

# Planning, Development & Extension Education Committee Virtual Meeting Agenda Wednesday, March 10, 2021

NOTE: UNDER THE KENOSHA COUNTY BOARD RULES OF PROCEDURE ANY REPORT, RESOLUTION, ORDINANCE OR MOTION APPEARING ON THIS AGENDA MAY BE AMENDED, WITHDRAWN, REMOVED FROM THE TABLE, RECONSIDERED OR RESCINDED IN WHOLE OR IN PART AT THIS OR AT FUTURE MEETINGS. NOTICE OF SUCH MOTIONS TO RECONSIDER OR RESCIND AT FUTURE MEETINGS SHALL BE GIVEN IN ACCORDANCE WITH SECTION 2 C OF THE COUNTY BOARD RULES. FURTHERMORE, ANY MATTER DEEMED BY A MAJORITY OF THE BOARD TO BE GERMANE TO AN AGENDA ITEM MAY BE DISCUSSED AND ACTED UPON DURING THE COURSE OF THIS MEETING AND ANY NEW MATTER NOT GERMANE TO AN AGENDA ITEM MAY BE REFERRED TO THE PROPER COMMITTEE. ANY PERSON WHO DESIRES THE PRIVILEGE OF THE FLOOR PRIOR TO AN AGENDA ITEM BEING DISCUSSED SHOULD REQUEST A COUNTY BOARD SUPERVISOR TO CALL SUCH REQUEST TO THE ATTENTION OF THE BOARD CHAIRMAN

Notice is hereby given that a meeting will be held virtually by the Kenosha County Planning, Development & Extension Education Committee on Wednesday, March 10, 2021 at 6:00p.m., followed by a public hearing at 7:00 p.m. No in-person access will be available. The meeting will be available via live video stream by visiting Kenoshacounty.org - The meeting will also be accessible for public monitoring by calling 1-408-418-9388 Access code: 187 306 3262

Citizens wishing to make a public comment may submit such comments in writing to [email protected] before 4:30 pm on Wednesday, March 10, 2021.

#### 6:00 p.m. UW-EXTENSION ITEMS

- 1. CERTIFICATION OF COMPLIANCE WITH WISCONSIN OPEN MEETINGS LAW
- FEATURE PROGRAM: "2020 HIGHLIGHTS AND PLANS FOR 2021 EXTENSION EDUCATORS"
- 3. YOUTH IN GOVERNANCE
- 4. UW-EXTENSION EDUCATOR/PROGRAM UPDATES
- 5. UW-EXTENSION DIRECTOR UPDATES

#### 7:00 p.m. - LAND USE ITEMS HEARINGS

 IRVING ONE, LLC, DIEDRICH FAMILY FARM LLC, RUSSELL BROTHERS, LLC (OWNERS; COUNTRY THUNDER EAST, LLC (AGENT) - CONDITIONAL USE PERMIT -TOWN OF RANDALL

Irving One, LLC, 1222 N Grant Ave, Odessa, TX 79761; Diedrich Family Farm LLC, 2000 Richmond Road, Twin Lakes, WI 53181; Russell Brothers, LLC, 11909 Richmond Road, Twin Lakes, WI 53181 (Owners), Country Thunder East, LLC, 730 Gallatin Pike N, Madison, TN 37115 (Agent), requesting a Conditional Use Permit for a country music festival (July 15-18, 2021) with an assembly over 5,000 people on the following Tax Parcels: #60-4-119-304-0405 (Irving One, LLC), #60-4-119-304-0100 (Diedrich Family Farm LLC) & part of #60-4-119-311-0200 (Russell Brothers LLC) located in the S 1/2 of Section 30 & the N 1/2 of Section 31, T1N, R19E, Town of Randall

Documents:

#### SUBMITTED APP.PDF EXHIBIT MAP.PDF

7. HASKINS LLC (OWNER), MARK LARKIN (AGENT) - COMPREHENSIVE PLAN AMENDMENT - TOWN OF WHEATLAND

Haskins LLC, 400 Boulder Ridge Ct., Lake Geneva, WI 53147 (Owner), Mark Larkin, 400 Boulder Ridge Ct., Lake Geneva, WI 53147 (Agent), requests an amendment to the Adopted Land Use Plan map for Kenosha County: 2035 (map 65 of the comprehensive plan) from "Suburban-Density Residential" to "Suburban-Density Residential" & "Commercial" on Tax Parcel #95-4-219-314-0360, located in the southeast ¼ of Section 31, T2N, R19E, Town of Wheatland

Documents:

SUBMITTED APP.PDF EXHIBIT MAP.PDF

 CRAIG S. TRIPP & LORI M. SHUTTENHELM (OWNERS), CRAIG S. TRIPP (AGENT) -REZONING - TOWN OF WHEATLAND

Craig S. Tripp & Lori M. Shuttenhelm, 5808 352<sup>nd</sup> Ave., Wheatland, WI 53105 (Owner), Craig S. Tripp, 5808 352<sup>nd</sup> Ave., Wheatland, WI 53105 (Agent), requesting a **rezoning** from A-2 General Agricultural Dist. & C-1 Lowland Resource Conservancy Dist. to A-2 General Agricultural Dist., R-2 Suburban Single-Family Residential Dist. & C-1 Lowland Resource Conservancy Dist. on Tax Parcel #95-4-219-343-0900, located in the southwest ¼ of Section 34, T2N, R19E, Town of Wheatland

Documents:

SUBMITTED APP.PDF EXHIBIT MAP.PDF

 CRAIG S. TRIPP & LORI M. SHUTTENHELM (OWNERS), CRAIG S. TRIPP (AGENT) -CERTIFIED SURVEY MAP - TOWN OF WHEATLAND

Craig S. Tripp & Lori M. Shuttenhelm, 5808 352<sup>nd</sup> Ave., Wheatland, WI 53105 (Owner), Craig S. Tripp, 5808 352<sup>nd</sup> Ave., Wheatland, WI 53105 (Agent), requesting a Certified Survey Map on Tax Parcel #95-4-219-343-0900, located in the southwest ¼ of Section 34, T2N, R19E, Town of Wheatland

SUBMITTED APP.PDF

10. ROBERT J. PIPER (OWNER) - REZONING - TOWN OF RANDALL

**Robert J. Piper**, 7603 Shorewood Dr., Salem, WI 53168 (Owner), requesting a **rezoning** from B-2 Community Business Dist. to R-2 Suburban Single-Family Residential Dist. on Tax Parcel #60-4-119-232-0150, located in the northwest 1/4 of Section 23, T1N, R19E, Town of **Randall** 

Documents:

Documents:

#### SUBMITTED APP.PDF EXHIBIT MAP.PDF

- 11. APPROVAL OF MINUTES
- 12. CITIZEN COMMENTS
- 13. ANY OTHER BUSINESS ALLOWED BY LAW
- 14. ADJOURNMENT

#### NOTICE TO PETITIONERS

The petitioners: Irving One LLC (Owner), Country Thunder East LLC (Agent), Diedrich Family Farm LLC, Russell Brothers LLC (Owners), Haskins LLC (Owner), Mark Larkin (Agent), Craig S. Trip & Lori M. Shuttenhelm (Owner), Craig S. Tripp (Agent), Robert J. Piper (Owner)

#### NOTICE TO TOWNS

The Towns of Randall and Wheatland are asked to be represented virtually at the hearing on **Wednesday**, **March 10**, **2021**, **at 7:00 p.m.**. You are requested to either attend virtually or send in your recommendation to the committee

# CONDITIONAL USE PERMIT PROCEDURES



# CONDITIONAL USE PERMIT PROCEDURES

<b>□</b> 1.	Contact the Department of Planning and Development and check with staff to determine if your proposed use is a permitted use, an accessory use or a conditional use. If it is a conditional use, then a conditional use permit must be applied for and received prior to occupying or using the site for that use. Note: If the proposed conditional use is part of a proposed land division see the Certified Survey Map Information and Procedures. If the proposed conditional use is part of a proposed rezoning petition see the Rezoning Application Form.
<b>□</b> 2.	Contact the Department of Planning and Development and schedule a pre-conference meeting, which is required for <u>all</u> conditional use permit requests.
	Meeting Date:
□ 3.	Complete and submit the Kenosha County Conditional Use Permit Application by the filing deadline (see Planning, Development & Extension Education Committee Schedule handout).
<b>1</b> 4.	Submit a copy of the date-stamped application to your local township for placement on the agenda of the Town Planning Commission and Town Board, which recommends action to the County Planning, Development & Extension Education Committee. Keep a copy for your records.
<b>□</b> 5.	Attend the Town Planning Commission and the Town Board meetings. <b>NOTE:</b> You must attend or the Town will not be able to act on your request.
	Town Planning Commission meeting date (tentative):
	Town Board meeting date (tentative):
<b>□</b> 6.	Attend the Planning, Development & Extension Education Committee public hearing. <b>NOTE:</b> You must attend or the Planning, Development & Extension Education Committee will not be able to act on your request. At this meeting you will be asked to brief the Committee on your request.
	Kenosha County Planning, Development & Extension Education Committee meeting date:
	(tentative)
7.	If denied by the Kenosha County Planning, Development & Extension Education Committee you have thirty (30) days to file an appeal with circuit court.
□ 8.	If approved you may proceed with obtaining site plan approval (site plan layout, stormwater, landscaping, lighting, parking/paving etc).
<b>1</b> 9.	Apply for and obtain any necessary zoning permit(s) for construction (i.e. new buildings, building additions, signage, fencing, etc) with the Kenosha County Department of Planning and Development.
<b>□</b> 10.	Apply for any obtain any necessary building permit(s) for construction (i.e. new buildings, building additions, signage, fencing, etc) with you respective township.
<b>1</b> 1.	Complete any obligations for foundation survey, waiver of liability of foundation survey, stormwater asbuilt requirement and/or certificate of occupancy.

# **IMPORTANT TELEPHONE NUMBERS**

#### Kenosha County Center

Department of Planning & Development 19600 - 75<sup>th</sup> Street, Post Office Box 520 Bristol, Wisconsin 53104-0520

Division of County Development (including Sanitation & Land Conservation)	<b>857-1895</b> 857-1920
Public Works Division of Highways	857-1870
Administration Building Division of Land Information	653-2622
Brighton, Town of Paris, Town of Randall, Town of Salem, Town of Utility District Somers Town of Wheatland, Town of	878-2218 859-3006 877-2165 843-2313 862-2371 859-2822
Wheatland, Town of Wisconsin Department of Natural Resources - Sturtevant Office Wisconsin Department of Transportation - Waukesha Office	537-4340 884-2300 548-8722

#### **Conditional Use Permit Timeline**





For Reference Purposes



# Department of Planning and Development

**RECEIVED** 

DEC 21 2020

# **CONDITIONAL USE PERMIT APPLICATION**

	Planning County
(a) Property Owner's Name: Irving One, LLC	Planning and Development
	Signature: Augustus
Mailing Address: 1222 N. Grant St	
<sub>City:</sub> Odessa	_ State: TX zip: 79761
Phone Number: 432-557-9920 E-mail (op:	tional): roger@gbe7.com
Note: Unless the property owner's signature can be obtained in the above be submitted if you are a tenant, leaseholder, or authorized agent repres	ve space, a letter of agent status <u>signed</u> by the legal property owner <u>must</u> enting the legal owner, allowing you to act on their behalf.
(b) Agent's Name (if applicable):	D)
Print Name: Kim Blevins	Signature:
Business Name: Country Thunder East, LLC	
Mailing Address: 730 Gallatin Pike N	
<sub>City:</sub> Madison	State:TNz <sub>ip:</sub> 37115
Phone Number: 615-970-0980 E-mail (opt	ional): kim@countrythunder.com
(c) Architect's Name (if applicable):	
Print Name:	Signature:
Business Name:	
Mailing Address:	
City:	_ State: Zip:
Phone Number: E-mail (opti	ional):
(d) Engineer's Name (if applicable):	
Print Name:	Signature:
Business Name:	
Mailing Address:	
City:	_ State: Zip:
Phone Number: E-mail (opti	onal):

(e) Tax key number(s) of subject site: 60-4-119-304-0405 60-4-119-304-0100 60-4-119-311-0200
Address of the subject site:
please see attached
(f) Plan of Operation (or attach separate plan of operation)  Type of structure:  Please see attached.
Proposed operation or use of the structure or site:  Please see attached.
Number of employees (by shift): Please see attached.
Hours of Operation: Please see attached.
Any outdoor entertainment? If so, please explain: Please see attached.  Any outdoor storage? If so, please explain: Please see attached.  Zoning district of the property: A-2, A-1, PR-1, B-5, C-1
(a) Attach a plat of currow propared by a land currover registered by the State of Micropagin or site plan drawn to

(g) Attach a plat of survey prepared by a land surveyor registered by the State of Wisconsin or site plan drawn to scale and approved by the Department of Planning and Development showing all of the information required under section 12.05-1(h)3 for a zoning permit. In addition, the plat of survey or site plan layout shall show the location, elevation and use of any abutting lands and the location and foundation elevations of structures within 50 feet of the subject site; soil mapping unit lines; ordinary high water mark, historic high water marks and floodlands on or within 50 feet of the subject premises, and existing and proposed landscaping.

#### CONDITIONAL USE PERMIT APPLICATION

For conditional use permit applications that are made within shoreland and floodland areas, such description shall also include information that is necessary for the County Planning, Development & Extension Education Committee to determine whether the proposed development will hamper flood flows, impair floodplain storage capacity, or cause danger to human, animal or aquatic life. This additional information may include plans, certified by a registered professional engineer or land surveyor, showing existing and proposed elevations or contours of the ground; fill or storage elevation; basement and first floor elevations of structures; size, location, and spatial arrangement of all existing and proposed structures on the site; location and elevation of streets water supply and sanitary facilities; aerial photographs, and photographs showing existing surrounding land uses and vegetation upstream and downstream; soil types and any other pertinent information required by either the Planning, Development & Extension Education Committee or the Office of Planning and Zoning Administration:

(h) The Kenosha County Department of Planning and Development may ask for additional information.

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

(For other fees see the Fee Schedule)



# Country Thunder Wisconsin 2021

Kenosha County Conditional Use Permit Application

General Manager: Kim Blevins December 18, 2020

# **Event Information**

# **Dates of Event:**

July 15<sup>th</sup> - July 18<sup>th</sup>, 2021

Times: Thursday 2pm – 2am
Friday 1pm – 2am
Saturday 1pm – 2am
Sunday 1pm – 2am

# **Campground Dates and Times:**

Open: Wednesday, July 14th, 2021 – 9:00am Closes: Monday, July 19th, 2021 – 5:00pm

**<u>2am to 9am :</u>** Event site is closed to ingress except security and grounds –cleaning personnel.

General Campground #1
General Campground #2
Preferred Campground
Miller Campground
Encore Campground
Crown Campground
Glamping Campground

583 campsites available
Campsites available
475 campsites available
580 campsites available
25 campsites available
17 campsites available

# Maximum number of tickets to be sold or distributed:

4-Day Tickets 35,000 maximum

The majority of tickets sold are 4-day tickets, which should reduce the amount of daily traffic in and out of the venue. Limited number of day tickets will be sold.

Assuming that the festival sells out in advance as it has done in the past, Country Thunder will use its radio and print advertisers, website, social media and communication through its sponsors to get the message to the public that the event is sold out and no on-site ticket sales are available.

### First Aid:

First Aid will be provided by the licensed medical trained staff with required number of attendants on duty at all times during the event. A 24-hour medical area will be established in the event grounds.

# Lighting:

All entries, exits, and walk ways are covered with permanent lighting and/or generated light towers.

# Parking:

General Parking – North bound traffic on Hwy P will turn left on 119<sup>th</sup> Street to Williams Rd. then turn right to Hwy O, then right to the event site. Entrance to parking will be at Main Entrance, Gate 6.

Gate 7 – 600' west of Main Entrance, allowing 1 exit lane.

RSVD/ADA Parking – North bound traffic to enter and exit directly off Hwy P at Gate 1 on Hwy P.

Approximately 50 acres with capacity for up to 10,000 vehicles is reserved for parking. Additional locations for parking are currently being researched, and Country Thunder will update all information as it becomes available.

Parking attendants – Management and parking and traffic directors will be provided by a local vendor. All attendants will be equipped with orange-colored vests. In addition to vests, all night crew directional personnel will carry flashlights.

# **Camping:**

Preferred and General Camping will enter at the Main Entrance, Gate 6. General Camping will exit through the gates off 119th street on the North and South side of roads. Preferred Camping will be allowed to exit from a separate egress point directly onto Hwy 0. Once campers from General 1 Camping have checked in at the front gate, they will be allowed access back into the venue through the gates off 119th Street in an effort to alleviate congestion through the front gate.

# **Security:**

Security on festival grounds will be provided by Country Thunder through a contracted vendor.

Security in the campgrounds will be provided by Country Thunder and Kenosha County Sheriff's Department.

#### Fire Prevention:

A minimum of 30' wide roadways and 20' wide walkways surround the site, allowing for emergency and service vehicles. Portable fire extinguishers are provided in all cooking areas, at all stages, and in existing structures on property. A contracted Fire Department maintains a presence on-site through the duration of the festival with a truck and all needed fire prevention equipment.

# Fencing and Barriers:

Entire event site is enclosed with 7' high permanent and rental fence structure with entrance and exit gates allowing for crowd control. Festival grounds have three main entrances and exits for attendees. Three additional service gates are available. All entrances and exits have security present during hours of operation.

# **Sound System:**

Speakers are located on stages allowing full ground coverage without high volume. All speakers face away from permanent dwellings.

# **Food and Beverage Concessions:**

All food and beverage will be provided by licensed vendors.

# **Alcoholic Beverages:**

Alcoholic beverages sale locations are TBD and will be decided by July 1, 2021. All people entering are required to be pre-checked and wrist banded for proper age. All customers will be required to wear an ID wristband to purchase any alcoholic beverages. Customers will be sold a maximum of (3) three alcoholic beverages at a time.

#### **Attractions:**

Attractions and/or amusement rides will be supplied by a licensed amusement vendor to be located at the back of the venue, near the main entrance. The TBD amusement vendor will provide two to three (2-3) rides, including ones geared for a youth market. All rides will be permitted by the supplier.

#### **Event Production Schedule:**

An event production schedule will be provided for review by July 1, 2021.

# **Camping Overview**

# <u>Campgrounds to be operated as temporary according to Wisconsin</u> Administrative HSS 178

# **Anticipated Attendance at the Event:**

Capacity: 35,000 per day Expected Attendance: 25,000-35,000

Campgrounds Capacity: 3,220

**Toilet Facilities:** 

3220 Sites 900 Total units (Approx) 1200 Unisex units

602 Private units

Two (2) additional units will be provided for each 75 sites over 5,183. All units are portable with urinals included.

# **Portable Toilet Services:**

Provider of toilet services is TBD.

Assuming that we follow the same procedure as 2019's festival, pumping of toilets begins at 4:00 a.m. daily with two services daily for campground and one for event grounds, with on-site emergency service from 4:00pm to closing. Number of personnel and trucks will be determined by ticket sales.

#### Solid Waste Removal

Solid Waste will be removed by TBD during and after the festival.

Assuming we follow the same procedures as 2019's festival, the projected number of box containers:

Garbage –  $4 \times 30 \text{ yd containers}$ 

- 25 x 6 yd containers
- curbside service

All roll-offs and dumpsters to be emptied each morning before event site opens. Final schedule to follow by July 1, 2021.

# Water Supply:

Provided by two on-site wells with designated drinking and hand wash areas.

## **Miscellaneous Waste:**

Charcoal: All used charcoal and coals are to be placed in designated barrels. Our Shower Waste Disposal provider is TBD.

# **Campground Information**

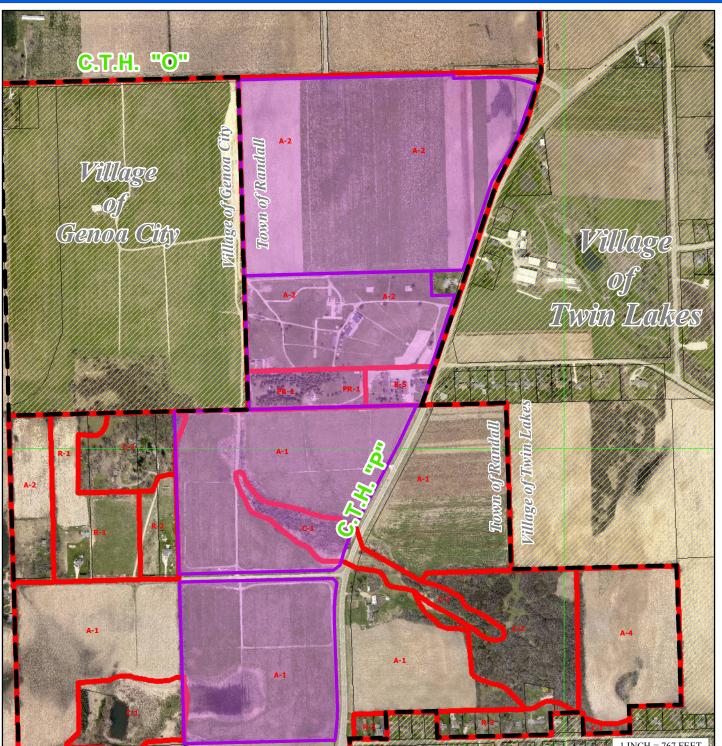
# **Hours of Operation:**

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Open – Wednesday, July 14<sup>th</sup>, 2021 at 9:00am
Close – Monday, July 19<sup>th</sup>, 2021 at 12:00pm
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# **Registration/Drive-in Main Gate:**

9am – 10pm
9am – 10pm
9am – 10pm
9am - 10pm

#### KENOSHA COUNTY PLANNING, DEVELOPMENT & EXTENSION EDUCATION COMMITTEE



### CONDITIONAL USE SITE MAP

#### PETITIONER(S):

Irving One LLC (Owner), Diedrich Family Farm LLC (Owner), Russell Borthers, LLC (Owner), County Thunder East (Agent)

#### LOCATION:

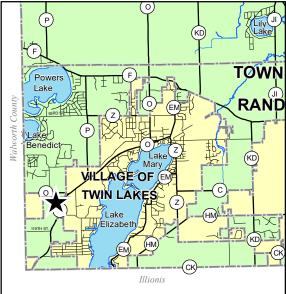
S 1/2 of Section 30 & N 1/2 of Section 31 Town of Randall

#### TAX PARCEL(S):

#60-4-119-304-0100 #60-4-119-304-0405 #60-4-119-311-0200

#### REQUEST:

Requesting a Conditional Use Permit for a country music festival (July 15-18, 2021) with an assembly over 5,000 people.





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

RECEIVED

JAN 1 8 2021

	Plan	Kenosha County
(a) Property Owner's Name:	111	CVEIOPMON
Haskins LLC	Mille	1/6
Mailing Address:	Signature	
400 Boulder Ridge Ct		
Lata Caraca	- 521.47	
City: Lake Geneva State: WI	Zip:Zip:	
Phone Number: 262-853-5576 E-mail (optional): mlark	in@keeferealestat	e.com
Note: If the property owner's signature cannot be obtained in the above space, a "letter of submitted if you are an applicant (tenant, leaseholder, or authorized agent representing the	of agent status" signed by the	property owner must be
Applicant's Name (if applicable):		
	ignature	
Mailing Address:	ignature	ges and a second
City: State:	Zip:	
Phone Number: E-mail (optional):		
(b) Existing planned land use category as shown on Map 65 of the Kenos	sha County comprehensiv	ve plan:
Suburban Dansity Posidontial		
(c) Proposed land use category (must be a land use category included in County comprehensive plan):	the legend for Map 65 of	the Kenosha
Commercial and "Suburban-Density Residential"		

(d) Proposed use (a statement of intended use and/or the type, extent, area, etc. of any development project):  See enclosed narrative.
A portion of the property (enclosed legal description) to be change to Commercial Land Use and Rezoned to B-5 to be used for contractor's storage and shop.
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<u> </u>
(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:
Yes - See enclosed Narrative. Of the Fourteen Comprehensive Planning Goals, none are explicitly in non-compliance, but 9 are do specifically comply.
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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:
See enclosed narrative. The property to the west is Commercial, and is in harmony with surrounding existing zoning and existing Land Use designations.
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<u>-</u>
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(e-3) Will the proposed amendment have any detrimental environmental effects? Explain:  No. The amendment keeps existing structures and uses them logically and ideally. The remaining part of the property will stay in it's existing Land Use designation, and will comply with all local and state environmental requirements.
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(e-4) Has a substantial public benefit been demonstrated by the proposed plan amendment? Explain:  Yes. See enclosed narrative. The existing structures will stay in place, will be used logically, are in harmony with surrounding properties, and will not impact public infrastructure. The remaining portions of the parcel will stay residential designations.
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(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. See enclosed Narrative. No impacts to existing infrastructure are expected with this amendment.
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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. See enclosed narrative. The access and is the primary public infrastructure serving this property, and no impact is expected.
(e-7) Any additional data or information as requested by the Department of Planning and Development:
(e-7) Any additional data or information as requested by the Department of Planning and Development:  See enclosed narrative.

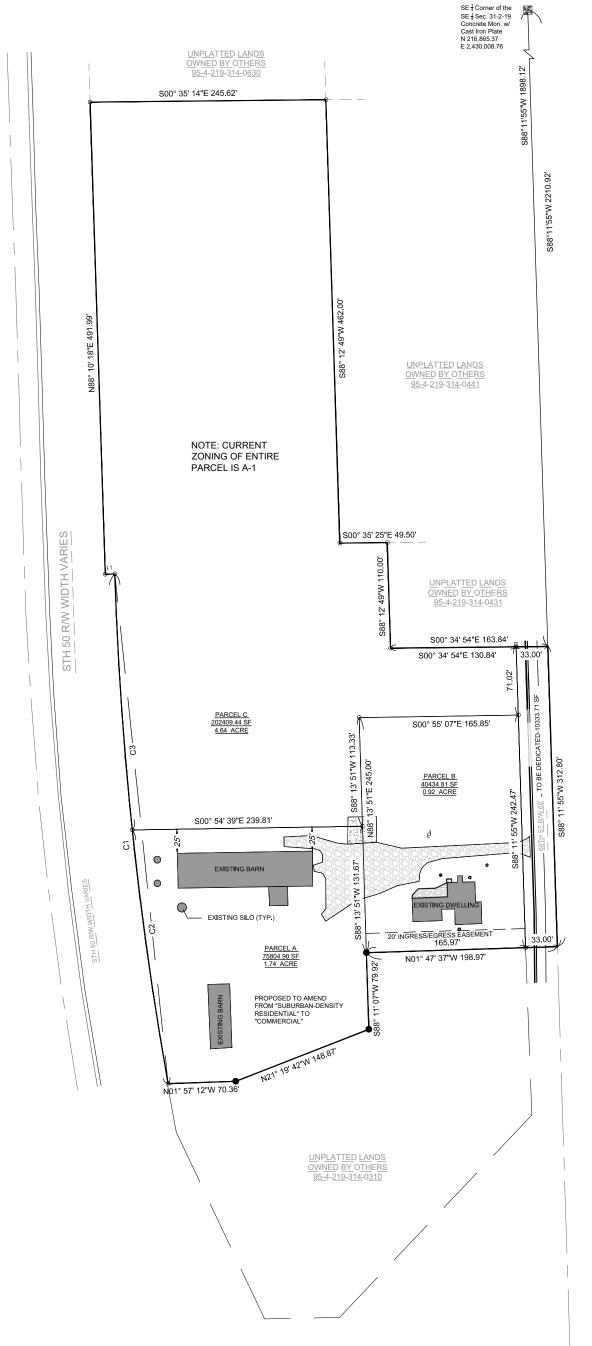
(f) Attach a legal description and provide the tax key number(s) below of property to be amended on the Kenosha County comprehensive plan:  Portion of Tax Key 95-4-219-314-0360. Legal description of the portion to be amended to Commercial is enclosed.
(g) Attach plot plan or survey plat of property to 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: 22 County Board Supervisor: Erin Decker
(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.
<ul> <li>(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.</li> <li>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.</li> </ul>
(k) The fee specified in Section 12.05-8 of this ordinance.  Request for Land Use Plan Map Amendment

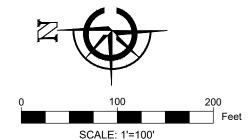
# **IMPORTANT TELEPHONE NUMBERS**

Kenosha County Center Department of Planning & Development 19600 - 75 <sup>th</sup> Street, Post Office Box 520 Bristol, Wisconsin 53104-0520	
Division of County Development (including Sanitation & Land Conservation)	857-189
Division of County Development (including Sanitation & Land Conservation)  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
Wicconsin Danartment of Transportation - Waukeeha Office	E40 0722

# LAND USE PLAN MAP AMENDMENT EXHIBIT

A PARCEL OF LAND LOCATED IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 19 EAST, IN THE TOWN OF WHEATLAND, KENOSHA COUNTY, WISCONSIN.





NOTE:

1. BASIS OF BEARING: THE WISCONSIN STATE PLANE COORDINATE SYSTEM, NAD-83, SOUTH ZONE.

LEGEND							
•	1" IRON PIPE- FOUND						
0	SET 1" O.D. IRON PIPE 18" LONG, 1.13# L.F.						
, Eq.	FOUND SECTION CORNER						
	EXISTING BUILDING						
	EXISTING CONCRETE						
	EXISTING GRAVEL						
	EXISTING DECK						

LOT CURVE TABLE									
CURVE NUMBER	LENGTH (FT)	RADIUS (FT)	Δ	CHORD LENGTH	CHORD BEARING	TAN IN	TAN OUT		
C1	534.27	3689.72	008°17'47"	533.80	N84° 01' 24"E	N88° 10' 17"E	N79° 52' 31"E		
C2	261.88	3689.72	004°04'00"	261.83	N81° 54' 31"E	N83° 56' 31"E	N79° 52' 31"E		
C3	272.38	3689.72	004°13'47"	272.32	N86° 03' 24"E	N88° 10' 17"E	N83° 56' 31"E		

PARCEL LINES						
LINE NUMBER	DIRECTION					
L1	10.00	N01° 49' 42"W				

LEGAL DESCRIPTION:

A PARCEL OF LAND LOCATED IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 2 NORTH, RANGE 19 EAST, IN THE TOWN OF WHEATLAND, KENOSHA COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS:

COMMENCING AT THE SE CORNER OF SAID SE  $\frac{1}{4}$ ; THENCE S88°11'55"W 1898.12' ALONG THE SOUTH LINE OF SAID SE  $\frac{1}{4}$  TO THE POINT OF BEGINNING; THENCE S88°11'55"W 312.80'; THENCE N01°47'37"W 198.97'; THENCE S88°11'07"W 79.92'; THENCE N21°19'42"W 148.87'; THENCE N01°57'12"W 70.36'; THENCE ALONG A CURVE TO THE RIGHT ON THE SOUTH RIGHT OF WAY LINE OF STATE TRUNK HIGHWAY 50 WITH A RADIUS OF 3689.72', AN ARCH LENGTH OF 534.27', A CHORD BEARING OF N84°01'24"E, WITH A CHORD LENGTH OF 533.80'; THENCE N01°49'42"W 10.00' ALONG THE SOUTH RIGHT OF WAY LINE OF STATE TRUNK HIGHWAY 50; THENCE N88°10'18"E 491.99' ALONG THE SOUTH RIGHT OF WAY LINE OF STATE TRUNK HIGHWAY 50; THENCE S00°35'14"E 245.62', THENCE S88°12'49"W 462.00'; THENCE S00°35'25"E 49.50'; THENCE S88°12'49"W 110.00'; THENCE S00°34'54"E 136.84' TO THE POINT OF BEGINNING.

