

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
12/13/2017	DCPREZ-2017-11248
Public Hearing Date	C.U.P. Number
02/27/2018	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME DONALD L PARRELL	PHONE (with Area Code) (608) 767-2427	AGENT NAME JOHN HALVERSON	PHONE (with Area Code) (608) 843-7498
BILLING ADDRESS (Number & Street) 4543 BLUE MOUNDS TRL		ADDRESS (Number & Street) 6381 COON ROCK RD	
(City, State, Zip) BLACK EARTH, WI 53515		(City, State, Zip)	
E-MAIL ADDRESS		E-MAIL ADDRESS JOHN@HALVERSONSURVEYING.COM	

ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE/CUP					
4543 BLUE MOUNDS TRAIL					
TOWNSHIP VERMONT	SECTION 3	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0706-033-9070-0					

REASON FOR REZONE			CUP DESCRIPTION	
CREATING TWO RESIDENTIAL LOTS				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
RH-4 Rural Homes District	RH-3 Rural Homes District	8.76		
RH-4 Rural Homes District	RH-3 Rural Homes District	8.42		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No 1	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	INSPECTOR'S INITIALS SLJ3	SIGNATURE:(Owner or Agent) <i>Donald L Parrell</i>
Applicant Initials <i>DP</i>	Applicant Initials <i>DP</i>	Applicant Initials <i>DP</i>		PRINT NAME: Donald L Parrell
				DATE: Dec 13, 2017

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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 Don & Margherita Parrell Agent's Name John Halverson
 Address 4543 Blue Mounds Trail Address 6381 Coon Rock Rd Arena, WI
 Phone 608-767-2421 Black Earth, WI Phone 608-843-7498
53515
 Email _____ Email John@halversonsurveying.com

Town: VERMONT Parcel numbers affected: 67666390700

Section: 3 Property address or location: 4543 Blue Mounds Trail

Zoning District change: (To / From / # of acres) RH-4 → RH-3
8.76 acres and 8.42 acres = 17.22

Soil classifications of area (percentages) Class I soils: 0 % Class II soils: 0 % Other: 100 %
NAC2 161D2

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:

CREATING TWO LOTS, LOT 1 CONSISTS OF EXISTING HOUSE
AND LOT 2 IS PROPOSED TO BE SOLD TO DAUGHTER'S
SON-IN-LAW TO CONSTRUCT A HOUSE

I authorize that I am the owner or have permission to act on behalf of the owner of the property.
Submitted By: Don Parrell

Date: 12-12-17

Legal Description:



Lot 1 ~~CSM~~
of CSM 11526

Parcel Number - 060/0706-033-9070-0

Current

< Parcel Parents

Summary Report

Parcel Detail		Less —
Municipality Name	TOWN OF VERMONT	
State Municipality Code	060	
PLSS (T,R,S,QQ,Q)	07N 06E 03 SW SW (Click link above to access images for Qtr-Qtr)	
Section	07N 06E 03 (Click link above to access images for Section)	
Plat Name	<p>CSM 11526 (Click link above to access images for Plat)</p> <p>CSM 11526 (Click link above to access images for Surveys within Plat)</p>	
Block/Building		
Lot/Unit	<p>1 (Click link above to see images for this Lot)</p>	
Parcel Description	<p>LOT 1 CSM 11526 CS70/152-153 09-14-05 DESCR AS SEC 03-06-07 PRT OF SW1/4 SW1/4 & PRT SE1/4 SW1/4 (18.731 ACRE)</p> <p>This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.</p>	
Current Owner	DONALD L PARRELL	
Current Co-Owner	MARGUERITE E PARRELL	
Primary Address	4543 BLUE MOUNDS TRL	
Billing Address	4543 BLUE MOUNDS TRL BLACK EARTH WI 53515	

Assessment Summary		More +
Assessment Year	2017	
Valuation Classification	G1 G5 G6	
Assessment Acres	18.731	
Land Value	\$126,800.00	
Improved Value	\$138,000.00	
Total Value	\$264,800.00	

Show Valuation Breakout

Open Book

Open Book dates have passed for the year

Starts: ~~04/27/2017~~ - 04:00 PM

Ends: ~~04/27/2017~~ - 06:00 PM

[About Open Book](#)

Board Of Review

Board of Review dates have passed for the year

Starts: ~~05/22/2017~~ - 06:00 PM

Ends: ~~05/22/2017~~ - 08:00 PM

[About Board Of Review](#)

Show Assessment Contact Information ▼

Zoning Information

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

Zoning

RH-4 DCPREZ-0000-09272

[Zoning District Fact Sheets](#)

Parcel Maps



Surveyor Map

DCiMap

Google Map

Bing Map

Tax Summary (2017)

More +

Dane County is currently processing tax bills. During this time, current year tax information is not available on AccessDane. Please contact your local municipality for up to date tax information.

