

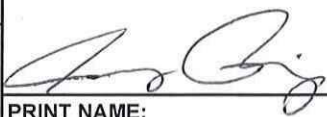
# Dane County Rezone & Conditional Use Permit

<b>Application Date</b>	<b>Petition Number</b>
07/10/2019	DCPREZ-2019-11472
<b>Public Hearing Date</b>	<b>C.U.P. Number</b>
09/24/2019	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME MARK A & JOANN M HALVERSON	PHONE (with Area Code)	AGENT NAME WISCONSIN MAPPING LLC	PHONE (with Area Code) (608) 764-5602
BILLING ADDRESS (Number & Street) 3393 JOHN DEERE LN		ADDRESS (Number & Street) 306 W QUARRY ST	
(City, State, Zip) DEERFIELD, WI 53531		(City, State, Zip) DEERFIELD, WI 53531	
E-MAIL ADDRESS		E-MAIL ADDRESS wismapping@charter.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	
1061 HILLCREST RD					
TOWNSHIP CHRISTIANA	SECTION 4	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0612-043-9004-0					

REASON FOR REZONE			CUP DESCRIPTION	
SHIFTING OF PROPERTY LINES BETWEEN ADJACENT LAND OWNERS				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
FP-35 (General Farmland Preservation) District	RM-8 (Rural Mixed-Use, 8 to 16 acres) District	0.32		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <u>JR</u>	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <u>JR</u>	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <u>JR</u>	INSPECTOR'S INITIALS  SSA1	SIGNATURE:(Owner or Agent) 
				PRINT NAME: Jeremy Riesop
				DATE: 07/10/19



DANE COUNTY  
**PLANNING DEVELOPMENT**

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

**Zoning Change Application**

Items that must be submitted with your application:

- o **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.
- o **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>Mark A. &amp; Joann M. Halverson</u>	Agent's Name	<u>Wisconsin Mapping LLC</u>
Address	<u>3393 John Deere Ln., Deerfield, WI. 53531</u>	Address	<u>306 W. Quarry St., Deerfield, WI. 53531</u>
Phone	<u></u>	Phone	<u>(608) 764-5602</u>
Email	<u></u>	Email	<u>wismapping@charter.net</u>

Town: Christiana Parcel numbers affected: 0612-043-9004-0

Section: 04 305 Property address or location: SW 1/4 - SW 1/4, Sec. 4 & SE 1/4 - SE 1/4, Sec. 5 -1061 Hillcrest Rd. Deerfield

Zoning District change: (To / From / # of acres) FP - 35 to RR-8 0.32 acres

Soil classifications of area (percentages) Class I soils: 0 % Class II soils: 5 % Other: 95 %

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:

Adjustment of lot line to agree with occupied area.

