48'48"W, 146.76 feet; thence N11°17'12"E, 55.91 feet along the East line of Certified Survey Map No. 14033; thence S87°38'28"E, 136.51 feet; thence S00°39'51"W, 52.25 feet. Containing 7,603 square feet, or 0.174 acres.