PARCEL A TO BE AMENDED FROM "SUBURBAN-DENSITY RESIDENTIAL" TO "COMMERCIAL"

COMMENCING AT THE SE CORNER OF SAID SE  $\frac{1}{4}$ ; THENCE S88°11'55"W 2,210.92' ALONG THE SOUTH LINE OF SAID SE  $\frac{1}{4}$ ; THENCE N01°47'37""W 198.97' TO THE POINT OF BEGINNING; THENCE S88°11'07"W 79.92'; THENCE N21°19'42"W 148.87'; THENCE N01°57'12"W 70.36'; THENCE ALONG A CURVE TO THE RIGHT ON THE SOUTH RIGHT OF WAY LINE OF STATE TRUNK HIGHWAY 50 WITH A RADIUS OF 3689.72', AN ARCH LENGTH OF 261.88' A CHORD BEARING OF N81°54'31"E, WITH A CHORD LENGTH OF 261.83'; THENCE S00°54'39"E 239.81'; THENCE S88°13'51"W 131.67' TO THE POINT OF BEGINNING.

SURVEY ORDERED BY:

MARK LARKIN

PROPERTY ADDRESS:

38810 60TH ST BURLINGTON, WI 53105

SURVEYOR:

PAUL H. VAN HENKELUM, PLS CARDINAL ENGINEERING LLC





CARDINAL ENGINEERING LLC DESIGNING IN TRUE DIRECTIONS

PO BOX 281 - 1200 LA SALLE ST. LAKE GENEVA, WI 53147 262-757-8776 CARDINALENGINEERINGWI.COM

DATE: 12-18-2020 JOB No. 20343 SHEET 1 0F 1



#### **COMPREHENSIVE MAP AMENDMENT AND REZONING NARRATIVE**

Per the enclosed proposed rezoning exhibit, the designated Parcel A, as part of the existing parcel Tax Number 95-4-219-314-0360 is proposed to amend the comprehensive map to allow for B-5 Zoning.

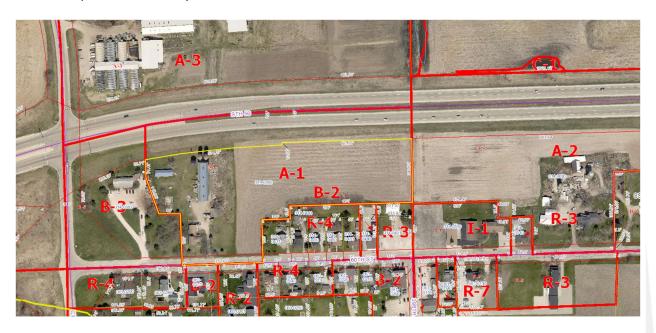
The lot exists today with two barns, several silos and a dwelling. The remaining lands are tillable.





262-757-8776 1200 LaSALLE STREET – PO BOX 281 LAKE GENEVA, WISCONSIN WWW.CARDINALENGINEERINGWI.COM

#### The entire parcel exists today zoned as A-1



Along this stretch of STH 50 frontage, there is a mix of zoning. The adjacent property to the west is B-3. The property on the north side of STH 50 is A-3. The properties to the south are a mix of R-4, R-3, and B-2. To the east are zonings I-1, A-2, and B-3.



The Land Use Plan for this area designates this property as Suburban-Density Residential. The same is for the property to the North and East. To the west is designated Commercial along with Northeast and some other surrounding properties. There are also Medium-Density Residential and Government/Institutional in the vicinity.



#### **LEGEND** LAND USE PLAN MAP FOR KENOSHA COUNTY: 2035 FARMLAND PROTECTION PARK AND RECREATIONAL GENERAL AGRICULTURAL AND OPEN LAND STREET AND HIGHWAY RIGHT-OF-WAY RURAL-DENSITY RESIDENTIAL OTHER TRANSPORTATION, COMMUNICATION, AND UTILITY AGRICULTURAL AND RURAL-DENSITY RESIDENTIAL EXTRACTIVE **LANDFILL** SUBURBAN-DENSITY RESIDENTIAL MEDIUM-DENSITY RESIDENTIAL PRIMARY ENVIRONMENTAL CORRIDOR HIGH-DENSITY RESIDENTIAL SECONDARY ENVIRONMENTAL CORRIDOR MIXED USE ISOLATED NATURAL RESOURCE AREA COMMERCIAL OTHER CONSERVANCY LAND TO BE PRESERVED OFFICE/PROFESSIONAL SERVICES NONFARMED WETLAND OUTSIDE ENVIRONMENTAL CORRIDOR, ISOLATED NATURAL RESOURCE AREA, AND INDUSTRIAL OTHER CONSERVANCY LAND TO BE PRESERVED BUSINESS/INDUSTRIAL PARK SURFACE WATER GOVERNMENTAL AND INSTITUTIONAL Source: Wisconsin Department of Natural Resources, Federal Emergency Management Agency, Local Governments, Kenosha County, and SEWRPC.

This submittal proposes to amend the Land Use Plan for the designated "Parcel A" on the enclosed exhibit to be "Commercial" matching the property immediately adjacent to the west and other surrounding properties. The remaining future divided parcels would stay in their current designation.

In the Kenosha County Comprehensive Plan, the following goals are laid out and this map amendment complies with those goals. This references page 35, "Fourteen Comprehensive Planning Goals". While the application does not specifically go against any of the 14 goals laid out, it does very specifically comply with the following numbers that match those goals laid out in the plan.

- 1. Promotion of the redevelopment of lands with existing infrastructure and public services and the maintenance and rehabilitation of existing residential, commercial, and industrial structures.
  - This amendment redevelops existing structures and infrastructure to a practical and logical use. Staying in its current land use plan is not practical given the existing structures, the access, and the frontage. It does not add impacts to public services and maintenance requirements.
- 3. Protection of natural areas, including wetlands, wildlife habitats, lakes, woodlands, open spaces, and groundwater resources.
  - As part of the planning for this project, we have completed a wetland delineation. None exist on this property. However, it is known that surrounding areas have drainage issues. This plan utilizes the existing facilities ideally (barn for commercial use) and then plans residential properties in compliance with the existing land use plan. This will also be required to be in compliance with all local and state runoff control that will match or reduce existing runoff rates that contribute to any area issues. No habitats or woodlands are impacted with this proposal.
- 5. Encouragement of land uses, densities and regulations that promote efficient development patterns and relatively low municipal, state government, and utility costs.
  - The STH 50 frontage is ideal for this proposed commercial designation and does not add to any density issues. It matches surrounding business uses and does not add to any municipal, state government, nor utility costs.
- 6. Preservation of cultural, historic, and archaeological sites.
  - No impacts are made to any cultural, historic, and archaeological sites, based on the WDNR NHI Preliminary Assessment.
- 7. Encouragement of coordination and cooperation among nearby units of government.
  - This application is in harmony with the Kenosha County and Town of Wheatland map amendment process, which requires approval from both entities.
- 9. Providing an adequate supply of affordable housing for individuals of all income levels throughout each community.

This application utilizes the existing barns for commercial use, then keeps the existing designation for the existing residence to stay residential and the remaining lands to keep their current residential land use designation.

11. Promoting the expansion or stabilization of the current economic base and the creation of a range of employment opportunities at the state, regional, and local level.

Employment is provided with the existing facilities while maintaining the residential designated areas.

13. Planning and development of land uses that create or preserve varied and unique urban and rural communities.

This amendment is in harmony with existing commercial properties and keeps the varied and unique zoning that exists within this area.

14. Providing an integrated, efficient and economical transportation system that affords mobility, convenience, and safety and that meets the needs of all citizens, including transit-dependant and disabled citizens.

No disruption to access already planned with the existing Land Use is expected with this amendment.

#### **Proposed Business Use Narrative:**

Use: Contractor's Storage and Shop use of the Barns.

<u>Description</u>: An area contractor proposes to use the barns as storage for materials and basic shop for combining materials, painting, and preparing supplies.

<u>Employees</u>: 3-6 employees are expected to utilize the facility.

Hours: Weekdays 7am to 7pm and Saturdays 8am to 4pm.

<u>Access</u>: Further applications will designate an access easement along the west property line, adjacent to the existing business use to the west. Current access is shared through a single driveway for both the residence and the barns. In current conditions, the same entity will own both the commercial facility and the residence, so that shared driveway may continue. At which time different owners of the two properties are in place, the commercial site will access through the easement designated on the CSM.

<u>Sanitary Facilities</u>: The site has recently had a perk test completed and will install a code compliant POWTS and restroom facilities inside the barn, compliant with commercial facilities.

<u>Site Lighting</u>: Basic lighting will be in place for security and vehicular access. Full compliance with ordinances and directly adjacent residential properties.



7-15-20

Mr. Ryan Cardinal Cardinal Engineering 206 Broad Street Lake Geneva, WI 53147

Dear Mr. Cardinal:

Wetland & Waterway Consulting (WWC) has conducted a wetland delineation on property located in Sec.31, T2N, R19E, Town of Wheatland, Kenosha County. The delineation was conducted on 7-13-20 at your request. This site is under consideration for future development; therefore, location of the presence or absence of wetlands prior to construction is necessary.

#### Investigator

Dave Meyer, lead delineator, is an independent environmental consultant providing wetland delineations, environmental permitting services, site assessments, and planning advice. He obtained a master's degree in Natural Resources Management from Southern Illinois University-Carbondale in 1977. Mr. Meyer has held technical and administrative positions in wetland and water resources specialties with the Wisconsin Department of Natural Resources and the U.S. Army Corps of Engineers. He has satisfactorily completed the Reg IV Wetland Delineation training offered by the U.S. Army Corps of Engineers, the Advanced Wetland Delineation training conducted by the University of Wisconsin-LaCrosse in 2002 and 2007, the USACOE/WIDNR 1987 Wetland Delineation Manual Midwest Region Supplement Training in 2009, the USACOE/WIDNR 1987 Wetland Delineation Manual Northcentral/Northeast Region Supplement Training in 2010, the Basic Hydric Soil ID training conducted by the University of Wisconsin-LaCrosse in 2011, SEWRPC's Environmental Corridor Delineation Workshops in 2004 and 2015, and the Wetland Training Institute's Advanced Hydrology for Jurisdictional Determinations in 2016 and the Federal Wetland/Waters Regulatory Policy in 2019. Mr. Meyer is recognized by the Wisconsin Department of Natural Resources as an Assured Delineator.

#### Methods

The site visit was conducted according to the guidelines identified in the U.S. Army Corps of Engineers' 1987 manual and the Northcentral/Northeast Regional Supplement. The plot size used was a 30 foot radius circle for trees, shrub/saplings, and woody vines, and a 5 foot radius circle for herbaceous vegetation.

Five data points were located in the subject parcel. Data was collected on the vegetation, soils, and hydrology at each point. The field investigation followed the technical approach described in the USACOE 1987 Manual. Refer to the map attached to the end of this report for locations of these points.

In addition, an FSA crop history slide review was undertaken prior to the delineation because the county soil survey shows somewhat poorly drained or poorly drained soils present in farmed areas on the parcel.

In preparation for the slide review, the NRCS wetland map, if available, was used to locate mapped areas of Prior Converted "PC", Wetland "W", Farmed Wetland "FW", Non-Wetland "NW", etc. Ten years of imagery were examined and used in the calculation for the number of hits. The review was started by examining a wet year aerial photograph, if present, to show the maximum extent of possible wetlands. Using that potential maximum extent of wetlands as the starting point, the normal years, if present, were then used to determine the more likely location and extent of the wetlands. Wet year signatures, particularly if they showed up on multiple years, were utilized in the field to determine the location of data points to demonstrate potential adjacent upland conditions. All wet signatures, whether they showed up on wet, normal, or dry years, were used to calculate the number of hits. Eight categories of wet signatures have been identified as follows [USDA, NRCS 1998. Wisconsin Wetland Mapping Conventions—WI513.30 (c) Off-site wetland identification tools. (WI-180-V-NFSAM). (3<sup>rd</sup> ed.) (Amendment WI21)]: 1) Hydrophytic vegetation which is typically seen as a different shade of green, 2) Surface water which usually shows as black or white areas, 3) Drowned-out crops identified as bare soil or mud flats, 4) Color differences that are the result of different planting dates or specific areas of the field that were not farmed in a given year, 5) Inclusionary wet areas that are part of a set-aside program, 6) Areas of greener color that area present in dry years, 7) Crop stress seen as yellow colors or sparse canopy typically seen as light green, and 8) Saturated soil that is visible on infrared (IR) slides or photographs.

Roadside ditches and other drainage ditches internal to the site were identified if they displayed hydric vegetation. Wetland delineators are given latitude to use best professional judgement in applying wetland indicators between adjacent regions. On page 4 of the Midwest Manual and page 5 of the Northcentral/Northeast Manual it states, "Region boundaries are depicted in Figure 1 as sharp lines. However, climatic conditions and the physical and biological characteristics of landscapes do not change abruptly at the boundaries. In reality, regions and subregions often grade into one another in broad transition zones that may be tens or hundreds of miles wide. The lists of wetland indicators presented in these Regional Supplements may differ between adjoining regions or subregions. In transitional areas, the investigator must use experience and good judgment to select the supplement and indicators that are appropriate to the site based on its physical and biological characteristics." Utilizing this guidance and best professional judgement in the Midwest Region, Kentucky bluegrass (Poa pratensis) is treated as a FACU species in roadside ditches and other drainage ditches internal to a site in order to maintain consistency with the manner in which roadside ditches and other drainage ditches are flagged in the Northcentral/Northeast Region. For those ditches meeting hydric vegetation indicators, flags were placed in the middle of the ditches at their beginning and ending points. If the ditch was very long or had unusual bends or turns in it, additional flags were placed within the central parts of the ditch to assist in its location.

Resources utilized in the investigation included the NRCS county soil survey, Wisconsin Wetland Inventory mapping, topo mapping, aerial photos, and county plat mapping. Significant literature consulted includes:

Curtis, John. 1971. The Vegetation of Wisconsin. University of Wisconsin Press, Madison, Wisconsin. 173 pp.

Eggers, Steve and Donald Reed. 2011. Wetland Plants and Plant Communities of Minnesota and Wisconsin – 3rd Edition. St. Paul District, U.S. Army Corps of Engineers, St. Paul, MN 478 pp.

Peterson, Roger and Margaret McKenny. 1968. A Field Guide to Wildflowers of Northeastern and Northcentral North America. Houghton Mifflin Company, Boston, Mass. 420 pp.

Swink, Floyd and Gerould Wilhelm. 1994. Plants of the Chicago Region. The Morton Arboretum, Lisle, Illinois. 921 pp.

#### Results and Discussion

- \* This approximately 8 acre site is situated on the northeast corner of the intersection of 60<sup>th</sup> Street and CTH P in the Town of Wheatland. The site consists of a single family home and outbuildings, mowed and maintained lawn, actively cropped fields, upland wooded hedgerow, and a stand of upland meadow. The western end of the site where the house and outbuildings are situated is on the highest point of the property. From there it slopes down to the east and abuts the cropped fields which are level.
- \* No records of previous delineations on this site were discovered.
- \* The soil types mapped within the project boundaries are Casco loam (CeC2), Fox silt loam (FsB), and Matherton silt loam (MkA). For detailed descriptions of these soils, refer to the Hydric Soil List Report included with the soil maps in the Attachments.
- \* No roadside ditches supporting hydric vegetation are associated with this parcel.
- \* The FSA slide review revealed only 2 hits out of 10 years in the eastern portion of the cropped field. Data points located in the cropped field are discussed below.
- \* The Wisconsin Wetland Inventory map does not show the presence of wetlands on this site. The field investigation confirmed this.
- \* The vegetation, soil, and hydrology characteristics of the data points are as follows:

Data point #'s 1, 2, and 3 are located in three separate areas of the field that displayed stunted corn crops. While the 10 year slide review did not indicate that these conditions would be present, the wetter than normal conditions this spring contributed to the stunted crops in these spots. These three areas are shallow depressional basins. All three are dominated by corn and giant foxtail grass. Soil indicators are not present in any of these areas. Hydrology indicators at all three points are Stunted or Stressed Plants and Geomorphic Position. See Photos A, B, and C.

Data point #4 is located in the narrow hedgerow bordering the southern side of the cropped field. It is dominated by silver maple, woolly blue violet, and giant ragweed. Neither soil nor the required hydrology indicators are present.

Data point #5 is located in a small patch of upland meadow on the southwest corner of the field. It is dominated by black walnut and Canada goldenrod. Neither soil nor the required hydrology indicators are present. See Photo D.

#### Precipitation Data

Precipitation data from the websites of the USDA Natural Resource Conservation Service, the National Oceanic and Atmospheric Administration (NOAA), and Kenosha WETS station WI4147 was reviewed. This antecedent data was reviewed and considered while making determinations concerning the presence and/or absence of wetlands during the field investigation.

Because the antecedent precipitation was wetter than normal, direct observations of saturated soils and/or water standing on the surface was expected. Other primary indicators as well as the secondary indicators were also searched for.

Note that when a site is delineated in the first half of the month, the previous 3 months are taken into consideration.

Condition Value Dry = 1 Normal = 2 Wet = 3

	Month	Normal	3 yrs. In 10 less than	3 yrs. In 10 more than	Observed precip.	Condition dry, wet, normal	Condition value	Month weight value	Product of previous two columns
1st prior month	June	3.59	2.28	4.33	3.52	normal	2	3	6
2nd prior month 3rd prior	May	3.38	1.91	4.11	6.31	wet	3	2	6
month	April	3.85	2.67	4.59	5.77	wet	3	l sum	3 15

If sum is

6 - 9 drier than normal

10 - 14 normal

15 - 18 wetter than normal

#### Conclusion

Antecedent precipitation was wetter than normal.

#### Conclusion

No wetlands are present on this site. Because this delineation was conducted by Mr. Meyer, an Assured Delineator, obtaining a concurrence letter from the Wisconsin Department of Natural Resources is not necessary. Concurrence with the finding of no wetlands on this parcel by the U.S. Army Corps of Engineers, however, must be obtained before undertaking any alterations or modifications of this property. Activities affecting wetlands or surface waters may require permits from the U.S. Army Corps of Engineers, the Wisconsin Department of Natural Resources, and local municipal authorities. The client must obtain authorization from all proper regulatory authorities before altering, modifying, or using the property. If the required authorizations are not obtained, Wetland & Waterway Consulting, LLC shall not be liable or responsible for any resulting damages.

Sincerely,

Dave Meyer

# Attachments

- 1. Data points
- 2. Soil Survey maps
- 3. Wisconsin Wetland Inventory map
- 4. USGS topo map
- 5. Location map
- 6. Site photographs
- 7. FSA slide review
- 8. Data point location map

# WETLAND DETERMINATION DATA FORM - Northcentral and Northeast Region

Soil Map Unit Name  Are climatic/hydrologic conditions of the site to the vegetation  Are vegetation  Soil  Soil  Are vegetation  Soil  So	Long, Long, Sim M  ypical for thi ydrology ydrology	s time of the yea	ocal relief (co	ownship, oncave, c : NWI CI (If no, e	Sampling I Range: convex, none):	SI TAN RIGIC CACARC None Ks)
SUMMARY OF FINDINGS						1
Hydrophytic vegetation present? Hydric soil present? Indicators of wetland hydrology present?  Remarks: (Explain alternative procedures her		•			and?	<u>//</u>
HYDROLOGY						
Primary Indicators (minimum of one is require Surface Water (A1)  High Water Table (A2)  Saturation (A3)  Water Marks (B1)  Sediment Deposits (B2)  Drift Deposits (B3)  Algal Mat or Crust (B4)  Iron Deposits (B5)  Inundation Visible on Aerial  Imagery (B7)  Sparsely Vegetated Concave  Surface (B8)	Water-Sta Aquatic F: Marl Depo Hydrogen Oxidized I Roots (C3 Presence Recent Irc Soils (C6) Thin Much	ained Leaves (B9) auna (B13) posits (B15) Sulfide Odor (C1 Rhizospheres on I b) of Reduced Iron ( on Reduction in Ti	) Living (C4) illed	require Sui Dra Mo Dry Cra Sai (Ca) Stu	rd)  rface Soil Cracks  ainage Patterns (  ess Trim Lines (B  y-Season Water  ayfish Burrows (C  turation Visible o	(B10) (B10) Table (C2) C8) on Aerial Imagery d Plants (D1) on (D2) O3)
Surface water present? Yes Water table present? Yes Saturation present? Yes (includes capillary fringe)	No No	Depth (inches Depth (inches Depth (inches	): ):	-	Indicators of wetland hydrology present?	7
Describe recorded data (stream gauge, monit	toring well, a	enal photos, pre	vious inspec	tions), if	available:	
Remarks:						

	ientific names of p				Sampling Point: '
Tree Stratum Plo	t Size (	) Absolute % Cover	Dominant Species	Indicator Status	Tree Stratum Sapting/Shrub Stratum Herb Stratum Woody Vine Stratum
			Total Cover		Dominance Test Worksheet  Number of Dominant Species that are OBL, FACW, or FAC: Total Number of Dominant Species Across all Strata:  Percent of Dominant
Sapling/Shrub Plot Stratum Plot	t Size (	) Absolute % Cover	Dominant Species	Indicator Status	Species that are OBL, FACW, or FAC:
					Prevalence Index Worksheet  Total % Cover of:  OBL species
			= Total Cover		
Herb Stratum Plot	t Size (	) Absolute % Cover	Dominant Species	Indicator Status UPL	Hydrophytic Vegetation Indicators:  Rapid test for hydrophytic vegetation Dominance test is >50% Prevalence index is ≤3.0*  Morphogical adaptations* (provide supporting data in Remarks or on a
Setavia fal	eTrutlesins verit	50		FACE FACE	separate sheet) Problematic hydrophytic vegetation* (explain) *indicators of hydric soil and wetland hydrology must
					present, unless disturbed or problematic
					Definitions of Vegetation Strata:
					Tree - Woody plants 3 in. (7.6 cm) or more in diame breast height (DBH), regardless of height.
					Sapling/shrub - Woody plants less than 3 in. DBH a greater than 3.28 ft (1 m) tail.
		100:	Total Cover		Herb - All herbaceous (non-woody) plants, regardles
Voody Vine Plot Stratum Plot	Size (	Absolute % Cover	Dominant Species	Indicator Status	size, and woody plants less than 3.28 ft tail.  Woody vines - All woody vines greater than 3.28 ft i height.
			Total Cover		Hydrophytic vegetation present?

SOIL							Sa	mpling Point: /
Profile Des Depth	cription: (Descr Matrix			to docui		indicate	or or confirm the absence	e of indicators.)
(Inches)	Color (moist)	%	Color (moist)	30x 1 6at	Type*	Loc**	Texture	Remarks
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0-14	13/12/212	100			<del>                                     </del>		5:1+/0am	
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14-15	10/11/2/2	98	10-112-316	2	7	K	51/1/09m	
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		<u> </u>	1	<b>.</b>	<u> </u>		, ,	
15-20	107R 4/2	90	10424/6	10	(	14	Chiloan	
	11.5.11	1 ''	70	<u> </u>		<del>                                     </del>	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	
				1		<del></del>		
								**************************************
-		<u> </u>			1	1		
*Type: C=0	Concentration, D	=Deplet	ion, RM=Reduc	ed Matri	x, CS=C	overed o	or Coated Sand Grains	
**Location:	PL=Pore Lining	, M=Ma	trix					
Hydric Sol	il indicators:						Indicators for Prob	lematic Hydric Solls:
His Bla Bla Hy Str De Thi Sa Sa Sa Str Da 144		A4) A5) ark Sufar (A12) aral (S1) arix (S4) (LRR R,	(Si Th (Li Lo: De Re Re Re	in Dark S RR R, Mi amy Muc RR K, L) amy Gle pleted M dox Dari pleted D dox Dep	R, MLR Surface LRA 14: cky Mino yed Mat latrix (F: k Surfac eark Sur- eressions	A 149B) (S9) 9B eral (F1) rix (F2) 3) e (F6) face (F7) s (F8)	Coast Prairie Re 5 cm Mucky Per Dark Surface (S Polyvalue Below Thin Dark Surfa Iron-Manganese Piedmont Flood Mesic Spodic (T	v Surface (S8) (LRR K, L) ce (S9) (LRR K, L) e Masses (F12) (LRR K, L, R) plain Soils (F19) (MLRA 149B) TA6) (MLRA 144A, 145, 149B) erial (TF2) ark Surface (TF12) in Remarks)
Restrictive Type: Depth (inch	Layer (if observ	ed):			-		Hydric soll presen	nt? <u>//</u>
Damada			···			<u> </u>	<del></del>	
Remarks:								

Project/Site: 60 The Street  Applicant/Owner: Investigator(s): 70 Chrc/Joha/  Slope (%): 71 Lat.: 10 Lon  Soil Map Unit Name 70 Lat.: 10 Lon  Are climatic/hydrologic conditions of the site typical for the vegetation 70 soil 70 or hydrology  Are vegetation 70 soil 70 or hydrology  (If needed, explain any answers in remarks)	his time of the year	ocal relief (cor Datum:	ownship, ncave, c	Sampling Range: <u>A.</u> convex, none):	SI TON RIGHT Concart None ks)	
SUMMARY OF FINDINGS					<del> </del>	
Hydrophytic vegetation present? Hydric soil present? Indicators of wetland hydrology present?  Is the sampled area within a wetland?  If yes, optional wetland site ID:						
Remarks: (Explain alternative procedures here or in a s						
DP located in cropped Fi						
HYDROLOGY						
			Secon	dary Indicators	minimum of two	
Primary Indicators (minimum of one is required; check a			require			
	Stained Leaves (B9)	)		rface Soil Cracks		
<del></del>	Fauna (B13)		Drainage Patterns (B10)			
	posits (B15)		Moss Trim Lines (B16)			
	en Sulfide Odor (C1		Dry-Season Water Table (C2)			
l <del></del>	d Rhizospheres on I	Living	Crayfish Burrows (C8)			
· · · · · · · · · · · · · · · · · · ·	e of Reduced Iron	Saturation Visible on Aerial Imagery (C9)				
	Iron Reduction in T		er Pated or Stressed	i Plants (D1)		
Inundation Visible on Aerial Soils (C			omorphic Position			
	ck Surface (C7)			allow Aquitard (D		
Sparsely Vegetated Concave Other (E	xplain in Remarks)	)		C-Neutral Test (		
Surface (B8)			Mid	crotopographic R	telief (D4)	
Field Observations:	/					
Surface water present? Yes No	Depth (inches		.	Indicators of	'	
Water table present? Yes No	Depth (inches		-	wetland	_	
Saturation present? Yes No	Depth (inches	3):	.	hydrology	<b>V</b> 1	
(includes capillary fringe)			ľ	present?		
Describe recorded data (stream gauge, monitoring well,	aerial photos, pre	vious inspect	ions). if	available:		
,						
Remarks:						

VEGETATION - Use scientific names of plants	ants			Sampling Point:
Tree Stratum Plot Size ( ) 1	Absolute % Cover	Dominant Species	Indicator Status	50/20 Thresholds 20% 50% Tree Stratum Sapling/Shrub Stratum Herb Stratum Woody Vine Stratum
4	Absolute	= Total Cover  Dominant Species	Indicator	Dominance Test Worksheet Number of Dominant Species that are OBL, FACW, or FAC:  Total Number of Dominant Species Across all Strata:  Percent of Dominant Species that are OBL, FACW, or FAC:  (A/B)
1 2 3 4 5 6 7 8 9 10				Prevalence Index Worksheet  Total % Cover of:  OBL species
Herb Stratum Plot Size ( )  1 Zla May 1  2  3 Jeffric Feberi;  6 Llaupodium alkun  8	Absolute	= Total Cover  Dominant Species	Indicator Status U/U FAGE	Hydrophytic Vegetation Indicators:  Rapid test for hydrophytic vegetation  Dominance test is >50%  Prevalence index is ≤3.0°  Morphogical adaptations* (provide supporting data in Remarks or on a separate sheet)  Problematic hydrophytic vegetation*  (explain)  *Indicators of hydric soil and wetland hydrology must be present, unless disturbed or problematic
10	Absolute	= Total Cover  Dominant Species	Indicator	Definitions of Vegetation Strata:  Tree - Woody plants 3 in. (7.6 cm) or more in diameter at breast height (DBH), regardless of height.  Sapling/shrub - Woody plants less than 3 in. DBH and greater than 3.28 ft (1 m) tall.  Herb - All herbaceous (non-woody) plants, regardless of size, and woody plants less than 3.28 ft tall.  Woody vines - All woody vines greater than 3.28 ft in
2 3 4 5 Remarks: (Include photo numbers here or on a se		Total Cover		Hydrophytic vegetation present?

