

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
05/08/2017	DCPREZ-2017-11156
Public Hearing Date	C.U.P. Number
07/25/2017	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME MARY P HENMAN	PHONE (with Area Code) (608) 829-3682	AGENT NAME	PHONE (with Area Code)
BILLING ADDRESS (Number & Street) 7825 OX TRAIL WAY		ADDRESS (Number & Street)	
(City, State, Zip) VERONA, WI 53593		(City, State, Zip)	
E-MAIL ADDRESS MPHENMAN@HOTMAIL.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	
NORTH OF THUMPER RD		NORTH OF THUMPER RD			
TOWNSHIP VERMONT	SECTION 34	TOWNSHIP VERMONT	SECTION 34	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0706-341-9001-3		0706-342-8061-2			

REASON FOR REZONE			CUP DESCRIPTION	
CHANGING RESIDENTIAL BUILDING SITE				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
A-1Ex Exclusive Ag District	RH-1 Rural Homes District	2.06		
RH-3 Rural Homes District	A-1Ex Exclusive Ag District	2.06		

C.S.M REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	DEED RESTRICTION REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	INSPECTOR'S INITIALS HJH3	SIGNATURE:(Owner or Agent) <i>Mary Henman</i>
<div style="background-color: yellow; padding: 10px; border: 1px solid black;"> <p>467</p> <p>RH-3 ≠ 2 acres</p> <p>Changed to RH-1</p> </div>				PRINT NAME: Mary Henman
				DATE: 5/8/2017



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 Mary Henman & John Noon
Address 7825 Ox Trail Way
Phone Verona WI 53593
608 829 3682
Email mphenman@hotmail.com

^{Director}
Agent's Name Thom Grealie
Address 3940 Forshaug Rd.
Phone Black Earth WI 53515-9733
608 513 2234
Email _____

Town: Vermont Parcel numbers affected: 0706 341 9001-3 and 0706 342 8061-2

Section: 01 Property address or location: 10162 Thumper Road, Blue Mounds WI

Zoning District change: (To / From / # of acres) _____

Soil classifications of area (percentages) Class I soils: 0 % Class II soils: 0 % Other: 100 %
Class 4 = 90%, Class 7 = 10%

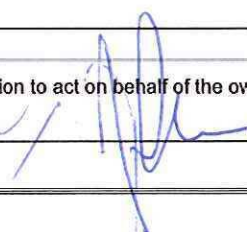
Narrative: (reason for change, intended land use, size of farm, time schedule)

- ☐ Separation of buildings from farmland
- ☒ Creation of a residential lot
- ☐ Compliance for existing structures and/or land uses
- ☒ Other:

Parcel 0706 342 8061-2 currently has two acres zoned
RH-1; the rest is A-1. We want to make this parcel all A-1.

Parcel 0706 341 9001-3 is currently zoned A-1.
We want to zone two acres as RH-1 and the rest
remain A-1.

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

Submitted By: Mary Henman 

Date: 5/8/2017

Written Discription of Proposed Rezoning Henman Noon Property Thumper Road

2001
~~RH-1~~ RH-1 REZONING FOR MARY HENMAN & JOHN NOON
DED: NO' *Now; Back To A-1 (1*

PART OF THE NE1/4 OF THE NW1/4 OF SEC. 34, T7N, R6E,
TOWN OF VERMONT, DANE CO, WI, DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHEAST COR. OF CSM 8191; THENCE
N22°29'W 158.33 FEET TO THE POINT OF BEGINNING;
THENCE N40°30'E 300.0 FEET; THENCE N49°30'W 300.0
FEET; THENCE S40°30'W 300.0 FEET; THENCE S49°30'E
300.0 FEET TO THE POINT OF BEGINNING.

Original home site rezoned in 2001 reverts from RH-1 to A-1EX

2017 'POSTAGE STAMP' REZONING PARCEL FROM A-1EX TO RH-1:
DED: NO

PART OF THE SW1/4 OF THE NE1/4 OF SECTION 34,
T7N, R6E, TOWN OF VERMONT, DANE CO, WI DESCRIBED
AS FOLLOWS: COMMENCING AT THE EAST 1/4 CORNER OF SEC. 34;
THENCE S89°46'30''W 2277.34 FEET; THENCE NORTH 384.14 FEET
TO THE POINT OF BEGINNING; THENCE N30°13'W 300.0 FEET;
THENCE N59°47'E 300.0 FEET; THENCE S30°13'E 300.0 FEET;
THENCE S59°47'W 300.0 FEET TO THE POINT OF BEGINNING.

CONTAINS 2.06 ACRES

SOILS: ROCKY & ROUGH LAND
CLASS 4 = 90%
CLASS 7 = 10%

New home site created in 2017 from A-1EX to RH-1

2001

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300.0 FEET TO THE POINT OF BEGINNING.

