

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
08/23/2018	DCPREZ-2018-11323
Public Hearing Date	C.U.P. Number
08/28/2018	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME BRAD AND SUSAN MADIGAN	PHONE (with Area Code) (608) 225-1335	AGENT NAME BIRRENKOTT SURVEYING, INC.	PHONE (with Area Code) (608) 837-7463
BILLING ADDRESS (Number & Street) 6626 Hyslop Road		ADDRESS (Number & Street) PO BOX 2371677 N BRISTOL ST	
(City, State, Zip) DANE, WI 53529		(City, State, Zip) SUN PRAIRIE, WI 53590	
E-MAIL ADDRESS SMADIGAN134@GMAIL.COM		E-MAIL ADDRESS BSTUECK@BIRRENKOTTSURVEYING.COM	

ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP	
NORTH FO 6632 HYSLOP RD					
TOWNSHIP DANE	SECTION 26	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0908-264-9520-1					

REASON FOR REZONE			CUP DESCRIPTION	
TRANSFER OF A DEVELOPMENT CREATING A RESIDENTIAL LOT AND AN AGRICULTURAL LOT				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-1Ex Exclusive Ag District	A-2 (4) Agriculture District	5		
A-1Ex Exclusive Ag District	A-4 Agriculture District	30		

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 HJH3	SIGNATURE:(Owner or Agent) PRINT NAME: DATE:
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Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
06/19/2018	DCPREZ-2018-11323
Public Hearing Date	C.U.P. Number
08/28/2018	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME MULCAHY FAMILY TR, JAMES S	PHONE (with Area Code) (608) 225-1335	AGENT NAME BIRRENKOTT SURVEYING, INC.	PHONE (with Area Code) (608) 837-7463
BILLING ADDRESS (Number & Street) 6651 MULCAHY RD		ADDRESS (Number & Street) PO BOX 2371677 N BRISTOL ST	
(City, State, Zip) DANE, WI 53529		(City, State, Zip) SUN PRAIRIE, WI 53590	
E-MAIL ADDRESS SMADIGAN134@GMAIL.COM		E-MAIL ADDRESS BSTUECK@BIRRENKOTTSURVEYING.COM	

ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP	
NORTH FO 6632 HYSLOP RD					
TOWNSHIP DANE	SECTION 26	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0908-264-9520-1					

REASON FOR REZONE	CUP DESCRIPTION
CREATING ONE RESIDENTIAL LOT	

FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-1Ex Exclusive Ag District	A-2 (4) Agriculture District	5		
A-1Ex Exclusive Ag District	A-4 Agriculture District	30		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <i>Map</i>	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <i>Map</i>	DEED RESTRICTION REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <i>Map</i>	INSPECTOR'S INITIALS HJH3	SIGNATURE:(Owner or Agent) <i>Mark A. Pymanen</i>
				PRINT NAME: <i>MARK A. PYMANEN</i>
				DATE: <i>6/19/18</i>

**SEE
REVISED**

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.

Public Hearing Date	8/28/2018	Petition Number	11323	Applicant:	Brad A Madigan
Town	Dane	A-1EX Adoption	6/28/1979	Orig Farm Owner	E.M. Swingen
Section:	35	Density Number	35	Original Farm Acres	121.09
Density Study Date	8/10/2018	Original Splits	3.46	Available Density Unit(s)	2



Reasons/Notes:
 3 original housing density rights.
 [-1] Rezone 10837
 [2] housing density rights remain

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
090835390002	40.66	BRAD A MADIGAN & SUSAN M MADIGAN	
090835385010	39.87	BRAD A MADIGAN & SUSAN M MADIGAN	
090835384000	35.08	BRAD A MADIGAN & TYLER B MADIGAN	14070
090835383450	4.99	BRAD A MADIGAN & TYLER B MADIGAN	14070
090835386200	0.48	HELT REV TR, DALE G & DIANE M	

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.