SOIL							Sam	ipling Point: 2
		ibe to th				indicato	or or confirm the absence	of indicators.)
Depth (inches)	Matrix Color (moist)	%	Color (moist)	dox Feat	ures Type*	Loc**	Texture	Remarks
0-11	/บรุหว/2	100					Silt luam	
/ -20	2.545/3	80	/v-112 4/6	20	C	M	Clay loam	
	Concentration, D PL=Pore Lining			ed Matri	x, CS=C	overed o	or Coated Sand Grains	
His	il Indicators: stisol (A1) stic Epipedon (A) drogen Sulfide (A) atified Layers (A pleted Below Da sick Dark Surface ndy Mucky Mine ndy Mucky Mine ndy Gleyed Matri ndy Redox (S5) sipped Matrix (S6 rk Surface (S7) BB) of hydrophytic v	A4) 15) 1rk Sufa 1 (A12) 1ral (S1) 1rix (S4) 3) (LRR R	(Si Th (Li Lo ©E (A11) (Li Lo De Re De Re	lyvalue & (LRR) (L	R, MLR. Surface LRA 144 cky Mine yed Mat flatrix (F: k Surfac eark Surfac pressions	A 149B) (S9) 3B eral (F1) rix (F2) 3) e (F6) face (F7) s (F8)	2 cm Muck (A10) Coast Prairie Red 5 cm Mucky Peal Dark Surface (S7 Polyvalue Below Thin Dark Surface Iron-Manganese Piedmont Floodp Mesic Spodic (TA	Surface (S8) (LRR K, L) e (S9) (LRR K, L) Masses (F12) (LRR K, L, R) lain Soils (F19) (MLRA 149B) A6) (MLRA 144A, 145, 149B) rial (TF2) rk Surface (TF12) Remarks)
Restrictive Type: Depth (inch	Layer (if observ	ed):			- -		Hydric soll present	7 🖊
Remarks:								

Project/Site: 60 The Street  Applicant/Owner: Investigator(s): 7	Sta Sec DEI/A Local re	<u>repur</u> (If no, e sturbed?	convex, none):	int: #34p 1 Tay RIGH CINCA W Vone					
SUMMARY OF FINDINGS  Hydrophytic vegetation present?	is the sampled are	ea within a weti	land?	/					
Hydric soil present? Indicators of wetland hydrology present?	If yes, optional wet								
Remarks: (Explain alternative procedures here or in a so	Remarks: (Explain alternative procedures here or in a separate report.)								
HYDROLOGY									
Primary Indicators (minimum of one is required; check a		require	•						
· · · · · · · · · · · · · · · · · · ·	tained Leaves (B9)		rface Soil Cracks (I						
<del></del>	Fauna (B13)		Drainage Patterns (B10)						
	posits (B15) on Sulfide Odor (C1)		Moss Trim Lines (B16)						
<del></del>	Rhizospheres on Living		Dry-Season Water Table (C2) Crayfish Burrows (C8)						
Drift Deposits (B3) Roots (C	•		Saturation Visible on Aerial Imagery						
	e of Reduced Iron (C4)		(C9)						
<del></del>	ron Reduction in Tilled		Stunted or Stressed Plants (D1)						
Inundation Visible on Aerial Soils (C	6)		omorphic Position						
Imagery (B7)Thin Mu	ck Surface (C7)		allow Aquitard (D3)						
Sparsely Vegetated Concave Other (E	xplain in Remarks)	FA	C-Neutral Test (D5	)					
Surface (B8)		Mic	crotopographic Reli	ef (D4)					
Field Observations:									
Surface water present? Yes No	Depth (inches):		Indicators of						
Water table present? Yes No	Depth (inches):		wetland						
Saturation present? Yes No	Depth (inches):		hydrology	1					
(includes capillary fringe)			present?	1_					
Describe recorded data (stream gauge, monitoring well,	aerial photos, previous	s inspections). if	available:						
	,		•						
Remarks:									

Total % Cover of: OBL species x FACW species x FACW species x FACU species x FACU species x UPL species x Column totals (/ Prevalence Index = B/A =	scientific names of plants	Sampling Point:
Piot Size		
Species   Status   Status   Status   Status   Status   Status   Sapling/Shrub Stratum   Harb Stratum   Harb Stratum   Sapling/Shrub Stratum   Sapling/Shrub   Species Hara co BL, FACW, or FAC:   Total Number of Dominant   Species Across all Strate   Species   Status   Species Across all Strate   Species   Status   Species   Status   Species   Species   Status   Species   Species   Status   Species   Status   Species   Species   Status   Species   Spe	PIOT SIZE (	
Herb Stratum  Plot Size ( ) Absolute	% Cover Species	
Woody Vine Stratum    Dominance Test Works Number of Dominant Species Hat are OBL, FACW, or FAC: Total Number of Dominant Species Across all Strate Percent of Dominant Obles Species X FACW, or FAC:    Dominant Species   X FACW, or FAC:	· · · · · · · · · · · · · · · · · · ·	
Dominance Test Works Number of Dominant Species that are OBL, FACW, or FAC: Total Number of Dominant Species Across all Strate Percent of Ominant Species that are OBL, FACW, or FAC: Total Number of Dominant Species that are OBL, FACW, or FAC: Prevalence Index Works Total % Cover of: OBL, FACW or FAC: Prevalence Index Works Total % Cover of: OBL, FACW or FAC: Prevalence Index Works Total % Cover of: OBL, FACW or FAC: Prevalence Index Works Total % Cover of: OBL, FACW or FAC: Prevalence Index Works Total % Cover of: OBL, FACW or FAC: Prevalence Index Works Total % Cover of: OBL, FACW or FAC: Prevalence Index Works Total % Cover of: OBL, FACW or FAC: Total Cover  FACU species  A FACU species  A FACU species A FACU speci		
Sapling/Shrub   Plot Size ( )   Absolute   Stratum   Stratum   Absolute		Woody Vine Stratum
Sapling/Shrub   Plot Size ( )   Absolute   Stratum   Stratum   Absolu		
Species that are OBL, FACW, or FAC: Total Number of Dominant Species Across all Stratum		
FACW, or FAC: Total Number of Dominant Species Across all Sirate Provalence Index Work Total % Cover of: OBL species  FACW, or FAC: Total Cover Provalence Index Work Total % Cover of: OBL species  FACW, or FAC: Total Cover FACW, or FAC: Total Cover OBL species  FACW, or FAC: Total % Cover of: OBL species  FACW species  FAC		
Total Number of Dominant Species Across all Strate Percent of Dominant Species Across all Strate Percent of Dominant Species Across all Strate Percent of Dominant Species that are OBL. FACW, or FAC.  Total Cover Species Status Prevalence Index Works Total & Cover of:  OBL speciesx FACW speci		
Species Across all Strate   Species Across all Strate   Stratum   Plot Size (		
Sapling/Shrub Stratum Plot Size ( ) Absolute Stratum Plot Size ( ) Absolute Stratum Plot Size ( ) Absolute		
Sapling/Shrub Stratum Plot Size ( ) Absolute Stratum Plot Size ( ) Absolute Species Stratus  Prevalence Index Work Total % Cover of: OBL species x FACW species x FACW species x FACU species x UPL sp	- Tetal Cava	
Sapling/Shrub Stratum Piot Size ( ) Absolute % Cover Species    Prevalence Index Works   Total % Cover of:   OBL species   X   FACW species   X   Column totals   (/)   Prevalence Index = B/A =     Prevalence Index = B/A =     Prevalence Index is   Morphogical adaptatic supporting data in Resparate sheet)     Problematic hydrophy (explain)     Indicator of hydric soil and we present, unless disturbed or present; where All herbaceous (non-works, and woody plants less the Woody vines - All woody vines height.     Provalence Index   S   Prevalence Index   S   Preval	= 10tal Cove	Percent of Containt
Stratum Plot Size ( ) % Cover Species Status  Prevalence Index Works Total % Cover of: OBL species x FACW species x FACW species x FACW species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Cover Species x Column totals (the prevalence Index = B/A = Total Co		
Prevalence index Works Total % Cover of: OBL species X FACW species X FACW species X FACU species X UPL species X Column totals (Prevalence index = B/A = B/	Plot Size (	
Total % Cover of: OBL species x FACW species x FACU species x FACU species x FACU species x FACU species x Column totals (# Prevalence Index = B/A =	% Cover Species	Status
OBL species x FACW species x FACW species x FACU sp		Prevalence Index Worksheet
OBL species x FACW species x FACU species x FACU species x FACU species x VPL species		Total % Cover of:
FACW species x FAC species x FAC species x FACU species x Column totals (# Prevalence Index = B/A =  Total Cover    Herb Stratum   Plot Size ( )   Absolute   Bominant   Indicator		
FAC species x UPL species x Column totals (// Prevalence Index = B/A =  Total Cover  Absolute Dominant Indicator Status Frequence Index = B/A =  Morphogical adaptati supporting date in Re separate sheet) Problematic hydrophy (explain)  'Indicators of hydro soil and we present, unless disturbed or pre  Definitions of Vegetation Tree - Woody plants 3 in. (7.6 or breast height (D8H), reparadiass greater sheet)  Pooling shrub - Woody plants greater sheet, and woody plants greater sheet, and woody plants less the woody plants less the Woody vines - All woody vines height.  Herb - All herbeacous (non-wood size, and woody plants less the Woody vines - All woody vines height.  Hydrophytic vegetation present?		
FACU species x UPL species x UPL species x Column totals (Prevalence Index = B/A = Total Cover		
Column totals   Column total		
Column totals (Aprevalence Index = BI/A = Total Cover  Herb Stratum Plot Size ( ) Absolute % Cover Species Status (Aprevalence Index = BI/A = Dominant Status (Aprevalence Index = BI/A = Dominance lest is 5 - Prevalence Index is 3 Morphogical adaptati supporting data in Reseparate sheet) (explain) "Indicator of hydric sell and we present, unless disturbed or prevalence in hydrosolic adaptation (explain) "Indicator of hydric sell and we present, unless disturbed or prevalence in hydrosolic adaptation (explain) "Indicator of hydric sell and we present, unless disturbed or prevalence in hydrosolic adaptation (explain) "Indicator of hydric sell and we present, unless disturbed or prevalence in hydrosolic adaptation (explain) "Indicator of hydric sell and we present, unless disturbed or prevalence in hydrosolic adaptation (explain) "Indicator of hydric sell and we present, unless disturbed or prevalence in hydrosolic adaptation (explain) "Indicator of hydric sell and we present, unless disturbed or prevalence in hydrosolic adaptation (explain) "Indicator of hydric sell and we present, unless disturbed or prevalence in hydrosolic adaptation (explain) "Indicator of hydric sell and we present, unless disturbed or prevalence in hydrosolic adaptation (explain) "Indicator of hydric sell and we present hydrosolic adaptation (explain) "Indicator of hydric sell and we present hydrosolic adaptation (explain) "Indicator of hydric sell and we present hydrosolic adaptation (explain) "Indicator of hydric sell and we present hydrosolic adaptation (explain) "Indicator of hydric sell and we present hydrosolic adaptation (explain) "Indicator of hydric sell and we present hydrosolic adaptation (explain) "Indicator of hy		
Prevalence Index = B/A =  Total Cover  Hydrophytic Vegetation Rapid test for hydrop Dominant Status Prevalence index is >6 Prevalence index is setuing index is supporting data in experience index is setuing in experience in experi		· · · · · · · · · · · · · · · · · · ·
Herb Stratum Plot Size ( ) Absolute % Cover Species Status Dominant Species Status Morphoglical adaptation supporting data in Reseparate sheet) Problematic hydrophy (explain) "indicators of hydric soil and we present, unless disturbed or problematic hydrophy (explain) "Definitions of Vegetation Tree - Woody plants 3 in. (7.6 to breast height (DBH), regardless the Stratum Plot Size ( ) Absolute % Cover Species Status Woody vines - All woody vines height.    Total Cover		Prevalence Index = B/A =
Herb Stratum Plot Size ( ) Absolute % Cover Species Status U	——————————————————————————————————————	
Herb Stratum Plot Size ( ) Absolute % Cover Species Status Dominant Indicator Species Status Dominance test is >5 Prevalence index is > 5 Prevalence i	= Total Cove	
Herb Stratum Plot Size ( ) Absolute % Cover Species Status Dominant Indicator Species Status Dominance test is >5 Prevalence index is > 5 Prevalence i		Hydrophytic Vegetation Indicators:
Species   Status   Dominance lest is >8   Prevalence index is =   Morphogical adaptati supporting data in Re separate sheet)   Problematic hydrophy (explain)   'Indicators of hydro soil and we present, unless disturbed or problematic hydrophy (explain)   Tree - Woody plants 3 in, (7.6 breast height (DBH), regardless   Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tall.   Herb - All herbaceous (non-worstze, and woody plants less that   Stratum   Plot Size ( )   Absolute   Dominant   Stratus   Sapling/shrub - Woody vines - All woody vines height.   Hydrophytic vegetation   Present?   Mydrophytic vegetation   Present?   Mydrophytic vegetation   Present?   Mydrophytic vegetation	Diet Size ( Absolute Dominant	
Prevalence index is a Morphogical adaptati supporting data in Re separate sheet) Problematic hydrophy (explain)  Indicators of hydric soil and we present, unless disturbed or present (DBH), regardless theight (DBH), regardless	* % Lover Species	Status Dominance test is >50%
Supporting data in Re separate sheet)  Problematic hydrophy (explain)  Indicators of hydric soil and we present, unless disturbed or problematic hydrophy (explain)  Definitions of Vegetation  Tree - Woody plants 3 in. (7.6 or breast height (DBH), regardless  Sapling/shrub - Woody plants greater than 3.26 ft (1 m) tall.  Herb - All herbaceous (non-wood size, and woody plants less that woody vines - All woody vines height.  Hydrophytic vegetation present?  Hydrophytic vegetation present?	(1)	U// Prevalence index is ≤3.0*
Separate sheet) Problematic hydrophy (explain)  *Indicators of hydric soil and we present, unless disturbed or pro  Definitions of Vegetation Tree - Woody plants 3 in. (7.6 or breast height (DBH), regardless Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tail.  Herb - All herbaceous (non-woor size, and woody plants less than Stratum  Plot Size ( ) Absolute % Cover Species Status  Woody vines - All woody vines height.  Hydrophytic vegetation present?		Morphogical adaptations* (provide
Problematic hydrophy (explain)  *Indicators of hydric soil and we present, unless disturbed or pro  Definitions of Vegetation Tree - Woody plants 3 in. (7.6 of breast height (DBH), regardless Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tall.  Herb - All herbaceous (non-woody size, and woody plants less that Stratum  Plot Size ( ) Absolute Species Status  Woody vines - All woody vines height.  Hydrophytic vegetation present?		supporting data in Remarks or on a
(explain)   *Indicators of hydric soil and we present, unless disturbed or prosent, unless disturbed or prosent size. Woody plants 3 in. (7.6 of breast height (DBH), regardless greater than 3.28 ft (1 m) tail.    Woody Vine	(DI ), 1	
*Indicators of hydric soil and we present, unless disturbed or pro  Definitions of Vegetatio  Tree - Woody plants 3 in. (7.6 of breast height (DBH), regardless  Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tall.  Herb - All herbaceous (non-woody plants less that Stratum  Plot Size ( ) Absolute Dominant Indicator Species Status  Woody vines - All woody vines theight.  Hydrophytic vegetation present?		Problematic hydrophytic vegetation*
Definitions of Vegetation Tree - Woody plants 3 in. (7.6 of breast height (DBH), regardless Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tail.  Herb - All herbaceous (non-woody plants 1 lindicator size, and woody plants less that woody vines - All woody vines height.  Herb - All herbaceous (non-woody plants less that woody vines - All woody vines height.  Total Cover  Total Cover  Hydrophytic vegetation present?		(explain)
Definitions of Vegetatio  Tree - Woody plants 3 in. (7.6 of breast height (DBH), regardless  Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tail.  Herb - All herbaceous (non-woody plants less that woody vines - All woody vines height.  Herb - All herbaceous (non-woody plants less that woody vines - All woody vines height.  Hydrophytic vegetation present?		*Indicators of hydric soil and wetland hydrology must be
Definitions of Vegetation Tree - Woody plants 3 in. (7.6 of breast height (DBH), regardless  Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tail.  Herb - All herbaceous (non-woody plants less that woody plants less that woody vines - All woody vines height.  Herb - All herbaceous (non-woody plants less that woody vines - All woody vines height.  Hydrophytic vegetation present?		present, unless disturbed or problematic
Tree - Woody plants 3 in. (7.6 of breast height (DBH), regardless  Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tall.  Herb - All herbaceous (non-woody plants less that woody plants less that woody vines - All woody vines height.  Herb - All herbaceous (non-woody plants less that woody vines - All woody vines height.  Hydrophytic vegetation present?		
Tree - Woody plants 3 in. (7.6 of breast height (D8H), regardless  Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tail.  Herb - All herbaceous (non-woody plants less that woody plants less that woody vines - All woody vines height.  Tree - Woody plants 3 in. (7.6 of breast height (D8H), regardless  Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tail.  Herb - All herbaceous (non-woody plants less that woody vines - All woody vines height.  Hydrophytic vegetation present?		Definitions of Vegetation Strata:
breast height (DBH), regardless  Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tail.  Herb - All herbaceous (non-work size, and woody plants less that  Woody Vine Stratum  Plot Size ( ) Absolute Dominant Indicator Stratum  Stratum  Plot Size ( ) **Cover Species Status  Woody vines - All woody vines height.  Hydrophytic vegetation present?		Tree - Woody plants 3 in. (7.6 cm) or more in diameter
Sapling/shrub - Woody plants greater than 3.28 ft (1 m) tail.  Woody Vine Stratum Plot Size ( ) Absolute Stratum Plot Size ( ) % Cover Species Status  Herb - All herbaceous (non-woo size, and woody plants less that woody vines - All woody vines height.  Hydrophytic vegetation present?	····	breast height (DBH), regardless of height.
Woody Vine Stratum  Plot Size (  Absolute % Cover Species  Status  Woody vines - All woody vines height.  Hydrophytic vegetation present?		
Woody Vine Stratum  Plot Size (  Absolute % Cover Species  Status  Herb - All herbaceous (non-woody size, and woody plants less that woody vines - All woody vines height.  Hydrophytic vegetation present?		Sapling/shrub - Woody plants less than 3 in. DBH and
Woody Vine Stratum  Plot Size (  Absolute % Cover Species  Status  Herb - All herbaceous (non-woody size, and woody plants less that woody vines - All woody vines height.  Hydrophytic vegetation present?	<del></del>	greater than 3.28 ft (1 m) tall.
Woody Vine Stratum  Plot Size (  ) Absolute Dominant Indicator Species Status  Woody vines - All woody vines height.  Hydrophytic vegetation present?	= Total Cove	Herb - All herbaceous (non-woody) plants, regardless of
Stratum Plot Size ( ) Absolute Dominant Indicator Stratus Woody vines - All woody vines height.  Hydrophytic vegetation present?	• •	size and woody plants less than 3.28 ft tall
Stratum % Cover Species Status Woody vines - All woody vines height.  Hydrophytic vegetation present?	PIDI SIZE (	indicator
Hydrophytic vegetation present?	% Cover Species	Trooby Times - All Hoody Times greater than 5.20 it th
Hydrophytic vegetation present?		height.
Hydrophytic vegetation present?		
vegetation present?		
vegetation present?		Hydrophytic
		vegetation
marks: (Include photo numbers here or on a separate sheet)	= Total Cove	present?
emarks: (Include photo numbers here or on a separate sheet)		
	numbers here or on a separate sheet)	

SOIL							Sar	npling Point: 🤝
D 51 D .		'h - 4 - 41-				المحمدات المحاد	and the shares	of indicators )
Profile Des Depth (Inches)	Matrix Color (moist)	be to th		to docu dox Feat		Loc**	or or confirm the absence Texture	Remarks
0-16	104173/2	100					Silt-loan	
	<del>                                     </del>					<u> </u>	, ,	
16-20	10-1R5/3	90	104R4/6	10	7	14	clayloan	
					ļ		·	
				<u> </u>				
				<del> </del>	<u> </u>			
*Type: C=0	Concentration, D	 =Deplet	ion, RM=Reduc	ed Matri	x, CS=C	overed o	or Coated Sand Grains	
	PL=Pore Lining	, M=Ma	trix	<u>.</u>				
Hydric So	il Indicators:						Indicators for Prob	lematic Hydric Solls:
Histic Epipedon (A2)  Black Histic (A3)  Hydrogen Sulfide (A4)  Stratified Layers (A5)  Depleted Below Dark Suface (A11)  Thick Dark Surface (A12)  Sandy Mucky Mineral (S1)  Sandy Gleyed Matrix (S4)  Sandy Redox (S5)  Stripped Matrix (S6)  Dark Surface (S7) (LRR R, MLRA  149B)  *Indicators of hydrophytic vegetation and weltand hydrology must be					BB eral (F1) rix (F2) 3) ee (F6) face (F7) s (F8)	Dark Surface (S Polyvalue Below Thin Dark Surface Iron-Manganese Piedmont Flood Mesic Spodic (T Red Parent Mate Very Shallow Da Other (Explain in	v Surface (S8) (LRR K, L) ce (S9) (LRR K, L) Masses (F12) (LRR K, L, R) clain Soils (F19) (MLRA 149B) A6) (MLRA 144A, 145, 149B) crial (TF2) n Remarks)	
Restrictive Type: Depth (incl	Layer (if observe	ed):		- · · · · -	_		Hydric soil presen	17 <u>//</u>
					•	<u> </u>		
Remarks:								

Project/Site: 60 25 Stype	,_	City of Courty	Kenosi	16 Sampling Date: 7-13-20			
1 10,000 0.10.	· /	City/County:					
Applicant/Owner:			State: W	Sampling Point: #460			
Investigator(s): /V/EV/EV	P2/ 601			wnship, Range: Sar. 31 Taw R/96 ncave, convex, none):			
Landform (hillslope, terrace, etc.):		eww Loca	Datum:				
Slope (%): Lat.:		N/A	Datum.	NWI Classification: None			
Soil Map Unit Name /// 1 h / T Are climatic/hydrologic conditions of the			car conside				
Are vegetation / , soil	, or hydrology	significantly		Are "normal			
Are vegetation / , soil	, or hydrology	naturally pro		circumstances" present?			
(If needed, explain any answers in ren							
(, control of the	···-,						
SUMMARY OF FINDINGS							
		le the complete		- a westland2			
Hydrophytic vegetation present?		is the sampled	area withii	a wettand?			
Hydric soil present?		16		10.			
Indicators of wetland hydrology presen	nt?	If yes, optional v	vetiano site	ID:			
Remarks: (Explain alternative procedu	ree here or in a	enarate report \		·····			
Nemarks: (Explain alternative proced)	iles liele oi ili a s	separate report.					
HYDROLOGY							
		<u> </u>		Secondary Indicators (minimum of two			
Primary Indicators (minimum of one is	required: check	all that apply)		required)			
Surface Water (A1)		Stained Leaves (B9)		Surface Soil Cracks (B6)			
High Water Table (A2)		Fauna (B13)		Drainage Patterns (B10)			
Saturation (A3)		eposits (B15)		Moss Trim Lines (B16)			
Water Marks (B1)	Hydrog	en Sulfide Odor (C1)		Dry-Season Water Table (C2)			
Sediment Deposits (B2)	Oxidize	d Rhizospheres on Liv	ing	Crayfish Burrows (C8)			
Drift Deposits (B3)	Roots (	C3)	_	Saturation Visible on Aerial Imagery			
Algai Mat or Crust (B4)	Presen	ce of Reduced Iron (Ce	4)	(C9)			
Iron Deposits (B5)	Recent	Iron Reduction in Tille	d	Stunted or Stressed Plants (D1)			
Inundation Visible on Aerial	Soils (C	26)		Geomorphic Position (D2)			
Imagery (B7)	Thin M	uck Surface (C7)		Shallow Aquitard (D3)			
Sparsely Vegetated Concave	Other (	Explain in Remarks)		FAC-Neutral Test (D5)			
Surface (B8)				Microtopographic Relief (D4)			
Field Observations:							
Surface water present? Yes	No ~	Depth (inches):		Indicators of			
Water table present? Yes	No	Depth (inches):		wetland			
Saturation present? Yes	— No —	Depth (inches):		hydrology			
(includes capillary fringe)		- Dopui (mones).		present?			
(				h.coont. 7.1			
Describe recorded data (stream gauge	e, monitorina wel	l, aerial photos, previo	ous inspect	ions), if available:			
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Remarks:							
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supporting da separate shere  Problematic harmonic indicator   Sapling/shrub - Woody Vine   Woody Vine  Plot Size (  Problematic harmonic indicator   Stretum   Supporting da separate shere   Problematic harmonic indicator   Stretum   Supporting da separate shere   Problematic harmonic indicator   Supporting da separate shere   Problematic harmonic harmonic indicator   Stretum   Supporting da separate shere   Problematic harmonic	ipling Point: /
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Supporting de separate sher Problematic in (explain)  Woody Vine Stratum  Plot Size ( ) Absolute Species  Tree - Woody plants indicator Species  Status  Hydrophytic vegetation present?	adaptations* (provide
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Present, unless disturbly	
Definitions of Vertical Management of Status  Woody Vine Stratum  Plot Size ( ) Absolute Dominant Indicator Stratus  Stratus  Moody Vine Stratus  Tree - Woody plants 3 breast height (DBH), respectively. The stratus of the stratus o	soil and wetland hydrology must be
Definitions of Vertice in the state of the s	rbed or problematic
Tree - Woody plants: breast height (DBH), r  Sapling/shrub - Woo greater than 3.28 ft (1  Woody Vine Stratum Plot Size ( ) Absolute Stratum Plot Size ( ) Species Status  Woody vines - All wo height.  Hydrophytic vegetation present?	
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Stratum % Cover Species Status Woody vines - All wo height.  Hydrophytic vegetation present?	its less than 3.28 ft tall.
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Hydrophytic vegetation present?	
Hydrophytic vegetation present?	
5 vegetation present?	
5 = Total Cover present?	
	У
emarks: (Include photo numbers here or on a separate sheet)	
emaiks: (include prioto numbers nere or on a separate sneet)	**·

SOIL							Sa	mpling Point: /
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						indicate	or or confirm the absence	e of indicators.)
Depth	Matrix			lox Feat		1	Texture	Remarks
(Inches)	Color (moist)	<u> %</u>	Color (moist)	<del>"</del>	Type*	Loc**		
<u>, , , , , , , , , , , , , , , , , , , </u>	1.10 01-	4.		<u> </u>			1 / 1 / 1 / 1 / 1 / 1 / 1 / 1 / 1 / 1 /	<u> </u>
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13-20	2.51413	90	107246	10		M	Clau loam	
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		<del> </del>	<del>                                     </del>	<del>                                     </del>	<del>                                     </del>	<b></b>		
*Type: C=C	Concentration D	=Deplet	ion RM=Reduc	d Matri	x CS=C	overed o	or Coated Sand Grains	
	PL=Pore Lining			Ja 1110411.	.,	.0.0.00		
							Indicators for Proi	olematic Hydric Soils:
Hydric Soil Indicators:  Histisol (A1) Histic Epipedon (A2) Black Histic (A3) Hydrogen Sulfide (A4) Stratified Layers (A5) Depleted Below Dark Surface (A12) Sandy Mucky Mineral (S1) Sandy Gleyed Matrix (S4) Sandy Redox (S5) Sandy Redox (S5) Dark Surface (S7) Stripped Matrix (S6) Dark Surface (S7) LRR R, MLRA 149B  Stratificators of hydrophytic vegetation and weltand hydrology must be present, unless disturbed or problematic  2 cm Muck (A10) (LRR K, L, MLRA 149B Coast Prairie Redox (A16) (LRR K, L, R) Dark Surface (S7) (LRR K, L, R) Dark Surface (S7) (LRR K, L, R) Dark Surface (S7) (LRR K, L, R) Dark Surface (S9) (LRR K, L, R) Thin Dark Surface (S9) (LRR K, L, R) Dark Surface (S9) (LRR K, L, R) Thin Dark Surface (S9) (LRR K, L, R) Dark Surface (S9) (LRR K,							O) (LRR K, L, MLRA 149B edox (A16) (LRR K, L, R) at or Peat (S3) (LRR K, L, R) 57) (LRR K, L, R) 57) (LRR K, L) w Surface (S8) (LRR K, L) ace (S9) (LRR K, L) e Masses (F12) (LRR K, L, R) Iplain Soils (F19) (MLRA 149B) TA6) (MLRA 144A, 145, 149B) terial (TF2) ark Surface (TF12) in Remarks)	
Restrictive Type: Depth (inch	Layer (if observ	ed):		<del></del>	<del>-</del>		Hydric soil prese	nt? <u>//</u>
Remarks:								
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Slope (%):  Soil Map Unit Name  Are climatic/hydrologic conditions of the s  Are vegetation  Are vegetation	Long,:  Long,:  // M/M/A  ite typical for this time of the year or hydrology significant	State: WT Sampling Date: 7-/3-20 State: WT Sampling Point: #5// Section, Township, Range: A. 3/ 73W R199 cal relief (concave, convex, none): CACA W  Datum:  NWI Classification: None  NWI Classification: None  1362 Prov- (If no, explain in remarks) by disturbed? Are "normal circumstances" present?
(If needed, explain any answers in remark	(s)	<del></del>
SUMMARY OF FINDINGS		
Hydrophytic vegetation present? Hydric soil present? Indicators of wetland hydrology present?	If yes, optiona	d area within a wetland?
Remarks: (Explain alternative procedures	nere or in a separate report.)	
HYDROLOGY		
Primary Indicators (minimum of one is rec Surface Water (A1) High Water Table (A2) Saturation (A3) Water Marks (B1) Sediment Deposits (B2) Drift Deposits (B3) Algal Mat or Crust (B4) Iron Deposits (B5) Inundation Visible on Aerial Imagery (B7) Sparsely Vegetated Concave Surface (B8)	quired; check all that apply) Water-Stained Leaves (B9) Aquatic Fauna (B13) Marl Deposits (B15) Hydrogen Sulfide Odor (C1) Oxidized Rhizospheres on L Roots (C3) Presence of Reduced Iron ( Recent Iron Reduction in Til Soils (C6) Thin Muck Surface (C7) Other (Explain in Remarks)	iving Crayfish Burrows (C8) Saturation Visible on Aerial Imagery (C9)
Field Observations: Surface water present? Water table present? Saturation present? (includes capillary fringe)  Describe recorded data (stream gauge, m	No Depth (inches) No Depth (inches) Depth (inches)	wetland hydrology present?
Table recorded data (stream gauge, m	ionitoring well, actial priotos, pre-	חיסטים הופףכיכוטרום), וו מימוומטוט:
Remarks:		

Tree Stratum Plot Size ( ) Absolute Dominant Spacies Stratum Spling/Shrub Stratum Herb Stratum Woody Vine Stratum Plot Size ( ) Absolute Dominant Species that are OBL. FACW species x 1 = FACW species x 2 = FACW species x 2 = FACW species x 4		scientific names o					T makes me
Sapling/Shrub   Plot Size   Absolute   Species   Six species   Species   Six species		ot Size (	) 				Tree Stratum Sapling/Shrub Stratum Herb Stratum
Stratum	Sanling (Charle			Abadula			Number of Dominant Species that are OBL, FACW, or FAC: Total Number of Dominant Species Across all Strate:  Percent of Dominant Species that are OBL,
Total % Cover of:  OBL species	Stratum,	ot Size (				Status	FACW, or FAC:(A/B
Here Stratum Plot Size ( ) Absolute Species Status Prevalence Indicators: Rapid test for hydrophytic vegetation Dominant Status Status Prevalence Index is \$5.0% Index		. J.c		<u>S</u>		FA(U	Total % Cover of:  OBL species
Absolute % Gover Species Status   Rapid test for hydrophytic vegetation   Status   Species   Status				5	□ Total Cover		It described Variation Indicators
Definitions of Vegetation Strata:  Troe - Woody plants 3 in. (7.6 cm) or more in diame breast height (DBH), regardless of height.  Sapling/shrub - Woody plants less than 3 in. DBH a greater than 3.28 ft (1 m) tall.  Herb - All herbaceous (non-woody) plants, regardlessize, and woody plants less than 3.28 ft tall.  Absolute Species Status Woody vines - All woody vines greater than 3.28 ft tall.  Hydrophytic vegetation present?	Solicajo C	ancelwis	<u>/</u>			Status FICW FACG	Rapid test for hydrophytic vegetation Dominance test is >50% Prevalence index is ≤3.0* Morphogical adaptations* (provide supporting data in Remarks or on a separate sheet) Problematic hydrophytic vegetation* (explain) *Indicators of hydric soil and wetland hydrology must b
Troe - Woody plants 3 in. (7.6 cm) or more in diame breast height (DBH), regardless of height.  Sapling/shrub - Woody plants less than 3 in. DBH of greater than 3.28 ft (1 m) tall.  Woody Vine Stratum Plot Size ( ) Absolute Stratum Species Status Woody vines (non-woody) plants, regardles size, and woody plants less than 3.28 ft tall.  Woody vines - All woody vines greater than 3.28 ft tall.  Hydrophytic vegetation present?							
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3 Hydrophytic vegetation present?	Stratum	·	, 				size, and woody plants less than 3.28 ft tall.  Woody vines - All woody vines greater than 3.28 ft in
5 = Total Cover vegetation present?							Hvdrophytic
emarks: (Include photo numbers here or on a separate sheet)				1	□ Total Cover		vegetation /
	marks: (Include photo	numbers here or or	n a separa	ite sheet)			<u></u>

