

# Dane County Rezone & Conditional Use Permit

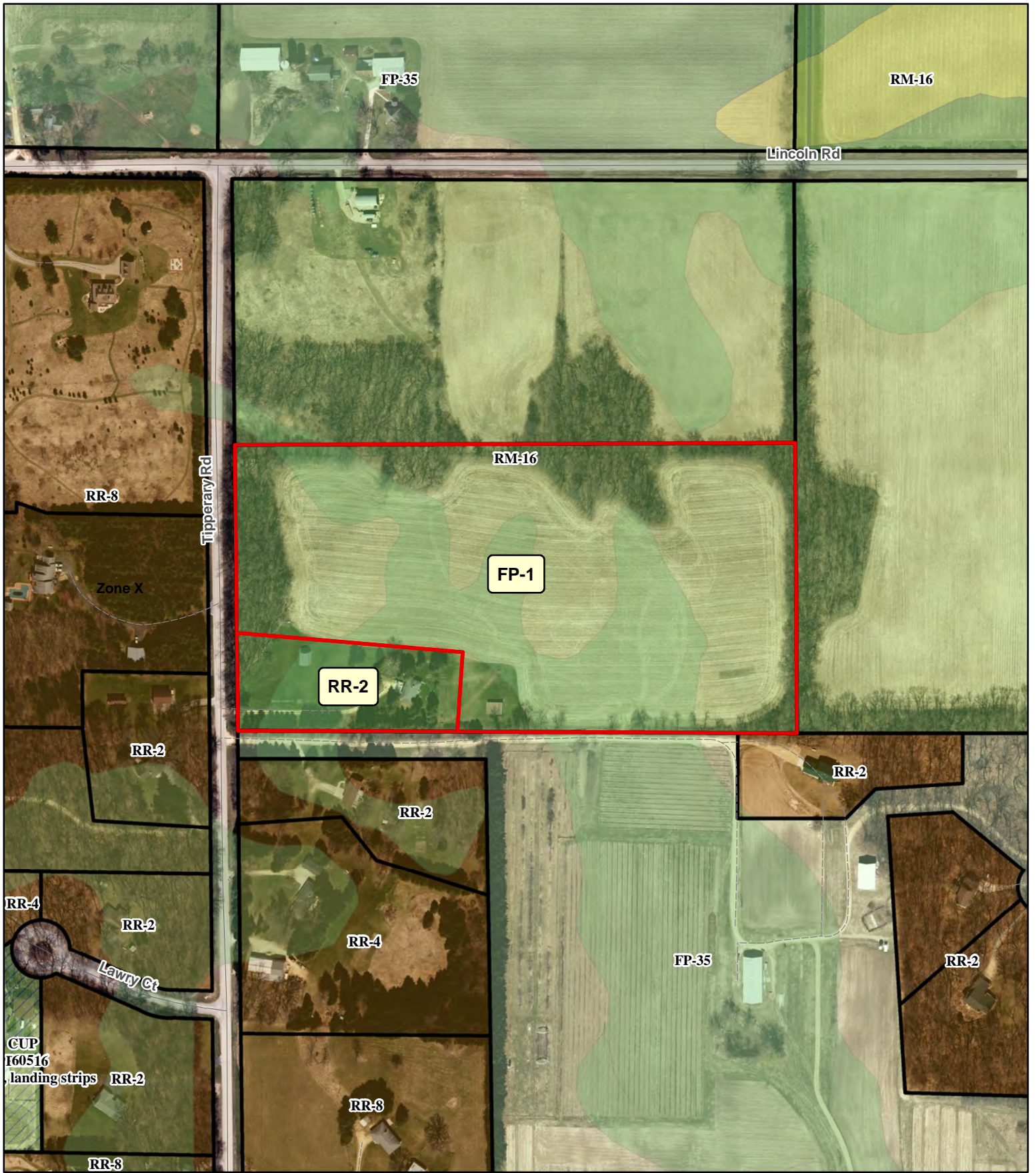
<b>Application Date</b>	<b>Petition Number</b>
09/11/2020	DCPREZ-2020-11611
<b>Public Hearing Date</b>	<b>C.U.P. Number</b>
11/24/2020	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME CONNIE E WEBER	PHONE (with Area Code) (608) 835-5183	AGENT NAME TALARCZYK LAND SURVEYS	PHONE (with Area Code) (608) 527-5216
BILLING ADDRESS (Number & Street) 1024 TIPPERARY RD		ADDRESS (Number & Street) 517 2ND AVE	
(City, State, Zip) OREGON, WI 53575		(City, State, Zip) New Glarus, WI 53574	
E-MAIL ADDRESS weber.dc63@yahoo.com		E-MAIL ADDRESS bob@talarczysurveys.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	
1024 Tipperary Road					
TOWNSHIP OREGON	SECTION 16	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0509-162-8690-7					

