


Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
11/13/2018	DCPREZ-2018-11375
Public Hearing Date	C.U.P. Number
01/22/2019	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME MARK R MCNAMEE	PHONE (with Area Code) (608) 320-5122	AGENT NAME <input type="checkbox"/>	PHONE (with Area Code)
BILLING ADDRESS (Number & Street) 1300 MULLER RD		ADDRESS (Number & Street) <input type="checkbox"/>	
(City, State, Zip) MARSHALL, WI 53559		(City, State, Zip)	
E-MAIL ADDRESS SPARKMARK@LIVE.COM		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	
1300 MULLER RD					
TOWNSHIP YORK	SECTION 8	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0912-083-9270-4					

REASON FOR REZONE			CUP DESCRIPTION	
COMPLIANCE FOR EXISTING LAND USES				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
RH-3 Rural Homes District	RH-1 Rural Homes District	3.77		
RH-3 Rural Homes District	RH-2 Rural Homes District	8.91		
C-2 Commercial District	RH-2 Rural Homes District	2.7		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	PLAT REQUIRED? <input type="checkbox"/> Yes <input type="checkbox"/> No	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input type="checkbox"/> No	INSPECTOR'S INITIALS SLJ3	SIGNATURE: (Owner or Agent) 
Applicant Initials <u>MA</u>	Applicant Initials _____	Applicant Initials _____		PRINT NAME: <u>MARK McNAMEE</u>

DATE:
11-13-18



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 MARK Mc NAMEE Agent's Name _____
 Address 1300 MULLER RD Address _____
 Phone MARSHALL WI 53559 Phone _____
 Email 608-820-5122 Email _____
SPARKMARKS@LIVE.COM

Town: York Parcel numbers affected: 0912-083-9270-4

Section: 01 Property address or location: 1300 Muller Rd

Zoning District change: (To / From / # of acres) To RH-1 From RH-3 3.77 Acres,
To RH-2 From RH-3 8.91 Acres, To RH-2 From C-2 2.7 Acres

Soil classifications of area (percentages) Class I soils: 0 % Class II soils: 75 % Other: 25 %

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:

I authorize that I am the owner or have permission to act on behalf of the owner of the property.

Submitted By: Mark McNamee

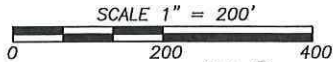
Date: 11-13-18



BIRRENKOTT SURVEYING, INC.