SOIL							Sa	mpling Point:		
	ile Description: (Describe to the depth needed to document the indicated the depth lead of the second section of the depth needed to document the indicated the depth needed to document						or or confirm the absence	æ of indicators.)		
Depth (Inches)	Color (moist)	%	Color (moist)	%	Type*	Loc**	Texture	Remarks		
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*Type: C=C	Concentration, D	=Deplet	ion, RM=Reduce	d Matri	x, CS=C	covered	or Coated Sand Grains			
	PL=Pore Lining				,					
Hydric Soi	I Indicators:						Indicators for Proi	blematic Hydric Soils:		
Hiss Hiss Hyd Str De Thi Sa Sa Sa Str Da 141	atisol (A1) atic Epipedon (A2 ack Histic (A3) drogen Sulfide (A atified Layers (A pleted Below Da ick Dark Surface andy Mucky Mine andy Gleyed Matin andy Redox (S5) ipped Matrix (S6 rk Surface (S7) BB) of hydrophytic v	A4) 5) irk Sufa: (A12) ral (S1) rix (S4) i) (LRR R	(S8	) (LRR n Dark ( R R, M imy Muc R K, L) imy Gle bleted N dox Dari bleted D dox Dep	Surface LRA 14 cky Mine yed Mat Matrix (F k Surface Dark Sur	A 149B) (S9) 9B eral (F1) trix (F2) 3) >> (F6) face (F7 s (F8)	Coast Prairie R 5 cm Mucky Pe Dark Surface (\$ Polyvalue Below Thin Dark Surfa Iron-Manganes Piedmont Flood Mesic Spodic (*) Red Parent Ma	w Surface (S8) (LRR K, L) ace (S9) (LRR K, L) e Masses (F12) (LRR K, L, R) dplain Soils (F19) (MLRA 149B) TA6) (MLRA 144A, 145, 149B) terial (TF2) ark Surface (TF12) in Remarks)		
Restrictive Type: Depth (inch	Layer (if observenes):	ed):			<b>-</b>		Hydric soil prese	nt? <u>///</u>		
Remarks:										

# **Surface Water Data Viewer Map**



#### Legend

NRCS Wisconsin Soils

Soil Mapping Unit

Index to EN\_Image\_Basemap\_Leaf\_ Off



0.1 Miles

Notes

DISCLAIMER: The information shown on these maps has been obtained from various sources, and are of varying age, reliability and resolution. These maps are not intended to be used for navigation, nor are these maps an authoritative source of information about legal land ownership or public access. No warranty, expressed or implied, is made regarding accuracy, applicability for a particular use, completeness, or legality of the information depicted on this map. For more information, see the DNR Legal Notices web page: http://dnr.wi.gov/legal/

0.1

0.03



# **Map Unit Legend**

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
CeC2	Casco loam, 6 to 12 percent slopes, eroded	1.6	18.9%
FsB	Fox silt loam, 2 to 6 percent slopes	3.6	42.8%
Matherton loam, 1 to 3 percent slopes		3.2	38.2%
Totals for Area of Interest		8.3	100.0%

## Report—Hydric Soil List - All Components

Map symbol and map unit name	Component/Local Phase	Comp. pct.	Landform	Hydric status	Hydric criteria met (code)	
CeC2: Casco loam, 6 to 12 percent slopes, eroded	Casco-Eroded	80-90	Moraines	No	_	
	Fox	5-11	Moraines	No	_	
	Rodman	5-9	Moraines	No	_	
FsB: Fox silt loam, 2 to 6 percent slopes	Fox	80-90	Outwash plains	No	_	
	Casco	5-10	Outwash plains	No		
	St. Charles-Gravelly substratum	5-10	Outwash plains	No	_	
MkA: Matherton loam, 1 to 3 percent slopes	Matherton	95	Drainageways on stream terraces	No	_	
	Sebewa	5	Depressions	Yes	2,3	

### **Data Source Information**

Soil Survey Area: Kenosha and Racine Counties, Wisconsin

Survey Area Data: Version 17, Jun 8, 2020

# **Surface Water Data Viewer Map**



Legend

Wetland Identifications and Confirmations

Wetland Class Points

Dammed pond

Excavated pond Filled excavated pond

Filled/drained wetland

Wetland too small to delineate

Filled Points

Wetland Class Areas

Wetland

Upland

Filled Areas

Index to EN\_Image\_Basemap\_Leaf\_ Off

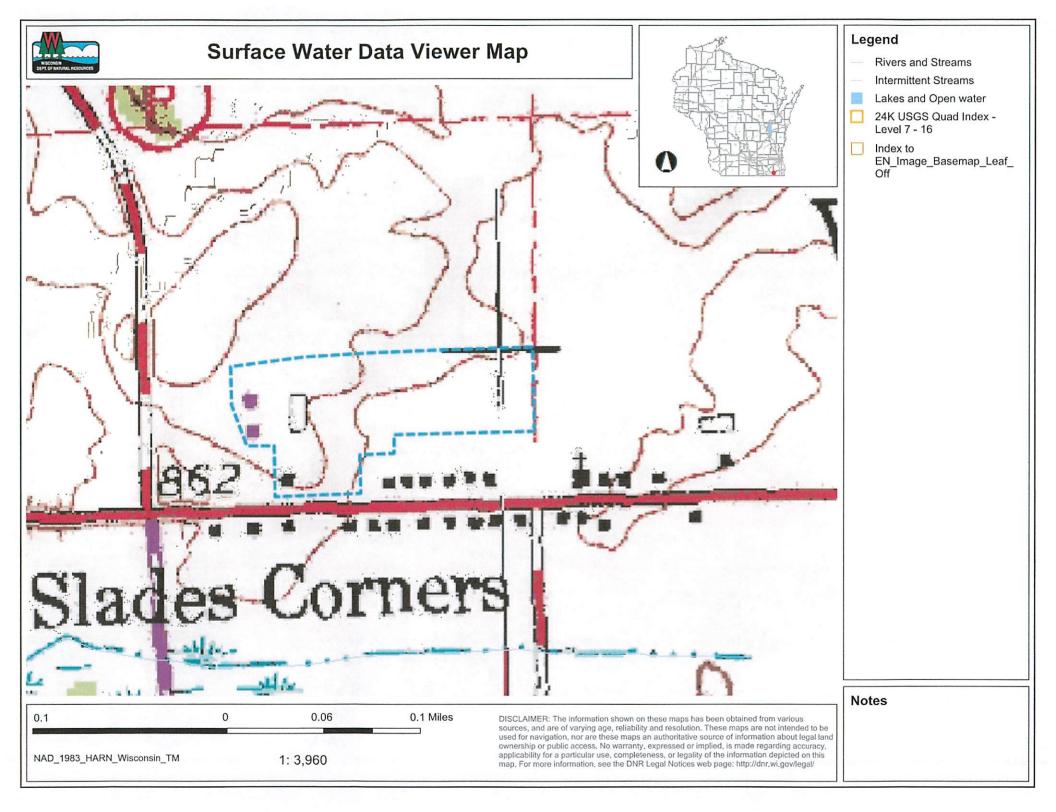
0.03 0.1 Miles 0.1

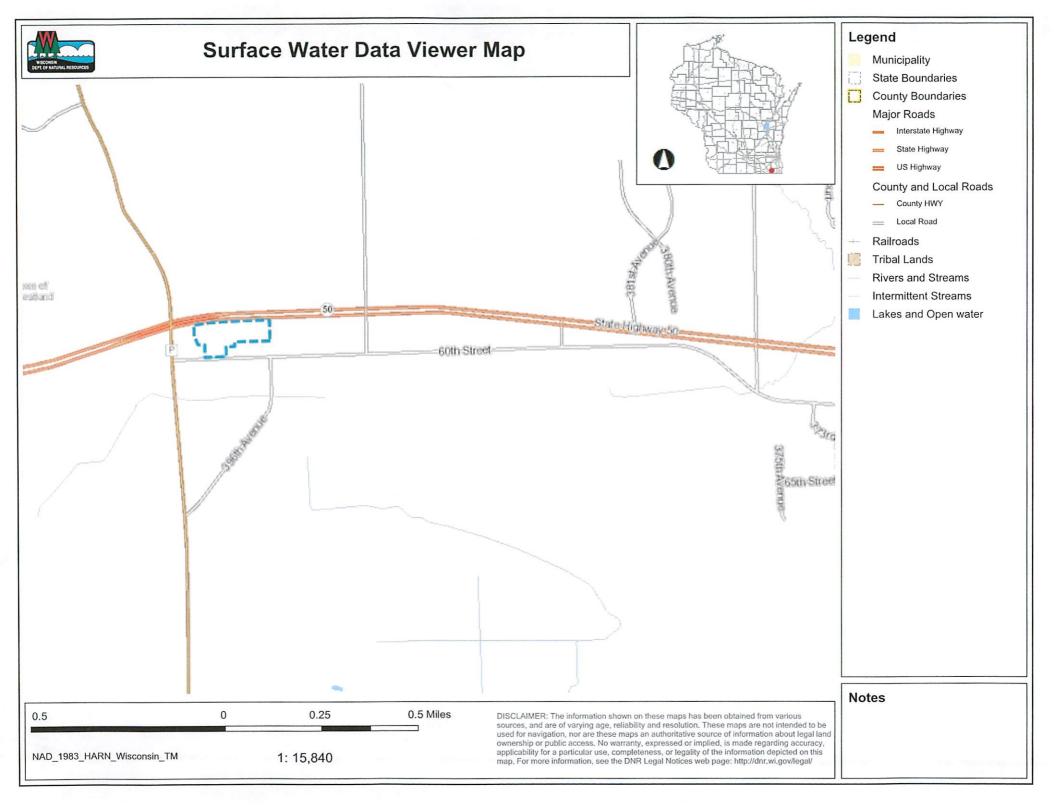
NAD\_1983\_HARN\_Wisconsin\_TM

1: 1,980

DISCLAIMER: The information shown on these maps has been obtained from various sources, and are of varying age, reliability and resolution. These maps are not intended to be used for navigation, nor are these maps an authoritative source of information about legal land ownership or public access. No warranty, expressed or implied, is made regarding accuracy, applicability for a particular use, completeness, or legality of the information depicted on this map. For more information, see the DNR Legal Notices web page: http://dnr.wi.gov/legal/

Notes





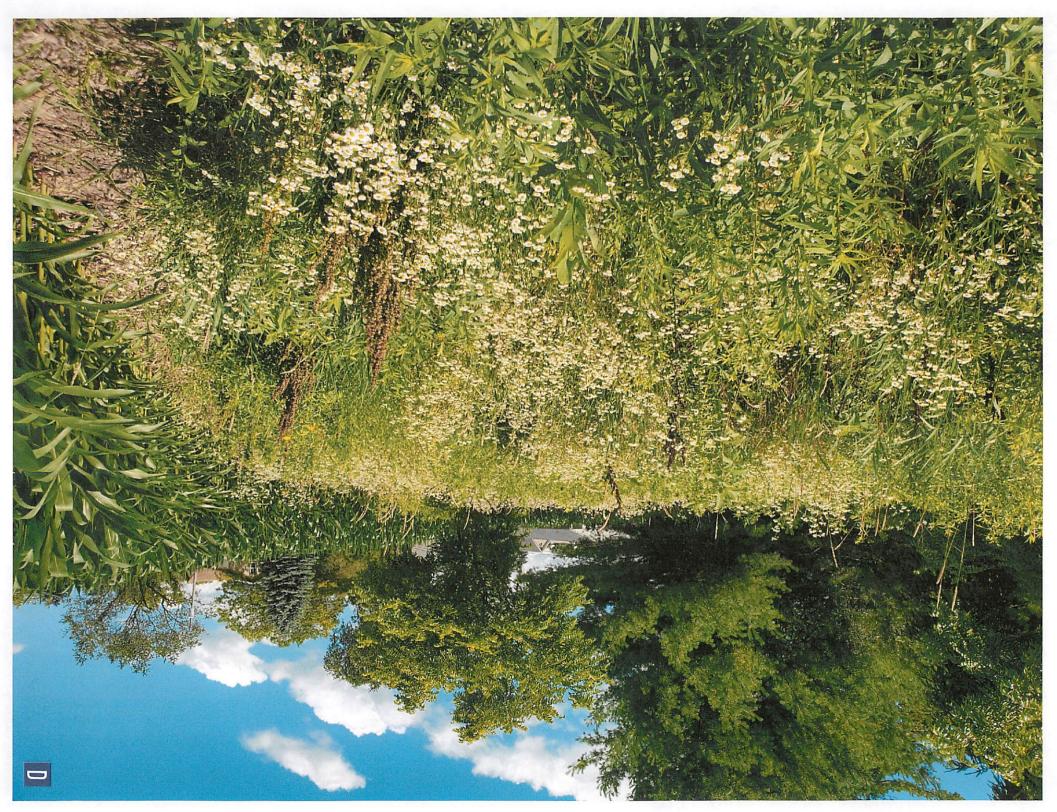
#### PHOTOGRAPHS

Photo AViewing east across the stunted corn crop at DP #1.
Photo BViewing north across the stunted corn crop at DP #2.
Photo CViewing southwest across the stunted corn crop at DP #3.
Photo DTypical view of upland meadow at DP #5
Photo ETypical view of developed farmyard.











# WETLAND DOCUMENTATION RECORD Remotely Sensed Data Summary

Owner/Ope	rator: Card	ihal		County: 1	heine	s	State. WZ		
S lide R e vie	I/I a	11/		-		te: 7-13			
Site Identification No.				1205					
Site Identif	——_ <u>/</u>	203	(11	ract No. + Sit	e No.)				
	1	m Service Agend	cy (or Oth	ner) Aerial S	lide Data				
Date (Mo./Yr)	1				Interpretation- (codes listed in box below)				
7/2018	14.64 W	MCR							
4/2017	14,63 W	YCR	6d						
6/20/6	8.39 N	AI CR							
6/2015	11,191	N CR							
4/2013	17,30W	NCR							
5/2010	12.69 11	NCR							
10/2007	10.09N	MCR							
9/2006	12,59 N	N CN							
9/2005	5.42 D	VICIZ							
3/2002	9.2711	1 CR 60	1						
Air Photo									
All Filoto									
	indicates wetness (+ = : ow crop or tilled)	strong, -= weak)			ness signatur ropped (hay,	re pasture, idle, etc	c.)		
Feature Color  1 = water 6a = dark green  2 = mud flat 6b = light green  3 = bare spot 6c = yellow  4 = drowned crop 6d = brown  5 = planted late 6e = black			7a = ditche 7b = tiled 7c = filled	orush removal	allation)	Olher write explana	ition		
9	Does slide/air photo data indicate the site is a wetland? OYes ONo  #								

# **Surface Water Data Viewer Map**



#### Legend

NRCS Wisconsin Soils

Soil Mapping Unit

Index to EN\_Image\_Basemap\_Leaf\_ Off



0.03

0.1 Miles

NAD\_1983\_HARN\_Wisconsin\_TM

0.1

1: 1,980

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Notes









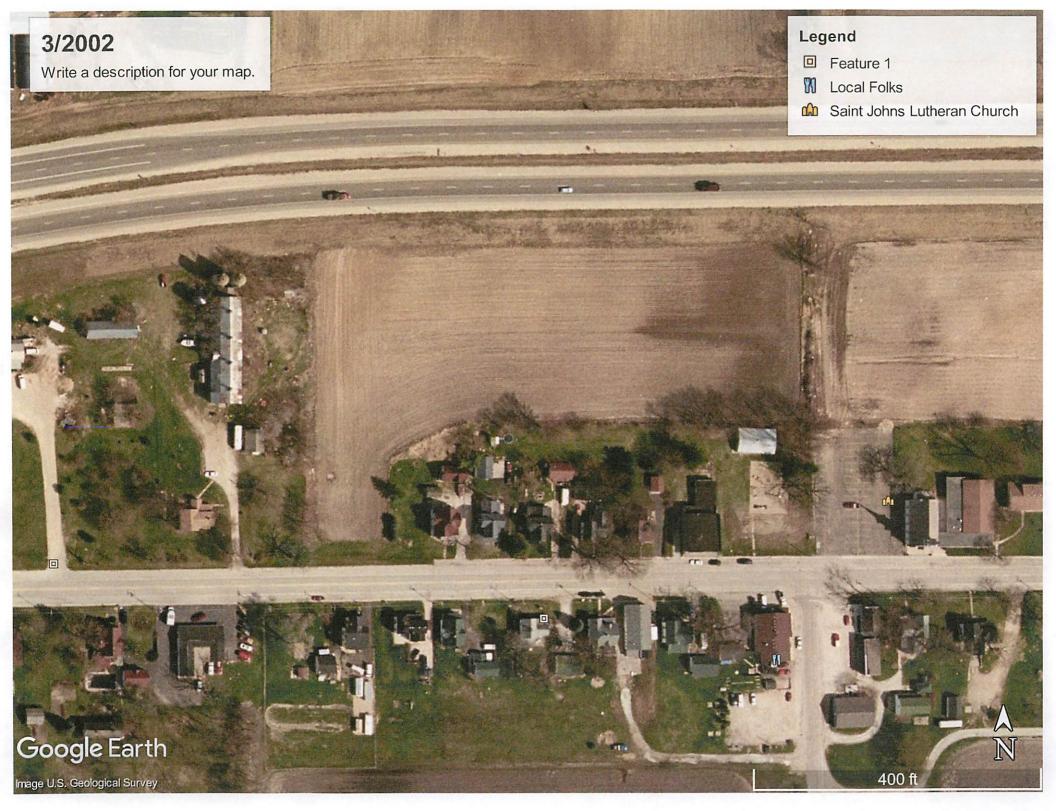






# Legend 9/2006 Feature 1 Write a description for your map. M Local Folks Saint Johns Lutheran Church Google Earth 400 ft Image USDA Farm Service Agency





## **Surface Water Data Viewer Map** State Highway 50 50 TT 50 3 CeC2 MkA Then of Whe dend Ph 60th Street 0.1 DISCLAIMER: The information shown on these maps has been obtained from various sources, and are of varying age, reliability and resolution. These maps are not intended to be used for navigation, nor are these maps an authoritative source of information about legal land ownership or public access. No warranty, expressed or implied, is made regarding accuracy, applicability for a particular use, completeness, or legality of the information depicted on this map. For more information, see the DNR Legal Notices web page: http://dnr.wi.gov/legal/ 0.03 0.1 Miles

NAD\_1983\_HARN\_Wisconsin\_TM

1: 1,980

Legend

NRCS Wisconsin Soils

Soil Mapping Unit

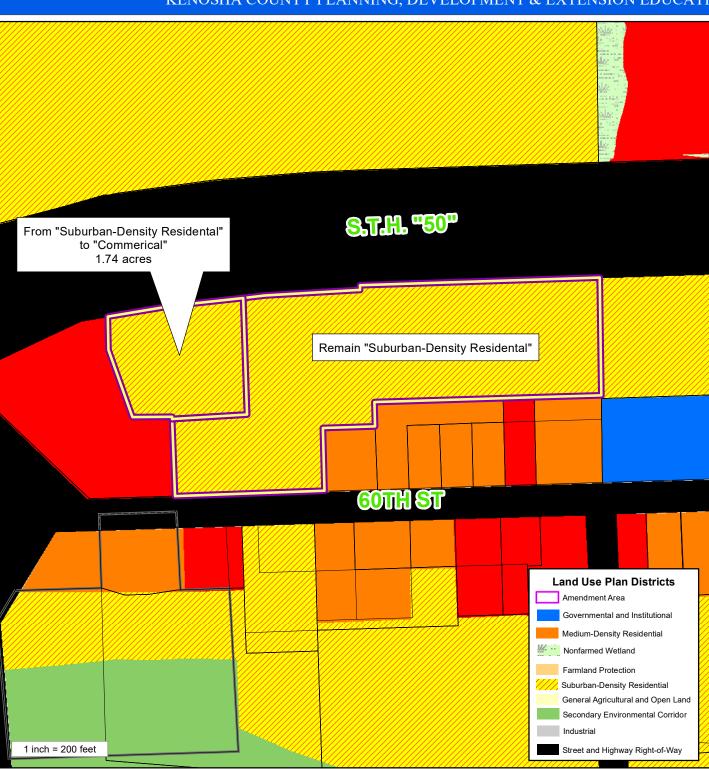
Water

Index to

EN\_Image\_Basemap\_Leaf\_ Off

Notes

#### KENOSHA COUNTY PLANNING, DEVELOPMENT & EXTENSION EDUCATION COMMITTEE



### COMPREHENSIVE PLAN AMENDMENT SITE MAP

### PETITIONER(S):

Haskins LLC (Owner) Mark Larkin (Agent)

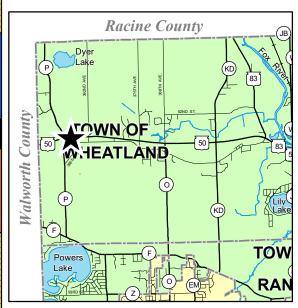
LOCATION:

SE 1/4 of Section 31 Town of Wheatland

TAX PARCEL(S): #95-4-219-314-0360

#### REQUEST:

Requests an amendment to the Adopted Land Use Plan map for Kenosha County: 2035 (map 65 of thecomprehensive plan) from "Suburban-Density Residential" to "Suburban-Density Residential" & "Commercial".





### RECEIVED



RECEIVED
FEB 2 2021

Kenosha County

Deputy County Clerk

### **REZONING APPLICATION**

(a) Property Owner's Name:
Craig S. Tripp & Lori M. Schuttenhelm
Print Name: Craig S. Tripp Signature: Cagi 2
Mailing Address: 5808 352nd Avenue
City: Wheatland State: WI Zip: 53105
Phone Number: 242-945-8241 E-mail (optional): Craigtripp 1 @ g Mail Com
Note: Unless the property owner's signature can be obtained in the above space, a letter of agent status <b>signed</b> by the legal property owner <b>must</b> be submitted if you are a tenant, leaseholder, or authorized agent representing the legal owner, allowing you to act on their behalf.
(b) Agent's Name (if applicable):
Print Name: Signature:
Business Name:
Mailing Address:
City: State: Zip:
Phone Number: E-mail (optional):
(c) Tax key number(s) of property to be rezoned:
95-4-219-343-0900
Property Address of property to be rezoned:
5808 352nd Avenue
(d) Proposed use (a statement of the type, extent, area, etc. of any development project):
To subdivide into 4 parcels (3 of which are new vacant, buildable lots).