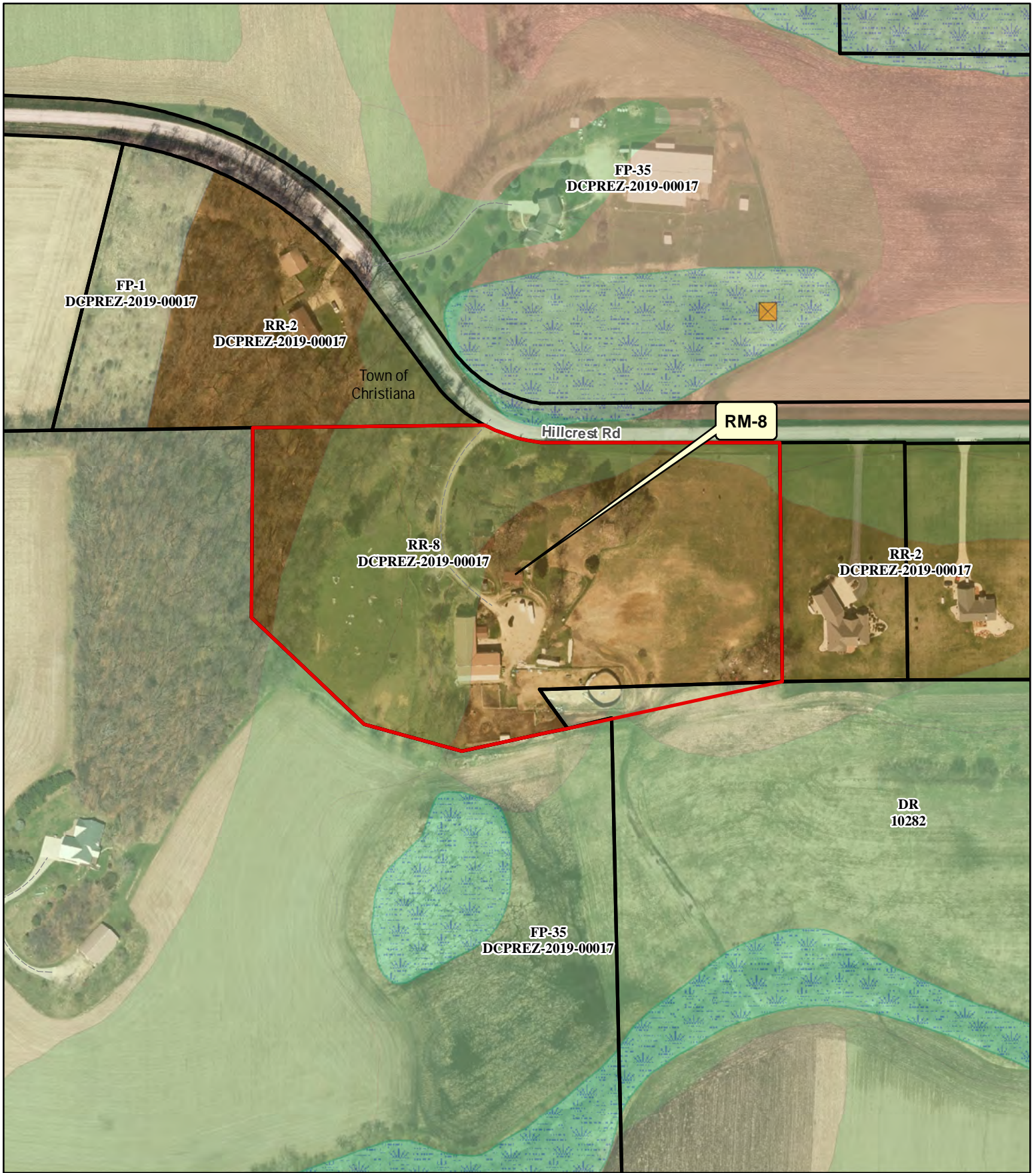
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I authorize that I am the owner or have permission to act on behalf of the owner of the property.

Submitted By:





Date: 7/10/2019

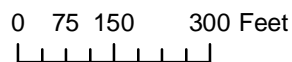




**Legend**

**Wetland > 2 Acres Significant Soils**

- |   |   |
|---|---|
|  Wetland    |  Class 1 |
|  Floodplain |  Class 2 |



Petition 11472  
 MARK A & JOANN M  
 HALVERSON



Parcel Summary

More +

Municipality Name	TOWN OF CHRISTIANA
Parcel Description	SEC 5-6-12 PRT SE1/4SE1/4, SEC 4-6-12 PR...
Owner Names	MARK A HALVERSON JOANN M HALVERSON
Primary Address	No parcel address available.
Billing Address	3393 JOHN DEERE LN DEERFIELD WI 53531

Assessment Summary

More +

Assessment Year	2019
Valuation Classification	G4 G5 G5M
Assessment Acres	68.350
Land Value	\$117,500.00
Improved Value	\$0.00
Total Value	\$117,500.00

Show Valuation Breakout

Open Book

Open Book dates have passed for the year

Starts: ~~06/25/2019 04:30 PM~~

Ends: ~~06/25/2019 06:30 PM~~

About Open Book

Board Of Review

Board of Review dates have passed for the year

Starts: ~~07/02/2019 04:30 PM~~

Ends: ~~07/02/2019 06:30 PM~~

About Board Of Review

### Zoning Information

For the most current and complete zoning information, contact the Division of Zoning.

### Zoning

FP-35 DCPREZ-2019-00017

NOTICE: Some portion of this parcel either contains or is in close proximity to sensitive environmental features (i.e. shorelands, floodplains, or wetlands), and Dane County regulations may apply. Please contact the Dane County Zoning Division at (608) 266-4266 for additional permitting information.

