

Dane County Rezone Petition

Application Date	Petition Number
02/07/2023	DCPREZ-2023-11935
Public Hearing Date	
04/25/2023	

Petition revised

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME DAHLK REV LIVING TR (HOWARD & CHRISTINE DAHLK)	PHONE (with Area Code) (608) 444-0121	AGENT NAME TALARCZYK LAND SURVEYS LLC	PHONE (with Area Code) (608) 527-5216
BILLING ADDRESS (Number & Street) 8214 COUNTY HIGHWAY G		ADDRESS (Number & Street) 517 2ND AVENUE	
(City, State, Zip) VERONA, WI 53593		(City, State, Zip) New Glarus, WI 53574	
E-MAIL ADDRESS camhynek1@tds.net		E-MAIL ADDRESS bob@talarczyk-surveys.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	
2134 County Highway J					
TOWNSHIP SPRINGDALE	SECTION 26	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0607-261-8002-0					

REASON FOR REZONE

CREATING 4 NEW RESIDENTIAL LOTS

FROM DISTRICT:	TO DISTRICT:	ACRES
AT-35 Agriculture Transition District	RR-1 Rural Residential District	1.5
AT-35 Agriculture Transition District	RR-2 Rural Residential District	3.8
AT-35 Agriculture Transition District	RR-4 Rural Residential District	11.3 15.1

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	INSPECTOR'S INITIALS RUH1	SIGNATURE:(Owner or Agent) PRINT NAME: DATE:
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Petition revised on August 30, 2023 to reconfigure lots.



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:	Dahlk Revocable Living Trust	Agent Name:	Robert Talarczyk
Address (Number & Street):	8214 Cty. Hwy. G	Address (Number & Street):	517 2nd Avenue
Address (City, State, Zip):	Verona, WI 53593	Address (City, State, Zip):	New Glarus, WI 53574
Email Address:	camhynek1@tds.net	Email Address:	bob@talarczyksurveys.com
Phone#:	608-444-0121	Phone#:	608-527-5216

PROPERTY INFORMATION

Township:	Springdale	Parcel Number(s):	060726180020
Section:	26	Property Address or Location:	2134 Cty. Hwy. J

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

The Dahlks wish to create four residential lots on their property: a 1.50 acre lot zoned RR-1, and two 4.80 acre lots as well as a 5.50 acre lot, each zoned zoned RR-4.

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
AT-35	RR-1	1.50
AT-35	RR-4	15.10

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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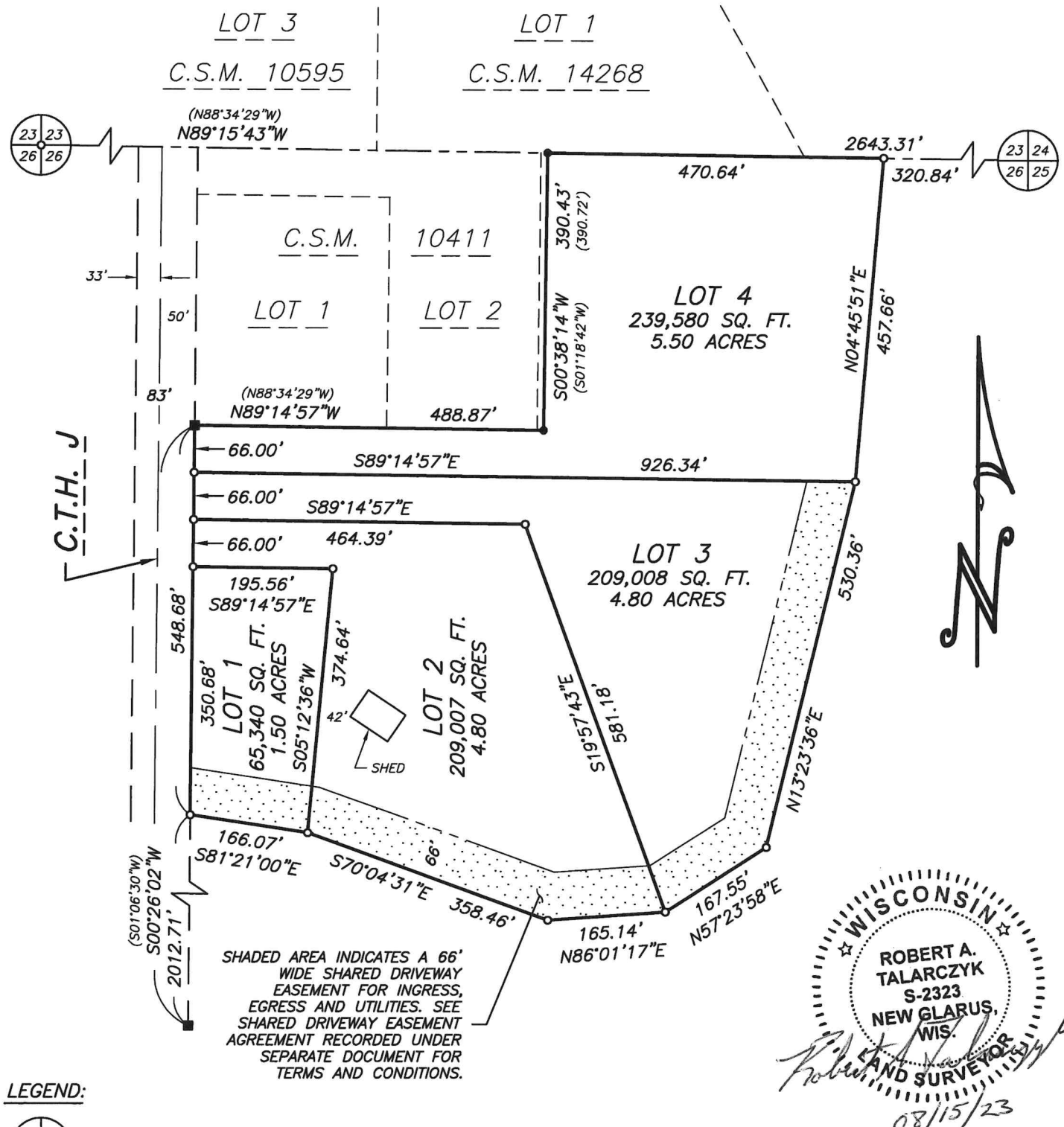
I certify by my signature that all information provided with this application is true and correct to the best of my knowledge and understand that submittal of false or incorrect information may be grounds for denial. Permission is hereby granted for Department staff to access the property if necessary 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 Robert A. Talarczyk