ZONING MAP

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

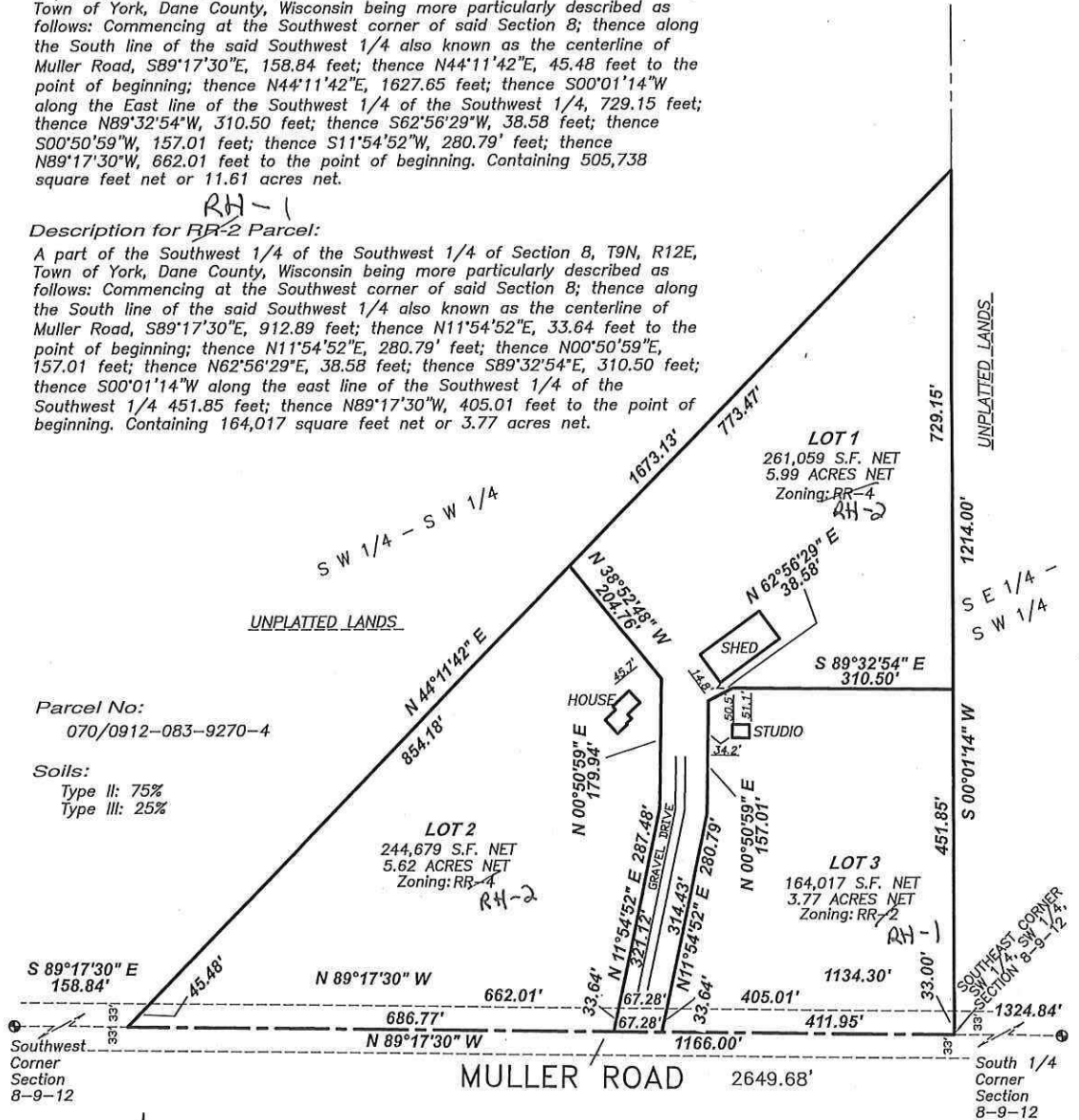


Description for RR-4 Parcels:

A part of the Southwest 1/4 of the Southwest 1/4 of Section 8, T9N, R12E, Town of York, Dane County, Wisconsin being more particularly described as follows: Commencing at the Southwest corner of said Section 8; thence along the South line of the said Southwest 1/4 also known as the centerline of Muller Road, S89°17'30"E, 158.84 feet; thence N44°11'42"E, 45.48 feet to the point of beginning; thence N44°11'42"E, 1627.65 feet; thence S00°01'14"W along the East line of the Southwest 1/4 of the Southwest 1/4, 729.15 feet; thence N89°32'54"W, 310.50 feet; thence S62°56'29"E, 38.58 feet; thence S00°50'59"W, 157.01 feet; thence S11°54'52"W, 280.79 feet; thence N89°17'30"W, 662.01 feet to the point of beginning. Containing 505,738 square feet net or 11.61 acres net.

Description for RR-2 Parcel:

A part of the Southwest 1/4 of the Southwest 1/4 of Section 8, T9N, R12E, Town of York, Dane County, Wisconsin being more particularly described as follows: Commencing at the Southwest corner of said Section 8; thence along the South line of the said Southwest 1/4 also known as the centerline of Muller Road, S89°17'30"E, 912.89 feet; thence N11°54'52"E, 33.64 feet to the point of beginning; thence N11°54'52"E, 280.79 feet; thence N00°50'59"E, 157.01 feet; thence N62°56'29"E, 38.58 feet; thence S89°32'54"E, 310.50 feet; thence S00°01'14"W along the east line of the Southwest 1/4 of the Southwest 1/4 451.85 feet; thence N89°17'30"W, 405.01 feet to the point of beginning. Containing 164,017 square feet net or 3.77 acres net.



