

Middleton Westport Joint Zoning Committee Agenda

Wednesday 5/23/2018 6:00 PM

**To be Held at Town of Westport
5387 Mary Lake Rd., Waunakee, WI 53597**

Posted on the City's web site at meetings.cityofmiddleton.us/

Roll Call

Public Hearing

Approval of Minutes

- 1.) Approve Minutes of 5/7/18

Agenda Items

- 1.) Specific Implementation Plan (SIP) Modification for Temporary (6 months) Sign - Bob Davis/Inspire Early Childhood Learning Center, 5821 Oncken Rd. (Town of Westport) (PC 2532)
- 2.) Discussion and Recommendation - Proposed Preliminary Plat - Redtail Ackers Subdivision, 4821 CTH Q (PC 2528)

Adjournment

Posted: 5/18/18

It is possible that members of and possibly a quorum of members of other governmental bodies of the municipality may be in attendance at this meeting to gather information; however, no action will be taken by any governmental body at this meeting other than the governmental body specifically referenced in this notice.

Any person who has a qualifying disability as defined by the American With Disabilities Act that requires the meeting or materials at the meeting to be in an accessible location or format must contact the City Administrator at (608) 821-8350, 7426 Hubbard Ave., Middleton, WI at least 24 hours prior to the commencement of the meeting so that any necessary arrangements can be made to accommodate each request.

MINUTES
MIDDLETON/WESTPORT JOINT ZONING COMMITTEE

MONDAY MAY 7, 2018 6:00 pm

Town of Westport Community Meeting Room, 5387 Mary Lake Road, Westport, WI

PRESENT: Dean Grosskopf, Ken Sipsma and Cyndi Kennedy, Town of Westport; Kurt Paulsen and Leif Hubbard, City of Middleton

ABSENT: Dennis Dorn, City of Middleton

ALSO PRESENT: Tom Wilson, Terrence Wall, Jeremy Frommelt, John Davis, Bob Davis, and John Seamon

1. **Call to Order**

Vice Chair Grosskopf called the meeting to order at 6:01 p.m.

2. **Approve Minutes of 3/28/18**

Moved by Paulsen, seconded by Sipsma, to approve the minutes of 3/28/18 as presented. Motion carried 5-0.

3. **Final Specific Implementation Plan (SIP) and Design Review, including Traffic Impact Analysis Report, Signage, Landscaping, and Outbuildings - Bob Davis/Inspire Early Childhood Learning Center, 5821 Oncken Rd. (Town of Westport) (PC 2532)**

After a presentation by Wilson and discussion, the remaining four SIP and Design Review matters were approved with conditions and restrictions as approved by the Town Plan Commission and presented in its April 9, 2018, draft meeting minutes, with a revision to the action on the proposed access improvements section to remove the clause “for safety of the driveway” on the fourth line of the second page of the draft minutes, on a motion by Sipsma, second Paulsen. Motion carried 5-0.

4. **Specific Implementation Plan (SIP) Modification - Masters Apartment Building, 3rd Building Moved to the South, 5251 Bishops Bay Pkwy., Parking moved adjacent to the Clubhouse (PC 2470)**

After an introduction by Wilson, a brief presentation by Terrence Wall, and discussion, the SIP modification as presented was recommended for approval as recommended by City Staff in the May 7, 2018 memo from Eileen Kelly presented to the Committee at the meeting, on a motion by Sipsma, second Kennedy. Motion carried 5-0.

5. **Adjourn**

Moved by Paulsen, seconded by Sipsma, to adjourn. Motion carried 5-0, and the meeting adjourned at 6:26 p.m.