Date 8/16/23

CERTIFIED SURVEY MAP NO. _____

Part of the Northeast 1/4 of the Northeast 1/4 of Section 26, Town 6 North, Range 7 East, Town of Springdale, Dane County, Wisconsin.

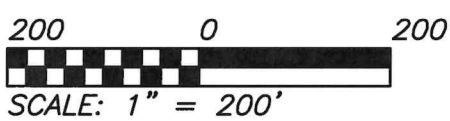


LEGEND:

- Cast aluminum monument found
- 1-1/4" o.d. x 60" iron pipe set, weighing 1.68 lbs per lineal foot
- 1" iron pipe found
- 3/4" solid round iron rod found
- 3/4" x 24" solid round iron rod set, weighing 1.50 lbs per lineal foot

NOTES:

- 1.) Bearings are referenced to the Wisconsin County Coordinate System, Dane County Zone, NAD83 (2011), in which the North line of the Northeast 1/4 of Section 26 bears N89°15'43"W.
- 2.) Recorded data, when different than measured, is shown in parenthesis.
- 3.) All PLSS witness monuments were found and verified.



JOB NO. 22214
POINTS 22214
DRWG. 22214_1
DRAWN BY JMB

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

Revised Dahlk Rezoning Descriptions

AT-35 to RR-1 (1.50 Acres)

That part of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 26, Town 6 North, Range 7 East, Town of Springdale, Dane County, Wisconsin, bounded and described as follows:

Commencing at the Northeast corner of said Section 26; thence N89°15'43"W, 791.48'; thence S00°38'14"W, 390.43'; thence N89°14'57"W, 488.87'; thence S00°26'02"W, 198.00' to the point of beginning; thence S00°26'02"W, 350.68'; thence S81°21'00"E, 166.07'; thence N05°12'36"E, 374.64'; thence N89°14'57"W, 195.56' to the point of beginning.

AT-35 to RR-4 (15.10 Acres)

That part of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 26, Town 6 North, Range 7 East, Town of Springdale, Dane County, Wisconsin, bounded and described as follows:

Commencing at the Northeast corner of said Section 26; thence N89°15'43"W, 320.84' to the point of beginning; thence N89°15'43"W, 470.64'; thence S00°38'14"W, 390.43'; thence N89°14'57"W, 488.87'; thence S00°26'02"W, 198.00'; thence S89°14'57"E, 195.56'; S05°12'36"W, 374.64'; thence S70°04'31"E, 358.46'; thence N86°01'17"E, 165.14'; thence N57°23'58"E, 167.55'; thence N13°23'36"E, 530.36'; thence N04°45'51"E, 457.66' to the point of beginning.



