

Dane County Rezone Petition

Application Date	Petition Number
12/19/2024	DCPREZ-2024-12143
Public Hearing Date	
02/25/2025	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME JOYCE AUCHTUNG C/O DAVE AUCHTUNG	PHONE (with Area Code) (608) 516-2902	AGENT NAME BIRRENKOTT SURVEYING - BRYAN STUECK	PHONE (with Area Code) (608) 837-7463
BILLING ADDRESS (Number & Street) 1316 SUN PRAIRIE RD		ADDRESS (Number & Street) PO BOX 237	
(City, State, Zip) MARSHALL, WI 53559		(City, State, Zip) Sun Prairie, WI 53590	
E-MAIL ADDRESS		E-MAIL ADDRESS bstueck@birrenkottsurveying.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	
1316 Sun Prairie Road					
TOWNSHIP YORK	SECTION 19	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0912-194-8000-8		0912-203-9000-4		0912-203-8500-1	

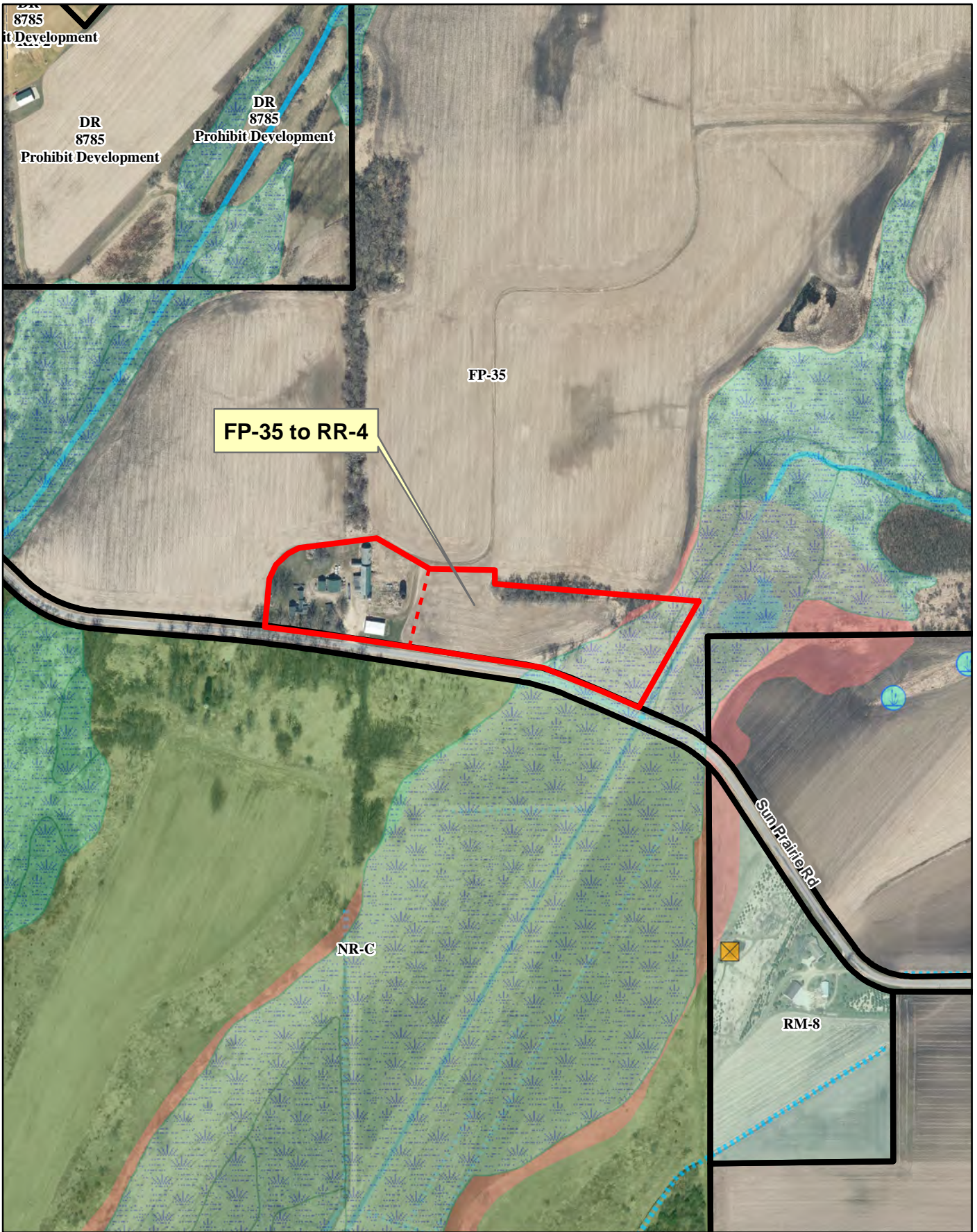
REASON FOR REZONE

CREATE LOT FOR EXISTING RESIDENCE AND CREATE ONE RESIDENTIAL LOT

FROM DISTRICT:	TO DISTRICT:	ACRES
FP-35 Farmland Preservation District	RR-4 Rural Residential District	11.49

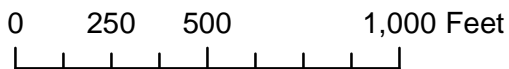
C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	INSPECTOR'S INITIALS RWL1	SIGNATURE:(Owner or Agent) PRINT NAME: DATE:
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COMMENT: There is a maximum 10% building coverage under the RR-4 Zoning District. Surveyor is required to verify lot coverage.



Legend

-  Wetland
-  Floodplain



Petition 12143
Auchtung