Parcel No:
070/0912-083-9270-4

Soils:
Type II: 75%
Type III: 25%

LOT 2
244,679 S.F. NET
5.62 ACRES NET
Zoning: RR-4
RH-2

LOT 1
261,059 S.F. NET
5.99 ACRES NET
Zoning: RR-4
RH-2

LOT 3
164,017 S.F. NET
3.77 ACRES NET
Zoning: RR-2
RH-1

Prepared For:
Mark McNamee
1300 Muller Road
Marshall, WI 53559
(608)-320-5122

AH-2

Description for RR-4 Parcels:

A part of the Southwest 1/4 of the Southwest 1/4 of Section 8, T9N, R12E, Town of York, Dane County, Wisconsin being more particularly described as follows: Commencing at the Southwest corner of said Section 8; thence along the South line of the said Southwest 1/4 also known as the centerline of Muller Road, S89°17'30"E, 158.84 feet; thence N44°11'42"E, 45.48 feet to the point of beginning; thence N44°11'42"E, 1627.65 feet; thence S00°01'14"W along the East line of the Southwest 1/4 of the Southwest 1/4, 729.15 feet; thence N89°32'54"W, 310.50 feet; thence S62°56'29"W, 38.58 feet; thence S00°50'59"W, 157.01 feet; thence S11°54'52"W, 280.79' feet; thence N89°17'30"W, 662.01 feet to the point of beginning. Containing 505,738 square feet net or 11.61 acres net

BH-1

Description for RR-2 Parcel:

A part of the Southwest 1/4 of the Southwest 1/4 of Section 8, T9N, R12E, Town of York, Dane County, Wisconsin being more particularly described as follows: Commencing at the Southwest corner of said Section 8; thence along the South line of the said Southwest 1/4 also known as the centerline of Muller Road, S89°17'30"E, 912.89 feet; thence N11°54'52"E, 33.64 feet to the point of beginning; thence N11°54'52"E, 280.79' feet; thence N00°50'59"E, 157.01 feet; thence N62°56'29"E, 38.58 feet; thence S89°32'54"E, 310.50 feet; thence S00°01'14"W along the east line of the Southwest 1/4 of the Southwest 1/4 451.85 feet; thence N89°17'30"W, 405.01 feet to the point of beginning. Containing 164,017 square feet net or 3.77 acres net.

Johnson, Sarah

From: Herro, Richard <RHerro@publichealthmdc.com>
Sent: Thursday, October 25, 2018 8:15 AM
To: Johnson, Sarah
Subject: RE: 1300 Muller Road

Sarah, there is already a Common Ownership Covenant recorded for this one septic system to serve two buildings on the same parcel of land. **If he splits into two parcels he will need a similar document recorded for the common system,** recorded with both property deeds. Rick

From: Johnson, Sarah <Johnson.sarah@countyofdane.com>
Sent: Monday, October 22, 2018 8:08 AM
To: AutoLogon
Cc: sparkmark@live.com
Subject: RE: 1300 Muller Road

Hello Richard,

Thank you for the information provided below. I believe that Mark is intending to divide the property into separate lots for each residence. Would both of the converted buildings still be allowed to utilize one shared septic system? Would additional permits or approvals be required from your department if two buildings on separate lots share one septic system?

Thank you.

Sarah Johnson
Zoning Inspector
Dane County Planning and Development
City-County Building, Room 116
210 Martin Luther King Jr. Blvd.
Madison WI 53703
608-267-3960
johnson.sarah@countyofdane.com

From: Herro, Richard [<mailto:RHerro@publichealthmdc.com>]
Sent: Friday, October 19, 2018 10:39 AM
To: 'sparkmark@live.com'
Cc: Johnson, Sarah
Subject: 1300 Muller Road

TO: Mark Mcnamee, owner and Sarah Johnson, Dane County Zoning

FROM: Rick Herro, sanitarian, Public Health-Madison & Dane County

DATE: 10-19-2018

ME: The property located at 1300 Muller Road, Parcel Number 0912-083-9270-4 has a house served by its own private sewage system, and two other buildings that are served by a separate common private sewage system. On 4-14-2005,

as per Sanitary Permit 04-0647, a common private sewage system was installed to serve a kennel building and a grooming house building. It is now OK, from a sanitary system viewpoint, for Mark to convert both of those buildings into residential units and continue to utilize the existing private sewage system as installed. The common system is sized to accommodate the daily wastewater load produced by a maximum of 5 people in the buildings. (5 total persons to occupy both buildings combined). If Mark is to convert these buildings into residential units he does not need to make any modifications to the existing sewage system. He informs me that he is in the process of obtaining the necessary zoning approvals to make this conversion. Feel free to contact me with any questions or comments. Rick Herro

