


# Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
06/15/2017	DCPREZ-2017-11176
Public Hearing Date	C.U.P. Number
08/22/2017	

OWNER INFORMATION				AGENT INFORMATION			
OWNER NAME NATHANIEL Q ALTFEATHER		PHONE (with Area Code)		AGENT NAME ISTHMUS SURVEYING LLC		PHONE (with Area Code) (608) 244-1090	
BILLING ADDRESS (Number & Street) 4293 MAHONEY RD				ADDRESS (Number & Street) 450 N BALDWIN ST			
(City, State, Zip) MCFARLAND, WI 53558				(City, State, Zip) MADISON, WI 53703			
E-MAIL ADDRESS jlcider@gmail.com				E-MAIL ADDRESS isthmussurveying@sbcglobal.net			
ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3			
ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP			
4293 MAHONEY RD		4259 MAHONEY RD		4259 MAHONEY RD			
TOWNSHIP DUNN	SECTION 17	TOWNSHIP DUNN	SECTION 17	TOWNSHIP DUNN	SECTION 17		
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED			
0610-174-8101-0		0610-174-8050-2		0610-174-8521-0			
REASON FOR REZONE				CUP DESCRIPTION			
SHIFTING OF PROPERTY LINES BETWEEN ADJACENT LAND OWNERS							
FROM DISTRICT:		TO DISTRICT:		ACRES		DANE COUNTY CODE OF ORDINANCE SECTION	
A-1Ex Exclusive Ag District		A-2 (4) Agriculture District		7.76			
C.S.M REQUIRED?	PLAT REQUIRED?	DEED RESTRICTION REQUIRED?		INSPECTOR'S INITIALS		SIGNATURE:(Owner or Agent)	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		SSA1			
Applicant Initials <u>PN</u>		Applicant Initials <u>PN</u>		Applicant Initials <u>PAS</u>		PRINT NAME: <u>Paul Spetz</u>	
						DATE: <u>6/15/2017</u>	



## Zoning Change Application

Zoning Division  
Room 116, City-County Building  
210 Martin Luther King Jr. Blvd.  
Madison, Wisconsin 53703-3342  
Phone: (608) 266-4266  
Fax: (608) 267-1540

Items that must be submitted with your application:

• **Written Legal Description of the proposed Zoning Boundaries**

Legal description of the land that is proposed to be changed. The description may be a lot in a plat, Certified Survey Map, or an exact metes and bounds description. A separate legal description is required for each zoning district proposed. The description shall include the area in acres or square feet.

• **Scaled Drawing of the location of the proposed Zoning Boundaries**

The drawing shall include the existing and proposed zoning boundaries of the property. All existing buildings shall be shown on the drawing. The drawing shall include the area in acres or square feet.

Owner's Name Nate & Caroline Altfeather Agent's Name Isthmus Surveying LLC Paul Speck  
James & Barbara Lindemann  
Address 4293, 4259 Mahoney Road Address 450 N. Baldwin St  
Phone 608-225-0787 Phone Madison WI 53703  
Email ngaltfeather@gmail.com; jlcider@gmail.com Email 608-244-1090  
IsthmusSurveying@sbcglobal.net  
Town: Dunn Parcel numbers affected: 061017481010; 80502; 81810; 85210  
Section: 07 Property address or location:  
Zoning District change: (To / From / # of acres) to A-2(4) from A-1(ex)

Soil classifications of area (percentages) Class I soils: 0 % Class II soils: 80 % Other: 20 %

Narrative: (reason for change, intended land use, size of farm, time schedule)

- ☐ Separation of buildings from farmland  
☐ Creation of a residential lot  
☐ Compliance for existing structures and/or land uses  
☒ Other:

Reconfiguring lands to clean up parcels and  
clarify zoning

I authorize that I am the owner or have permission to act on behalf of the owner of the property.  
Submitted By: [Signature]

Date: June 15, 2017





## Legend

### Significant Soils

### Class

- Class 1
- Class 2

- Floodplain
- Wetland



0 130 260 520 Feet

Petition 11176  
NATHANIEL Q  
ALTFEATHER



### Lindemann A-1(ex) to A-2(4)

Parcel no. 0610-174-8050-2 & part of Parcel No. 0610-174-8181-0

That part of the NE 1/4 of the SE 1/4 of Section 17, T6N, R10E, Town of Dunn, Dane County, Wisconsin, more particularly described as follows:

Commencing at the East Corner of Section 17, thence S 87°16'17" W , along the north line of the SE 1/4 of Section 17, said line being the centerline of Mahoney Road, 513.40 feet to the point of beginning of this description;  
thence S 02°43'43" E , 250.00 feet;  
thence N 87°16'17" E , 48.65 feet;  
thence S 26°18'17" W , 420.15 feet;  
thence S 87°18'21" W , 321.48 feet;  
thence N 02°47'10" W , 617.16 feet;  
thence N 87°16'17" E , along said north line of the SE 1/4 and centerline of Mahoney Road, 477.35 feet to the point of beginning.

This description contains an area of 274,890 S.F. gross, or 7.76 6.31 acres gross, excepting therefrom that portion previously dedicated as right-of-way for Mahoney Road, 259,138 S.F. Net or 5.95 acres net.

