

ZONING

550 Attachment 1

City of Watertown

Appendix A Zoning Map Amendments

Property Description	Zoning		Date of Council Action	Ordinance No.
	From	To		
Part of 1406 and 1420 West Main Street	R-1	B-3/GB	6-17-2003	03-25
Part of 1406, 1410 and 1412 West Main Street	R-2	B-3/GB	6-17-2003	03-25
Part of 1404 and 1406 West Main Street	R-4	B-3/GB	6-17-2003	03-25
Part of 245 South Concord Avenue	R-1	R-4	6-17-2003	03-26
1210 Juneau Street	SO	R-4/MR-10	6-17-2003	03-27
Planned Unit Development (Precise Implementation Plan No. 03-1) (PUD-PIP No. 03-1) Part of 1115 West Street			9-2-2003	03-35
206 and 202 Air Park Drive	HI	PI	9-16-2003	03-38
1572 East Gate Drive	GB	MR-10	10-21-2003	03-40
1027R North Fourth Street	TR6	NB	10-21-2003	03-41
Planned Unit Development (General Development Plan No. 03-1) (PUD-GDP No. 03-1); property on Highway 16 and 138 Hospital Drive			10-21-2003	03-42
1221 Perry Way; part of property on Perry Way	RH	SR4	1-6-2004	03-53
Part of property on Perry Way (1223 Perry Way)	RH	TR6	1-6-2004	03-53
Planned Unit Development (Precise Implementation Plan No. 04-1) (PUD-PIP No. 04-1); property on Steeplechase Drive, property on Hazelcrest Drive and property on Steeplechase Drive)			7-6-2004	04-17
1318-1324 Wakoka Street	GI	TR6	7-6-2004	04-19
818 West Street	GI	PI	1-19-2005	05-01
138 Hospital Drive Planned Unit Development — Precise Implementation Plan (PUD-PIP No. 05-1)			3-15-2005	05-11
19 Mary Street	TR-6	PO	5-17-2005	05-21
18 Omena Street	TR-6	PO	5-17-2005	05-21
Planned Unit Development (Precise Implementation Plan No. 05-2) (PUD-PIP No. 05-2); Prop 1300 Memorial Drive See No. 07-32 dated 11-6-07			6-21-2005	05-22
100/102 South Votech Drive	PB	PI	8-2-2005	05-32

WATERTOWN CODE

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	From	To		
Planned Unit Development (Precise Implementation Plan No. 05-3) (PUD-PIP No. 05-3); property on Horseshoe Road and Belmont Drive			8-2-2005	05-134
1301 East Main Street	TR-6	PO	8-16-2005	05-40
838 West Main Street	TR-6	PO	8-16-2005	05-41
800 South Second Street	GI	NB	8-16-2005	05-43
101 Western Avenue	GI	PB	9-6-2005	05-42
803 South First Street	GI	PB	9-6-2005	05-42
Planned Unit Development (Precise Implementation Plan No. 05-4) (PUP-PIP No. 05-4); 1312 Memorial Drive and 1316 Memorial Drive			9-20-2005	05-45
Part of 132 South Concord Avenue	TR-6/PO	SR-4	4-18-2006	06-05
Part of 1300 Western Avenue	TR-6/PO	SR-4	4-18-2006	06-05
708 West Madison Street	GI	PB	4-18-2006	06-06
721 Emmet Street	GI	PB	4-18-2006	06-06
21 Omena Street	TR-6	GB	6-20-2006	06-14
Part of 1502 South Church	TR-6	GB	6-20-2006	06-14
700 and 700R Welsh Road	RH	SNR	4-2-2007	07-15
500 West Main Street	TR-6	NB	4-17-2007	07-18
100, 105, 233, 236 West Haven Drive	Multi	SR4	7-3-2007	07-23
Planned Unit Development 810 South 2nd Street			10-16-2007	07-29
Planned Unit Development (Precise Implementation Plan No. 05-45); 1310 and 1330 Memorial Drive			11-6-2007	07-32
117 North Eighth Street	CB	TR-6	12-18-2007	07-40
810 South 2nd Street — create PUD for Street Department building	PUD-PIP		3-31-2008	08-12
Gateway Drive and Airport Road Area (it was previously tabled in Jan. 2008)	RH	Various	4-15-2008	08-02
Create PUD (PIP No. 08-20) for Hunter Oaks; Phase VIII of General Dev. Plan No. 99-1-Bielinski Homes			10-21-2008	08-20
(PUD-GDP No. 09-01) CBC River Mill LLC and Spectrum Development Group PUD for 317, 401, 403, 405, 407, 409 South Water Street		PUD-GDP No. 09-01	3-31-2009	09-22
(PUD-PIP 09-27) Hunter Oaks Areas C(a) and D of General Development Plan No. 99-1		PIP-PUD No. 09-27	5-5-2009	09-27
100 Turf Road, Watertown, WI 53094	RH	PB	5-5-2009	09-28
100 Turf Drive, Watertown, WI 53094	RH	PB	8-4-2009	09-35
317 South Water Street, CBC River Mill	PUD-PIP		9-1-2009	09-37

