

# Dane County Rezone Petition

<b>Application Date</b>	<b>Petition Number</b>
04/25/2022	DCPREZ-2022-11852
<b>Public Hearing Date</b>	
07/26/2022	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME RAYMOND L & DELORES DAHL	PHONE (with Area Code) (608) 206-1904	AGENT NAME BIRRENKOTT SURVEYING	PHONE (with Area Code) (608) 837-7563
BILLING ADDRESS (Number & Street) 1333 HOLZHUETER RD		ADDRESS (Number & Street) 1677 N. BRISTOL STREET	
(City, State, Zip) DEERFIELD, WI 53531		(City, State, Zip) Sun Prairie, WI 53590	
E-MAIL ADDRESS		E-MAIL ADDRESS ccasson@birrenkottsurveying.com	

ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE	
1333 Holzhueter Road					
TOWNSHIP DEERFIELD	SECTION 6	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0712-061-9640-6		0712-061-8500-8		0712-061-8000-2	

## REASON FOR REZONE

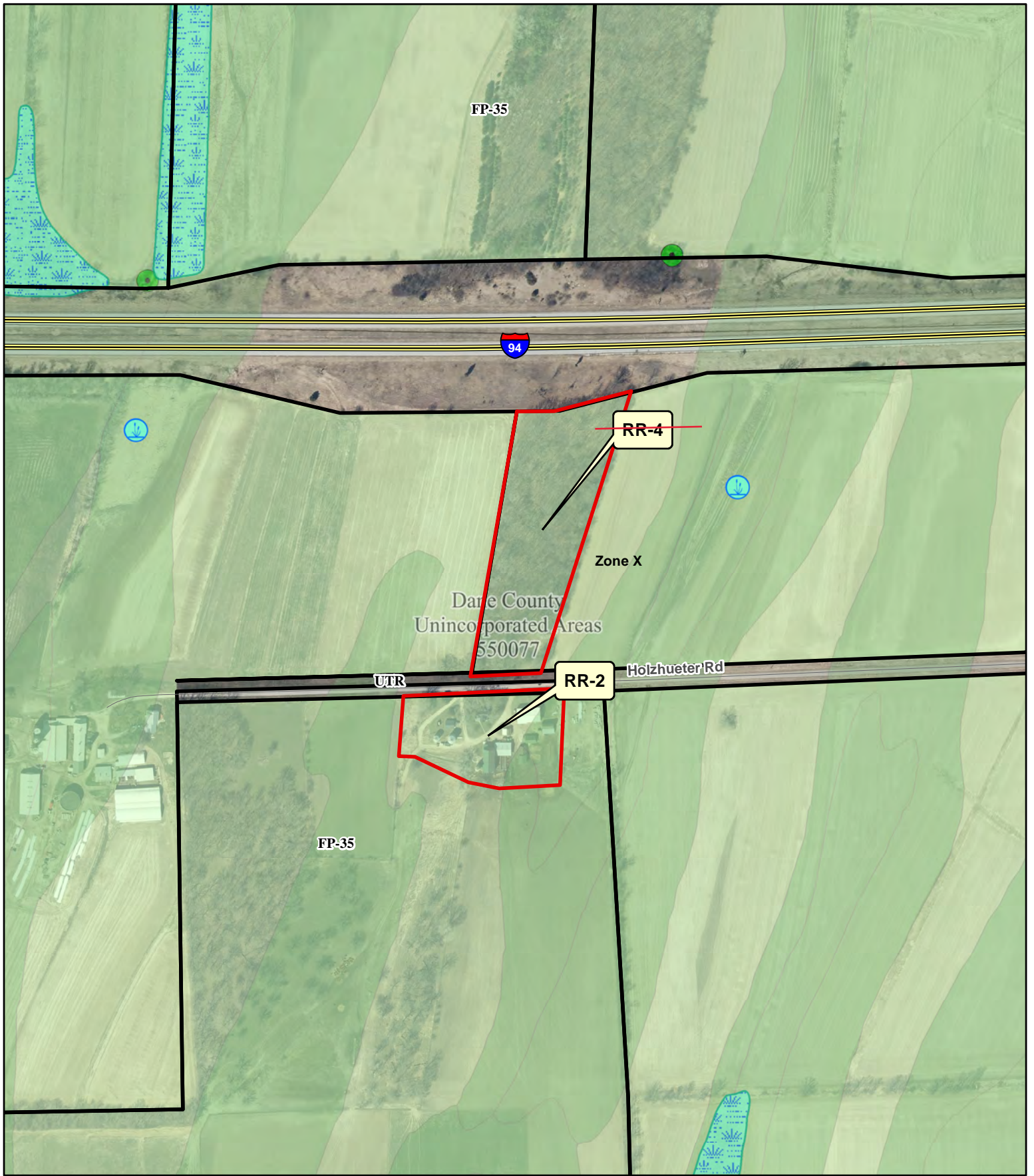
SEPARATING EXISTING RESIDENCE FROM THE FARMLAND AND CREATING ONE RESIDENTIAL LOT