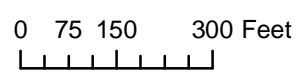
REASON FOR REZONE			CUP DESCRIPTION	
REDUCING LOT SIZE FOR AN EXISTING HOUSE				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
RM-16 Rural Mixed-Use District	RR-2 Rural Residential District	2.43		
RM-16 Rural Mixed-Use District	FP-1 Farmland Preservation District	17.41		

<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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**Legend**

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



Petition 11611  
**CONNIE E WEBER**





**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:	Connie & Darryl Weber	Agent Name:	
Address (Number & Street):	1024 Tipperary Road	Address (Number & Street):	
Address (City, State, Zip):	Oregon, WI 53575	Address (City, State, Zip):	
Email Address:	weber.dc63@yahoo.com	Email Address:	
Phone#:	608-835-5183	Phone#:	

### PROPERTY INFORMATION

Township:	Oregon	Parcel Number(s):	042050916286907
Section:	16	Property Address or Location:	1048 Tipperary Rd, Oregon, WI 53575

### 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  No

The Webers wish to sell the existing set of buildings with a smaller lot (Lot 1) and keep the remainder of their land (Lot 2)

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
RM-16	RR-2	2.43
<i>Rm-16</i>	<i>FP-1</i>	<i>17.41</i>

**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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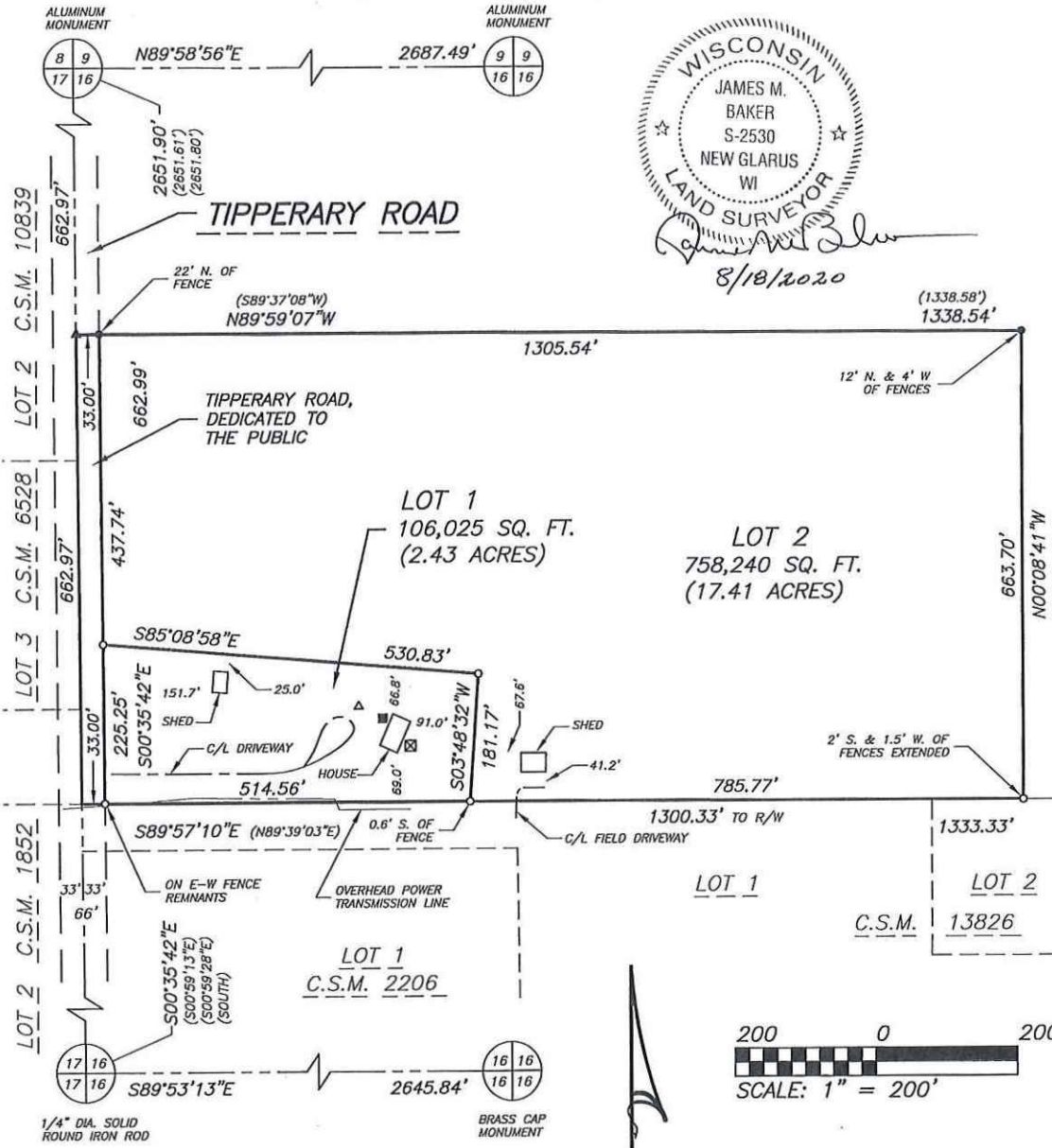
I certify by my signature that all information provided with this application is true and correct to the best of my knowledge and understand that submittal of false or incorrect information may be grounds for denial. Permission is hereby granted for Department staff to access the property if necessary 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 *Robert A. Valenzuela*

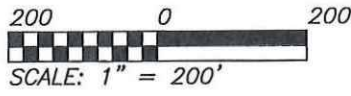
Date *8/31/20*

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

The South 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 16,  
Town 5 North, Range 9 East, Dane County, Wisconsin.