ZONING

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	From	To		
PUD-PIP No. 10-32 (replaces No. 08-20); Steeplechase Drive at Horseshoe Road Hunter Oaks for four (4) 20-unit Apartment buildings	PUD-PIP		10-19-2010	10-32
401 West Spaulding Street, Redi-gas	PB	GI	8-17-2011	11-19
109 South Votech Drive, Watertown, WI	PB	PI	10-19-2011	11-23
201 South Water Street, Watertown, WI	PUD	GDP	12-20-2011	11-32
1020 East Main Street, Watertown, WI	NB	PB	5-15-2012	12-16
1202 Wakoka Street, Watertown, WI	GI	PI	7-17-2012	12-20
Outlot 1, CSM 4555-23-126, Document No. 1147977 (1115 Chenango Street)	SR-4	GI	3-18-2014	14-07
Lot 3, CSM 4717 in V.30 P. 118, being part of Lots 6 & 7 Snell's Second Add. (602 Welsh Road)	SR-4	TR-6	3-31-2014	14-10
Lot 2, CSM 2416, Doc. 720477; Lots 1 and 3, CSM 3123, Doc. 775899; Lots 1 and 2, CSM 3998, Doc.837955. Also Lot 11 Block 8 Redivision of part of Blocks 3, 5, and 8 Briar Crest, Doc. 568737; Lot 1 Block 8 Briar Crest, Doc. 528683. Also Vac. Hidde Street in Doc. 1207210 and 1205485. Located in the City of Watertown, Dodge County, WI (1020 Hill Street)	PUD-GDP		7-1-2014	14-18
Lot 2, CSM 4950-26-26, Document No. 1202186. Also rail ROW in Document No. 1229128 (420 E. Horseshoe Road)	HI	GI	4-6-2015	15-7
COM SE/C Lot 7, N87DG01' west 139.53 feet, N50DG50' east 26.87 feet, N02DG50' east 26.87 feet, N02DG50' east 142 feet, northerly 35 feet, S87DG01' east 119.88 feet, S02DG57' west 160 feet to POB EX LD in V712 P894 (612 South Water Street)	GI	HI	4-21-2015	15-10
Lot 1, CSM 3246 in V19 P126, being PT OL 36/13thWard Document No. 1038939, 787644 and 787347 (1340 N. Fourth Street)	MR-8	MR-10	4-21-2015	15-11
Being part of Lot 1, Certified Survey Map No. 869, located in part of the Southeast ¼ of the Northwest ¼ of Section 6, Town 8 North, Range 15 East, Town of Watertown, Jefferson County, Wisconsin bounded and described as follows: Commencing at the iron pipe marking the east quarter corner of Section 6; thence S 88° 03' W along the East-West quarter line, 2606 feet to the point of beginning; thence continuing S 88° 03' W along the quarter line, 305 feet; thence N 0° 23' E, 428.80; thence N 88° 03' E, 305 feet; thence S 0° 23' W, 428.80 feet to the point of beginning, containing 3.0 acres.	A-1	GI	6-2-2015	15-18