FROM DISTRICT:	TO DISTRICT:	ACRES
FP-35 Farmland Preservation District	RR-2 Rural Residential District	3.11
FP-35 Farmland Preservation District	<del>RR-4 Rural Residential District</del> FP-1 Farmland Preservation	<del>5.43</del> 38.2

<b>C.S.M REQUIRED?</b> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	<b>PLAT REQUIRED?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	<b>DEED RESTRICTION REQUIRED?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	<b>INSPECTOR'S INITIALS</b>  RWL1	<b>SIGNATURE:(Owner or Agent)</b>    <b>PRINT NAME:</b>    <b>DATE:</b>
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COMMENTS: THE RR-2 ALLOWS FOR A MAXIMUM OF 10% BUILDING COVERAGE. SURVEYOR WILL NEED TO PROVIDE INFORMATION ON LOT COVERAGE.

Application revised to reflect agricultural lots north of Holzhueter Road.




**Legend**

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



0 100 200 400 Feet



Petition 11852  
**RAYMOND L & DELORES  
 DAHL**



**Dane County**  
**Department of Planning and Development**  
 Zoning Division  
 Room 116, City-County Building  
 210 Martin Luther King Jr. Blvd.  
 Madison, Wisconsin 53703  
 (608) 266-4266

Application Fees	
General:	\$395
Farmland Preservation:	\$495
Commercial:	\$545
<ul style="list-style-type: none"> <li>• PERMIT FEES DOUBLE FOR VIOLATIONS.</li> <li>• ADDITIONAL FEES MAY APPLY. CONTACT DANE COUNTY ZONING AT 608-266-4266 FOR MORE INFORMATION.</li> </ul>	

## REZONE APPLICATION

### APPLICANT INFORMATION

Property Owner Name:	R.L. and D.R. Dahl Revocable Trust	Agent Name:	Birrenkott Surveying
Address (Number & Street):	1333 Holzhueter Road	Address (Number & Street):	1677 N. Bristol Street
Address (City, State, Zip):	Deerfield, WI 53531	Address (City, State, Zip):	Sun Prairie, WI 53590
Email Address:		Email Address:	ccasson@birrenkottsurveying.com
Phone#:	608-206-1904	Phone#:	608-837-7463

### PROPERTY INFORMATION

Township:	Deerfield	Parcel Number(s):	0712-061-9640-6, 0712-061-8030-6, 0712-052-8500-8
Section:	6	Property Address or Location:	1333 Holzhueter Road

### REZONE DESCRIPTION

<p><b>Reason for the request.</b> In the space below, please provide a brief but detailed explanation of the rezoning request. Include both current and proposed land uses, number of parcels or lots to be created, and any other relevant information. For more significant development proposals, attach additional pages as needed.</p>	<p>Is this application being submitted to correct a violation?          Yes <input type="checkbox"/> No <input checked="" type="checkbox"/></p>
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The Dahl Trust wishes to create a two-lot Certified Survey Map.

