Dane County Zoning & Land Regulation Committee
Land Division / Subdivision Variance Application

Date: 11-17-16

Landowner information:
Name: Terry M. McCaughey
Address: 4487 State Highway 73   City: Deerfield   Zip Code: 53531
Daytime phone: (608) 764-5941
Fax: _____   E-mail: _____

Applicant information (if different from landowner):
Name: Jeremy Riesop
Address: 306 W. Quarry St.   City: Deerfield   Zip Code: 53531
Daytime phone: (608) 764-5602
Fax: _____   E-mail: wismapping@charter.net
Relationship to landowner: _____
Are you submitting this application as an authorized agent for the landowner?   Yes ✓   No ___

Property information:

Property address: 4485 State Highway 73, Deerfield, WI.

Tax Parcel ID #: 0712-092-8000-5

Certified Survey Map application #: _____   Date Submitted: _____

Subdivision Plat application #: _____   Subdivision Name: _____

Rezone or CUP petition #(if any): _____   Rezone / CUP public hearing date: _____

Summary of Variance Request:

What ordinance provision(s) are you seeking a variance from? (e.g., 66' lot road frontage requirement)
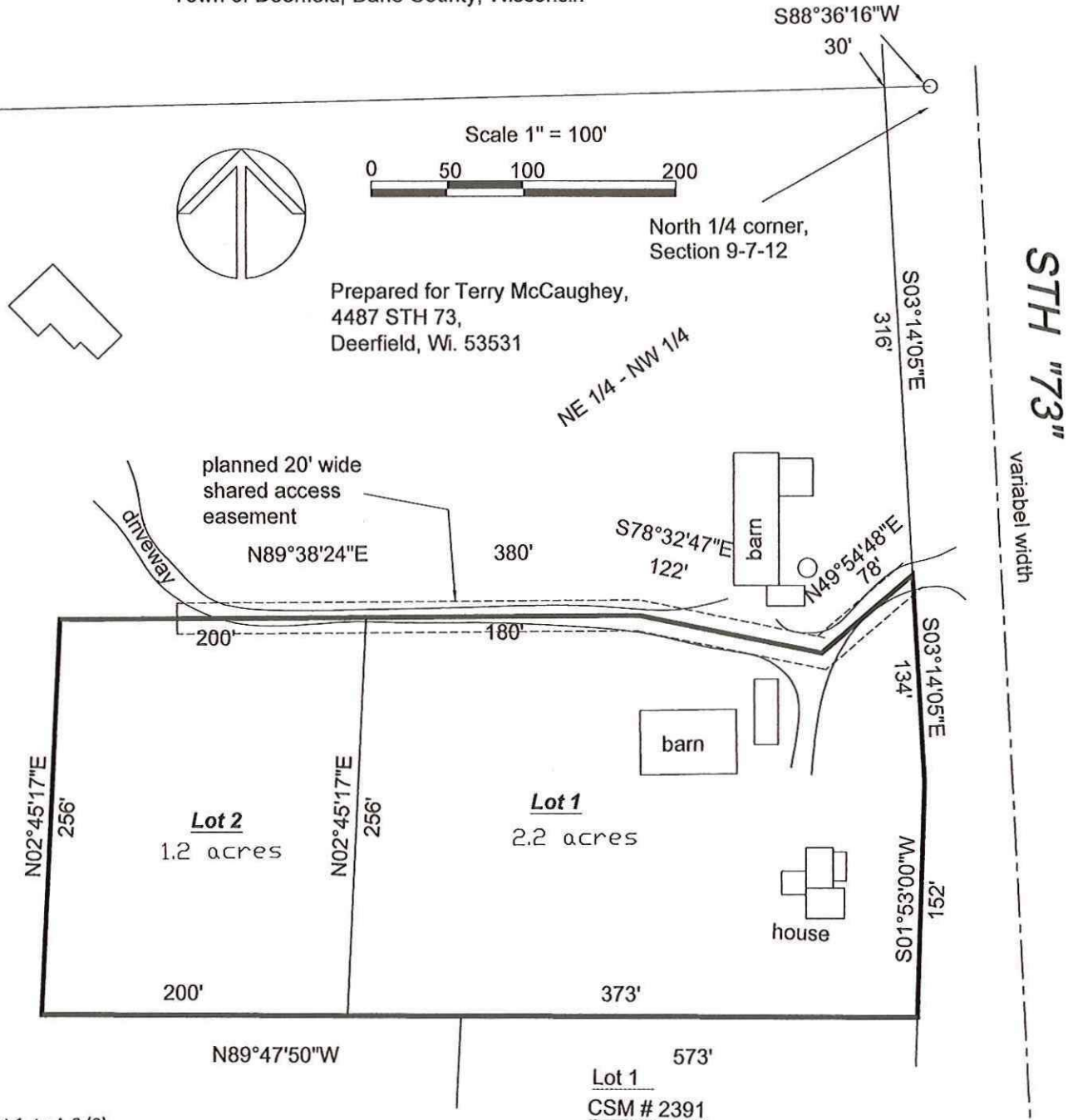
Variance regarding 66' lot road frontage

What hardship(s) will result if a variance is not granted? (Be specific, use additional pages if necessary.)

