



COUNTY OF KENOSHA
Department of Planning and Development

January 2013

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NOV 14 2018

Kenosha County
Planning and Development

A MULTI-JURISDICTIONAL COMPREHENSIVE PLAN
FOR KENOSHA COUNTY: 2035
MAP AMENDMENT APPLICATION

(a) Property Owner's Name:

Jeff A. Badtke

x

Signature

Mailing Address:

1520 136th Avenue

City: Union Grove

State: WI

Zip: 53182

Phone Number: 262-206-4433

E-mail (optional):

Note: If the property owner's signature cannot be obtained in the above space, a "letter of agent status" signed by the property owner must be submitted if you are an applicant (tenant, leaseholder, or authorized agent representing the legal owner) acting on their behalf.

Applicant's Name (if applicable):

x

Signature

Mailing Address:

City:

State:

Zip:

Phone Number:

E-mail (optional):

(b) Existing planned land use category as shown on Map 65 of the Kenosha County comprehensive plan:

"Farmland Protection" and "SEC". & "Non-Farmed Wetland" & rural Density Residential

(c) Proposed land use category (must be a land use category included in the legend for Map 65 of the Kenosha County comprehensive plan):

& "Non-Farmed Wetland"

"Farmland Protection", "SEC" and "Rural-Density Residential".

and

Suburban Density Residential

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(d) Proposed use (a statement of intended use and/or the type, extent, area, etc. of any development project):

Combine 3 large parcels, subdivide off 3
residential parcels remain farmland do
have frontage on Hwy A

(e) Compatibility with the Kenosha County comprehensive plan (address the following questions in detail):

(e-1) Is the proposed amendment consistent with the goals, objectives, policies, and programs of this plan? Explain:

This proposal fits the goals of the pending town ordinance for new development. The new ordinance's goal is to create rural residential development between 2 and 5 acres. The 2 lots proposed are slightly larger than that, in order to keep the newly located rear lot line continuous with the lot located to the north.

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(e-2) Is the proposed amendment compatible with surrounding land uses? Explain its compatibility with both existing and planned land uses:

There is residential to the north and across the road. The two lots to the north are 5+/- acres.

(e-3) Will the proposed amendment have any detrimental environmental effects? Explain:

No.

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(e-4) Has a substantial public benefit been demonstrated by the proposed plan amendment? Explain:

No.

(e-5) Are public roads, services, and utilities available, or planned to be available in the near future, to serve the proposed development? Explain:

Yes. The two homesteads will be serviced by the existing highway. They will be on their own water well and private septic systems. Soil borings have been conducted.

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(e-6) Are existing or planned facilities and services adequate to serve the type of development associated with the amendment? Explain:

Yes.

(e-7) Any additional data or information as requested by the Department of Planning and Development:

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(f) Attach a legal description and provide the tax key number(s) below of property to be amended on the Kenosha County comprehensive plan:

~~45-4-221-111-0302~~ 45-4-221-111-0102

- 0107

~~0101~~

(g) Attach plot plan or survey plat of property to be amended on the comprehensive plan (showing location, dimensions, planned land use of adjacent properties, existing uses and buildings of adjacent properties—drawn to scale).

(h) The name of the County Supervisor of the district wherein the property is located:

Supervisory District Number: 19 County Board Supervisor: Michael J. Skalitzky

(i) Attach a copy (original newspaper clipping or certified copy from the Town) of the notice of public hearing (per section 66.1001(4)(d) of Wisconsin State Statutes) that is published by your Town at least 30 days before the public hearing is held. Include the date of publication with the copy of the notice of public hearing.

Note: Your application will not be processed by Kenosha County until a copy of the notice of public hearing and town approval letter is received by the Kenosha County Department of Planning and Development.

(j) Attach a copy of the enacted town resolution and ordinance (per section 66.1001(4)(c) of Wisconsin State Statutes) adopting the amendment to the Kenosha County comprehensive plan map.

Note: Your application will not be processed by Kenosha County until a copy of the enacted town resolution and ordinance adopting the amendment is received by the Kenosha County Department of Planning and Development.

(k) The fee specified in Section 12.05-8 of this ordinance.

Request for Land Use Plan Map Amendment \$250.00 payable to "Kenosha County"

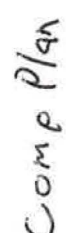
(For other fees see the Fee Schedule)

KENOSHA COUNTY COMPREHENSIVE PLAN: 2035 MAP AMENDMENT APPLICATION

IMPORTANT TELEPHONE NUMBERS

Kenosha County Center Department of Planning & Development 19600 - 75 th Street, Post Office Box 520 Bristol, Wisconsin 53104-0520	
Division of County Development (including Sanitation & Land Conservation)	857-1895
Facsimile #	857-1920
Public Works Division of Highways	857-1870
Administration Building Division of Land Information	653-2622
Brighton, Town of	878-2218
Paris, Town of	859-3006
Randall, Town of	877-2165
Salem, Town of	843-2313
Utility District	862-2371
Somers Town of	859-2822
Wheatland, Town of	537-4340
Wisconsin Department of Natural Resources - Sturtevant Office	884-2300
Wisconsin Department of Transportation - Waukesha Office	548-8722

A RE-DIVISION OF LOT 1 OF CERTIFIED SURVEY MAP No. 2865 BEING PART OF THE NORTHWEST 1/4, THE SOUTHWEST 1/4 AND THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 11, TOWNSHIP 2 NORTH, RANGE 21 EAST, IN THE TOWN OF PARIS, KENOSHA COUNTY, WISCONSIN.



NE 1/4 SECTION 11-2-21



Nielsen Madsen + Barber
CIVIL ENGINEERS AND LAND SURVEYORS

1458 Horizon Blvd, Suite 200, Racine, WI 53406
Tele: (262)634-5588 Website: www.nmbc.net

This Instrument was drafted by Mark R. Madsen October 29, 2018

SCALE 1"=500'

NOTES: ZONING OF PARCELS IS A-1, R-1, C-1 & C-2

OWNER/LAND SPLITTER: BADTKE HOLDING, LLC.
ADDRESS: 1520 136th AVENUE UNION GROVE, WI
53182

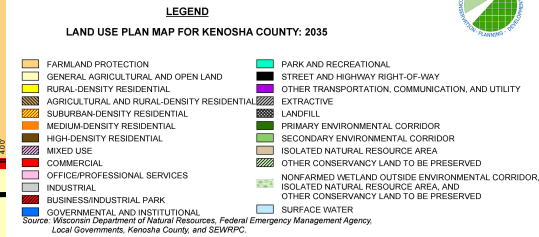
BEARINGS BASE: GRID NORTH, WISCONSIN
COORDINATE SYSTEM, SOUTH ZONE. BASED
UPON NAD 1927. THE EAST LINE OF OF THE NE
1/4 OF SECTION 11-2-21 IS ASSUMED TO BEAR
N 01°35'18" W.

LEGEND:

- 1" O.D. IRON PIPE FOUND
- 5/8" O.D.x18" REBAR - 1.13 LBS. / LIN. FT. SET
- ⊗ SOIL BORING
- ▣ CONC. MON. W / BRASS CAP FOUND
- ◼ CONC. MON. W / SEWRPC BRASS CAP FOUND
- ◻ WETLANDS (TAKEN FROM KENOSHA CO. GIS)

2018.0056.02.DWG
SHEET 1 OF 4 SHEETS

From Farmland Protection and SEC and Non-Farmed Wetland - too -
Farmland Protection, SEC, Non Farmland Wetland &
Suburban Single Family Residential



Source: Kenosha County Department of Planning and Development