WATERTOWN CODE

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	From	To		
Being part of Lot 1, Certified Survey Map No. 869, located in part of the Southeast ¼ of the Northwest ¼ of Section 6, Town 8 North, Range 15 East, Town of Watertown, Jefferson County, Wisconsin bounded and described as follows: Commencing at the iron pipe marking the east quarter corner of Section 6; thence S 88° 03' W along the East-West quarter line, 2606 feet to the point of beginning; thence continuing S 88° 03' W along the quarter line, 305 feet; thence N 0° 23' E, 428.80; thence N 88° 03' E, 305 feet; thence S 0° 23' W, 428.80 feet to the point of beginning, containing 3.0 acres.	Town	City	6-2-2015	15-19
Lot 2 of CSM No. 2009 recorded in Volume 6 of Certified Surveys on page 286, as Document No. 829547, being a part of the Southeast ¼ of the Northeast ¼ of Section 7 and a part of Outlot 39 located in the Southwest ¼ or the Northwest ¼ of Section 8, all in Township 8 North, Range 15 East, City of Watertown (1222 Perry Way)	GI	HI	7-7-2015	15-22
Lots 8, 9, 12, 13, 16, 17 and 20, Block 26 in Pritchard's 2 nd Addition (1202 Wakoka Street)	GI	GB	11-3-2015	15-39
Lot 1 of CSM No. 2770 as recorded in the office of the Register of Deeds for Dodge County in Vol. 6 of Certified Surveys on p. 243 as Document No. 744503; being a part of Outlot 26 in the 14 th Ward in the City of Watertown (106 Carriage Hill Drive)	MR-8	GB	2-2-2016	16-3
1526 Prospect Street (combination of parcels detached from the Town of Emmet and attached to the City of Watertown)	Town of Emmet	SR-4	9-20-2016	16-13
Lot 1, CSM No. 5015, recorded in Volume 26 of CSMS, Page 234, as Document No. 1212518, being of the Southeast ¼ and the Northeast ¼ of the Northwest ¼, of Fractional Section 6, part of the Southwest ¼ and Northwest ¼ of the Northeast ¼ of Fractional Section 6, all in Town 8 North, Range 15 East, in the City of Watertown, Jefferson County, Wisconsin. Excepting Lot 1, CSM No. 5673, recorded in Volume 32 of CSMS, Page 41, as Document No. 1363853, being a redivision of Lot 1 of CSM No. 5015, located in the Fractional Northeast ¼ and Southeast ¼ of the Northwest ¼, also the Fractional Northwest ¼ and Southwest ¼ of the Northeast ¼ of Section 6, all in Town 8 North, Range 15 East, in the City of Watertown, Jefferson County, Wisconsin. (PIN: 291-0815-0624-002)	PI	GI	2-7-2017	17-4
Lot 7 of Quail Hollow Subdivision of the City of Watertown, Dodge County, Wisconsin (400 Carriage Hill Drive)	SR-4	TR-6	6-6-2017	17-15

ZONING

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	From	To		
Lot 6 of Quail Hollow Subdivision of the City of Watertown, Dodge County, Wisconsin (404 Carriage Hill Drive)	SR-4	TR-6	6-6-2017	17-15
Lot 5 of Quail Hollow Subdivision of the City of Watertown, Dodge County, Wisconsin (408 Carriage Hill Drive)	SR-4	TR-6	6-6-2017	17-15
Lots 1 to 7 inclusive in Block 13 (being all of said Block 13) of A. I. Pritchard's Second Addition in the First Ward, now Third Ward, of the City of Watertown, Jefferson County, Wisconsin; Also, the west 3.67 feet of Ninth Street vacated adjacent to said Block 13; except Lot 1, as designated on Certified Survey Map No. 2673, recorded on October 14, 1992, in Volume 10 of Certified Surveys on pages 121 and 122 as Document Number 895078, being a part of Lots 2, 3 and 6, Block 13, Pritchard's Second Addition to City of Watertown, Jefferson County, Wisconsin. (809 Station Street)	GI	GB	7-5-2017	17-18
A part of Section 6, Township 8 North, Range 15 East, a parcel dedicated to the City of Watertown on CSM No. 1655, recorded in Volume 5, page 236, Document No. 788154. Exempt vacant land 66 feet for possible future right-of-way. (108 South Votech Drive, PIN: 291-0815-0611-008)	UN	GI	12-19-2017	17-32

