

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
01/19/2018	DCPREZ-2018-11264
Public Hearing Date	C.U.P. Number
03/27/2018	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME TOM & DONNA SAYRE FARMS LLC	PHONE (with Area Code) (608) 290-8994	AGENT NAME DANA DOSKOCIL	PHONE (with Area Code) (608) 235-6868
BILLING ADDRESS (Number & Street) 5911 W POMEROY RD		ADDRESS (Number & Street) 1601 E MAIN ST	
(City, State, Zip) EDGERTON, WI 53534		(City, State, Zip) STOUGHTON, WI 53589	
E-MAIL ADDRESS		E-MAIL ADDRESS SELLORBUYGUY@GMAIL.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	
EAST OF CHURCH ST					
TOWNSHIP PLEASANT SPRINGS	SECTION 11	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0611-112-8001-3					

REASON FOR REZONE			CUP DESCRIPTION	
CREAT ONE RESIDENTIAL LOT AND ONE AGRICULTURAL LOT				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-1Ex Exclusive Ag District	A-2 (1) Agriculture District	1.8		
A-1Ex Exclusive Ag District	A-4 Agriculture District	9.0		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <i>[Signature]</i>	PLAT REQUIRED? <input type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <i>[Signature]</i>	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <i>[Signature]</i>	INSPECTOR'S INITIALS SLJ3	SIGNATURE: (Owner or Agent) <i>[Signature]</i>
				PRINT NAME: Dana Doskocil
				DATE: 1-18-18



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:

- 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 Thomas Sayre Agent's Name Dana Dostkocil
Address 5911 W. Pomeroy Rd Edgerton, WI Address 1601 E. Main St. Stoughton, WI
Phone 608-290-8994 Phone 608 235 6868
Email Email sell or buy guy@gmail.com

Town: Pleasant Springs Parcel numbers affected: 0611-112-8001-3

Section: 01 1/2, T6N, R11E Property address or location: 2860 Church St.

Zoning District change: (To / From / # of acres) TO A-2 (1) TO A-4
From A-1 (EX) 1.8 acres 9.0 acres

Soil classifications of area (percentages) Class I soils: 60% Class II soils: 40% Other: %
Dodge Silt Loam 2-6% slopes, Kidder Loam 6-12% slopes
TPOXEL SILT LOAM 1-3% slopes

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:

CREATE ONE RESIDENTIAL LOT AND ONE AGRICULTURAL LOT

I authorize that I am the owner or have permission to act on behalf of the owner of the property. Submitted By: Dana Dostkocil

Date: 1-18-18

Lot 1

Part of the NE 1/4 of the NW 1/4 of Section 11, T.6N., R.11E.,
Town of Pleasant Springs, Dane County, Wisconsin.

Commencing at the North 1/4 Corner of Section 11; thence S00°26'45"W, 540 feet; thence N88°59'W, 280 to the point of beginning; thence N46°30'W, 65 feet; thence N78°41'W, 275 feet; thence S66°15'W, 90 feet to the centerline of Church Road; thence S23°45'E along said centerline, 350 feet; thence N66°15'E, 278 feet; thence N01°01'E, 142 feet to the point of beginning. Containing 2 acres to the centerline of Church Road.

Lot 2

Part of the NE 1/4 of the NW 1/4 of Section 11, T.6N., R.11E.,
Town of Pleasant Springs, Dane County, Wisconsin.

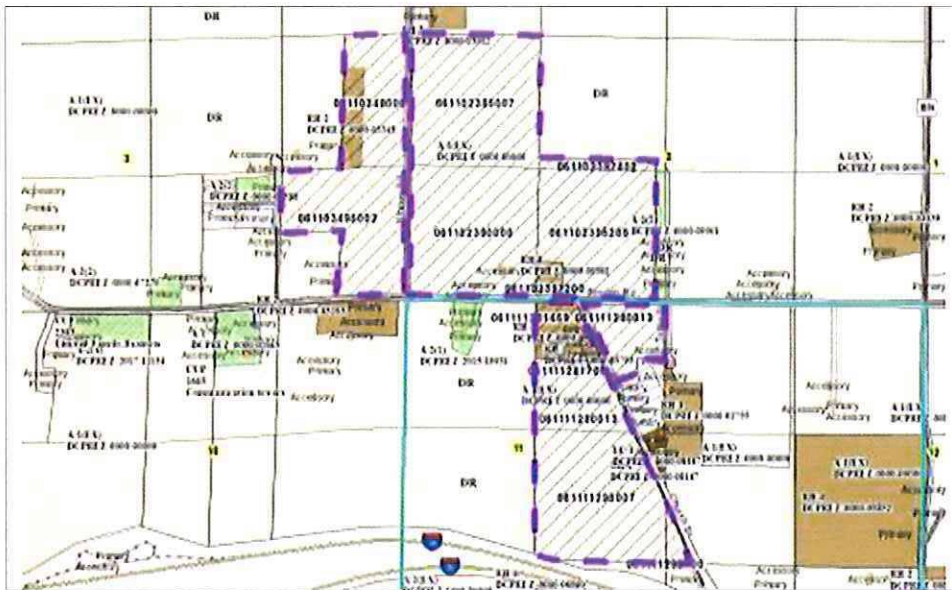
Beginning at the North 1/4 Corner of Section 11; thence S00°26'45"W, 540 feet; thence N88°59'W, 280; thence N46°30'W, 65 feet; thence N78°41'W, 275 feet; thence S66°15'W, 90 feet to the centerline of Church Road; thence N23°45'W along said centerline, 530 feet to the North line of the ¼ - ¼; thence S89°01'E, 895 feet to the point of beginning. Containing 9.0 acres.

