

Dane County Rezone Petition

Application Date	Petition Number
10/21/2021	DCPREZ-2021-11769
Public Hearing Date	
12/28/2021	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME MARY OLSON	PHONE (with Area Code) (608) 320-1300	AGENT NAME STAFFORD ROSENBAUM LLP	PHONE (with Area Code) (608) 259-2643
BILLING ADDRESS (Number & Street) 5470 MISSOURI RD		ADDRESS (Number & Street) 222 WEST WASHINGTON AVE, SUITE 900	
(City, State, Zip) MARSHALL, WI 53559		(City, State, Zip) Madison, WI 53701	
E-MAIL ADDRESS mootown44@yahoo.com		E-MAIL ADDRESS maffatati@staffordlaw.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	
5470 Missouri Road					
TOWNSHIP MEDINA	SECTION 23	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0812-232-9031-0		0812-232-9150-0			

REASON FOR REZONE

EXPAND EXISTING RESIDENTIAL LOT

FROM DISTRICT:	TO DISTRICT:	ACRES
FP-35 Farmland Preservation District	RR-8 Rural Residential District	7.93
RR-2 Rural Residential District	RR-8 Rural Residential District	2.05

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	INSPECTOR'S INITIALS RWL1	SIGNATURE:(Owner or Agent) PRINT NAME: DATE:
---	--	--	---	---

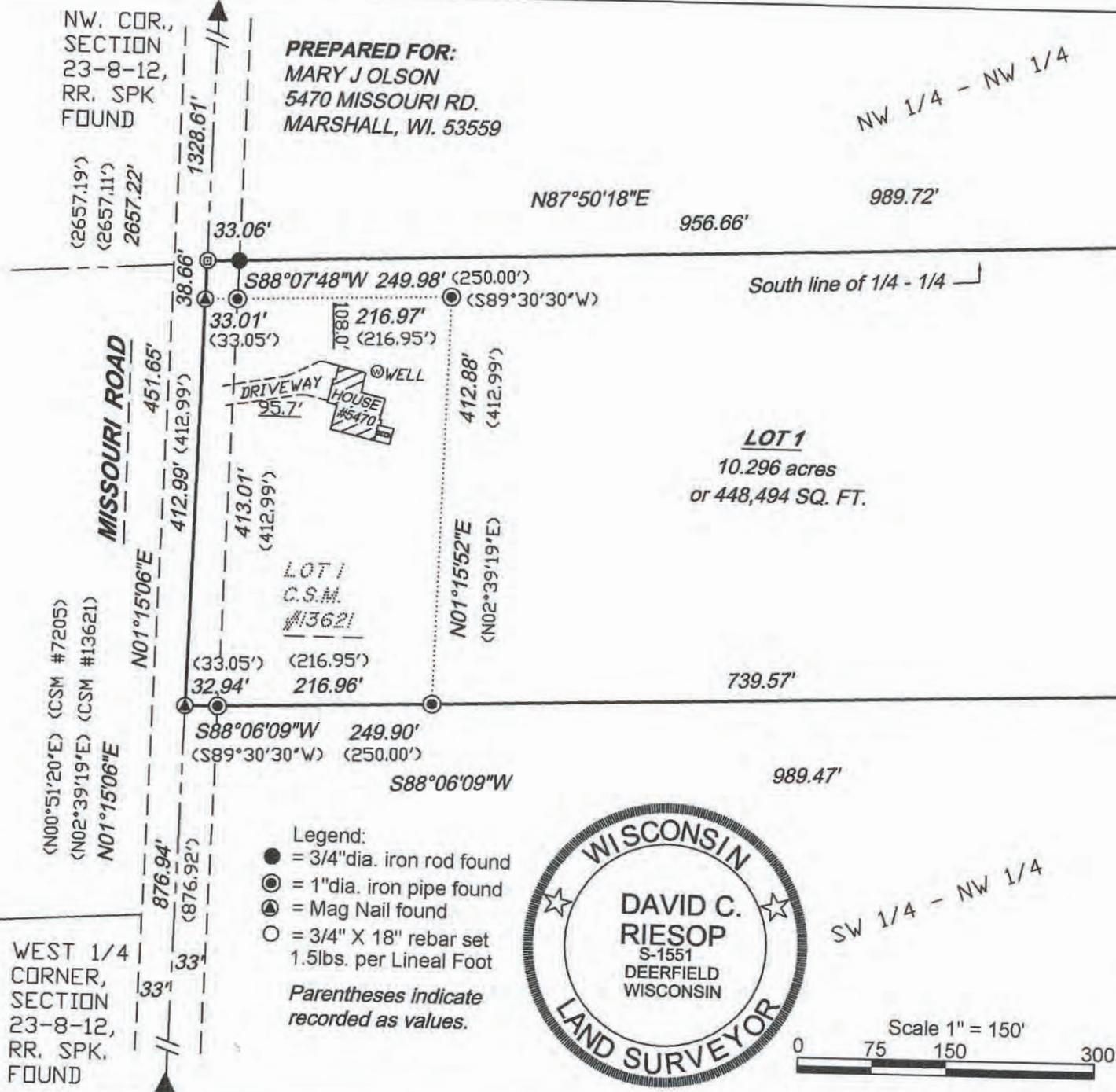
COMMENTS: CORRECTION OF A ZONING ORDINANCE AND LAND DIVISION ORDINANCE VIOLATION.