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:	Joyce Auchtung C/O Dave Auchtung	Agent Name:	Birrenkott Surveying- Bryan Stueck
Address (Number & Street):	1316 Sun Prairie Road	Address (Number & Street):	PO BOX 237
Address (City, State, Zip):	Marshall, WI 53559	Address (City, State, Zip):	Sun Prairie, WI 53590
Email Address:		Email Address:	bstueck@birrenkottsurveying.com
Phone#:	608-516-2902	Phone#:	608-837-7463

PROPERTY INFORMATION			
Township:	York	Parcel Number(s):	0912-203-9000-4; 0912-203-8500-1; 0912-194-800-8
Section:	19 & 20	Property Address or Location:	1316 Sun Prairie Road

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>

Create a residential property around farm buildings and create a residential lot

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
FP-35	RR-4	11.489

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 type="checkbox"/> Scaled drawing of proposed property boundaries	<input type="checkbox"/> Legal description of zoning boundaries	<input type="checkbox"/> Information for commercial development (if applicable)	<input type="checkbox"/> Pre-application consultation with town and department staff	<input 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 **Bryan Stueck** Digitally signed by Bryan Stueck
Date: 2024.12.19 14:43:40 -06'00'

Date 12/19/24



BIRRENKOTT SURVEYING

P.O. Box 237
1677 N. Bristol Street
Sun Prairie, WI. 53590
Phone (608) 837-7463
Fax (608) 837-1081



