

# Dane County Rezone & Conditional Use Permit

<b>Application Date</b>	<b>Petition Number</b>
09/26/2019	DCPREZ-2019-11497
<b>Public Hearing Date</b>	<b>C.U.P. Number</b>
11/26/2019	

OWNER INFORMATION	AGENT INFORMATION
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OWNER NAME JOHNSON FAMILY TR, KENNETH J & ELEANOR D	PHONE (with Area Code)	AGENT NAME ANTHONY KASPER	PHONE (with Area Code) (608) 742-7788
BILLING ADDRESS (Number & Street) % ELLEN REHR 130 OLD CREEK RD		ADDRESS (Number & Street) 625 E SLIFER ST	
(City, State, Zip) PALOS PARK, IL 60464		(City, State, Zip) PORTAGE, WI 53901	
E-MAIL ADDRESS		E-MAIL ADDRESS akasper@grothman.com	

ADDRESS/LOCATION 1	ADDRESS/LOCATION 2	ADDRESS/LOCATION 3
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ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP	
6665 LEE ROAD					
TOWNSHIP DANE	SECTION 11	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0908-114-8500-8					

REASON FOR REZONE	CUP DESCRIPTION
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SEPARATING EXISTING RESIDENCE FROM FARMLAND	
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FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
FP-35 (General Farmland Preservation) District	RR-1 (Rural Residential, 1 to 2 acres) District	1.84		

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  SSA1	SIGNATURE:(Owner or Agent)
				PRINT NAME:
				DATE:

# Dane County Rezone & Conditional Use Permit


Application Date	Petition Number
09/20/2019	DCPREZ-2019-11497
Public Hearing Date	C.U.P. Number
11/26/2019	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME JOHNSON FAMILY TR, KENNETH J & ELEANOR D	PHONE (with Area Code)	AGENT NAME ANTHONY KASPER	PHONE (with Area Code) (608) 742-7788
BILLING ADDRESS (Number & Street) % ELLEN REHR 130 OLD CREEK RD		ADDRESS (Number & Street) 625 E SLIFER ST	
(City, State, Zip) PALOS PARK, IL 60464		(City, State, Zip) PORTAGE, WI 53901	
E-MAIL ADDRESS		E-MAIL ADDRESS akasper@grothman.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	
6665 LEE ROAD					
TOWNSHIP DANE	SECTION 11	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0908-114-8500-8					

REASON FOR REZONE	CUP DESCRIPTION
SEPARATING EXISTING RESIDENCE FROM FARMLAND	<b>REVISED</b>

FROM DISTRICT	TO DISTRICT	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
FP-35 (General Farmland Preservation) District	RR-2 (Rural Residential, 2 to 4 acres) District	2.0		

<b>C.S.M REQUIRED?</b> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <b>AK</b>	<b>PLAT REQUIRED?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <b>AK</b>	<b>DEED RESTRICTION REQUIRED?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <b>AK</b>	<b>INSPECTOR'S INITIALS</b>  SSA1	<b>SIGNATURE: (Owner or Agent)</b> 
				<b>PRINT NAME:</b> Anthony Kasper
				<b>DATE:</b> 9-20-19





9/17/19 G+A File No 719-385 ✓ 3197 \$ 49500  
+ Density Study

DANE COUNTY  
**PLANNING & DEVELOPMENT**

Zoning Division  
Room 116, City-County Building  
210 Martin Luther King Jr. Blvd.  
Madison, Wisconsin 53703-3342  
Phone: (608) 266-4266  
Fax: (608) 267-1540

**Zoning Change Application**  
(Density Study 100-)

Items that must be submitted with your application:

- **Written Legal Description of the proposed Zoning Boundaries**  
Legal description of the land that is proposed to be changed. The description may be a lot in a plat, Certified Survey Map, or an exact metes and bounds description. A separate legal description is required for each zoning district proposed. The description shall include the area in acres or square feet.
- **Scaled Drawing of the location of the proposed Zoning Boundaries**  
The drawing shall include the existing and proposed zoning boundaries of the property. All existing buildings shall be shown on the drawing. The drawing shall include the area in acres or square feet.

