

# Dane County Rezone Petition

<b>Application Date</b>	<b>Petition Number</b>
07/29/2021	DCPREZ-2021-11747
<b>Public Hearing Date</b>	
10/26/2021	




OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME BABLER REV TR, DAMION D & EMILY M	PHONE (with Area Code) (608) 527-5351	AGENT NAME TALARCZYK LAND SURVEYS LLC	PHONE (with Area Code) (608) 527-5216
BILLING ADDRESS (Number & Street) 212 WARREN ST		ADDRESS (Number & Street) 517 2ND AVENUE	
(City, State, Zip) ALBANY, WI 53502		(City, State, Zip) NEW GLARUS, WI 53574	
E-MAIL ADDRESS		E-MAIL ADDRESS BOB@TALARCZYKSURVEYS.COM	

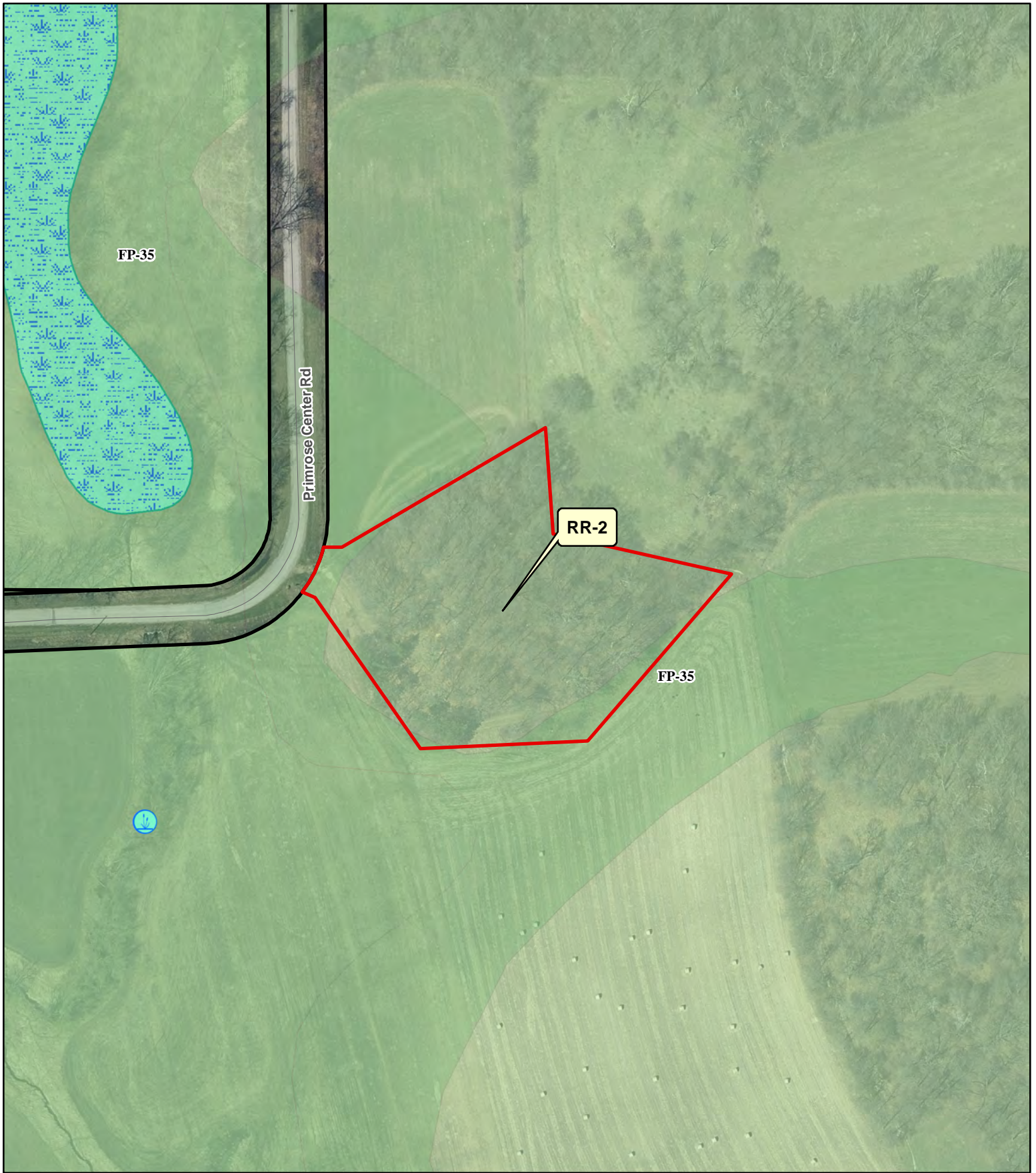
ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE	
288 PRIMROSE CENTER ROAD		288 PRIMROSE CENTER ROAD			
TOWNSHIP PRIMROSE	SECTION 33	TOWNSHIP PRIMROSE	SECTION 28	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0507-331-8500-5		0507-284-9000-6			

