

# Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
09/17/2015	DCPREZ-2015-10918
Public Hearing Date	C.U.P. Number
11/24/2015	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME MICHAEL JOSEPH SPEAR	PHONE (with Area Code) (608) 655-3866	AGENT NAME BIRRENKOTT SURVEYING INC.	PHONE (with Area Code) (608) 837-7463
BILLING ADDRESS (Number & Street) 6345 STATE HIGHWAY 73		ADDRESS (Number & Street) 1677 N BRISTOL ST.	
(City, State, Zip) MARSHALL, WI 53559		(City, State, Zip) Sun Prairie, WI 53590	
E-MAIL ADDRESS		E-MAIL ADDRESS akasper@birrenkottsurveying.com	

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	
6345 State Highway 78 & lands west there of		lands west of 6345 State Highway 78			
TOWNSHIP YORK	SECTION 34	TOWNSHIP YORK	SECTION 34	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0912-344-9670-4		0912-344-9330-5			

REASON FOR REZONE			CUP DESCRIPTION	
CREATING TWO RESIDENTIAL LOTS				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-1Ex Exclusive Ag District	A-2 (2) Agriculture District	5.22		
A-1Ex Exclusive Ag District	A-2 (4) Agriculture District	2.93		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <i>Meys</i>	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <i>Meys</i>	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <i>Meys</i>	INSPECTOR'S INITIALS  SCW1	SIGNATURE:(Owner or Agent) <i>Mark A. Pynnonen</i>
				PRINT NAME: <i>MARK A. PYNNONEN</i>
				DATE: <i>Sept. 17, 2015</i>



DANE COUNTY  
**PLANNING & DEVELOPMENT**

**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	<u>MICHAEL JOSEPH SPEAR</u>	Agent's Name	<u>BIRRENKOTT SURVEYING INC.</u>
Address	<u>6345 STATE HIGHWAY 73</u>	Address	<u>1677 N. BRISTOL ST. SUN PRAIRIE,</u>
	<u>MARSHALL WI 53559</u>		<u>WIS. 53590</u>
Phone	<u>(608) 655-3866</u>	Phone	<u>(608) 837-7463</u>
Email	<u></u>	Email	<u>akasper@birrenkottsurveying.com</u>

Town: York Parcel numbers affected: 0912-344-9670-4 and 0912-344-9330-5

Section: 34 Property address or location: 6345 STATE HIGHWAY 73

Zoning District change: (To / From / # of acres) A-2(2) / A-1 (ex) / 5.2 and A-2(4) / A-1 (ex) / 5.9

Soil classifications of area (percentages) Class I soils:      % Class II soils: 95 % Other: 5 %

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:

A 3 lot CSM, creating two (2) residential lots from an existing agricultural lot in an in-fill area and adjusting lot lines to allow for better access to existing horse barn for 'lot 3'.

I authorize that I am the owner or have permission to act on behalf of the owner of the property.