Preliminary Certified Survey Map

LOT 1 OF DANE COUNTY CERTIFIED SURVEY MAP NUMBER 1361 AND PART OF THE SW 1/4 OF THE SW 1/4 OF SECTION 14, T.8N., R.12E., TOWN OF MEDINA, DANE COUNTY, WISCONSIN.



Referred to the Dane County Coordinate System with the West line of the NW 1/4 Bearing N01°15'06"E



LOT 1 OF DANE COUNTY CERTIFIED SURVEY MAP NUMBER 1361.
 PART OF THE SW 1/4 OF THE SW 1/4 OF SECTION 14, T.8N., R.12E., TOWN OF MEDINA, DANE COUNTY, WISCONSIN.
 COMMENCING FROM THE WEST 1/4 CORNER N01°15'06"E, 1289.93 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N01°15'06"E, 38.66 FEET; THENCE N87°50'18"E, 989.72 FEET; THENCE S01°15'06"W, 456.24 FEET; THENCE S88°06'09"W, 739.57 FEET; THENCE N01°15'52"E, 412.88 FEET; THENCE S88°07'48"W, 249.98 FEET TO THE POINT OF BEGINNING. THE ABOVE DESCRIBED CONTAINING 7.930 ACRES.

RR-2 to RR-8

LOT 1 OF CERTIFIED SURVEY MAP NUMBER 1361, Section 14, T8N, R12E, Town of Medina, Dane County, Wisconsin. Containing 2.05 acres

FP-35 to RR-8

PART OF THE SW 1/4 OF THE SW 1/4 OF SECTION 14, T.8N., R.12E., TOWN OF MEDINA, DANE COUNTY, WISCONSIN. COMMENCING FROM THE WEST 1/4 CORNER N01°15'06"E, 1289.93 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE N01°15'06"E, 38.66 FEET; THENCE N87°50'18"E, 989.72 FEET; THENCE S01°15'06"W, 456.24 FEET; THENCE S88°06'09"W, 739.57 FEET; THENCE N01°15'52"E, 412.88 FEET; THENCE S88°07'48"W, 249.98 FEET TO THE POINT OF BEGINNING. THE ABOVE DESCRIBED CONTAINING 7.930 ACRES.

Dane County Rezone Petition

Application Date	Petition Number
10/11/2021	DCPREZ-2021-11769
Public Hearing Date	
12/28/2021	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME MARY OLSON	PHONE (with Area Code) (608) 320-1300	AGENT NAME STAFFORD ROSENBAUM LLP	PHONE (with Area Code) (608) 259-2643
BILLING ADDRESS (Number & Street) 5470 MISSOURI ROAD		ADDRESS (Number & Street) 227 WEST WASHINGTON AVE SUITE 900	
(City, State, Zip) MARSHALL, WI 53553		(City, State, Zip) MADISON, WI 53701	
E-MAIL ADDRESS mootown44@yahoo.com		E-MAIL ADDRESS maffatati@staffordlaw.com	

