



Dane County

Meeting Agenda - Final

Zoning & Land Regulation Committee

Consider:

Who benefits? Who is burdened?

Who does not have a voice at the table?

How can policymakers mitigate unintended consequences?

Tuesday, March 22, 2022

6:30 PM

Virtual Meeting

ZOOM Webinar ID: 949 7188 1987

The March 22, 2022 Zoning and Land Regulation Committee meeting is being held virtually. The public can access the meeting with the Zoom application or by telephone.

To join the meeting in Zoom, click the following link (after you fill out the form, the meeting link and access information will be emailed to you):

https://zoom.us/webinar/register/WN_btXUIM9hRwuGthnxYt1V3g

This link will be active until the end of the meeting.

To join the meeting by phone, dial 1-888-788-0099.

When prompted, enter the following Webinar ID: 949 7188 1987

If you want to submit a written comment for this meeting, or send handouts for committee members, please send them to plandev@countyofdane.com

PROCESS TO PROVIDE PUBLIC COMMENT: ANY MEMBERS OF THE PUBLIC WISHING TO REGISTER TO SPEAK ON/SUPPORT/OPPOSE AN AGENDA ITEM MUST REGISTER USING THE LINK ABOVE (even if you plan to attend using your phone).

Registrations to provide public comment will be accepted until 1 hour prior to the beginning of the meeting.

If you join the meeting with Zoom, when the item you have registered for is before the board/committee, you will be promoted to a panelist. Once a panelist, you can turn on your webcam and you will be able to unmute yourself.

If you join the meeting with your phone, when the item you have registered for is before the board/committee, you will be unmuted and hear, "the host would like you to unmute your microphone, you can press *6 to unmute." Please press *6.

Interpreters must be requested in advance; please see the bottom of the agenda for more information.

Los intérpretes deben solicitarse con anticipación; consulte el final de la agenda para obtener más información.

Yuav tsuam tau thov txog cov neeg txhais lus hau ntej; thov saib hauv qab kawg ntwam qhov txheej txheem rau cov ntaub ntwav ntxiv.

A. Call to Order

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

C. Consideration of Minutes

[2021 MIN-689](#) Minutes of the March 8, 2022 Zoning and Land Regulation Committee meeting

Attachments: [3-08-22 ZLR Work Meeting Minutes.pdf](#)

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

[11804](#) PETITION: REZONE 11804
APPLICANT: ORR JT REV TR, DENNIS D & SUSAN E
LOCATION: 195 COUNTY HWY JG, SECTION 36, TOWN OF PERRY
CHANGE FROM: FP-35 Farmland Preservation District TO RR-2 Rural Residential District, FP-35 Farmland Preservation District TO RR-4 Rural Residential District
REASON: separating existing residences from the farmland and creating a new residential lot

Attachments: [11804 Staff Report.pdf](#)
[11804 Density.pdf](#)
[11804 Town Action Report.pdf](#)
[11804 APP](#)
[11804 Map](#)

[11805](#) PETITION: REZONE 11805
APPLICANT: MARC ROBERTSON
LOCATION: 3776 FORSHAUG ROAD, SECTION 23, TOWN OF VERMONT
CHANGE FROM: FP-35 Farmland Preservation District TO RR-2 Rural Residential District
REASON: creating one residential lot

Attachments: [11805 Staff Report.pdf](#)
[11805 Density.pdf](#)
[11805 Town Action Report.pdf](#)
[11805 APP](#)
[11805 Map](#)

[11806](#) PETITION: REZONE 11806
APPLICANT: ROETHLISBERGER TR
LOCATION: 6858 PAOLI ROAD, SECTION 2, TOWN OF MONTROSE
CHANGE FROM: FP-35 Farmland Preservation District TO HAM-M Hamlet Mixed-Use District
REASON: adding additional lands to an existing lot

Attachments: [11806 Staff Report.pdf](#)
[11806 Town Action Report.pdf](#)
[11806 APP](#)
[11806 Map](#)

[11807](#) PETITION: REZONE 11807
APPLICANT: JASON DIAZ
LOCATION: SOUTH OF 277 WILDERNESS WAY, SECTION 33, TOWN OF OREGON
CHANGE FROM: FP-35 Farmland Preservation District TO RR-2 Rural Residential District
REASON: creating two residential lots

Attachments: [11807 Staff Report.pdf](#)
[11807 density.pdf](#)
[11807 Navigability.pdf](#)
[11807 Town Action Report.pdf](#)
[11807 APP](#)
[11807 Map](#)

