

Dane County Rezone Petition

Application Date	Petition Number
07/14/2021	DCPREZ-2021-11737
Public Hearing Date	
09/28/2021	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME BLUE HAVEN FARMS LLC	PHONE (with Area Code) (608) 516-6710	AGENT NAME WILLIAMSON SURVEYING AND ASSOCIATES	PHONE (with Area Code) (608) 255-5705
BILLING ADDRESS (Number & Street) 5207 LINCOLN RD		ADDRESS (Number & Street) 104A W MAIN STREET	
(City, State, Zip) OREGON, WI 53575		(City, State, Zip) WAUNAKEE, WI 53597	
E-MAIL ADDRESS rogerparson5207@gmail.com		E-MAIL ADDRESS CHRIS@WILLIAMSONSURVEYING.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	
5207 Lincoln Road					
TOWNSHIP OREGON	SECTION 14	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0509-142-8101-0		0509-142-8527-0			

REASON FOR REZONE

SALE OF 24.1 ACRES OF FARMLAND TO NEIGHBOR

FROM DISTRICT:	TO DISTRICT:	ACRES
FP-35 Farmland Preservation District	FP-1 Farmland Preservation District	24.1
FP-35 Farmland Preservation District	RM-16 Rural Mixed-Use District	27.9

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 checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	INSPECTOR'S INITIALS RWL1	SIGNATURE:(Owner or Agent) PRINT NAME: DATE:
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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:	Blue Haven Farms LLC - Roger	Agent Name:	Williamson Surveying & Assoc. LLC
Address (Number & Street):	5207 Lincoln Rd	Address (Number & Street):	104A W Main St
Address (City, State, Zip):	Oregon, WI 53575	Address (City, State, Zip):	Waunakee, WI 53597
Email Address:	rogerparsons5207@gmail.com	Email Address:	chris@williamsonsurveying.com
Phone#:	608-516-6710	Phone#:	608-255-5705

PROPERTY INFORMATION	
Township: Oregon	Parcel Number(s): 0509-142-8101-0 & 0509-142-8527-0
Section: 14	Property Address or Location: 5207 Lincoln Rd

REZONE DESCRIPTION		
<p>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.</p>	<p>Is this application being submitted to correct a violation? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/></p>	
<p>Roger Parsons is requesting a rezone in order to sell off approximately 24.10 acres of farm land to a neighbor. His remaining farm buildings and land will be approximately 27.93 acres. The rezone will allow the farm parcel (FP-1) to be sold off and his remaining land (RM-16) to comply with zoning standards.</p>		
Existing Zoning District(s)	Proposed Zoning District(s)	Acres
FP-35	FP-1	24.10
FP-35	RM-16	27.93

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 |
|--|--|---|---|---|

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

Date 7-12-2021



REZONE MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

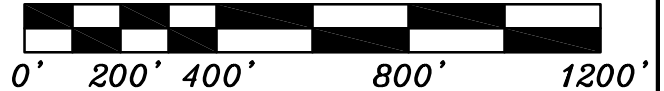
NDA T. PRIEVE & CHRIS W. ADAMS, PROFESSIONAL LAND SURVEYORS
 104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

Located in the SE, SW, NW and NE ¼'s of the NW ¼ of Section 14, T5N, R9E,
 Town of Oregon, Dane County, Wisconsin.

PREPARED FOR:

TIM MELLUM
 5275 LINCOLN RD
 OREGON, WI 53575

SCALE 1" = 400'

