

NOTICE OF PUBLIC HEARING

Pursuant of Section § 62.23(7) of the Wisconsin State Statutes and Section § 550-141 of the City of Watertown Municipal Code, a notice is hereby given by the Common Council of the City of Watertown, Wisconsin, that a public hearing will be held on the 15th day of April, 2025 in the Council Chambers of the Municipal Building, 106 Jones Street, Watertown, Wisconsin at 7:00 P.M., or shortly thereafter, to consider the request of North Town Partners, LLC (applicant) and Cady Emerald, LLC (owner), pursuant to Section § 550-141B(2), to rezone both 100 E. Division Street (PIN: 291-0815-0412-029) and 104 E. Division Street (PIN: 291-0915-3343-053) from General Business (GB) Zoning District to Central Business.(CB) Zoning District.

100 E. Division Street is further described as follows:

A part of Block 52, according to the map or plat of the Village (now City) of Watertown, Jefferson County, Wisconsin, on the East side of the Rock River, as laid out by Luther A. Cole et al., surveyed by Milo Jones in May 1847, and recorded, bounded and described as follows, to-wit:

Commencing at the Northeast corner of said Block 52, thence South 83° 10' West, along the North line of said Block, 101.04 feet to a point; thence South 1° 25' West, to a point on the South line of said Block 52, 100 feet West to the Southeast corner thereof; thence East along the South line of said Block, 100 feet to said Southeast corner of Block 52; thence North 1° 25' East, along the East line of said Block, 79.80 feet to the point of beginning.

AND

A part of Block 52 according to the map or plat of the Village (now City) of Watertown, on the East side of Rock River, as laid out by Luther A. Cole, et al., surveyed by Milo Jones in May, 1847, and recorded, bounded and described as follows, to-wit: Commencing at the Northeast corner of said Block 52; thence South 83° 10' West, along the North line of said block, 101.04 feet to the place of beginning; thence continuing South 83° 10' West, along the North line of said Block, 238.41 feet to a meander line on the East bank of Rock River; thence South 9° 45' East, along said meander line, 27.72 feet to an iron bar meander post; thence North 83° 10' East, 105.77 feet; thence South 1° 25' West, 20.60 feet to the South line of said Block 52; thence North 89° 30' East, along the South line of said Block, 128 feet; thence North 1° 25' East, 66.10 feet to the point of beginning, including all lands lying between the meander line and the East shore of Rock River.

AND

A part of Block 52, according to the map or plat of the Village (now City) of Watertown, on the East side of Rock River, as laid out by Luther A. Cole, et al., surveyed by Milo Jones in May, 1847 and recorded, bounded as follows: Commencing in the South line of said Block 52, at a point 228 feet West from the Southeast corner of the same; thence running North and parallel with the East line of said Block to the North line thereof; thence West along said North line to Rock River; thence South along said River to the South line of said Block; thence East along said South line to the place of beginning.

AND

Lot 1 of Certified Survey Map No. 2469, recorded in the office of the Register of Deeds for Jefferson County, Wisconsin, on May 6, 1991, in Volume 9 of Certified Survey Maps, on page 40, as Document No. 872842, being part of Cole Street adjacent to Block 52 of the Original Plat of Watertown East-side, in the City of Watertown, Jefferson County, Wisconsin.(Parcel No. 291-0815-0412-029)

104 E. Division Street is further described as follows:

A part of the Southwest 1/4 of Southeast 1/4 of Section 33, Town 9 North, Range 15 East, City of Watertown, Dodge County, Wisconsin being more particularly described as follows: Commencing at the Southeast corner of said Section 33; thence N.89° 1' 9" 22"W. along south line of the NE 1/4 of said Section 33, 2352.59 feet; thence N.0° 59' 22"E., 8.11 feet to the Point of Beginning; thence continuing N.0° 59' 22"E., 50.00 feet to the southeast corner of Lot 1 of Certified Survey Map No. 1380 and the north right-of-way line of E. Division St.; thence N.88° 46' 45"W. along the south line of Lot 1 and Lot 2 of said Certified Survey Map No. 1380 and said north right-of-way line of E. Division St., 80.74 feet; thence S.1° 13' 15"W., 50.00 feet to the south right-of-way line of E. Division St.; thence S.88° 46' 45"E. along said south right-of-way line of E. Division St., 80.94 feet to the Point of Beginning. Said parcel contains 4,042 square feet or 0.093 acres more or less. (Parcel No. 291-0915-3343-053)

All persons wishing to be heard are invited to be present. Written comments may be submitted to City Clerk Megan Dunneisen, 106 Jones Street, Watertown, WI 53094.

CITY OF WATERTOWN
Brian Zirbes
Zoning & Floodplain Administrator

BZ/nmz

PUBLISH: April 1, 2025
and
April 8, 2025

(BLOCK AD)