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SEE REVISED

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
AT-35	RR-1	1.50
AT-35	RR-2	3.80
AT-35	RR-4	11.30

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- | | | | | |
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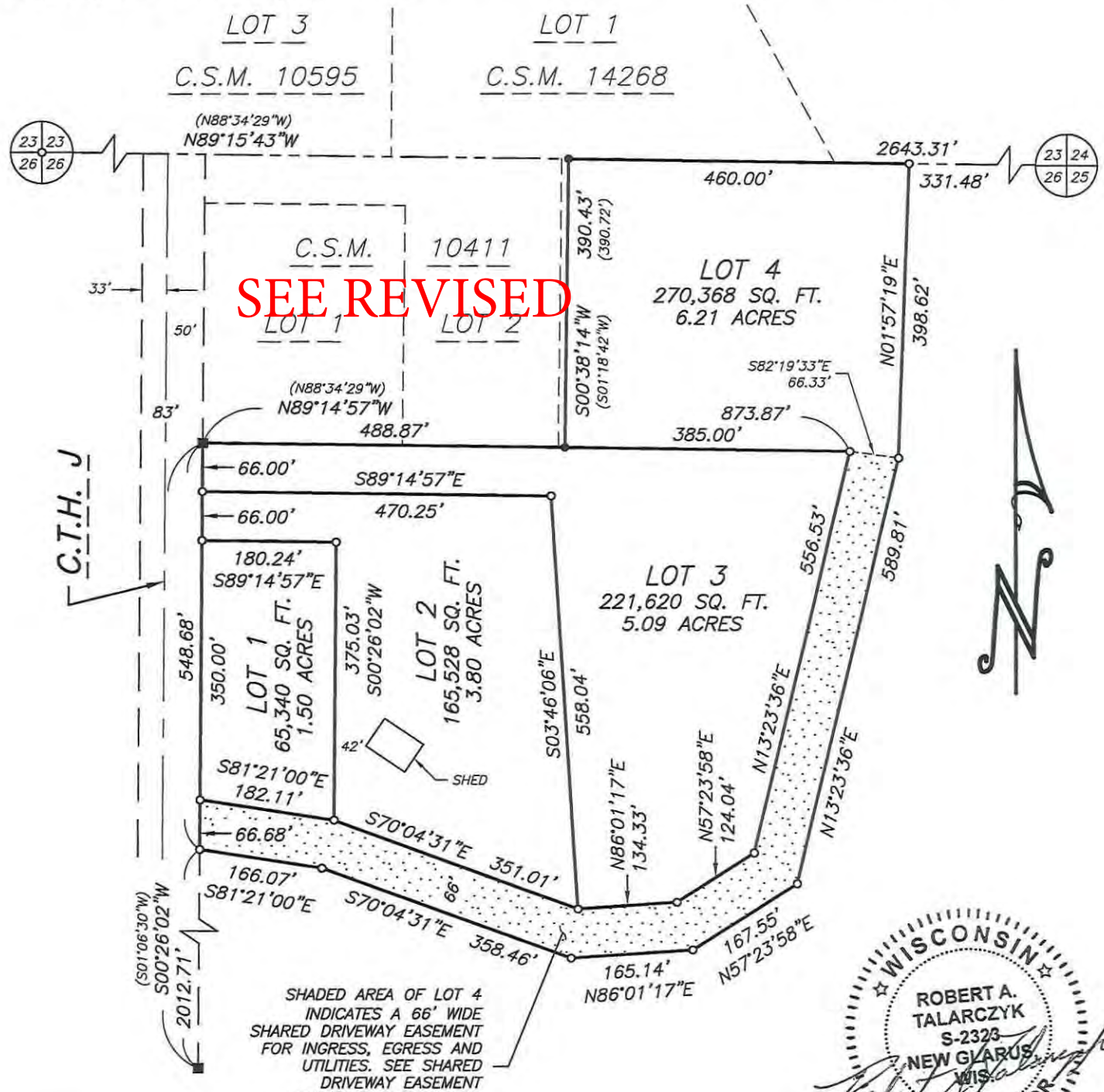
Robert A. Talarczyk

Date

1/11/20

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


SEE REVISED

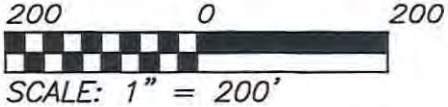
SHADED AREA OF LOT 4 INDICATES A 66' WIDE SHARED DRIVEWAY EASEMENT FOR INGRESS, EGRESS AND UTILITIES. SEE SHARED DRIVEWAY EASEMENT AGREEMENT RECORDED UNDER SEPARATE DOCUMENT FOR TERMS AND CONDITIONS.



LEGEND:

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