

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
10/17/2019	DCPREZ-2019-11503
Public Hearing Date	C.U.P. Number
12/17/2019	

OWNER INFORMATION	AGENT INFORMATION
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OWNER NAME RICHARD J HOLLER	PHONE (with Area Code) (608) 576-4403	AGENT NAME FIRST WEBER	PHONE (with Area Code) (608) 575-3393
BILLING ADDRESS (Number & Street) 2993 COUNTY HIGHWAY P		ADDRESS (Number & Street) 207 N 8TH ST.,	
(City, State, Zip) MT HOREB, WI 53572		(City, State, Zip) Mt Horeb, WI 53572	
E-MAIL ADDRESS hollerandsons@yahoo.com		E-MAIL ADDRESS nortmanm@firstweber.com	

ADDRESS/LOCATION 1	ADDRESS/LOCATION 2	ADDRESS/LOCATION 3
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ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP	
2993 County Highway P					
TOWNSHIP SPRINGDALE	SECTION 4	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0607-043-9600-0					

REASON FOR REZONE	CUP DESCRIPTION
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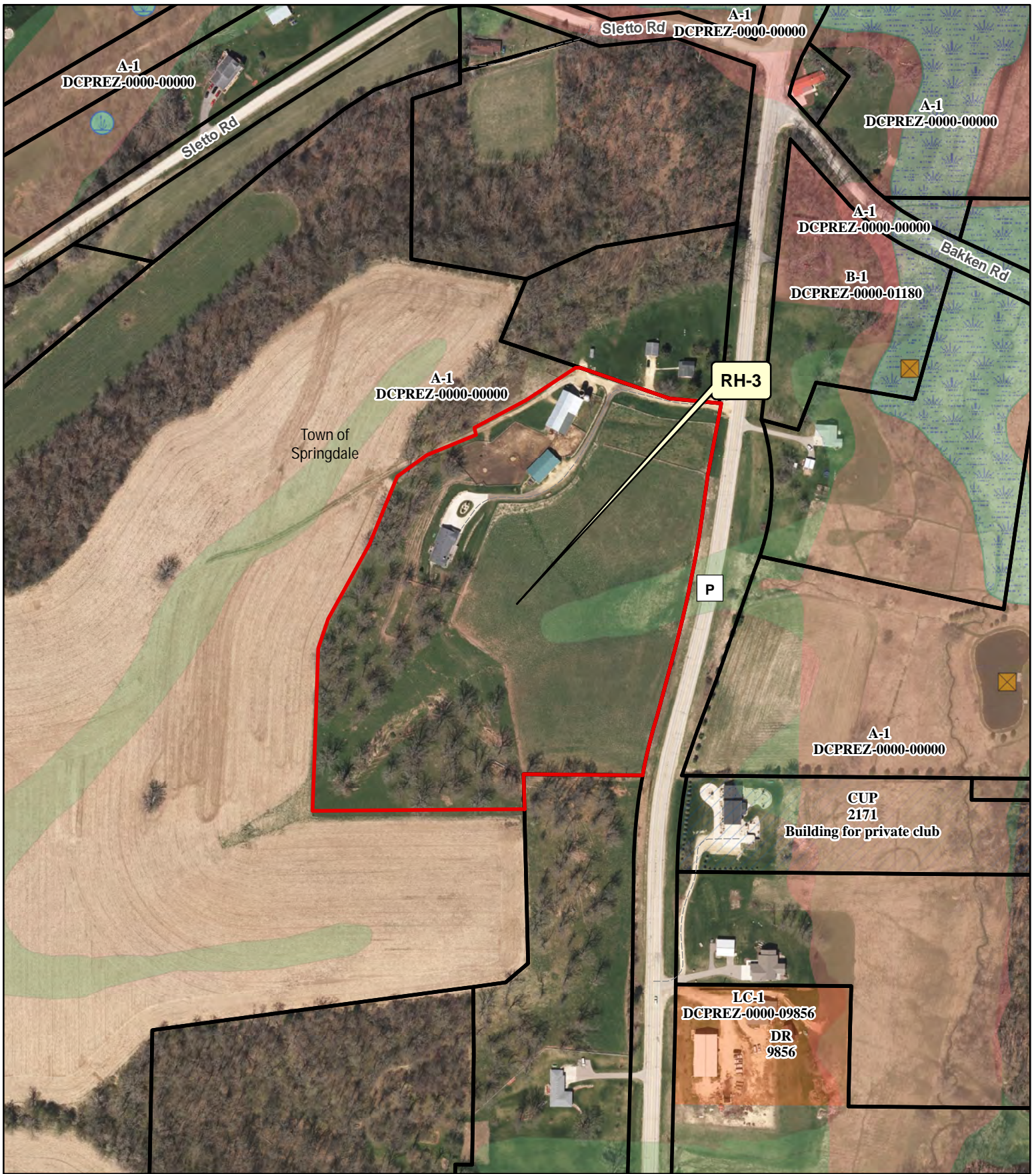
SEPARATION OF RESIDENCE AND BARNs FROM LARGER PIECE OF FARMLAND	
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FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-1 Agriculture District	RH-3 Rural Homes District	15.394		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials <i>MTN</i>	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <i>MTN</i>	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials <i>MTN</i>	INSPECTOR'S INITIALS SCW1	SIGNATURE:(Owner or Agent) <i>Mark Nortman</i>
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PRINT NAME:
Mark Nortman