See Revised

ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE	
East of 5470 Missouri Road					
TOWNSHIP MEDINA	SECTION 23	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0812-232-9031-0					

REASON FOR REZONE

CREATE AGRICULTURAL LOT

FROM DISTRICT:	TO DISTRICT:	ACRES
FP-35 Farmland Preservation District	FP-1 Farmland Preservation District	7.93

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials _____	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials _____	INSPECTOR'S INITIALS RWL1	SIGNATURE:(Owner or Agent) PRINT NAME: DATE:
---	--	--	---	---

COMMENTS: 1. CORRECTION OF A ZONING ORDINANCE AND LAND DIVISION ORDINANCE VIOLATION.
2. PROPOSED LOT DOES NOT COMPLY WITH MINIMUM LOT FRONTAGE REQUIREMENT AND LOT WIDTH REQUIREMENT FOUND UNDER THE LAND DIVISION ORDINANCES.



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"> • PERMIT FEES DOUBLE FOR VIOLATIONS. • ADDITIONAL FEES MAY APPLY. CONTACT DANE COUNTY ZONING AT 608-266-4266 FOR MORE INFORMATION. 	

REZONE APPLICATION

APPLICANT INFORMATION			
Property Owner Name:	Mary J Olson	Agent Name:	Michelle Affatati
Address (Number & Street):	5470 Missouri Road	Address (Number & Street):	222 W. Washington Ave, Suite 900
Address (City, State, Zip):	Marshall, WI 53559	Address (City, State, Zip):	Madison, WI 53701
Email Address:	mootown44@yahoo.com	Email Address:	maffatati@staffordlaw.com
Phone#:	608-320-1300	Phone#:	608-259-2643

PROPERTY INFORMATION

Township:	Medina	Parcel Number(s):	036/0812-232-9031-0
Section:	23	Property Address or Location:	no parcel address; behind 5470 Missouri Road, Marshall, WI

REZONE DESCRIPTION

Reason for the request. 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.	Is this application being submitted to correct a violation? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
--	---

Current zoning for this one parcel is FP-35 and current use is vacant land/small-scale farming; proposed zoning is FP-1 and proposed use is vacant land/small-scale farming.

REVISED to consolidate the two lots into a single residential lot

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
FP-35	FP-1	7.930

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 (non-refundable), payable to the Dane County Treasurer
---	---	---	--	--

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 _____

Date 9-28-21

Mary J Olson

CK # 3031

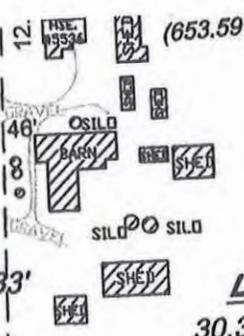
V. COR.
SECTION
23-8-12,
RR. SPK
FOUND

MISSOURI ROAD

(2657.19')
(2657.11')
2657.22'
N01°15'06"E
1328.61'
1328.68'
33'
(CSM #7205)
(CSM #13621)
(412.99')
412.99'
38.68'
(N00°51'20"E)
(N02°39'19"E)
N01°15'06"E
33'
876.94'
(876.92')

LOT 1
C.S.M.
#7205

WEST 1/4
CORNER,
SECTION
23-8-12,
RR. SPK.
FOUND



LOT 1
30.374 acres,
1,323,083 sq. ft.
29.358 acres
or 1,278,844 sq.
ft. to road r/w

West 60 rods of W 1/2 of NW 1/4
This parcel has senior rights. First
deeded from the NW 1/4 by Martin
Mead to W.P. Mead on September
6, 1853, Volume 17 of Deeds.
Page 343. Parcel described to be
60 rods by 120 rods.



PREPARED FOR:
TOWN OF MEDINA
PO BOX 37
MARSHALL, WI.
53559

- Legend:
- = 3/4" dia. iron rod found
 - ⊙ = 1" dia. iron pipe found
 - ⊕ = Mag Nail found
 - ⊗ = Concrete Nail found
 - = 3/4" X 18" rebar set
1.5lbs. per Lineal Foot
- Parentheses indicate
recorded as values.