Zoning District Fact Sheets

### Parcel Maps



DCiMap

### Tax Summary (2018)

More +

E-Statement

E-Bill

E-Receipt

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$117,600.00	\$0.00	\$117,600.00
<b>Taxes:</b>		\$1,581.81
<b>Lottery Credit(-):</b>		\$0.00
<b>First Dollar Credit(-):</b>		\$0.00
<b>Specials(+):</b>		\$0.00
<b>Amount:</b>		\$1,581.81

## District Information

Type	State Code	Description
REGULAR SCHOOL	1309	DEERFIELD SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE

## Recorded Documents

Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	06/22/1998	2983982		

Show More ▼

## DocLink

DocLink is a feature that connects this property to recorded documents. If you'd like to use DocLink, all you need to do is select a link in this section. There is a fee that will require either a credit card or user account. [Click here for instructions.](#)

By Parcel Number: 0612-043-9004-0

PLEASE TURN OFF YOUR POP UP BLOCKER TO VIEW DOCLINK DOCUMENTS. If you're unsure how to do this, please contact your IT support staff for assistance. You will be unable to view any documents purchased if your pop up blocker is on.



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210 Martin Luther King Jr. Blvd

City-County Bldg. Room 116

Madison, WI 53703



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Current Owner  
990 HILLCREST RD  
DEERFIELD, WI 53531