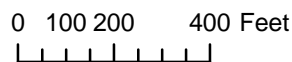
DATE:
10/17/19



Legend

Wetland > 2 Acres Significant Soils

- Wetland
- Class 1
- Floodplain
- Class 2



Petition 11503
RICHARD J HOLLER

SW
CEN

10/17/19

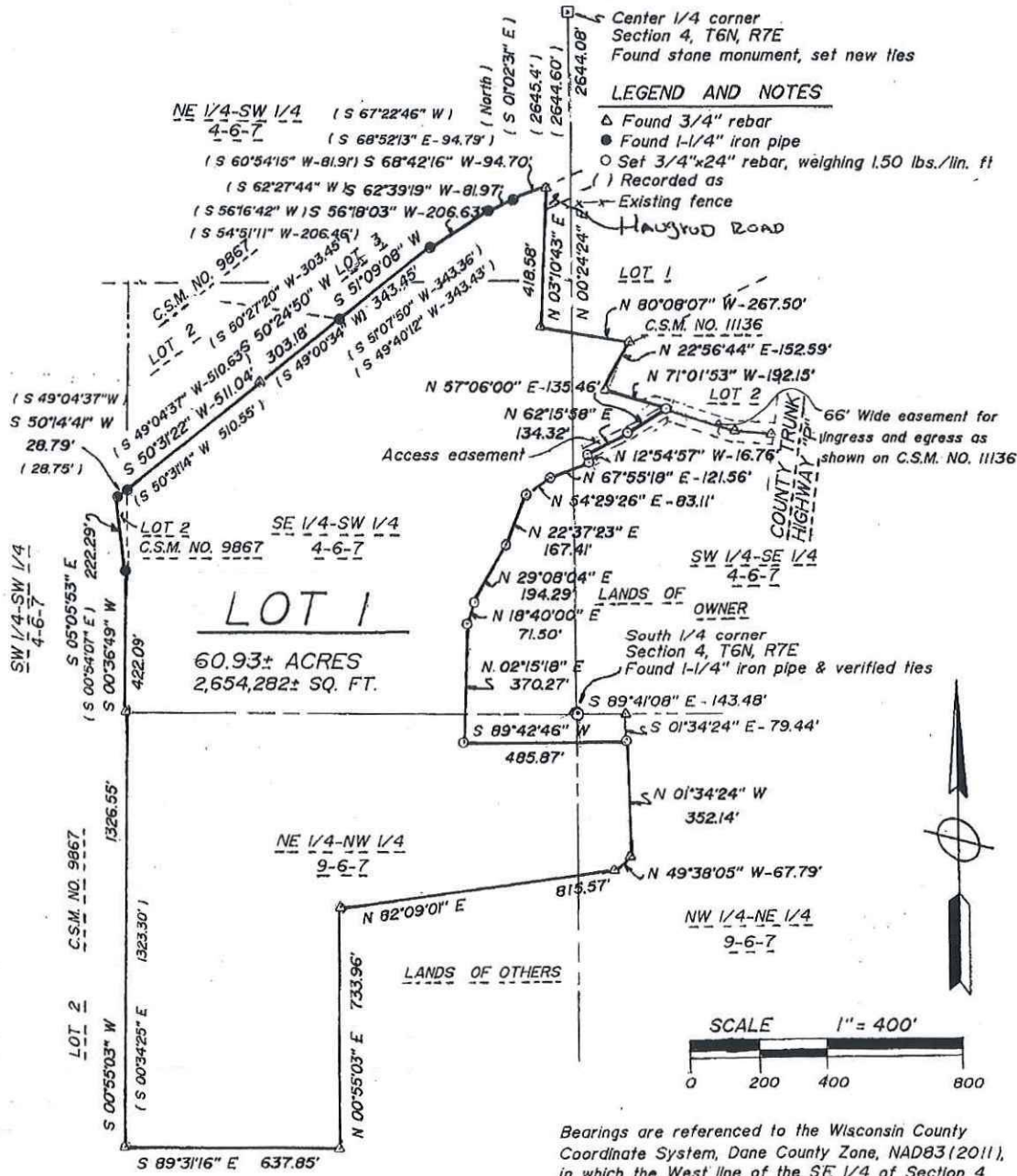
* bl
future

stays AI
split

rezone & division

DANE COUNTY CERTIFIED SURVEY MAP NO.

LOCATED IN THE NORTHEAST 1/4-SOUTHWEST 1/4, THE SOUTHEAST 1/4-SOUTHWEST 1/4, THE SOUTHWEST 1/4-SOUTHWEST 1/4 AND THE SOUTHWEST 1/4-SOUTHWEST 1/4 OF SECTION 4, THE NORTHWEST 1/4-NORTHEAST 1/4 AND THE NORTHEAST 1/4-NORTHWEST 1/4 OF SECTION 9, ALSO A PART OF LOT 2 OF DANE COUNTY CERTIFIED SURVEY MAP NO. 9867 ON PAGES 154-156, ALL IN TOWN 6 NORTH, RANGE 7 EAST, TOWN OF SPRINGDALE, DANE COUNTY, WISCONSIN.



OWNER: Richard Holler Estate
%Kurt Holler, Personal Representative
4927 Elssfeldt Road
Black Earth, WI 53515

Bearings are referenced to the Wisconsin County Coordinate System, Dane County Zone, NAD83(2011), in which the West line of the SE 1/4 of Section 4 which bears N 00°24'24" E