Submitted By: Anthony Kasper

Date: 9-17-13





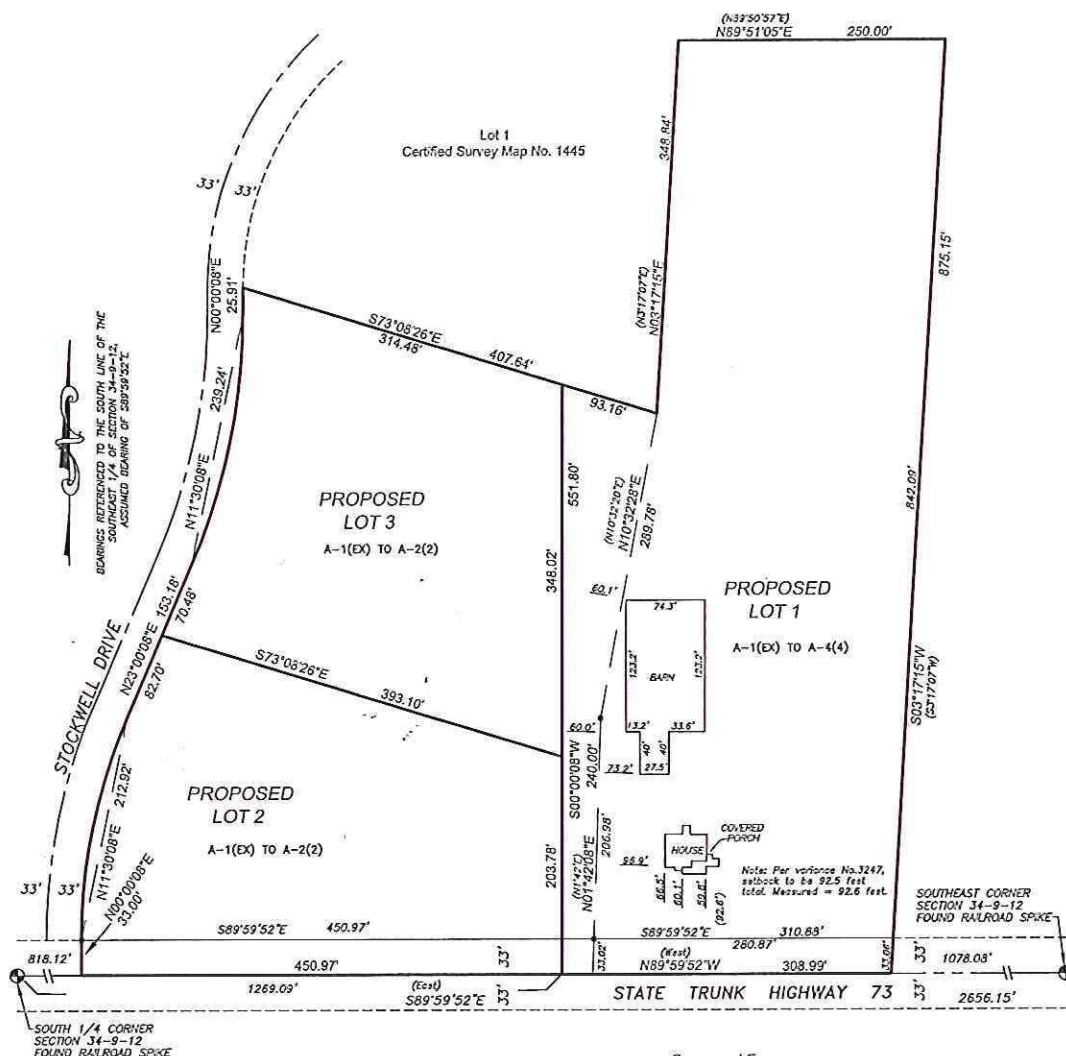
**BIRRENKOTT  
SURVEYING, INC.**

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

## ZONING MAP

Rezone to A-2(4)  
Part of the South 1/2 of the Southeast 1/4 of Section 34, T9N, R12E, in the Town of York, Dane County, Wisconsin, more fully described as follows:  
Commencing at the South 1/4 corner of said Section 34; thence S89°59'52"E, 1269.09 feet along the South line of said Southeast 1/4 to the point of beginning; thence N00°00'08"E, 551.80 feet to a point on the South line of Lot 1, Certified Survey Map No. 1445; thence S73°08'26"E, 93.16 feet along said South line to the Southeast corner of said Lot 1; thence N03°17'15"E, 348.84 feet along the East line of said Lot 1 to the Northeast corner of said Lot 1; thence N89°51'05"E, 250.00 feet; thence S03°17'15"W, 875.15 feet to a point on said South line of said Section 34 also being the centerline of State Trunk Highway 73; thence N89°59'52"W, 303.99 feet along said South to the point of beginning, containing 258,397 Sq. Feet or 5.93 Acres.

Rezone to A-2(2)  
Part of the South 1/2 of the Southeast 1/4 of Section 34, T9N, R12E, in the Town of York, Dane County, Wisconsin, more fully described as follows:  
Commencing at the South 1/4 corner of said Section 34; thence S89°59'52"E, 818.12 feet along the South line of said Southeast 1/4 to the point of beginning; thence N00°00'08"E, 33.00 feet to a point on the North right of way line of State Trunk Highway 73 also being the East right of way line of Stockwell Drive; thence along a curve to the right with a radius of 534.00 feet, with a chord bearing and length of N11°30'08"E, 212.92 feet along said East right of way line; thence N23°00'08"E, 153.18 feet; thence along a curve to the left with a radius of 600.00 feet, with a chord bearing and length of N11°30'08"E, 239.24 feet along said East right of way line; thence N00°00'08"E, 25.91 feet along said East right of way line to the Northwest corner of Lot 1, Certified Survey Map No. 1445; thence S73°08'26"E, 314.48 feet along the South line of said Lot 1; thence S00°00'08"W, 551.80 feet to a point on said South line of said Section 34 also being the centerline of State Trunk Highway 73; thence N89°59'52"W, 450.97 feet along said South line to the point of beginning, containing 227,753 Sq. Feet or 5.22 Acres.



Surveyed For:  
MIKE & PEGGY SPEAR  
6345 HIGHWAY 73  
MARSHALL, WI 53559  
608-655-3866