

# Dane County Rezone & Conditional Use Permit

<b>Application Date</b>	<b>Petition Number</b>
02/13/2015	DCPREZ-2015-10828
<b>Public Hearing Date</b>	<b>C.U.P. Number</b>
04/28/2015	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME EUGENE F WILCENSKI	PHONE (with Area Code) 712-2835	AGENT NAME BIRRENKOTT SURVEYING INC	PHONE (with Area Code) (608) 837-7463
BILLING ADDRESS (Number & Street) 365 HOOVER ST		ADDRESS (Number & Street) 1677 N BRISTOL ST	
(City, State, Zip) SUN PRAIRIE, WI 53590		(City, State, Zip) SUN PRAIRIE, WI 53590	
E-MAIL ADDRESS		E-MAIL ADDRESS akasper@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	
5422 LANGER RD					
TOWNSHIP MEDINA	SECTION 20	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0812-202-9500-2					

REASON FOR REZONE			CUP DESCRIPTION	
CREATING ONE RESIDENTIAL LOT				
<b>FROM DISTRICT:</b>	<b>TO DISTRICT:</b>	<b>ACRES</b>	<b>DANE COUNTY CODE OF ORDINANCE SECTION</b>	<b>ACRES</b>
A-1Ex Exclusive Ag District	A-2 (4) Agriculture District	4.34		

<b>C.S.M REQUIRED?</b> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<b>PLAT REQUIRED?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<b>DEED RESTRICTION REQUIRED?</b> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<b>INSPECTOR'S INITIALS</b>  SSA1	<b>SIGNATURE:(Owner or Agent)</b> <i>Mark A. Pynnönen</i>
Applicant Initials <i>Map</i>	Applicant Initials <i>Map</i>	Applicant Initials <i>Map</i>		<b>PRINT NAME:</b> MARK A. PYNNONEN
				<b>DATE:</b> FEB. 13, 2015

Petition # 10828

Public Hearing Date 4/28/15

**Application**

- Application filled out and signed
- Metes and bounds description
- Scaled map
- Letter of intent
- If commercial, plan showing proposed improvements (building, parking, landscape)

**Zoning Review**

- 1. Zoning District fits the proposed land use?  Yes /  No
- 2. Zoning District fit the proposed and remaining lots (s)?  Yes /  No
- 3. Proposed lot meet the minimum width and area requirements?  Yes /  No
- 4. Do the existing structures meet the setbacks for the District?  Yes /  No
- 5. Do the existing structures meet the height limitations?  Yes /  No
- 6. Do the existing (proposed) structures meet the lot coverage?  Yes /  No
- 7. Do the Accessory structures meet the principal structure ratio?  Yes /  No
- 8. Existing building heights conform to district?  Yes /  No
- 9. Shoreland, Wetland, Flood plain issues? Yes /  No
- 10. Steep slope issues? Yes /  No
- 11. Commercial parking standards met? Yes /  No
- 12. Screening requirements met? Yes /  No
- 13. Outside lighting requirements? Yes /  No

Comments:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Planning Review**

- 1. Density Study Needed?  Yes /  No      Splits \_\_\_\_\_
- 2. Determination of Legal Status      Yes /  No
- 3. In compliance with Town plan?  Yes /  No
- 4. Land Division Compliance?  Yes /  No

Comments:  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Contacts / Correspondence: (date: issue)



DANE COUNTY  
**PLANNING & DEVELOPMENT**

**Zoning Change Application**

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

Items that must be submitted with your application:

- o **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.
- o **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>EUGENE F and PATRICIA A WILCENSKI</u>	Agent's Name	<u>BIRRENKOTT SURVEYING INC.</u>
Address	<u>365 HOOVER ST</u> <u>SUN PRAIRIE WI 53590</u>	Address	<u>1677 N. BRISTOL ST. SUN PRAIRIE,</u> <u>WIS. 53590</u>
Phone	<u>712-2835</u>	Phone	<u>(608) 837-7463</u>
Email	<u></u>	Email	<u>akasper@birrenkottsurveying.com</u>

Town: Medina Parcel numbers affected: 036/0812-202-9500-2

Section: 20 Property address or location: 5422 LANGER RD

Zoning District change: (To / From / # of acres) A-2(4) / A-1(Ex) / 4.34

Soil classifications of area (percentages) Class I soils:      % Class II soils: 95 % Other: 5 %

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:

THE WILCENSKIS WISH TO SPLIT THE PROPOSED  
PARCEL FROM THE FAMILY FARM.