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.

Applicant: Thomas & Donna Sayre

Town	Pleasant Springs	A-1EX Adoption	6/6/1978	Orig Farm Owner	Wayne Jacobson
Section:	02, 03, 11	Density Number	35	Original Farm Acres	237
Density Study Date	12/19/2017	Original Splits	6.77	Available Density Unit(s)	2



Reasons/Notes:

Original ~240 acre Jacobson farm eligible for 6 splits. 4 prior splits per CSMs 3324, 7399, 11756, and rezone #5345. Prior density study counted old farm home on PIN 061102390000, which no longer exists.

2 splits remain available to Tom & Donna Sayre.

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
061103495002	28.57	BERNARD J RIPP	
061103480009	19.61	BERNARD J RIPP	
061102397200	2.13	RONALD A LUND & DALE E LUND	11756
061102395200	33.84	RONALD A LUND & DALE E LUND	
061102382402	2.96	RONALD A LUND & DALE E LUND	
061111295007	37.76	TOM & DONNA SAYRE FARMS LLC	
061111280013	23.66	TOM & DONNA SAYRE FARMS LLC	
061111191959	1.87	TOM & DONNA SAYRE FARMS LLC	
061102390000	38.68	TOM & DONNA SAYRE FARMS LLC	
061102385007	40.48	TOM & DONNA SAYRE FARMS LLC	


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.

061111281709	1.04	WAYNE R FEMRITE & BRENDA M FEMRITE	03324
061111281469	6.38	WAYNE R FEMRITE & BRENDA M FEMRITE	07399
061111298700	0.01	WAYNE R JACOBSON	

Parcel Number - 046/0611-112-8001-3

Current

[← Parcel Parents](#)[Summary Report](#)

Parcel Detail		Less —
Municipality Name	TOWN OF PLEASANT SPRINGS	
State Municipality Code	046	
PLSS (T,R,S,QQ,Q)	06N 11E 11 NE NW (Click link above to access images for Qtr-Qtr)	
Section	06N 11E 11 (Click link above to access images for Section)	
Plat Name	METES AND BOUNDS (Click link above to access images for Plat) METES AND BOUNDS (Click link above to access images for Surveys within Plat)	
Block/Building		
Lot/Unit	(Click link above to see images for this Lot)	
Parcel Description	SEC 11-6-11 NE1/4NW1/4 EXC COM SEC N1/4 COR TH S 571.99 FT TO POB TH W 280.54 FT TH S 142.15 FT TH S65DEGW 278.42 FT TO C/L CHURCH RD TH SE ALG SD RD C/L TO S LN SD 1/41/4 TH E TO SE COR THF TH N TO POB EXC CSM 3324 & EXC CSM 7399 This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.	
Current Owner	TOM & DONNA SAYRE FARMS LLC	
Primary Address	No parcel address available.	
Billing Address	5911 W POMEROY RD EDGERTON WI 53534	

Assessment Summary		More +
Assessment Year	2018	
Valuation Classification	G4 G5 G5M	
Assessment Acres	25.130	
Land Value	\$16,900.00	
Improved Value	\$0.00	
Total Value	\$16,900.00	

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



Surveyor Map

DCiMap



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210 Martin Luther King Jr. Blvd