MARK A HALVERSON  
3393 JOHN DEERE LN  
DEERFIELD, WI 53531

DOLLIE R BIRKREM  
970 STATE HIGHWAY 73  
DEERFIELD, WI 53531

TIMOTHY J BARNHART  
1101 HILLCREST DR  
DEERFIELD, WI 53531

CURRIE TR, JOHN A & KAREN J  
972 HILLCREST RD  
DEERFIELD, WI 53531

MARGARET B BONG  
1061 HILLCREST RD  
DEERFIELD, WI 53531

KENNETH D BURCZYK  
1075 HILLCREST RD  
DEERFIELD, WI 53531

CURRIE TR, JOHN A & KAREN J  
972 HILLCREST RD  
DEERFIELD, WI 53531

DOMINIC J SOPKOVICH  
2924 EVERGREEN DR  
CAMBRIDGE, WI 53523

JEREMY MARTIN  
1021 HILLCREST RD  
DEERFIELD, WI 53531

LLOYD E MELTON  
1060 PRAIRIE QUEEN RD  
CAMBRIDGE, WI 53523

DOMINIC J SOPKOVICH  
2924 EVERGREEN DR  
CAMBRIDGE, WI 53523

Current Owner  
920 PRAIRIE QUEEN RD  
CAMBRIDGE, WI 53523

CURRIE TR, JOHN A & KAREN J  
972 HILLCREST RD  
DEERFIELD, WI 53531

JAMES ROCKNEY  
928 PRAIRIE QUEEN RD  
CAMBRIDGE, WI 53523

ARINGTON TREE FARM LLC  
2935 EVERGREEN DR  
CAMBRIDGE, WI 53523

Current Owner  
920 PRAIRIE QUEEN RD  
CAMBRIDGE, WI 53523

LLOYD E MELTON  
1060 PRAIRIE QUEEN RD  
CAMBRIDGE, WI 53523

DAVID J ZANDER  
1076 HILLCREST RD  
DEERFIELD, WI 53531

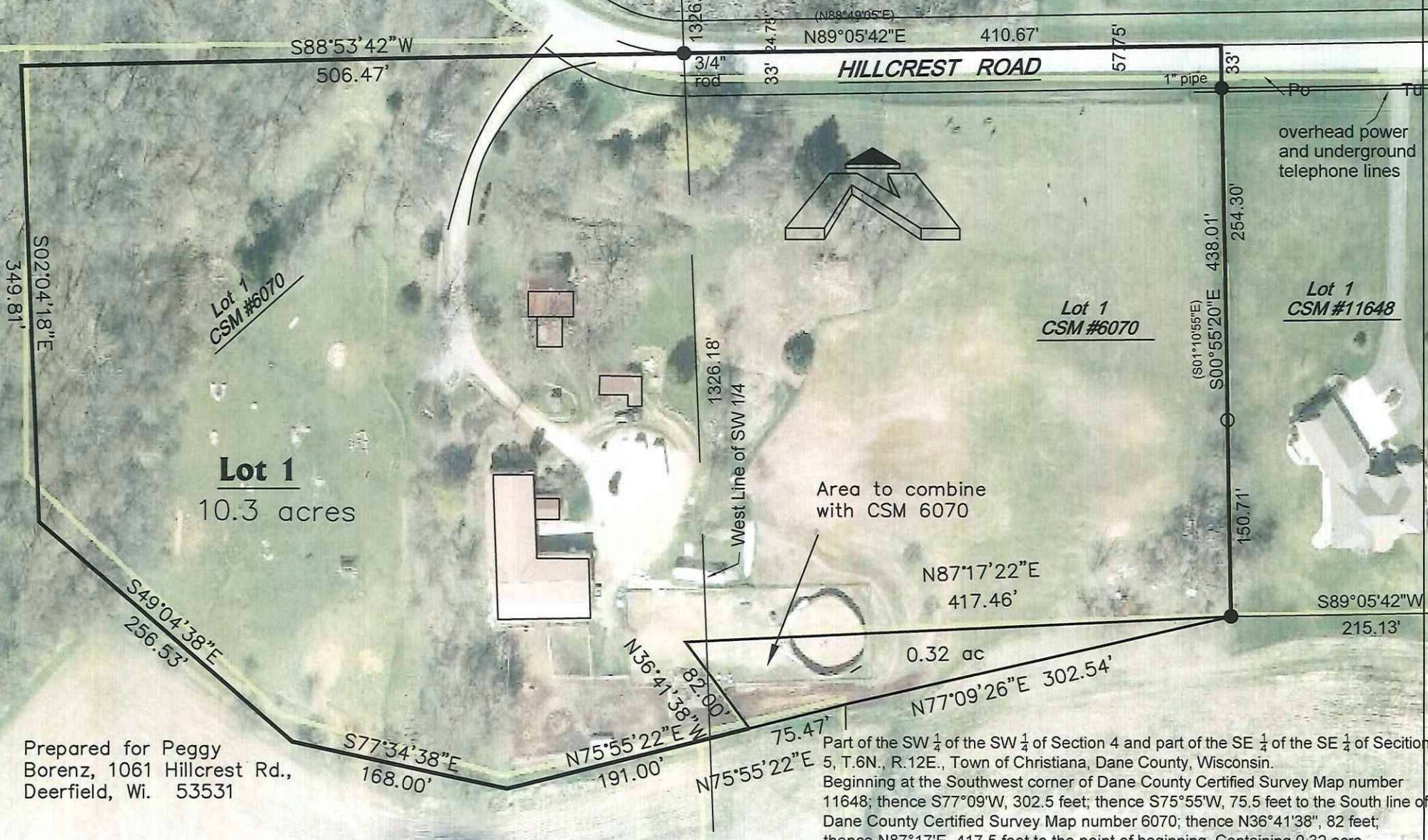


# Preliminary Certified Survey

Lot 1, Dane County Certified Survey Map number 6070, being part of the SW 1/4 of the SW 1/4 of Section 4 and part of the SE 1/4 of the SE 1/4 of Section 5, T.6N., R.12E., Town of Christiana, Dane County, Wisconsin

West 1/4 Corner, Section 4,

Scale 1" = 100'