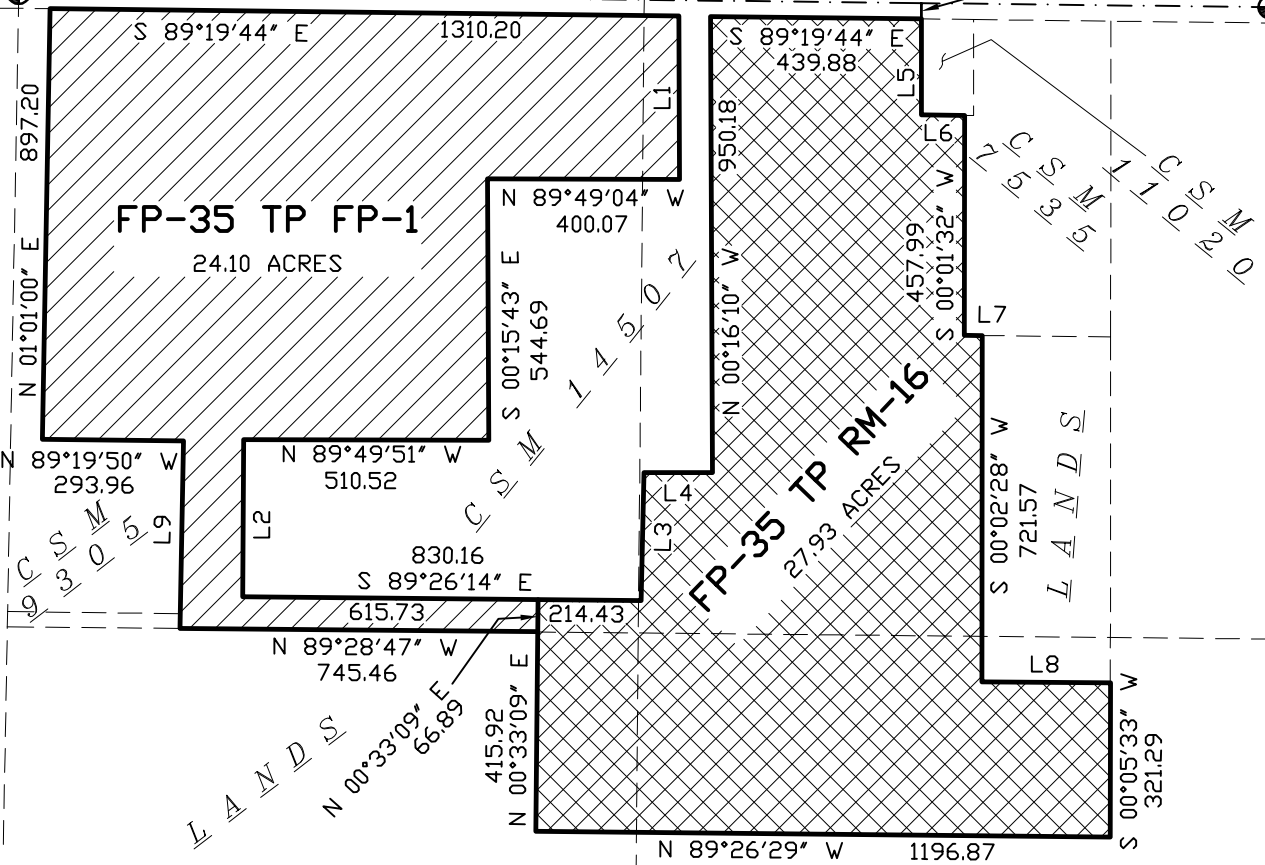


NW CORNER
 SEC. 14
 T5N, R9E

L I N C O L N R O A D

TOTAL SECTION LINE = S 89°19'44" E 2607.03
 1881.38

N 00°02'39" E
 33.00
 NW ¼ CORNER
 SEC. 14
 T5N, R9E



L1	S 00°15'03" E	340.19
L2	S 00°24'45" W	327.59
L3	N 01°17'24" E	267.07
L4	S 89°57'04" E	143.16
L5	S 00°02'39" E	199.77
L6	S 89°11'39" E	89.70
L7	S 89°18'33" E	37.07
L8	S 89°35'24" E	267.83
L9	N 01°03'42" E	390.76

FP-35 to RM-16

A parcel of land being part of the SE, SW, NW and NE ¼'s of the NW ¼ of Section 14, T5N, R9E, in the Town of Oregon, Dane County, Wisconsin more particularly described as follows:

Commencing at the Northwest corner of said Section 14; thence S 89°19'44" E, 1881.38 feet; thence S 00°02'39" W, 33.00 feet to the southerly right of way of Lincoln Road and the point of beginning.

thence S 00°02'39" W, 199.77 feet; thence S 89°11'39" E, 89.70 feet; thence S 00°01'32" W, 457.99 feet; thence S 89°18'33" E, 37.07 feet; thence S 00°02'28" W, 721.57 feet; thence S 89°35'24" E, 267.83 feet; thence S 00°05'33" W, 321.29 feet; thence N 89°26'29" W, 1196.87 feet; thence N 00°33'09" E, 482.81 feet; thence S 89°26'14" E, 214.43 feet; thence N 01°17'24" E, 267.07 feet; thence S 89°57'04" E, 143.16 feet; thence N 00°16'10" W, 950.18 feet; thence S 89°19'44" E, 439.88 feet to the point of beginning. This description contains 27.93 acres.

FP-35 to FP-1

A parcel of land being part of the NW & NE ¼'s of the NW ¼ of Section 14, T5N, R9E, in the Town of Oregon, Dane County, Wisconsin more particularly described as follows:

Commencing at the Northwest corner of said Section 14; thence S 89°19'44" E, 66.00 feet; thence S 01°01'00" W, 33.00 feet to the southerly right of way of Lincoln Road and the point of beginning.

thence S 89°19'44" E along said right of way line, 1310.20 feet; thence S 00°15'03" E, 340.19 feet; thence N 89°49'04" W, 400.07 feet; thence S 00°15'43" E, 544.69 feet; thence N 89°49'51" W, 510.52 feet; thence S 00°24'45" W, 327.59 feet; thence S 89°26'14" E, 615.73 feet; thence S 00°33'09" W, 66.89 feet; thence N 89°28'47" W, 745.46 feet; thence N 01°03'42" E, 390.76 feet; thence N 89°19'50" W, 293.96 feet; thence N 01°01'00" E, 897.20 feet to the southerly right of way of Lincoln Road and the point of beginning. This description parcel contains 24.10 acres.