Public Hearing Date	8/28/2018	Petition Number	11323	Applicant:	Mulcahy Family Tr
Town	Dane	A-1EX Adoption	6/28/1979	Orig Farm Owner	James S. Mulcahy
Section:	25, 26, 36	Density Number	35	Original Farm Acres	388.52
Density Study Date	4/10/2018	Original Splits	11.1	Available Density Unit(s)	7



Reasons/Notes:

- [11] Original Housing Density Rights
- [-1] 090825390003
- [-1] 090825395008
- [-1] 090836285008
- [-1] 090825490002
- [7] Remaining Housing Density Rights

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.

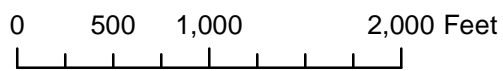
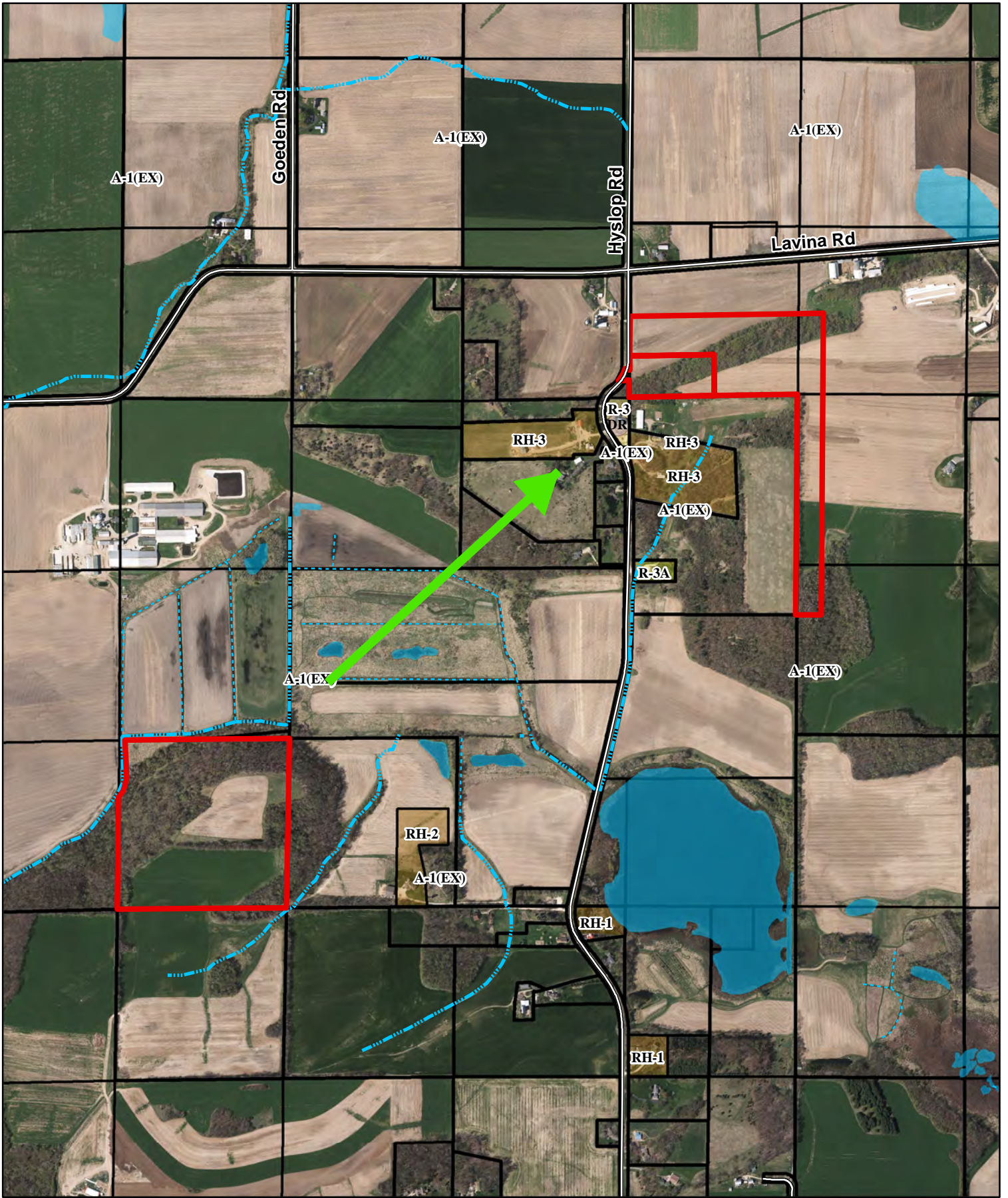
Parcel #	Acres	Owner Name	CSM
090825490002	0.84	JEFFREY HEIN & AMY HEIN	
090825385000	39.93	MULCAHY FAMILY TR, JAMES S & MULCAHY SURVIVORS TR, JEA	
090825390003	37.74	MULCAHY FAMILY TR, JAMES S & MULCAHY SURVIVORS TR, JEA	
090825395008	36.48	MULCAHY FAMILY TR, JAMES S & MULCAHY SURVIVORS TR, JEA	
090825395508	1.01	MULCAHY FAMILY TR, JAMES S & MULCAHY SURVIVORS TR, JEA	
090825485009	39.52	MULCAHY FAMILY TR, JAMES S & MULCAHY SURVIVORS TR, JEA	
090825380005	40.15	MULCAHY FAMILY TR, JAMES S & MULCAHY SURVIVORS TR, JEA	
090826480002	38.89	MULCAHY FAMILY TR, JAMES S & MULCAHY SURVIVORS TR, JEA	
090836290001	40.25	MULCAHY FAMILY TR, JAMES S & MULCAHY SURVIVORS TR, JEA	
090826482500	0.4	MULCAHY FAMILY TR, JAMES S & MULCAHY SURVIVORS TR, JEA	