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
FP-35	RR-2	3.11
FP-35	<del>RR-4</del>	<del>5.43</del>

**Applications will not be accepted until the applicant has contacted the town and consulted with department staff to determine that all necessary information has been provided. Only complete applications will be accepted. All information from the checklist below must be included. Note that additional application submittal requirements apply for commercial development proposals, or as may be required by the Zoning Administrator.**

<input type="checkbox"/> Scaled drawing of proposed property boundaries	<input type="checkbox"/> Legal description of zoning boundaries	<input type="checkbox"/> Information for commercial development (if applicable)	<input type="checkbox"/> Pre-application consultation with town and department staff	<input type="checkbox"/> Application fee ( <b>non-refundable</b> ), payable to the Dane County Treasurer
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I certify by my signature that all information provided with this application is true and correct to the best of my knowledge and understand that submittal of false or incorrect information may be grounds for denial. Permission is hereby granted for Department staff to access the property if necessary to collect information as part of the review of this application. Any agent signing below verifies that he/she has the consent of the owner to file the application.

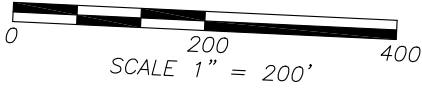
Owner/Agent Signature Mark A. Pymonaw **AGENT FOR DAHL TRUST** Date 4/21/22



# BIRRENKOTT SURVEYING

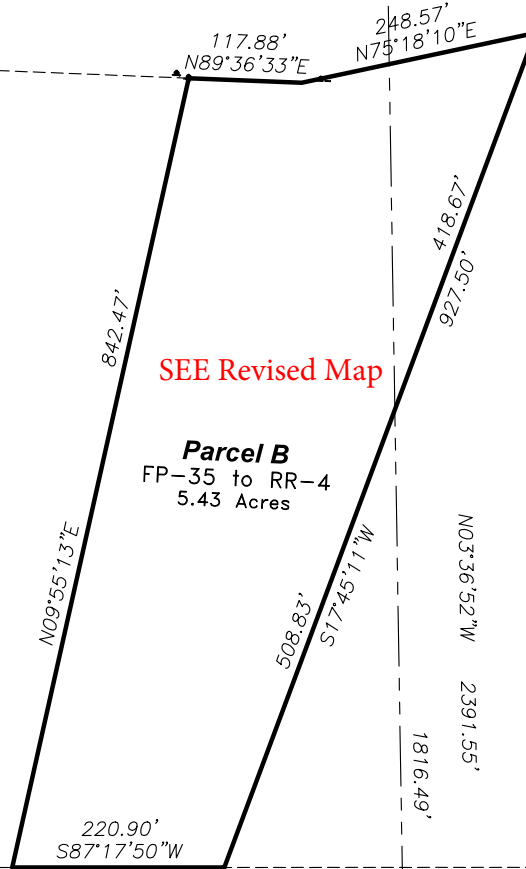
P.O. Box 237  
1677 N. Bristol Street  
Sun Prairie, WI. 53590  
Phone (608) 837-7463  
Fax (608) 837-1081

