

# Dane County Rezone & Conditional Use Permit

|                            |                        |
|----------------------------|------------------------|
| <b>Application Date</b>    | <b>Petition Number</b> |
| 12/11/2018                 | DCPREZ-2018-11384      |
| <b>Public Hearing Date</b> | <b>C.U.P. Number</b>   |
| 02/19/2019                 |                        |

| OWNER INFORMATION | AGENT INFORMATION |
|-------------------|-------------------|
|-------------------|-------------------|

|  |  |   |                        |
|--|--|---|------------------------|
| OWNER NAME<br>MARSHA M RALSTON-EDLINGER                    | PHONE (with Area Code)<br>(608) 832-4468 | AGENT NAME<br><input type="checkbox"/>                | PHONE (with Area Code) |
| BILLING ADDRESS (Number & Street)<br>1051 STATE HIGHWAY 92 |  | ADDRESS (Number & Street)<br><input type="checkbox"/> |                        |
| (City, State, Zip)<br>VERONA, WI 53593                     |  | (City, State, Zip)                                    |                        |
| E-MAIL ADDRESS<br>sgloak@tds.net                           |  | E-MAIL ADDRESS  |                        |

| 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 |         |
|-----------------------------------|---------------|-----------------------------------|---------|-----------------------------------|---------|
| 8428 Grindle Rd                   |               |                                   |         |                                   |         |
| TOWNSHIP<br>PRIMROSE              | SECTION<br>14 | TOWNSHIP                          | SECTION | TOWNSHIP                          | SECTION |
| PARCEL NUMBERS INVOLVED           |               | PARCEL NUMBERS INVOLVED           |         | PARCEL NUMBERS INVOLVED           |         |
| 0507-142-9250-5                   |               |                                   |         |                                   |         |

| REASON FOR REZONE | CUP DESCRIPTION |
|-------------------|-----------------|
|-------------------|-----------------|

|                              |  |
|------------------------------|--|
| CREATING ONE RESIDENTIAL LOT |  |
|------------------------------|--|

| FROM DISTRICT:              | TO DISTRICT:              | ACRES | DANE COUNTY CODE OF ORDINANCE SECTION | ACRES |
|-----------------------------|---------------------------|-------|---------------------------------------|-------|
| A-1Ex Exclusive Ag District | RH-1 Rural Homes District | 2.02  |                                       |       |

|   |  |  |                                  |                            |
|---|--|--|----------------------------------|----------------------------|
| C.S.M REQUIRED?<br><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No<br>Applicant Initials_____ | PLAT REQUIRED?<br><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No<br>Applicant Initials_____ | DEED RESTRICTION REQUIRED?<br><input type="checkbox"/> Yes <input checked="" type="checkbox"/> No<br>Applicant Initials_____ | INSPECTOR'S INITIALS<br><br>SSA1 | SIGNATURE:(Owner or Agent) |
|---|--|--|----------------------------------|----------------------------|

PRINT NAME:

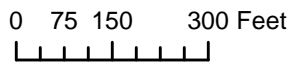
DATE:



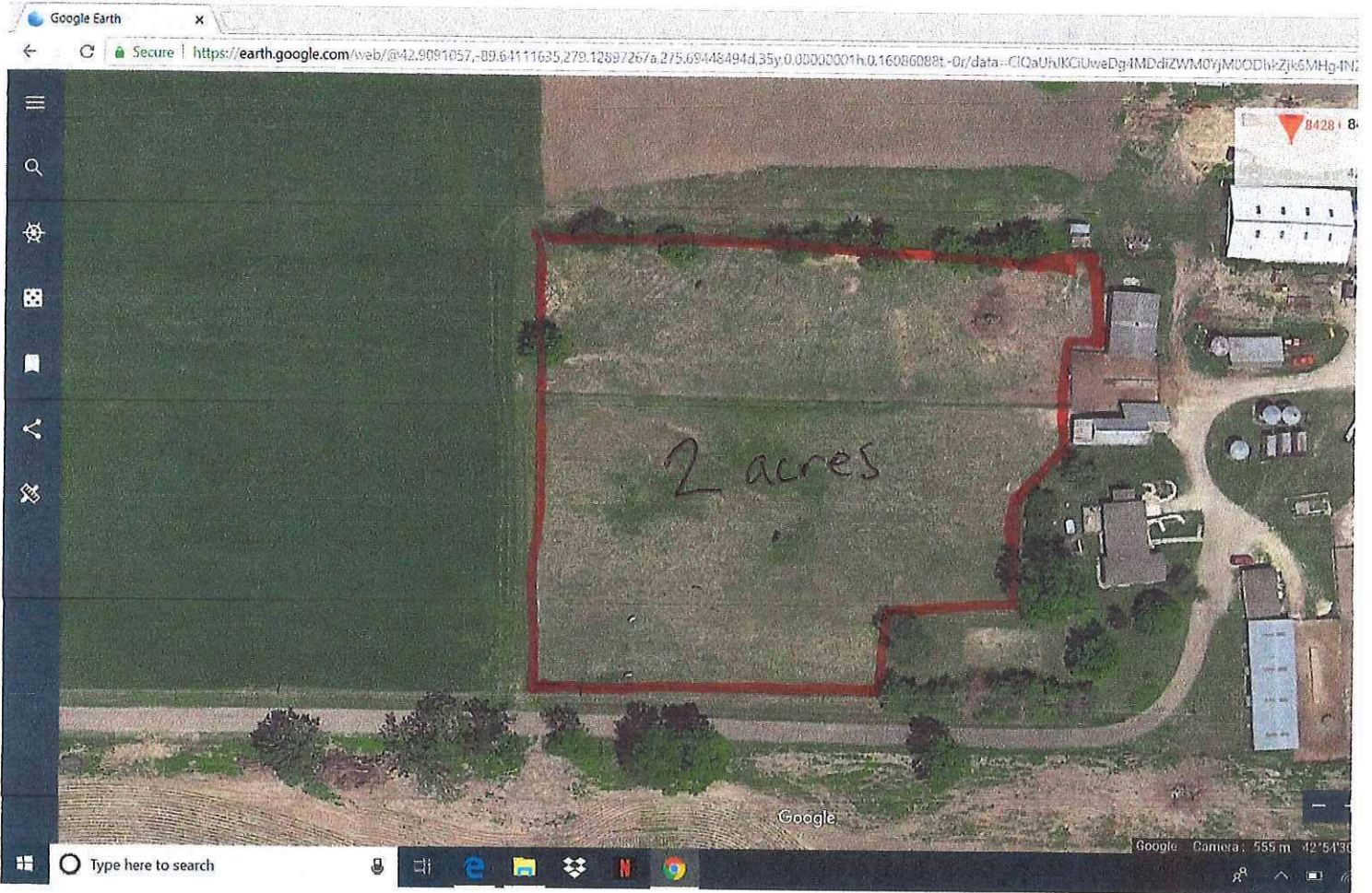
**Legend**

**Wetland > 2 Acres Significant Soils**

- Wetland
- Class 1
- Floodplain
- Class 2



Petition 11384  
**MARSHA M RALSTON-EDLINGER**



RECEIVED

SEP 10 2018

DANE COUNTY PLANNING & DEVELOPMENT

Zone X

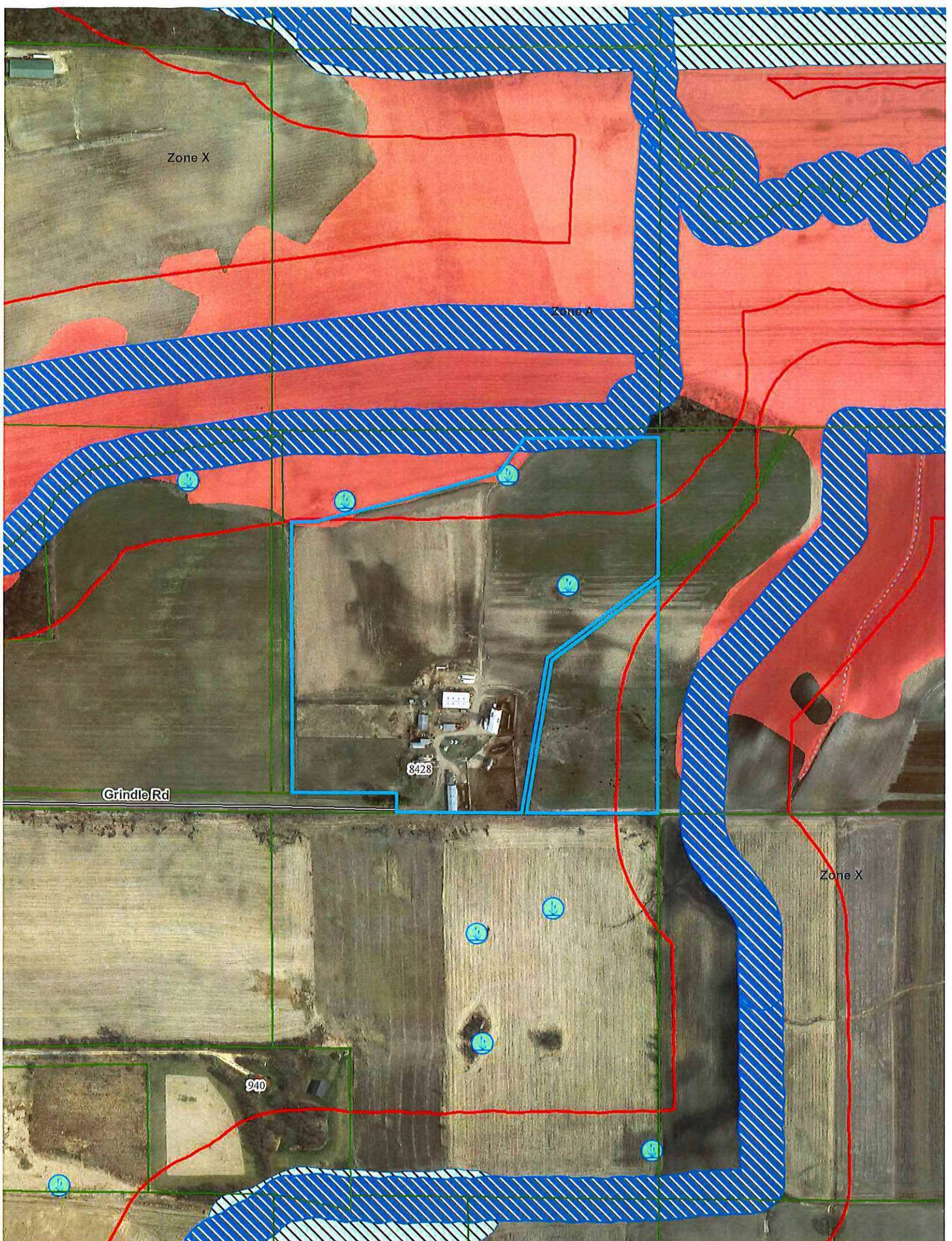
Zone A

Grindle Rd

8428

Zone X

940





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 Marsha Balston Edlinger Agent's Name \_\_\_\_\_  
 Address 1051 St Rd. 92, Verona, WI 53593 Address \_\_\_\_\_  
 Phone 608-832-4460 Phone \_\_\_\_\_  
 Email sgloak@tds.net Email \_\_\_\_\_

Town: Primrose Parcel numbers affected: 0507-142-9250-5

Section: 01 Property address or location: 8428 Grindle Rd, Verona, WI

Zoning District change: (To / From / # of acres) RR2 / A-1EX / 2 acres <sup>535</sup> <sub>23</sub>

Soil classifications of area (percentages) Class I soils: \_\_\_\_\_% Class II soils: \_\_\_\_\_% Other: \_\_\_\_\_%  
EHC2 - Sand loam

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:

My granddaughter will be working on the farm land this will be her residence.  
We have gone to the Township and received their approval to proceed.

I authorize that I am the owner or have permission to act on behalf of the owner of the property.  
 Submitted By: Marsha Balston Edlinger Date: 9-5-18





# CERTIFIED SURVEY MAP No. \_\_\_\_\_

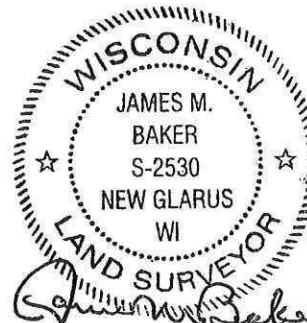
Part of the Southwest 1/4 of the Northwest 1/4 of Section 14, Town 5 North,  
Range 7 East, Town of Primrose, Dane County, Wisconsin.

