



Dane County

Meeting Agenda - Final

Zoning & Land Regulation Committee

Tuesday, June 28, 2016

6:30 PM

City - County Building, ROOM 201
210 Martin Luther King Jr. Blvd., Madison

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A. Call to Order

B. Public comment for any item not listed on the agenda

C. Public Hearing for Zoning Map Amendments, Conditional Use Permits, and Ordinance Amendments

[10990](#)

PETITION: REZONE 10990

APPLICANT: SCOTT ALLYN WAGNER

LOCATION: 2916 PEBBLE VALLEY COURT, SECTION 20,
TOWN OF BRISTOL

CHANGE FROM: R-1 Residence District TO A-1 Agriculture
District, A-1 Agriculture District TO R-1 Residence District

REASON: shifting of property lines between adjacent land owners

Attachments: [10990 Staff](#)
[10990 Town](#)
[10990 Map](#)
[10990 APP](#)

[10991](#) PETITION: REZONE 10991
APPLICANT: JOSEPH M CONWAY JR
LOCATION: 1923 NORA ROAD, SECTION 26, TOWN OF
COTTAGE GROVE
CHANGE FROM: A-2 (4) Agriculture District TO A-2 (2) Agriculture
District, A-2 (4) Agriculture District TO A-1EX Agriculture District
REASON: correct violation-reduce size of residential lot

Attachments: [10991 Staff](#)
[10991 Town](#)
[10991 Density](#)
[10991 Map](#)
[10991 APP](#)

[10992](#) PETITION: REZONE 10992
APPLICANT: NORTH AMERICAN GROUP OF COMPANIES INC
LOCATION: 3695 COUNTY HIGHWAY N, SECTION 21, TOWN
OF COTTAGE GROVE
CHANGE FROM: A-2 (8) Agriculture District TO R-2 Residence
District
REASON: create 16 residential lots

Attachments: [10992 Staff](#)
[10992 Detailed Staff Report](#)
[10992 Village of CG approval resolution](#)
[10992 Map](#)
[10992 Density \(Sending area #1 - Dahl farm\)](#)
[10992 Density \(Sending area #2 - Wood farm\)](#)
[10992 APP](#)
[Amd Rezone Application 10992](#)

[10993](#) PETITION: REZONE 10993
APPLICANT: RITA MAE KLUEVER
LOCATION: WEST OF 5553 NETHERWOOD ROAD, SECTION
4, TOWN OF OREGON
CHANGE FROM: A-1EX Agriculture District TO A-2 (4) Agriculture
District
REASON: creating one residential lot

Attachments: [10993 Staff](#)
[10993 Map](#)
[10993 APP](#)

[10994](#) PETITION: REZONE 10994
APPLICANT: BUGLASS L LIVING TR, THOMAS
LOCATION: 425' EAST OF 5093 LINCOLN ROAD, SECTION 14,
TOWN OF OREGON
CHANGE FROM: A-3 Agriculture District TO RH-1 Rural Homes
District
REASON: creating one residential lot

Attachments: [10994 Staff](#)
[10994 Town](#)
[10994 Density](#)
[10994 Map](#)
[10994 APP](#)

[10995](#) PETITION: REZONE 10995
APPLICANT: THE FOWLER COMPANY LLC
LOCATION: 4008 MILWAUKEE STREET, SECTION 4, TOWN
OF BLOOMING GROVE
CHANGE FROM: C-1 Commercial District TO C-2 Commercial
District
REASON: change zoning to allow auto repair center

Attachments: [10995 Staff](#)
[10995 Town](#)
[10995 Map](#)
[10995 APP](#)

[10996](#) PETITION: REZONE 10996
APPLICANT: JASKANIEC JT REV TR, MICHAEL E & MARLENE
H
LOCATION: NORTH OF 2889 ERBE ROAD, SECTION 9, TOWN
OF BLUE MOUNDS
CHANGE FROM: A-1EX Agriculture District TO A-2 (4) Agriculture
District
REASON: creating one residential lot

Attachments: [10996 Staff](#)
[10996 Town](#)
[10996 Density](#)
[10996 Access easement agreement](#)
[10996 Map](#)
[10996 APP](#)

[10997](#) PETITION: REZONE 10997
APPLICANT: REISELL LLC (CRAIG AND JULIE REISDORF)
LOCATION: SOUTH OF 10656 MAYFLOWER ROAD, SECTION
32, TOWN OF BLUE MOUNDS
CHANGE FROM: A-1EX Agriculture District TO RH-1 Rural Homes
District
REASON: creating one residential lot

Attachments: [10997 Staff](#)
[10997 Town](#)
[10997 Density](#)
[10997 Map](#)
[10997 APP](#)

[10998](#) PETITION: REZONE 10998
APPLICANT: WPD IINVESTMENTS, LLC
LOCATION: 8230 N RILEY ROAD, SECTION 35, TOWN OF
CROSS PLAINS
CHANGE FROM: A-1EX Agriculture District TO RH-2 Rural Homes
District, RH-1 Rural Homes District TO RH-2 Rural Homes District
REASON: separating existing residence from farmland

Attachments: [10998 Staff](#)
[10998 Density](#)
[10998 Map](#)
[10998 App](#)
[Letter of Opposition](#)

[10999](#) PETITION: REZONE 10999 --- PETITION WITHDRAWN BY
APPLICANT ---
APPLICANT: ACKMANN TR, MARINA T
LOCATION: 924 HILLSIDE ROAD, SECTION 14, TOWN OF
ALBION
CHANGE FROM: A-1EX Agriculture District TO A-B Ag-Business
District, A-1EX Agriculture District TO A-2 Agriculture District
REASON: create residential lot and create lot for equine vet clinic