Parcel A Zoning Description:

Part of the Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$, Section 26, T9N, R8E located in the Town of Dane, Dane County, Wisconsin, described as follows: Commencing at the Southeast corner of said Section 26; thence S89°03'36"W along the South line of Section 26, 647.60 feet to the point of the beginning; thence S89°03'36"W continuing on said South line of Section 26, 668.87 feet; thence N00°36'01"E, 131.65 feet; thence S87°28'31"W, 83.42 feet; thence along the arc of a curve to the left have a radius of 269.63 feet and a long chord bearing and distance of N29°16'08"E also known as the centerline of Hyslop Road, 108.96 feet; thence S69°16'49"E, 33.04 feet; thence N00°36'01"E, 109.61 feet; thence N89°03'36"E, 660.00 feet; thence S00°56'24"E, 320.83 feet to the point of beginning; Containing 217,826 square feet, or 5.00 acres gross.

Parcel B Zoning Description:

Part of the Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$, of Section 26 and Part of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 25 and Part of the Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 36, all located in T9N, R8E located in the Town of Dane, Dane County, Wisconsin, described as follows: Beginning at the Southeast corner of said Section 26; thence S89°03'36"W along the South line of Section 26, 647.60 feet; thence N00°56'24"W, 320.83 feet; thence S89°03'36"W, 660.00 feet; thence N00°36'01"E, 310.50 feet; thence N89°03'36"E, 1,514.86 feet; thence S00°27'18"W 2,359.36 feet; thence S89°23'49"W, 200.00 feet; thence N00°27'21"E along the East line of Section 35, 1726.78' to the point of beginning. Containing 1,088,976 square feet, or 25.00 acres gross.