WISCONSIN  
JAMES M. BAKER  
S-2530  
NEW GLARUS  
WI  
LAND SURVEYOR  
8/18/2020



**LEGEND:**

- 3/4" solid round iron rod found
- ▲ PK nail found
- 3/4" x 24" solid round iron rod set, weighing 1.5 pounds per lineal foot
- Septic tank cover
- △ Septic vent
- ☒ Well

PREPARED FOR:  
Connie & Darryl Weber  
1024 Tipperary Road  
Oregon, WI 53575  
(608) 225-9443

**TALARCZYK**  
LAND SURVEYS LLC

517 2nd Avenue  
New Glarus, WI 53574  
608-527-5216  
www.talarczyklandsurveys.com

JOB NO. 20126  
POINTS 20126  
DRWG. 20126\_1  
DRAWN BY JMB



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

The South 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 16, Town 5 North, Range 9 East, Town of Oregon, Dane County, Wisconsin, more particularly described as follows:

Commencing at the Northwest corner of said Section 16; thence S00°35'42"E, 662.97' to the Northwest corner of the South 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 16 and the point of beginning; thence S00°35'42"E, 662.97' to the Southwest corner of the South 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 16; thence S89°57'10"E, 1333.33' to the Southeast corner of the South 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 16; thence N00°08'41"W, 663.70' to the Northeast corner of the South 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 16; thence N89°59'07"W, 1338.54' 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.

August 18, 2020

  
James M. Baker, P.L.S.

### OWNER'S CERTIFICATE OF DEDICATION:

As owners, we hereby certify that we caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated as represented hereon. We also certify that this map is required by s.236.10 or s.236.12 Wisconsin Statutes or S.75.17(1)(a), Dane County Code of Ordinances to be submitted to the following for approval or objection: Town of Oregon, Village of Oregon, Dane County Zoning and Land Regulation Committee.

WITNESS the hand and seal of said owners this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_. In presence of:

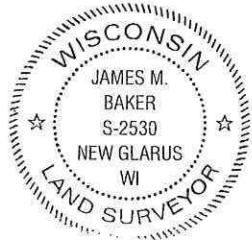
\_\_\_\_\_  
Connie E. Weber

\_\_\_\_\_  
Darryl J. Weber

### STATE OF WISCONSIN)

\_\_\_\_ COUNTY) SS

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, the above named Connie E. Weber and Darryl J. Weber to me known to be the same persons who executed the foregoing instrument and acknowledged the same.



\_\_\_\_\_  
Notary Public, \_\_\_\_\_, Wisconsin  
My commission expires \_\_\_\_\_.

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

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

VILLAGE APPROVAL: Approved for recording this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ by the Village of Oregon.

\_\_\_\_\_  
Village Clerk

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

\_\_\_\_\_  
Authorized Representative

REGISTER OF DEEDS CERTIFICATE: Received for record this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ at \_\_\_\_\_ o'clock \_\_\_\_\_M., and recorded in Vol. \_\_\_\_\_ of Certified Survey Maps of Dane Co., on Pages \_\_\_\_\_.

\_\_\_\_\_  
Register of Deeds

### 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 16 bears S00°35'42"E.
- 2.) Recorded data, when different than measured, is shown in parenthesis.
- 3.) All PLSS witness monuments were found and verified.

JOB NO. 20126  
POINTS 20126  
DRWG. 20126\_1  
DRAWN BY JMB

 **TALARCZYK**  
LAND SURVEYS LLC  
517 2nd Avenue  
New Glarus, WI 53574  
608-527-5216  
www.talarczyksurveys.com

*RM-16 to RR-2*

Part of the South 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 16, Town 5 North, Range 9 East, Town of Oregon, Dane County, Wisconsin, more particularly described as follows:

Commencing at the Northwest corner of said Section 16; thence  $S00^{\circ}35'42''E$ , 1325.95' to the Southwest corner of the South 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 16; thence  $S89^{\circ}57'10''E$  along the South line of the South 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 16, 33.00' to the point of beginning; thence  $S89^{\circ}57'10''E$  along the South line of the South 1/2 of the Northwest 1/4 of the Northwest 1/4 of Section 16, 514.56'; thence  $N03^{\circ}48'32''E$ , 181.17'; thence  $N85^{\circ}08'58''W$ , 530.83'; thence  $S00^{\circ}35'42''E$ , 225.25' to the point of beginning.

*Will email.*