

Dane County Rezone Petition

Application Date	Petition Number
11/15/2021	DCPREZ-2021-11792
Public Hearing Date	
01/25/2022	

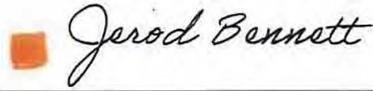
OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME TODD AND ANNE CARLSON	PHONE (with Area Code) (608) 294-8519	AGENT NAME ALTERRA DESIGN HOMES	PHONE (with Area Code) (608) 212-0386
BILLING ADDRESS (Number & Street) 1058 WILD WILLOW WAY		ADDRESS (Number & Street) 2935 S. FISH HATCHERY ROAD, SUITE 217	
(City, State, Zip) VERONA, WI 53593		(City, State, Zip) FITCHBURG, WI 53711	
E-MAIL ADDRESS AFRISCH4@GMAIL.COM		E-MAIL ADDRESS JEROD@ALTERRAHOMES.COM	

ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE	
WEST OF 1997 SPRING ROSE ROAD					
TOWNSHIP SPRINGDALE	SECTION 25	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0607-254-8503-0					

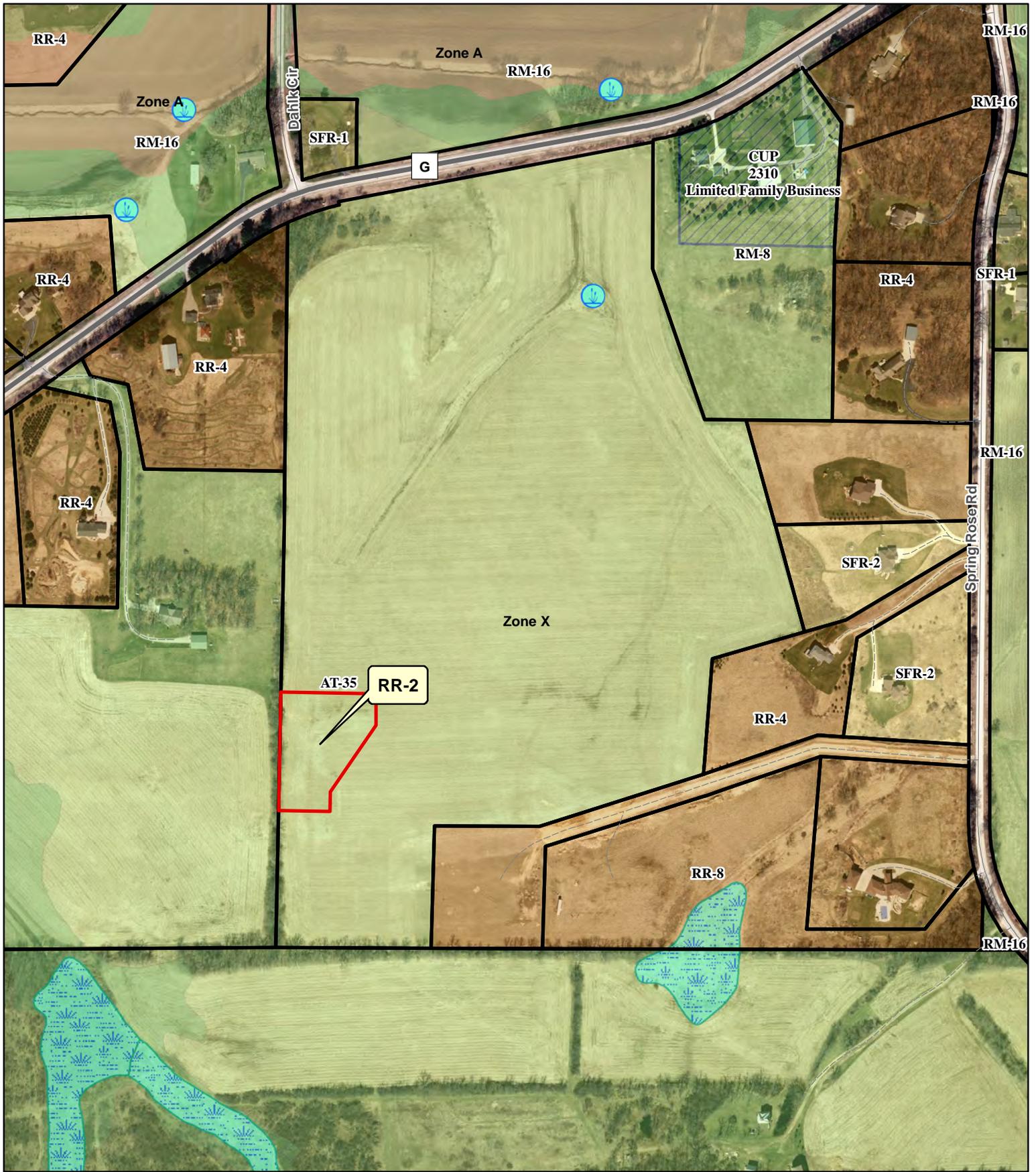
REASON FOR REZONE

CREATING ONE RESIDENTIAL LOT

FROM DISTRICT:	TO DISTRICT:	ACRES
AT-35 Agriculture Transition District	RR-2 Rural Residential District	2

C.S.M REQUIRED? <input checked="" type="checkbox"/> No Applicant Initials _____	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	DEED RESTRICTION REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	INSPECTOR'S INITIALS PMK2	SIGNATURE:(Owner or Agent)  PRINT NAME:  Jerod Bennett DATE:  11-15-2021
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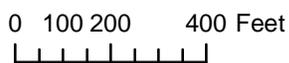
COMMENTS: CREATING ONE RESIDENTIAL LOT.