#### **REZONING APPLICATION**

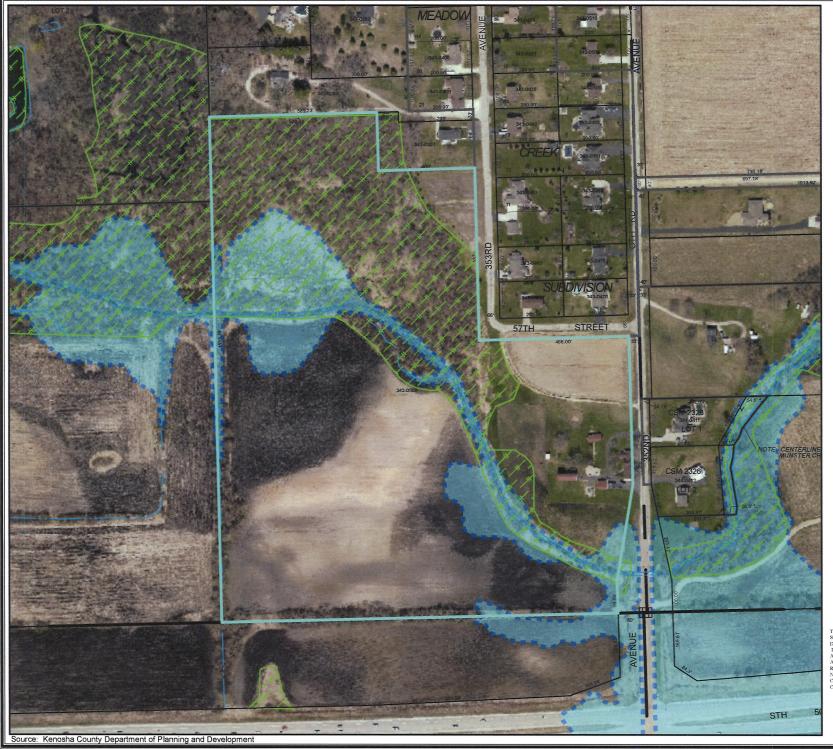
(e) Check the box next to	any and all of the <b>existing</b> zoning distr	ict classifications present on the subject property:
☐ A-1 Agricultural Pres		☐ TCO Town Center Overlay District
☑ A-2 General Agricult		☐ B-1 Neighborhood Business District
	ted Manufacturing, Warehousing and	B-2 Community Business District
Marketing District	III-LE Di-Li-t	I D O Ulinton Business Bistairt
A-4 Agricultural Land		B-3 Highway Business District
District	uestrian Cluster Single-Family	B-4 Planned Business District
R-1 Rural Residentia	al District	☐ B-5 Wholesale Trade and Warehousing District
	e-Family Residential District	☐ BP-1 Business Park District
	mily Residential District	☐ B-94 Interstate Highway 94 Special Use Business District
	mily Residential District	☐ M-1 Limited Manufacturing District
	mily Residential District	☐ M-2 Heavy Manufacturing District
R-6 Urban Single-Fa	mily Residential District	☐ M-3 Mineral Extraction District
R-7 Suburban Two-F	family and Three-Family Residential	☐ M-4 Sanitary Landfill and Hazardous Waste Disposal
District		District
	ily Residential District	☐ I-1 Institutional District
R-9 Multiple-Family I		PR-1 Park-Recreational District
R-10 Multiple-Family		C-1 Lowland Resource Conservancy District
R-11 Multiple-Family		C-2 Upland Resource Conservancy District
District	Manufactured Home Park-Subdivision	FPO Floodplain Overlay District
☐ HO Historical Overla	y District	☐ FWO Camp Lake/Center Lake Floodway Overlay District
PLID Planned Unit D	evelopment Overlay District	FFO Camp Lake/Center Lake Floodplain Fringe Overlay
	·	☐ District
AO Airport Overlay D		
	valanment Overley District	
RC Rural Cluster De	velopment Ovenay District	
RC Rural Cluster De		
RC Rural Cluster De		trict classifications proposed for the subject property:
RC Rural Cluster De	any and all of the <b>proposed</b> zoning dist	
RC Rural Cluster De  (f) Check the box next to a  A-1 Agricultural Pres	any and all of the <u>proposed</u> zoning dist	☐ TCO Town Center Overlay District
☐ RC Rural Cluster De  (f) Check the box next to a  ☐ A-1 Agricultural Pres ☐ A-2 General Agricult	any and all of the <u>proposed</u> zoning dist ervation District ural District	☐ TCO Town Center Overlay District ☐ B-1 Neighborhood Business District
☐ RC Rural Cluster De  (f) Check the box next to a  ☐ A-1 Agricultural Pres ☐ A-2 General Agricult ☐ A-3 Agricultural Rela	any and all of the <u>proposed</u> zoning dist	☐ TCO Town Center Overlay District
☐ RC Rural Cluster De  (f) Check the box next to a  ☐ A-1 Agricultural Pres ☐ A-2 General Agricult ☐ A-3 Agricultural Rela Marketing District	any and all of the <u>proposed</u> zoning dist ervation District ural District ted Manufacturing, Warehousing and	☐ TCO Town Center Overlay District ☐ B-1 Neighborhood Business District ☐ B-2 Community Business District
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□ RC Rural Cluster De  (f) Check the box next to a      □ A-1 Agricultural Pres      □ A-2 General Agricult      □ A-3 Agricultural Relamentary      □ A-4 Agricultural Lander      □ AE-1 Agricultural Equipostrict      □ R-1 Rural Residentia      □ R-2 Suburban Single	ervation District ervation District ural District ted Manufacturing, Warehousing and Holding District uestrian Cluster Single-Family I District Family Residential District	<ul> <li>□ TCO Town Center Overlay District</li> <li>□ B-1 Neighborhood Business District</li> <li>□ B-2 Community Business District</li> <li>□ B-3 Highway Business District</li> <li>□ B-4 Planned Business District</li> <li>□ B-5 Wholesale Trade and Warehousing District</li> <li>□ BP-1 Business Park District</li> </ul>
☐ RC Rural Cluster De  (f) Check the box next to a  ☐ A-1 Agricultural Pres ☐ A-2 General Agricult ☐ A-3 Agricultural Rela Marketing District ☐ A-4 Agricultural Land ☐ AE-1 Agricultural Equipostrict ☐ R-1 Rural Residentia ☐ R-2 Suburban Single ☐ R-3 Urban Single-Fa	ervation District ural District ted Manufacturing, Warehousing and Holding District uestrian Cluster Single-Family Family Residential District mily Residential District	<ul> <li>□ TCO Town Center Overlay District</li> <li>□ B-1 Neighborhood Business District</li> <li>□ B-2 Community Business District</li> <li>□ B-3 Highway Business District</li> <li>□ B-4 Planned Business District</li> <li>□ B-5 Wholesale Trade and Warehousing District</li> <li>□ BP-1 Business Park District</li> <li>□ B-94 Interstate Highway 94 Special Use Business District</li> </ul>
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RC Rural Cluster December   RC Rural Cluster December   R-1 Agricultural Press   A-2 General Agricultural Relation   A-3 Agricultural Relation   A-4 Agricultural Land   AE-1 Agricultural Land   AE-1 Agricultural Equipostrict   R-1 Rural Residentia   R-2 Suburban Single   R-3 Urban Single-Fa   R-5 Urban Single-Fa   R-6 Urban Single-Fa   R-7 Suburban Two-Folistrict   R-8 Urban Two-Fam   R-9 Multiple-Family   R-10 Multiple-Family   R-10 Multiple-Family   R-11 Multiple-Family	ervation District ural District ural District ted Manufacturing, Warehousing and Holding District uestrian Cluster Single-Family District F-Family Residential District mily Residential District idential District ramily and Three-Family Residential ily Residential District Residential District Residential District	☐ TCO Town Center Overlay District         ☐ B-1 Neighborhood Business District         ☐ B-2 Community Business District         ☐ B-3 Highway Business District         ☐ B-4 Planned Business District         ☐ B-5 Wholesale Trade and Warehousing District         ☐ BP-1 Business Park District         ☐ B-94 Interstate Highway 94 Special Use Business District         ☐ M-1 Limited Manufacturing District         ☐ M-2 Heavy Manufacturing District         ☐ M-3 Mineral Extraction District         ☐ M-4 Sanitary Landfill and Hazardous Waste Disposal District         ☐ I-1 Institutional District         ☐ PR-1 Park-Recreational District         ☐ PR-1 Park-Recreational District         ☐ C-1 Lowland Resource Conservancy District
Grant Cluster De  (f) Check the box next to a  A-1 Agricultural Press  A-2 General Agricult  A-3 Agricultural Relat Marketing District  A-4 Agricultural Land  AE-1 Agricultural Equipostrict  R-1 Rural Residentia  R-2 Suburban Single  R-3 Urban Single-Fa  R-5 Urban Single-Fa  R-6 Urban Single-Fa  R-7 Suburban Two-Fam  R-8 Urban Two-Fam  R-9 Multiple-Family  R-10 Multiple-Family  R-11 Multiple-Family  R-12 Mobile Home/M	ervation District ural District ted Manufacturing, Warehousing and Holding District uestrian Cluster Single-Family IDistrict E-Family Residential District mily Residential District idential District ramily and Three-Family Residential ily Residential District	□ TCO Town Center Overlay District         □ B-1 Neighborhood Business District         □ B-2 Community Business District         □ B-3 Highway Business District         □ B-4 Planned Business District         □ B-5 Wholesale Trade and Warehousing District         □ BP-1 Business Park District         □ B-94 Interstate Highway 94 Special Use Business District         □ M-1 Limited Manufacturing District         □ M-2 Heavy Manufacturing District         □ M-3 Mineral Extraction District         □ M-4 Sanitary Landfill and Hazardous Waste Disposal District         □ I-1 Institutional District         □ PR-1 Park-Recreational District         □ C-1 Lowland Resource Conservancy District
Grant Cluster De  (f) Check the box next to a  A-1 Agricultural Press  A-2 General Agricult  A-3 Agricultural Relay Marketing District  A-4 Agricultural Land  AE-1 Agricultural Equipostrict  R-1 Rural Residentia  R-2 Suburban Single  R-3 Urban Single-Fa  R-5 Urban Single-Fa  R-6 Urban Single-Fa  R-7 Suburban Two-Fam  R-9 Multiple-Family  R-10 Multiple-Family  R-11 Multiple-Family  R-12 Mobile Home/Nobistrict  HO Historical Overla	ervation District ural District ted Manufacturing, Warehousing and Holding District uestrian Cluster Single-Family IDistrict E-Family Residential District mily Residential District idential District ramily and Three-Family Residential ily Residential District	☐ TCO Town Center Overlay District         ☐ B-1 Neighborhood Business District         ☐ B-2 Community Business District         ☐ B-3 Highway Business District         ☐ B-4 Planned Business District         ☐ B-5 Wholesale Trade and Warehousing District         ☐ BP-1 Business Park District         ☐ B-94 Interstate Highway 94 Special Use Business District         ☐ M-1 Limited Manufacturing District         ☐ M-2 Heavy Manufacturing District         ☐ M-3 Mineral Extraction District         ☐ M-4 Sanitary Landfill and Hazardous Waste Disposal District         ☐ I-1 Institutional District         ☐ PR-1 Park-Recreational District         ☐ C-1 Lowland Resource Conservancy District         ☐ C-2 Upland Resource Conservancy District         FPO Floodplain Overlay District
RC Rural Cluster De   RC Rural Cluster De   A-1 Agricultural Press   A-2 General Agricult   A-3 Agricultural Relation Marketing District   A-4 Agricultural Land District   A-5 Agricultural Land District   R-1 Rural Residentiation R-2 Suburban Single R-3 Urban Single-Fator R-5 Urban Single-Fator R-6 Urban Single-Fator R-7 Suburban Two-Fobistrict   R-8 Urban Two-Fator R-9 Multiple-Family R-10 Multiple-Family R-11 Multiple-Family R-11 Multiple-Family R-12 Mobile Home/Mobistrict   HO Historical Overlation PUD Planned Unit Description R-10 Multiple Pud Pud Planned Unit Description R-12 Mobile Home/Mobistrict Planned Unit Description R-12 Mobile Home/Mobistrict Planned Unit Description R-12 Mobile Home/Mobistrict Planned Unit Description R-12 Mobile Home/Mob	ervation District ural District ted Manufacturing, Warehousing and Holding District uestrian Cluster Single-Family IDistrict E-Family Residential District mily Residential District idential District ramily and Three-Family Residential ily Residential District Annufactured Home Park-Subdivision y District evelopment Overlay District	☐ TCO Town Center Overlay District         ☐ B-1 Neighborhood Business District         ☐ B-2 Community Business District         ☐ B-3 Highway Business District         ☐ B-4 Planned Business District         ☐ B-5 Wholesale Trade and Warehousing District         ☐ BP-1 Business Park District         ☐ B-94 Interstate Highway 94 Special Use Business District         ☐ M-1 Limited Manufacturing District         ☐ M-2 Heavy Manufacturing District         ☐ M-3 Mineral Extraction District         ☐ M-4 Sanitary Landfill and Hazardous Waste Disposal District         ☐ I-1 Institutional District         ☐ PR-1 Park-Recreational District         ☐ C-2 Upland Resource Conservancy District         ☐ C-2 Upland Resource Conservancy District         ☐ FPO Floodplain Overlay District         ☐ FWO Camp Lake/Center Lake Floodway Overlay District
(f) Check the box next to a  A-1 Agricultural Press  A-2 General Agricult  A-3 Agricultural Relat Marketing District  A-4 Agricultural Land  AE-1 Agricultural Equipostrict  R-1 Rural Residentia  R-2 Suburban Single  R-3 Urban Single-Fa  R-5 Urban Single-Fa  R-6 Urban Single-Fa  R-7 Suburban Two-Fam  R-9 Multiple-Family  R-10 Multiple-Family  R-11 Multiple-Family  R-12 Mobile Home/Nobistrict  HO Historical Overlat  PUD Planned Unit D  AO Airport Overlay D	ervation District ural District ted Manufacturing, Warehousing and Holding District uestrian Cluster Single-Family IDistrict E-Family Residential District mily Residential District idential District ramily and Three-Family Residential ily Residential District Annufactured Home Park-Subdivision y District evelopment Overlay District	☐ TCO Town Center Overlay District         ☐ B-1 Neighborhood Business District         ☐ B-2 Community Business District         ☐ B-3 Highway Business District         ☐ B-4 Planned Business District         ☐ B-5 Wholesale Trade and Warehousing District         ☐ BP-1 Business Park District         ☐ B-94 Interstate Highway 94 Special Use Business District         ☐ M-1 Limited Manufacturing District         ☐ M-2 Heavy Manufacturing District         ☐ M-3 Mineral Extraction District         ☐ M-4 Sanitary Landfill and Hazardous Waste Disposal District         ☐ I-1 Institutional District         ☐ PR-1 Park-Recreational District         ☐ C-1 Lowland Resource Conservancy District         ☐ C-2 Upland Resource Conservancy District         ☐ FPO Floodplain Overlay District         ☐ FWO Camp Lake/Center Lake Floodway Overlay District         ☐ FFO Camp Lake/Center Lake Floodplain Fringe Overlay

(g) Your request must be consistent with the existing planned land use category as shown on Map 65 of the adopted "Multi-Jurisdictional Comprehensive Plan for Kenosha County: 2035".  The existing planned land use category for the subject property is:    Governmental and Institutional   Governmental Agricultural and Rural Density Residential   Governmental Institutional   Governmental Corridor   Governmental Corridor   Governmental Corridor   Governmental Corridor   Governmental Governmental Corridor   Governmental Governmental Corridor   Governmental Governmen										
General Agricultural and Open Land   Rural-Density Residential   Street and Highway Right-of-Way	Jurisdictional Comprehensive Plan for Kenosha County: 2035".									
General Agricultural and Open Land   Rural-Density Residential   Street and Highway Right-of-Way	T Campland Protection	Covernmental and Institutional								
Rural-Density Residential										
Agricultural and Rural Density Residential   Cher Transportation, Communication, and Utility   Suburban-Density Residential   Extractive   High-Density Residential   Landfill   Landfill   High-Density Residential   Landfill   High-Density Residential   Primary Environmental Corridor   Secondary Environmental Corridor   Secondar										
Suburban-Density Residential										
Medium-Density Residential   Landfill   High-Density Residential   Primary Environmental Corridor   Mixed Use   Secondary Environmental Corridor   Secondary Environmental Corridor   Office/Professional Services   Other Conservancy Land to be Preserved   Industrial   Other Conservancy Land to be Preserved   Industrial   Business/Industrial Park   Surface Water   Surface Water	Agricultural and Rural Density Residential									
High-Density Residential   Primary Environmental Corridor										
Gommercial   Isolated Natural Resource Area   Other Conservancy Land to be Preserved   Industrial   Other Conservancy Land to be Preserved   Industrial   Indu	Medium-Density Residential									
Gommercial   Isolated Natural Resource Area   Other Conservancy Land to be Preserved   Industrial   Other Conservancy Land to be Preserved   Industrial   Indu	High-Density Residential									
Office/Professional Services   Other Conservancy Land to be Preserved   Industrial   Industrial   Nonfarmed Wetland   Surface Water	Mixed Use									
Industrial	Commercial									
Business/Industrial Park	Office/Professional Services									
(h) Attach a plot plan or survey plat of property to be rezoned (showing location, dimensions, zoning of adjacent properties, existing uses and buildings of adjacent properties, floodways and floodplains)—drawn to scale.  (i) The Kenosha County Department of Planning and Development may ask for additional information.  (1) Is this property located within the shoreland area?  Shoreland area is defined as the following: All land, water and air located within the following distances from the ordinary high water mark of navigable waters as defined in section 144.26(2)(d) of the Wisconsin Statutes: 1,000 feet from a lake, pond or flowage; 300 feet from a lever or stream or to the landward side of the floodplain, whichever distance is greater. If the navigable water is a glacial pothole lake, the distance shall be measured from the high water mark thereof.  Yes  No  (2) Is this property located within the City of Kenosha Airport affected area as defined in s. 62.23 (6) (am) 1. b.?  Yes  No  (j) The name of the County Supervisor of the district wherein the property is located (District Map):  Supervisory District Number: 22  County Board Supervisor: Erin Decker  (k) The fee specified in Section 12.05-8 of this ordinance.  Request for Rezoning Petition										
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Supervisory District Number: 22 County Board Supervisor: Erin Decker  (k) The fee specified in Section 12.05-8 of this ordinance.  Request for Rezoning Petition \$750.00		Yes No								
(k) The fee specified in Section 12.05-8 of this ordinance.  Request for Rezoning Petition	(j) The name of the County Supervisor of the district wherein the p	property is located ( <u>District Map</u> ):								
(k) The fee specified in Section 12.05-8 of this ordinance.  Request for Rezoning Petition	20	Fully Dealers								
Request for Rezoning Petition\$750.00	Supervisory District Number: 22 County Board Supervisor	or: Erin Decker								
	(k) The fee specified in Section 12.05-8 of this ordinance.	,								
(For other fees see the Fee Schedule)	Request for Rezoning Petition	\$750.00								
	(For other fees see the Fee Schedule)									

#### Note: Agricultural Use Conversion Charge

The use value assessment system values agricultural land based on the income that would be generated from its rental for agricultural use rather than its fair market value. When a person converts agricultural land to a non-agricultural use (e.g. residential or commercial development), that person may owe a conversion charge. To obtain more information about the use value law or conversion charge, contact the Wisconsin Department of Revenue's Equalization Section at 608-266-2149 or visit <a href="http://www.revenue.wi.gov/fags/slf/useassmt.html">http://www.revenue.wi.gov/fags/slf/useassmt.html</a>.

Note that the act of rezoning property from an agricultural zoning district to a non-agricultural zoning district does not necessarily trigger the agricultural use conversion charge. It is when the <u>use</u> of the property changes from agricultural that the conversion charge is assessed.



### Kenosha County

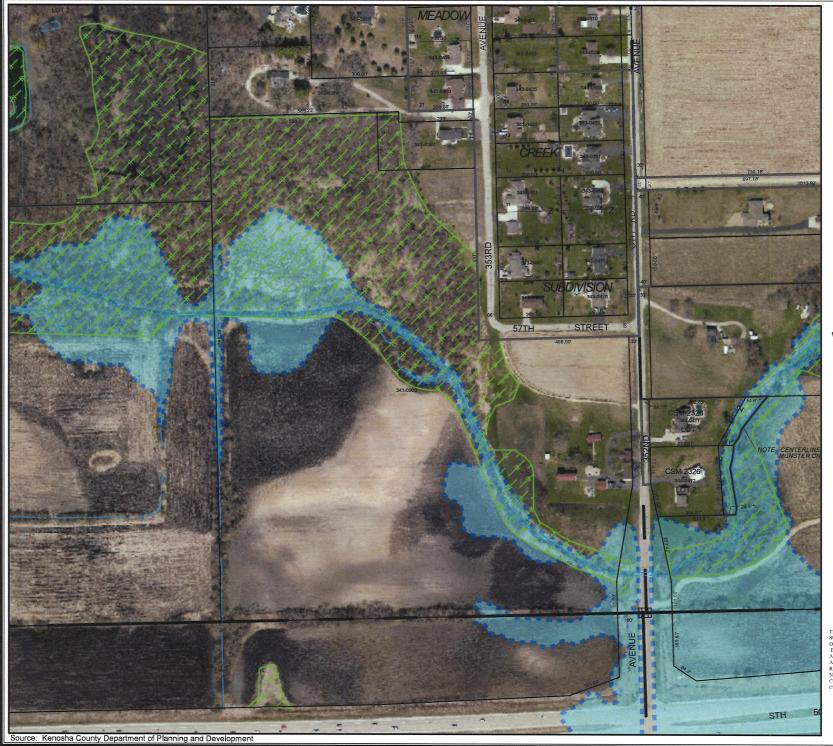


### SUBJECT PROPERTY



1 inch = 300 feet

THIS MAP IS NEITHER A LEGALLY RECORDED MAP NOR A SIRWEY AND IS NOT INTENDED TO BE USED AS ONE. THIS DRAWING IS A COMPILATION OF RECORDS, DATA AND INFORMATION LOCATED IN VARIOUS STATE, COUNTY AND MINICIPAL OFFICES AND OTHER SOURCES AFFECTING THE AREA SHOWN AND IS TO BE USED FOR REFERENCE PURPOSES ONLY, EXCOSHA, COUNTY IS NOT RESPONSIBLE FOR ANY INNACURACIES HEREIN CONTAINED, IED DISCREPANCIES ARE FOUND, PLEASE CONTACT KENOSHA COUNTY.



### Kenosha County

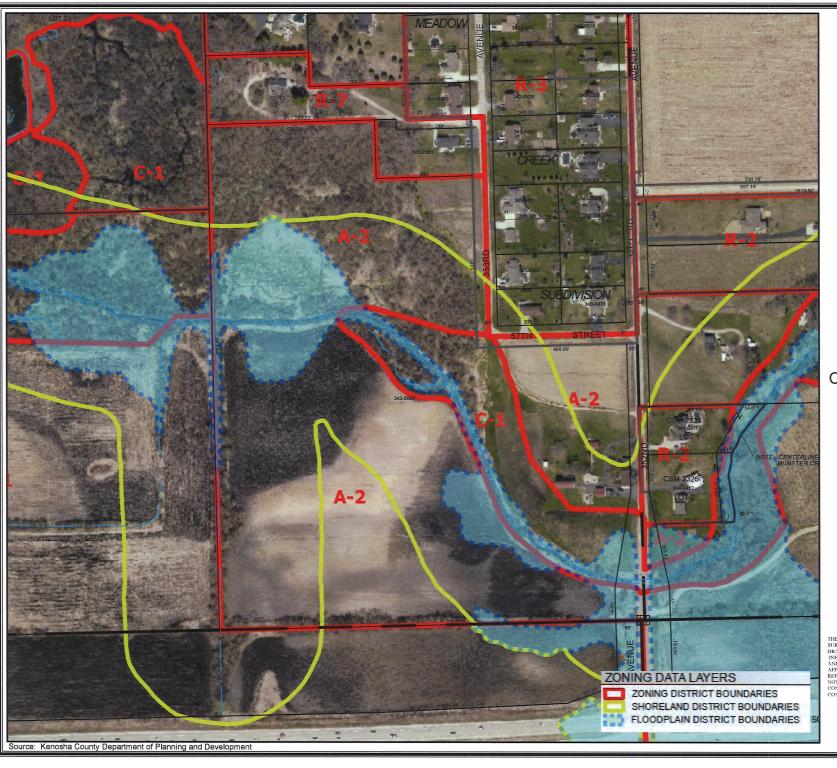


### WI DNR WETLAND INVENTORY MAP



1 inch = 300 feet

THIS MAP IS NEITHER A LEGALLY RECORDED MAPNOR A SURVEY AND IS NOT INTENDED TO BE USED AS ONE. THIS DRAWING IS A COMPILATION OF PECCOBD, DATA AND INFORMATION LOCATED IN VARIOUS STATE, COUNTY AND MINICIPAL OFFICES AND OTHER SOURCES AFFECTING THE AREA SHOWN AND IS TO BE USED FOR REFERENCE PURPOSES ONLY. KEROSHIA COUNTY IS NOT RESPONSIBLE FOR ANY INNACURACIES HEREIN CONTAINED. HE DISCREPANCIES ARE FOUND, PLEASE CONTACT KENOSHA COUNTY.



### Kenosha County

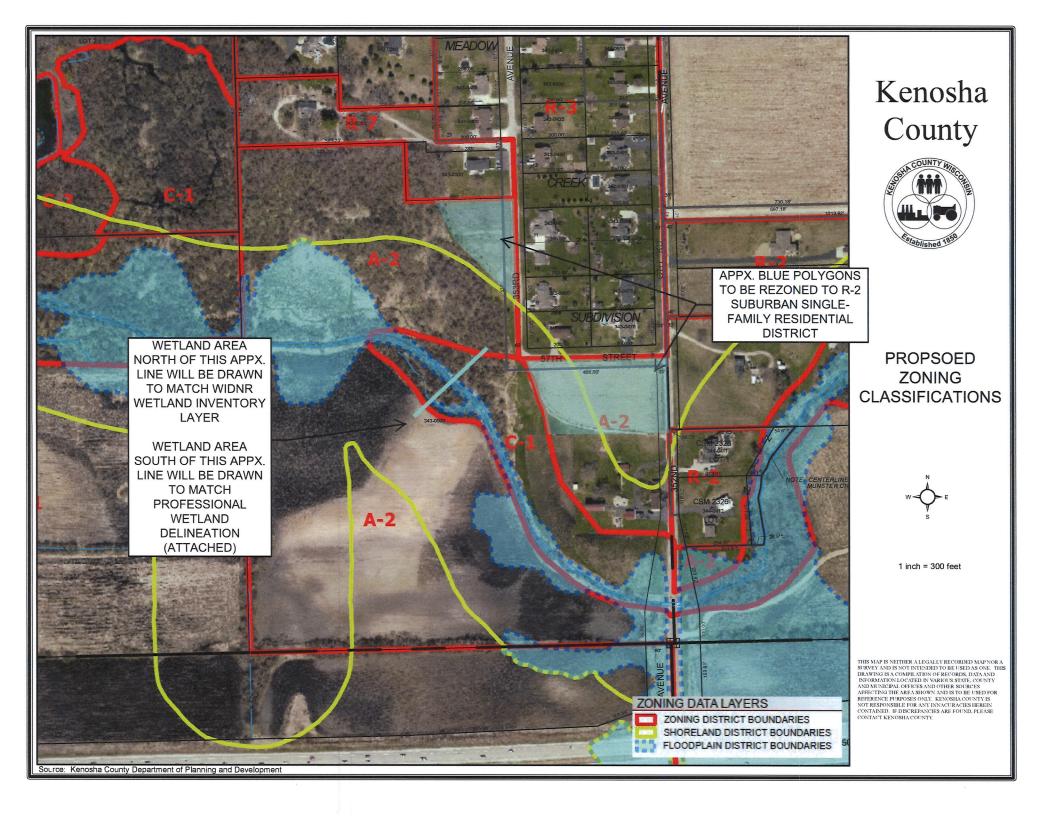


### CURRENT ZONING CLASSIFICATIONS



1 inch = 300 feet

THIS MAP IS NEITHER A LEGALLY RECORDED MAP NOR A SURVEY AND IS NOT INTENDED TO BE USED AS ONE. THIS DRAWING IS A COMPILATION OF RECORDS, DATA AND INFORMATION LOCATED IN VARIOUS STATE, COUNTY AND MUNICIPAL OFFICES AND OTHER SOURCES AFFECTING THE AREA SHOWN AND IS TO BE USED FOR REFERENCE PRIPOSES ONLY, EXOSHA COUNTY IS NOT RESPONSIBLE FOR ANY INNACURACIES HEREIN CONTAINED, IF DISCREPANCIES ARE FOUND, PLEASE CONTACT KENOSHA COUNTY.



### **Benjamin Fiebelkorn**

From: Jors, Christopher J. <CJORS@SEWRPC.org>

**Sent:** Tuesday, June 16, 2020 12:14 PM

**To:** craigtripp@gmail.com

Cc: brianc@farrishansen.com; Andy Buehler; Benjamin Fiebelkorn

**Subject:** Tripp Property Wetland Delineation

Attachments: 094408.JPG

#### Hi Craig,

As promised, I've attached an aerial map showing the approximate wetland boundaries that were field-staked yesterday on your property located at 5808 352<sup>nd</sup> Street in the SW ¼ of Section 34, T2N R19E, Town of Wheatland (Tax Key 95-4-219-343-0900). The wetland areas shaded blue on the map indicate wetlands that were field-staked. Please authorize Farris Hansen & Associates (Brian Carlson copied here) to survey our wetland boundary markers which consist of orange wire flags and ribbon.

Brian – Please email the wetland survey file (.dwg preferred) to me when it becomes available so we can include the surveyed wetland boundaries in our final report.

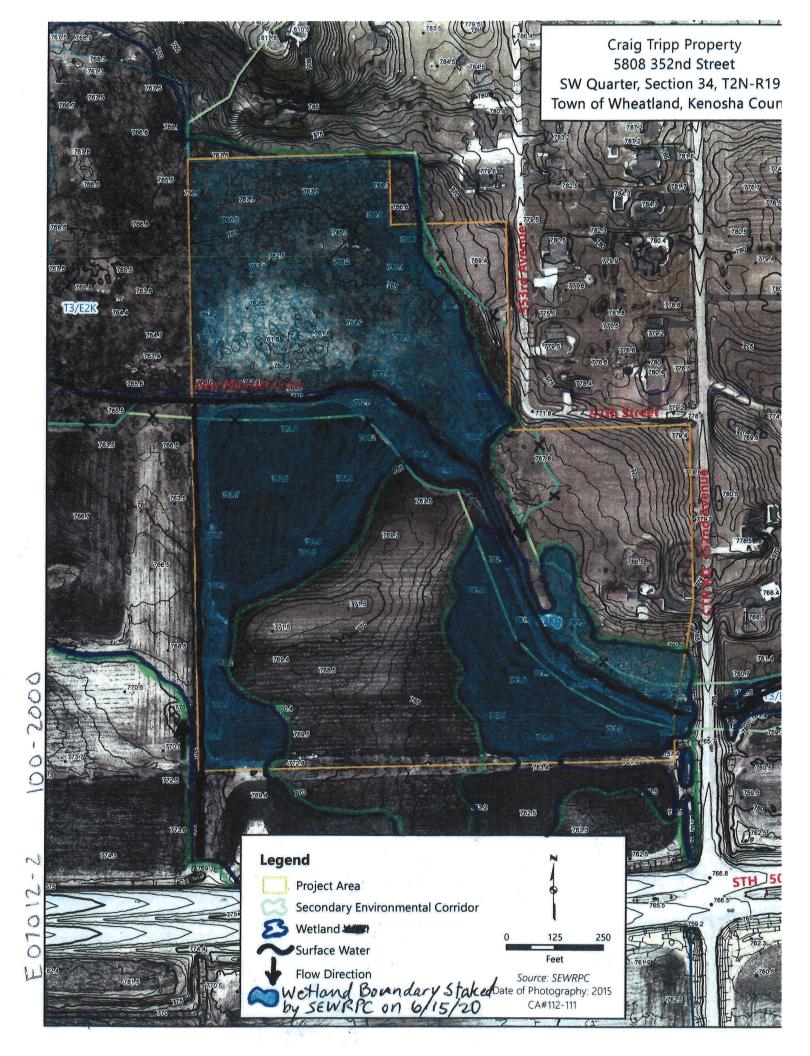
Thanks, Chris



Christopher J. Jors | Principal Specialist-Biologist cjors@sewrpc.org | 262.953.3246 W239 N1812 Rockwood Drive P.O. Box 1607 Waukesha, WI 53187-1607

sewrpc.org/news







### <u>County of Kenosha</u>

### Division of Health Services

RECEIVED

2 2021 FEB

Page 1 of 2

Kenosha County Deputy County Clerk RECEIVED

19600 - 75th Street, Suite 185-3 Bristol, Wisconsin 53104-9772

> Telephone: (262) 857-1910 Facsimile: (262) 857-1920

FEB - 2 2021

Kenosha County Planning and Development

### APPLICATION FOR SOIL TEST REVIEW FOR PROPOSED CERTIFIED SURVEY MAPS AND SUBDIVISIONS TO BE SERVED BY PRIVATE ON-SITE WASTEWATER TREATMENT **SYSTEMS**

Pursuant to Chapter 15 of the Kenosha County Municipal Code all lots and parcels of land being subdivided in the manner of Certified Survey Maps and Subdivision Plats shall have soil and site evaluations conducted to determine soil suitability for each proposed parcel. Submittal of soil information shall be done at the time of or prior to applying for review of the proposed land divisions by the Kenosha County Division of Health Services. Please complete the applicant information below and include the required review fees. All checks shall be made payable to "Kenosha County."

Ov	Owner: Craig S. Tripp & Lori M. Schuttenhelm	Agent: Craig S. Tripp
Ad	Address: 5808 352nd Avenue, Wheatland WI 53105	Address:
Те	Telephone: 262-945-8241	Telephone: 4/4-405-7700
Pa	Parcel Number of Property Being Divided: 95-4-219-3	343-0900
Pro	Proposed Project To subdivide property into 4 lots (3	new buildable vacant lots)
	Number of lots/parcels being created (Do not includ 35 acres or less) 4	
2.	Review Fee = Number from above x \$75 $\underline{300.00-d}$	Ollars .
3.	B. Does the original parcel have any existing dwaller wastewater treatment (septic) systems? Yes	
4.	. Are these systems older than July 1, 1980? Yes	No
5.	i. If you answered <b>yes</b> to questions 3 and 4, this execution to determine compliance with SPS 383.3 may need to replace the existing system with a code	2 of the Wisconsin Administrative Code or

6. Certified Survey Maps (CSMs) must have complete soil and site evaluations for all proposed lots including any remnant parcel 35 acres or less. For CSMs involving structures served by private sewage systems the existing system and all treatment tanks shall be located and shown on the survey and must be evaluated for compliance with SPS 383.32, Wisconsin Administrative Code. Existing systems older than July 1, 1980 and in suitable soils shall be required to have a soil and site evaluation conducted to establish a replacement area for a future private sewage system. This area designated for a future system shall be shown on the survey and must meet all setback requirements and be within the boundaries of the newly proposed parcel.

procedure. The Sanitary Permit for the replacement system must be issued prior to applying

for approval of the land division with the Division of Planning & Development.

- 7. Preliminary plats must follow the soil and site evaluation requirements as stated in Chapter 15.07 of the Kenosha County Sanitary Code and Private Sewage System Ordinance. Final plats on clayey glacial till soils will be required to have complete soil tests conducted and have the soil boring locations on the plat.
- 8. For further information and details of these procedures you may contact a sanitarian in the Division of Health Services or at 262/857-1910.