Thomas Wilson, Acting Secretary

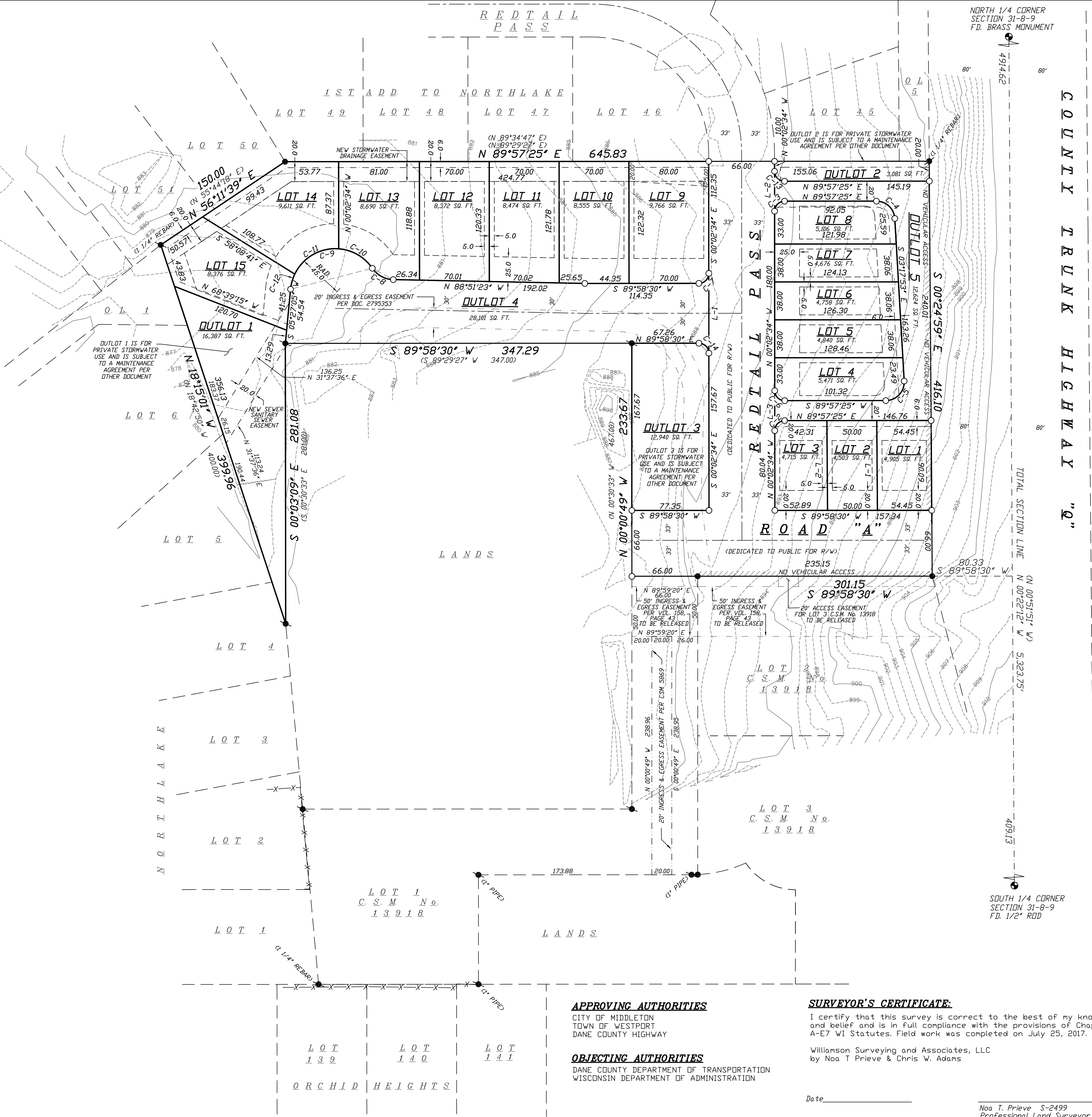
Westport Attorney/Administrator/Clerk-Treasurer

Your Child's Journey begins Here!

Enrolling Now!
733-1670



-40 Acre Campus



PRELIMINARY PLAT OF REDTAIL ACKERS SUBDIVISION

A parcel of land located in part of the Southeast 1/4 of the Southwest 1/4 of Section 31, T8N, R9E, Town of Westport, Dane County, Wisconsin. Being part of Lot 1, Certified Survey Map No. 13918, recorded in the Dane County Register of Deeds Office in Volume 92 of Certified Surveys on Page 273 through 278, as Document No. 5133990.

PREPARED BY:
WILLIAMSON SURVEYING
AND ASSOCIATES, LLC
104A WEST MAIN STREET
WAUNAKEE, WI 53597

SUBDIVIDER:
ST. SOMEWHERE, INC
528 VANDERBILT DRIVE
WAUNAKEE, WI 53597

DESCRIPTION:
A parcel of land located in part of the Southeast 1/4 of the Southwest 1/4 of Section 31, T8N, R9E, Town of Westport, Dane County, Wisconsin. Being part of Lot 1, Certified Survey Map No. 13918, recorded in the Dane County Register of Deeds Office in Volume 92 of Certified Surveys on Page 273 through 278, as Document No. 5133990, being more particularly described as follows:

Commencing at the South 1/4 corner of said Section 31; thence N 00°22'12" W along the East line of the Southwest 1/4, 409.13 feet; thence S 89°58'30" W, 80.33 feet to the Southeast right-of-way corner of said Lot 1, Certified Survey Map No. 13918 and to the point of beginning.

