



Dane County Zoning & Land Regulation Committee  
Land Division / Subdivision Variance Application

Date: \_\_\_\_\_

**Landowner information:**

Name: Lucy S. Kurt - Manhart estate  
Address: 5899 CTH CV City: Madison Zip Code: 53704  
Daytime phone: \_\_\_\_\_  
Fax: \_\_\_\_\_ E-mail: \_\_\_\_\_

**Applicant information (if different from landowner):**

Name: Peter Kurt - personal rep  
Address: Box 95 City: Morrisville Zip Code: 53571  
Daytime phone: 608-712-1152  
Fax: \_\_\_\_\_ E-mail: pkurt@centurytel.net  
Relationship to landowner: SON  
Are you submitting this application as an authorized agent for the landowner? Yes ☒ No ☐

**Property information:**

Property address: 5899 CTH CV + 5887 CTH CV  
Tax Parcel ID #: 0810-084-8501-1  
Certified Survey Map application #: \_\_\_\_\_ Date Submitted: \_\_\_\_\_  
Subdivision Plat application #: \_\_\_\_\_ Subdivision Name: \_\_\_\_\_  
Rezone or CUP petition #(if any): \_\_\_\_\_ Rezone / CUP public hearing date: \_\_\_\_\_

**Summary of Variance Request:**

What ordinance provision(s) are you seeking a variance from? (e.g., 66' lot road frontage requirement)

road frontage requirement

What hardship(s) will result if a variance is not granted? (Be specific, use additional pages if necessary.)

The new road frontage requirement would make Lot 2 a non conforming lot. This will result in lost property value. It could also mean that in the event of a major loss, (fire, tornado) the house could not be rebuilt in its current location. The land across the road is much more conducive for right-of-way

Applicants will be informed as to time and date of the meeting when their appeal will be heard by the Zoning & Land Regulation Committee.

Peter Kurt



# DANE COUNTY DEPARTMENT of PUBLIC WORKS, HIGHWAY and TRANSPORTATION

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**County Executive**  
Joe Parisi

2302 Fish Hatchery Road  
Phone: (608) 266-4261

Madison, Wisconsin 53713-2495  
FAX: (608) 266-4269

**Commissioner/Director**  
Gerald J. Mandli

**TO:** Attn: Dan Everson  
Dane County Zoning and Natural Resources  
Committee  
Room 116  
City-County Building  
Madison, WI 53704

**FROM:** Pam Dunphy, P.E., Assistant Commissioner

**DATE:** August 17, 2017

**SUBJECT:** **File No: 17-13**  
Surveyor: Paulson

The following survey of lands was received and examined by this department:

Section 8, Town of Burke

Owner/Development: Kurt-Manhart

**Comments:**

CTH CV is a controlled access highway. No access should be designated along the frontage of CTH CV. Note references CTH C. Right of way to be dedicated for a distance of 60 feet from the centerline of CTH CV.



$$\text{st} = 10039$$

DADE COUNTY PLANNING &amp; DEVELOPMENT

## DANE COUNTY CERTIFIED SURVEY MAP NO.

LOCATED IN THE SW 1/4 OF THE NE 1/4, THE SE 1/4 OF THE NE 1/4, THE NE 1/4 OF THE SE 1/4  
AND THE NW 1/4 OF THE SE 1/4, SECTION 8, T08N, R10E, TOWN OF BURKE, DANE COUNTY, WISCONSIN

LEGEND

- 1-3/4' IRON PIPE (FOUND) (UNLESS NOTED)
- ⊕ DANE COUNTY ALUMINUM MONUMENT  
(FOUND AS NOTED)
- 3/4" X 18" ROUND IRON RE-BAR  
WEIGHING 1.50 LBS/LF (SET)
- ( ) "RECORDED AS" INFORMATION
- //////// NO VEHICULAR ACCESS

DOCUMENT NUMBER

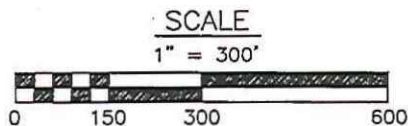
TOTAL AREA = 1,360,520 SQ. FT (31.23 AC)

C1  
CA=17°59'06"  
(CA=18°00'10")  
R=320.02'  
(R=319.88')  
LC=S29°32'10"E  
100.45'  
(LC=S29°51'37"E, 100.14')  
(LC=S29°51'05"E, 100.08')  
ARC=100.45'  
TB IN=S20°32'37"E  
TB OUT=S38°31'43"E

C2  
CA=26°31'00"  
R=922.00'  
LC=S72°38'54"W  
(LC=S72°14'37"W)  
422.91'  
ARC=426.71'  
TB IN=S59°23'24"W  
TB OUT=S85°54'24"W

C2 LOT 1  
CA=14°59'44"  
R=922.00'  
LC=S78°24'32"W  
240.62'  
ARC=124.31'

C2 LOT 2  
CA=11°31'16"  
R=922.00'  
LC=S65°09'02"W  
185.08'  
ARC=185.40'



## BASIS OF BEARINGS

THE SOUTH LINE OF THE SE 1/4,  
SECTION 8, T08N, R10E, IS  
ASSUMED TO BEAR S86°33'22"E.