City-County Bldg. Room 116

Madison, WI 53703

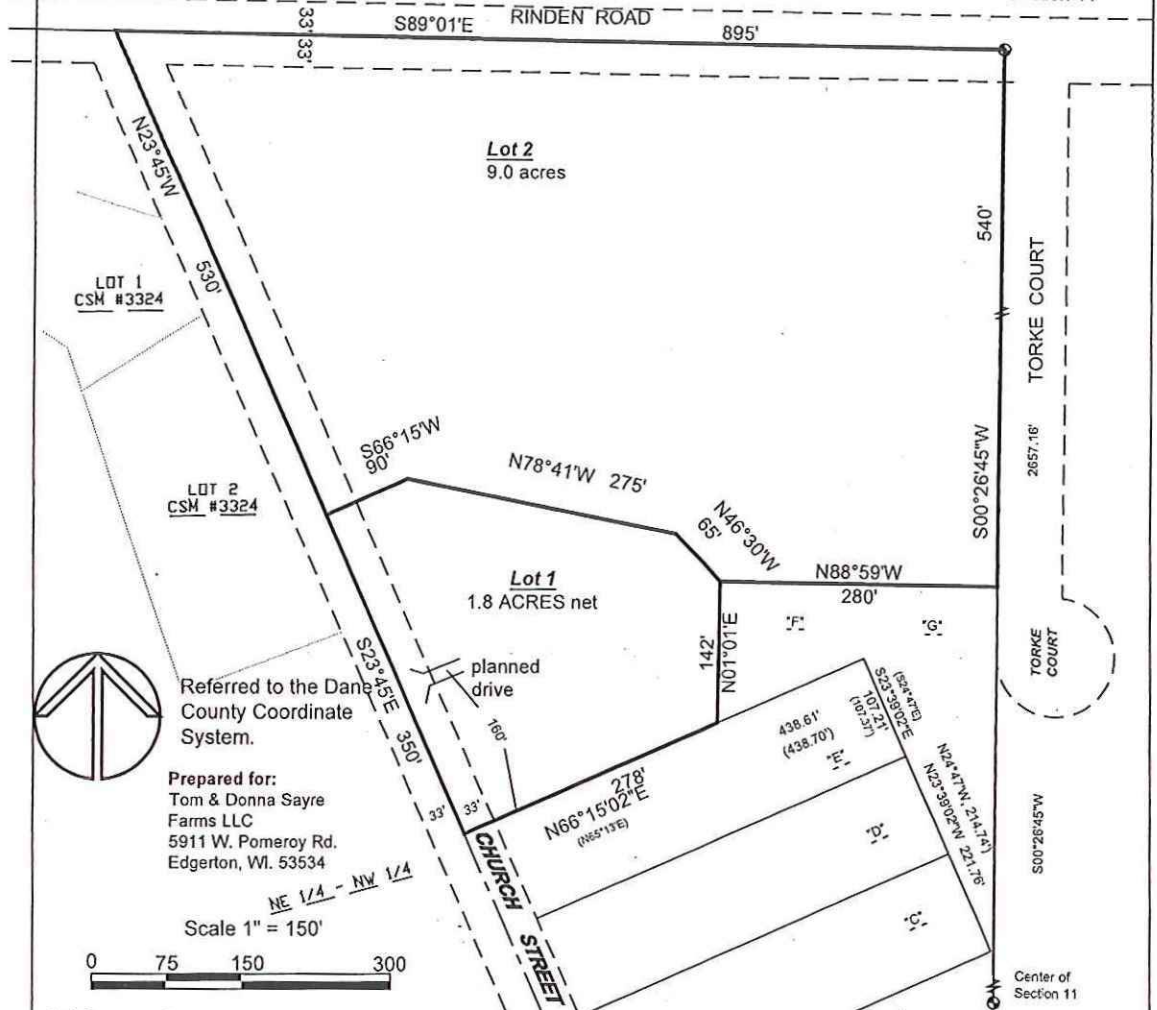


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Preliminary Certified Survey Map

Part of the NE 1/4 of the NW 1/4 of Section 11, T.6N., R.11E.,
Town of Pleasant Springs, Dane County, Wisconsin.

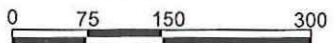
N 1/4 Corner,
Section 11



Referred to the Dane
County Coordinate
System.

Prepared for:
Tom & Donna Sayre
Farms LLC
5911 W. Pomeroy Rd.
Edgerton, WI. 53534

Scale 1" = 150'



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Wisconsin Mapping, LLC

surveying and mapping services
306 West Quarry Street, Deerfield, Wisconsin 53531
(608) 764-5602

Dwg. No. 5151-17 Date 1/02/2018
Sheet 1 of 2 rev to 1 lot 1/15/18
Document No. rev a4 lot 1/19/18
C. S. M. No. V. P.