FOR OFFI	CE USE ONLY
Soil and Site Evaluations received on	
Proposed land divisions will be scheduled for h	earing with the Planning, Development &
Extension Education Committee on	
Comments	
Soil and Site Evaluations have been reviewed a	and are compliant with Chapter 15.07 and SPS 385
County Sanitarian	Date
G:\SANITARY\Forms\Ann Soil Test Review doc	

SBD-8330 (R04/15)

### SOIL EVALUATION REPORT

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Property Own	ner			EAST	5/17=	Property Locat						
CRAIG S	TRIPP	+ LORI	M.	SCHUTTENHE	C) RA			Cw/ 1/ C 1	211. ~ *	) N.D.	10 0	
Property Owner's Mailing Address  Soo 352ND AVENUE  CRAIG S. IRIPP # LORI M. SCHUTTENHELM GOVL Lot SW % SW % S 34 T 2 NR 19 (  Lot# Block# Subd. Name or CSM#									/7 <b>(</b>	or) W		
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Replace	ment	☐ Publi	ic or co	mmercial – Describe	-	one delived del	agn nov	v rate <u>v v v</u> (	5PD			
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71072011	In.	Munsell	Redox Description Qu. Az. Cont. Color	Texture	Structure Gr. Sz. Sh.	Consistence	Boundary	Roots	GPI *Eff#1	O/Ft <sup>2</sup> *Eff#2
AP	0-10	7.54R 3/2	-	25	\$M	ML	AS	ZVF	0.7	1.6
A2	10-20	17.5 YR 3/4	-	15	\$M	ML	As	IVF	0.7	1.6
B2t	20-35	7.54R 414	F2F 7.54R416	SCL	1 C SBK	MFR	<i>6</i> -5	IVF	0.2	0.3
<u> </u>	35-41+	10 YR 7/4	M3D loye 7/8	25	фм	ML			0.7	1.6
······································						- :				
Bori	ng#		☐ Boring ☐ Pit	Crawad						
<del></del>			L_J PIL	Ground	surface elev.		Dep	th to limitin	ng factor	
-		T			·				Soil Applic	ation Rate
Horizon	Depth In.	Dominant Color Munsell	Redox Description Qu. Az. Cont. Color	Texture	Structure	Consistence	Boundary	Roots		D/Ft <sup>2</sup>
	-	Muisen	Qu. AZ. Cont. Color		Gr. Sz. Sh.				*Eff#1	*Eff#2
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<del></del> .			D paries	-				,		
Boni	ng#		☐ Boring ☐ Pit	Ground	surface elev.	į	Den	th to limitir	ng factor	
							DCP		g ractor	
Horizon	Donth	Daminari O. i		I	1	T		·	Soil Applic	ation Rate
HUHZUH	Depth In.	Dominant Color Munsell	Redox Description Qu. Az. Cont. Color	Texture	Structure Gr. Sz. Sh.	Consistence	Boundary	Roots	GPI	D/Ft <sup>2</sup>
				-	2. 011.	<u> </u>	·	<u></u>	*Eff#1	*Eff#2
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	1							<b>_</b>		
	<del> </del>	<u> </u>				1	1	ł	1	1

<sup>\*</sup> Effluent #1 = BOD, > 30  $\leq$  220 mg/L and TSS > 30  $\leq$  150 mg/L

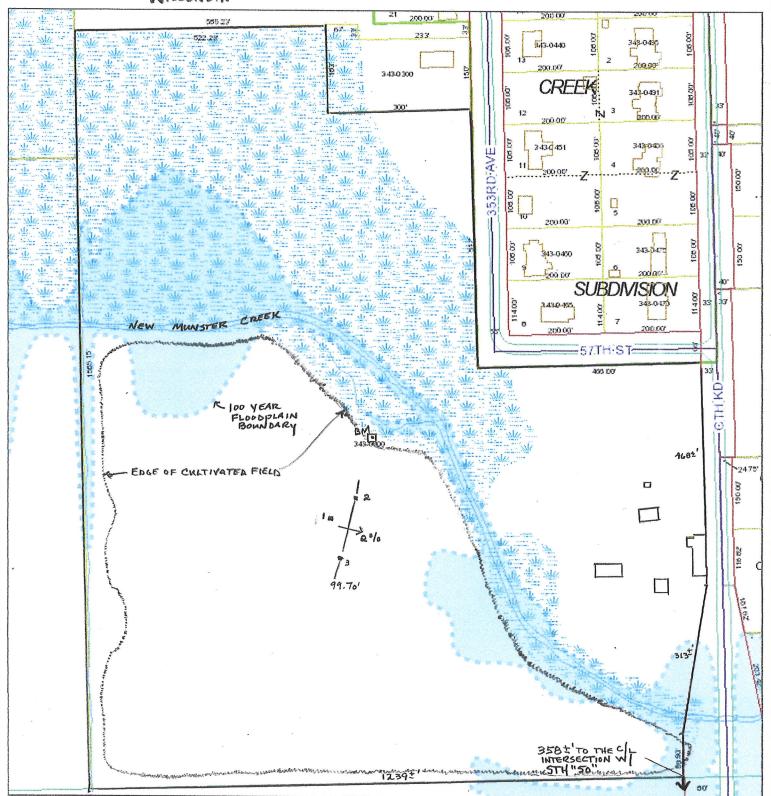
<sup>\*</sup> Effluent #2 = BOD, > 30  $\leq$  220 mg/L and TSS > 30  $\leq$  150 mg/L

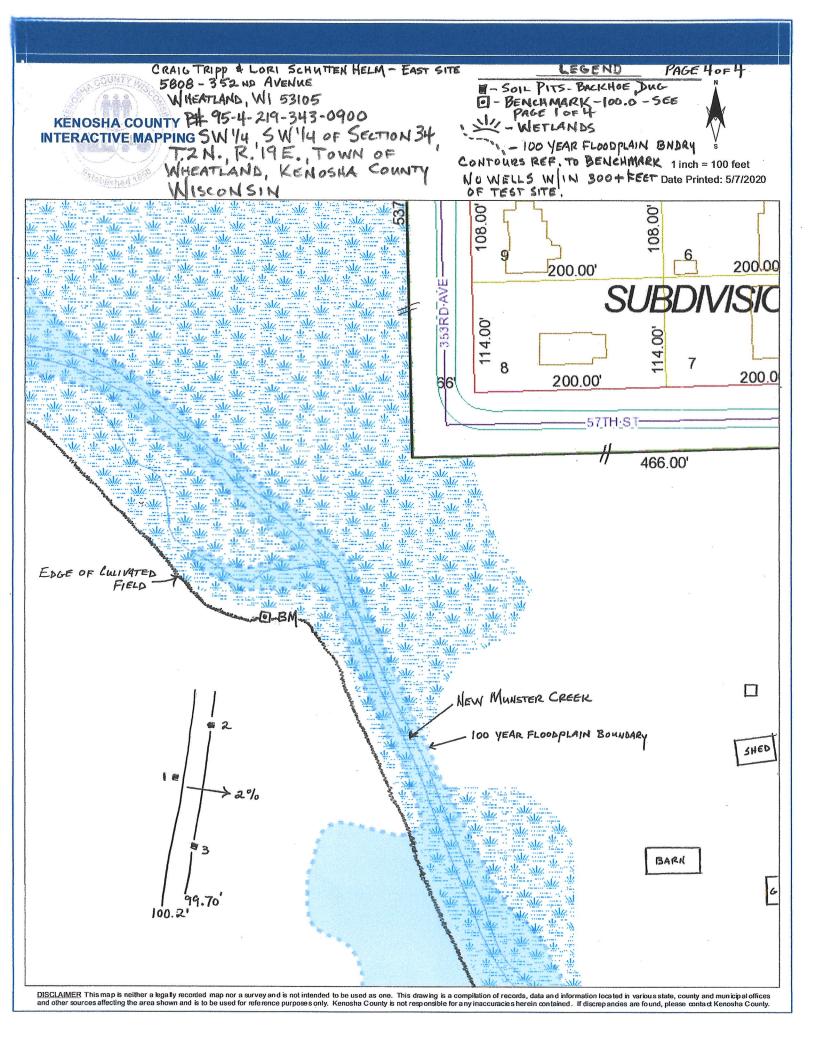
CRAIL TRIPP & LORI SCHUTTENHELM - EAST SHE 5808-352ND AVENUE WHEATLAND, WI 53105 KENOSHA COUNTY P# 95-4-219-343-0900 INTERACTIVE MAPPING SW 14, SW 14, OF SECTION 34, T. 2N., R. 19 E., TOWN OF WHEATLAND, KENOSHA COUNTY, WISCONSIN

PAGE 30F4 LEGEND W- SOIL PITS - BACKHOE DUG O-BENCHMARK-100.0'- SEE PAGE I OF Y WETLANDS

-- - 100 YEAR FLOODPLAIN BNDY

CONTOUR REF. TO BENCHMARK 1 inch = 200 feet No WELLS WIN 300+ FEET OF THE TEST SITE. Date Printed: 1/28/2020





### SOIL EVALUATION REPORT

DOL HOL HILL	Attach complete site plan on paper not less than 8 1/2 x 11 inches in size. Plan must include, but not limited to: vertical and horizontal reference point (BM), direction and percent slope, scale or dimensions, north arrow, and location and distance to nearest road.  County  KENOSHA  Parcel I.D.  95-4-219-343-0900													
•	Please print all information.									riewed			Dat	<b>.</b> .
Personal info	Personal information you provide may be used for secondary purposes (Privacy Law, s. 15.04(1)(m)).													
Property Own	ner			west she	1		erty Local							
CRAIG S	.TRIPP	\$ LOR	I N	1. SCHUTTENHO	ELM	Govt.	Lot S	W 1/4	SW 1	4 S	34 T 2	NR		Ot) wyth
5808	Property Owner's Mailing Address  5808 352 No AVENUE  Lot# Block # Subd. Name or CSM#													
City MHEAT	LAND	State W /		Code Phone Nu	ımber	□ ci	ity	□ Vil		T III	own 4TLAND	Nearest		iee.
/画 Navo O'		Province										1226	ND WAR	
IVew Con	struction (	Jse: Resid	dential	/Number of bedrooms	<u>#</u> c	ode de	erived de	sīgn flo	ow rate_	600	GPD		-	
Replace	ment in <i>En la</i>	U Publi A∧/ Ma∧a	c or co	ommercial – Describe: . INDERLAIN SAND	. 7:		······································				·			ı
General comm	ar hae etaen	commondatio	***	OUTIA	IRCH						762.5			I
BENCHI	MARK-	100:0' -	Sc.	REW SET 12 IN	CHES	ARO	WE GI	RADE	e- 01	1 TH	IE EAST	FACIA	IC- TRU	INK
OF AN II	INCH DB	H MULE	SERK	REW SET 12 IN BY TREE . SCRI	SW I	s M	ARKE	DW	VITH (	GRE	EN SUR	VEY R	IBBON.	
IREE 15	165	DUE W	EST	"EF PIT#1.	OWK	ER	15 p	Rop	05/N	ec e	a land	DIVI	SION.	
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Boring	g #			Boring	_					, ,				Cario Di
/	N			Pit	Grou	nd sur	face elev		07.6	» /	Depi	th to limitin	g factor	15"
. /												]	Call Analia	etica Data
Horizon	Depth	Dominant C	olor	Redox Description	Textu	re l	Structur	. 1	Consiste		Davident	D1-	Soil Applic	
	in.	Munsell		Qu. Az. Cont. Color	10,00		Gr. Sz. S		COHERE	SUCE	Boundary	Roots	GPI	
AP	0-9	7.5 YR	3/2		45		& M 51	au	in d of	e en	1 1	4 30	*Eff#1	*Eff#2
A2	9-15		5/4	***	1	-   *		3/	MVI		<u> 45</u>	IF	0.7	1.6
Bat				FZD 7.54R %	4.5		\$M	_	ma		<u> </u>	1F	0.7	1.6
C	***************************************				·	- 1	CS.		MA	Peren.	( S)	15	,0.2	0.3
	26-30	10414 "	13	CaPloyR'/10	45		Ø M		prof	L.	-		0.7	1.6
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	_			☐ Boring							<u></u>	<u> </u>	· · · · · · · · · · · · · · · · · · ·	
Boring	g#			Pit .	Grou	ind suri	face elev	. /	01.6	11	Down	11. a 12	g factor	21"
								-		<del>`                                    </del>	Dep	ar to minen	g ractor	
				**************************************	·								Soil Applic	ation Rate
Horizon	Depth	Dominant C		Redox Description	Textu	1	Structur		Consiste	ence	Boundary	Roots	·	D/Ft²
- 1	ln.	Munsel		Qu. Az. Cont. Color	ļ		Gr. Sz. S	Sh_					*Eff#1	*Eff#2
AP	0-11	7.54R	3/2	**	LS	ó	2 M 313	314	MVI	-R	AS.	1F	0.7	1.6
A2	11-21	7.5 YR	5/4	<b>4</b> 5-	In Si		\$ M		M	L	C5	1F	0.7	1.6
Bat	21-33	7.54R	4/4	M2 P 7.5 YR 3/8	SCL		2MS		MI		4	IF	0.4	0.6
				19			-, , -	-+	7,711		<u> </u>	<u>"                                   </u>	0.7	0.0
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					<del> </del>	-+	······································	$\dashv$				<del> </del>	<u> </u>	
			_	THE PERSON NAMED AND ADDRESS OF THE PERSON NAMED AND ADDRESS O	-					·		<u> </u>	<b> </b>	
	* Effluent #1	= BOD. > 30	≤ 220	mg/L and TSS > 30 ≨ 1	50 ma/l		* ====	Hont-H	2 - 000	200	(220 "	L TOO: S	0.5450	
CST Name (	Please Print			Signature	JU MUIL			uciil #2	2 - 500		≤ 220 mg/L ar Number	10 199 > 3	u ≤ 150 mg/	
MARCH	s J. A	MEYER.		The	cul	. <i> W</i>	Len				22464	3	*	•
			<i>r</i> -	KENOSHA	. N.I	1	10		DX	te	<i>f</i> .	Pho	ne#	
4221	JTTA	MYEN	UE	KENOSHA	"W	5	3144	<u> </u>	06	5/00	12020		2.705-	1124
											0		SBD-83	30 (R04/15)

3 Borir				Pit	Ground	surface elev.	101.80	_ Dep	th to limiti	ng factor	14"
	<b></b>									Soil Applic	ation Rate
Horizon	Depth In.	Dominant ( Munse		Redox Description Qu. Az. Cont. Color	Texture	Structure Gr. Sz. Sh.	Consistence	Boundary	Roots	GPI	D/Ft²
AP	0-7	7.5 YR	3/2		45	2M SEK	MVFE	AS	IF	*Eff#1	*Eff#2
AZ	7-14	7.5 YR	5/4	•	45	BM	MAL	CS	IF	0.7	1.6
B2t	14-24		4/4	MIF 7.54R46	SCL	IMSEL	MFR	C 5	IF	0.2	0.3
C	24-31	IOYR	4/3			\$M	ML		cease.	0.7	1.6
			,								
		,									·
	L								<u> </u>		<u> </u>
Borin	ng#			☐ Boring ☐ Pit	Ground	surface elev.		Dep	th to limiti	ng factor	
Lineiron	D4	[			· · · · · · · · · · · · · · · · · · ·	T		<del></del>	T	Soil Applic	
Horizon	Depth In.	Dominant ( Munse		Redox Description Qu. Az. Cont. Color	Texture	Structure Gr. Sz. Sh.	Consistence	Boundary	Roots	GPI	D/Ft <sup>2</sup>
						01. 02. 011.				*Eff#1	*Eff#2
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	<b> </b>									ļ	
<del>11</del>			···········						ļ	<u> </u>	
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Borin	ng#			☐ Boring ☐ Pit	Ground	surface elev.		Dep	th to limiti	ng factor	
	T	Γ				<u></u>	· · · · · · · · · · · · · · · · · · ·			Soil Applic	ation Rat
Horizon	Depth In.	Dominant Munse		Redox Description Qu. Az. Cont. Color	Texture	Structure Gr. Sz. Sh.	Consistence	Boundary	Roots		D/Fi <sup>2</sup>
						O1. UZ. U11.			1	*Eff#1	*Eff#2
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	1	l				<del> </del>		<del> </del>	ļ		<u> </u>

<sup>\*</sup> Effluent #1 = BOD, > 30  $\leq$  220 mg/L and TSS > 30  $\leq$  150 mg/L

<sup>\*</sup> Effluent #2 = BOD, > 30  $\leq$  220 mg/L and TSS > 30  $\leq$  150 mg/L

EDGE OF CULTIVATED FIELD

358 ± FEET TO THE C/L INTERSECTION W/ STH "50"

CRAIG TRIPP AND LORI SCHUTTENHELM - WEST SITE 5808 352 ND AVENUE WHEATLAND, WI 53105 LEGEND PAGE YOF4 M-SOIL PITS - BACKHOE DUG [ - BENCH MARK-100.0' SEE PAGE 10F4 KENOSHA COUNTY β# 95-4-219-343-0900 - WETLANDS INTERACTIVE MAPPING SW 14 SW 14 SECTION 34 - WETLANDS

INTERACTIVE MAPPING SW 14 SECTION 34 - 100 YEAR FLOODPIN BNDRY

TZN., R. 19E. TOWN OF

NO WELLS WIN 500+ OF TEST SIE 1 inch = 100 feet

CONTOURS REF. TO BM. Date Printed: 5/7/20 Date Printed: 5/7/2020 100 YEAR FLOOD PLAIN BOUNDARY EDGE OF CULTIVATED FIELD SOUTHWEST CORNER OF PARCEL

Wisconsin Department of Safe	ety and Professional	Services
Division of Industry Services		

Page	of	f

SOIL EVALUATION REPORT County In accordance with SPS 385, Wis. Adm. Code Kenosha Attach complete site plan on paper not less than 8 1/2 x 11 inches in size. Plan must include, Parcel I.D. but not limited to: vertical and horizontal reference point (BM), direction and percent slope, 95-4-219-343-0900 scale or dimensions, north arrow, and location and distance to nearest road. Date Reviewed by Please print all information. Personal information you provide may be used for secondary purposes (Privacy Law, s. 15.04(1)(m)).  $\boxtimes$ **Property Owner** 5ik 3 **Property Location** Craig S. Tripp & Lori M. Schuttenhelm Govt. Lot SW 1/4 SW 1/4 S 34 T 2 N R 19 E (or) W Block # Subd. Name or CSM# Property Owner's Mailing Address Lot# 5808 352<sup>nd</sup> Ave. Nearest Road City Zip Code Phone Number State ☐ City ☐ Village 352<sup>rd</sup> Ave. Wheatland Burlington WI 53105 New Construction Use: Residential/Number of bedrooms 4 Code derived design flow rate 600 GPD ☐ Public or commercial – Describe: ☐ Replacement Flood Plan elevation if applicable NA ft. Parent material General comments and recommendations: ☐ Boring Boring # ⊠ Pit Depth to limiting factor 92 in. Ground surface elev. 98.62 ft. Soil Application Rate Roots GPD/Ft<sup>2</sup> **Dominant Color** Structure Consistence Boundary **Redox Description** Texture Horizon Depth In. Munsell Qu. Az. Cont. Color Gr. Sz. Sh. \*Eff#2 \*Eff#1 8. 1 0-10 10YR3/2 fsl 2fcr mvfr CS 2vf .4 none .6 1vf .4 2 10YR4/6 2fsbk mvfr aw 10-20 none scl .7 1.6 3 ml none 20-92 10YR6/4 none none grs sg ☐ Boring Boring # 2 ☑ Pit Depth to limiting factor 91 in. Ground surface elev. 98.22 ft. Soil Application Rate GPD/Ft2 Consistence Boundary Roots **Dominant Color** Redox Description Texture Structure Horizon Depth Munsell Qu. Az. Cont. Color Gr. Sz. Sh. ln. \*Eff#2 \*Eff#1 10YR3/2 fsl 2fcr msbk 1f2vf .4 8. 1 0-11 none CS 2fcr cs 1f1vf .4 8. 2 fsl mvfr 11-24 10YR4/6 none 1f1vf .4 .6 3 24-28 10YR4/4 2fsbk mvfr as none scl .7 1.6 4 28-91 10YR6/4 ml none none grs sg

\* Effluent #1 = BOD, > 30 ≤ 220 mg/L and TSS > 30 ≤ 150 mg/L

CST Name (Please Print)

Kenneth P. Kretschmer

Address

Date Evaluation Conducted

PO Box 923 New Mnster WI 53152

\* Effluent #2 = BOD, > 30 ≤ 220 mg/L and TSS > 30 ≤ 150 mg/L

CST Number

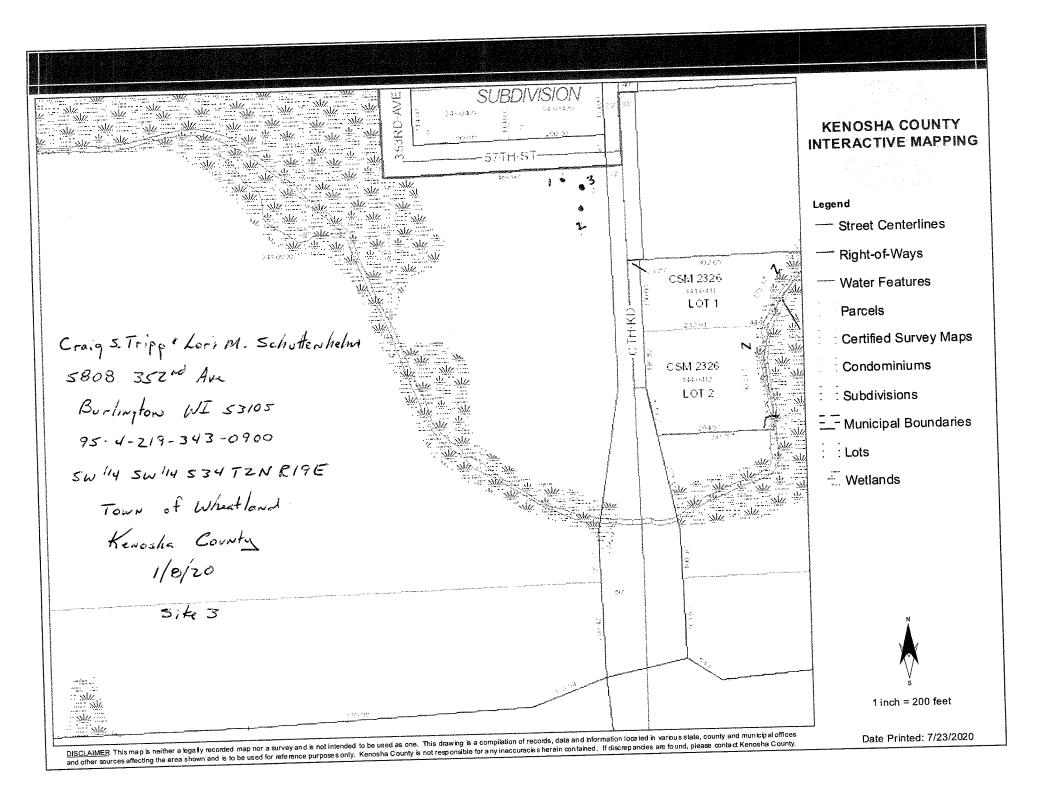
224140

Telephone Number

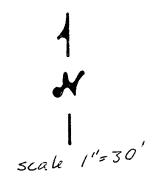
262-537-4448

SBD-8330 (R04/15)

3	Boring	g#		☐ Boring ☑ Pit	Ground	surface elev. <u>99</u>	<u>1.72</u> ft.	Dep	th to limitin	ng factor <u>94</u>	in.
										Soil Applie	cation Rate
Hor	rizon	Depth	Dominant Color	Redox Description	Texture	Structure	Consistence	Boundary	Roots	1	D/Ft <sup>2</sup>
		ln.	Munsell	Qu. Az. Cont. Color		Gr. Sz. Sh.				*Eff#1	*Eff#2
1		0-11	10YR3/2	none	fsl	2fcr	mvfr	cs	1f2vf	.4	.8
2		11-24	10YR4/6	none	fsl	2fcr	mvfr	cs	1f1vf	.4	.8
3		24-29	10YR4/4	none	scl	2fsbk	mvfr	gs	1f1vf	.4	.6
4		29-94	10YR6/4	none	grs	sg	ml		none	.7	1.6
								•			
			Well thin	- Miles							
144.		ANIA									
	Boring	g#		☐ Boring ☐ Pit	Ground	surface elev	ft.	Dep	th to limitir	ng factor	in.
			<b></b>	T			<b></b>			Soil Applic	cation Rate
Hor	rizon	Depth	Dominant Color	Redox Description	Texture	Structure	Consistence	Boundary	Roots	GPI	D/Ft <sup>2</sup>
		ln.	Munsell	Qu. Az. Cont. Color	ļ	Gr. Sz. Sh.				*Eff#1	*Eff#2
			ļ		ļ						
		····									
	Boring	g#		☐ Boring ☐ Pit	Ground	surface elev	ft.	Dep	th to limitir	ng factor	
	1		T	<u></u>	1	T	1	1	T		cation Rate
Hoi	rizon	Depth In.	Dominant Color Munsell	Redox Description Qu. Az. Cont. Color	Texture	Structure Gr. Sz. Sh.	Consistence	Boundary	Roots		D/Ft²
			- Manoon	Qui / 2. 00111 00101		01. 02. 01.				*Eff#1	*Eff#2
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									-		



BM 100 1 Top of metal L



Craig S. Tripp & Lori M. Schuttenhelm

5808 352 Ave

Burlington WI 53105

95-4-219-343-0900

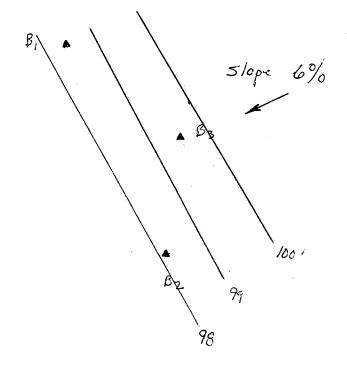
SWIY SWIY 534 TZN RIPE

Town of Wheatland

Kenosha County

1/8/20

Site #3



ID # 224140

CTH KD (352 md Aux)

Page/_of	+
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SBD-8330 (R04/15)

### SOIL EVALUATION REPORT

•												
In accordance with SPS 385, Wis. Adm. Code  Attach complete site plan on paper not less than 8 1/2 x 11 inches in size. Plan must include, but not limited to: vertical and horizontal reference point (BM), direction and percent slope, scale or dimensions, north arrow, and location and distance to nearest road.  County  KENOSHA  Parcel I.D.  95-4-219-343-0900												
scale of di	mensions, no	nui anow, ar	JO JOCS	tion and distance to near	rest road	d.	95-	4-219-	343			
Personal info	omation you			int all information. d for secondary numbers	: (Prima	viam e 45 04/4):	Reviewed	by		Dat	e	
Property Ow	Personal information you provide may be used for secondary purposes (Privacy Law, s. 15.04(1)(m)).  Property Owner  5/7E#2  Property Location											
CRAIG S	.TRIPP	AND LOR	, M.	SCHUTTENHEL		Govi Lot SE 1/2	5W 14 S	34 T 2	NR	19 (E)	(or) W	
Property Ow	Property Owner's Mailing Address  Subd. Name or CSM#  Subd. Name or CSM#											
City <sub>e</sub>	ity, State Zip Code Phone Number City Village Town Nearest Road											
WHEAT	LAND	WI		3105 ( )		ET CITY LET		own TLAN <u>D</u>	_	BRO A	IENUE	
New Con	struction (	Jse: Resi	idential	/Number of hadrooms	4+ c	odo dominal desi-						
☐ Replace	New Construction Use: Residential/Number of bedrooms 4 Code derived design flow rate 600 GPD  Replacement Parent material LOAMY SOILS OVER OUTWASH Peneral comments and recommendations: BENCHMARK - 100.0 - CONCRETE SURFACE AT THE VORTHEAST CORNER OF THE EXISTING BASKET BALL COURT - SOUTH OF THE TESTED SITE. PROPOSED LAND DIVISION. THIS SITE WAS "CUT AND EILLED" IN THE 1970'S TO CREATE A PLAYGROUND FOR THE CHILDREN IN THE SUBDIVISION, THUS THE TOPSOIL FILL OVER MOSTLY A "C" HORIZON. AN IN- DIVIDUAL SITE DESIGN WILL BE REQUIRED. CHECK WITH KENOSHA COUNTY  REGARDING LAND DIVISION.											
Parent mater	ial LOAM	<u>y 50115</u>	OV	er outwash	<u> </u>	lood Plan elevation	if applicable	162.5±1	× 350	FROM TES	T SITE	
NORTH	EAST (	commendati ORNC	ons: (	BENCHMARK OF THE EXI	- 100 577	NG BASE	CRETE	SURFA	CE A	TTHE	OF	
THE T	CSTED	SITE		PROPOSED L	AND	DIVISION	V. THIS	SITE	VAS C	CUTAN	0	
SUBDIV	18/0N.	THUS T	J P T	TOPSOIL FIL	A P	LAYGROUN	V) FOR	THE CH	ハレンベ	EN IN	THE	
DIVIDU	AL SI	TE DE	516	N WILL BE	RE	EQUIREO.	CHECK	NITH K	enosh	N. AN IA Coun	//V -	
REGARDI	NG LAN	D DIVIS	ION	S AND SITES	REC	QUIRING A	N I.S.	۵.	=		'	
Borin				☐ Boring ■ Pit		nd surface elev.					المثا	
N				CHANGE & AL	GIOU	no sunace elev.		Dep	th to limitir	ng factor	- 7	
Lindan	D . 1				***********	<del></del>				Soil Applic	ation Rate	
Horizon	Depth In.	Dominant ( Munse		Redox Description Qu. Az. Cont. Color	Textur	e Structure Gr. Sz. Sh.	Consistence	Boundary	Roots	GPI	D/Ft <sup>2</sup>	
TOPSOIL	0-7	7,5 YR			<i>L</i>	· · · · · · · · · · · · · · · · · · ·	na: tro	M =	9.1-	*Eff#1	*Eff#2	
Bit	7-24	7.5YR	4/6	-	SCL		MVFR	AS GW	2VF ZVF	0.6	0.8	
2 C	24-45	7.5 YR		F3D 7.54R6/6	S	5G	MFR	5 W	IVE	0.4	0.6	
,		•		79		33	1016	<u> </u>	/ "	.0.7	1.6	
										1	<u> </u>	
										1		
2 Borin	o æ			Boring								
S	9 17			Pit	Grou	nd surface elev.	97.20'	Dep	th to limiti	ng factor	35"	
				•						Dell A	notio - P	
Horizon	Depth	Dominant (		Redox Description	Textu	re Structure	Consistence	Boundary	Roots		cation Rate D/Ft <sup>2</sup>	
TOPSOU	ln.	Munse		Qu. Az. Cont. Color		Gr. Sz. Sh.				*Eff#1	*Eff#2	
TOPSOIL	0-7		3/2	<b></b>	SICL	- 3 MSBK	MFR	A5 .	2VF	0.4	0.6	
201	7 - 23	7.5YR	5/4	<b>SEA</b>	S	56	ML	CB	IVE	0.7	1.6	
202	23-35	7.5 YR	6/4		VFS		ML	AB		0.4	0.6	
263	35 - 52°	7.548	7/4	C3F 7.54R6/6	ಽ	56	ML	-	• '-	0.7	1.6	
1								<b> </b>	<b></b>	<u> </u>		
	<u> </u>						<u>                                     </u>		<del> </del>	<b></b>		
	t * Effluent #1	= BOD, > 30	)≤220	   mg/L and TSS > 30 ≤ 1	50 ma/L	* Effluent	#2 = BOD, > 30	< 220 ma/l ≥	nd TSS >	30 < 150 mg		
	(Please Print	)		Signature		VIII	CS	Number	_	oo = 100 my		
MARCU Address	rs J.	MEYER	<u> </u>	- Mari	any	4. 1 / ferg	Date	22464		one#		
422	1547	H AVE	NILE	KENDSHA	1 YA	11 53144	01/2	2/202		onete .a. Toca	-1174	