WATERTOWN CODE

Property Description	Zoning		Date of Council Action	Ordinance No.
	From	To		
<p>A part of Certified Survey Map No. 3064 recorded in Volume 12 of Certified Survey Maps on page 249 as Document No. 937492, being part of the northeast 1/4 of the northeast 1/4 of Section 6, Township 8 North, Range 15 East, City of Watertown, Jefferson County, Wisconsin, described as follows:</p> <p>A plot of land two acres in area located in the northeast 1/4 of the northeast 1/4 of Section 6, Township 8 North, Range 15 East, and located near the northwest corner of a certain thirty-five-acre tract of land owned by Ray Byrne and being described as follows:</p> <p>Commencing at a point on the line between Jefferson and Dodge Counties and being in the center of Watertown Plank Road, now State Highway 19, on the east line of the premises now owned by E.E. Jansa, deed on which was recorded in Volume 188 of Deeds on page 240; running thence south 30 rods more or less along the east line of land owned by E.E. Jansa aforesaid; thence east 10 rods more or less; thence north 30 rods more or less to the center of the aforementioned highway; thence west 10 rods more or less to the point of beginning.</p> <p>Also, a part of the northeast 1/4 of the northeast 1/4 of Section 6, Township 8 North, Range 15 East, described as follows:</p> <p>Commencing at a point on the line between Jefferson and Dodge Counties, which line is also the centerline of State Highway 19, a distance of 402.85 feet easterly from the northwest corner of land theretofore conveyed by Luke Byrne and Bridget Byrne, his wife, to Ray Byrne by warranty deeds recorded in Volume 168 of Deeds on page 187; thence south 1° 48' E a distance of 161.0 feet to a point; thence north 50° 18' E a distance of 270.95 feet to a point on the county line; thence south 86° 45' W along the county line a distance of 213.9 feet to the place of beginning.</p> <p>Excepting therefrom lands conveyed to the State of Wisconsin in Limited Highway Easement from Watertown Knights of Columbus Building Corporation, recorded December 14, 1970, in Volume 450 of Records on page 422 as Document No. 689581. (1303 West Main Street; PIN: 291-0815-0611-006)</p>	GB	G1	12-19-2017	17-33

ZONING

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	From	To		
<p>A part of Volume 12 of Certified Surveys on page 249, located in the northeast quarter of the northeast quarter of Section 6, Town 8 North, Range 18 East, bounded and described as follows:</p> <p>Commencing at the northwest corner of land heretofore conveyed to Ray Bryne by Luke Bryne and Bridget Bryne, his wife, by warranty deed recorded April 14, 1921 in Volume 168 of Deeds on page 187 in the northeast Quarter of Section 6, Township 8 North, Range 15 East, thence running east 240 feet; thence south in a straight line 544 feet; thence west and parallel with the north line hereof 240 feet; thence north 544 feet to the place of beginning.</p> <p>Subject to an easement executed to the Wisconsin Gas and Electric Company recorded July 1, 1925, in Volume 132 of Deeds on page 500. (1307 West Main Street, PIN: 291-0815-0611-005)</p>	GB	G1	12-19-2017	17-33