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

DANE COUNTY CERTIFIED SURVEY MAP NO.

LOCATED IN THE NORTHEAST ¼-SOUTHWEST ¼, THE SOUTHEAST ¼-SOUTHWEST ¼, THE SOUTHWEST ¼-SOUTHWEST ¼ AND THE SOUTHWEST ¼-SOUTHEAST ¼ OF SECTION 4, THE NORTHWEST ¼-NORTHEAST ¼ AND THE NORTHEAST ¼-NORTHWEST ¼ OF SECTION 9, ALSO A PART OF LOT 2 OF DANE COUNTY CERTIFIED SURVEY MAP NO. 9867 ON PAGES 154-156, ALL IN TOWN 6 NORTH, RANGE 7 EAST, TOWN OF SPRINGDALE, DANE COUNTY, WISCONSIN.

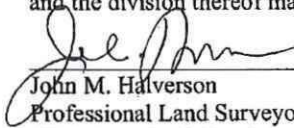
SURVEYOR'S CERTIFICATE:

I, John M. Halverson, Professional Land Surveyor, hereby certify that I have surveyed, divided, and mapped a parcel of land located in the Northeast ¼-Southwest ¼, the Southeast ¼-Southwest ¼, the Southwest ¼-Southwest ¼ and the Southwest ¼-Southeast ¼ of Section 4, the Northwest ¼-Northeast ¼ and the Northeast ¼-Northwest ¼ of Section 9, also a part of Dane County Certified Survey Map No. 9867 on pages 154-156, all in Town 6 North, Range 7 East, Town of Springdale, Dane County, Wisconsin.