Richard C. Herro

Richard C. Herro, R.S. | Public Health Sanitarian | rherro@publichealthmdc.com
[Public Health Madison & Dane County](#) | 2300 S. Park Street, Room 2010, Madison, WI 53713
Phone: (608) 242-6317 | Fax: (608) 242-6435 | [Facebook](#) | [Twitter](#)
Cell Phone: (608) 235-0953
Healthy People. Healthy Places.

It is important to us to protect your confidential information. Please be aware that emails sent or received by Public Health-Madison & Dane County employees are subject to open records requests and can be released to the public, unless there is an exception allowed by law. Thus, we do not discuss your confidential information over email. We will gladly talk to you over the phone instead.

Parcel Number - 070/0912-083-9270-4

Current

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

Parcel Detail		Less —
Municipality Name	TOWN OF YORK	
State Municipality Code	070	
PLSS (T,R,S,QQ,Q)	09N 12E 08 SW SW (Click link above to access images for Qtr-Qtr)	
Section	09N 12E 08 (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 8-9-12 PRT SW1/4SW1/4 COM SEC SW COR TH E 152 FT TO POB TH CONT E 1166 FT ALG S LN SD SEC TO SE COR OF SW1/4SW1/4 TH N ALG E LN OF SW1/4SW1/4 1214 FT TH SWLY 1680 FT TO POB This property description is for tax purposes. It may be abbreviated. For the complete legal description please refer to the deed.	
Current Owner	MARK R MCNAMEE	
Primary Address	1300 MULLER RD	
Billing Address	1300 MULLER RD MARSHALL WI 53559	

Assessment Summary		More +
Assessment Year	2018	
Valuation Classification	G1 G2 G5	
Assessment Acres	16.250	
Land Value	\$121,900.00	
Improved Value	\$283,400.00	
Total Value	\$405,300.00	

Show Valuation Breakout

Open Book
Open Book dates have passed for the year
Starts: 05/17/2018 - 04:00 PM
Ends: 05/17/2018 - 06:00 PM
About Open Book

Board Of Review
Starts: 05/24/2018 - 04:00 PM
Ends: To Adjourn
About Board Of Review