N33°12'32"E 673.10'

LOT 1  
1,324,480 SQUARE FEET  
30.40 ACRES

SEE SHEET 2 OF 5

66' ACCESS EASEMENT TO THE  
BENEFIT OF LOT 1, CSM 1194  
(DOC. NO. 1370742)

16.5' RIGHT-OF-WAY GRANT  
TO WISCONSIN BELL, INC. .  
(DOC. NO. 2172165)

SURVEYOR

PAULSON & ASSOCIATES, LLC  
DANIEL A. PAULSON  
136 W. HOLM STREET  
DEFOREST, WI 53532

## OWNER'S

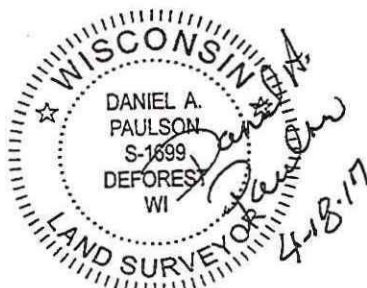
LUCY S. KURT-MANHART  
c/o PETER L. KURT  
P.O. BOX 95  
MORRISONVILLE, WI 53571

L1=N00°41'40"E 200.00'  
(N00°18'53"E)  
L2=S38°27'00"E 200.39'  
(S38°51'42"E 200.22')  
(S38°52'05"E 200.58')  
(S38°53"E)  
L3=S85°54'24"W 424.38'  
(S85°30'07"W)  
L4=N86°58'21"W 141.08'  
(N87°22'38"W)

NOTES:

- 1) REFER TO BUILDING SITE INFORMATION CONTAINED IN THE DANE COUNTY SOIL SURVEY.
- 2) LANDS COVERED BY THIS CERTIFIED SURVEY MAP ARE WITHIN AN AREA SUBJECT TO HEIGHT LIMITATIONS OWING TO THE OPERATION OF AIRCRAFT AND EQUIPMENT FROM A NEARBY AIRPORT. OWNER OF LAND WITHIN THE AREA COVERED BY THIS CERTIFIED SURVEY MAP ARE REQUIRED BY LAW TO RESTRICT THE HEIGHT OF TREES, OTHER VEGETATION AND MAN-MADE STRUCTURES TO LESS THAN THE HEIGHT LIMITATIONS SET FORTH IN THAT CERTAIN MAP DATED APRIL 24, 2008, ENTITLED "HEIGHT LIMITATION ZONING MAP, DANE COUNTY REGIONAL TRUAX FIELD, MADISON, WISCONSIN", SAID MAP BEING ON FILE IN THE DANE COUNTY CLERK'S OFFICE.
- 3) LAND COVERED BY THIS CERTIFIED SURVEY MAP ARE LOCATED WITHIN AN AREA SUBJECT TO HEIGHTENED NOISE LEVELS EMANATING FROM THE OPERATION OF AIRCRAFT AND EQUIPMENT FROM A NEARBY AIRPORT.
- 4) CTH "C" IS AN ACCESS CONTROLLED HIGHWAY.

436.1  
**PAULSON & ASSOCIATES, LLC**  
  
**LAND SURVEYING**  
**DEFOREST, WI**  
**608-846-2523**



DRAFTED BY T.W.P.

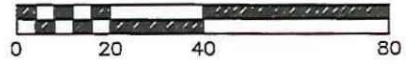
SHEET 1 OF 5

FILE NO. 16-270

# DETAIL SHEET

SCALE

1" = 40'



SURVEYOR  
PAULSON & ASSOCIATES, LLC  
Daniel A. Paulson  
136 W. Holum Street  
DeForest, WI 53532

LANDS BY OWNERS

OWNER/CLIENT  
LUCY S. KURT-MANHART  
C/O PETER L. KURT  
P.O. Box 95  
Morrisonville, WI 53571

LANDS BY OWNERS

N61°57'02"E 171.84'

SEPTIC VENT

LOT 2

36,040 S.F.  
0.83 AC.

S31°12'48"E 204.53'

18.9'

SHED

121.8'

SEPTIC TANK

HOUSE

16.5' RIGHT-OF-WAY GRANT  
TO WISCONSIN BELL, INC.  
(DOC. NO. 2172165)

WELL

220'

CONCRETE  
DRIVEWAY

OVERHEAD UTILITIES

UTILITY POLE

LANDS BY OWNERS

60' FROM GL

CA=11°31'16"  
R=922.00'  
LC=S65°09'02"W  
185.08'

C.T.H. "CV"

R-O-W VARIES

BASIS OF BEARINGS

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