S88°06'09"W

0812-143-9250-7

SECTION 23

NW 1/4 - NW 1/4

SEE REVISED

(Strip 20
rods wide,
160 rods
long, East
side of W
1/2 of
NW 1/4)

N87°50'18"E

323.37'

S01°15'06"W



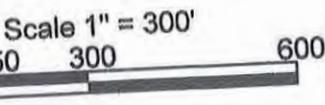
Referred to the
Dane County
Coordinate
System with the
West line of the
NW 1/4 Bearing
N01°15'06"E

1334.98'

S01°28'53"W

1334.98'

S01°28'53"W



N87°50'18"E

1313.09'

SE 1/4 - NW 1/4

1334.98'

S01°28'53"W

2614.76'

"Refer to building
site information
contained in the
Dane County Soil
Survey"

CENTER 1/4
CORNER,
SECTION
23-8-12,
3/4" DIA.
FLAT BAR
FOUND

SECTION
23-8-12,
3/4" PIPE
FOUND

2682.75'

S01°42'33"W

State Bar of Wisconsin Form 1-2003
WARRANTY DEED

KRISTI CHLEBOWSKI
DANE COUNTY
REGISTER OF DEEDS

Document Number

Document Name

DOCUMENT #

5584667

05/04/2020 01:12 PM

Trans Fee: 69.00

Exempt #:

Rec. Fee: 30.00

Pages: 1

**The above recording information
verifies that this document has
been electronically recorded and
returned to the submitter.**

THIS DEED, made between LEE MERRICK FOUNDATION, INC., a Wisconsin
nonstock corporation

("Grantor," whether one or more), and MARY OLSON

("Grantee," whether one or more).

Grantor for a valuable consideration, conveys to Grantee the following described real
estate, together with the rents, profits, fixtures and other appurtenant interests, in
Dane County, State of Wisconsin ("Property") (if more space is
needed, please attach addendum):

THE WEST 60 RODS OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF
SECTION 23, TOWNSHIP 8 NORTH, RANGE 12 EAST, IN THE TOWN OF
MEDINA, DANE COUNTY, WISCONSIN. EXCEPT THE SOUTH 875.6 FEET
THEREOF, AND FURTHERING EXCEPTING LOT ONE (1) OF CERTIFIED
SURVEY MAP NO. 13621 RECORDED IN VOLUME 89 OF CERTIFIED
SURVEYS, PAGES 174 AND 175, AS DOCUMENT NO. 5039129, AND
FURTHER EXCEPTING THEREFROM LANDS IN DEED 5508009, IN THE
TOWN OF MEDINA, DANE COUNTY, WISCONSIN.

Recording Area

Name and Return Address

Mary Olson
5470 Missouri Road
Marshall, WI 53559

036/0812-232-9031-0

Parcel Identification Number (PIN)

This is not homestead property.
(#) (is not)

Grantor warrants that the title to the Property is good, indefeasible, in fee simple and free and clear of encumbrances except:
municipal and zoning ordinances and agreements entered under them, recorded easements for the distribution of utility and municipal
services, recorded building and use restrictions and covenants, present uses of the Property in violation of the foregoing and general taxes
levied in the year of closing.

Dated May 4th, 2020

LEE MERRICK FOUNDATION, INC.

(SEAL)

Garth Merrick

(SEAL)

*By: Garth Merrick, Director

(SEAL)

(SEAL)

Signature(s) AUTHENTICATION

authenticated on _____

ACKNOWLEDGMENT

STATE OF Texas

) ss.

Potter COUNTY)

Personally came before me on April 30, 2020

X the above-named Garth Merrick

to me known to be the person(s) who executed the foregoing
instrument and acknowledged the same.

* Connie L Hawkins

Notary Public, State of Texas

My commission (is permanent) (expires: 6/27/2020)

THIS INSTRUMENT DRAFTED BY:
Michelle M. Affatati

Stafford Rosenbaum LLP

(Signatures may be authenticated or acknowledged. Both are not necessary.)

NOTE: THIS IS A STANDARD FORM. ANY MODIFICATION TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

WARRANTY DEED

©2003 STATE BAR OF WISCONSIN

*Type name below signatures.



CONNIE L. HAWKINS, Notary Public, State of Texas
My Commission Expires June 27, 2020