Show Assessment Contact Information ▼

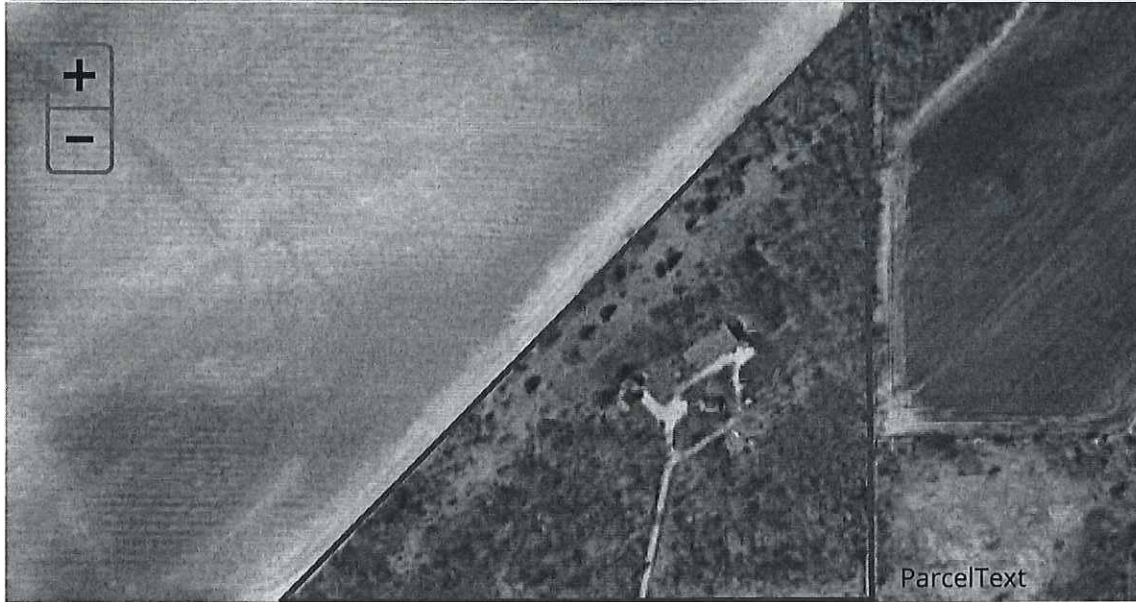
Zoning Information

For the most current and complete zoning information, contact the Division of Zoning.

Zoning
C-2 2.63 Acres DCPREZ-0000-09097
RH-3 DCPREZ-0000-02856
NOTICE: Some portion of this parcel either contains or is in close proximity to sensitive environmental features (i.e. shorelands, floodplains, or wetlands), and Dane County regulations may apply. Please contact the Dane County Zoning Division at (608) 266-4266 for additional permitting information.

[Zoning District Fact Sheets](#)

Parcel Maps



Surveyor Map

DCiMap

Google Map

Bing Map

Tax Summary (2017)

More +

E-Statement

E-Bill

E-Receipt

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$121,900.00	\$283,400.00	\$405,300.00
Taxes:		\$6,328.89
Lottery Credit(-):		\$112.54
First Dollar Credit(-):		\$64.31
Specials(+):		\$17.34
Amount:		\$6,169.38

District Information

Type	State Code	Description
REGULAR SCHOOL	1183	COLUMBUS SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	3501	COLUMBUS FIRE DIST
OTHER DISTRICT	3501	COLUMBUS EMS

Recorded Documents				
Doc. Type	Date Recorded	Doc. Number	Volume	Page
QCD	04/14/2015	5143195		

Show More ▼

DocLink

DocLink is a feature that connects this property to recorded documents. If you'd like to use DocLink, all you need to do is select a link in this section. There is a fee that will require either a credit card or user account. Click here for instructions.

By Parcel Number: 0912-083-9270-4

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Dane County Land Information Council

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210 Martin Luther King Jr. Blvd