Commencing at the South ¼ corner of said Section 4; thence S 89°41'08" E, 143.48 feet along the South line of the SE ¼ of said Section 4; thence S 01°34'24" E, 79.44 feet to the point of beginning; thence S 89°42'46" W, 485.87 feet; thence N 02°15'18" E, 370.27 feet; thence N 18°40'00" E, 71.50 feet; thence N 29°08'04" E, 194.29 feet; thence N 22°37'23" E, 167.41 feet; thence N 54°29'26" E, 83.11 feet; thence N 67°55'18" E, 121.56 feet; thence N 12°54'57" W, 16.76 feet; thence N 62°15'58" E, 134.32 feet; thence N 57°06'00" E, 135.46 feet; thence N 71°01'53" W, 192.15 feet; thence N 22°56'44" E, 152.59 feet; thence N 80°08'07" W, 267.50 feet; thence N 03°10'43" E, 418.58 feet; thence S 68°42'16" W, 94.70 feet; thence S 62°39'19" W, 81.97 feet; thence S 56°18'03" W, 206.63 feet; thence S 51°09'08" W, 343.45 feet; thence S 50°24'50" W, 303.18 feet; thence S 50°31'22" W, 511.04 feet; thence S 50°14'41" W, 28.79 feet; thence S 05°05'53" E, 222.29 feet; thence S 00°36'49" W, 422.09 feet; thence S 00°55'03" W, 1326.55 feet; thence S 89°31'16" E, 637.85 feet; thence N 00°55'03" E, 733.96 feet; thence N 82°09'01" E, 815.57 feet; thence N 49°38'05" E, 67.79 feet; thence N 01°34'24" W, 79.44 feet to the point of beginning, containing 60.93 acres, more or less, and is subject to any and all easements and right-of-way of record and/or usage.

That such certified survey map was completed at the request of Kurt A. Holler.

That I have complied with the provisions of Chapter 236.34 of the Wisconsin State Statutes and the Dane County Land Division and Subdivision Regulations to the best of my knowledge and belief. That such certified survey map is a true and correct representation of all the exterior boundaries of the land surveyed and the division thereof made.


John M. Halverson
Professional Land Surveyor

6381 Coon Rock Road
Arena, WI 53503
Dated this 4th day of October, 2019

DANE COUNTY ZONING AND LAND REGULATION COMMITTEE

Approved for recording by the Dane County Zoning and Land Regulation Committee action of _____, 2019.

Daniel Everson
Authorized Representative

DANE COUNTY CERTIFIED SURVEY MAP NO. _____
LOCATED IN THE NORTHEAST ¼-SOUTHWEST ¼, THE SOUTHEAST ¼-SOUTHWEST ¼,
THE SOUTHWEST ¼-SOUTHWEST ¼ AND THE SOUTHWEST ¼-SOUTHEAST ¼ OF SECTION
4, THE NORTHWEST ¼-NORTHEAST ¼ AND THE NORTHEAST ¼-NORTHWEST ¼ OF
SECTION 9, ALSO A PART OF LOT 2 OF DANE COUNTY CERTIFIED SURVEY MAP NO. 9867
ON PAGES 154-156, ALL IN TOWN 6 NORTH, RANGE 7 EAST, TOWN OF SPRINGDALE, DANE
COUNTY, WISCONSIN.

REGISTER OF DEEDS CERTIFICATE:

Received for recording this _____ day of _____, 2019 at _____ M. and
recorded in Volume _____ of Certified Survey Maps on Pages _____ as Certified
Survey Map No. _____ and Document Number _____.

Kristi Chlebowski
Register of Deeds

OWNER'S CERTIFICATE:

As Owner, I hereby certify that I caused the land described on this Certified Survey Map to be surveyed,
divided, mapped and dedicated, as shown on this Certified Survey Map. I also certify that this Certified
Survey Map is required by S.75.17(1)(a), Dane County Code of Ordinances to be submitted to the Dane
County Zoning and Land Regulation Committee for approval.

Richard J. Holler Estate
% Kurt A. Holler, Personal Representative

Personally came before me this _____ day of _____, 2019. The above named to me known to be
the person who executed the foregoing instrument and acknowledged the same.

