

Dane County Rezone Petition

Application Date	Petition Number
03/17/2022	DCPREZ-2022-11834
Public Hearing Date	
05/24/2022	

OWNER INFORMATION	AGENT INFORMATION
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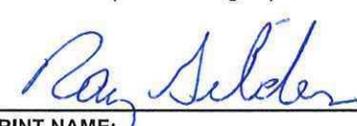
OWNER NAME STEVEN J HALVERSON	PHONE (with Area Code) (608) 220-4208	AGENT NAME RAY GILDEN	PHONE (with Area Code) 608-516-69-48
BILLING ADDRESS (Number & Street) 686 STATE HIGHWAY 92		ADDRESS (Number & Street) 556 BOWERS RD	
(City, State, Zip) BELLEVILLE, WI 53508		(City, State, Zip) BELLEVILLE, WI 53508	
E-MAIL ADDRESS halversonfarm@yahoo.com		E-MAIL ADDRESS hickoryridgelog@tds.net	

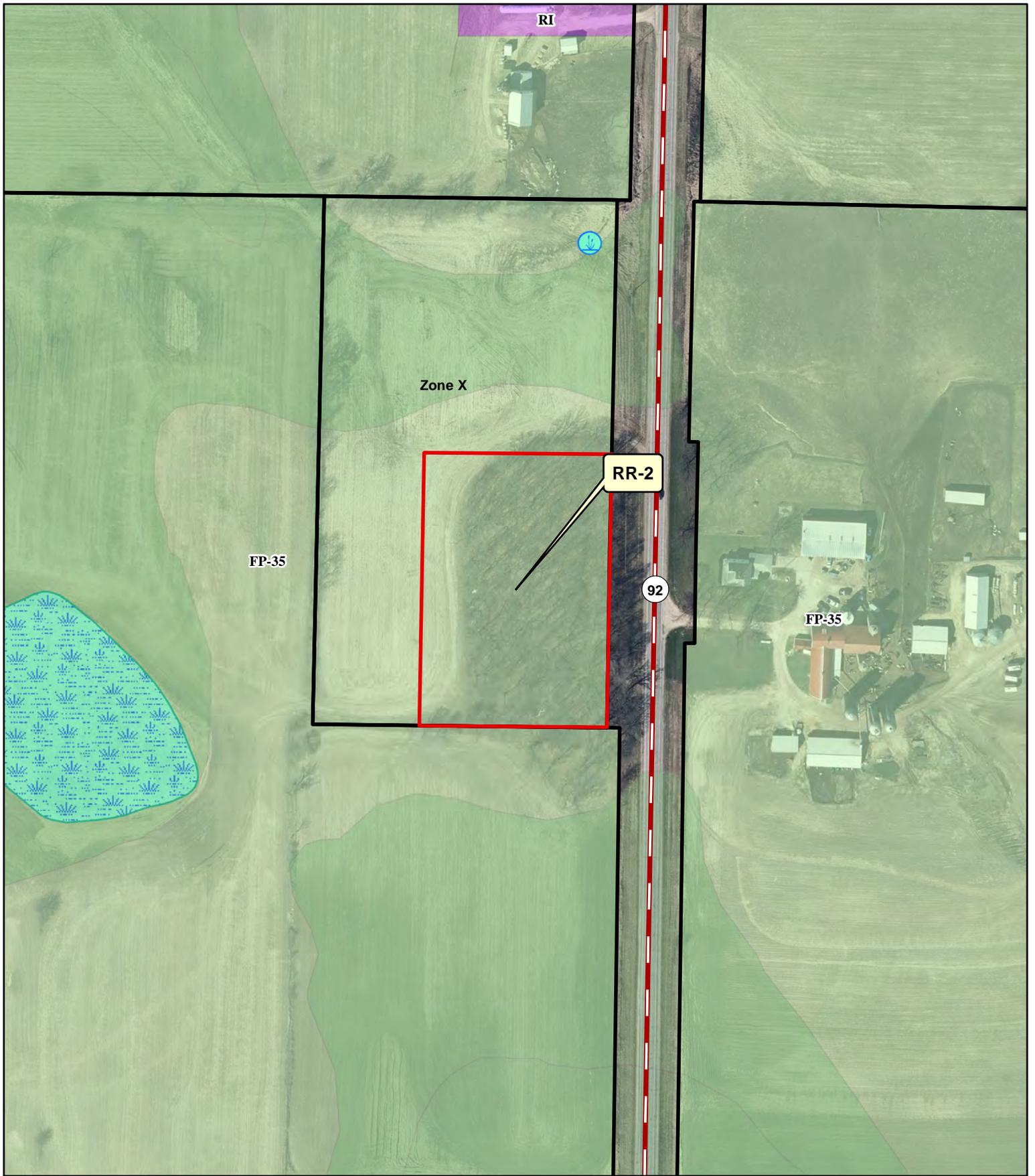
ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE	
WEST OF 686 STATE HIGHWAY 92					
TOWNSHIP PRIMROSE	SECTION 23	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0507-234-8000-8					