Thence S 89°58'30" W, 301.15 feet; thence N 00°00'49" W, 233.67 feet; thence S 89°58'30" W, 347.29 feet; thence S 00°03'09" E, 281.08 feet to the City of Middleton; thence along said City of Middleton for the next 3 courses N 18°15'01" W, 399.96 feet; thence N 56°11'39" E, 150.00 feet; thence N 89°57'25" E, 645.83 feet to the Town of Westport; thence along said Town of Westport S 00°24'59" E, 416.10 feet to the point of beginning. This parcel contains 216,938 sq. ft. or 4.98 acres thereof.

NOTES:

- ALL ELEVATIONS ARE REFERENCED TO NGVD 29. CONTOURS SHOWN ARE TO EXISTING CONDITIONS.
- THIS PROPERTY IS LOCATED IN THE ZONE X (AREAS NOT LOCATED INSIDE THE 500-YEAR FLOOD) AS PER FLOOD INSURANCE RATE MAP FOR CITY OF MIDDLETON, DANE COUNTY, WISCONSIN, MAP NO. 55025C0401G WITH AN EFFECTIVE DATE OF JANUARY 02, 2009.
- TOTAL AREA = 216,938 SQ. FT.
- NO WETLANDS WERE LOCATED INSIDE THIS PLAT.

LINE TABLE:

L-#	BEARING	DIST.
L-1	S 00°02'34" E	80.00
L-2	N 00°02'34" W	40.00
L-3	N 00°02'34" W	40.00

CURVE TABLE:

C-#	RADIUS	CHORD BEARING	ARC	DELTA	TANGENT BEARING
C-1	133.00	S 88°35'59" W	6.24	02°41'24"	IN - S 87°15'17" W
C-2	10.00	N 44°57'26" E	14.14	89°59'59"	
C-3	10.00	N 44°57'26" E	14.14	89°59'59"	
C-4	18.50	S 46°40'14" E	25.41	28.01	86°44'41"
C-5	18.50	S 43°19'45" W	26.90	30.11	93°15'19"
C-6	10.00	N 45°02'35" W	14.14	15.71	90°00'00"
C-7	10.00	S 44°57'58" W	14.14	15.71	90°01'04"
C-8	26.00	N 61°32'31" W	23.86	24.79	54°37'43"
C-9	45.00	S 75°36'43" W	84.66	110.21	140°19'15"
C-10	45.00	N 59°53'04" W	38.97	40.30	51°18'47"
C-11	45.00	S 60°02'58" W	50.86	54.05	68°49'10"
C-12	45.00	S 15°32'44" W	15.77	15.86	20°11'18"
C-13	10.00	N 45°02'34" W	14.14	15.71	90°00'01"
C-14	10.00	S 45°02'02" E	14.14	15.71	89°58'56"

APPROVING AUTHORITIES

CITY OF MIDDLETON
TOWN OF WESTPORT
DANE COUNTY HIGHWAY

OBJECTING AUTHORITIES

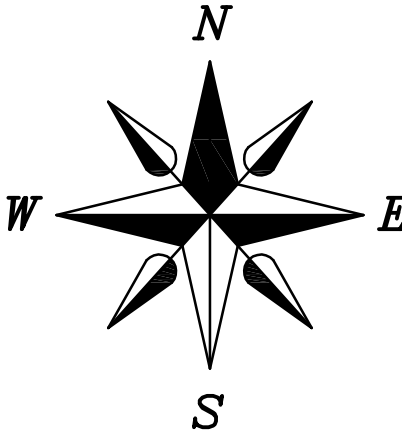
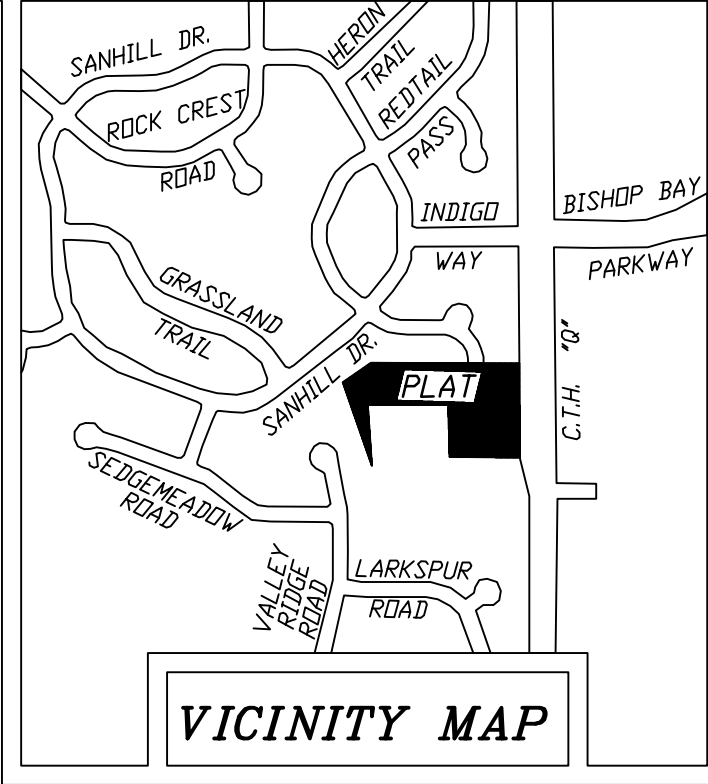
DANE COUNTY DEPARTMENT OF TRANSPORTATION
WISCONSIN DEPARTMENT OF ADMINISTRATION