STATE OF WISCONSIN)
County of Dane)

Notary Public
My Commission Expires _____

TOWN OF SPRINGDALE CERTIFICATE:

"Resolved that this Certified Survey Map, which has been duly filed for approval of the Town of
Springdale, Dane County, Wisconsin, be and the same hereby acknowledged and accepted by the Town of
Springdale." We hereby certify that the above is a true and correct copy of a resolution adopted by the Town
of Springdale on this _____ day of _____, 2019. The public highway right-of-way dedication
designated herein is hereby acknowledged and accepted by the Town of Springdale.

Springdale Town Clerk

Date

DANE COUNTY CERTIFIED SURVEY MAP NO. _____

LOCATED IN THE SOUTHEAST ¼-SOUTHWEST ¼ AND THE SOUTHWEST ¼-SOUTHEAST ¼ OF SECTION 4, THE NORTHWEST ¼-NORTHEAST ¼ AND THE NORTHEAST ¼-NORTHWEST ¼ OF SECTION 9, ALL IN TOWN 6 NORTH, RANGE 7 EAST, TOWN OF SPRINGDALE, DANE COUNTY, WISCONSIN.

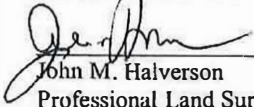
SURVEYOR'S CERTIFICATE:

I, John M. Halverson, Professional Land Surveyor, hereby certify that I have surveyed, divided, and mapped a parcel of land located in the Southeast ¼-Southwest ¼ and the Southwest ¼-Southeast ¼ of Section 4, the Northwest ¼-Northeast ¼ and the Northeast ¼-Northwest ¼ of Section 9, all in Town 6 North, Range 7 East, Town of Springdale, Dane County, Wisconsin.

Commencing at the South ¼ corner of said Section 4; thence S 89°41'08" E, 143.48 feet along the South line of the SE ¼ of said Section 4 to the point of beginning; thence S 01°34'24" E, 79.44 feet; thence S 89°42'46" W, 485.87 feet; thence N 02°15'18" E, 370.27 feet; thence N 18°40'00" E, 71.50 feet; thence N 29°08'04" E, 194.29 feet; thence N 22°37'23" E, 167.41 feet; thence N 54°29'26" E, 83.11 feet; thence N 67°55'18" E, 121.56 feet; thence N 12°54'57" W, 16.76 feet; thence N 62°15'58" E, 134.32 feet; thence N 57°06'00" E, 135.46 feet; thence S 71°01'53" E, 216.00 feet; thence S 84°20'50" E, 118.82 feet; thence S 10°19'36" W, 158.55 feet; thence Southwesterly, 430.30 feet along the arc of a curve to the right having a central angle of 08°45'30" and a radius of 2814.94 feet, said arc being the Westerly right-of-way of County Trunk Highway "P", the long chord of which bears S 11°04'11" W, 429.88 feet; thence S 15°26'58" W, 126.80 feet; thence Southwesterly, 149.62 feet along the arc of a curve to the right having a central angle of 05°46'57" and a radius of 1482.50 feet, said arc being the Westerly right-of-way of County Trunk Highway "P", the long chord of which bears S 12°33'26" W, 149.56 feet; thence N 89°41'08" W, 267.21 feet along the South line of the SW ¼-SE ¼ to the point of beginning, containing 15.394 acres, more or less, and is subject to any and all easements and right-of-way of record and/or usage.

That such certified survey map was completed at the request of Kurt A. Holler.

That I have complied with the provisions of Chapter 236.34 of the Wisconsin State Statutes and the Dane County Land Division and Subdivision Regulations to the best of my knowledge and belief. That such certified survey map is a true and correct representation of all the exterior boundaries of the land surveyed and the division thereof made.



John M. Halverson
Professional Land Surveyor
6381 Coon Rock Road
Arena, WI 53503

Dated this 14th day of October, 2019

DANE COUNTY CERTIFIED SURVEY MAP NO. _____
LOCATED IN THE NORTHEAST ¼-SOUTHWEST ¼, THE SOUTHEAST ¼-SOUTHWEST ¼,
AND THE SOUTHWEST ¼-SOUTHWEST ¼, AND THE SOUTHWEST ¼-SOUTHEAST ¼ OF
SECTION 4, THE NORTHWEST ¼-NORTHEAST ¼ AND THE NORTHEAST ¼-NORTHWEST ¼
OF SECTION 9, ALL IN TOWN 6 NORTH, RANGE 7 EAST, TOWN OF SPRINGDALE, DANE
COUNTY, WISCONSIN.