WATERTOWN CODE

Property Description	Zoning		Date of Council Action	Ordinance No.
	From	To		
<p>Lot 1, CSM No. 3937 recorded in Volume 19 Page 48, Document No. 1035214, located in the Northwest 1/4 of the Southeast 1/4 of Section 6, Town 8 North, Range 15 East, City of Watertown, Jefferson County, Wisconsin. Excluding that part sold for ROW in Document No. 1218040 (PIN: 291-0815-0642-005)</p> <p>Lot 1, CSM No. 3936 recorded in Volume 19 Page 45, Document No. 1035213, located in the West 1/2 of the Southeast 1/4 of Section 6, Town 8 North, Range 15 East, City of Watertown, Jefferson County, Wisconsin (PIN: 291-0815-0642-004)</p> <p>Lot 2, CSM No. 3936 recorded in Volume 19 Page 45, Document No. 1035213, located in the West 1/2 of the Southeast 1/4 of Section 6, Town 8 North, Range 15 East, City of Watertown, Jefferson County, Wisconsin (PIN: 291-0815-0642-003)</p> <p>Lot 3, CSM No. 3936 recorded in Volume 19 Page 45, Document No. 1035213, located in the Northwest 1/4 of the Southeast 1/4 of Section 6, Town 8 North, Range 15 East, City of Watertown, Jefferson County, Wisconsin (PIN: 291-0815-0642-002)</p> <p>Lot 1, CSM No. 3938 recorded in Volume 19 Page 51, Document No. 1035215, located in the Northeast 1/4 and Northwest 1/4 of the Southeast 1/4 of Section 6, Town 8 North, Range 15 East, City of Watertown, Jefferson County, Wisconsin (PIN: 291-0815-0642-001)</p>	PD	MR-10	5-15-2015	18-3
<p>All that part of Lot 3 and Lot 4 in Block 9 of John F. Bonner's Addition to the City of Watertown, all of Lot 17, Lot 20, Lot 21 and Lot 22 in Quail Hollow and part of Outlot 24 and Outlot 27 in the 14th Ward along with vacated Lisbon Street adjacent thereto, being a part of the Southeast 1/4 of the Southwest 1/4 of Section 32, Township 9 North, Range 15 East, in the City of Watertown, Dodge County, Wisconsin</p>	GB	GI	5-21-2019	19-4

ZONING

Property Description	Zoning		Date of Council Action	Ordinance No.
	From	To		
<p>A part of Block 2 in August Volkman's Addition to Watertown bounded and described as follows:</p> <p>Commencing at the Southeast corner of said Block 2; thence North 0° 22' West along the East line of said Block 108.98 feet to point of beginning. Thence South 89° 51' West 107.50 feet to a point; thence North 28° 36' West a distance of 564.80 feet to a point on the Southeasterly line of North Fourth Street; thence North 45° 29' East along North Fourth Street approximately 530.6 feet to a point; thence South 0° 22' East along the East line of said block approximately 860.50 feet to the point of beginning.</p> <p>Excepting, land conveyed to the State of Wisconsin, Department of Transportation, recorded January 12, 1981, in Volume 536, Page 332 as Document #638590.(1225 North Fourth Street, PIN: 291-0915-3424-029)</p>	GB	TR-6	7-2-2019	19-11
The west 10 feet of Lot 1 and all of Lot 2 in Block 67, as marked and designated on Cole, Bailey & Co.'s recorded map or plat of the Village (now City) of Watertown, Jefferson County, Wisconsin, East side of Rock River (217 North Fifth Street, PIN: 291-0815-0412-123)	CB	TR-6	9-17-2019	19-18
Planned Unit Development (General Development Plan) for 704 West Madison Street (PIN: 291-0815-0422-185)			3-17-2020	20-10
Lots 10 and 11 in Plat of Air Park, City of Watertown, Jefferson County, Wisconsin (231 Air Park Drive, PIN: 291-0815-1612-005; 233 Air Park Drive, PIN: 291-0815-1612-006)	GI	MR-10	7-7-2020	20-16
Lot 1 of CSM No. 6044, Recorded in Volume 35, Pages 150 - 152, Document No. 1419379, located in the City of Watertown, Jefferson County, Wisconsin (615 Jones Street, PIN: 291-0815-0411-157)	TR-6	CB	9-15-2020	20-23
Planned Unit Development (General Development Plan) for 722 O'Connell Street (PIN: 291-0815-0511-004)			11-2-2020	20-26
Planned Unit Development (Precise Implementation Plan) for 722 O'Connell Street (PIN: 291-0815-0511-004)			1-19-2021	20-30