[11808](#)

PETITION: REZONE 11808
APPLICANT: PAUL AND DONNA HELLENBRAND
LOCATION: WEST OF 7440 LODI-SPRINGFIELD ROAD, SECTION
16, TOWN OF DANE
CHANGE FROM: FP-35 Farmland Preservation District TO RR-1 Rural
Residential District, FP-35 Farmland Preservation District TO TDR-R
Transfer of Development Rights Receiving Area Overlay District
Receiving Area
REASON: create one residential lot - transfer of development right

Attachments: [11808 Staff Report.pdf](#)
[11808 Town Action Report](#)
[11808 Density sending](#)
[11808 Density Receiving2.pdf](#)
[11808 APP](#)
[11808 Map](#)

[11809](#)

PETITION: REZONE 11809
APPLICANT: R & J ACRES LLC C/O BEVERLY TUCKER
LOCATION: EAST OF 1985 SPRING ROAD ROAD, SECTION 25,
TOWN OF SPRINGDALE
CHANGE FROM: RM-16 Rural Mixed-Use District TO RR-1 Rural
Residential District, RM-16 Rural Mixed-Use District TO AT-35
Agriculture Transition District
REASON: creating one residential lot

Attachments: [11809 Staff Report.pdf](#)
[11809 Town Action Report.pdf](#)
[11809 Density.pdf](#)
[11809 APP](#)
[11809 Map](#)

[11810](#) PETITION: REZONE 11810
APPLICANT: PAULSON INVESTMENTS LLC
LOCATION: WEST OF 852 CLARKSON ROAD, SECTION 33, TOWN OF YORK
CHANGE FROM: FP-35 Farmland Preservation District TO RR-4 Rural Residential District
REASON: creating one residential lot

Attachments: [11810 Staff Report.pdf](#)
[11810 Town Action Report.pdf](#)
[11810 Density](#)
[11810 APP](#)
[11810 Map](#)

[11811](#) PETITION: REZONE 11811
APPLICANT: SARAH L LEONG AND PATRICK HAGER
LOCATION: 1129 LAFOLLETTE ROAD, SECTION 7, TOWN OF PRIMROSE
CHANGE FROM: RM-16 Rural Mixed-Use District TO
REASON: remove deed restriction from property - part of previous rezoning petition # 7443

Attachments: [11811 Staff Report.pdf](#)
[11811 Town Action Report.pdf](#)
[11811 APP](#)
[11811 Map](#)

[11812](#) PETITION: REZONE 11812
APPLICANT: PATRICK BLAKE AND BRITTA JOHNSON
LOCATION: 3887 GARFOOT ROAD, SECTION 19, TOWN OF CROSS PLAINS
CHANGE FROM: RR-4 Rural Residential District TO RR-2 Rural Residential District, RR-4 Rural Residential District TO RR-8 Rural Residential District
REASON: increasing the size of an existing residential lot

Attachments: [11812 Staff Report](#)
[11812 Town Action Report](#)
[11812 APP](#)
[11812 Map](#)

[2556](#)

PETITION: CUP 02556
APPLICANT: AMANDA CULLEN
LOCATION: 4678 COUNTY HWY FF, SECTION 6, TOWN OF VERMONT
CUP DESCRIPTION: transient or tourist lodging

Attachments: [CUP 2556 Staff Report](#)
[CUP 2556 Town](#)
[CUP 2556 Sanitary system covenant.pdf](#)
[CUP 2556 APP](#)
[CUP 2556 Map](#)

[2557](#)

PETITION: CUP 02557
APPLICANT: 17 OBRIEN CT LLC
LOCATION: 4114 TOWER ROAD, SECTION 9, TOWN OF DUNN
CUP DESCRIPTION: transient and tourist lodging

Attachments: [CUP 2557 Staff Report](#)
[CUP 2557 Town Action Report](#)
[CUP 2557 Email opposition](#)
[CUP 2557 House Rental Rules](#)
[CUP 2557 APP](#)
[CUP 2557 Map](#)

[2021 ACT-495](#) Site Plan Review for the relocation of a farm residence within the
FP-35 Farmland Preservation Zoning District
Applicant: Steve Grinder
Location: 10488 Docken Drive, Section 4, Town of Perry

Attachments: [Steve Grinder site plan review, Sect 4, Perry.pdf](#)

J. Reports to Committee

K. Other Business Authorized by Law

L. Adjourn

Questions? Contact Planning and Development Staff, 266-4266, or plandev@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.