

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
10/20/2016	DCPREZ-2016-11072
Public Hearing Date	C.U.P. Number
12/13/2016	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME ROBERT P RIEGE	PHONE (with Area Code) (608) 764-5193	AGENT NAME DAVID DINKEL	PHONE (with Area Code) 608-695-6262
BILLING ADDRESS (Number & Street) 140 FAIR OAK RD		ADDRESS (Number & Street) □	
(City, State, Zip) DEERFIELD, WI 53531		(City, State, Zip)	
E-MAIL ADDRESS		E-MAIL ADDRESS	

ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE/CUP					
East of 140 Fair Oak Road					
TOWNSHIP DEERFIELD	SECTION 24	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0712-244-8680-0					

REASON FOR REZONE	CUP DESCRIPTION
REDUCE THE SIZE OF A RESIDENTIAL LOT	

FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
RH-3 Rural Homes District	A-1Ex Exclusive Ag District	6.8		

C.S.M REQUIRED?	PLAT REQUIRED?	DEED RESTRICTION REQUIRED?	INSPECTOR'S INITIALS	SIGNATURE:(Owner or Agent)
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	RLB	
Applicant Initials: RD	Applicant Initials: DRD	Applicant Initials: DRD		

PRINT NAME: David R. Dinkel
DATE: 10/20/2016



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

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>Robert & Kim Riege</u>	Agent's Name <u>David Dinkel</u>
Address <u>140 Fair Oak Rd, Deerfield, Wi</u>	Address _____
Phone _____	Phone _____
Email _____	Email _____

Town: Deerfield Parcel numbers affected: 0712-244-8680-0

Section: 24 Property address or location: East of 140 Fair Oak Road

Zoning District change: (To / From / # of acres) from RH-3 to A-1 ex

Soil classifications of area (percentages) Class I soils: _____ % Class II soils: 75 % Other: 25 %

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:

reduce size of existing CSM lot to transfer excess to adjoining property

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

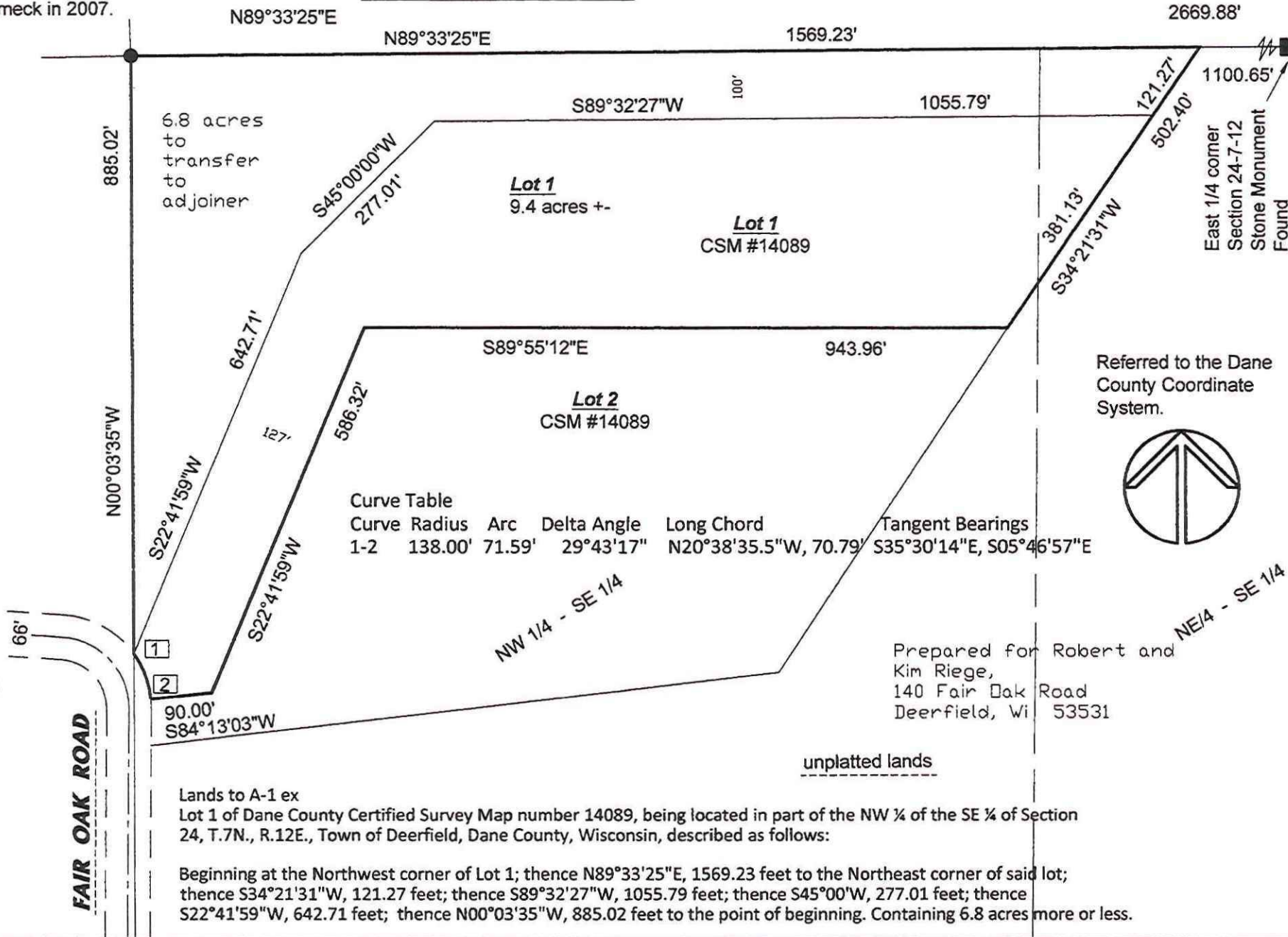
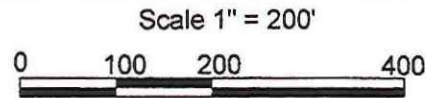
Submitted By: [Signature]

Date: 20 October 2016

Preliminary Certified Survey Map

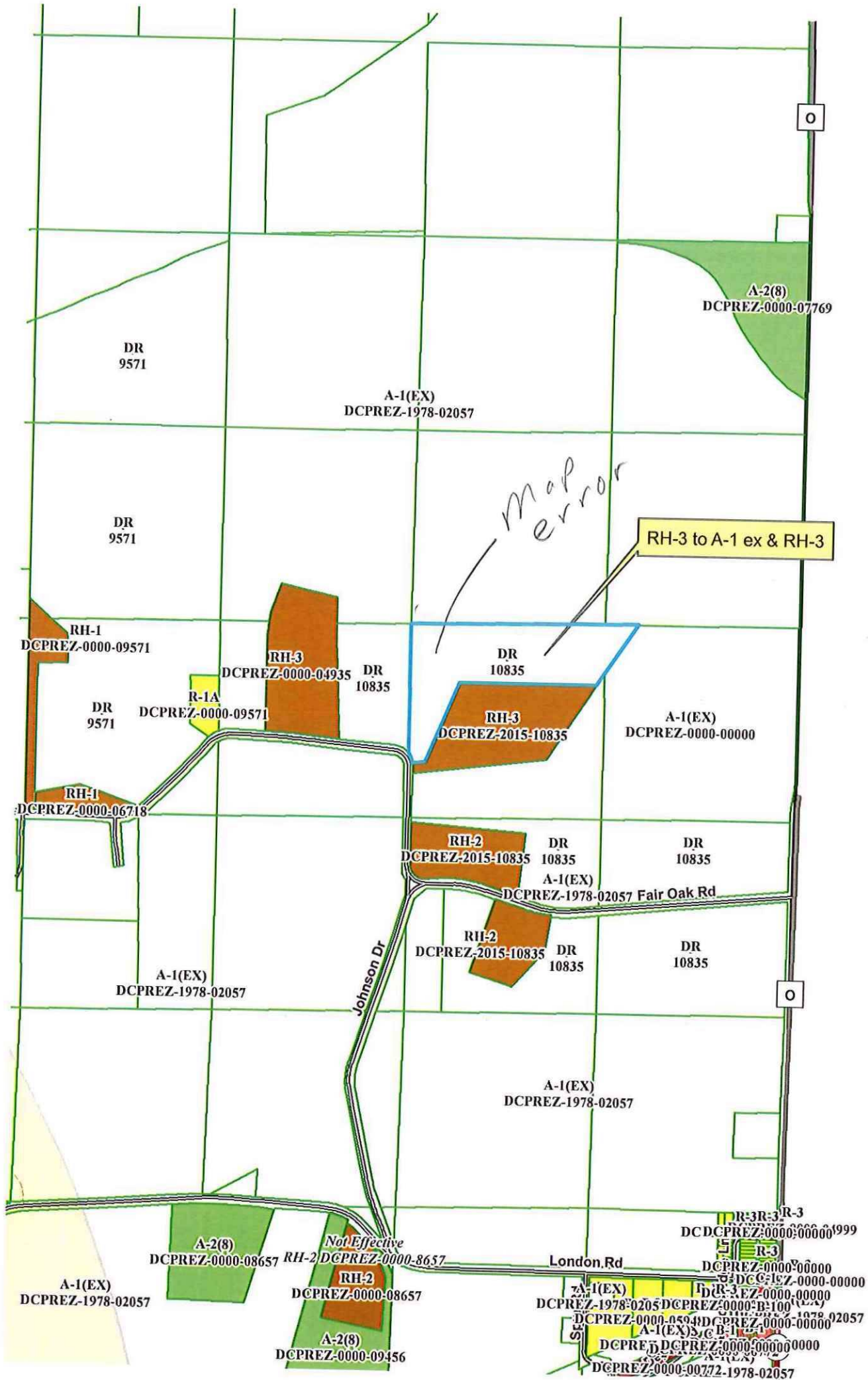
Lot 1 of Dane County Certified Survey Map number 14089, being Part of the NW 1/4 of the SE 1/4, Section 24, T.7N., R.12E., Town of Deerfield, Dane County, Wisconsin.

