

REZONING APPLICATION

Racine County, Wisconsin

Owner: George Schroeder
Address: 8855 McHenry Street
Burlington WI 53105
Telephone #: 262-539-3525
Fax #: 262-539-3619
E-mail: pamela_wi@yahoo.com
Date petition filed:

Applicant/agent: Heather Sanchez
Address: 35400 Ridge Road
Burlington WI 53105
Telephone #: 262-716-8878
Fax #:
E-mail: heather.sanchez781202@gmail.com
Hearing date:

TO THE RACINE COUNTY BOARD OF SUPERVISORS:

Please take notice that the undersigned hereby petitions the Economic Development & Land Use Planning Committee to consider a request to REZONE the land described in the attachment

FROM R-2, Suburban Residential District (unsewered) DISTRICT
TO A-2, General Farming and Residential District 11 DISTRICT
Town of Burlington # of Acres 0.92 1/4 Section NW Section 31 T. 03 N R 19 E
Parcel # 002031931053000
Location/site address 35400 Ridge Road

Attached are

- Survey or plot plan, prepared by a Wisconsin registered land surveyor, that identifies property ownership with dimensions (12 copies: 10 of the 12 copies should be individually folded to approximately 8.5" x 11")
Legal description of land to be rezoned, prepared by a Wisconsin registered land surveyor
Names & addresses of land owners within 300 feet of the boundary of the area requested to be rezoned (include across the street, highway, &/or Interstate)
Hearing & publication fees as set by the adopted fee schedule, payable to Racine County Planning (Fees are non-refundable. Re-publication/amendment fees will be charged where applicable.)
Report of existing & future land usage / Proposed development plan
Letter of Agent Status

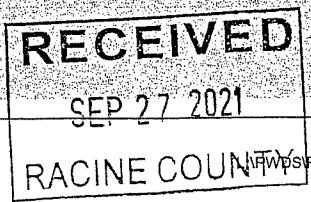
Heather Sanchez signature

The completed petition with all required attachments must be submitted to: Racine County Development Services, 14200 Washington Avenue, Sturtevant, WI 53177; phone: 262-886-8440; fax: 262-886-8480; hours: 8:00 a.m. to 12:00 noon & 12:30 p.m. to 4:30 p.m., Monday through Friday. This is the minimal required information that must be submitted to have a rezoning application processed. Additional information might be requested if the Department, the Committee, &/or the Town feel that such additional information is necessary to adequately evaluate the application.

credit card/cash/check #. 2872 amount received: \$ 600.00

The Economic Development & Land Use Planning Committee public hearings are generally held the 3rd Monday of each month. They start at 6:00 p.m. & are held in the Ives Grove Office Complex Auditorium, 14200 Washington Avenue (just west of the Sheriff's Patrol Station on Highway 20). Parking is available in the visitor parking lot on the north side of the building.

STAFF USE ONLY: ECONOMIC DEVELOPMENT & LAND USE PLANNING COMMITTEE
Recommend: () approval () denial



To Whom it May Concern:

September 27, 2021

I reside at 35400 Ridge Road, Burlington WI 53105. It is zoned residential currently and I am requesting that the property be rezoned so that if/when my dogs have puppies, I would be able to sell them. I am not boarding anyone else's dogs and only have four dogs of my own and I do not plan on having any more than these four. I have been allowed to build a heated garage (20 by 24) on my property and wish to use the building to house and breed my dogs and future puppies. I do not plan to have more than one or two litters a year, but the puppies would be kept there as well, if possible. I also will be the sole caretaker of the animals and will not have any additional employees.

I have taken all necessary steps to make sure my dogs are free of diseases or any genetic defects by pulling their DNA and have their hips tested for Hip Dysplasia. I have taken all necessary steps to make sure the noise level from dogs barking been brought down as well. I have installed a chain link fence and have put up screens so that the dogs have their own privacy.

I will not cause any disturbances in the neighborhood when it comes to selling the puppies as I will not have a huge business sign or anything of that nature. Nor will there be any additional traffic. New potential owners will have to make an appointment and will only be picking up their pup at that time or putting down a deposit. Puppies will only be present for around 8 weeks, when they are old enough to be weaned from their mother. I wish to run it as a business for tax reasons and any income the dogs make will be going right back into their care and housing.

I honestly feel that allowing me to sell puppies out of my home a couple times a year would be no more disruptive to the neighborhood than someone operating a home office in their residence. Moreover, there is a business just down the street, so the neighborhood already has a commercial presence, although my small enterprise is in no way equal to that of Absolute Granite and Marble.

I hope that you will agree to consider this change in zoning for the above reasons. I am happy to answer any questions or concerns you may have.