I authorize that I am the owner or have permission to act on behalf of the owner of the property.  
Submitted By: *Andrew Kosper*

Date: 2-13-15



5545

RH-1  
DCPREZ-0000-06802

5529

RH-2  
DCPREZ-0000-03827

RII-2  
DCPREZ-0000-04189

5560

RH-1  
DCPREZ-0000-10022

*Not Effective*  
ETZ/DCPREZ-0000-00000

DR

5544

5546

5481

55025C0313H

5443 5481

RII-3  
DCPREZ-0000-03881

5422

20

A-1(EX)  
DCPREZ-0000-02568

5443

Langer Rd

5422

5408

RII-3  
DCPREZ-0000-05535

5408



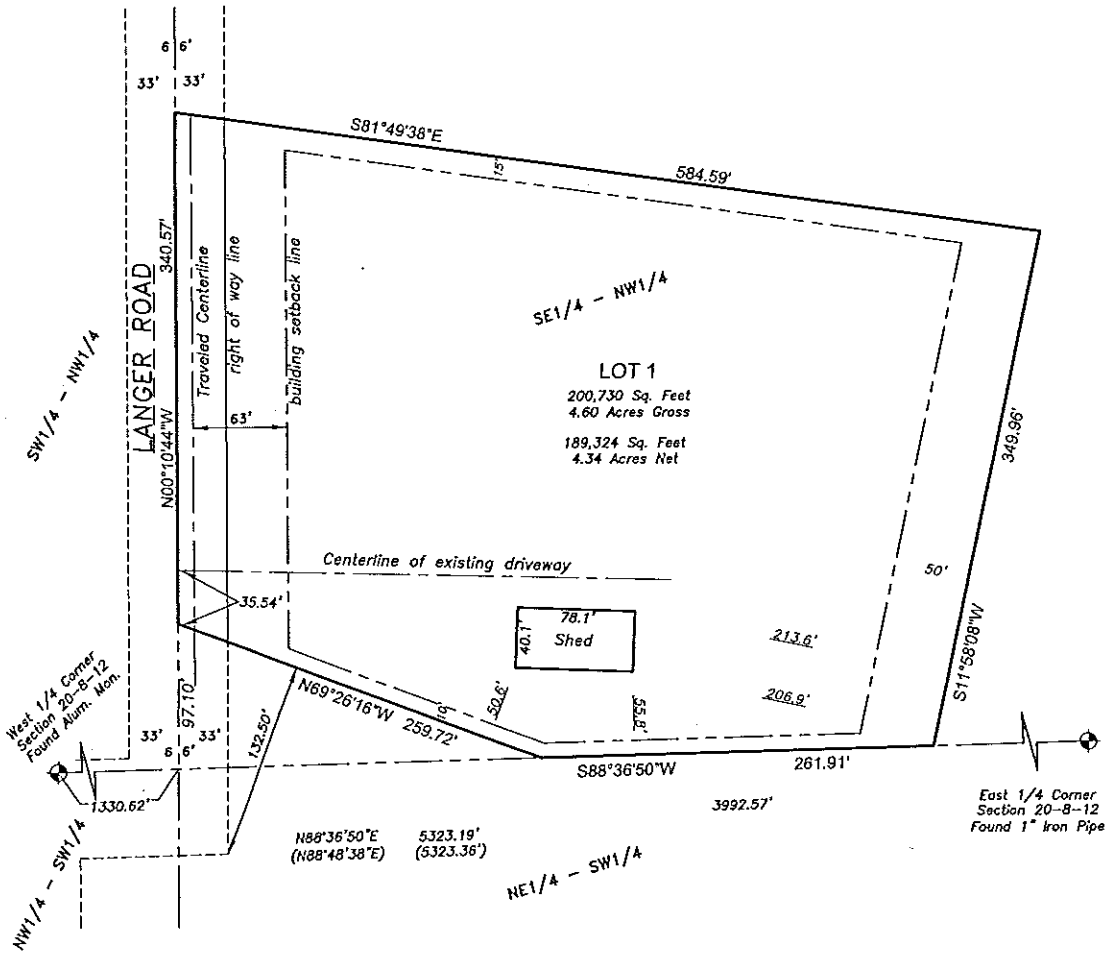
**BIRRENKOTT  
SURVEYING, INC.**

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

# Zoning Map

**ZONING DESCRIPTION:**

A part of the Southeast 1/4 of the Northwest 1/4, Section 20, T8N, R12E, Town of Medina, Dane County Wisconsin. Commencing at the West 1/4 corner of said Section 20; thence N88°36'50"E, 1330.62 feet along the South line of said Northwest 1/4 to the Southwest corner of said Southeast 1/4 of the Northwest 1/4; thence N00°10'44"W, 97.10 feet along the West line of said 1/4, 1/4 to the point of beginning; thence continuing N00°10'44"W, 340.57 feet along said West line; thence S81°49'38"E, 584.59 feet; thence S11°58'08"W, 349.96 feet to a point on the South line of said 1/4, 1/4; thence N69°26'16"W 259.72 feet to said West line and the point of beginning; Containing 200,730 sq.ft., or 4.60 acres gross; 189,324 sq.ft., or 4.34 acres net.



SCALE 1" = 100'

