

VILLAGE OF JOHNSON CREEK

125 Depot Street, P.O. Box 238, Johnson Creek, WI 53038 (920-699-2296)

Extraterritorial Subdivision Application (ETZA)

Village Code - Chapter 245-29 requires approval of ETZA (property located within 1.5 miles of the corporate limits of the Village of Johnson Creek) preliminary plats by the Village Board.

The following information and documentation is required to be submitted to the Village Administrator prior to noon on the Monday two weeks prior to Plan Commission consideration. Please include the following information with your completed Extraterritorial Subdivision Application.

- Twenty (20) copies (11" X 17") folded to (8½" X 11") of plat of survey or preliminary CSM prepared by a land surveyor registered in the State of Wisconsin, as applicable, showing all land that is/are under ownership or control of the subdivider, the entire frontage of all parcels that are under the ownership or control of the subdivider that are contiguous to the public right-of-way fronting the parcel(s) to be created and a supplemental area location map. Show the location, elevation, all streets bordering the property, and use of any abutting lands and their structures within 40 feet of the subject site.
- Where the land to be subdivided is located adjacent to the intersection of two town roads, the Village will only require dedication of land for public right-of-way purposes on that portion of the land fronting the road on which the parcel(s) is/are to be created.
- Application Fee \$100.00 per parcel created (Chapter 33 - Fees)
- Payment of Reimbursable Cost Fees (See Appendix A) (Chapter 33 - Fees)
- Provide any additional information as required by the Building Inspector, Plan Commission or Village Board.

Please type this information if possible.

Address of property involved (including township)	
Parcel number: Number of acres of parent parcel:	
Purpose of subdivision (explain in full, attach page if necessary) # acres	
Name of petitioner	
Mailing address of petitioner	
Daytime phone number of petitioner	
Name of property owner	

VILLAGE OF JOHNSON CREEK
 125 Depot Street, P.O. Box 238, Johnson Creek, WI 53038 (920-699-2296)
Extraterritorial Subdivision Application
(ETZA)

Mailing address of property owner	
Daytime phone number of property owner	
Legal description of property involved	-Can Attach-
Name of Architect, Professional Engineer, or Contractor	
Property is presently used as:	
Type of structure and proposed use of structure or site including number of employees if applicable	
How would this land division affect the Village?	
Property is presently zoned as:	

 Signature of Owner

 Signature of Petitioner

 Date of Signature

 Date of Signature

VILLAGE OF JOHNSON CREEK
125 Depot Street, P.O. Box 238, Johnson Creek, WI 53038 (920-699-2296)
Extraterritorial Subdivision Application
(ETZA)

**Agreement for Reimbursable Services
Petitioner/Applicant/Property Owner**

In accordance with Village Code -Chapter 250-138 the Village may retain the services of professional consultants (including planners, engineers, architects, attorneys, environmental specialists, recreation specialists, and other experts) to assist in its review of a proposal coming before the Plan Commission. The Village reserves the right to apply the charges for these services as well as for staff time expended in the administration, investigation and processing of applications to the Petitioner.

The Petitioner is required to provide the Village with an executed copy of this agreement as a prerequisite to the processing of the development application. The submittal of a development proposal application or petition shall be construed as an agreement to pay for such professional review services applicable to the proposal. The Village may delay acceptance of the application or petition as complete, or may delay final approval of the proposal, until such fees are paid by the Petitioner. The Property Owner acknowledges that review fees which are applied to a Petitioner, but which are not paid by such Petitioner, may be charged by the Village as an assessment against the subject property for current services provided the property.

Note: Consultant services (e.g. engineering, planning, surveying, legal, etc.) and Village administrative time are charged in addition to the normal costs payable by the Applicant/Petitioner/Property Owner (e.g. application filing fees, permit fees, publication expenses, recording fees, impact fees, etc.)

(Project Name/Nature of Application)

(Property Tax Key Numbers Involved in Project)

(Signature of Applicant/Petitioner)

(Date)

(Signature of Property Owner)

(Date)

VILLAGE OF JOHNSON CREEK
 125 Depot Street, P.O. Box 238, Johnson Creek, WI 53038 (920-699-2296)
Extraterritorial Subdivision Application
(ETZA)

Appendix A

(For Office Use Only)

<u>Application Fee</u> (Per Parcel)	\$100	_____
<u>Reimbursable Development Cost Fees</u>		
Village Attorney		
Basic – (application, correspondence, meeting attendance)	\$300	_____
Review – (Plat, CSM, Zoning, CUP, PIP, GDP, PUD, Variance)	\$300	_____
Village Engineer		
Site Plan Review - (grading, lighting, signage, storm water)	\$700	_____
Review – (Plat, CSM, Zoning, CUP, PIP, GDP, PUD, Variance)	\$300	_____
Village Planner		
Site Plan Review – (zoning, comprehensive plan, landscaping)	\$500	_____
Review – (Plat, CSM, Zoning, CUP, PIP, GDP, PUD, Variance)	\$300	_____
Village Administration		
Basic – (pre-application meetings, legislation, correspondence)	\$300	_____
Review – (Plat, CSM, Zoning, CUP, PIP, GDP, PUD, Variance)	\$300	_____
Reimbursable Development Cost Fees Total		_____

(The above fees reflect the actual cost of the reimbursable costs payable with the submittal of the application. These fees do not include actual reimbursable costs billable to the applicant for the draft of any contractual agreements including development agreements or contracts and/or costs associated with the design, construction, inspection or dedication of public infrastructure.)

<u>Fees submitted with application</u>	
<i>(For Office Use Only)</i>	
Application Fees _____	Reimbursable Cost Fees _____
Total amount received _____	Date Received _____
PC FEE (Gen) 01-441.200	

VILLAGE OF JOHNSON CREEK
125 Depot Street, P.O. Box 238, Johnson Creek, WI 53038 (920-699-2296)
Extraterritorial Subdivision Application
(ETZA)

**GENERAL REQUIREMENTS
FOR ALL LAND DIVISIONS (PLATS & CSMs) IN
THE JOHNSON CREEK ETJ**

- Applicant must provide payment of the Applicant Fee of \$100.00/parcel.
- Applicant must provide payment of Reimbursable Development Cost Fee.
- Applicant must sign the standard professional fee reimbursement agreement form.
- Applicant must provide signature block for Village officials, per State Statutes, on face of document.
- Applicant must provide land division instrument compliant with State Statutes.
- Applicant must provide an 8.5" x 11" Locator Map on a base map using the current Jefferson County Plat Book Atlas, that clearly identifies by outline, all adjacent properties under the same ownership as the divided property.
- Applicant must use the Locator Map to clearly identify all portions of the area under such common ownership that are contributing to the acreage required to permit additional dwelling units. (Applicable density is one new dwelling unit or business per every full **35.0 acres** owned and restricted from further development).
- Applicant shall provide a deed restriction (in a form that is recordable at the County Register of Deed Office) that legally describes and clearly prevents the further development of the restricted lands. Said restriction shall be written in favor of the Village, and shall be subject to review and approval by the Village Attorney, as a condition of Village considerations of the land division.
- Applicant shall provide a land division document that provides for the "dedication to the public", of all rights-of-way as identified by the Village of Johnson Creek Official Map, for all rights-of-way that are adjacent to the areas shown on the Locator Map as contributing to the acreage required to permit additional development.

* Additional Requirements may be identified for any proposed land division. This list shall be applied to all land divisions in the Extraterritorial Jurisdiction.