3 Borir	ng#				Boring Pit	Ground	surface elev.	98.14'	Dep	th to limitir	ng factor	22."
	γ			·							Soil Applie	ation Rate
Horizon	Depth In.	Dominant C Munsell			Description	Texture	Structure	Consistence	Boundary	Roots		D/Ft <sup>2</sup>
TOPSOIL	<del> </del>			<u> </u>	Cont. Color		Gr. Sz. Sh.				*Eff#1	*Eff#2
TOPSOIL	0-8	7,5 VR	3/2	ļ	<del>-</del>	SICL	2 FSBK	MFR	AS	ZF	0.4	0.6
2C1	8.22	7.5 YR	5/4			FSL	2 M SBK	MVFR	CW	IF	0.4	0.6
2 (2	22-43	7.5 YR	1/4	FIF	7.54R 4/4	GRS	56	ML	AW	IF	0.7	1.6
2 63	43-53	7.5 YR	5/4	FIF	7.54R 5/6	LFS	\$ M	ML	CW		0.5	1.0
264	53-654	7.5 YR	7/2		•	S	Su	ML	-	-	0.7	1.6
				ļ								
<u> </u>				<u></u>								
H Borin	ng #				Boring Pit	Ground	surface elev.	97.18'	_ Dep	th to limitir	ng factor.	18"
•											Soil Applie	ation Rate
Horizon	Depth	Dominant C		Redox	Description	Texture	Structure	Consistence `	Boundary	Roots		D/Ft <sup>2</sup>
TOPSOIL	ln.	Munsell		1	Cont. Color		Gr. Sz. Sh.			1100.0	*Eff#1	*Eff#2
FILL	0-9	7.5 YR	3/2		ted.	SICL	3 VF SBK	MFR	AS	3F	0.4	0.6
BI	9-18	7.54R			-	LS	\$ M	ML	GW	IF	0.7	1.6
<b>B2</b> t	18-34		4/4	CZF	7.54R %	SCL	2 MSBK	MFR	G-W	IF	0.4	0.6
2 C	34-43+	7.5 YR	7/4	M3F	7.54R6/6	FSL	1 C SBK	MVFR	_	<u>-</u>	0.4	0.8
		*****************************									0	0.0
								***************************************				
										<b>-</b>		
Borin	ng#	<u> </u>		В	Boring Pit	Ground:	surface elev.		Dep	th to limitir	ig factor	-
Horizon	Depth	Dominant C		Redox	Description	Texture	Structure	Consistence	Boundary	Posts	1	ation Rate D/Ft <sup>2</sup>
	In.	Munsell			Cont. Color		Gr. Sz. Sh.	-0110101010C	Doullary	Roots	*Eff#1	#Eff#2
											lasii#1	L11#2
										<del> </del>	<del></del>	
-										<b>†</b>		<u></u>
										<del> </del>		
										<del>                                     </del>	<b> </b>	
										<del> </del>	<b> </b>	

<sup>\*</sup> Effluent #1 = BOD, > 30  $\leq$  220 mg/L and TSS > 30  $\leq$  150 mg/L

<sup>\*</sup> Effluent #2 = BOD, > 30  $\leq$  220 mg/L and TSS > 30  $\leq$  150 mg/L

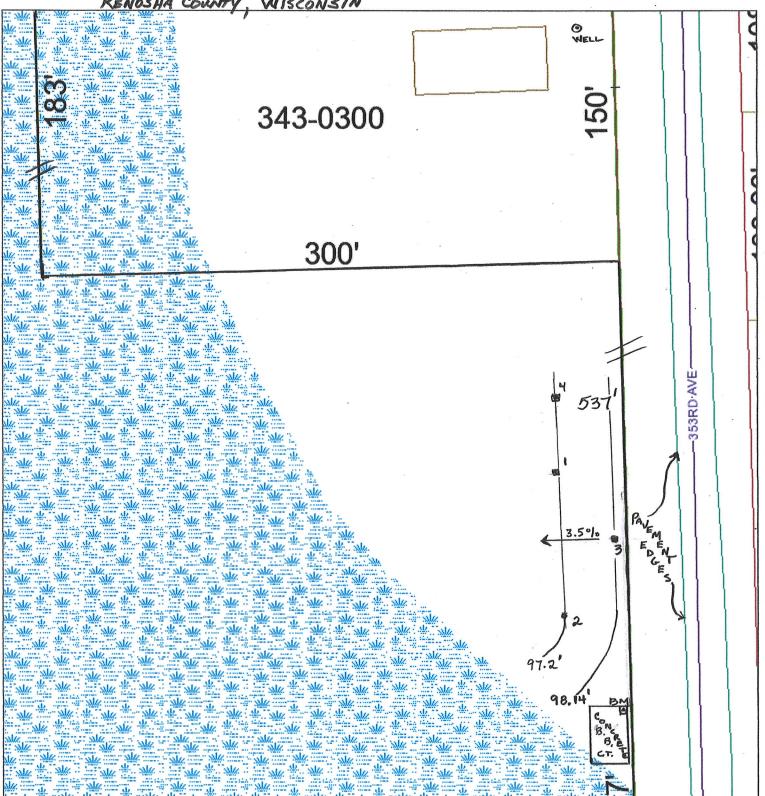
CRAIGS. TRIPP LEGEND PAGE 3 OF 4 LORI M. SCHUTTENHELM 5808 352ND AVENUE M-SOIL PITS - BACKHOE DUG - BENCHMARK- 100.0'- SEE PO OF 4 WHEATLAND, WI 53105 . - 100 YEAR FLOODPLAIN BOUNDARY KENOSHA COUNTY PH 95-4-219-343-0900 WETLANDS INTERACTIVE MAPPING SE 1/4 OF THE SW14 OF SECTION 34, T. 2N. RIGE., TOWN OF WHEATLAND, CONTOURS REF. TO THE BENCHMARK NO WELLS WITHIN TOFT OF SITE 1 inch = 200 feet H = HOUSE, S = SHED, B - BARN, G - CAME Date Printed: 1/28/2020 KENOSHA COUNTY, WISCOUSIN ( WELL 200.00 3 43-0 300 200.00 3430 451 353RD-AVE 05 200.00 108.00 200.00 200.00 =57.TH:ST 466.00 5 B G DISCLAIMER This map is neither a legally recorded map nor a survey and is not intended to be used as one. This drawing is a compilation of records, data and information located in various state, county and municipal offices and other sources affecting the area shown and is to be used for reference purposes only. Kenosha County is not responsible for any inaccuracies herein contained. If discrepancies are found, please contact Kenosha County.

CRAILS. TRIPP SITE Z. LORI M. SCHUTTENHELM 5808 352 ND AVENUE SOOB 352 ND AVENUE
WHEATLAND, WI 53105
KENOSHA COUNTY PL 95-4-219-343-0900
INTERACTIVE MAPPING SE'/4 OF THE SW'/4 OF
SECTION 34, T2N. RIGE.

TOWN OF WHEATLAND
Date Print
KENOSHA COUNTY, WISCONSIN

M - SOIL PITS - BACKHOE DUG - BENCH MARK - 100.0 SEE GIOFH 1 inch = 50 feet

Date Printed: 1/28/2020



SBD-8330 (R04/15)

### SOIL EVALUATION REPORT

-										
Dat Hot 1811	ited io. Agine	ai aliu Honzoniai m	s than 8 1/2 x 11 inches	in size.	d managed alone	de County Parcel LD	KENOSH	И		
scale or di	mensions, no	was allow, allu loca	on and distance to near	rest roa	d.		-4-219	9-34	3-090	00
Personal infr	nov pořísmi		int all information.			Reviewed	by		Date	3
Property Ow	ner	provide may be use	d for secondary purposes ゴアミギノ		,	))_	•			
			M. SCHUTTEN		Property Location	1 / 1 / 1 / 2	1.1 - 1			
Property Ow	ner's Mailing	Address	1. OCHUTTEN	HELM	. 1				9 (3)	<del>or) W</del>
		NO AVENO	Λ <b>∈</b>		Lot# _ Bloc	*# Subo	d. Name or CS	M#		
City			Code Phone Nu	mber	□ City □	Village 7	Own	Neares	- Poad	
WHEATL	4ND	W/ 53	3105 ()				TLAND		y Street	e y
New Con	struction r	lear Docidential	1/31	4/+.						
Replace	ment	Public or ex	/Number of bedrooms_ ommercial - Describe: _	_ <del>7</del> _C	ode derived design i	flow rate 600	GPD			
Parent mater	ial LOAM	Y SOILS O'VE	FR OUTWASH.	, F	land Plan almostan	#	762 5	EEET.	+100 =	4)
Parent material LOAMY SOILS OVER OUTWASH Flood Plan elevation if applicable 762.5 FEET ± (88.5 ±)  General comments and recommendations: BENCHMARK-100.0'- DECK SCREW-0.6 FEET ABOVE GROUND  SURFACE ON A 4X4 STREET SIGN POST AT THE CORNER OF 57TH STREET AND 353RD  AVENUE. PROPOSED LAND DIVISION										
AVENUE	EONA '	TX4 STREE	TSIGN POSTA	TT	he corner	OF 57TH	STREET	- AND	353ec	,
6 4 4 000 kg a a a a			D. V. SION			<del>.</del>		-		*
	-								, , ,	İ
								• •		
) Borin	g#		Boring	_	- 6	77 101			_	
\			Pit	Grou	nd surface elev	11.00	Dep	th to limitin	g factor	12
			-						Soil Applic	ation Pate
Horizon	Depth	Dominant Color	Redox Description	Textu	e Structure	Consistence	Boundary	Roots	1	D/Ft <sup>2</sup>
	In.	Munsell	Qu. Az. Cont. Color		Gr. Sz. Sh.		Duriday	110013	*Eff#1	*Eff#2
AP	0-11	7.5 YR 3/4	end.	25	Ø M	ML	As	15	0.7	1.6
81	11-21	7.5 YR 414	socially.	LFS	5 & M	ML	cw	IF	0.5	1.0
B2t	21-32	7.5 YR 4/6	•	SCL	- 2MSBK		GI	15	.0.4	0.6.
2 C	32-44	7.54R 7/4	C3F 7.54R %	FS	S.G.	ML		••••	0.5	1.0
			1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1							
							<del> </del>			<u> </u>
			Пр			<del>]</del>		.t	!	·
2 Borin	g#		☐ Boring Pit	Grou	nd surface elev.	97.60'	Don	th to limitin	ng factor	25"
_			_		0,017		neh	ar co mumi	ig ractor	
		T							Soil Applic	ation Rate
Horizon	Depth In.	Dominant Color Munsell	Redox Description Qu. Az. Cont. Color	Textu	- {	Consistence	Boundary	Roots	GPI	D/Fi <sup>2</sup>
AP			Quite Cont Colui		Gr. Sz. Sh.				*Eff#1	*Eff#2
<del></del>	0-15	7.5 YR 3/4	- "	LF:		ML	195	ZF	0.5	1.0
BI	15-75	7.5 YR 5/4		LF:	<del>-   / · · · ·</del>	ML	CW	1F	0.5	1.0
B2t	25-44		MIF 7.5485/6	SCL	10113013	MFR	CI	IF	0.4	0.6
20	44-49	7.5 YR 7/4	M3 F 7.54R6/6	F5	5.6.	ML	_	14	0.5	1.0
	<u> </u>									
<u> </u>										
	* C@\	- 000 - 00								- 5.3 - 1.5 - 2.5
	- Eπiuent#1 (Please Print		mg/L and TSS > 30 ≤1	50 mg/L	* Effluent	#2 = BOD, > 30		nd TSS > 3	30 ≤ 150 mg/	L ,
		Meyer.	Jane	A starteney!	F. M/le	<i>2</i> 1	「Number スス チな チ	.3	-	;
Address 422	,		KENOSHA	MI	53144	Date	7	PM	2-705	1124

Boring #

☐ Boring
Pit

Ground surface elev. 97.0

Depth to limiting factor 22"

Horizon D	Depth	Dominant Color	Redox Description Qu. Az. Cont. Color	Texture	Structure Gr. Sz. Sh.		Boundary	Roots	Soil Application F	
	ln.	Munsell		rexidie		Consistence			*Eff#1	)/Ft <sup>2</sup> *E##2
AP	0-12	7.5 YR 3/4		25	\$ M	ML	AS	11/=	0.7	1.6
BI		7.5 YR 5/4		LFS	\$ M	ML	CS	INF	0.5	1.0
B2t	22-39	7.5 YR 4/4	M2F 7.54R5/6	SCL	2 C SBK	MFR	CW	IVE	0.4	0.6
26	39 -49	7.5 YR 7/4	M3 F 7.54R6/6	F5	56	ML		******	0.5	1.0
									-	
		<u> </u>				***************************************				-

H Boring #

☐ Boring
Pit

Fround surface elev. 98.14

Depth to limiting factor 28"

Horizon	Depth	Dominant Color	Redox Description	Texture	Structure	Consistence	Γ	T	Soil Application R: GPD/Ft <sup>2</sup>	
	1	Qu. Az. Cont. Color	TOMUTO	Gr. Sz. Sh.	Consistence	Boundary	Roots	*Eff#1	*Eff#2	
Aρ	0-12	7.5 YR 3/4		LS	Ø M	ML	AS	IM	0.7	1.6
_ <u>B1</u> _		7.5 YR 5/4		LFS	\$ M	ML	CS	15	0.5	1.0
<u>B2t</u>			C2 F 7.5 YR 5/6		ZMSBK	MFR	G-W	IVE	0.4	0.6
2 C	146 - 531	7.5 YR 1/4	C3 F7.5 YR6/6	F5	SG	ML			0.5	1.0
<del></del>		:								
						·				
	L						1			

5 Boring#

Boring
Pit

Ground surface elev. 97.60

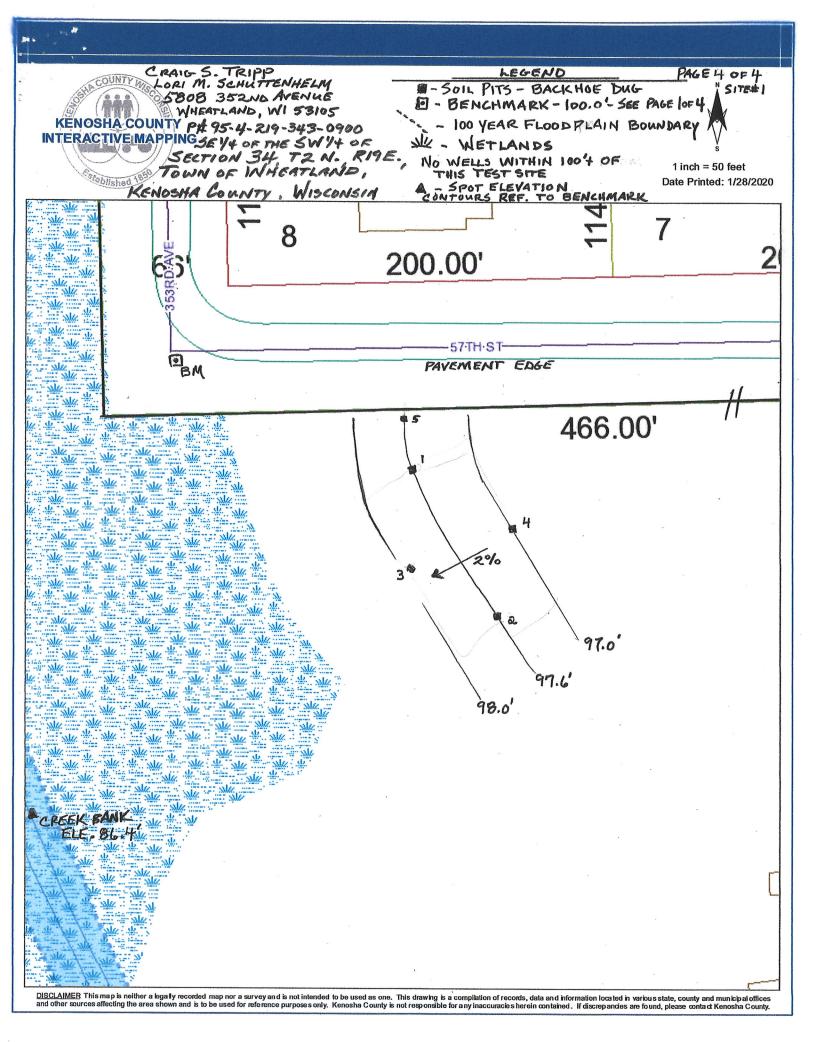
Depth to limiting factor 24"

Horizon	Depth	Dominant Color	or Redox Description	Texture	Structure	Consistence	Boundary	Roots	Soil Application Rate GPD/Ft <sup>2</sup>	
	In. Munsell Qu. Az. Cont. (	Qu. Az. Cont. Color	nt. Color	Gr. Sz. Sh.	9911010101100	Dodition	Koois	*Eff#1	*Eff#2	
AP	0-11	7.54R 3/		LS	ØM	ML	15	IM	0.7	1.6
B	11-24			LFS	\$ M	ML	CW	15	0.5	1.0
2 C	24-40+	7.5 YR 1/1	C3F 7.54R %	F5	56	ML		-	0.5	1.0
				-						
\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	<u> </u>									

<sup>\*</sup> Effluent #1 = BOD, > 30  $\leq$  220 mg/L and TSS > 30  $\leq$  150 mg/L

<sup>\*</sup> Effluent #2 = BOD, >  $30 \le 220$  mg/L and TSS >  $30 \le 150$  mg/L

CRAIG 5. TRIPP
LORI M. SCHUTTENHELM
5808 352ND AVENUE 5808 352NB AVENUE WHEATLAND, WI 53105 TECEN D PAGE 30=4 M - SOIL PITS - BACKHOE DIG 1 - BENCHMARK - 100.0'SEE PAGE LOFT - NETLANDS BOUNDARY KENOSHA COUNTY P# 95-4-219-343-0900 INTERACTIVE MAPPING SEY4 OF THE SW 14 OF SECTION 34, T. ZN.,
R. 19E., TOWN OF WHEATLAND,
KENDSHA COUNTY, WISCORSIN CONTOURS REF. TO BENCHMARK 1 inch = 200 feet NO WELLS WITHIN 100 FEET + OF Date Printed: 1/28/2020 TEST SITE. BERARN SESHED GEGARAGE 343-0300 200.00 =353RD-AVE 106.00 200.00 =57.TH:ST 98.0 5 B 6



Wisconsin Department of Safety and Professional Services Division of Industry Services

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'age	 ΟI	

SOIL EVALUATION REPORT County In accordance with SPS 385, Wis. Adm. Code Kenosha Attach complete site plan on paper not less than 8 1/2 x 11 inches in size. Plan must include, Parcel I.D. but not limited to: vertical and horizontal reference point (BM), direction and percent slope, 95-4-219-343-0900 scale or dimensions, north arrow, and location and distance to nearest road. Reviewed by Date Please print all information. Personal information you provide may be used for secondary purposes (Privacy Law, s. 15.04(1)(m)).  $\boxtimes$ Property Location Property Owner Govt. Lot SW 1/4 SW 1/4 S 34 T 2 N R 19 Craig S. Tripp & Lori M. Schuttenhelm E (or) W Lot# Block # Subd. Name or CSM# Property Owner's Mailing Address 5808 352<sup>nd</sup> Ave. Nearest Road City State Zip Code Phone Number ☐ City ☐ Village Wheatland 352<sup>nd</sup> Ave. WI 53105 Burlington Use: Residential/Number of bedrooms 3 Code derived design flow rate 450 GPD Public or commercial – Describe: \_ □ Replacement Flood Plan elevation if applicable NA ft. Parent material General comments and recommendations: ☐ Boring 1 Boring # ⊠ Pit Depth to limiting factor 92 in. Ground surface elev. 99.06 ft. Soil Application Rate GPD/Ft<sup>2</sup> Depth **Dominant Color** Redox Description Texture Structure Consistence Boundary Roots Horizon Gr. Sz. Sh. Munsell Qu. Az. Cont. Color ln. \*Eff#2 \*Eff#1 1f3vf 8. fsl 3vfsbk mvfr .4 0-11 10YR3/2 none CS 1 .6 1f2vf .4 2 11-22 10YR4/6 scl 2fsbk mvfr gw none 1.0 2fsbk 1f1vf .6 3 22-38 10YR4/6 none sl mvfr aw .7 1.6 4 38-92 10YR6/4 none grs sg ml \_\_ none ☐ Boring 2 Boring # ⊠ Pit Depth to limiting factor 93 in. Ground surface elev. 99.94 ft. Soil Application Rate GPD/Ft2 Redox Description Texture Structure Consistence Boundary Roots **Dominant Color** Horizon Depth Qu. Az. Cont. Color Gr. Sz. Sh. Munsell In. \*Eff#1 \*Eff#2 1.0 .6 3vfsbk mvfr cs 1f3vf 0-9 10YR3/2 none sl 1 .6 2fsbk mvfr 2vf .4 2 cw 9-17 10YR6/4 none scl .7 10YR6/4 1vf 1.6 3 grls ml 17-93 none sg \* Effluent #2 = BOD, > 30 ≤ 220 mg/L and TSS > 30 ≤ 150 mg/L \* Effluent #1 = BOD, > 30 ≤ 220 mg/L and TSS > 30 ≤ 150 mg/L Signature\_ **CST Number** CST Name (Please Print) 224140 Kenneth P. Kretschmer

Telephone Number

SBD-8330 (R04/15)

262-537-4448

1/20/21

Date Evaluation Conducted

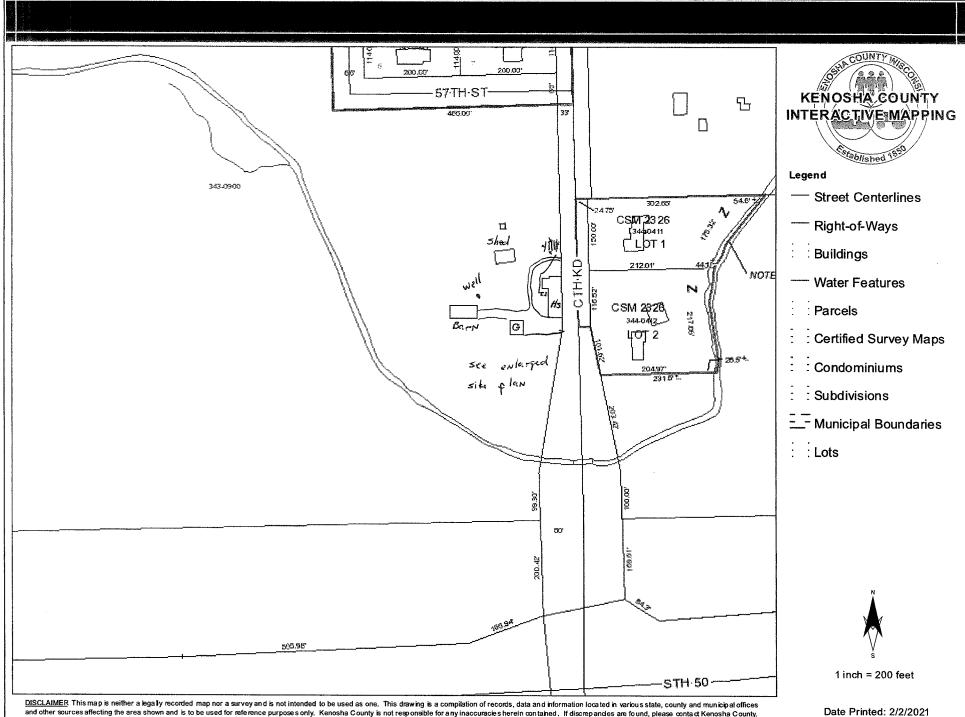
Address

PO Box 923 New Munster WI 53152

3	Borin	g#		☐ Boring ☑ Pit	Ground	l surface elev. <u>10</u>	00.6 ft.	Dep	oth to limiti	ng factor <u>11</u>	<u>8</u> in.
										Soil Appli	cation Rate
Hori	izon	Depth	Dominant Color	Redox Description	Texture	Structure	Consistence	Boundary	Roots	GP	D/Ft <sup>2</sup>
		ln.	Munsell	Qu. Az. Cont. Color		Gr. Sz. Sh.				*Eff#1	*Eff#2
1		0-10	10YR3/2	none	sl	2fsbk	mvfr	cs	1f3vf	.6	1.0
2		10-26	10YR4/6	none	scl	2fsbk	mvfr	aw	1f2vf	.4	.6
3		26-80	10YR6/4	none	grs	sg	ml	cw	1vf	.7	1.6
4		80-118	10YR6/4	none	grls	sg	ml		none	.7	1.6
4	Borinç	g#		☐ Boring ⊠ Pit	Ground	surface elev. <u>98</u>	i. <u>6</u> ft. Depth to lin	niting factor <u>90</u>	<u>)</u> in.		
						T			_	Soil Appli	cation Rate
Hori	izon	Depth	Dominant Color	Redox Description	Texture	Structure	Consistence	Boundary	Roots	GP	D/Ft <sup>2</sup>
		ln.	Munsell	Qu. Az. Cont. Color		Gr. Sz. Sh.				*Eff#1	*Eff#2
1		0-11	10YR3/2	none	sil	2fsbk	m∨fr	cs	1f2vf	.6	.8
2		11-32	10YR4/6	none	sl	2fsbk	mvfr	aw	1f2vf	.6	1.0
3		32-90	10YR6/4	none	grs	sg	ml		1vf	.7	1.6
	Boring	g #		☐ Boring ☐ Pit	Ground	surface elev	ft.	Dep	th to limitin	ng factor	in.
								<del></del>		1	cation Rate
Horiz	zon	Depth	Dominant Color	Redox Description	Texture	Structure	Consistence	Boundary	Roots	GPI	D/Ft <sup>2</sup>
		In.	Munsell	Qu. Az. Cont. Color		Gr. Sz. Sh.				*Eff#1	*Eff#2
									-		

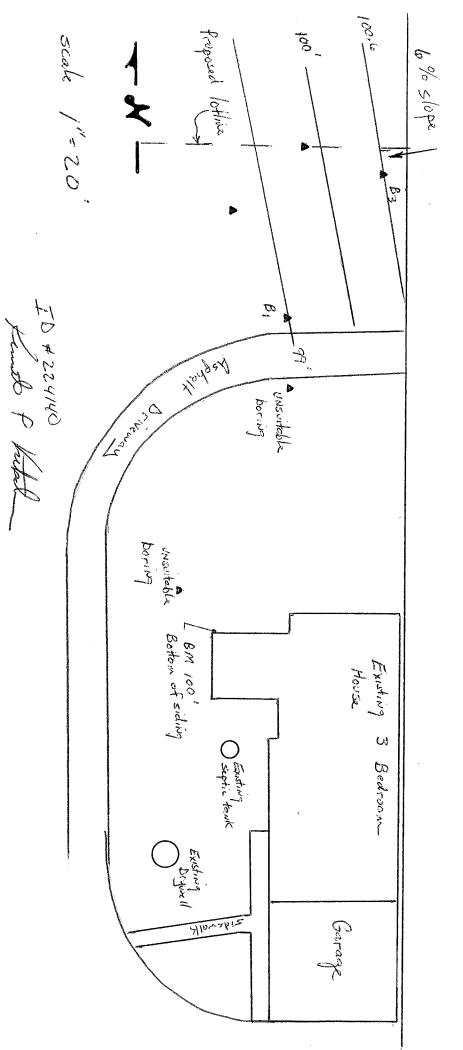
<sup>\*</sup> Effluent #1 = BOD, >  $30 \le 220 \text{ mg/L}$  and TSS >  $30 \le 150 \text{ mg/L}$ 

<sup>\*</sup> Effluent #2 = BOD,  $> 30 \le 220$  mg/L and TSS  $> 30 \le 150$  mg/L



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and other sources affecting the area shown and is to be used for reference purposes only. Kenosha County is not responsible for any inaccuracies herein contained. If discrepancies are found, please contact Kenosha County.

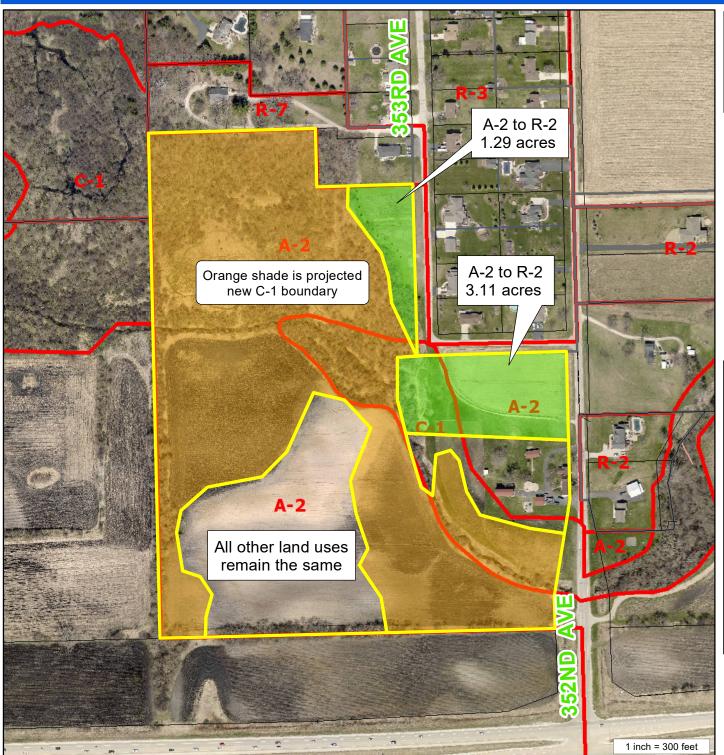


Burlington WI 53105 Sw'4 Sw'4 S34 T2N RIGE Town of Wheatland Kenosha County Craig S. Tripp & Lori Schotenhalm 5808 352 and Ave

352 nd Ave

(CTH KD)

### KENOSHA COUNTY PLANNING, DEVELOPMENT & EXTENSION EDUCATION COMMITTEE



### **REZONING SITE MAP**

### PETITIONER(S):

Craig S. Tripp & Lori M. Shuttenhelm (Owner) Craig S. Tripp (Agent)

LOCATION: SW 1/4 of Section 34

Town of Wheatland

TAX PARCEL(S): #95-4-219-343-0900

### **REQUEST:**

Requesting a rezoning from A-2 General Agricultural Dist. & C-1 Lowland Resource Conservancy Dist. to A-2 General Agricultural Dist., R-2 Suburban Single-Family Residential Dist. & C-1 Lowland Resource Conservancy Dist.