Transfer of Development Right

STATE BAR OF WISCONSIN FORM 7 - 2003
TRUSTEE'S DEED

KRISTI CHLEBOWSKI
DANE COUNTY
REGISTER OF DEEDS

Document Number _____ Document Name _____
THIS DEED, made between Jean A. Mulcahy, as Trustee of the James S. Mulcahy Family Trust and Jean A. Mulcahy, as Trustee of the Jean A. Mulcahy Survivor's Trust

DOCUMENT #
5432721
08/09/2018 09:35 AM
Trans Fee: 1,590.00
Exempt #:
Rec. Fee: 30.00
Pages: 1

("Grantor," whether one or more), and Brad A. Madigan and Susan M. Madigan *as survivorship marital property*
("Grantee," whether one or more). Grantor conveys to Grantee, without warranty, the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in DANE County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Part of the Southeast 1/4 of the Southeast 1/4 and the Southwest 1/4 of the Southeast 1/4 of Section 26, and Part of the Southwest 1/4 of the Southwest 1/4 of Section 25 and Part of the West 1/2 of the Northwest 1/4 of Section 36, all located in Township 9 North, Range 8 East, in the Town of Dane, Dane County, Wisconsin, described as follows: Beginning at the Southeast corner of said Section 26; thence South 89° 58' 05" West (recorded as South 89° 03' 36" West and South 89° 05' 31" West) along the South line of Section 26, 1316.47 feet (recorded as 1317.94 feet); thence North 00° 11' 35" East (recorded as North 00° 37' 56" East), 131.65 feet; thence South 87° 22' 42" West (recorded as South 87° 58' 37" West), 83.42 feet to the centerline of Hyslop Road; thence along the arc of a curve to the left having a radius of 269.63 feet and a long chord bearing and distance of North 29° 14' 11" East (recorded as North 29° 18' 03" East) along the centerline of Hyslop Road, 108.96 feet; thence South 69° 26' 57" East (recorded as South 69° 14' 54" East), 33.04 feet; thence North 00° 35' 29" East (recorded as North 00° 37' 56" East) along the West line of said Southeast 1/4 of the Southeast 1/4, 420.13 feet; thence North 88° 58' 05" East, 1608.69 feet; thence South 00° 21' 47" West, 2359.92 feet; thence South 89° 18' 18" West, 293.81 feet; thence North 00° 21' 50" East (recorded as North 00° 27' 21" East) along the East line of the Northeast 1/4 of Section 35, 1726.78 feet to the point of beginning.

RETURN TO
Brad A. Madigan and Susan M. Madigan
6626 Hyslop Road
Dane, WI 53529

Tax Parcel No.:
022-0908-253-9000-3 (pt)
022-0908-264-9520-1 (pt)
022-0908-264-9390-0 (pt)
022-0908-362-8500-8 (pt)
022-0908-362-9000-1 (pt)

Dated this 7th day of August, 2018

Jean A. Mulcahy, as Trustee of the James S. Mulcahy Family Trust

Jean A. Mulcahy, trustee

Jean A. Mulcahy, Trustee

Jean A. Mulcahy Survivor's Trust

Jean A. Mulcahy, trustee

Jean A. Mulcahy, Trustee

AUTHENTICATION

Signature(s)

Authenticated this ____ day of _____, 20__

*
TITLE: MEMBER OF STATE BAR OF WISCONSIN

(If not, _____
Authorized by 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY
Attorney Perry J. Armstrong

(Signatures may be authenticated or acknowledged. Both are not necessary.)

*Names of persons signing in any capacity should be typed or printed below their signatures.

ACKNOWLEDGMENT

STATE OF WISCONSIN)
COUNTY OF Dane) ss.

Personally came before me this 7th day of August, 2018 the above named Jean A. Mulcahy, Trustee to me known to be the persons who executed the foregoing instrument and acknowledge the same.

Christine Squires

Notary Public - County, Wis.
My Commission expires: is permanent 4-24-22



T-530,000
(1590.00)
①