overhead power and underground telephone lines

Lot 1  
CSM #6070

Lot 1  
CSM #6070

Lot 1  
CSM #11648

**Lot 1**  
10.3 acres

Area to combine with CSM 6070

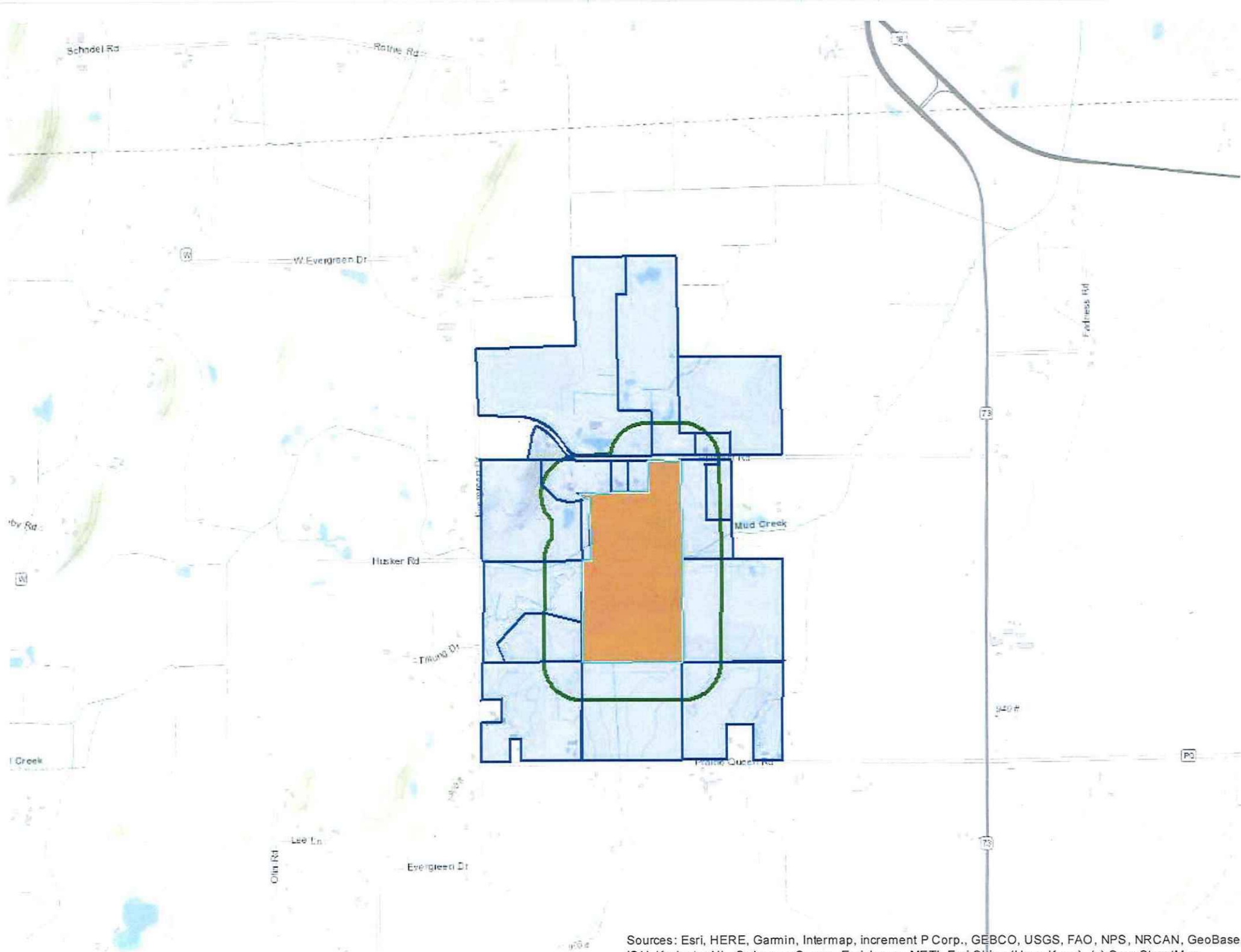
N87°17'22"E  
417.46'

0.32 ac  
N77°09'26"E 302.54'

Prepared for Peggy Borenz, 1061 Hillcrest Rd., Deerfield, Wi. 53531

Part of the SW 1/4 of the SW 1/4 of Section 4 and part of the SE 1/4 of the SE 1/4 of Section 5, T.6N., R.12E., Town of Christiana, Dane County, Wisconsin. Beginning at the Southwest corner of Dane County Certified Survey Map number 11648; thence S77°09'W, 302.5 feet; thence S75°55'W, 75.5 feet to the South line of Dane County Certified Survey Map number 6070; thence N36°41'38", 82 feet; thence N87°17'E, 417.5 feet to the point of beginning. Containing 0.32 acre.





Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap