

# Dane County Conditional Use Permit Application

<b>Application Date</b>	<b>C.U.P Number</b>
03/26/2018	DCPCUP-2018-02421
<b>Public Hearing Date</b>	
06/26/2018	

<b>OWNER INFORMATION</b>	<b>AGENT INFORMATION</b>
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OWNER NAME DONALD P SCHALLER	Phone with Area Code (608) 845-8493	AGENT NAME DONALD SCHALLER	Phone with Area Code (608) 845-8493
BILLING ADDRESS (Number, Street) 7198 SCHALLER RD		ADDRESS (Number, Street) 7198 SCHALLER RD	
(City, State, Zip) VERONA, WI 53593		(City, State, Zip) VERONA, WI 53593	
E-MAIL ADDRESS donschal@chorus.net		E-MAIL ADDRESS donschal@chorus.net	

<b>ADDRESS/LOCATION 1</b>	<b>ADDRESS/LOCATION 2</b>	<b>ADDRESS/LOCATION 3</b>
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ADDRESS OR LOCATION OF CUP		ADDRESS OR LOCATION OF CUP		ADDRESS OR LOCATION OF CUP	
1,150' East of 7313 Schaller Rd					
TOWNSHIP MONTROSE	SECTION 4	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0508-044-8500-1		---		---	

**CUP DESCRIPTION**

Secondary farm residence for owner of farm.

<b>DANE COUNTY CODE OF ORDINANCE SECTION</b>	<b>ACRES</b>
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10.123(3)(a)1	40
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<b>DEED RESTRICTION REQUIRED?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	<b>Inspectors Initials</b>  AMA1	<b>SIGNATURE:(Owner or Agent)</b>  <b>PRINT NAME:</b>  <b>DATE:</b>
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COMMENTS: SECONDARY FARM RESIDENCE.



DANE COUNTY  
**PLANNING & DEVELOPMENT**

**Conditional Use Application**

Application Fee: \$486 Mineral Extraction: \$1136

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 required to be submitted with application:

- o **Written Legal Description of Conditional Use Permit boundaries**
- o **Scaled drawing of the property showing existing/proposed buildings, setback requirements, driveway, parking area, outside storage areas, location/type of exterior lighting, any natural features, and proposed signs.**
- o **Scaled map showing neighboring area land uses and zoning districts**
- o **Written operations plan describing the items listed below (additional items needed for mineral extraction sites)**
- o **Written statement on how the proposal meets the 6 standards of a Conditional Use**

Owner Donald P. Schaller <sup>Kathryn</sup> Schaller Agent \_\_\_\_\_  
 Address 7198 Schaller Rd 53593 Address \_\_\_\_\_  
 Phone 608-845-8493 Phone \_\_\_\_\_  
 Email donschal@chorus.net Email \_\_\_\_\_

Parcel numbers affected: 0508-044-8500-1 Town: Monrose Section: 04  
Sec 4-5-8 NW1/4 SE1/4 Property Address: 7198 Schaller Rd  
VERONA WI 53593

Existing/ Proposed Zoning District : A1 ag

Type of Activity proposed: second Farm home

- o Hours of Operation
- o Number of employees
- o Anticipated customers
- o Outside storage
- o Outdoor activities
- o Outdoor lighting
- o Outside loudspeakers
- o Proposed signs
- o Trash removal
- o Six Standards of CUP (see back)

The statements provided are true and provide an accurate depiction of the proposed land use. I authorize that I am the owner or have permission to act on behalf of the owner of the property.  
 Submitted By: Donald P. Schaller Date: 3-8-18

## Six Standards of a Conditional Use Permit

Provide an explanation on how the proposed land use will meet all six standards.

1. The establishment, maintenance or operation of the conditional use will not be detrimental to or endanger the public health, safety, comfort or general welfare.

Will not add much traffic to road.

2. The uses, values and enjoyment of other property in the neighborhood for purposes already permitted shall be in no foreseeable manner substantially impaired or diminished by establishment, maintenance or operation of the conditional use.

We don't believe so.

3. That the establishment of the conditional use will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district.

We don't believe so.

4. That adequate utilities, access roads, drainage and other necessary site improvements have been or are being made.

House will be 250 ft. from electric pole and 200 ft. from phone box. House + road would be on top of a hill.

5. Adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets.

Road has visibility of  $\frac{1}{4}$  mile to west and  $\frac{1}{2}$  mile to the east.

6. That the conditional use shall conform to all applicable regulations of the district in which it is located.

Yes

Don & Kathryn Schaller Farm Operation Description:

- A. **Farm Location:** Don and Kathryn Schaller own and operate Schaller Dairy located in section 4 of the town of Montrose. Home address is 7198 Schaller Road.
  
- B. **Size of farm operation:** The size of Schaller Dairy farm is roughly 193 acres.
  
- C. **Crops grown and/or livestock raised:** Schaller Dairy is a dairy farm operation. Corn, hay, oats, soybeans, wheat, and other row crops are grown in support of the dairy and as part of the farm's conservation practices. The farm operation extends to other acreage that is rented from other property owners in the area.
  
- D. **Number of employees, in addition to family members:** In addition to Don and Kathryn, son Paul is also involved in the farm operation. The purpose of the new residence is so that Paul can come live on the farm. There are no other full time employees, though the farm hires occasional part time workers to assist with baling hay and other farm activities, but that is done infrequently and only seasonally.
  
- E. **Summary of farm income derived from the farm operation:** See attached tax return Schedule F for description of farm income.

**SCHEDULE F  
(Form 1040)**

**Profit or Loss From Farming**

OMB No. 1545-0074

**2015**

Attachment  
Sequence No. **14**

Department of the Treasury  
Internal Revenue Service (99)

▶ Attach to Form 1040, Form 1040NR, Form 1041, Form 1065, or Form 1065-B.

▶ Information about Schedule F and its separate instructions is at [www.irs.gov/schedulef](http://www.irs.gov/schedulef).

Name of proprietor: **Donald P Schaller**  
 Social security number (SSN): XXXXXXXXXX  
 A Principal crop or activity: **Dairy**  
 B Enter code from Part IV: **▶112120**  
 C Accounting method:  Cash  Accrual  
 D Employer ID number (EIN), (see instr): XXXXXXXXXX  
 E Did you "materially participate" in the operation of this business during 2015? If "No," see instructions for limit on passive losses . . .  Yes  No  
 F Did you make any payments in 2015 that would require you to file Form(s) 1099 (see instructions)? . . .  Yes  No  
 G If "Yes," did you or will you file required Forms 1099? . . .  Yes  No

**Part I Farm Income - Cash Method.** Complete Parts I and II (Accrual method, Complete Parts II and III, and Part I, line 9.)

1a	Sales of livestock and other resale items (see instructions)	1a			
b	Cost or other basis of livestock or other items reported on line 1a	1b			
c	Subtract line 1b from line 1a	1c			
2	Sales of livestock, produce, grains, and other products you raised	2			<b>128,154.</b>
3a	Cooperative distributions (Form(s) 1099-PATR)	3a	<b>1,946.</b>	3b Taxable amount	<b>1,946.</b>
4a	Agricultural program payments (see instructions)	4a	<b>4,404.</b>	4b Taxable amount	<b>4,404.</b>
5a	Commodity Credit Corporation (CCC) loans reported under election	5a			
b	CCC loans forfeited	5b		5c Taxable amount	
6	Crop insurance proceeds and federal crop disaster payments (see instructions)				
a	Amount received in 2015	6a		6b Taxable amount	
c	If election to defer to 2016 is attached, check here <input type="checkbox"/>			6d Amount deferred from 2014	
7	Custom hire (machine work) income	7			
8	Other income, including federal and state gasoline or fuel tax credit or refund (see instructions)	8			<b>1,385.</b>
9	<b>Gross income.</b> Add amounts in the right column (lines 1c, 2, 3b, 4b, 5a, 5c, 6b, 6d, 7, and 8). If you use the accrual method, enter the amount from Part III, line 50 (see instructions).	9			<b>135,889.</b>

**Part II Farm Expenses - Cash and Accrual Method.** Do not include personal or living expenses (see instructions).

10	Car and truck expenses (see instructions). Also attach Form 4562	10		23	Pension and profit-sharing plans	23	
11	Chemicals	11		24	Rent or lease (see instructions):		
12	Conservation expenses (see instructions)	12		a	Vehicles, machinery, equipment	24a	
13	Custom hire (machine work)	13		b	Other (land, animals, etc.)	24b	<b>6,575.</b>
14	Depreciation and section 179 expense (see instructions)	14	<b>33,005.</b>	25	Repairs and maintenance	25	<b>8,361.</b>
15	Employee benefit programs other than on line 23	15	<b>17,981.</b>	26	Seeds and plants	26	<b>4,472.</b>
16	Feed	16	<b>4,655.</b>	27	Storage and warehousing	27	
17	Fertilizers and lime	17	<b>5,362.</b>	28	Supplies	28	<b>5,672.</b>
18	Freight and trucking	18	<b>1,942.</b>	29	Taxes	29	<b>2,322.</b>
19	Gasoline, fuel, and oil	19	<b>7,308.</b>	30	Utilities	30	<b>7,452.</b>
20	Insurance (other than health)	20	<b>6,164.</b>	31	Veterinary, breeding, and medicine	31	<b>3,708.</b>
21	Interest:			32	Other expenses (specify):		
a	Mortgage (paid to banks, etc.)	21a	<b>2,180.</b>	a	Misc. see schedule	32a	<b>2,991.</b>
b	Other	21b	<b>36.</b>	b	Livestock Mkt fee	32b	<b>133.</b>
22	Labor hired (less employment credits)	22	<b>4,151.</b>	c	Other livestock Exp	32c	<b>254.</b>
33	<b>Total expenses.</b> Add lines 10 through 32f. If line 32f is negative, see instructions	33		d	Milk marketing fee	32d	<b>892.</b>
34	<b>Net farm profit or (loss).</b> Subtract line 33 from line 9	34		e	Pickup exp FS	32e	<b>1,789.</b>
				f		32f	
							<b>127,405.</b>
							<b>8,484.</b>

35 Did you receive an applicable subsidy in 2015? (see instructions) . . .  Yes  No  
 36 Check the box that describes your investment in this activity and see instructions for where to report your loss.  
 a  All investment is at risk. b  Some investment is not at risk.

**SCHEDULE F  
(Form 1040)**

**Profit or Loss From Farming**

OMB No. 1545-0074

**2016**

Attachment  
Sequence No. **14**

Department of the Treasury  
Internal Revenue Service (99)

▶ Attach to Form 1040, Form 1040NR, Form 1041, Form 1065, or Form 1065-E.  
▶ Information about Schedule F and its separate instructions is at [www.irs.gov/schedulef](http://www.irs.gov/schedulef).

Name of proprietor: **Donald P Schaller**  
 Social security number (SSN): XXXXXXXXXX  
 A Principal crop or activity: **Dairy**  
 B Enter code from Part IV: **▶112120**  
 C Accounting method:  Cash  Accrual  
 D Employer ID number (EIN), (see instr): XXXXXXXXXX  
 E Did you "materially participate" in the operation of this business during 2016? If "No," see instructions for limit on passive losses. . . .  Yes  No  
 F Did you make any payments in 2016 that would require you to file Form(s) 1099 (see instructions)? . . . . .  Yes  No  
 G If "Yes," did you or will you file required Forms 1099? . . . . .  Yes  No

**Part I Farm Income - Cash Method.** Complete Parts I and II (Accrual method. Complete Parts II and III, and Part III, line 9.)

1a	Sales of livestock and other resale items (see instructions)	1a	
b	Cost or other basis of livestock or other items reported on line 1a	1b	
c	Subtract line 1b from line 1a	1c	
2	Sales of livestock, produce, grains, and other products you raised	2	96,532.
3a	Cooperative distributions (Form(s) 1099-PATR)	3a	765.
3b	Taxable amount	3b	765.
4a	Agricultural program payments (see instructions)	4a	7,041.
4b	Taxable amount	4b	7,041.
5a	Commodity Credit Corporation (CCC) loans reported under election	5a	
b	CCC loans forfeited	5b	
5c	Taxable amount	5c	
6	Crop insurance proceeds and federal crop disaster payments (see instructions)		
a	Amount received in 2016	6a	
b	Taxable amount	6b	
c	If election to defer to 2017 is attached, check here <input type="checkbox"/>	6c	
d	Amount deferred from 2015	6d	
7	Custom hire (machine work) income	7	
8	Other income, including federal and state gasoline or fuel tax credit or refund (see instructions)	8	1,303.
9	Gross income. Add amounts in the right column (lines 1c, 2, 3b, 4b, 5a, 5c, 6b, 6d, 7, and 8). If you use the accrual method, enter the amount from Part III, line 50 (see instructions).	9	105,641.

**Part II Farm Expenses - Cash and Accrual Method.** Do not include personal or living expenses (see instructions).

10	Car and truck expenses (see instructions). Also attach Form 4562	10		23	Pension and profit-sharing plans.	23	
11	Chemicals	11		24	Rent or lease (see instructions):		
12	Conservation expenses (see instructions)	12		a	Vehicles, machinery, equipment	24a	
13	Custom hire (machine work)	13	75.	b	Other (land, animals, etc.)	24b	6,400.
14	Depreciation and section 179 expense (see instructions)	14	32,956.	25	Repairs and maintenance	25	5,297.
15	Employee benefit programs other than on line 23	15	16,749.	26	Seeds and plants	26	5,023.
16	Feed	16	7,235.	27	Storage and warehousing	27	
17	Fertilizers and lime	17	4,161.	28	Supplies	28	3,063.
18	Freight and trucking	18		29	Taxes	29	4,789.
19	Gasoline, fuel, and oil	19	1,688.	30	Utilities	30	6,445.
20	Insurance (other than health)	20	7,064.	31	Veterinary, breeding, and medicine	31	2,887.
21	Interest:			32	Other expenses (specify):		
a	Mortgage (paid to banks, etc.)	21a	2,763.	a	Misc. see schedule	32a	10,886.
b	Other	21b		b	Livestock Mkt fee	32b	300.
22	Labor hired (less employment credits)	22	4,151.	c	Personal Consumpti	32c	-325.
33	Total expenses. Add lines 10 through 32f. If line 32f is negative, see instructions	33	128,336.	d	Milk marketing fee	32d	3,747.
34	Net farm profit or (loss). Subtract line 33 from line 9	34	-22,695.	e	Pickup exp FS	32e	2,982.
				f		32f	

If a profit, stop here and see instructions for where to report. If a loss, complete lines 35 and 36.  
 35 Did you receive an applicable subsidy in 2016? (see instructions) . . . . .  Yes  No  
 36 Check the box that describes your investment in this activity and see instructions for where to report your loss.  
 a  All investment is at risk.      b  Some investment is not at risk.

**SCHEDULE F  
(Form 1040)**

**Profit or Loss From Farming**

OMB No. 1545-0074

**2017**

Attachment  
Sequence No. **14**

Department of the Treasury  
Internal Revenue Service (99)

▶ Attach to Form 1040, Form 1040NR, Form 1041, Form 1065, or Form 1065-B.  
▶ Go to [www.irs.gov/ScheduleF](http://www.irs.gov/ScheduleF) for instructions and the latest information.

Name of proprietor: **Donald P Schaller**

Social security number (SSN): [REDACTED]

A Principal crop or activity: **Dairy**

B Enter code from Part IV: **▶112120**

C Accounting method:  Cash  Accrual

D Employer ID number (EIN), (see Instr): [REDACTED]

E Did you "materially participate" in the operation of this business during 2017? If "No," see instructions for limit on passive losses . . .  Yes  No

F Did you make any payments in 2017 that would require you to file Form(s) 1099 (see instructions)? . . .  Yes  No

G If "Yes," did you or will you file required Forms 1099? . . .  Yes  No

**Part I Farm Income - Cash Method.** Complete Parts I and II (Accrual method. Complete Parts II and III, and Part I, line 9.)

1a	Sales of livestock and other resale items (see instructions) . . . . .	1a		
b	Cost or other basis of livestock or other items reported on line 1a . . . . .	1b		
c	Subtract line 1b from line 1a . . . . .	1c		
2	Sales of livestock, produce, grains, and other products you raised. . . . .	2		<b>103,289.</b>
3a	Cooperative distributions (Form(s) 1099-PATR) . . . . .	3a	<b>2,962.</b>	3b Taxable amount
3b				<b>2,962.</b>
4a	Agricultural program payments (see instructions) . . . . .	4a	<b>2,971.</b>	4b Taxable amount
4b				<b>2,971.</b>
5a	Commodity Credit Corporation (CCC) loans reported under election. . . . .	5a		
b	CCC loans forfeited . . . . .	5b		5c Taxable amount
5c				
6	Crop insurance proceeds and federal crop disaster payments (see instructions)			
a	Amount received in 2017. . . . .	6a		6b Taxable amount
6b				
c	If election to defer to 2018 is attached, check here <input type="checkbox"/> . . . . .	6d		6d Amount deferred from 2016 . . . . .
7	Custom hire (machine work) income . . . . .	7		
8	Other income, including federal and state gasoline or fuel tax credit or refund (see instructions) . . . . .	8		<b>1,303.</b>
9	Gross income. Add amounts in the right column (lines 1c, 2, 3b, 4b, 5a, 5c, 6b, 6d, 7, and 8). If you use the accrual method, enter the amount from Part III, line 50. See instructions. . . . .	9		<b>110,525.</b>

**Part II Farm Expenses - Cash and Accrual Method.** Do not include personal or living expenses. See instructions.

10	Car and truck expenses (see instructions). Also attach Form 4562 . . . . .	10		23	Pension and profit-sharing plans. . . . .	23	
11	Chemicals . . . . .	11		24	Rent or lease (see instructions):		
12	Conservation expenses (see instructions) . . . . .	12		a	Vehicles, machinery, equipment . . . . .	24a	
13	Custom hire (machine work) . . . . .	13	<b>344.</b>	b	Other (land, animals, etc.) . . . . .	24b	<b>6,300.</b>
14	Depreciation and section 179 expense (see instructions) . . . . .	14	<b>32,820.</b>	25	Repairs and maintenance . . . . .	25	<b>10,674.</b>
15	Employee benefit programs other than on line 23 . . . . .	15	<b>21,073.</b>	26	Seeds and plants . . . . .	26	<b>3,636.</b>
16	Feed . . . . .	16	<b>9,524.</b>	27	Storage and warehousing . . . . .	27	
17	Fertilizers and lime. . . . .	17		28	Supplies . . . . .	28	<b>4,011.</b>
18	Freight and trucking . . . . .	18		29	Taxes . . . . .	29	<b>2,724.</b>
19	Gasoline, fuel, and oil . . . . .	19		30	Utilities . . . . .	30	<b>6,621.</b>
20	Insurance (other than health) . . . . .	20	<b>4,977.</b>	31	Veterinary, breeding, and medicine . . . . .	31	<b>2,032.</b>
21	Interest:			32	Other expenses (specify):		
a	Mortgage (paid to banks, etc.) . . . . .	21a	<b>2,891.</b>	a	Misc. see schedule . . . . .	32a	<b>3,778.</b>
b	Other . . . . .	21b	<b>36.</b>	b	Livestock Mkt fee . . . . .	32b	<b>337.</b>
22	Labor hired (less employment credits) . . . . .	22	<b>4,151.</b>	c	Personal Consumpti . . . . .	32c	<b>-325.</b>
23				d	Milk marketing fee . . . . .	32d	<b>4,362.</b>
33	Total expenses. Add lines 10 through 32f. If line 32f is negative, see instructions . . . . .	33		e	Pickup exp FS . . . . .	32e	<b>1,591.</b>
34	Net farm profit or (loss). Subtract line 33 from line 9 . . . . .	34		f		32f	
							<b>121,557.</b>
							<b>-11,032.</b>

35 Did you receive an applicable subsidy in 2017? See instructions . . . . .  Yes  No

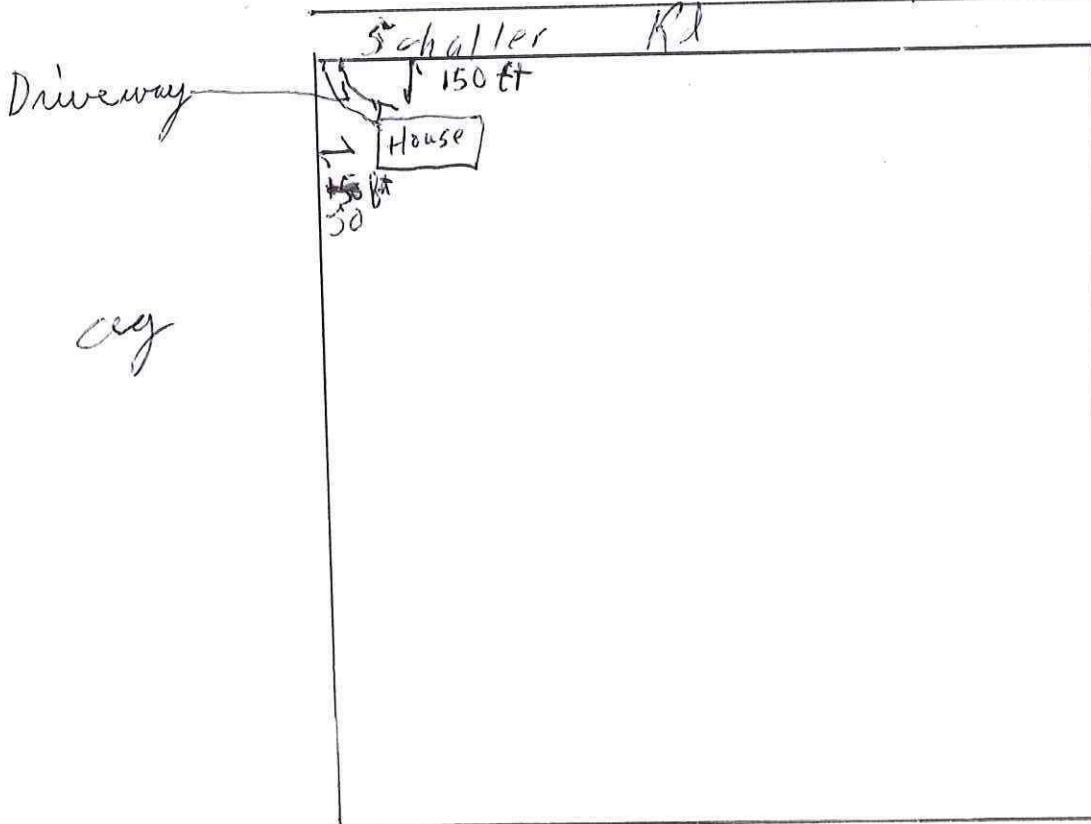
36 Check the box that describes your investment in this activity and see instructions for where to report your loss.

a  All investment is at risk. b  Some investment is not at risk.

 **Don Schaller**  
7198 Schaller Rd.  
Verona, WI 53593-9344

ag

Cusano Farm  
Buildings



ag



COOPERATOR: DONALD SCHALLER

ITEM #	TRACT #	FIELD #	PLANNED AMOUNT MO/YR	APPLIED AMOUNT MO/YR	EST. TOTAL COST	LAND USE AND TREATMENT
TRACT#:5201      EROSION PLAN DATE: 02/15/1995						
1	5201	1A	4.0 02/95	4.0 02/95	0	CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF 2C1O2H ROTATION: 2 YR ROW CROPS, 1 YR OATS AND 2 OR MORE YR HAY.
2	5201	1A	4.0 02/95	4.0 02/95	0	CONSERVATION TILLAGE SYSTEM - A minimum of 30% residue will remain on the soil surface after planting.
3	5201	1A	4.0 02/95	4.0 02/95	0	GRASSES AND LEGUMES IN ROTATION - Grass/legume mix will be seeded and maintained according to the rotation.
4	5201	1B	9.0 02/95	9.0 02/95	0	CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF CCCCCC ROTATION: CORN OR SOYBEANS.
5	5201	1C	12.0 02/95	12.0 02/95	0	CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF CWCO3H ROTATION: 1YR CORN, 1YR WHEAT, 1YR CORN, 1YR OATS AND 3 OR MORE YR HAY.
6	5201	1C	12.0 02/95	12.0 02/95	0	CONSERVATION TILLAGE SYSTEM - A minimum of 30% residue will remain on the soil surface after planting. LEAVE 30% WHEAT STUBBLE AND CORNSTALK RESIDUE.
7	5201	1C	12.0 02/95	12.0 02/95	0	GRASSES AND LEGUMES IN ROTATION - Grass/legume mix will be seeded and maintained according to the rotation.

COOPERATOR: DONALD SCHALLER

ITEM #	TRACT #	FIELD #	PLANNED AMOUNT MO/YR	APPLIED AMOUNT MO/YR	EST. TOTAL COST	LAND USE AND TREATMENT
8	5201	2B	8.0 02/95	8.0 02/95	0	CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF CWCO3H ROTATION: 1YR CORN, 1YR WHEAT, 1YR CORN, 1YR OATS AND 3 OR MORE YR HAY.
9	5201	2B	8.0 02/95	8.0 02/95	0	CONSERVATION TILLAGE SYSTEM - A minimum of 30% residue will remain on the soil surface after planting. LEAVE 30% WHEAT STUBBLE AND CORNSTALK RESIDUE.
10	5201	2B	8.0 02/95	8.0 02/95	0	GRASSES AND LEGUMES IN ROTATION - Grass/legume mix will be seeded and maintained according to the rotation.
11	5201	2C	8.0 02/95	8.0 02/95	0	CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF CWCO3H ROTATION: 1YR CORN, 1YR WHEAT, 1YR CORN, 1YR OATS AND 3 OR MORE YR HAY.
12	5201	2C	8.0 02/95	8.0 02/95	0	CONSERVATION TILLAGE SYSTEM - A minimum of 30% residue will remain on the soil surface after planting. LEAVE 30% WHEAT STUBBLE AND CORNSTALK RESIDUE.
13	5201	2C	8.0 02/95	8.0 02/95	0	GRASSES AND LEGUMES IN ROTATION - Grass/legume mix will be seeded and maintained according to the rotation.
14	5201	2D	33.0 02/95	33.0 02/95	0	CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF 3C103H or CWCO3H <u>OK!</u> ROTATION: 3 YR ROW CROPS, 1 YR OATS AND 2 OR MORE YR HAY.
15	5201	2D	33.0 02/95	33.0 02/95	0	CONTOUR FARMING - All tillage and planting operations will be done on the contour according to NRCS standards and specs.

COOPERATOR: DONALD SCHALLER

ITEM #	TRACT #	FIELD #	PLANNED AMOUNT MO/YR	APPLIED AMOUNT MO/YR	EST. TOTAL COST	LAND USE AND TREATMENT
16	5201	2D	33.0 02/95	33.0 02/95		0 GRASSES AND LEGUMES IN ROTATION - Grass/legume mix will be seeded and maintained according to the rotation.
17	5201	3	5.0 02/95	5.0 02/95		0 CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF CCCCCC ROTATION: CONTINUOUS ROW CROPS.
18	5201	3	5.0 02/95	5.0 02/95		0 CONSERVATION TILLAGE SYSTEM - A minimum of 30% residue will remain on the soil surface after planting. LEAVE 30% RESIDUE EVERY OTHER YEAR.
19	5201	5A	17.0 02/95	17.0 02/95		0 CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF CCCCCC ROTATION: CONTINUOUS ROW CROPS.
20	5201	5A	17.0 02/95	17.0 02/95		0 CONSERVATION TILLAGE SYSTEM - A minimum of 30% residue will remain on the soil surface after planting. LEAVE 30% RESIDUE EVERY OTHER YEAR.
21	5201	5B	35.0 02/95	35.0 02/95		0 CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF CWC03H ROTATION: 1YR CORN, 1YR WHEAT, 1YR CORN, 1YR OATS AND 3 OR MORE YR HAY.
22	5201	5B	35.0 02/95	35.0 02/95		0 CONTOUR FARMING - All tillage and planting operations will be done on the contour according to NRCS standards and specs.
23	5201	5B	35.0 02/95	35.0 02/95		0 GRASSES AND LEGUMES IN ROTATION - Grass/legume mix will be seeded and maintained according to the rotation.

COOPERATOR: DONALD SCHALLER

ITEM #	TRACT #	FIELD #	PLANNED AMOUNT MO/YR	APPLIED AMOUNT MO/YR	EST. TOTAL COST	LAND USE AND TREATMENT
24	5201	5G	6.0 02/95	6.0 02/95	0	CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF CWCO3H ROTATION: 1YR CORN, 1YR WHEAT, 1YR CORN, 1YR OATS AND 3 OR MORE YR HAY.
25	5201	5G	6.0 02/95	6.0 02/95	0	CONSERVATION TILLAGE SYSTEM - A minimum of 30% residue will remain on the soil surface after planting. LEAVE 30% WHEAT STUBBLE AND CORNSTALK RESIDUE.
26	5201	5G	6.0 02/95	6.0 02/95	0	GRASSES AND LEGUMES IN ROTATION - Grass/legume mix will be seeded and maintained according to the rotation.
27	5201	5H	33.0 02/95	33.0 02/95	0	CONSERVATION CROPPING SEQUENCE - A cropping sequence will be used that will provide adequate organic residue for maintenance or improvement of soil tilth. ROTATION OF CCCCCC ROTATION: CONTINUOUS ROW CROPS.
28	5201	300	150.0 08/02		1100	DIVERSION - Diversion will be designed, constructed and maintained according to NRCS standards and specs. Existing diversion will be maintained.
29	5201	300	300.0 08/02		537	FENCING - Fence will be designed, installed and maintained according to NRCS standards and specs.
30	5201	300	0.1 08/02		8467	HEAVY USE AREA PROTECTION - Vegetation or other suitable materials will be designed, installed and maintained according to NRCS standards and specs.

AREAS WITH EROSION PROBLEM RESULTING FROM CONCENTRATED FLOW(RUNOFF) NOT IDENTIFIED AT THE TIME THIS PLAN WAS DEVELOPED WILL REQUIRE APPLICATION OF GRASSED WATERWAYS OR OTHER CONSERVATION PRACTICES.

ASSISTED BY: STEVEN OTTELIEN

*Donald Schaller*  
DONALD SCHALLER

*Ken Connors*  
DANE COUNTY LAND CONSERVATION COMMITTEE  
*Chris [Signature]*  
DISTRICT CONSERVATIONIST - SCS

(OPERATOR)

I(WE) CONCUR IN THIS PLAN, WHICH WHEN APPLIED AND MAINTAINED, WILL MEET THE FOOD SECURITY ACT AND THE WISCONSIN FARMLAND PRESERVATION TAX CREDIT COMPLIANCE REQUIREMENTS

# Conservation Plan Map

Owner: Donald Schaller  
Operator: Donald Schaller

Township(s): Montrose  
Section(s): 4  
Tract(s): 5201

Completed by: S Ottelien  
Phone: (608) 224-3730  
Date: 8-14-2001



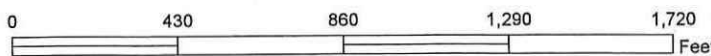
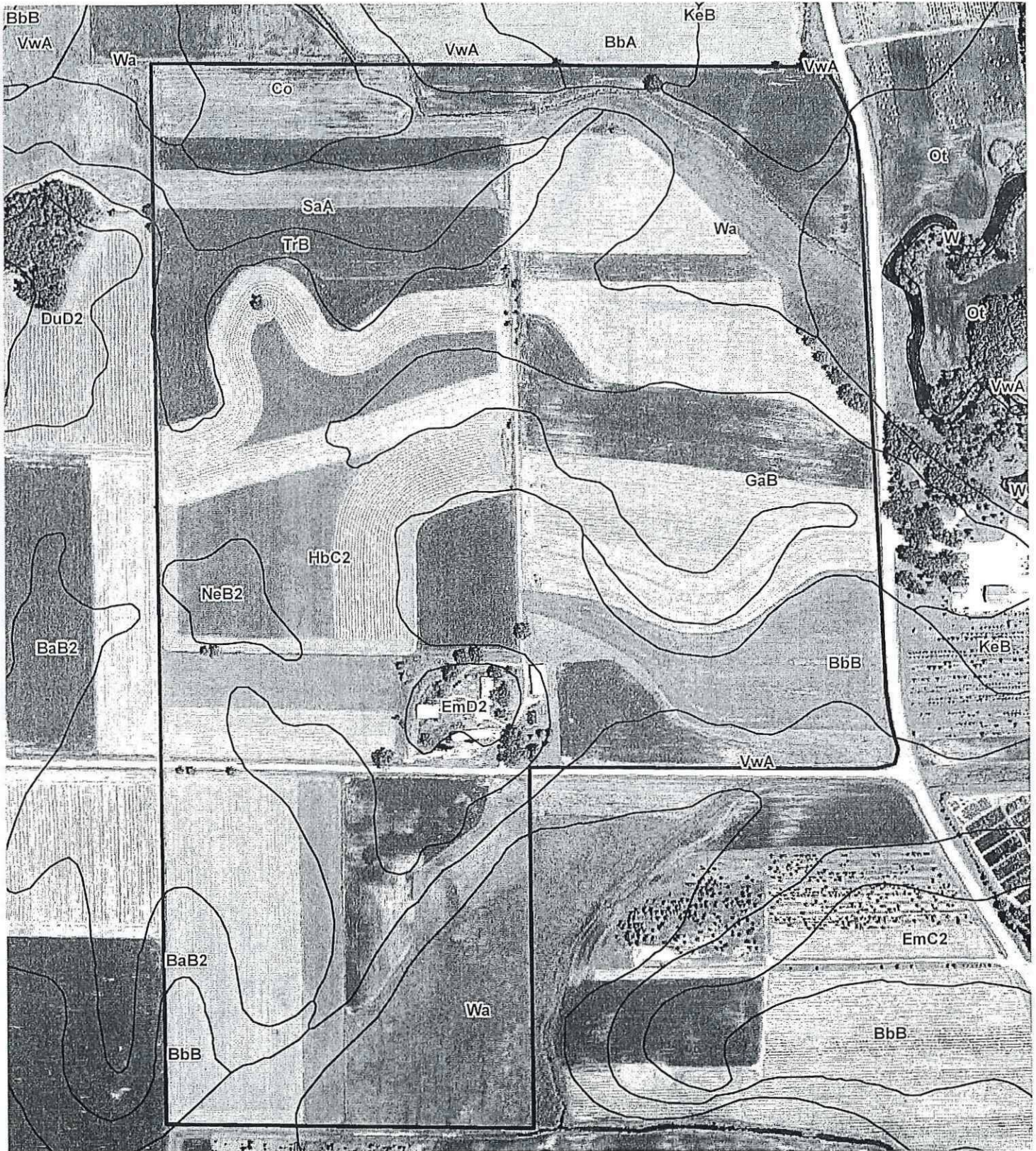
330 0 330 660 Feet

# Soil Map

Owner: Donald Schaller  
Operator: Donald Schaller

Township(s): Montrose  
Sections(s): 4  
Tract(s): 5201

Completed by: Minks  
Phone: (608) 224-3730  
Date: 12-19-2013




Dane County Land & Water Resources Department  
USDA Natural Resources Conservation Service  
Digital orthophoto taken 2010.

## Parcel Number - 040/0508-041-9000-7

Current

[← Parcel Parents](#)

[Summary Report](#)

Parcel Summary		More +
Municipality Name	TOWN OF MONTROSE	
Parcel Description	SEC 4-5-8 SW1/4 NE1/4	
Owner Names	DONALD P SCHALLER KATHRYN SCHALLER	 
Primary Address	7198 SCHALLER RD	
Billing Address	7198 SCHALLER RD VERONA WI 53593	

Assessment Summary		More +
Assessment Year	2018	
Valuation Classification	G4 G5 G7	
Assessment Acres	40.000	
Land Value	\$30,400.00	
Improved Value	\$261,900.00	
Total Value	\$292,300.00	

Show Valuation Breakout

Show Assessment Contact Information ▼

### Zoning Information

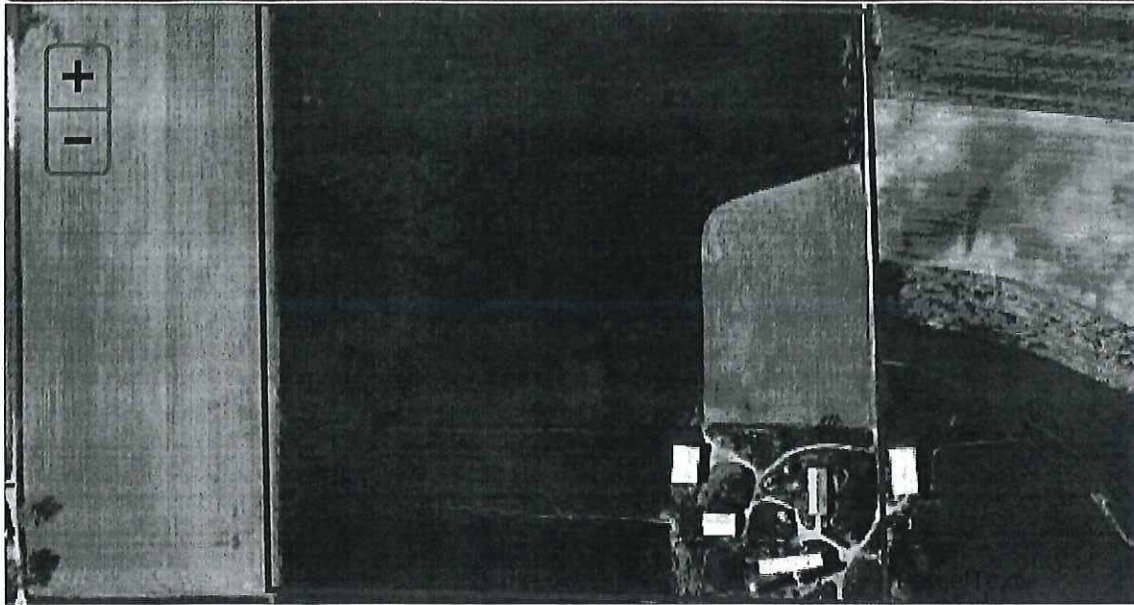
For the most current and complete zoning information, contact the Division of Zoning.

### Zoning

A-1(EX)

Zoning District Fact Sheets

**Parcel Maps**



DCiMap

Google Map

Bing Map

**Tax Summary (2017)** More +

E-Statement

E-Bill

E-Receipt

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$30,400.00	\$261,900.00	\$292,300.00
<b>Taxes:</b>		\$5,281.22
<b>Lottery Credit(-):</b>		\$151.96
<b>First Dollar Credit(-):</b>		\$86.84
<b>Specials(+):</b>		\$213.92
<b>Amount:</b>		\$5,256.34

**District Information**

Type	State Code	Description
REGULAR SCHOOL	5901	VERONA SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE



Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
WD	07/27/1994		26737	25

Show More ▼



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 210 Martin Luther King Jr. Blvd  
 City-County Bldg. Room 116  
 Madison, WI 53703



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RECEIPT

MADISON  
MADISON  
210 MARTIN LUTHER KING, JR. BLVD  
CITY TREASURER OFFICE

Application: DCPCUP-2018-02421  
Application Type: DaneCounty/Zoning/Conditional Use/NA  
Address:

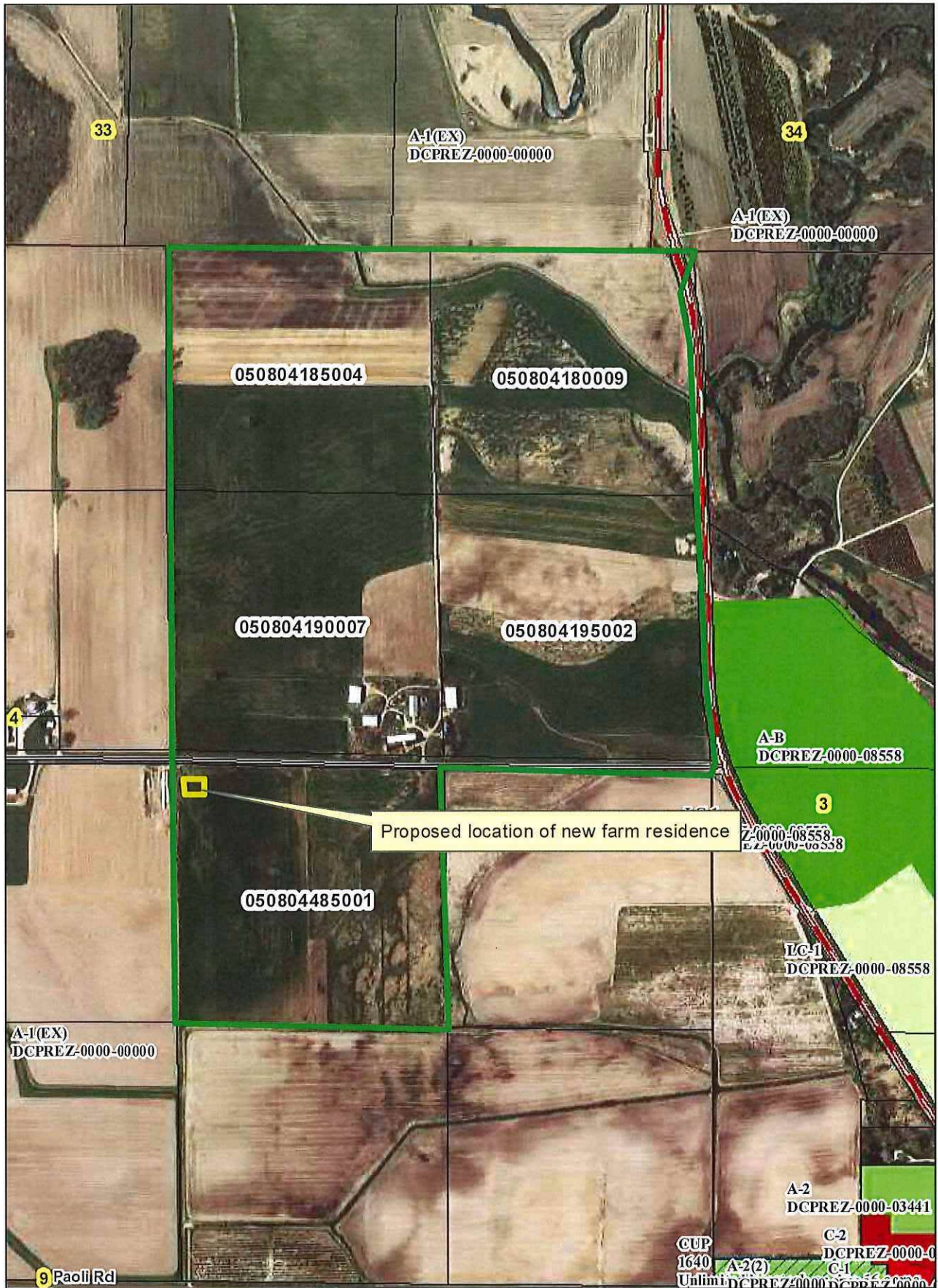
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Receipt No.	851867					
Payment Method	Ref Number	Amount Paid	Payment Date	Cashier ID	Received	Comments
Check	8323	\$165.00	03/26/2018	AMA1		

Owner Info.: DONALD P SCHALLER  
7198 SCHALLER RD  
VERONA, WI 53593

Work Description: Secondary farm residence for owner of farm.

# Site Map for Schaller Secondary Farm Residence



0 250 500 1,000 Feet



# 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.

<b>Applicant:</b> Donald Schaller			
<b>Town</b>	Montrose	<b>A-1EX Adoption</b>	9/11/1978
<b>Section:</b>	04	<b>Density Number</b>	35
<b>Density Study Date</b>	3/8/2018	<b>Original Splits</b>	5.51
		<b>Orig Farm Owner</b>	Schaller, Donald P.
		<b>Original Farm Acres</b>	192.97
		<b>Available Density Unit(s)</b>	5



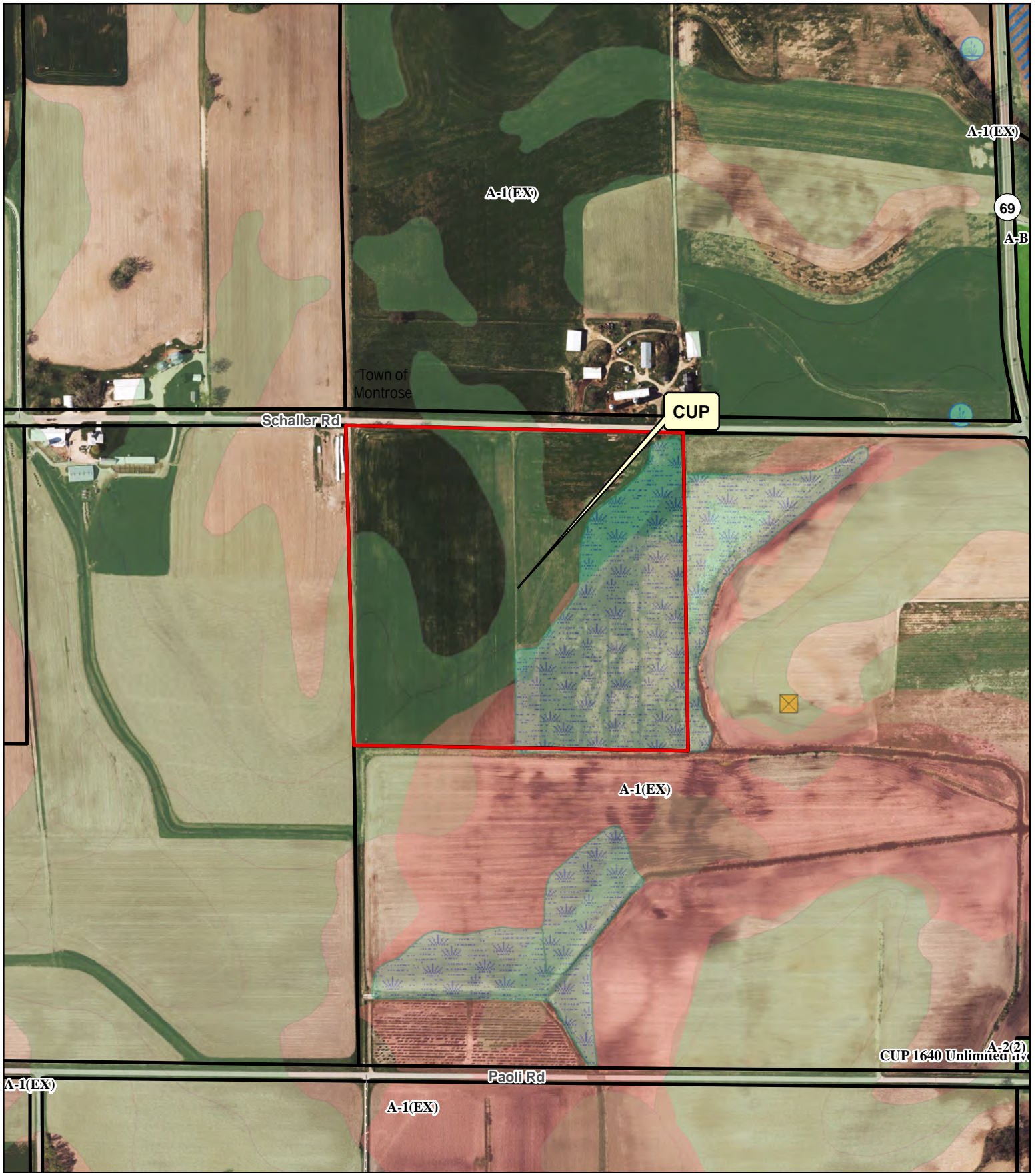
**Reasons/Notes:**

Homesites created to date:  
NONE



Development should avoid mapped resource protection corridors.

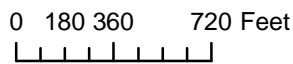
Note: Parcels included in the density study reflect farm ownership and acreage as of the date of town plan adoption, or other date specified. Density study is based on the original farm acreage, NOT acreage currently owned.

Parcel #	Acres	Owner Name	CSM
050804485001	40.23	DONALD P SCHALLER & KATHRYN SCHALLER	
050804195002	39.39	DONALD P SCHALLER & KATHRYN SCHALLER	
050804190007	40.57	DONALD P SCHALLER & KATHRYN SCHALLER	
050804185004	37.29	DONALD P SCHALLER & KATHRYN SCHALLER	
050804180009	36.09	DONALD P SCHALLER & KATHRYN SCHALLER	



**Legend**

- |  |            |   |
|--|------------|---|
|  | Wetland    | <b>Significant Soils</b>  |
|  | Floodplain |  Class 1 |
|  |            |  Class 2 |



CUP 02421  
DONALD P SCHALLER