Respectfully yours,

Heather Sanchez

35400 Ridge Road
Burlington, WI 53105
262-716-8878
Heather.sanchez781202@gmail.com



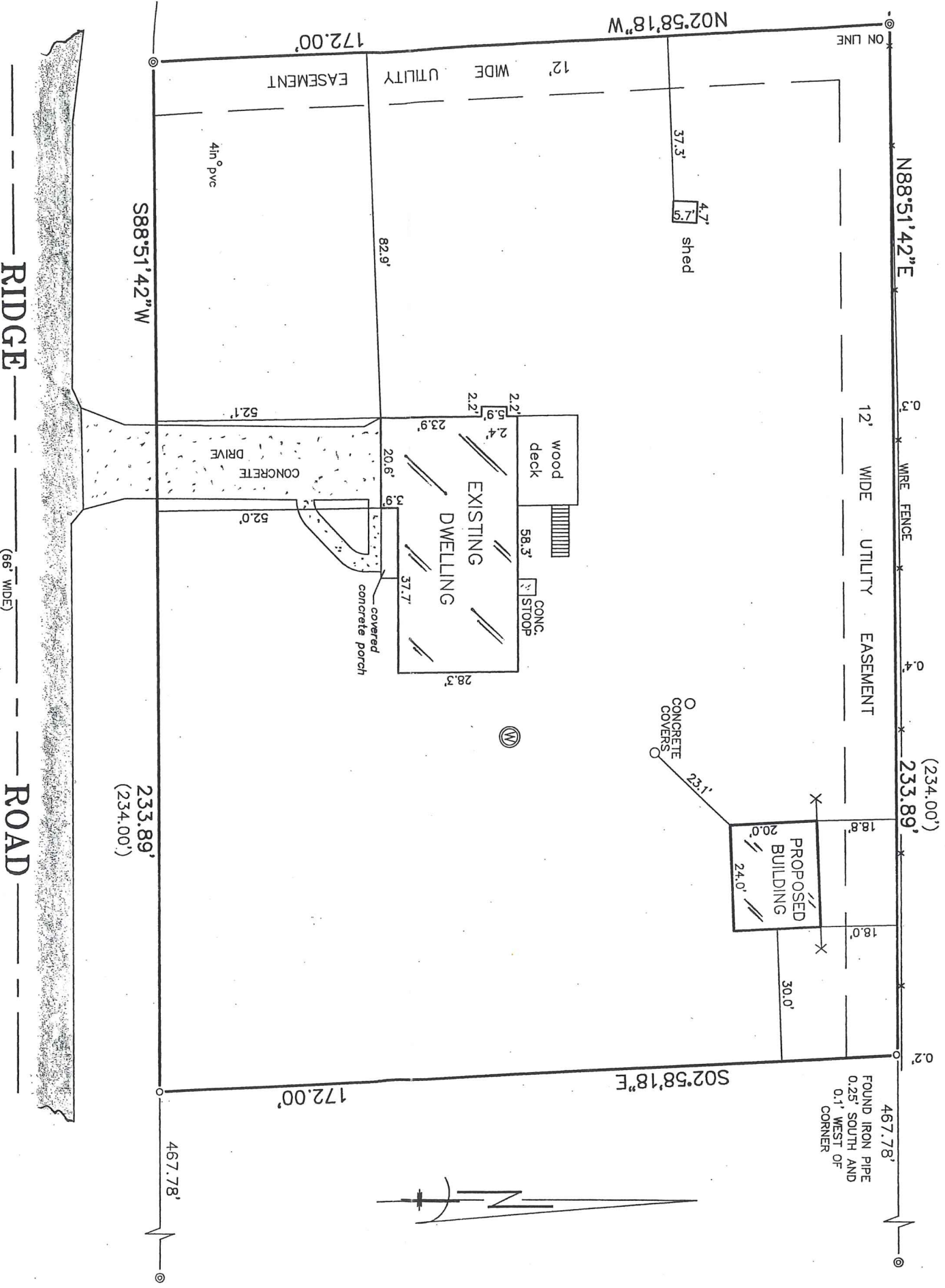
PLAT OF SURVEY -OF-

LOT 1, BLOCK 1 OF BURLINGTON WEST, A SUBDIVISION LOCATED IN PART OF THE NORTHWEST 1/4 OF SECTION 31, TOWN 3 NORTH, RANGE 19 EAST, OF THE FOURTH PRINCIPAL MERIDIAN, TOWN OF BURLINGTON, RACINE COUNTY, WISCONSIN.

SURVEY FOR: HEATHER SANCHEZ
SURVEY ADDRESS: 35400 RIDGE ROAD



- LEGEND**
- ⊗ WELL
 - () RECORDED AS
 - FOUND IRON PIPE
 - ⊙ FOUND 2" IRON PIPE

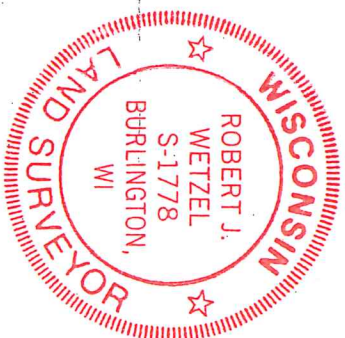


BEARINGS HEREON RELATE TO THE NORTH LINE OF RIDGE ROAD: ASSUMING BEARING SOUTH 88°51'42" WEST. REFER TO A CURRENT TITLE REPORT FOR EASEMENTS AND RESTRICTIONS WHICH MAY AFFECT THE USE OF THIS SITE.

"I hereby certify that I have surveyed the above described property and that the above map is a correct representation thereof and shows the size and location of the property, its exterior boundaries, the location of all visible structures and dimensions of all principal buildings thereon, boundary fences, apparent easements, roadways and encroachments, if any."

"This survey is made for the use of the present owners of the property, and those who purchase, mortgage, or guarantee the title thereto within one year from date hereof."

PROPOSED BUILDING STAKED ON ACTUAL CORNERS WITH 5 FOOT CONTROL ON THE NORTH LINE (AS SHOWN). IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL STAKES FOR LOCATION AND DIMENSION PRIOR TO CONSTRUCTION. IF THERE ARE ANY DISCREPANCIES, PLEASE CONTACT THIS OFFICE AT ONCE.



THIS IS NOT AN ORIGINAL PRINT
UNLESS THIS SEAL IS RED.

B.W. SURVEYING, INC.

LAND SURVEYS
MAPPING AND PLANNING
412 N. PINE STREET
BURLINGTON, WI 53105
(262)-767-0225



Robert J. Wetzel
ROBERT J. WETZEL
MAY 6, 2021
DATE

10415
JOB NUMBER