2001 RH-1 ZONING PARCEL
2 ACRES, MIN. NOW BACK TO A-1 (EX)
DED: NO

BUYERS: MARY HENMAN & JOHN NOON
7825 OXTRAIL WAY
VERONA, WI 53593

PIN: 0706 341 9001

ZONING & SITE PLAN
(INCL. SLOPES)

FOR: THUMPER ROAD 03.5 ACRES
SEC. 34-7-6, TN OF VERMONT

NORTH

SCALE: 1"=100'

SHED

EXISTING
40' X 70' SHED

OLD FIELD ROAD
TO RENCH BRCK FIELDS
0% GRADE

N0°04'11"W

570.00

1470

MAP BY: GRENIE SURVEY
3940 FORSHAW RD.
BLACK EARTH, WI.
53515

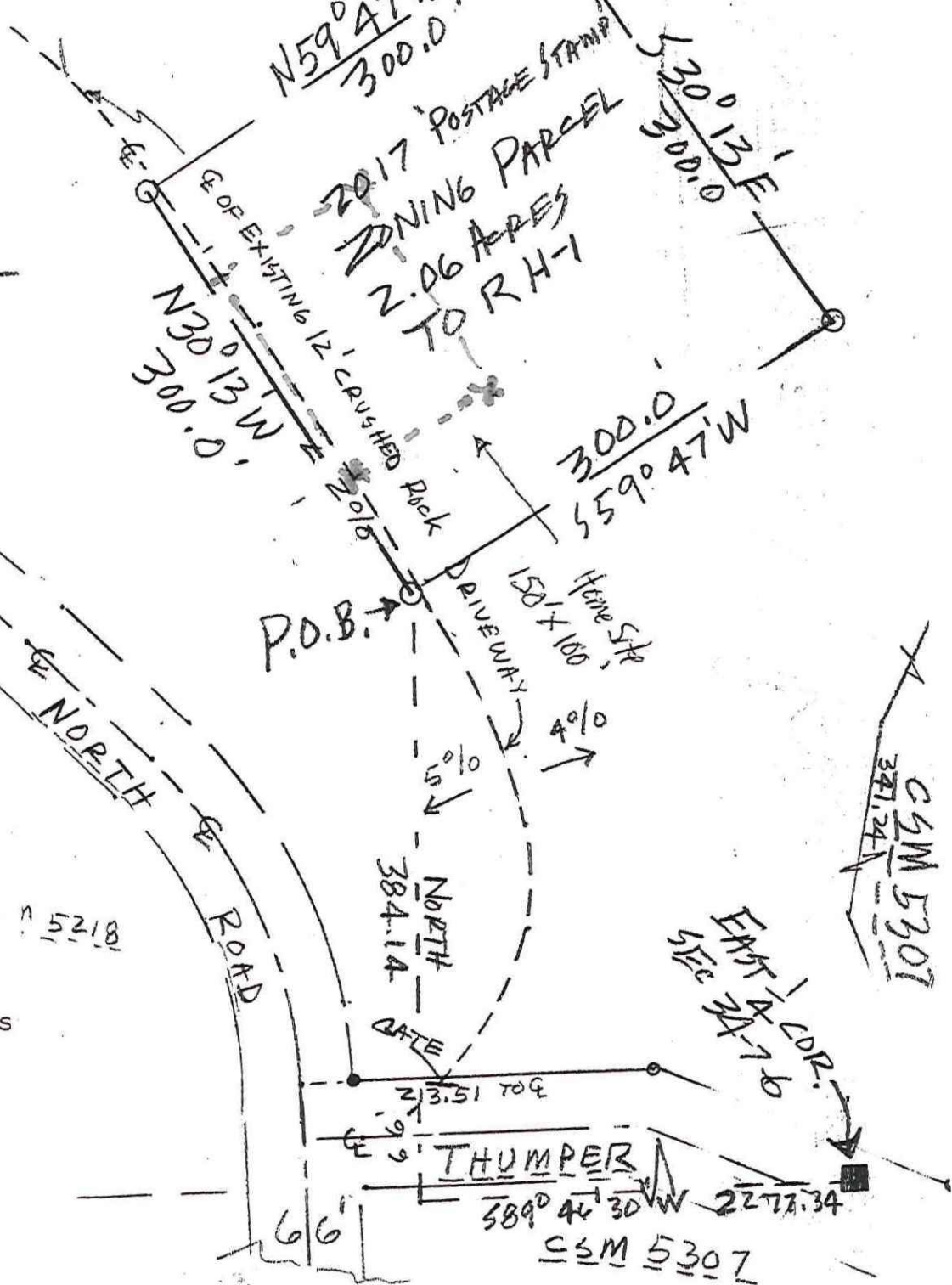
608-513-2234

2017 'POSTAGE STAMP' REZONING PARCEL FROM A-1EX TO RH-1:
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2001 RH-1 ZONING PARCEL
2 ACRES, MIN. NOW BACK TO A-1 (EX)
DED: NO

ZONING & SITE PLAN
(INCL. SLOPES)

FOR: THUMPER RD 03.5 ACRES
SEC. 34-7-6, T7N OF VERMONT

BUYERS: MARY HENMAN & JOHN NOON
7825 OSTRICH WAY
VERONA, WI 53593

PIN: 0706 341 9001



SCALE: 1"=100'

OLD FIELD ROAD
(TO BE BACK FIELDS)
10% GRADE

EXISTING 40' X 70' SHED

MAP BY: GRENLIE SURVEY
3940 FORSHAW RD.
BLACK EARTH, WI 53515
608-513-2234



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CONTAINS 2.06 ACRES

5218

CSM 5307

THUMPER

S89°46'30"W 2277.34

CSM 5307