



Dane County

Meeting Agenda - Final

Zoning & Land Regulation Committee

Tuesday, January 23, 2018

6:30 PM

City - County Building, ROOM 354
210 Martin Luther King Jr. Blvd., Madison

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A. Call to Order

B. Public comment for any item not listed on the agenda

C. Public Hearing for Zoning Map Amendments, Conditional Use Permits, and Ordinance Amendments

[11234](#)

PETITION: REZONE 11234

APPLICANT: DEERFIELD HEIGHTS LLC

LOCATION: NORTH OF COUNTY HIGHWAY BB, SECTION 9, TOWN OF DEERFIELD

CHANGE FROM: A-1EX Agriculture District TO RH-1 Rural Homes District

REASON: creating 4 residential lots

Attachments: [11234 Staff](#)

[11234 Density](#)

[11234 Prelim CSM](#)

[11234 Map](#)

[11234 APP](#)

[11235](#)

PETITION: REZONE 11235
APPLICANT: SOLON W PIERCE III
LOCATION: 4219 SMITH DRIVE, SECTION 7, TOWN OF
DEERFIELD
CHANGE FROM: A-1EX Agriculture District TO A-2 (4) Agriculture
District
REASON: separating existing residence from farmland

Attachments: [11235 Staff](#)
[11235 Density](#)
[11235 Map](#)
[11235 APP](#)

[11236](#)

PETITION: REZONE 11236
APPLICANT: DUACAM INVESTMENTS LLC
LOCATION: 3812 COUNTY HIGHWAY AB, SECTION 19, TOWN OF
COTTAGE GROVE
CHANGE FROM: R-1A Residence District TO R-3A Residence District
REASON: zoning change for a duplex

Attachments: [11236 Staff](#)
[11236 Town](#)
[11236 Map](#)
[11236 APP](#)

[11237](#)

PETITION: REZONE 11237
APPLICANT: RONALD G MILLIN
LOCATION: 257 COUNTY HIGHWAY TV, SECTION 35, TOWN OF
YORK
CHANGE FROM: A-1EX Agriculture District TO A-2 (2) Agriculture
District
REASON: separating existing residence from farmland

Attachments: [11237 Staff](#)
[11237 Town](#)
[11237 Density](#)
[11237 Map](#)
[11237 APP](#)

[11238](#)

PETITION: REZONE 11238
APPLICANT: TRAVIS R LEESER
LOCATION: 4375 OLD STONE ROAD, SECTION 20, TOWN OF RUTLAND
CHANGE FROM: A-1EX Agriculture District TO RH-1 Rural Homes District, RH-4 Rural Homes District TO RH-1 Rural Homes District
REASON: shifting of property lines between adjacent land owners

Attachments: [11238 Staff](#)
[11238 Town](#)
[11238 Map](#)
[11238 APP](#)

[11239](#)

PETITION: REZONE 11239
APPLICANT: KRONEMAN REV TR, LYNDON C
LOCATION: 728 SHERMAN DRIVE, SECTION 27, TOWN OF MEDINA
CHANGE FROM: A-1EX Agriculture District TO RH-2 Rural Homes District
REASON: separating existing residence from farmland

Attachments: [11239 Staff](#)
[11239 Town](#)
[11239 Density](#)
[11239 Map](#)
[11239 APP](#)

[CUP 02404](#)

PETITION: CUP 02404
APPLICANT: HASTINGS REV TR, PHILLIP
LOCATION: 1017 AND 1013 COUNTY HIGHWAY BB, SECTION 9, TOWN OF DEERFIELD
CUP DESCRIPTION: outside storage of more than 12 vehicles

Attachments: [CUP 2404 Staff](#)
[CUP 2404 Hastings Zoning Issue](#)
[CUP 2404 Town postponed](#)
[CUP 2404 Map](#)
[CUP 02404 APP](#)

PETITION: CUP 02405
APPLICANT: KIRK K EILENFELDT
LOCATION: NORTH OF 2294 US HIGHWAY 12/18, SECTION 27,
TOWN OF COTTAGE GROVE
CUP DESCRIPTION: mineral extraction