# ZONING MAP

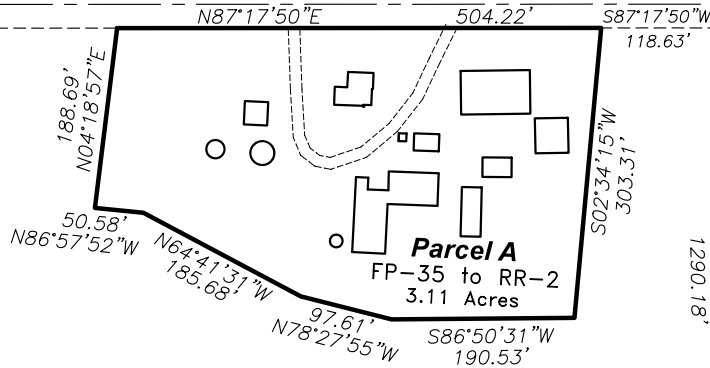


Northeast Corner  
Section 6-7-12

INTERSTATE HIGHWAY 94



HOLZHUETER ROAD



1290.18'

East 1/4 Corner  
Section 6-7-12

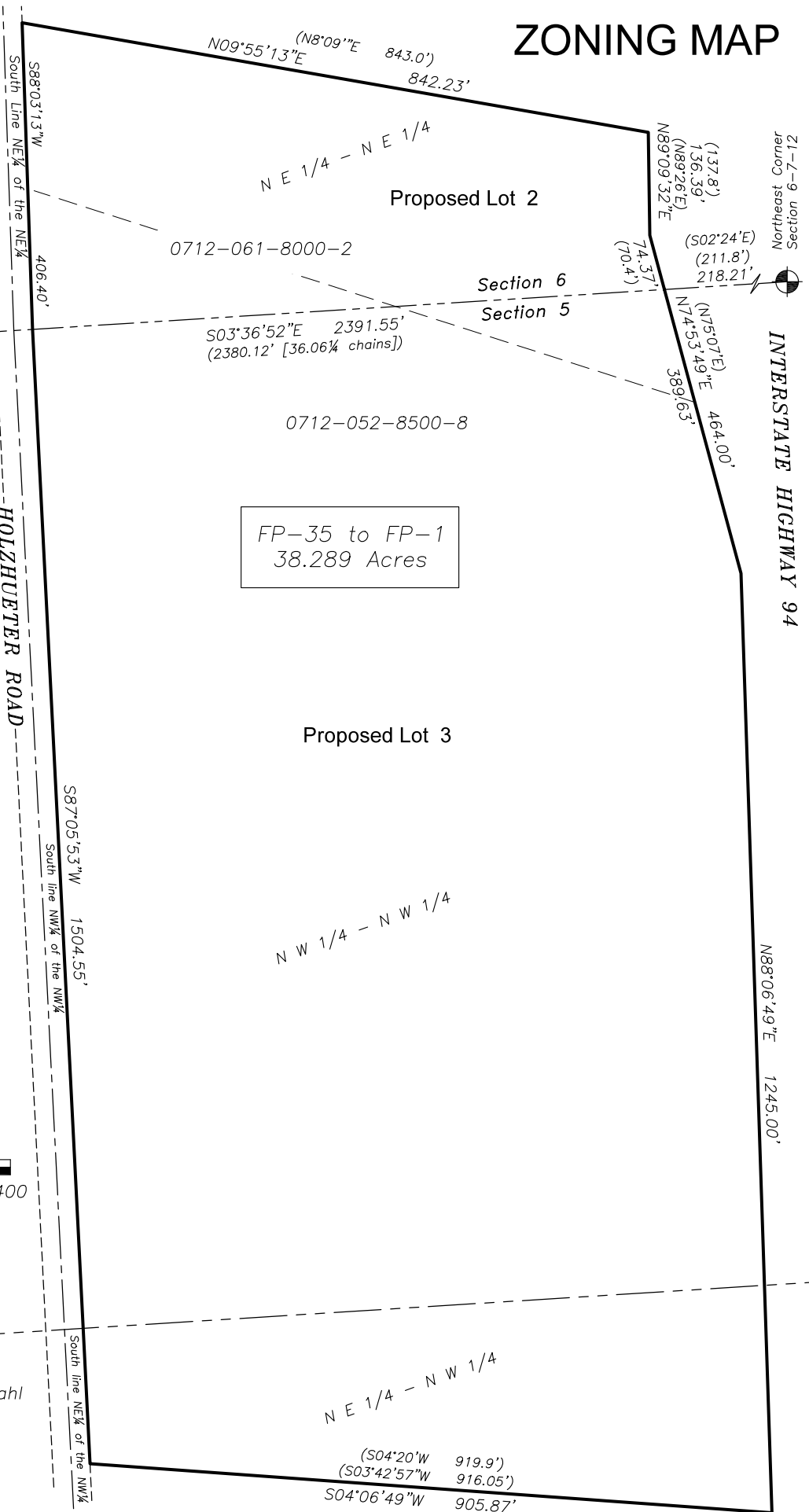


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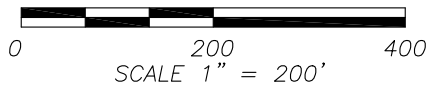
P.O. Box 237  
1677 N. Bristol Street  
Sun Prairie, WI. 53590  
Phone (608) 837-7463  
Fax (608) 837-1081

# ZONING MAP

East 1/4 Corner  
Section 6-7-12



FP-35 to FP-1  
38.289 Acres



SCALE 1" = 200'

Prepared for:  
Raymond L. and Delores R. Dahl  
Revocable Living Trust  
1333 Holzhueter Road  
Deerfield, WI 53531

Office Map No. 211028

**Parcel A description (FP-35 to RR-2):**

Part of the Southeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$ , Section 6, T7N, R12E, Town of Deerfield, Dane County, Wisconsin, described as follows:

Commencing at the East  $\frac{1}{4}$  Corner of said Section 6; thence N03°36'52"W, 1290.18 feet along the East line of said Northeast  $\frac{1}{4}$  to the South right-of-way line of Holzhueter Road; thence S87°17'50"W, 118.63 feet along said right-of-way line to the point of beginning; thence S02°34'15"W, 303.31 feet; thence S86°50'31"W, 190.53 feet; thence N78°27'55"W, 97.61 feet; thence N64°41'31"W, 185.68 feet; thence N86°57'52"W, 50.58 feet; thence N04°18'57"E, 188.69 feet to said right-of-way line; thence N87°17'50"E, 504.22 feet along said right-of-way line to the point of beginning; Containing 3.11 acres.