District Information

Type	State Code	Description
REGULAR SCHOOL	0469	WIS HEIGHTS SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	30BE	BLACK EARTH FIRE
OTHER DISTRICT	30BE	BLACK EARTH EMS

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	06/15/1994	2609590	27707	10

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: 0706-033-9070-0

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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001102



THOM R. GRENLIE REGISTERED LAND SURVEYOR S1051
400 S NINE MOUND RD, VERONA, WISCONSIN 53593 PHONE: (608) 845-6882

SURVEYOR'S CERTIFICATE

State of Wisconsin)
County of Dane) SS.

CERTIFIED SURVEY MAP

I, Thom R. Grenlie, hereby certify that this survey is in compliance with Chapter 236.34 of Wisconsin Statutes.

I also certify that I have surveyed and mapped the lands described hereon and that the map is a correct representation in accordance with the information provided.

Thom R. Grenlie
9-7-05

LEGAL DESCRIPTION: A PART OF THE SOUTH 1/2 OF THE THOM R. GRENLIE, REGISTERED LAND SURVEYOR SOUTHWEST 1/4 OF SECTION 3, T7N, R6E, TOWN OF VERMONT, DANE COUNTY, WI, DESCRIBED THUSLY COMMENCING AT THE SOUTHWEST COR. OF SEC. 3; THENCE N0°02'04''E ALONG THE SECTION LINE 1314.70 FEET; THENCE N88°34'29''E 495.00 FEET TO THE POINT OF BEGINNING; THENCE N88°34'29''E 2097.00 FEET; THENCE S0°00'24''E 1095.02 FEET TO THE CENTERLINE OF BLUE MOUNDS TRAIL; THENCE ALONG A CURVE TO THE RIGHT OF RADIUS 533 FEET AND LONG CHORD OF N76°54'27''W 146.35 FEET; THENCE N69°01'W 185.79 FEET; THENCE ALONG A CURVE TO THE LEFT OF RADIUS 350 FEET AND LONG CHORD OF S86°47'30''W 286.85 FEET; THENCE S62°36'W 108.98 FEET; THENCE ALONG A CURVE TO THE RIGHT OF RADIUS 533 FEET AND LONG CHORD OF S75°46'30''W 242.97 FEET; THENCE S88°57'W 341.72 FEET; THENCE ALONG A CURVE TO THE LEFT OF RADIUS 1800 FEET AND LONG CHORD OF S79°42'W 578.67 FEET; THENCE S70°27'W 266.93 FEET; THENCE N0°02'04''E 1268.13 FEET TO THE POINT OF BEGINNING. SUBJECT TO BLUE MOUNDS TRAIL ALONG SOUTHERLY 33 FEET THEREOF.

OWNERS CERTIFICATE: AS OWNERS, WE HEREBY CERTIFY THAT WE CAUSED THE ABOVE LANDS TO BE SURVEYED, DIVIDED AND MAPPED. WE ALSO CERTIFY THAT THIS CERTIFIED SURVEY MAP IS REQUIRED BY S.75.17(1)(A), DANE COUNTY CODE OF ORDINANCES TO BE SUBMITTED TO THE DANE COUNTY ZONING & LAND REGULATION COMMITTEE FOR APPROVAL.

Donald L. Parrell
DONALD L. PARRELL

Marguerite E. Parrell
MARGUERITE E. PARRELL

NOTARY PUBLIC: PERSONALLY CAME BEFORE ME THIS 10th DAY OF SEPTEMBER, 2005, THE ABOVE-NAMED OWNERS, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

MY COMM. EXPIRES: 1-28-07

Thom R. Grenlie
NOTARY PUBLIC, DANE COUNTY, WI

TOWN OF VERMONT: APPROVED PER THE TOWN BOARD OF THE TOWN OF VERMONT.

DATE: 9/13/05

Marc Robertson
MARC ROBERTSON, TOWN CLERK

LEGEND

Scale: 1 inch = 200 ft.
● iron stake found
○ 1"x24" iron pipe set min. wt.=1.13#/in ft.

SURVEYED TG EH HC
DRAWN HC
APPROVED
FIELD BOOK 149-18
DATE 9-7-05
TAPE/FILE
PAGE #1 OF 2 PAGES

OFFICE MAP NO. 3426

SURVEYED FOR: DON PARRELL 767-2427
4543 BLUE MOUNDS TRAIL, BLACK EARTH, WI 53515
DESCRIPTION-LOCATION: PRT S1/2, SW1/4, SEC. 3
T7N, R6E, TOWN OF VERMONT, DANE COUNTY, WI

APPROVED FOR RECORDING PER DANE COUNTY ZONING & LAND REGULATION COMM. action of September 13, 2005

REGISTER OF DEEDS CERTIFICATE N. SCRIBNER, AGENT
Received for recording this 14th day of September, 2005 at 12:12 o'clock P.m. and recorded in Volume 70 of Certified Survey Maps of Dane County on Page 152-153

