

# Dane County Rezone Petition

<b>Application Date</b>	<b>Petition Number</b>
05/20/2022	DCPREZ-2022-11863
<b>Public Hearing Date</b>	
07/26/2022	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME JEFF & CHARITY SWINEHART	PHONE (with Area Code) (608) 235-1905	AGENT NAME HALVERSON SURVEYING	PHONE (with Area Code) (608) 843-7498
BILLING ADDRESS (Number & Street) 1397 SUNRISE RD		ADDRESS (Number & Street) 6381 COON ROCK ROAD	
(City, State, Zip) OREGON, WI 53072		(City, State, Zip) Arena, WI 53503	
E-MAIL ADDRESS charity@swinehartplumbing.com		E-MAIL ADDRESS john@halversonsurveying.com	

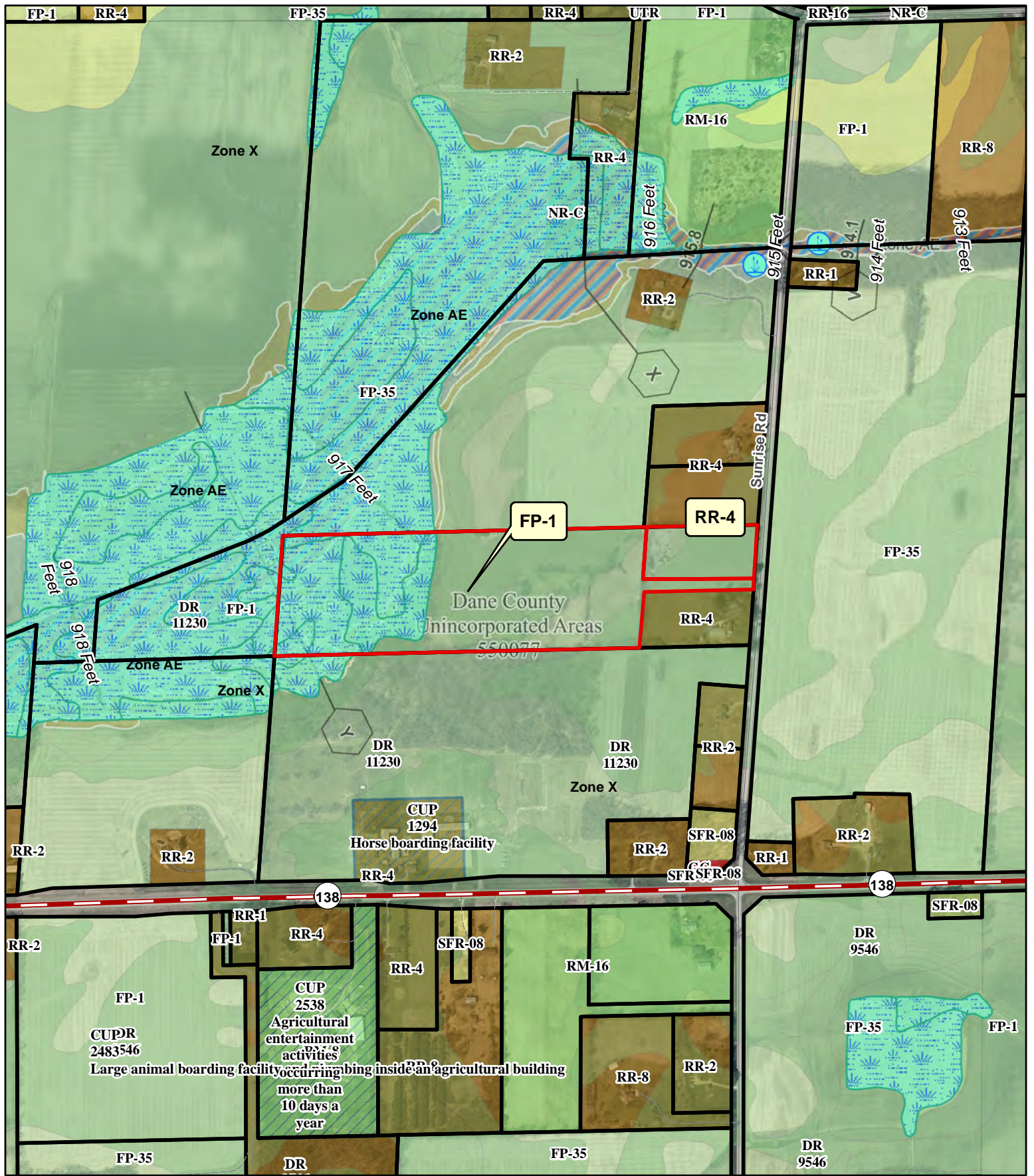
ADDRESS/LOCATION 1		ADDRESS/LOCATION 2		ADDRESS/LOCATION 3	
ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE	
North of 1397 Sunrise Road					
TOWNSHIP RUTLAND	SECTION 5	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0510-054-8191-0					

## REASON FOR REZONE

CREATING ONE RESIDENTIAL LOT

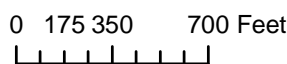
FROM DISTRICT:	TO DISTRICT:	ACRES
FP-35 Farmland Preservation District	RR-4 Rural Residential District	4.0
FP-35 Farmland Preservation District	FP-1 Farmland Preservation District	31.1

<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 11863  
 JEFF & CHARITY  
 SWINEHART



**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
* PERMIT FEES DOUBLE FOR VIOLATIONS. * ADDITIONAL FEES MAY APPLY. CONTACT DANE COUNTY ZONING AT 608-266-4266 FOR MORE INFORMATION.	