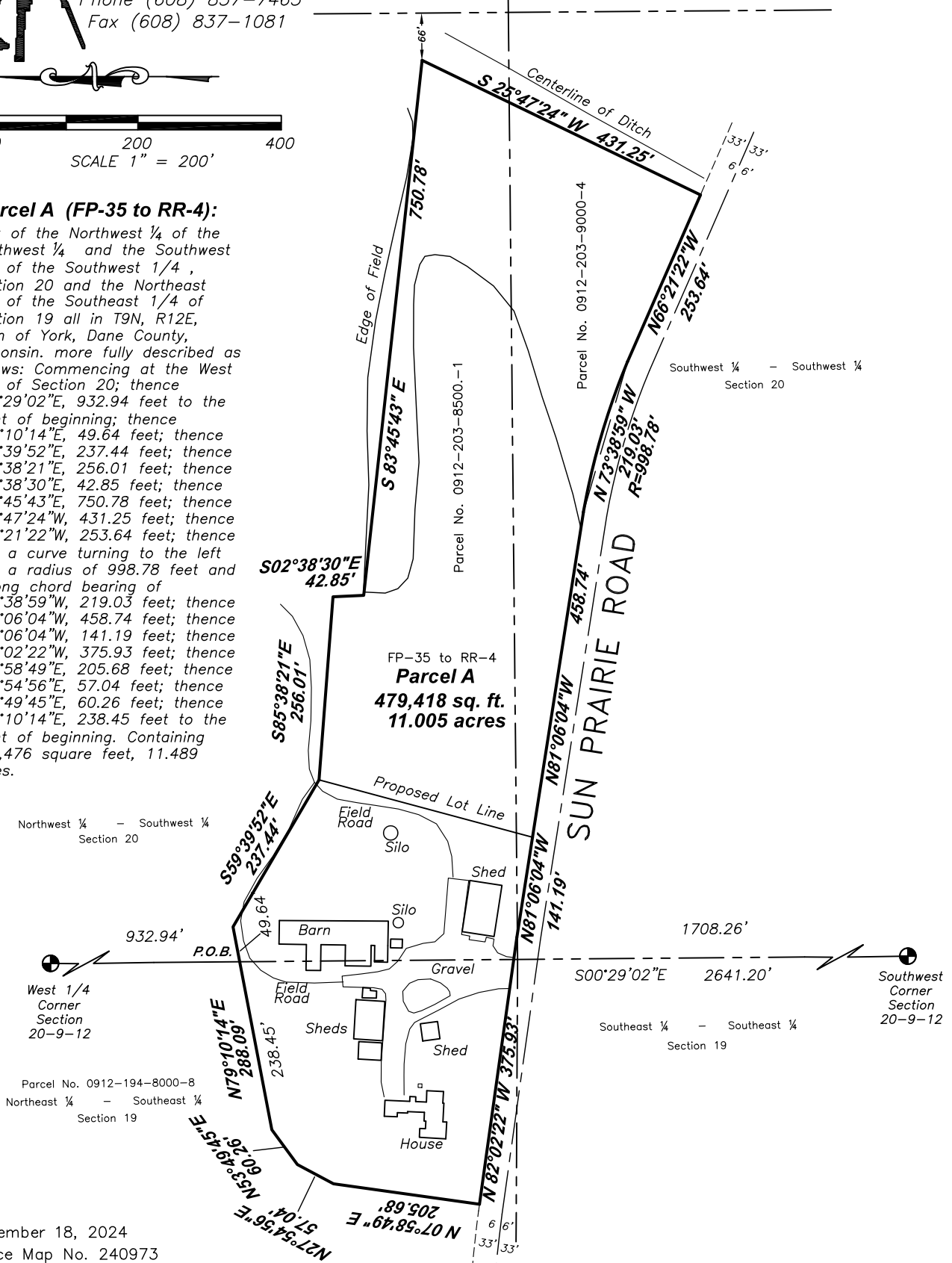
0 200 400
SCALE 1" = 200'

ZONING MAP

Part of the Northwest 1/4 of the Southwest 1/4 and the Southwest 1/4 of the Southwest 1/4, Section 20 and the Northeast 1/4 of the Southeast 1/4 of Section 19 all in T9N, R12E, Town of York, Dane County, Wisconsin.

