TOWN OF COTTAGE GROVE
COTTAGE GROVE, WI 53527

THE TOWN OF COTTAGE GROVE PLAN COMMISSION WILL HOLD A PUBLIC MEETING ON WEDNESDAY, JULY 24, 2024 AT 7:00 P.M. AT TOWN HALL, 4058 COUNTY ROAD N.

You may also join the meeting from your computer, tablet or smartphone.
https://www.gotomeet.me/Towncg/plan-commission-meeting
You can also dial in using your phone. United States: +1 (571) 317-3112 **Access Code:** 187-085-237

AGENDA

1. DETERMINE PROPER POSTING AND QUORUM IS PRESENT
2. CALL MEETING TO ORDER
3. APPROVE MINUTES OF PREVIOUS MEETINGS
4. Public Concerns: Public's opportunity to speak to the Plan Commission about any subject that is not a specific agenda item.
5. Discuss/Consider adoption of Resolution PC2024-07-24 Recommending Approval of the Swalheim Business Park 4-lot preliminary plat.
6. Town of Cottage Grove, Applicant, as recommended by Dane County Planning and Development for consistency with the Dane County Farmland Preservation Plan and s. 91.38 Wisconsin Statutes: Rezone of 151.3 acres from FP-35 to AT-35, Rezone of 2.39 acres from FP-35 to NR-C, 22.8 acres from FP-1 to NR-C, and Rezone of 8.51 acres from FP-1 to UTR. See attached list for specific parcels.
7. ADJOURNMENT

BY: Kris Hampton, Commission Chair POSTED: July 18, 2024

IT IS POSSIBLE THAT MEMBERS OF AND A POSSIBLE QUORUM OF MEMBERS OF OTHER GOVERNMENTAL BODIES OF THE MUNICIPALITY MAY BE IN ATTENDANCE AT THE ABOVE-STATED MEETING TO GATHER INFORMATION; NO ACTION WILL BE TAKEN BY ANY OTHER GOVERNMENTAL BODY AT THE ABOVE-STATED MEETING OTHER THEN THE GOVERNMENTAL BODY SPECIFICALLY REFERRED TO ABOVE IN THIS NOTICE.

Dane County Farmland Preservation Zoning Recertification 2024

Town of Cottage Grove Rezones out of FP Districts

Municipality	PARCELNO	Plan_or_Zoning_Amendment	ZONING_DISTRICT	Proposed_Zoning	Acres	Notes	ConctOwner	BillingStreetAddress	BillingCity	Billing State	BillingZip	PlatDescription
Town of Cottage Grove	071134220220	Zoning	FP-1	NR-C	11.22	Property is along North Star Rd and shown as **future commercial** in the Town plan. NR-C zoning proposed in lieu of FP-1 as a holding category until owner pursues a development proposal in accordance with Town plan objectives for the commercial area	CUMMINGS AND TURK FARMS LLC	9615 OVERLAND RD	MOUNT HOREB	WI	53572	CSM 16268
Town of Cottage Grove	071134287300	Zoning	FP-1	NR-C	11.58	Property is along North Star Rd and shown as **future commercial** in the Town plan. NR-C zoning proposed in lieu of FP-1 as a holding category until owner pursues a development proposal in accordance with Town plan objectives for the commercial area	MICHAEL MCEVILLY	100 ONTARIO CT	GIBSON	PA	15044	CSM 15383
Town of Cottage Grove	071104288050	Zoning	FP-1	UTR	8.51	Property is a separate CSM lot located within a **neighborhood development area and within 1/4 mile of the Village of Cottage Grove**. Owner lives on adjoining SFR lot at 2620 Gaston Rd. Was zoned to A-4 under petition 11274 and then FP-1 under the 2019 zoning code update. Proposed UTR zoning would ensure Town oversight of any future development.	PATTI K HELGELAND	2620 GASTON RD	COTTAGE GROVE	WI	53527	CSM 14892
Town of Cottage Grove	071117485003	Zoning	FP-35	AT-35	40.15	Property is within the Village of Cottage Grove Urban Service Area. Shown as **Ag Transition** in Town plan.	2001 REALTY	2729 COFFEYTOWN RD	COTTAGE GROVE	WI	53527	METES AND BOUNDS
Town of Cottage Grove	071117490024	Zoning	FP-35	AT-35	31.43	Property is within the Village of Cottage Grove Urban Service Area. Shown as **Ag Transition** in Town plan.	2001 REALTY	2729 COFFEYTOWN RD	COTTAGE GROVE	WI	53527	METES AND BOUNDS
Town of Cottage Grove	071116387400	Zoning	FP-35	NR-C	2.39	Property is within the Village of Cottage Grove Urban Service Area. Shown as **Ag Transition** in Town plan. Property appears to be a remnant parcel left in the town following an annexation of owner's adjacent land. Property is within mapped wetlands and wetland indicators and appears unbuildable.	2001 REALTY & TIMOTHY R OLSON	2725 COFFEYTOWN RD	COTTAGE GROVE	WI	53527	METES AND BOUNDS
Town of Cottage Grove	071134285009	Zoning	FP-35	AT-35	13.40	Property is part of 78 acre ownership parcel (3 tax parcels) along North Star Rd and shown as **future commercial** in the Town plan. AT-35 zoning proposed until owner pursues a development proposal in accordance with Town plan objectives for the commercial area	SWALHEIM 2011 REV TR, DUANE P & CANDACE J	436 CONNIE ST	COTTAGE GROVE	WI	53527	METES AND BOUNDS
Town of Cottage Grove	071134290011	Zoning	FP-35	AT-35	26.51	Property is part of 78 acre ownership parcel (3 tax parcels) along North Star Rd and shown as **future commercial** in the Town plan. AT-35 zoning proposed until owner pursues a development proposal in accordance with Town plan objectives for the commercial area	SWALHEIM 2011 REV TR, DUANE P & CANDACE J	436 CONNIE ST	COTTAGE GROVE	WI	53527	METES AND BOUNDS
Town of Cottage Grove	071134297300	Both	FP-35	AT-35	39.8	Property is part of 78 acre ownership parcel (3 tax parcels) along North Star Rd and shown as **future commercial** in the Town plan. AT-35 zoning proposed until owner pursues a development proposal in accordance with Town plan objectives for the commercial area	SWALHEIM 2011 REV TR, DUANE P & CANDACE J	436 CONNIE ST	COTTAGE GROVE	WI	53527	CSM 12384