Attachments: [10999 Staff](#)
[10999 Withdrawal notification](#)
[10999 Density](#)
[10999 Map](#)
[10999 APP](#)

[11001](#) PETITION: REZONE 11001
APPLICANT: JOHN J RENZ JR
LOCATION: 5142 COUNTY HIGHWAY N, SECTION 28, TOWN
OF SUN PRAIRIE
CHANGE FROM: A-1EX Agriculture District TO A-2 (2) Agriculture
District
REASON: separating existing residence from farmland

Attachments: [11001 Staff](#)
[11001 Town](#)
[11001 Map](#)
[11001 APP](#)

[CUP 2345](#) PETITION: CUP 2345
APPLICANT: HENRY LAND LLC
LOCATION: 7790 PATTON ROAD, SECTION 3, TOWN OF
VIENNA
CUP DESCRIPTION: amend conditions of cup 2277 to extend
days and hours of operation

Attachments: [CUP 2345 Staff](#)
[CUP 2345 Town](#)
[CUP 2345 Map](#)
[CUP 2345 APP](#)

[CUP 2346](#) PETITION: CUP 2346
APPLICANT: HEPTA S INC
LOCATION: 372 KOSHKONONG ROAD, SECTION 14, TOWN
OF CHRISTIANA
CUP DESCRIPTION: revise conditions for an existing mineral
extraction site

Attachments: [CUP 2346 Staff Cover](#)
[CUP 2346 Full Staff Report](#)
[CUP 2346 Town](#)
[CUP 2346 Town of Christiana Support Statement](#)
[CUP 2346 Map 1](#)
[CUP 2346 Map 2](#)
[CUP 2346 APP](#)

D. Zoning Map Amendments and Conditional Use Permits from previous meetings

[10976](#)

PETITION: REZONE 10976
APPLICANT: BOETZEL REV TR, DALE V & JUDITH A
LOCATION: 4656 OAK PARK ROAD, SECTION 5, TOWN OF
DEERFIELD
CHANGE FROM: A-1EX Agriculture District TO RH-2 Rural Homes
District
REASON: creating one residential lot for existing house

- Attachments:** [10976 Staff Update](#)
[10976 Town](#)
[10976 Density](#)
[10976 map](#)
[10976 APP](#)
[10976 Previous petition info \(#8770\)](#)

Legislative History

5/24/16	Zoning & Land Regulation Committee	postponed to the Zoning & Land Regulation Committee
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A motion was made by BOLLIG, seconded by MATANO, to postpone action until the Town Action Report is received. The motion carried by the following vote: 4-0. Passed

[10977](#)

PETITION: REZONE 10977
APPLICANT: LISA A ARINGTON-GLESINGER
LOCATION: 3008 MCCLAIN ROAD, SECTION 5, TOWN OF
CHRISTIANA
CHANGE FROM: A-1EX Agriculture District TO RH-2 Rural Homes
District
REASON: increase size of existing lot

- Attachments:** [10977 Staff Update](#)
[10977 Town](#)
[10977 revised csm](#)
[10977 Density](#)
[10977 Map](#)
[10977 APP](#)

Legislative History

5/24/16 Zoning & Land Regulation postponed to the Zoning & Land
Committee Regulation Committee
A motion was made by MATANO, seconded by MILES, to postpone action until
the Town Action Report is received. The motion carried by the following vote:
4-0. Passed

E. Plats and Certified Survey Maps

[2016 LD-020](#) Final Plat - Fahey Fields
City of Fitchburg
Staff recommends a certification of non-objection with regards to
Ch. 75.08 and S. 236.12(12(2)(b)).

Attachments: [aerial](#)

[27517 Fahey Fields_0001](#)

[27517 Fahey Fields_0002](#)

[27517 Fahey Fields_0003](#)

[27517 Fahey Fields_0004](#)

[27517 Fahey Fields_0005](#)

[27517 Fahey Fields_0006](#)

[2016 LD-019](#) Preliminary Plat - Spruce Valley
Town of Middleton
Acceptance and schedule for future consideration (7/12/2016)

Attachments: [Spruce Valley review memo](#)

[6_156741 P-Plat\(5-11-16\)](#)

[2014 aerial](#)

[acceptance](#)

[2016 LD-018](#) Alan Kaplan CSM - Land Division Waiver application (public road
frontage)
Town of Blue Mounds, Section 9

Attachments: [info](#)

[20160606154632](#)

[20160607122432](#)

[Access easement agreement](#)

G. Resolutions

H. Ordinance Amendment

I. Items Requiring Committee Action

J. Reports to Committee

K. Other Business Authorized by Law

L. Adjourn

Questions? Contact Majid Allan or Dan Everson, Planning and Development Department, 266-4266, Allan@countyofdane.com or Everson.daniel@countyofdane.com

NOTE: If you need an interpreter, translator, materials in alternate formats or other accommodations to access this service, activity or program, please call the phone number below at least three business days prior to the meeting.

NOTA: Si necesita un intérprete, un traductor, materiales en formatos alternativos u otros arreglos para acceder a este servicio, actividad o programa, comuníquese al número de teléfono que figura a continuación tres días hábiles como mínimo antes de la reunión.

LUS CIM: Yog hais tias koj xav tau ib tug neeg txhais lus, ib tug neeg txhais ntawv, cov ntawv ua lwm hom ntawv los sis lwm cov kev pab kom siv tau cov kev pab, cov kev ua ub no (activity) los sis qhov kev pab cuam, thov hu rau tus xov tooj hauv qab yam tsawg peb hnuv ua hauj lwm ua ntej yuav tuaj sib tham.