[CUP 2405 Staff](#)
[CUP 2405 Town](#)
[CUP 2405 Map](#)
[CUP 02405 APP](#)
[Opposition to CUP #2405](#)

D. Zoning Map Amendments and Conditional Use Permits from previous meetings

PETITION: REZONE 11163
APPLICANT: MARA K ZIMMERMAN
LOCATION: EAST OF 4203 TOWER ROAD, SECTION 16, TOWN OF DUNN
CHANGE FROM: A-1EX Agriculture District TO RH-1 Rural Homes District and A-4 Agriculture
REASON: creating two residential lots
NOTE: Petition amended to add a 4-acre residential lot.

[11163 Staff Update](#)
[11163 Town](#)
[11163 Revised CSM](#)
[11163 Density](#)
[11163 Map](#)
[11163 App](#)

7/25/17 Zoning & Land Regulation postponed to the Zoning & Land
 Committee Regulation Committee

A motion was made by MILES, seconded by MATANO, that this Zoning Petition be postponed due to no town action. The motion carried by the following vote:
3-0. Passed

[11165](#)

PETITION: REZONE 11165
APPLICANT: BULLSI LLC
LOCATION: 4645 STATE HIGHWAY 138, SECTION 7, TOWN OF
RUTLAND
CHANGE FROM: RE-1 Recreational District TO C-2 Commercial
District
REASON: allow commercial uses

Attachments: [11165 Staff update](#)
[11165 Town](#)
[Preliminary Full Proposal Layout for 138 14](#)
[Wetland Summary](#)
[Wisconsin's Best narrative](#)
[DOT email](#)
[11165 Village of Oregon comments](#)
[11165 Map](#)
[11165 App](#)
[11165 App revised](#)

Legislative History

7/25/17	Zoning & Land Regulation Committee	postponed to the Zoning & Land Regulation Committee
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A motion was made by MATANO, seconded by MILES, that this Zoning Petition be postponed until a development plan is created and the Town Comprehensive Plan is amended to reflect commercial development for the area. The motion carried by the following vote: 3-0. Passed

1/9/18	Zoning & Land Regulation Committee	postponed to the Zoning & Land Regulation Committee
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This Zoning Petition was postponed to the Zoning & Land Regulation Committee due back on 1/23/2018

E. Plats and Certified Survey Maps

[2017 LD-044](#)

Final Plat - Tumbledown Farm
Town of Middleton
Consideration of the 11/14/2017 conditional approval and execution of the plat document pursuant to established Committee policy.

Attachments: [1707101 Tumbledown Farm Final Plat 2018.01.02](#)
[map](#)
[11_14_conditions](#)
[TumbledownFarmPrelim](#)

F. Resolutions

G. Ordinance Amendment

H Items Requiring Committee Action

I. Reports to Committee

[2017 RPT-579](#) Report of approved Certified survey Maps

Attachments: [Jan 2018](#)

J. Other Business Authorized by Law

K. Adjourn

*Questions? Contact Roger Lane, Planning and Development Department, 266-4266,
lane.roger@countyofdane.com*

NOTE: If you need an interpreter, translator, materials in alternate formats or other accommodations to access this service, activity or program, please call the phone number below at least three business days prior to the meeting.

NOTA: Si necesita un intérprete, un traductor, materiales en formatos alternativos u otros arreglos para acceder a este servicio, actividad o programa, comuníquese al número de teléfono que figura a continuación tres días hábiles como mínimo antes de la reunión.

LUS CIM: Yog hais tias koj xav tau ib tug neeg txhais lus, ib tug neeg txhais ntawv, cov ntawv ua lwm hom ntawv los sis lwm cov kev pab kom siv tau cov kev pab, cov kev ua ub no (activity) los sis qhov kev pab cuam, thov hu rau tus xov tooj hauv qab yam tsawg peb hnuv ua hauj lwm ua ntej yuav tuaj sib tham.