### REASON FOR REZONE




CREATING ONE RESIDENTIAL LOT

FROM DISTRICT:	TO DISTRICT:	ACRES
FP-35 Farmland Preservation District	RR-2 Rural Residential District	2.19

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



**Legend**

-  Wetland
- Significant Soils**
  -  Class 1
  -  Class 2

Petition 11747  
BABLER REV TR, DAMION  
D & EMILY M





**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"> <li>• PERMIT FEES DOUBLE FOR VIOLATIONS.</li> <li>• ADDITIONAL FEES MAY APPLY. CONTACT DANE COUNTY ZONING AT 608-266-4266 FOR MORE INFORMATION.</li> </ul>	

## REZONE APPLICATION

### APPLICANT INFORMATION

Property Owner Name:	Damion & Emily Babler Rev. Trust	Agent Name:	Bob Talarczyk
Address (Number & Street):	212 WARREN ST	Address (Number & Street):	517 2nd Avenue
Address (City, State, Zip):	ALBANY WI 53502	Address (City, State, Zip):	New Glarus, WI 53574
Email Address:		Email Address:	bob@talarczyksurveys.com
Phone#:	(608) 527-5351	Phone#:	(608) 527-5216

### PROPERTY INFORMATION

Township:	Primrose	Parcel Number(s):	050733185005, 050728490006
Section:	28 and 33	Property Address or Location:	288 Primrose Center Rd, Belleville, WI 53508

### REZONE DESCRIPTION

<p><b>Reason for the request.</b> 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><b>Is this application being submitted to correct a violation?</b>          Yes <input type="checkbox"/> No <input checked="" type="checkbox"/></p>
<p>Dionne and Linda Babler, who farmed this land for years, wish to build a retirement home on the farm on this proposed lot. Their son, Damion Babler, and his wife, Emily, own the farm now and have agreed to let them build here. The Town of Primrose has approved this general lot location.</p>	