DANE COUNTY ZONING AND LAND REGULATION COMMITTEE

Approved for recording by the Dane County Zoning and Land Regulation Committee action of _____, 2019.

Daniel Everson
Authorized Representative

REGISTER OF DEEDS CERTIFICATE:

Received for recording this _____ day of _____, 2019 at _____ M. and recorded in Volume _____ of Certified Survey Maps on Pages _____ as Certified Survey Map No. _____ and Document Number _____.

Kristi Chlebowski
Register of Deeds

OWNER'S CERTIFICATE:

As Owner, I hereby certify that I caused the land described on this Certified Survey Map to be surveyed, divided, mapped and dedicated, as shown on this Certified Survey Map. I also certify that this Certified Survey Map is required by S.75.17(1)(a), Dane County Code of Ordinances to be submitted to the Dane County Zoning and Land Regulation Committee for approval.

Richard J. Holler Estate
% Kurt A. Holler, Personal Representative

Personally came before me this _____ day of _____, 2019. The above named to me known to be the person who executed the foregoing instrument and acknowledged the same.

STATE OF WISCONSIN)
County of Dane)

Notary Public
My Commission Expires _____

TOWN OF SPRINGDALE CERTIFICATE:

“Resolved that this Certified Survey Map, which has been duly filed for approval of the Town of Springdale, Dane County, Wisconsin, be and the same hereby acknowledged and accepted by the Town of Springdale.” We hereby certify that the above is a true and correct copy of a resolution adopted by the Town of Springdale on this _____ day of _____, 2019. The public highway right-of-way dedication designated herein is hereby acknowledged and accepted by the Town of Springdale.

Springdale Town Clerk

Date

DH 12-17



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	<u>Richard Holler/Kurt Holler PR</u>	Agent's Name	<u>Mark Nortman</u>
Address	<u>4927 Eissfeldt Rd Black Earth</u>	Address	<u>First Weber</u>
Phone	<u>608-576-4403</u>	Phone	<u>207 N. 8th St Mt. Horeb 53572</u> <u>608-575-3393</u>
Email	<u>hollerandsons@yahoo.com</u>	Email	<u>nortmanm@firstweber.com</u>

Town: Springdale Parcel numbers affected: _____

Section: 4 Property address or location: 2993 Cty P Mt Horeb

Zoning District change: (To / From / # of acres) A-1 to RRS RH-3
15.394 acres

Soil classifications of area (percentages) Class I soils: _____% Class II soils: _____% Other: _____%

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: Separation of residence and barns from larger piece of farmland.

I authorize that I am the owner or have permission to act on behalf of the owner of the property.
Submitted By: Mark Nortman

Date: 10/17/19

Parcel Number - 054/0607-043-9600-0**Current**[← Parcel Parents](#)[Summary Report](#)

Parcel Summary		More +
Municipality Name	TOWN OF SPRINGDALE	
Parcel Description	SEC 4-6-7 PRT NE1/4SW1/4, SE1/4SW1/4, SW...	
Owner Name	RICHARD J HOLLER	
Primary Address	2993 COUNTY HIGHWAY P	
Billing Address	2993 COUNTY HIGHWAY P MT HOREB WI 53572	

Assessment Summary		More +
Assessment Year	2019	
Valuation Classification	G4 G5 G5M G7	
Assessment Acres	76.340	
Land Value	\$74,500.00	
Improved Value	\$287,000.00	
Total Value	\$361,500.00	

[Show Valuation Breakout](#)

Open Book

Open Book dates have passed for the year

Starts: ~~-07/18/2019 - 12:00 PM~~

Ends: ~~-07/18/2019 - 02:00 PM~~

[About Open Book](#)

Board Of Review

Board of Review dates have passed for the year

Starts: ~~-08/06/2019 - 04:00 PM~~

Ends: ~~-08/06/2019 - 06:00 PM~~

[About Board Of Review](#)

[Show Assessment Contact Information](#) ▼

Zoning Information

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

Zoning

A-1

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



[DCiMap](#)