Owner's Name <u>KENNETH J &amp; ELEANOR D JOHNSON FAMILY TRUST</u>	Agent's Name <u>Anthony Kasper</u>
Address <u>130 OLD CREEK ROAD</u>	Address <u>625 E. SLIFER ST.,</u>
<u>PALOS PARK, IL 60464</u>	<u>PORTAGE, WI 53901</u>
Phone _____	Phone <u>(608) 742-7788</u>
Email _____	Email <u>akasper@grothman.com</u>

Town: Dane Parcel numbers affected: 0908-114-8500-8 & 0908-111-9000-4

Section: 11 Property address or location: 6665 LEE RD.

Zoning District change: (To / From / # of acres) RR-2 / FP-35 / 2.00 ACRES 1.84 net to RR -1

Soil classifications of area (percentages) Class I soils: \_\_\_\_\_% Class II soils: \_\_\_\_\_% Other: 100 %

Narrative: (reason for change, intended land use, size of farm, time schedule)

Separation of buildings from farmland

Creation of a residential lot

Compliance for existing structures and/or land uses

Other:

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

I authorize that I am the owner or have permission to act on behalf of the owner of the property.

Submitted By: Anthony Kasper Date: 09/17/2019

As prepared by:

**GA GROTHMAN & ASSOCIATES S.C.**  
 LAND SURVEYORS

625 EAST SLIFER STREET, P.O. BOX 373 PORTAGE, WI. 53901  
 PHONE PORTAGE: (808) 742-7788 SAUK: (808) 644-8877  
 FAX: (808) 742-0434 E-MAIL: surveying@grothman.com  
 (RED LOGO REPRESENTS THE ORIGINAL MAP)

**G & A FILE NO. 719-385**

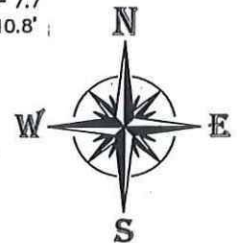
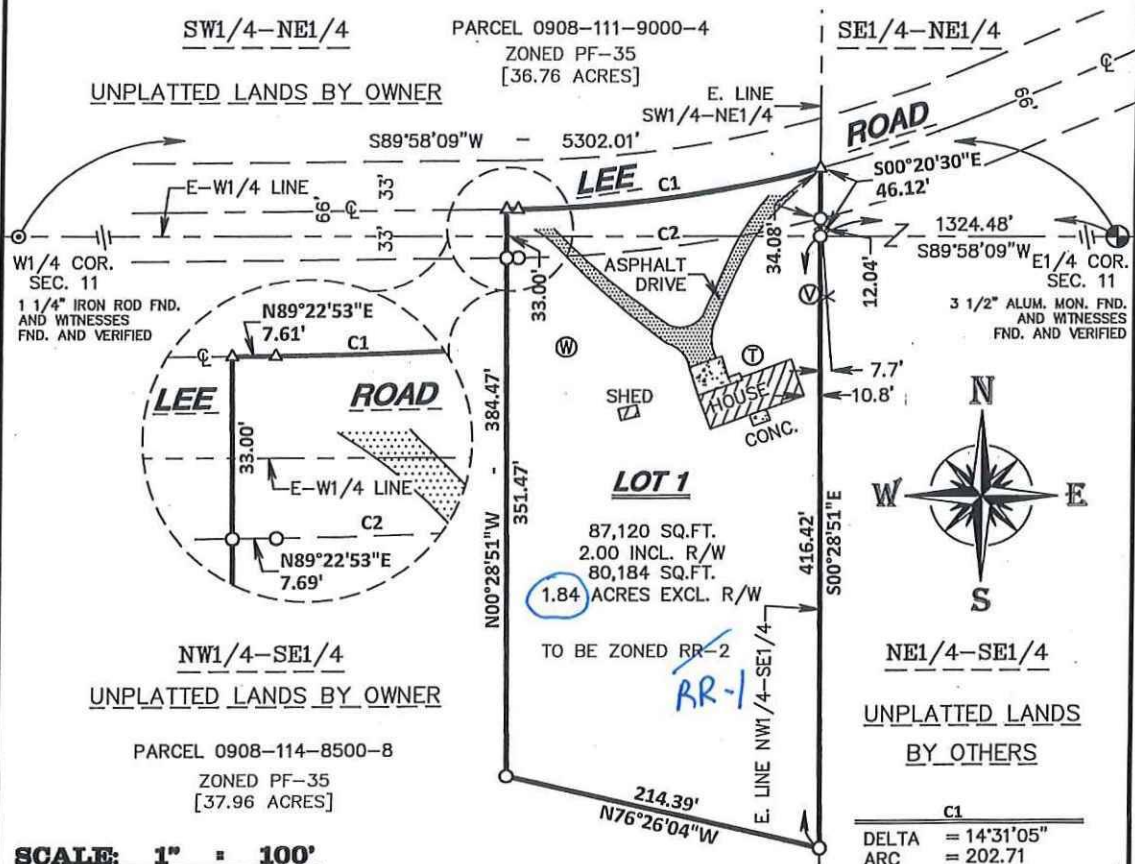
DRAFTED BY: T. KASPER  
 CHECKED BY: TG  
 PROJ. 715-440  
 DWG. 719-385 SHEET 1 OF 4