### Altfeather A-2(4) and A-1(ex) to A-2(4)

Parcel No. 0610-174-8101-0 and part of Parcel No. 0610-174-8181-0 and part of Parcel No. 0610-174-8521-0

Lot 1, Certified Survey Map No. 13634, and that part of the NE 1/4 of the SE 1/4, and the NW 1/4 of the SE 1/4 of Section 17, T6N, R10E, Town of Dunn, Dane County, Wisconsin, more particularly described as follows:

Commencing at the East Corner of Section 17, thence S 87°16'17" W , along the north line of the SE 1/4 of Section 17, said line also being the centerline of Mahoney Road, 990.75 feet to the Northeasterly most corner of Lot 1, C.S.M. No. 13634, said point being the point of beginning of this description;

thence S 02°47'10" E , 617.16 feet;  
thence S 87°18'21" W , 515.25 feet;  
thence N 02°45'44" W , 616.85 feet;  
thence N 87°16'17" E , 515.00 feet to the point of beginning.

This description contains an area of 317,834 S.F. gross, or 7.30 acres gross, excepting therefrom that portion previously dedicated for the right-of-way of Mahoney Road, 300,839 S.F. net, or 6.91 acres net.



## Lindemann A-1(ex) to A-2(4)

Parcel no. 0610-174-8050-2 & part of Parcel No. 0610-174-8181-0

That part of the NE 1/4 of the SE 1/4 of Section 17, T6N, R10E, Town of Dunn, Dane County, Wisconsin, more particularly described as follows:

Commencing at the East Corner of Section 17, thence S 87°16'17" W , along the north line of the SE 1/4 of Section 17, said line being the centerline of Mahoney Road, 513.40 feet to the point of beginning of this description;  
thence S 02°43'43" E , 250.00 feet;  
thence N 87°16'17" E , 48.65 feet;  
thence S 26°18'17" W , 420.15 feet;  
thence S 87°18'21" W , 321.48 feet;  
thence N 02°47'10" W , 617.16 feet;  
thence N 87°16'17" E , along said north line of the SE 1/4 and centerline of Mahoney Road, 477.35 feet to the point of beginning.

This description contains an area of 274,890 S.F. gross, or 6.31 acres gross, excepting therefrom that portion previously dedicated as right-of-way for Mahoney Road, 259,138 S.F. Net or 5.95 acres net.

## Altfeather A-2(4) and A-1(ex) to A-2(4)

Parcel No. 0610-174-8101-0 and part of Parcel No. 0610-174-8181-0 and part of Parcel No. 0610-174-8521-0

Lot 1, Certified Survey Map No. 13634, and that part of the NE 1/4 of the SE 1/4, and the NW 1/4 of the SE 1/4 of Section 17, T6N, R10E, Town of Dunn, Dane County, Wisconsin, more particularly described as follows:

Commencing at the East Corner of Section 17, thence S 87°16'17" W, along the north line of the SE 1/4 of Section 17, said line also being the centerline of Mahoney Road, 990.75 feet to the Northeasterly most corner of Lot 1, C.S.M. No. 13634, said point being the point of beginning of this description;

thence S 02°47'10" E , 617.16 feet;  
thence S 87°18'21" W , 515.25 feet;  
thence N 02°45'44" W , 616.85 feet;  
thence N 87°16'17" E , 515.00 feet to the point of beginning.

This description contains an area of 317,834 S.F. gross, or 7.30 acres gross, excepting therefrom that portion previously dedicated for the right-of-way of Mahoney Road, 300,839 S.F. net, or 6.91 acres net.

## Total area currently A-1(ex) to A-2(4)

That part of the NE  $\frac{1}{4}$  of the SE  $\frac{1}{4}$  of Section 17, T6N, R10E, Town of Dunn, Dane County, Wisconsin, more particularly described as follows:

Commencing at the East Corner of Section 17, thence S  $87^{\circ}16'17''$  W, along the north line of the SE  $\frac{1}{4}$  of Section 17, said line being the centerline of Mahoney Road, 513.40 feet to the point of beginning of this description;

thence S  $02^{\circ}43'43''$  E, 250.00 feet;  
thence N  $87^{\circ}16'17''$  E, 48.65 feet;  
thence S  $26^{\circ}18'17''$  W, 420.15 feet;  
thence S  $87^{\circ}18'21''$  W, 836.73 feet;  
thence N  $02^{\circ}45'44''$  W, 152.63 feet;  
thence N  $87^{\circ}12'19''$  E, 515.19 feet;  
thence N  $02^{\circ}47'10''$  W, 463.62 feet;  
thence N  $87^{\circ}16'17''$  E, 477.35 feet to the point of beginning.

This description contains an area of 353,763 S.F. or 8.12 acres Gross, excepting therefrom those areas previously dedicated for the right-of-way of Mahoney Road, 338,011 S.F. Net, or 7.76 Acres.



# Rezone Map

Lot 1, C.S.M. No. 13634, and that portion of the NE  $\frac{1}{4}$  of the SE  $\frac{1}{4}$  and the NW  $\frac{1}{4}$  of the SE  $\frac{1}{4}$  of Section 17, T6N, R10E, Town of Dunn, Dane County, Wisconsin

EAST 1/4 CORER OF SECTION 17, T6N, R10E, DANE COUNTY MON.