DOCUMENT # 4107501
CERTIFIED SURVEY MAP # 11526 Vol. 70 Page 152

Done filed by Martha Paschal
Register of Deeds



SoD
BaD2
EhE2
EhE2

PrC PrC

BaD2

1125F

1125F

BaD2

BaC2
BaC2

BaD2
BaD2

EhE2

EhE2

NeC2

NeC2

1125F 1125F

4574

Old Indian Trl

1125F
1125F

PrC

BaD2

4543

161D2

4579

161D2

SnD2
SnD2

EmD2
EmD2

SoE
SoE

4557

1125F
1125F

4612

TrB
TrB

4549

Blue Mounds Trl

1125F
1125F

1125F
1125F

SmC2
SmC2

4511
BaD2
BaD2

161C2

161C2

1145F
1145F

EhE2

EhE2

SmD2
SmD2

4520

1125F
1125F

161D2

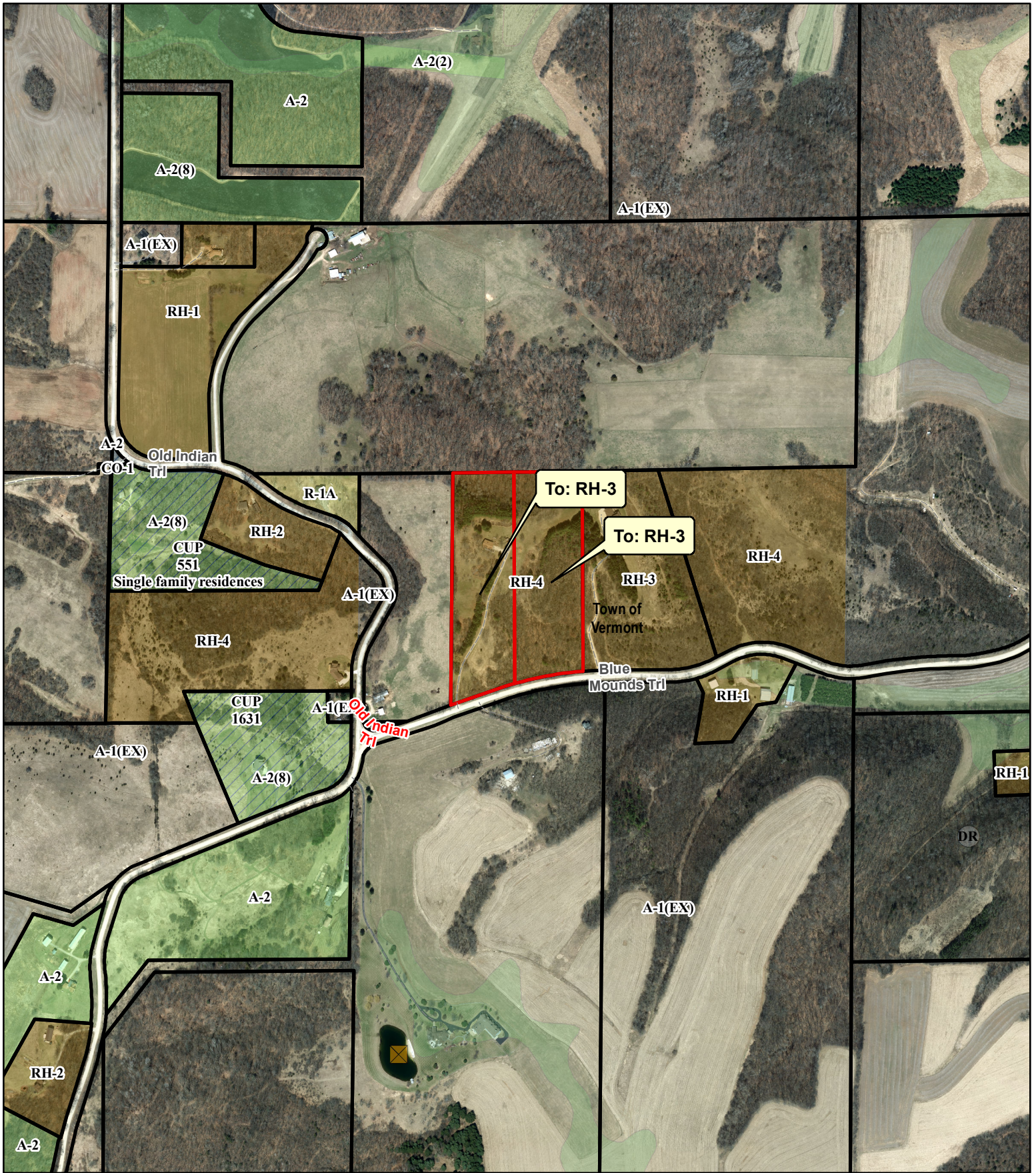
161D2

161D2

NeB2
NeB2

NeB2

1145F
SmD2



Legend

Significant Soils Floodplain

Class Wetland

Class 1

Class 2



0 235 470 940 Feet



Petition 11248
DONALD L PARRELL