SEAL:

**DANE COUNTY CERTIFIED SURVEY MAP NO. \_\_\_\_\_**  
**GENERAL LOCATION**

BEING PART OF THE SW1/4 OF THE NE1/4 AND THE NW1/4 OF THE SE1/4,  
 SECTION 11, T. 9 N., R. 6 E., TOWN OF DANE, DANE COUNTY, WISCONSIN.

Volume \_\_\_\_\_, Page \_\_\_\_\_



**SCALE: 1" = 100'**

**BASIS OF BEARINGS:**  
 IS THE EAST-WEST 1/4 LINE OF SECTION 11 WHICH BEARS S89°58'09"W AS REFERENCED TO GRID NORTH DANE CO. COORDINATE SYSTEM NAD83(2011).

- LEGEND**
- 3/4" X 18" IRON ROD SET (WT. = 1.5 LBS. / L.F.)
  - △ MAG NAIL SET
  - 1 1/4" IRON ROD FND.
  - ⊙ 3 1/2" ALUM. MON. FND.
  - ⊕ WELL
  - ⊙ SEPTIC TANK COVER
  - ⊕ SEPTIC VENT
  - ✕ X WOOD FENCE

C1	
DELTA	= 14°31'05"
ARC	= 202.71
RAD	= 800.00
BEARING	= N82°07'21"E
DIST	= 202.17
TAN. IN	= N89°22'53"E
TAN. OUT	= N74°51'48"E
C2	
DELTA	= 13°55'10"
ARC	= 202.37
RAD	= 833.00
BEARING	= N82°25'18"E
DIST	= 201.87
TAN. IN	= N89°22'53"E
TAN. OUT	= N75°27'43"E

**OWNER:** KENNETH J & ELEANOR D JOHNSON FAMILY TRUST  
 130 OLD CREEK ROAD  
 PALOS PARK, IL 60464

**CLIENT:** ELLEN REHR  
 130 OLD CREEK ROAD  
 PALOS PARK, IL 60464

**COPY**



As prepared by:

# GA GROTHMAN & ASSOCIATES S.C. LAND SURVEYORS

825 EAST SUFER STREET, P.O. BOX 373 PORTAGE, WI. 53901  
PHONE: PORTAGE (608) 742-7788 SAUK (608) 844-8877  
FAX: (608) 742-0434 E-MAIL: surveying@grothman.com  
(RED LOGO REPRESENTS THE ORIGINAL MAP)

SEAL:

G & A FILE NO. 719-385



DRAFTED BY: I. KASPER

CHECKED BY: TG

PROJ. 715-440

DWG. 719-385 SHEET 2 OF 4

## DANE COUNTY CERTIFIED SURVEY MAP NO. \_\_\_\_\_ GENERAL LOCATION

Volume \_\_\_\_\_, Page \_\_\_\_\_

BEING PART OF THE SW1/4 OF THE NE1/4 AND THE NW1/4 OF THE SE1/4,  
SECTION 11, T. 9 N., R. 6 E., TOWN OF DANE, DANE COUNTY, WISCONSIN.