SURVEYOR'S CERTIFICATE:

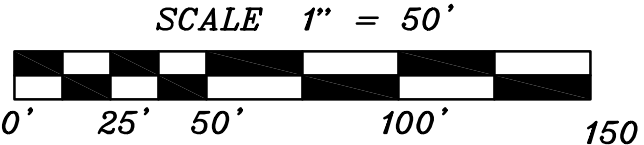
I certify that this survey is correct to the best of my knowledge and belief and is in full compliance with the provisions of Chapter A-E7 WI Statutes. Field work was completed on July 25, 2017.

Williamson Surveying and Associates, LLC
by Noa T. Prieve & Chris W. Adams

Noa T. Prieve S-2499
Professional Land Surveyor

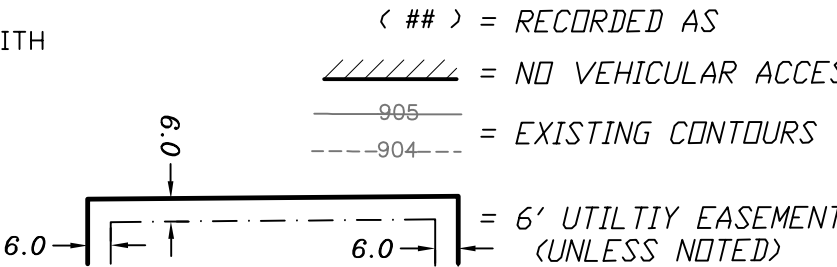


WCCS - DANE COUNTY
BEARINGS ARE REFERENCED TO THE EAST LINE OF THE SOUTHWEST 1/4 OF SECTION 31-8-9.
LINE TO BEAR = N 00°22'12" W

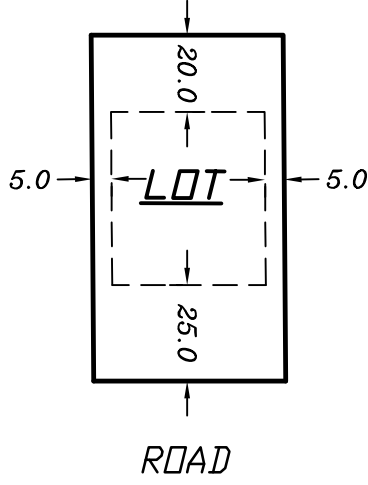


LEGEND

- O = SET 1 1/4"x18" REBAR, MINIMUM WEIGHT OF 4.17 LBS/LINEAR FOOT.
- = FOUND 3/4" REBAR
- ◆ = FOUND 1 1/4" IRON PIPE (UNLESS NOTED)
- (##) = RECORDED AS
- = NO VEHICULAR ACCESS
- - - - - = EXISTING CONTOURS



SETBACKS UNLESS NOTED



NOTE:

SETBACKS ARE TO BUILDING CORNERS AND NOT TO BUILDING OVERHANGS.

SURVEYORS SEAL



WILLIAMSON SURVEYING & ASSOCIATES, LLC
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597.
NOA T. PRIEVE & CHRIS W. ADAMS
PROFESSIONAL LAND SURVEYORS
PHONE: 608-255-5705 FAX: 608-849-9760 WEB: WILLIAMSONSURVEYING.COM

PRELIMINARY PLAT OF REDTAIL ACKERS SUBDIVISION

A parcel of land located in part of the Southeast 1/4 of the Southwest 1/4 of Section 31, T8N, R9E, Town of Westport, Dane County, Wisconsin.

DATE	FEBRUARY 27, 2018	REVISION DATE:	APRIL 3, 2018	CHECK BY	N.T.P.
SCALE:	1" = 50'	REVISION DATE:	APRIL 12, 2018	DRAWING NO.	17W-440
DRAWN BY	NEIL BORTZ	REVISION DATE:	MAY 7, 2018	SHEET	1 OF 1