Access to Lot 2 of Preliminary Certified Survey

Applicants will be informed as to time and date of the meeting when their appeal will be heard by the Zoning & Land Regulation Committee.

G:\TEMP\Variance application (subdivision ordinance).doc

Preliminary Certified Survey Map

Part of the NE 1/4 of the NW /4 of Section 9, T.7N., R.12E.,
Town of Deerfield, Dane County, Wisconsin

S88°36'16"W
30'

Scale 1" = 100'

0   50   100   200

North 1/4 corner,
Section 9-7-12

Prepared for Terry McCaughey,
4487 STH 73,
Deerfield, Wi. 53531

NE 1/4 - NW 1/4

STH "73"
variabel width

S03°14'05"E
316'

planned 20' wide
shared access
easement

N89°38'24"E

driveway

380'

S78°32'47"E
122'

barn

N49°54'48"E
78'

S03°14'05"E
134'

200'

180'

N02°45'17"E
256'

Lot 2
1.2 acres

N02°45'17"E
256'

Lot 1
2.2 acres

barn

house

S01°53'00"W
152'

200'

373'

N89°47'50"W

573'

Lot 1
CSM # 2391

Lot 1, to A-2 (2)
Part of the NE ¼ of the NW ¼ of Section 9, T.7N., R.12E., Town of Deerfield, Dane County, Wisconsin, described as follows:

Commencing at the North ¼ corner of Section 9; thence S88°36'16"W along the North line of the NE ¼ of the NW ¼, 30 feet to the West line of State Trunk Highway 73; thence S03°14'05"E along said West line,
316 feet to the point of beginning; thence continue S03°14'05"E along said line, 134 feet; thence S01°53'00"W along said line, 152 feet to the Northeast corner of lot 1 of Dane County Certified Survey Map number 2391; thence N89°47'50"W along said North line, 373 feet; thence N02°45'17"E, 256 feet; thence N89°38'24"E, 180 feet; thence S78°32'47"E, 122 feet; thence N49°54'48"E, 78 feet to the point of beginning. The above described containing 2.2 acres more or less.

Lot 2, to A-2(1)
Part of the NE ¼ of the NW ¼ of Section 9, T.7N., R.12E., Town of Deerfield, Dane County, Wisconsin, described as follows:

Commencing at the North ¼ corner of Section 9; thence S88°36'16"W along the North line of the NE ¼ of the NW ¼, 30 feet to the West line of State Trunk Highway 73; thence S03°14'05"E along said West line,
450 feet; thence S01°53'00"W along said line, 152 feet to the Northeast corner of lot 1 of Dane County Certified Survey Map number 2391; thence N89°47'50"W along said North line, 373 feet to the point of beginning; thence continue N89°47'50"W, 200 feet; thence N02°45'17"E, 256 feet; thence N89°38'24"E, 200 feet; thence S02°45'17"W, 256 feet to the point of beginning. The above described containing 1.2 acres more or less.

From:	Jim Lowrey <jimsrealfarm@yahoo.com>
Sent:	Monday, January 02, 2017 8:49 AM
To:	Everson, Daniel
Subject:	Land division waiver McCoughey Deerfield

Hi Dan,

My Name is Jim Lowrey, I am the Agent involved in the rezone of the McCaughey property in the Town of Deerfield. We are requesting a variance for this property, as Hwy 73 is a controlled access Hwy.
The front lot consisting of the existing home is fine, the back lot is where the hardship comes in, as the barn will stay with the remaining acreage, so there isn't a good way to establish the 66 ft. touch for the
New 1.2 acre lot. McCaughey lives in the home to the back of this property, he already has people in mind that would be purchasing both sites. The family that currently lives in the original farm home would like
To build new and stay on the farm. The original home would then be purchased by a young Lady that Mr. McCaughey has been teaching how to train horses.

I hope this will satisfy the required statement for the variance, if you have any questions, you are more than welcome to call me, or email is fine also.

Thank you,
Jim Lowrey
jimsrealfarm@yahoo.com
608-334-5376