Legend

Wetland > 2 Acres Significant Soils

- Wetland
- Floodplain
- Class 1
- Class 2



Petition 11792
 TODD AND ANNE
 CARLSON



Dane County
Department of Planning and Development
 Zoning Division
 Room 116, City-County Building
 210 Martin Luther King Jr. Blvd.
 Madison, Wisconsin 53703
 (608) 266-4266

Application Fees	
General:	\$395
Farmland Preservation:	\$495
Commercial:	\$545
• PERMIT FEES DOUBLE FOR VIOLATIONS. • ADDITIONAL FEES MAY APPLY. CONTACT DANE COUNTY ZONING AT 608-266-4266 FOR MORE INFORMATION.	

1058 Wild Willow Way

REZONE APPLICATION

APPLICANT INFORMATION

Property Owner Name:	TODD & ANNE CARLSON	Agent Name:	JEROD BENNETT
Address (Number & Street):	1058 WILD WILLOW WAY	Address (Number & Street):	2935 S. FISH HATCHERY RD # 212
Address (City, State, Zip):	VERONA WI 53593	Address (City, State, Zip):	FITCHBURGH WI 53711
Email Address:	afrisch4@gmail.com	Email Address:	jerod@altvernahomes.com
Phone#:	608-294-8519	Phone#:	608-212-0386

PROPERTY INFORMATION

Township:	SPRINGDALE	Parcel Number(s):	060725485030	Exc. CSM # 10435 & 12792
Section:	NW-SE 25-6-7	Property Address or Location:	SPRING ROSE ROAD	Exc. DOC # 4120895

REZONE DESCRIPTION

Reason for the request. In the space below, please provide a brief but detailed explanation of the rezoning request. Include both current and proposed land uses, number of parcels or lots to be created, and any other relevant information. For more significant development proposals, attach additional pages as needed.

Is this application being submitted to correct a violation?
 Yes No

FOR BUILDING A RESIDENTIAL HOME.

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
AT-35	RR-2 (2 ACRES)	2 ACRES

Applications will not be accepted until the applicant has contacted the town and consulted with department staff to determine that all necessary information has been provided. Only complete applications will be accepted. All information from the checklist below must be included. Note that additional application submittal requirements apply for commercial development proposals, or as may be required by the Zoning Administrator.

<input checked="" type="checkbox"/> Scaled drawing of proposed property boundaries	<input checked="" type="checkbox"/> Legal description of zoning boundaries	<input type="checkbox"/> Information for commercial development (if applicable)	<input checked="" type="checkbox"/> Pre-application consultation with town and department staff	<input type="checkbox"/> Application fee (non-refundable), payable to the Dane County Treasurer
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I certify by my signature that all information provided with this application is true and correct to the best of my knowledge and understand that submittal of false or incorrect information may be grounds for denial. Permission is hereby granted for Department staff to access the property if necessary to collect information as part of the review of this application. Any agent signing below verifies that he/she has the consent of the owner to file the application.

Owner/Agent Signature

Date 11-8-21



BIRRENKOTT SURVEYING

P.O. Box 237
1677 N. Bristol Street
Sun Prairie, WI. 53590
Phone (608) 837-7463
Fax (608) 837-1081

ZONING MAP

SCALE 1" = 80'



COUNTY HIGHWAY "G"

Center of Section
Section 25-6-7

UNPLATTED LANDS
054/0607-254-8503-0

N 00°43'06" E
519.52'

S 89°16'54" E 297.40'



370.11'

N 00°43'06" E

LOT 1
87,490 S.F.
2.008 ACRES

AT-35 TO RR-2
054/0607-254-8503-0

UNPLATTED LANDS

S 00°00'00" W
98.55'

251.97'

UNPLATTED LANDS
054/0607-254-8503-0

S 33°59'05" W

S 00°47'05" W
60.89'

N 89°16'54" W 150.35'

N 00°43'06" E
1,735.33'

South 1/4 Corner
Section 25-6-7

Zoning Description: (AT-35 to RR-2)

Part of the Northwest 1/4 of the Southeast 1/4 of Section 25, T6N, R7E, Town of Springdale, Dane County, Wisconsin described as follows: Commencing at the South 1/4 Corner of said Section 25; thence N00°43'06"E along the West line of said Southeast 1/4, 1,735.33 feet to the point of beginning; thence continuing along said Southeast 1/4 thence N00°43'06"E, 370.11 feet; thence S89°16'34"E, 297.40 feet; thence S00°00'00"W, 98.55 feet; thence S33°59'05"W, 251.97 feet; thence S00°47'05"W, 60.89 feet; thence N89°16'54"W, 150.35 feet to the West line of the Southeast 1/4 and the point of beginning; Containing 87,490 square feet or 2.008 acres.

Prepared For:

TAC Living Trust
1058 Wild Willow Way
Verona, WI 53593

Zoning Description: (AT-35-RR-2)

Part of the Northwest 1/4 of the Southeast 1/4 of Section 25, T6N, R7E, Town of Springdale, Dane County, Wisconsin described as follows: Commencing at the South 1/4 Corner of said Section 25; thence N00°43'06"E along the West line of said Southeast 1/4, 1,735.33 feet to the point of beginning. thence continuing along said Southeast 1/4 thence N00°43'06"E, 370.11 feet; thence S89°16'34"E, 297.40 feet; thence S00°00'00"W, 98.55 feet; thence S33°59'05"W, 251.97 feet; thence S00°47'05"W, 60.89 feet; thence N89°16'54"W, 150.35 feet to the West line of the Southeast 1/4 and the point of beginning; Containing 87,490 square feet or 2.008 acres.