City-County Bldg. Room 116

Madison, WI 53703



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MATTHEW L LEWKE
BRADFORD R LEWKE
7521 MARSHALL RD
COLUMBUS WI 53925

ELIZABETH A GRIMM
1317 MULLER RD
MARSHALL WI 53559

MATTHEW L LEWKE
BRADFORD R LEWKE
7521 MARSHALL RD
COLUMBUS WI 53925

DAVID M GEAR
PO BOX 260263
MADISON WI 53726

MARK R MCNAMEE
1300 MULLER RD
MARSHALL WI 53559

CHICORY MEADOWS INVESTMENTS LLC
7260 JANISCH RD
MARSHALL WI 53559

KEVIN J HUNT
KAREN J HUNT
1216 MULLER RD
MARSHALL WI 53559

R & G MILLER & SONS INC
1706 COUNTY HIGHWAY V
COLUMBUS WI 53925

DERR FARMS INC
1415 GREENWAY RD
MARSHALL WI 53559

R & G MILLER & SONS INC
1706 COUNTY HIGHWAY V
COLUMBUS WI 53925

R & G MILLER & SONS INC
1706 COUNTY HIGHWAY V
COLUMBUS WI 53925

SHANA S CALHOUN-HAHN
1243 MULLER RD
MARSHALL WI 53559

R & G MILLER & SONS INC
1706 COUNTY HIGHWAY V
COLUMBUS WI 53925

A-1(EX)
DCPREZ-1979-02057

Zone X

1300

C-2
DCPREZ-0000-09097
Not Effective
CUP1919

RH-3
DCPREZ-0000-02856
Not Effective
A-1(EX) DCPREZ-0000-02057

Muller Rd

RH-3
DCPREZ-2012-10400
Not Effective
A-1(EX) DCPREZ-0000-02057

1216

1317

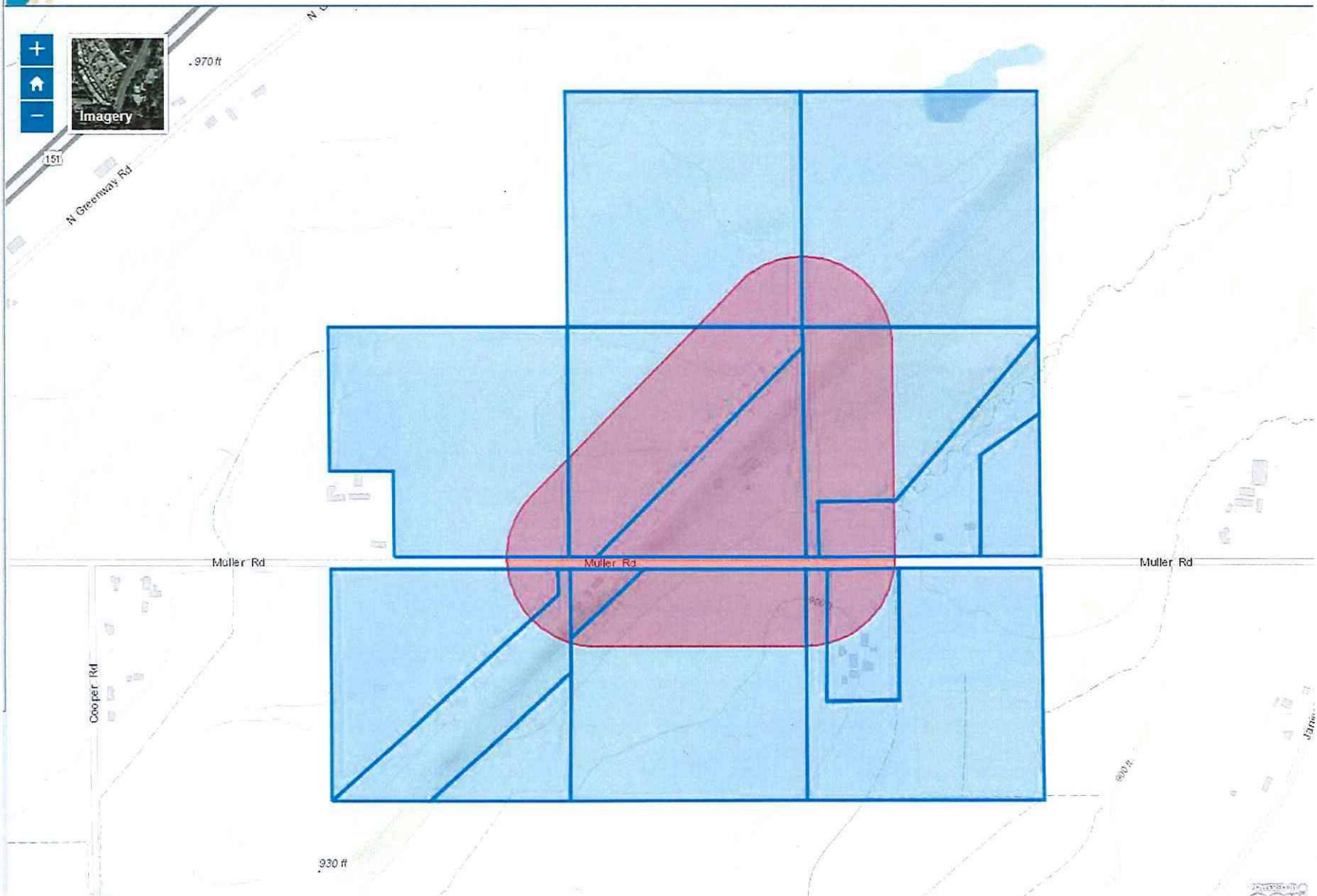
A-1(EX)
DCPREZ-1979-02057

RH-2
DCPREZ-0000-04706
1243

Zone A

Zone X





Zone A






Legend

Wetland > 2 Acres Significant Soils

- | | | | |
|--|------------|---|---------|
|  | Wetland |  | Class 1 |
|  | Floodplain |  | Class 2 |



0 62.5 125 250 Feet



Petition 11375
MARK R MCNAMEE