**NOTES:**

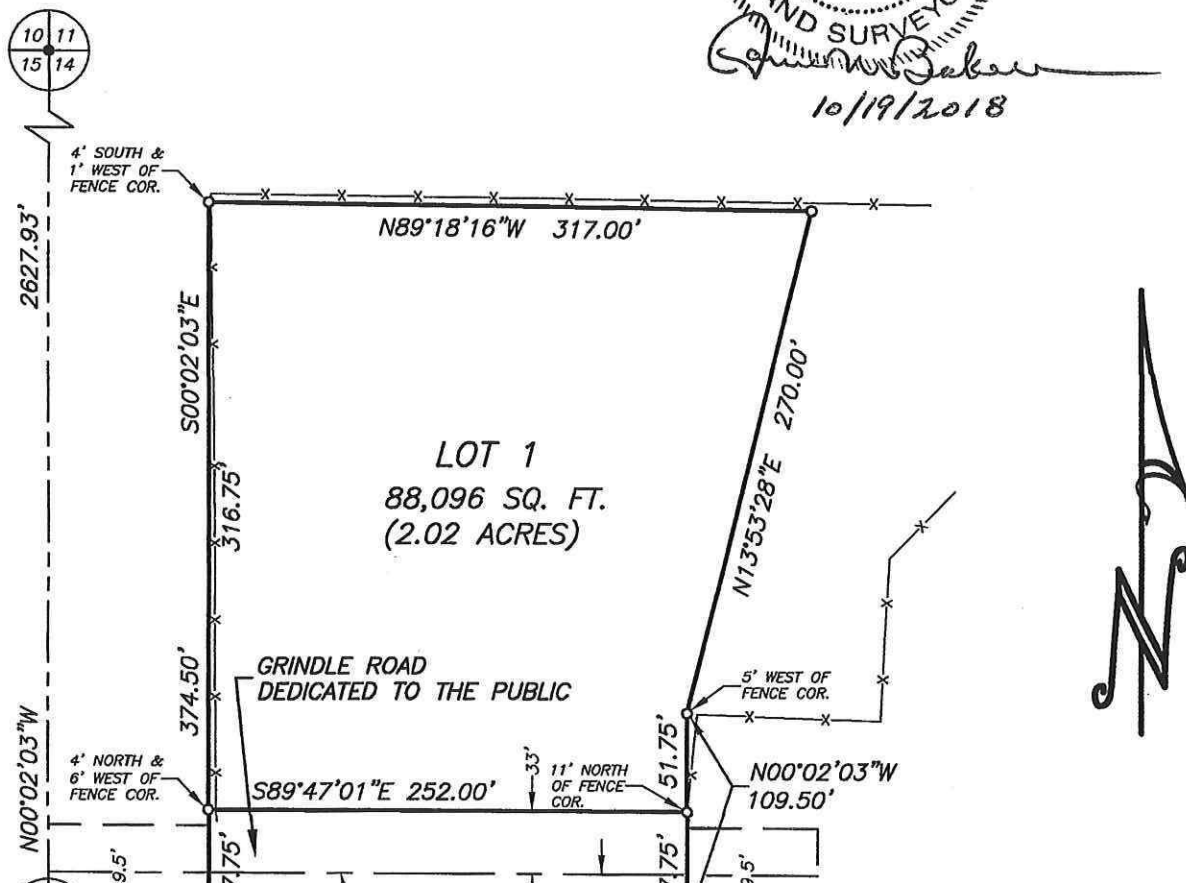
- 1.) Bearings are referenced to the Wisconsin County Coordinate System, Dane County Zone, NAD83 (2011), in which the West line of the Northwest 1/4 of Section 14 bears  $N00^{\circ}02'03''W$ .
- 2.) Refer to building site information contained in the Dane County Soil Survey.
- 3.) All PLSS witness monuments have been found and verified.
- 4.) Width of Grindle Road per Highway Conveyance dated 4/23/1954 recorded 3/29/1955 in Vol. 278 Misc. Page 187, Document No. 892321.
- 5.) Length of Grindle Road per County Highway Record, Page 26. Recorded as Slotten In-Drive, which is the previous owner of the subject lands. The location is mislabeled in the noted record.