**Parcel B description (FP-35 to FP-1):**

**Part of the Northeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 6; and part of the Northwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  and part of the Northeast  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  of Section 5; T7N, R12E, Town of Deerfield, Dane County, Wisconsin, described as follows: Commencing at the Northeast Corner of said Section 6; thence S03°36'52"E, 218.21 feet (recorded as S2°24'E, 211.8 feet) along the East line of said Northeast  $\frac{1}{4}$  to the Southerly right-of-way line of Interstate Highway 94 and the point of beginning; thence N74°53'49"E (recorded as N75°07'E), 389.63 feet along said right-of-way line; thence continuing along said right-of-way line N88°06'49"E, 1245.00 feet; thence S04°06'49"W, 905.87 feet (recorded as S03°42'57"W, 916.05 feet; S04°20'W, 919.9 feet) to the South line of said Northeast  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$ ; thence S87°05'53"W, 1504.55 feet along said South line and the South line of said Northwest  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$ ; thence S88°03'13"W, 406.40 feet along the South line of said Northeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$ ; thence N09°55'13"E, 842.23 feet (recorded as N8°09'E, 843.0 feet) to the said Southerly right-of-way line; thence N89°09'32"E, 136.39 feet (recorded as N89°26'E, 137.8 feet) along said Southerly right-of-way line; thence continuing along said Southerly right-of-way line N74°53'49"E, 74.37 feet (recorded as N75°07'E, 70.4 feet) to the aforesaid East line of the Northeast  $\frac{1}{4}$  and the point of beginning; Containing 1,667,883 square feet, or 38.289 acres.**