[Google Map](#)

[Bing Map](#)

Tax Summary (2018)

[More +](#)

[E-Statement](#)

[E-Bill](#)

[E-Receipt](#)

[Pay Taxes Online](#)

Assessed Land Value	Assessed Improvement Value	Total Assessed Value
\$73,900.00	\$287,000.00	\$360,900.00
Taxes:		\$5,315.75
Lottery Credit(-):		\$160.61
First Dollar Credit(-):		\$66.13
Specials(+):		\$127.92
Amount:		\$5,216.93

District Information

Type	State Code	Description
REGULAR SCHOOL	3794	MOUNT HOREB SCHOOL DIST
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	27MH	MT HOREB FIRE

Recorded Documents

Doc. Type	Date Recorded	Doc. Number	Volume	Page
QCD	02/28/2006	4165979		

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: 0607-043-9600-0

PLEASE TURN OFF YOUR POP UP BLOCKER TO VIEW DOCLINK DOCUMENTS. If you're unsure how to do this, please contact your IT support staff for assistance. You will be unable to view any documents purchased if your pop up blocker is on.



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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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OWENS FAMILY TR, KENNETH ...
8936 SLETT RD
MT HOREB, WI 53572

DANIEL L HOLLER
2919 COUNTY HIGHWAY P
MT HOREB, WI 53572

MICHAEL J GASCH
WENDY A GASCH
3000 COUNTY HIGHWAY P
MOUNT HOREB, WI 53572

KELLY G SPLITT
REBECCA A SPLITT
8895 SLETT RD
MT HOREB, WI 53572

DANIEL L HOLLER
2919 COUNTY HIGHWAY P
MT HOREB, WI 53572

RICHARD J HOLLER
2993 COUNTY HIGHWAY P
MT HOREB, WI 53572

KELLY G SPLITT
REBECCA A SPLITT
8895 SLETT RD
MT HOREB, WI 53572

WI DNR
PO BOX 7921
MADISON, WI 53701

EDWARD FIELD
2942 COUNTY HIGHWAY P
MT HOREB, WI 53572

GARY ROBERTSON
HSIU-LING ROBERTSON
8889 SLETT RD
MT HOREB, WI 53572

RICHARD J HOLLER
2993 COUNTY HIGHWAY P
MT HOREB, WI 53572

2938 HIGHWAY P LLC
2305 PARVIEW RD
MIDDLETON, WI 53562

BENJAMIN T GERKE
8841 SLETT RD
MT HOREB, WI 53572

ALLEN R CANTRELL
ELISABETH J CANTRELL
8902 SLETT RD
MT HOREB, WI 53572

2938 HIGHWAY P LLC
2305 PARVIEW RD
MIDDLETON, WI 53562

MICHAEL PAUL SUTTER
JOAN ELAINE SUTTER
3393 HIGHWAY J
VERONA, WI 53593

JAMES A MURRAY
REBECCA L MURRAY
8868 SLETT RD
MT HOREB, WI 53572

Current Owner
Current Owner
2909 COUNTY HIGHWAY P
MT HOREB, WI 53572

MICHAEL P SUTTER
JOAN E SUTTER
3393 COUNTY HIGHWAY J
VERONA, WI 53593

WI DNR
PO BOX 7921
MADISON, WI 53701

Current Owner
Current Owner
2909 COUNTY HIGHWAY P
MT HOREB, WI 53572

Current Owner
3022 COUNTY HIGHWAY P
MT HOREB, WI 53572

JAMES A MURRAY
REBECCA L MURRAY
8868 SLETT RD
MT HOREB, WI 53572

ALBERT B SUTTER
2787 CTH P
MT HOREB, WI 53572

JAMES VANA
SUZANNE M RENNER
8757 BAKKEN RD
MOUNT HOREB, WI 53572

WI DNR
PO BOX 7921
MADISON, WI 53701

THOMAS W LYNCH
MARIA J MYER
2881 COUNTY HIGHWAY P
MT HOREB, WI 53572

MARK BUCHERT
KERRY BUCHERT
718 FOREST VIEW DR
VERONA, WI 53593

ZANDER REV TR, AUDREY M
8842 ZANDER RD
MT HOREB, WI 53572