**LEGEND:**

-  3/4" solid round iron rod found
-  1-1/4" x 30" solid round iron rod set  
(in place of bent 1" iron pipe found)
-  7/8" x 24" iron pipe set
-  3/4" x 24" solid round iron rod set,  
weighing 1.5 pounds per lineal foot



10/19/2018



# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

That part of the Southwest 1/4 of the Northwest 1/4 of Section 14, Town 5 North, Range 7 East, Town of Primrose, Dane County, Wisconsin, bounded and described as follows:

Commencing at the West 1/4 corner of said Section 14; thence S89°47'01"E along the South line of the Northwest 1/4 of Section 14, 83.00' to the point of beginning; thence S89°47'01"E, 252.00'; thence N00°02'03"W, 109.50'; thence N13°53'27"E, 270.00'; thence N89°18'16"W, 317.00'; thence S00°02'03"E, 374.50' to the point of beginning; subject to a public road right of way as shown and to any and all easements of record.


I hereby certify that this survey is in compliance with Chap. 236.34 of the Wis. Statutes, and that I have surveyed, monumented, and mapped the lands described hereon, and that this map is a correct representation thereof in accordance with the information provided.

October 19, 2018

  
James M. Baker, P.L.S.

### OWNERS' CERTIFICATE OF DEDICATION:

As owner, I hereby certify that I caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented on this certified survey map. I also certify that this map is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection: The Town of Primrose and the Dane County Zoning and Land Regulation Committee. WITNESS the hand and seal of said owners this 19<sup>th</sup> day of Oct., 2018.

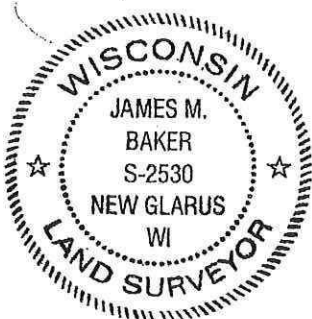
In presence of:   
Marsha M. Ralston-Edlinger

STATE OF WISCONSIN)  
\_\_\_\_\_ COUNTY) SS

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, the above named Marsha M. Ralston-Edlinger to me known to be the same person who executed the foregoing instrument and acknowledged the same.

My commission expires \_\_\_\_\_.

Notary Public, \_\_\_\_\_ County, Wisconsin



TOWNSHIP APPROVAL: This Certified Survey Map and the public dedication shown hereon is approved for recording this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ by the Town of Primrose.

\_\_\_\_\_  
Town Clerk

\_\_\_\_\_  
Town Chairperson

COUNTY APPROVAL: Approved for recording per Dane County Zoning and Land Regulation Committee action of \_\_\_\_\_, by \_\_\_\_\_.

MARSHA M RALSTON-EDLINGER  
1051 STATE HIGHWAY 92  
VERONA, WI 53593

MARSHA M RALSTON-EDLINGER  
1051 STATE HIGHWAY 92  
VERONA, WI 53593

ALLEN S HANNA  
213 W MORLAND DR  
MOUNT HOREB, WI 53572

MARSHA M RALSTON-EDLINGER  
1051 STATE HIGHWAY 92  
VERONA, WI 53593

WAGNER LIVING TRUST, DANIEL J  
5259 COUNTY HIGHWAY P  
CROSS PLAINS, WI 53528

ALLEN S HANNA  
213 W MORLAND DR  
MOUNT HOREB, WI 53572

ALLEN S HANNA  
213 W MORLAND DR  
MOUNT HOREB, WI 53572

WAGNER LIVING TRUST, DANIEL J  
5259 COUNTY HIGHWAY P  
CROSS PLAINS, WI 53528

MARSHA M RALSTON-EDLINGER  
1051 STATE HIGHWAY 92  
VERONA, WI 53593

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VERONA, WI 53593

ALLEN S HANNA  
213 W MORLAND DR  
MOUNT HOREB, WI 53572

MARSHA M RALSTON-EDLINGER  
1051 STATE HIGHWAY 92  
VERONA, WI 53593

DALE KAHL  
8272 COUNTY HIGHWAY A  
VERONA, WI 53593

NORMAN O HANNA  
8601 COUNTY HIGHWAY A  
BELLVILLE, WI 53508