1" dia. iron pipe found at center of Section, set by K. Klimeck in 2007.



Lands to A-1 ex
Lot 1 of Dane County Certified Survey Map number 14089, being located in part of the NW 1/4 of the SE 1/4 of Section 24, T.7N., R.12E., Town of Deerfield, Dane County, Wisconsin, described as follows:

Beginning at the Northwest corner of Lot 1; thence N89°33'25"E, 1569.23 feet to the Northeast corner of said lot; thence S34°21'31"W, 121.27 feet; thence S89°32'27"W, 1055.79 feet; thence S45°00'W, 277.01 feet; thence S22°41'59"W, 642.71 feet; thence N00°03'35"W, 885.02 feet to the point of beginning. Containing 6.8 acres more or less.



RH-3 to A-1 ex & RH-3

Map error

DR 9571

A-1(EX) DCPREZ-1978-02057

A-2(8) DCPREZ-0000-07769

DR 9571

RH-1 DCPREZ-0000-09571

RH-3 DCPREZ-0000-04935

DR 10835

DR 10835

DR 9571

R-1A DCPREZ-0000-09571

RH-3 DCPREZ-2015-10835

A-1(EX) DCPREZ-0000-00000

RH-1 DCPREZ-0000-06718

RH-2 DCPREZ-2015-10835

DR 10835

DR 10835

A-1(EX) DCPREZ-1978-02057

A-1(EX) DCPREZ-1978-02057

Fair Oak Rd Johnson Dr

RH-2 DCPREZ-2015-10835

DR 10835

DR 10835

A-1(EX) DCPREZ-1978-02057

A-1(EX) DCPREZ-1978-02057

A-2(8) DCPREZ-0000-08657

Not Effective RH-2 DCPREZ-0000-8657

RH-2 DCPREZ-0000-08657

A-2(8) DCPREZ-0000-09456

A-1(EX) DCPREZ-1978-02057

A-1(EX) DCPREZ-0000-05948

DR-3 R-3 DCPREZ-0000-000000001999

DR-3 R-3 DCPREZ-0000-000000000000

DR-3 R-3 DCPREZ-0000-000000000000

DR-3 R-3 DCPREZ-0000-000000000000

DR-3 R-3 DCPREZ-0000-000000000000

DR-3 R-3 DCPREZ-0000-000000000000

A-1(EX)
DCPREZ-1978-02057

To A-1 ex 11072

DR
10835

RH-3 10835

RH-3 A-1(EX)
DCPREZ-2015-10835 DCPREZ-0000-00000

140

A-1(EX)
DCPREZ-1978-02057

Fair Oak Rd

RH-2
DCPREZ-2015-10835

DR
10835

A-1(EX)
DCPREZ-1978-02057

20 October 2016

Dane County Zoning

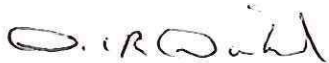
Re: Re-zone Lot 1 of Certified Survey Map # 14089

Early this year Bob and Kim Riege purchased the subject lot which is adjacent to their personal residence which is located on their large farm holding. Lot 1 has no cropland and is a mix of older trees and what has grown in the last 24 years of the land being fallow. This combination has made a highly desirable homesite which is tied to a very large similar property.

Rieges wish to retain the 6.8 acres that is immediately adjoining their private driveway and home, together with the mature treeline lying along their workland to the east. The zoning of the retained land would be A-1EX as is the rest of their farm. The residual 9.4 acre lot will retain the "Dwelling Unit Right" and would be sold to a third party.

Rieges understand the retained 6.8 acres is deed restricted from having a Dwelling Unit Right, since all such rights have already been used on other portions of the "Parent Parcel". There is a designated driveway access point for the residual lot, which has already been approved by the Town.

Please contact me at 608-695-6262 for any additional information.



David R. Dinkel, as Authorized Agent for Bob and Kim Riege

Parcel Number - 024/0712-244-8680-0

Current

[← Parcel Parents](#)

Summary Report

Parcel Summary		More +
Municipality Name	TOWN OF DEERFIELD	
Parcel Description	LOT 1 CSM 14089 CS94/278&281-10/6/2015 D...	
Owner Names	ROBERT P RIEGE KIM D RIEGE	
Primary Address	No parcel address available.	
Billing Address	140 FAIR OAK RD DEERFIELD WI 53531	

Assessment Summary		More +
Assessment Year	2016	
Valuation Classification	G5 G6	
Assessment Acres	16.165	
Land Value	\$39,900.00	
Improved Value	\$0.00	
Total Value	\$39,900.00	

Show Valuation Breakout