Parcel A (FP-35 to RR-4):

Part of the Northwest 1/4 of the Southwest 1/4 and the Southwest 1/4 of the Southwest 1/4, Section 20 and the Northeast 1/4 of the Southeast 1/4 of Section 19 all in T9N, R12E, Town of York, Dane County, Wisconsin, more fully described as follows: Commencing at the West 1/4 of Section 20; thence S00°29'02"E, 932.94 feet to the point of beginning; thence N79°10'14"E, 49.64 feet; thence S59°39'52"E, 237.44 feet; thence S85°38'21"E, 256.01 feet; thence S02°38'30"E, 42.85 feet; thence S83°45'43"E, 750.78 feet; thence S25°47'24"W, 431.25 feet; thence N66°21'22"W, 253.64 feet; thence with a curve turning to the left with a radius of 998.78 feet and a long chord bearing of N73°38'59"W, 219.03 feet; thence N81°06'04"W, 458.74 feet; thence N81°06'04"W, 141.19 feet; thence N82°02'22"W, 375.93 feet; thence N07°58'49"E, 205.68 feet; thence N27°54'56"E, 57.04 feet; thence N53°49'45"E, 60.26 feet; thence N79°10'14"E, 238.45 feet to the point of beginning. Containing 500,476 square feet, 11.489 acres.



FP-35 to RR-4
Parcel A
479,418 sq. ft.
11.005 acres

DRAFT: FOR DISCUSSION PURPOSES ONLY

IMPORTANT NOTE: ACREAGE VALUES AND OWNERSHIP HEREIN ARE DERIVED FROM HISTORICAL AND CURRENT RECORDS LOCATED AT THE DANE COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT (EG. GIS, PLAT BOOKS, ZONING PERMIT DATA, CSM'S, ETC). DENSITY POLICIES VARY AMONG TOWNS AND MAY REQUIRE INTERPRETATION.

Applicant: David Auchtung Jr

Town	York	A-1EX Adoption	9/10/1979	Orig Farm Owner	Bernard Auchtung
Section:	19, 20	Density Number	75	Original Farm Acres	278.4
Density Study Date	5/21/2024	Original Splits	3.71	Available Density Unit(s)	4



Reasons/Notes:

No splits taken to date.
[4] Splits remaining.

Note: Parcels included in the density study reflect farm ownership and acreage as of the date of town plan adoption, or other date specified. Density study is based on the original farm acreage, NOT acreage currently owned.

Parcel #	Acres	Owner Name	CSM
091220385001	40.02	JOYCE I AUCHTUNG	
091220380006	39.95	JOYCE I AUCHTUNG	
091220295000	40.09	JOYCE I AUCHTUNG	
091220290005	40.08	JOYCE I AUCHTUNG	
091220285002	39.99	JOYCE I AUCHTUNG	
091220280007	40.03	JOYCE I AUCHTUNG	
091219480008	37.31	JOYCE I AUCHTUNG	
091219480302	0.93	WI DNR	

Parcel A
(FP-35 to RR-4):

Part of the Northwest 1/4 of the Southwest 1/4 and the Southwest 1/4 of the Southwest 1/4, Section 20 and the Northeast 1/4 of the Southeast 1/4 of Section 19 all in T9N, R12E, Town of York, Dane County, Wisconsin. more fully described as follows: Commencing at the West 1/4 of Section 20; thence S00°29'02"E, 932.94 feet to the point of beginning; thence N79°10'14"E, 49.64 feet; thence S59°39'52"E, 237.44 feet; thence S85°38'21"E, 256.01 feet; thence S02°38'30"E, 42.85 feet; thence S83°45'43"E, 750.78 feet; thence S25°47'24"W, 431.25 feet; thence N66°21'22"W, 253.64 feet; thence with a curve turning to the left with a radius of 998.78 feet and a long chord bearing of N73°38'59"W, 219.03 feet; thence N81°06'04"W, 458.74 feet; thence N81°06'04"W, 141.19 feet; thence N82°02'22"W, 375.93 feet; thence N07°58'49"E, 205.68 feet; thence N27°54'56"E, 57.04 feet; thence N53°49'45"E, 60.26 feet; thence N79°10'14"E, 238.45 feet to the point of beginning. Containing 500,476 square feet, 11.489 acres.