### SURVEYOR'S CERTIFICATE

I, **SCOTT P. HEWITT**, Professional Land Surveyor, do hereby certify that by the order of **Ellen Rehr**, I have surveyed, monumented, mapped and divided a part of the Southwest Quarter of the Northeast Quarter and the Northwest Quarter of the Southeast Quarter of Section 11, Town 9 North, Range 6 East, Town of Dane, Dane County, Wisconsin, described as follows:

Commencing at East Quarter corner of Section 11;  
thence South 89°58'09" West along the East - West Quarter line of Section 11, 1,324.58 feet to the Northeast corner of the Northwest Quarter of the Southeast Quarter of Section 11 and the point of beginning;  
thence South 00°28'51" East along the East line of the Northwest Quarter of the Southeast Quarter of Section 11, 416.42 feet;  
thence North 76°26'04" West, 214.39 feet;  
thence North 00°28'51" West, 384.47 feet to a point in the centerline of Lee Road;  
thence North 89°22'53" East along the centerline of Lee Road, 7.61 feet;  
thence Northeasterly along a 800.00 foot radius curve to the left in the centerline of Lee Road having a central angle of 14°31'05" and whose long chord bears North 82°07'21" East, 202.17 feet to a point in the East line of the Southwest Quarter of the Northeast Quarter of Section 11;  
thence South 00°20'30" East along the East line of the Southwest Quarter of the Northeast Quarter of Section 11, 46.12 feet to the point of beginning.  
Containing 87,120 square feet, (2.00 acres), more or less. Being subject to Lee Road right-of-way along the Northerly side thereof and servitudes and easements of use or record if any.

I DO FURTHER CERTIFY that this survey is a true and correct representation of the boundaries of the land surveyed and I have fully complied with the Provisions of Section AE 7 of the Wisconsin Administration Code, Chapter 236.34 of the Wisconsin State Statutes and Chapter 75, Dane County Code of Ordinance to the best of my knowledge and belief.

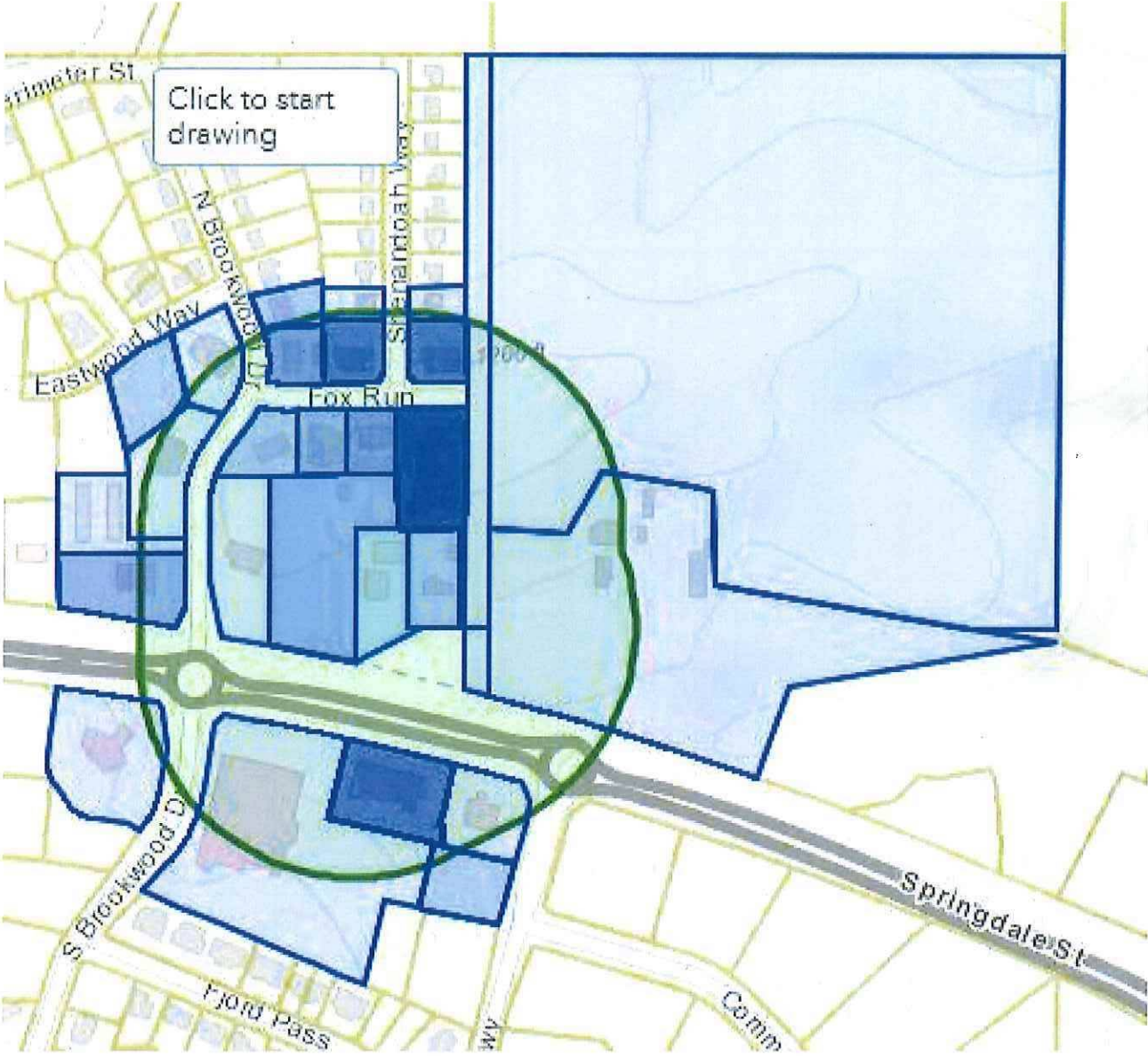
**SCOTT P. HEWITT**  
Professional Land Surveyor, No. 2229  
Dated: September 10, 2019.  
File No: 719-385