WATERTOWN CODE

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	From	To		
Lot 2 of Certified Survey map No. 5819, recorded in the office of the Register of Deeds for Jefferson County, Wisconsin on August 31, 2017, in Volume 33, Page 134, as Document No. 1387202, being a division of Lot 4 of Certified Survey Map No. 4950, located in the Southeast ¼ and Northeast ¼ of the Northeast ¼ of Section 6, Township 8 North, Range 15 East, City of Watertown, Jefferson County, Wisconsin. (PIN: 291-0815- 0614-008)	MULTI	GI	8-3-2021	21-31
Planned Unit Development (General Development Plan and Precise Implementation Plan) for 711 West Main Street (PIN: 291-0815-0422-104)			5-3-2022	22-53
Planned Unit Development (General Development Plan) for 702 Welsh Road (PIN: 291-0915-3113-002)			7-5-2022	22-62
Planned Unit Development (General Development Plan) for 1018 East Main Street (PIN: 291-0815-0411-201)			9-6-2022	22-65
1611 East Main Street (PIN: 291-0815-0314-001)	SR-4	PO	9-20-2022	22-66
Planned Unit Development (General Development Plan) for 820 East Main Street (PIN: 291-0815-0411-174)			10-18-2022	22-70
Western portion of 2002 Airport Road (PIN: 291-0815-1633-001)	MULTI	GB	11-1-2022	22-72
Lot 3 of Certified Survey Map No. 6248 recorded in the office of the Register of Deeds for Jefferson County, Wisconsin on December 22, 2021, in Volume 36, age 352 as Document No. 1456740, being 1 of Certified Survey Map No. 6089, located in a part of Government Lot 1 and the southwest ¼ of the southeast ¼ of Section 5, Government Lot 1 and the southwest ¼ of the northeast ¼ and the northeast ¼ and southeast ¼ of the northwest ¼ of Section 8, Township 8 North, Range 15 East, in the City of Watertown, Jefferson, Wisconsin (291-0815-0813-000)	SR-4	PO	5-2-2023	23-10
Lot 2, in Block 36, according to the map or plat of the Village (now City) of Watertown, Jefferson County, Wisconsin, on the West Side of Rock River as surveyed by J.C. Brayton and recorded	TR-6	CB	5-2-2023	23-12

ZONING

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	From	To		
Planned Unit Development (General Development Plan) for Bielinski Hunter Oaks Development (PINs: 28-291-0815-0643-001, 291-0815-0642-003, 291-0815-0642-004, 291-0815-0642-005, 291-0815-0642-006, 291-0815-0642-007)			6-20-2023	23-17
Part of Outlot 25, part of Outlot 7 and part of Outlot 2 of the Twelfth Ward, formerly the Third Ward in the City of Watertown being part of the NE 1/4 and the SE 1/4 of the SE 1/4 of Section 5, and part of the SW 1/4 and NW 1/4 of the SW 1/4 of Section 4, Town 8 north, range 15 East, City of Watertown, Jefferson County	GB and MR-8	CB	9-19-2023	23-21
Planned Unit Development (PUD) – General Development Plan (GDP) for areas C(b), H, I, and K of Bielinski Hunter Oaks Development (PINs: 28-291-0815-0642-006, 291-0815-0642-007, 291-0815-0643-001, 291- 0815-0644-022, 291-0815-0711-002)			8-20-2024	24-19
Lots 1 - 18 and Outlot 1 of Rock River Ridge Final Plat approved by City of Watertown Resolution No. 9647 on September 3, 2024, a division of land located in the East ½ of Section 8, Township 8 North, Range 15 East, 12th Ward in the City of Watertown, Jefferson County	PO	TR-6	9-17-2024	24-22
Lots 19 - 96 and Outlots 2 and 3 of Rock River Ridge Final Plat approved by City of Watertown Resolution No. 9647 on September 3, 2024, a division of land located in the East ½ of Section 8, Township 8 North, Range 15 East, 12th Ward in the City of Watertown, Jefferson County	PO	SR-4	9-17-2024	24-22
Lot 97 of Rock River Ridge Final Plat approved by City of Watertown Resolution No. 9647 on September 3, 2024, a division of land located in the East ½ of Section 8, Township 8 North, Range 15 East, 12th Ward in the City of Watertown, Jefferson County	PO	MR-10	9-17-2024	24-22
1911 Gateway Drive (Parcel PIN(s) 291-0815-1624-000, 291-0815-1624-002, 291-0815-1624-003, 291-0815-1624-004, 291-0815-1624-005, and 291-0815-1624-006)	Mixed	MR-10	12-3-2024	24-30
Correction of various Zoning Map errors			12-3-2024	24-31
Planned Development (PD) – General Development Plan (GDP) for area C(b) of Bielinski Hunter Oaks Development (PINs: 291-0815-0642-006, 291-0815-0642-007)			2-4-2025	25-01