A-1(EX)
DCPREZ-0000-00000

Not Effective
CUP-2252
A-2(2)
DCPREZ-0000-09901

DR
9901
DR
9901

RH-1
DCPREZ-0000-09381

2050

1970

Rinden Rd

2063
Not Effective 1)
DCPREZ-0000-000001

2059

RH-2
DCPREZ-0000-05793

2887
RH-1
DCPREZ-0000-05793

A-1(EX)
DCPREZ-0000-00000
1969
1967

DR
10931

Not Effective
RH-1 DCPREZ-0000-8200

2858

2856

2852

2846

2840

1965

RH-1
DCPREZ-0000-02753

A-1(EX)
DCPREZ-0000-00000

A-1(EX)
DCPREZ-0000-00000

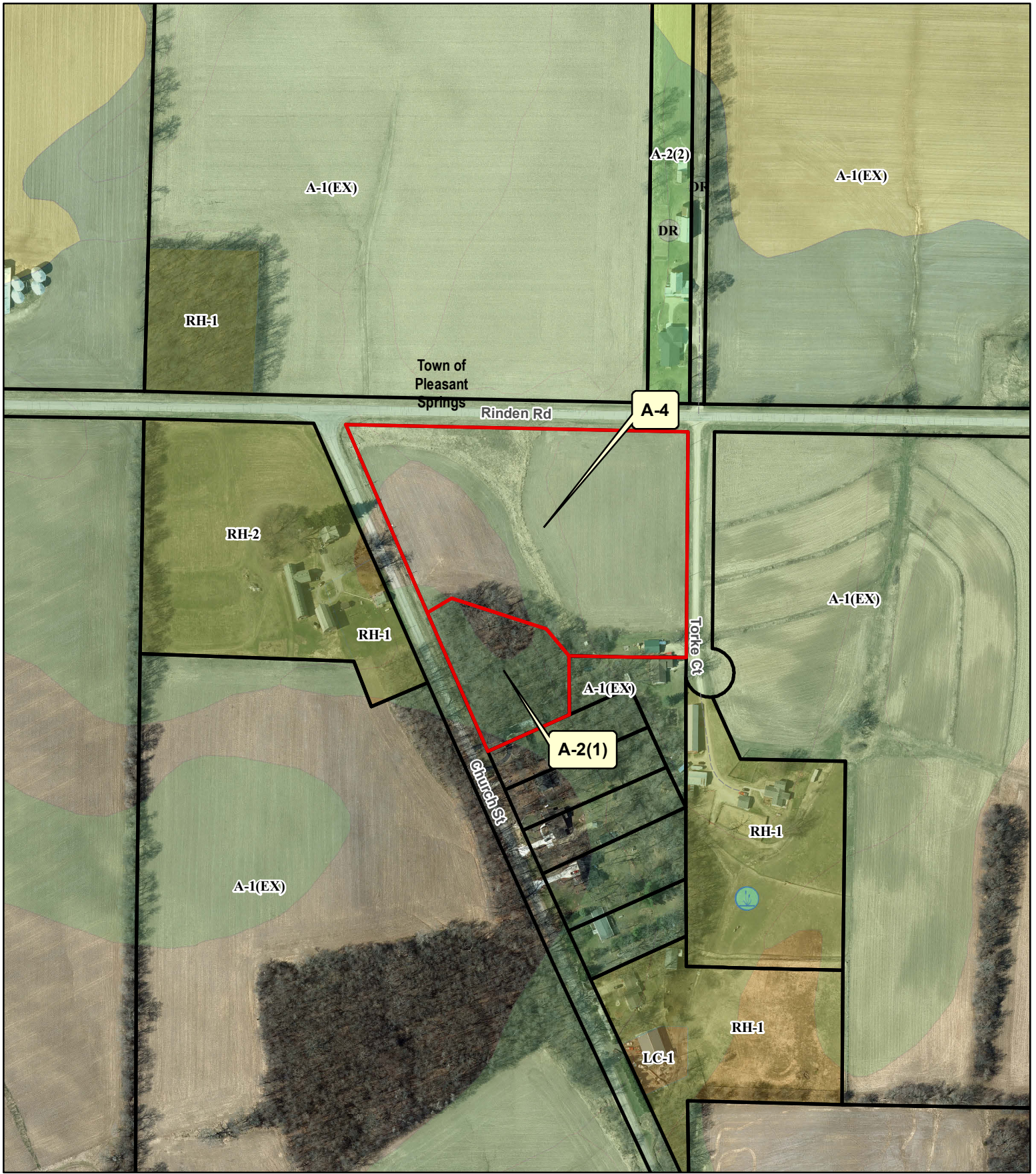
RH-1
DCPREZ-0000-08167

2830-1
DCPREZ-0000-08167

DR
10931

Green St





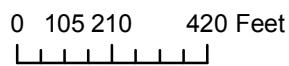
Legend

Significant Soils Floodplain

Class Wetland

Class 1

Class 2



Petition 11264
**TOM & DONNA SAYRE
 FARMS LLC**