Craig S. Tripp & Lori M. Shuttenhelm Rezoning.mxd

### COUNTY OF KENOSHA

Department of Planning and Development RECEIVED

FEB - 2 2021

Kenosha County

### **LAND DIVISION APPLICATION**

RECEIVED

FEB

**2** 2021

Kenosha County Deputy County Clerk

In order to applications to be processed, all in fees required shall be submitted at time of applications.	nformation, drawings, application signatures, and plication.
Please check the appropriate box below for the	ne type of application being submitted:
Certified Survey Map Subdivision Preliminary Plat Subdivision Final Plat Condominium Plat	
Applicant is:    ✓ Property Owner    Subdiv	vider Other
Applicant Name: Craig S. Tripp & Lori M. Schutter	helm Date
Mailing Address: 5808 352nd Avenue	Phone # <u>162-945-924</u> /
Wheatland WI 53105	Phone # 414-465-7000
Tax Parcel Number(s): 95-4-219-343-0900	
	Acreage of Project: Appx. 37.5 acres
Location of Property (including legal description	on):
See attached draft certified survey map document.	
Subdivision/Development Name (if applicable	): Not applicable.
Existing Zoning: A-2 & C-1	Proposed Zoning: A-2, R-2 & C-1

Town Land Use Plan District Designation(s) (if applicable):	
Present"Suburban-Density Residential" and "SEC".	
Proposed _"Suburban-Density Residential" and "SEC". (no cha	ange)
Present Use(s) of Property: 1890-built s.f. residence w/ multiple d	etached accessory buildings.
Proposed Use(s) of Property: To subdivide into 4 parcels (3 of wh	ich are new vacant, buildable lots).
The subdivision abuts or adjoins a state trunk highway	Yes ( ) No (🖍)
The subdivision will be served by public sewer	Yes ( ) No (🖍)
The subdivision abuts a county trunk highway	Yes (🗸) No ( )
The subdivision contains shoreland/floodplain areas	Yes (🗸) No ( )
The subdivision lies within the extra-territorial plat (ETP) authority and area of a nearby Village or City  *Applicant is responsible for submitting to the ETP authority any fees and documneeded to obtain a recommendation.	Yes ( ) No ( )
REQUIRED SIGNATURE(S) FOR ALL APPLICATIONS:	
Property)Owner's Signature	//15/21
DOW M Sohuttuhulm	//15/21
Property Owner's Signature	Date
REQUIRED APPLICABLE SIGNATURES:	
Applicant's Signature	// /5 /2/ Date
Developer's Signature	Date

### FARRIS, HANSEN & ASSOC. INC.

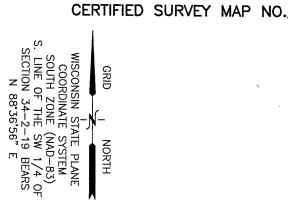
7 RIDGWAY COURT- P.O. BOX 437 ELKHORN, WISCONSIN 53121 PHONE (262) 723-2098 FAX (262) 723-5886

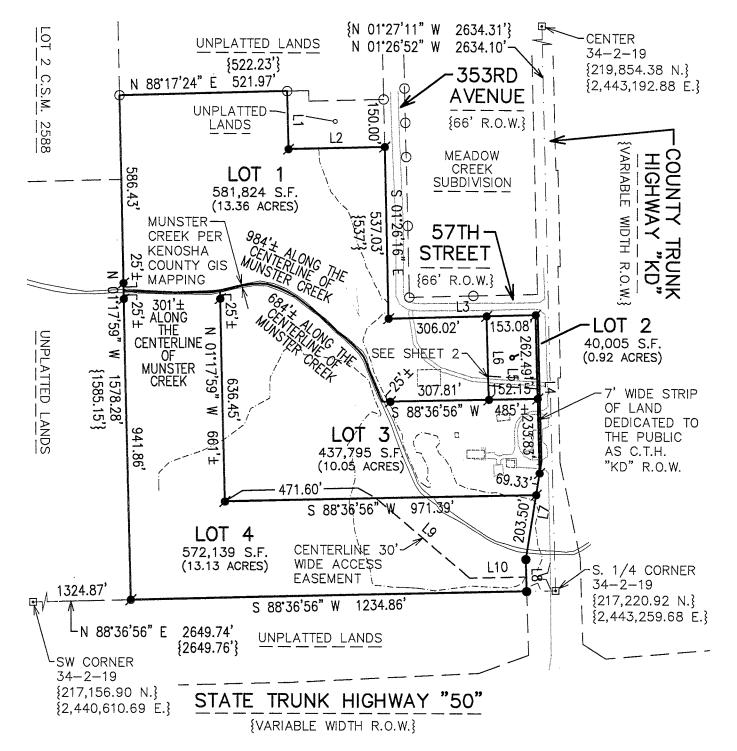
OWNER: CRAIG S. TRIPP & LORI M. SCHUTTENHELM 5808 352ND AVENUE WHEATLAND, WI 53105

ZONING: A-2 & C-1

SOILS: Ac, BnB, CcB, CcC2, DrA, Ht, & Ph

PART OF THE NE 1/4 & SE 1/4 OF THE SW 1/4 OF SECTION 34, TOWN 2 NORTH, RANGE 19 EAST, KENOSHA COUNTY, WISCONSIN





NOTE: SEE SHEET 2 FOR LEGEND, LINE DATA TABLE, ETC.

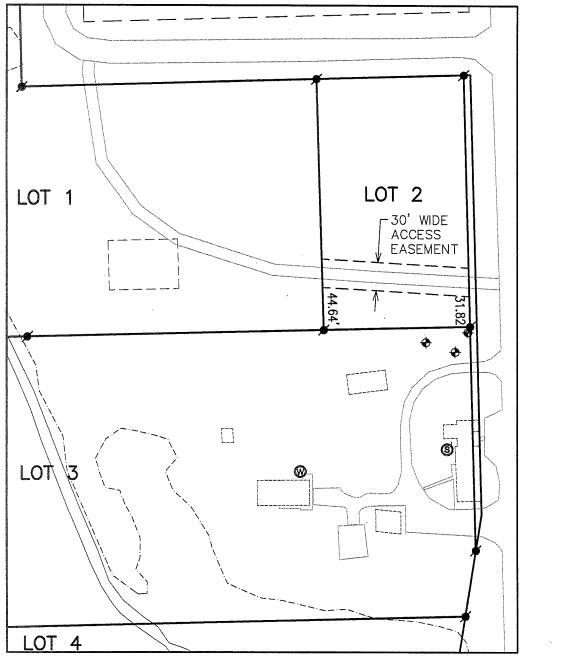
THIS INSTRUMENT DRAFTED BY CHRISTOPHER A. HODGES PROJECT: 10244

DATE: 02/02/2021 SHEET 1 OF 4 SHEETS 300 150 0 300 600 900 1200

MAP SCALE IN FEET — ORIGINAL 1"=300'

## PART OF THE NE 1/4 & SE 1/4 OF THE SW 1/4 OF SECTION 34, TOWN 2 NORTH, RANGE 19 EAST, KENOSHA COUNTY, WISCONSIN

### CERTIFIED SURVEY MAP NO.\_\_\_\_\_



400	
300	
200	ORIGINAL 1"=100"
100	MAP SCALE IN FEET -
0	-
00 50	
-	

LINE	BEARING	DISTANCE
L1	S 01°23'28" E	183.00'
L2	N 88'24'01" E	300.00'
L3	N 88°20'54" E	466.10' {466'}
L4	S 01°26'52" E	458.80'
L5	S 01'26'52" E	496.32'
L6	S 01°39'06" E	261.77
L7	S 09°06'50" W	311.02'
L8	S 01°26'52" E	99.91' {99.90'}
L9	S 49°39'13" E	383.09'
L10	N 88*36'56" E	176.87

### LEGEND

- O = FOUND IRON PIPE STAKE, 1 3/8" O.D.
- = FOUND IRON REBAR STAKE, 3/4" DIA.
- = FOUND CONCRETE COUNTY MONUMENT WITH BRASS/ALUMINUM CAP

- ♦ = SOIL TEST BORING LOCATED
- = BUILDING LOCATED
- ---- = APPARENT WETLAND BOUNDARY PER FLAGS LOCATED

 ${XXX} = RECORDED AS$ 

THIS INSTRUMENT DRAFTED BY CHRISTOPHER A. HODGES

PROJECT: 10244 DATE: 02/02/2021 SHEET 2 OF 4 SHEETS

### PART OF THE NE 1/4 & SE 1/4 OF THE SW 1/4 OF SECTION 34, TOWN 2 NORTH, RANGE 19 EAST, KENOSHA COUNTY, WISCONSIN

CERTIFIED S	SURVEY	MAP	NO
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SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT AT THE DIRECTION OF CRAIG S. TRIPP AND LORI M. SCHUTTENHELM, OWNERS, AND IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTION 236.34 OF WISCONSIN STATUTES, THE LAND DIVISION ORDINANCE FOR THE TOWN OF WHEATLAND AND THE LAND DIVISION ORDINANCE FOR KENOSHA COUNTY, I HAVE SURVEYED, DIVIDED, AND MAPPED THE FOLLOWING DESCRIBED LANDS AND THAT THIS MAP IS A TRUE REPRESENTATION OF THE EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND OF THE DIVISION THEREOF TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF: PART OF THE NORTHEAST 1/4 AND SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 34, TOWN 2 NORTH, RANGE 19 EAST, KENOSHA COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

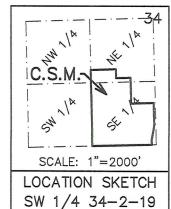
COMMENCING AT A CONCRETE COUNTY MONUMENT FOUND MARKING THE SOUTHWEST CORNER OF SECTION 34, TOWN 2 NORTH, RANGE 19 EAST; THENCE ALONG THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 34, N 88DEG 36MIN 56SEC E, 1324.87 FEET TO THE POINT OF BEGINNING; THENCE N 01DEG 17MIN 59SEC W, 1578.28 FEET TO AN IRON PIPE STAKE; THENCE N 88DEG 17MIN 24SEC E, 521.97 FEET TO AN IRON PIPE STAKE; THENCE N 88DEG 24MIN 01SEC E, 300.00 FEET TO THE WESTERLY RIGHT OF WAY BOUNDARY OF 353RD AVENUE; THENCE ALONG SAID AVENUE, S 01DEG 26MIN 16SEC E, 537.03 FEET TO THE SOUTHERLY RIGHT OF WAY BOUNDARY OF 57TH STREET; THENCE ALONG SAID STREET, N 88DEG 20MIN 54SEC E, 466.10 FEET TO THE WESTERLY RIGHT OF WAY BOUNDARY OF 57TH STREET; THENCE ALONG SAID STREET, N 88DEG 20MIN 54SEC E, 466.10 FEET TO THE WESTERLY RIGHT OF WAY BOUNDARY OF 50TH STREET; THENCE ALONG SAID STREET, N 88DEG 20MIN 54SEC E, 466.10 FEET TO THE WESTERLY RIGHT OF WAY BOUNDARY OF 50TH STREET; THENCE ALONG SAID HIGHWAY, S 09DEG 06MIN 50SEC W, 311.02 FEET TO AN IRON REBAR STAKE; THENCE S 01DEG 26MIN 52SEC E, 458.80 FEET; THENCE CONTINUE ALONG SAID HIGHWAY, S 09DEG 06MIN 50SEC W, 311.02 FEET TO AN IRON REBAR STAKE; THENCE S 01DEG 26MIN 52SEC E, 99.91 FEET TO AN IRON REBAR STAKE FOUND MARKING A POINT ALONG THE SOUTH LINE OF SAID SOUTH LINE, S 88DEG 36MIN 56SEC W, 1234.86 FEET TO THE POINT OF BEGIN

CONTAINING 1,635,106 SQUARE FEET (37.54 ACRES) OF LAND, MORE OR LESS.
DATED:FEBRUARY 1, 2021
CHRISTOPHER A. HODGES PLS 2760  CHRISTOPHER A. HODGES PLS 2760  PALMYRA WIS.
OWNER'S CERTIFICATE
AS OWNERS WE HEREBY CERTIFY THAT WE HAVE CAUSED THE LAND DESCRIBED ON THIS MAP TO BE SURVEYED, DIVIDED, MAPPED, AND DEDICATED AS REPRESENTED ON THE MAP. THIS MAP IS REQUIRED TO BE SUBMITTED TO AND APPROVED BY THE TOWN OF WHEATLAND AND KENOSHA COUNTY.
CRAIG S. TRIPP OWNER DATED
LORI M. SCHUTTENHELM OWNER DATED
STATE OF) COUNTY OF)
PERSONALLY CAME BEFORE ME THIS DAY OF, 2021, THE ABOVE NAMED CRAIG S. TRIPP AND LORI M. SCHUTTENHELM TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.
MY COMMISSION EXPIRES

THIS INSTRUMENT DRAFTED BY CHRISTOPHER A. HODGES

PROJECT: 10244 DATE: 02/01/2021 SHEET 3 OF 4 SHEETS

NOTARY PUBLIC



PART	OF	THE	NE	1/4	&	SE	1/	4	OF	THE	SW
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										ONSIN	

CERTIFIED	SURVEY	MAP	NO
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TOWN OF WHEATLAND APPROVAL	
APPROVED BY THE TOWN OF WHEATLAND, WISCONSIN ON THIS DAY OF, 2021.	
AUTHORIZED SIGNATURE FOR THE TOWN OF WHEATLAND	
KENOSHA COUNTY APPROVAL  APPROVED BY KENOSHA COUNTY, WISCONSIN ON THIS DAY OF, 2021.	
AUTHORIZED SIGNATURE FOR KENOSHA COUNTY	

### **COUNTY OF KENOSHA**

Department of Planning & Development

**RECEIVED** 

£ 2021 Kenosha County Deputy County Clerk

### **KENOSHA COUNTY REZONING PROCEDURES**

FEB - 9 2021

Kenosha County Planning and Development

	Training was a series
<b>□</b> 1.	Contact the Department of Public Works & Development Services and check with staff to determine if your proposed zoning change meets the requirements fo the Kenosha County General Zoning and Shorelnad/Floodplain Zoning Ordinance and the Kenosha County Subdivision Control Ordinance. Note: If the proposed rezoning is part of a proposed land division see the Certified Survey Map Information and Procedures.
<b>1</b> 2.	Contact the Department of Public Works & Development Services and schedule a pre-conference meeting, which is required for <u>all</u> rezoning requests.
	Meeting Date:
<b>□</b> 3.	Contact your local Town to determine if your rezoning petition requires preliminary approval.
<b>A</b> .	Complete and submit the Kenosha County Rezoning Application by the filing deadline (see Planning, Development & Extension Education Committee Schedule handout).
<b>G</b> 6.	Submit a copy of the date-stamped application to your local township for placement on the agenda of the Town Planning Commission and Town Board, which recommends action to the County Planning, Development & Extension Education Committee. Keep a copy for your records.
<b>D</b> 7.	Attend the Town Planning Commission and the Town Board meetings. <b>NOTE:</b> You must attend or the Town will not be able to act on your request.
	Town Planning Commission meeting date (tentative):
	Town Board meeting date (tentative):
□ 8.	Attend the Planning, Development & Extension Education Committee public hearing. <b>NOTE:</b> You must attend or the Planning, Development & Extension Education Committee will not be able to act on your request. At this meeting you will be asked to brief the Committee on your request.
	Kenosha County Planning, Development & Extension Education Committee meeting date:
<b>-</b> 9.	(tentative) Planning, Development & Extension Education Committee recommends either approval and adopts a resolution or denial and transmits recommendation to the Kenosha County Board of Supervisors. No action is required from the applicant at this time.
	If approved, County Board of Supervisors either approves or denies the amendment.
	If denied by the Kenosha County Board of Supervisors you have thirty (30) days to file an appeal with circuit court if you so choose.
<b>□</b> 10.	After the County Executive has signed the official ordinance document amending the Kenosha County Zoning Map, you will be notified of your approval in writing. Upon notification of approval, you may proceed with recording any necessary deeds.

### **IMPORTANT TELEPHONE NUMBERS**

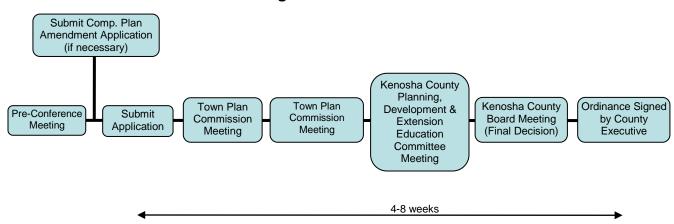
#### Kenosha County Center

Department of Public Works & Development Services

19600 - 75<sup>th</sup> Street, Suite 185-3 Bristol, Wisconsin 53104-9772

Division of Planning & Development (including Sanitation & Land Conservation)Facsimile #	
Public Works Division of Highways	857-1870
Administration Building Division of Land Information	653-2622
Brighton, Town of	537-4340
Wisconsin Department of Natural Resources - Sturtevant Office Wisconsin Department of Transportation - Waukesha Office	

### **Rezoning Procedure Timeline**



For Reference Purposes



# COUNTY OF KENOSHA Department of Planning and Development

### **REZONING APPLICATION**

ports			
(a) Property Owner's Name:			
Dorothy M. Barkley ROBENT J PIPEN			
Print Name: Robert PIPEN Signature: Signature:			
Mailing Address: 27840 Silver Lake Rd. WAGE SHOREWOOD PR.			
Mailing Address: 27840 Silver Lake Rd. 7603 State: WI zip: 53168-9495			
Phone Number: 262 358 0895 E-mail (optional): RIVPIP76036 GMAIL			
Note: Unless the property owner's signature can be obtained in the above space, a letter of agent status <u>signed</u> by the legal property owner <u>must</u> be submitted if you are a tenant, leaseholder, or authorized agent representing the legal owner, allowing you to act on their behalf.			
(b) Agent's Name (if applicable):			
Print Name: Leah- Signature:			
Business Name:			
Mailing Address:			
City: State: Zip:			
Phone Number: <u>262-203-3227</u> E-mail (optional):			
(c) Tax key number(s) of property to be rezoned:			
60-4-119-232-0150			
Light Form Milliping Family Residence Distinct. Light C.2. Johand Residence Construency Cathor			
E-9 Multiple Family Residential Detrict			
Property Address of property to be rezoned:			
34000 Bassett Rd.			
F. L.J. Achterbar Smale heard Resignifier Distant 1997 (1992) heavy Manufacturing Distant			
(d) Proposed use (a statement of the type, extent, area, etc. of any development project):			
S.F. RESTDENCE			
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i (a) Charles were the control of the substitute value district the control of the substitute of the control of			

(e) Check the box next to any and all of the <u>existing</u> zoning district classifications present on the subject property:		
A-1 Agricultural Preservation District	TCO Town Center Overlay District	
A-2 General Agricultural District	B-1 Neighborhood Business District	
A-3 Agricultural Related Manufacturing, Warehousing and Marketing District	B-2 Community Business District	
A-4 Agricultural Land Holding District	B-3 Highway Business District	
AE-1 Agricultural Equestrian Cluster Single-Family District	B-4 Planned Business District	
R-1 Rural Residential District	B-5 Wholesale Trade and Warehousing District	
R-2 Suburban Single-Family Residential District	BP-1 Business Park District	
R-3 Urban Single-Family Residential District	B-94 Interstate Highway 94 Special Use Business District	
R-4 Urban Single-Family Residential District	M-1 Limited Manufacturing District	
R-5 Urban Single-Family Residential District	M-2 Heavy Manufacturing District	
R-6 Urban Single-Family Residential District	M-3 Mineral Extraction District	
R-7 Suburban Two-Family and Three-Family Residential District	M-4 Sanitary Landfill and Hazardous Waste Disposal District	
R-8 Urban Two-Family Residential District	I-1 Institutional District	
R-9 Multiple-Family Residential District	PR-1 Park-Recreational District	
R-10 Multiple-Family Residential District	C-1 Lowland Resource Conservancy District	
R-11 Multiple-Family Residential District	C-2 Upland Resource Conservancy District	
R-12 Mobile Home/Manufactured Home Park-Subdivision District	FPO Floodplain Overlay District	
HO Historical Overlay District	FWO Camp Lake/Center Lake Floodway Overlay District	
PUD Planned Unit Development Overlay District	FFO Camp Lake/Center Lake Floodplain Fringe Overlay District	
AO Airport Overlay District		
RC Rural Cluster Development Overlay District		

### (f) Check the box next to any and all of the **proposed** zoning district classifications proposed for the subject property:

A-1 Agricultural Preservation District	TCO Town Center Overlay District
A-2 General Agricultural District	B-1 Neighborhood Business District
A-3 Agricultural Related Manufacturing, Warehousing and	B-2 Community Business District
Marketing District	
A-4 Agricultural Land Holding District	B-3 Highway Business District
AE-1 Agricultural Equestrian Cluster Single-Family	B-4 Planned Business District
District	
R-1 Rural Residential District	B-5 Wholesale Trade and Warehousing District
R-2 Suburban Single-Family Residential District	BP-1 Business Park District
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District	District
R-8 Urban Two-Family Residential District	I-1 Institutional District
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District	
HO Historical Overlay District	FWO Camp Lake/Center Lake Floodway Overlay District
PUD Planned Unit Development Overlay District	FFO Camp Lake/Center Lake Floodplain Fringe Overlay
	District
AO Airport Overlay District	
RC Rural Cluster Development Overlay District	

(g) Your request must be consistent with the existing planned land use category as shown on Map 65 of the adopted "Multi-Jurisdictional Comprehensive Plan for Kenosha County: 2035".

The existing planned land use category for the subject property is:

Farmland Protection	Governmental and Institutional
General Agricultural and Open Land	Park and Recreational
Rural-Density Residential	Street and Highway Right-of-Way
Agricultural and Rural Density Residential	Other Transportation, Communication, and Utility
Suburban-Density Residential	Extractive
Medium-Density Residential	Landfill
High-Density Residential	Primary Environmental Corridor
Mixed Use	Secondary Environmental Corridor
Commercial	Isolated Natural Resource Area
Office/Professional Services	Other Conservancy Land to be Preserved
Industrial	Nonfarmed Wetland
Business/Industrial Park	Surface Water

- (h) Attach a plot plan or survey plat of property to be rezoned (showing location, dimensions, zoning of adjacent properties, existing uses and buildings of adjacent properties, floodways and floodplains)—drawn to scale.
- (i) The Kenosha County Department of Planning and Development may ask for additional information.
  - (1) Is this property located within the shoreland area?

Shoreland area is defined as the following: All land, water and air located within the following distances from the ordinary high water mark of navigable waters as defined in section 144.26(2)(d) of the Wisconsin Statutes: 1,000 feet from a lake, pond or flowage; 300 feet from a river or stream or to the landward side of the floodplain, whichever distance is greater. If the navigable water is a glacial pothole lake, the distance shall be measured from the high water mark thereof.

Yes No

(2) Is this property located within the City of Kenosha Airport affected area as defined in s. 62.23 (6) (am) 1. b.?

Yes No

(i) The name of the County Supervisor of the district wherein the property is located (District Map):

Supervisory District Number: County Board Supervisor:

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

Request for Rezoning Petition ......\$750.00

(For other fees see the Fee Schedule)

### Note: Agricultural Use Conversion Charge

The use value assessment system values agricultural land based on the income that would be generated from its rental for agricultural use rather than its fair market value. When a person converts agricultural land to a non-agricultural use (e.g. residential or commercial development), that person may owe a conversion charge. To obtain more information about the use value law or conversion charge, contact the Wisconsin Department of Revenue's Equalization Section at 608-266-2149 or visit <a href="http://www.revenue.wi.gov/fags/slf/useassmt.html">http://www.revenue.wi.gov/fags/slf/useassmt.html</a>.

Note that the act of rezoning property from an agricultural zoning district to a non-agricultural zoning district does not necessarily trigger the agricultural use conversion charge. It is when the <u>use</u> of the property changes from agricultural that the conversion charge is assessed.

# 233' 264 232-0160 232-0126 232-0150 351.34, 186.5 354.1' 157.85' ^BASSETT 377.59' Source: Kenosha County Department of Planning and Development

### Kenosha County

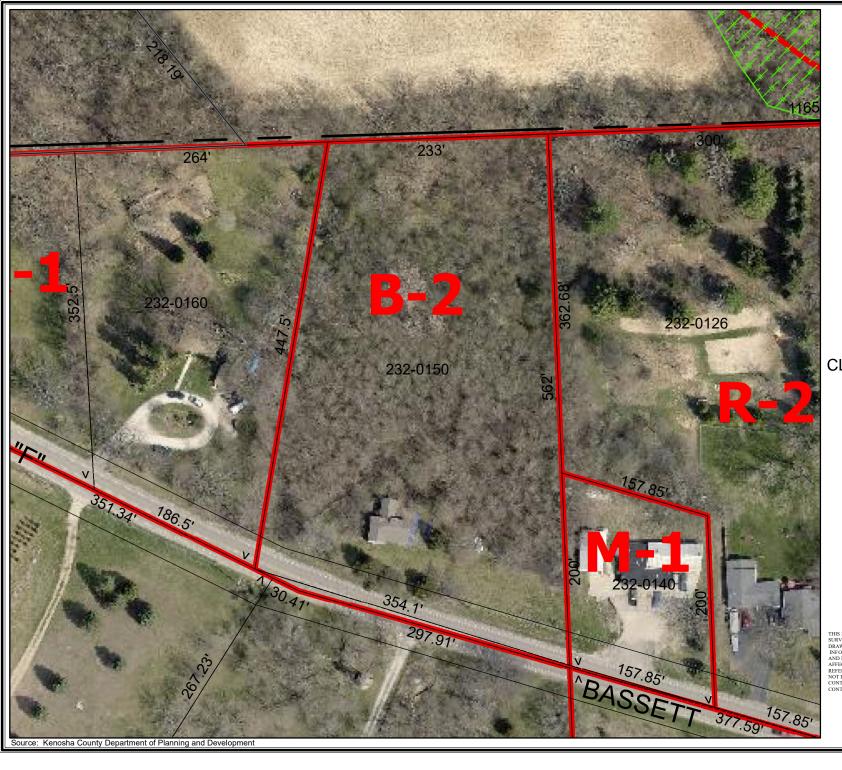


### SUBJECT PROPERTY



1 inch = 100 feet

THIS MAP IS NEITHER A LEGALLY RECORDED MAP NOR A SURVEY AND IS NOT INTENDED TO BE USED AS ONE. THIS DRAWING IS ACOMPILATION OF RECORDS, DATA AND INFORMATION LOCATED IN VARIOUS STATE, COUNTY AND MUNICIPAL OFFICES AND OTHER SOURCES AFFECTING THE AREA SHOWN AND IS TO BE USED FOR REFERENCE PURPOSES ONLY, KENOSHA COUNTY IS NOT RESPONSIBLE FOR ANY INNACURACIES HEREIN CONTAINED, IT DISCREPANCIES ARE FOUND, PLEASE CONTACT KENOSHA COUNTY.



# Kenosha County

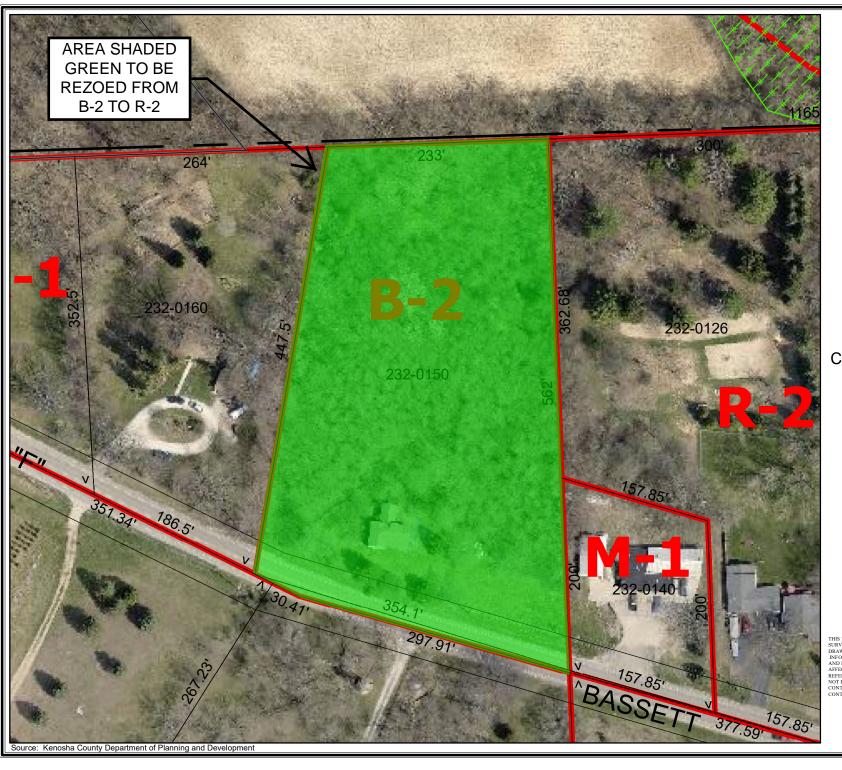


### CURRENT ZONING CLASSIFICATIONS



1 inch = 100 feet

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# Kenosha County



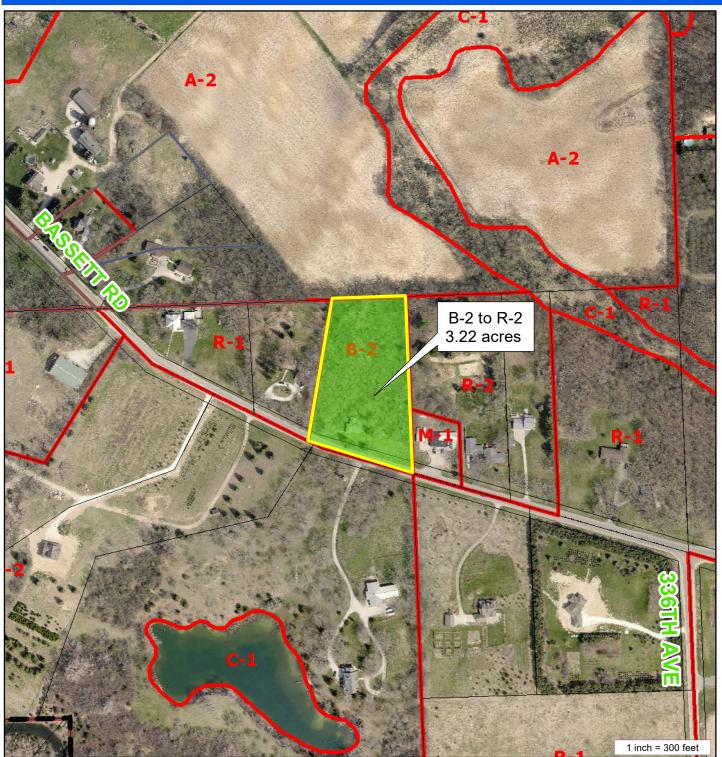
## PROPOSED ZONING CLASSIFICATIONS



1 inch = 100 feet

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### KENOSHA COUNTY PLANNING, DEVELOPMENT & EXTENSION EDUCATION COMMITTEE



### REZONING SITE MAP

PETITIONER(S):

Robert J. Piper (Owner)

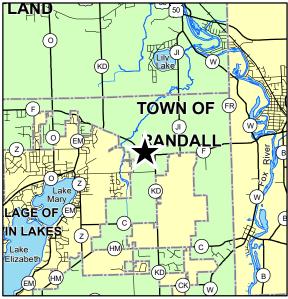
LOCATION: NW 1/4 of Section 23

Town of Randall

TAX PARCEL(S): #60-4-119-232-0150

### REQUEST:

Requesting a rezoning from B-2 Community Business Dist. to R-2 Suburban Single-Family Residential Dist.





Robert J. Piper Rezoning.mxd