**REZONE APPLICATION** *DED*

APPLICANT INFORMATION			
Property Owner Name:	<i>Jeff Swinehart</i>	Agent Name:	<i>John Halverson</i>
Address (Number & Street):	<i>1397 Sunrise RD</i>	Address (Number & Street):	<i>6381 Coon Rock Road</i>
Address (City, State, Zip):	<i>Oregon, WI 53575</i>	Address (City, State, Zip):	<i>Arena, WI 53503</i>
Email Address:	<i>CharityeSwinehartPlumbing.com</i>	Email Address:	<i>John@halversonsurveying.com</i>
Phone#:	<i>608-235-1905</i>	Phone#:	<i>(608) 843-7498</i>

PROPERTY INFORMATION			
Township:	<i>Rutland</i>	Parcel Number(s):	<i>052/0510-054-8191-0</i>
Section:	<i>5</i>	Property Address or Location:	<i>1397 Sunrise RD</i>

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 <input type="checkbox"/> No <input checked="" type="checkbox"/>
<p><i>intent is to create one buildable PARCEL, labeled as LOT 1, to RR-4. Current use is Agriculture related.</i></p> <p><i>Lot 2 is proposed to be rezoned to FP-1 as it's less than 35 acres and will be deed restricted as non-buildable.</i></p>	

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
<i>FP 35</i>	<i>RR-4</i>	<i>4.00 ACRES</i>
<i>FP 35</i>	<i>FP-1</i>	<i>31.10 ACRES</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 (non-refundable), payable to the Dane County Treasurer |
|---|---|---|--|---|

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 submission 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 *[Signature]* Date *5/16/2022*



**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: <u>Jeff &amp; Charity Swinehart</u>	Agent Name: <u>Eric Grover</u>
Address (Number & Street):	Address (Number & Street): <u>742 Foxfield RD</u>
Address (City, State, Zip):	Address (City, State, Zip): <u>Oregon, WI 53575</u>
Email Address:	Email Address: <u>groverec@firstweb.com</u>
Phone#:	Phone#: <u>608-444-2900</u>

### PROPERTY INFORMATION

Township:	Parcel Number(s):
Section:	Property Address or Location:

### 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

Existing Zoning District(s)	Proposed Zoning District(s)	Acres

**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.**

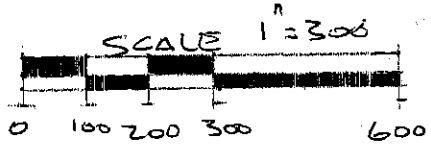
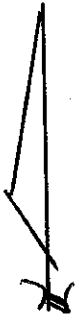
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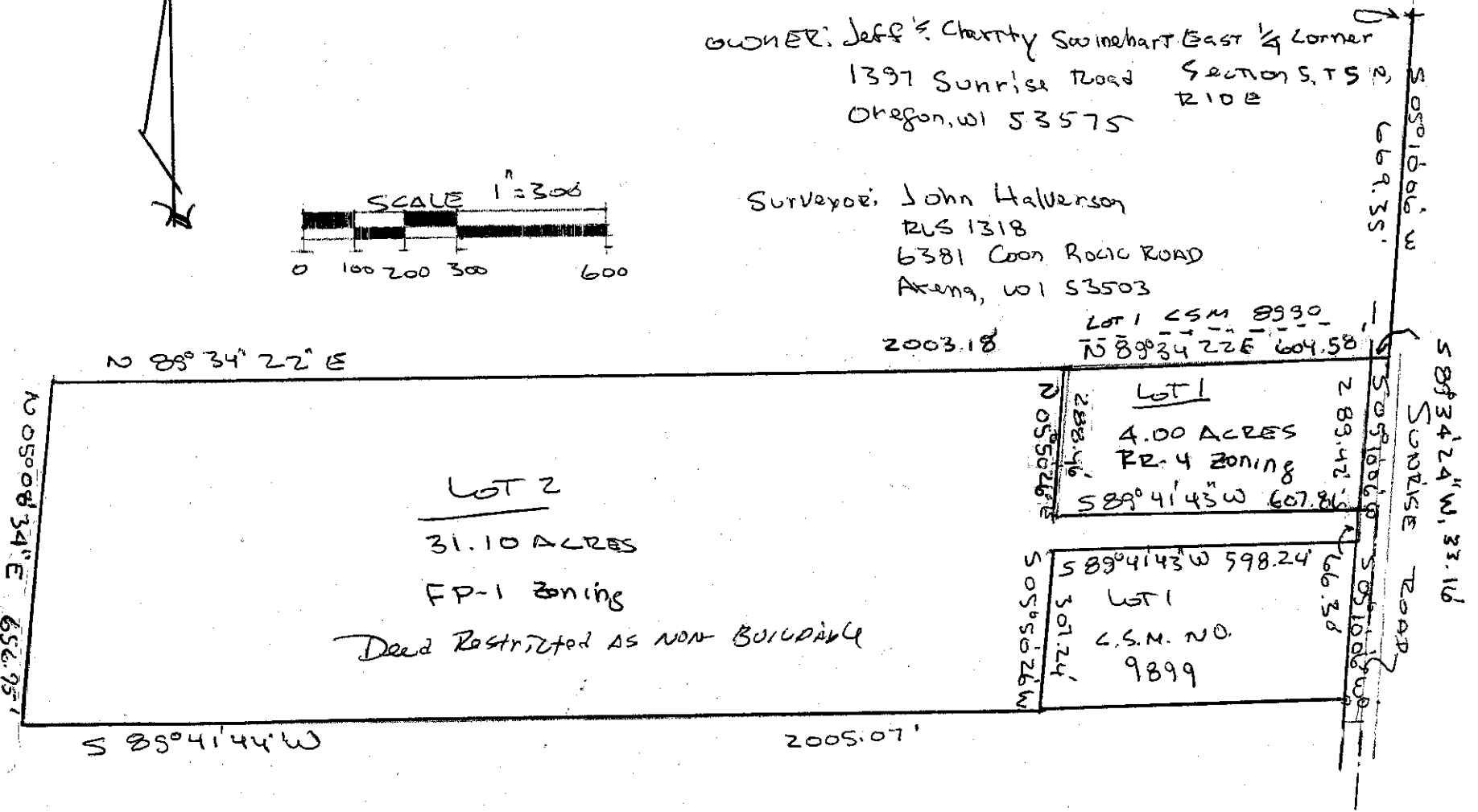
Date: 5/16/2022