**OWNER:** KENNETH J & ELEANOR D JOHNSON  
FAMILY TRUST  
130 OLD CREEK ROAD  
PALOS PARK, IL 60464

**CLIENT:** ELLEN REHR  
130 OLD CREEK ROAD  
PALOS PARK, IL 60464

**COPY**

CUP 2484









**Legend**

Wetland > 2 Acres Significant Soils

-  Wetland
-  Class 1
-  Floodplain
-  Class 2



0 100 200 400 Feet

Petition 11497  
 JOHNSON FAMILY TR,  
 KENNETH J & ELEANOR  
 D

11497

LANE REV LIVING TR, BRIAN & ...  
6677 VIADUCT RD  
DANE, WI 53529

Current Owner  
Current Owner  
6665 VIADUCT RD  
DANE, WI 53529

DANIEL S BREUNIG  
KAY A BREUNIG  
6469 VIADUCT RD  
DANE, WI 53529

ERIC O JOHNSON  
CINDY J JOHNSON  
6630 LEE RD  
DANE, WI 53529

BARRY D CLEMENS  
6701 VIADUCT RD  
DANE, WI 53529

JOHNSON FAMILY TR, KENNET...  
130 OLD CREEK RD  
PALOS PARK, IL 60464

JOHNSON FAMILY TR, KENNET...  
130 OLD CREEK RD  
PALOS PARK, IL 60464

JOHNSON FAMILY TR, KENNET...  
130 OLD CREEK RD  
PALOS PARK, IL 60464

CRAIG R KARLS  
6764 REPPEN RD  
DANE, WI 53529

ROBERT R JOHNSON  
7672 JOHNSON LN  
DANE, WI 53529

CRAIG R KARLS  
6764 REPPEN RD  
DANE, WI 53529

HAAG DAIRY LLC  
6868 BEUTHIN RD  
DANE, WI 53529

DENNIS A ULVESTAD  
6605 LEE RD  
DANE, WI 53529

MARION B MARKHARDT  
7632 STATE HIGHWAY 113  
LODI, WI 53555

JOHNSON FAMILY TR, KENNET...  
130 OLD CREEK RD  
PALOS PARK, IL 60464

JEROME J KARLS  
6737 LEE RD  
DANE, WI 53529

HAAG DAIRY LLC  
6868 BEUTHIN RD  
DANE, WI 53529

SCHMITT LIVING TRUST  
315 LUKE LN  
DANE, WI 53529

ROBERT R JOHNSON  
7672 JOHNSON LN  
DANE, WI 53529