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
FP-35	RR-2	2.19

**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.**

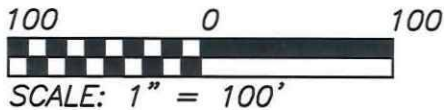
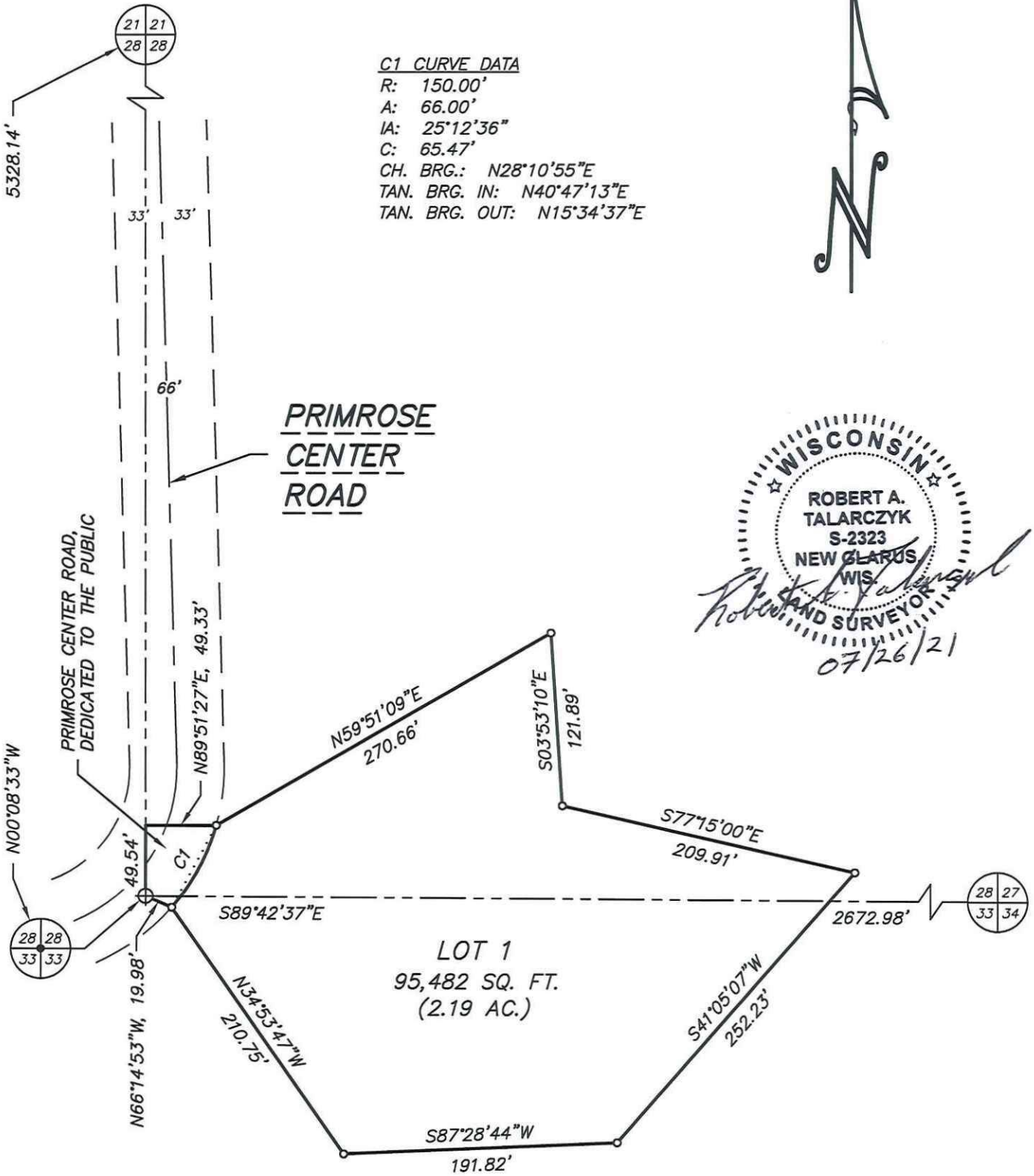
<input checked="" type="checkbox"/> Scaled drawing of proposed property boundaries	<input checked="" type="checkbox"/> Legal description of zoning boundaries	<input type="checkbox"/> Information for commercial development (if applicable)	<input type="checkbox"/> Pre-application consultation with town and department staff	<input checked="" type="checkbox"/> Application fee ( <b>non-refundable</b> ), 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 Robert A. Talarczyk Date 7/26/20

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Part of the Southwest 1/4 of the Southeast 1/4 of Section 28 and the Northwest 1/4 of the Northeast 1/4 of Section 33, Town 5 North, Range 7 East, Town of Primrose, Dane County, Wisconsin.



JOB NO. 21077  
 POINTS 21077  
 DRWG. 21077\_1  
 DRAWN BY JMB

SHEET 1 OF 3

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

**Dionne Babler Rezone Description, Town of Primrose**

That part of the Southwest 1/4 of the Southeast 1/4 of Section 28 and the Northwest 1/4 of the Northeast 1/4 of Section 33, Town 5 North, Range 7 East, Town of Primrose, Dane County, Wisconsin, bounded and described as follows:

Beginning at the South 1/4 corner of said Section 28; thence  $N00^{\circ}08'33''W$  along the North-South 1/4 line of Section 28, 49.54'; thence  $N89^{\circ}51'27''E$ , 49.33' to the Easterly right of way line of Primrose Center Road; thence  $N59^{\circ}51'09''E$ , 270.66'; thence  $S03^{\circ}53'10''E$ , 121.89'; thence  $S77^{\circ}15'00''E$ , 209.91'; thence  $S41^{\circ}05'07''W$ , 252.23'; thence  $S87^{\circ}28'44''W$ , 191.82'; thence  $N34^{\circ}53'47''W$ , 210.75' to the Easterly right of way line of Primrose Center Road; thence  $N66^{\circ}14'53''W$ , 19.98' to the point of beginning; subject to a public road right of way as shown and to any and all easements of record.