OWNER: Jeff & Charity Swinehart East 1/4 Corner  
 1397 Sunrise Road SECTION 5, T5 N,  
 Oregon, WI 53575 R10E

Surveyor: John Halverson  
 RLS 1318  
 6381 Coon Rock Road  
 Arona, WI 53503



2003.18  
 LOT 1 CSM 8990  
 N 89° 34' 22" E 604.58'

LOT 1  
 4.00 ACRES  
 R-4 ZONING  
 S 89° 41' 43" W 607.86'

LOT 1  
 C.S.M. NO.  
 9899  
 S 89° 41' 43" W 598.24'

Sunrise Road  
 669.35'  
 S 89° 34' 22" W, 33.16'

Deed Restricted as Non-Buildable

LOT 2  
 31.10 ACRES  
 FP-1 ZONING

N 89° 34' 22" E

S 89° 41' 44" W

2005.07'

N 05° 00' 34" E 652.95'

N 05° 50' 26" E 388.44'

S 05° 50' 26" W 307.24'

S 89° 41' 43" W 607.86'

S 05° 10' 06" W 466.38'

**DANE COUNTY CERTIFIED SURVEY MAP NO. \_\_\_\_\_**

**LOCATED IN THE NORTHEAST ¼ OF THE SOUTHEAST ¼ AND THE NORTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 5, TOWN 5 NORTH, RANGE 10 EAST, TOWN OF RUTLAND, DANE COUNTY, WISCONSIN.**

**LAND TO BE ZONED TO RR-4**

A parcel of land located in the NE ¼-SE ¼ of Section 5, Town 5 North, Range 10 East, Town of Rutland, Dane County, Wisconsin, described as follows:

Commencing at the East ¼ corner of said Section 5; thence S 05°10'06" W, 669.35 feet along the East line of the SE ¼ of said Section 5; thence S 89°34'22" W, 33.16 feet to the point of beginning; thence S 05°10'06" W, 289.42 feet; thence S 89°41'43" W, 607.86 feet; thence N 05°50'26" E, 288.46 feet; thence N 89°34'22" E, 604.58 feet to the point of beginning, containing 4.00 acres.

**LAND TO BE ZONED FP-1**

A parcel of land located in the NE ¼-SE ¼ and the NW ¼-SE ¼ of Section 5, Town 5 North, Range 10 East, Town of Rutland, Dane County, Wisconsin, described as follows:

Commencing at the East ¼ corner of said Section 5; thence S 05°10'06" W, 669.35 feet along the East line of the SE ¼ of said Section 5; thence S 89°34'22" W, 33.16 feet; thence S 05°10'06" W, 289.42 feet to the point of beginning; thence S 05°10'06" W, 66.30 feet; thence S 89°41'43" W, 598.24 feet; thence S 05°50'26" W, 307.24 feet; thence S 89°41'44" W, 2005.07 feet; thence N 05°08'34" E, 656.75 feet; thence N 89°34'22" E, 2003.18 feet; thence S 05°50'26" W, 288.46 feet; N 89°41'43" E, 607.86 feet to the point of beginning, containing 31.10 acres.