REASON FOR REZONE

CREATING ONE RESIDENTIAL LOT

FROM DISTRICT:	TO DISTRICT:	ACRES
FP-35 Farmland Preservation District	RR-2 Rural Residential District	2.54

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials: <u>Ray</u>	PLAT REQUIRED? <input type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials: <u>Ray</u>	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials: _____	INSPECTOR'S INITIALS SSA1	SIGNATURE:(Owner or Agent)  PRINT NAME: <u>RAY GILDEN</u> DATE: <u>3/17/22</u>
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Legend

- | | | |
|--|------------|---|
|  | Wetland | Significant Soils |
|  | Floodplain |  Class 1 |
| | |  Class 2 |



Petition 11834
 STEVEN J HALVERSON



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
<ul style="list-style-type: none"> • PERMIT FEES DOUBLE FOR VIOLATIONS. • ADDITIONAL FEES MAY APPLY. CONTACT DANE COUNTY ZONING AT 608-266-4266 FOR MORE INFORMATION. 	

REZONE APPLICATION

APPLICANT INFORMATION

Property Owner Name:	STEVE HALVERSON	Agent Name:	RAY GILDEN
Address (Number & Street):	686 HWY 92	Address (Number & Street):	556 BOWERS RD
Address (City, State, Zip):	BELLEVILLE, WI 53508	Address (City, State, Zip):	BELLEVILLE, WI 53508
Email Address:	halversonfarm@yahoo.com	Email Address:	hickoryridgelog@tds.net
Phone#:	608-220-4208	Phone#:	608-516-6948

PROPERTY INFORMATION

Township:	PRIMROSE	Parcel Number(s):	050723480008
Section:	23	Property Address or Location:	687 HWY 92 BELLEVILLE, WI 53508

REZONE DESCRIPTION

<p>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.</p>	<p>Is this application being submitted to correct a violation? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/></p>
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The Halverson's want to build their retirement home.

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
FP-35	?	2.54

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 checked="" 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 Ray Gilden

Date 3/16/22

CERTIFIED SURVEY MAP NO. _____

That part of the Northeast 1/4 of the Southeast 1/4 of Section 23, Town 5 North, Range 7 East, Town of Primrose, Dane County, Wisconsin, bounded and described as follows:
Commencing at the East 1/4 corner of said Section 23; thence S01°02'06"W along the East line of Section 23, 397.50' to the point of beginning; thence S01°02'06"W, 427.50'; thence N89°30'25"W, 325.00'; thence N01°02'06"E, 427.50'; thence S89°30'25"E, 325.00' to the point of beginning, subject to a public road right of way as shown and to any and all easements of record.

I hereby certify that this survey is in compliance with Section 236.34 of the Wis. Statutes and that I have surveyed, monumented, and mapped the lands described hereon, and that this map is a correct representation thereof in accordance with the information provided.

March 14, 2022




James M. Baker, P.L.S.

NOTES:

- 1.) Bearings are referenced to the Wisconsin County Coordinate System, Dane County Zone, NAD83 (2011), in which the East line of the Southeast 1/4 of Section 23 bears S01°02'06"W.
- 2.) Recorded data, when different than measured, is shown in parenthesis.
- 3.) All PLSS witness monuments were found and verified.

OWNERS' CERTIFICATE OF DEDICATION:

As owners, we hereby certify that we have caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented hereon. We also certify that this map is required by s.236.10 or s.236.12, Wisconsin Statutes, and S.75.17(1)(a), Dane County Code of Ordinances, to be submitted to the following for approval or objection: The Town of Primrose, Dane County Zoning and Land Regulation Committee.

WITNESS the hand and seal of said owners this _____ day of _____, 20_____
In the presence of:

Steven J. Halverson

Diana L. Halverson

STATE OF WISCONSIN)

_____) COUNTY) SS
Personally came before me this _____ day of _____, 20_____, the above named Steven J. Halverson and Diana L. Halverson to me known to be the same persons who executed the foregoing instrument and acknowledged the same.

My commission expires _____.

 **TALARCZYK**
LAND SURVEYS LLC
517 2nd Avenue
New Glarus, WI 53574
608-527-5216
www.talarczyklandsurveys.com

JOB NO. 22036
POINTS 18145
DRWG. 22036_1
DRAWN BY JMB

CERTIFIED SURVEY MAP NO. _____

Part of the Northeast 1/4 of the Southeast 1/4 of Section 23, Town 5 North, Range 7 East,
Town of Primrose, Dane County, Wisconsin.

TOWNSHIP APPROVAL: This Certified Survey Map and the public dedication shown hereon is approved
for recording this _____ day of _____, 20____ by the Town of Primrose.

Town Clerk

Town Chairperson

COUNTY APPROVAL: Approved for recording per Dane County Zoning and Land Regulation Committee
action of _____ by _____.

Authorized Representative

REGISTER OF DEEDS CERTIFICATE: Received for record this _____ day of _____
20____ at _____ o'clock _____M., and recorded in Vol. _____ of Certified Survey
Maps of Dane Co., on Pages _____.

Register of Deeds



March 14, 2022

 **TALARCZYK**
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