

Dane County Rezone & Conditional Use Permit

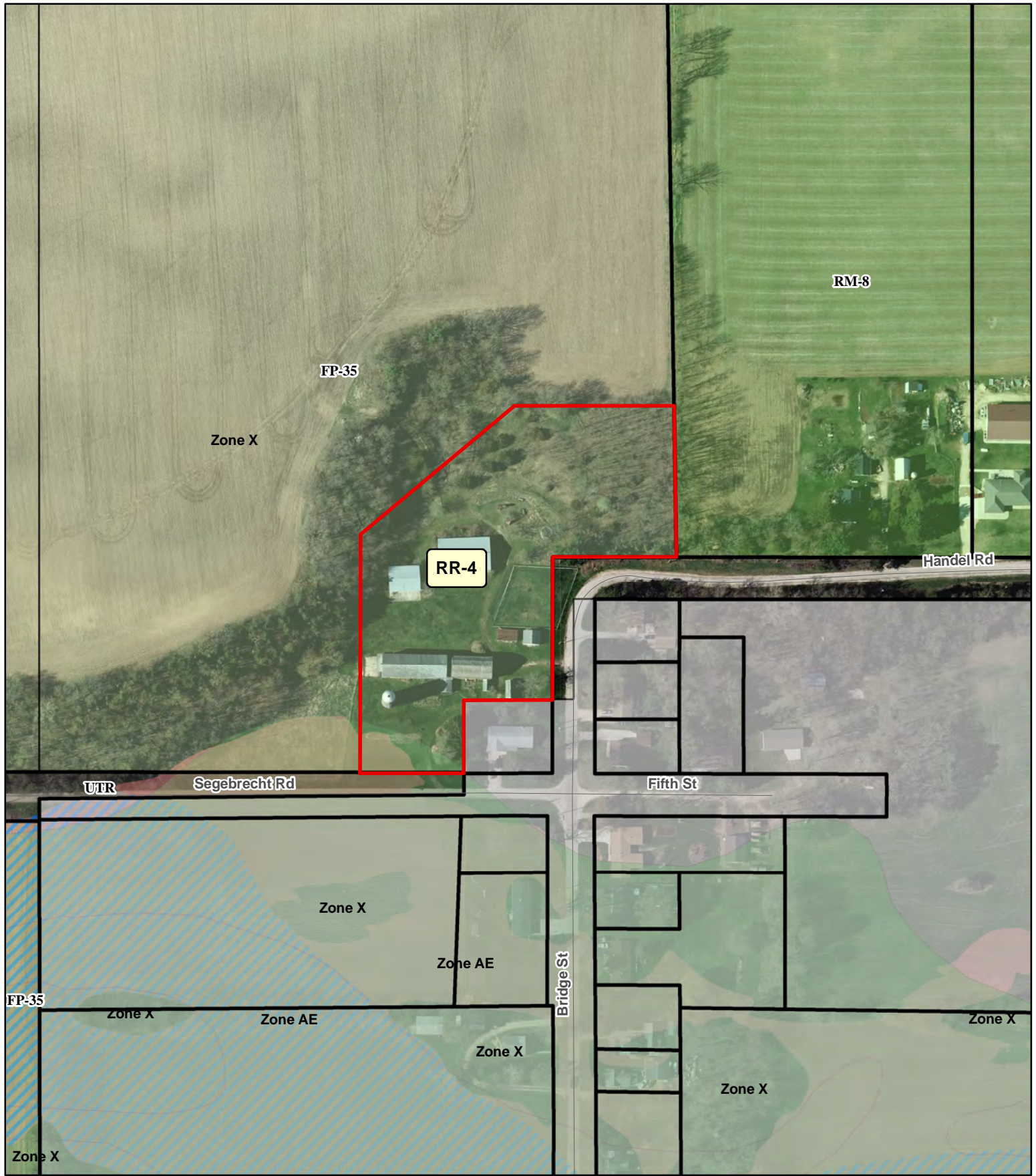
Application Date	Petition Number
09/18/2020	DCPREZ-2020-11614
Public Hearing Date	C.U.P. Number
11/24/2020	

OWNER INFORMATION		AGENT INFORMATION	
OWNER NAME MARY ANNE WILHELM ESTATE	PHONE (with Area Code) (608) 212-0436	AGENT NAME DANE COUNTY PARKS	PHONE (with Area Code) 608-345-9025
BILLING ADDRESS (Number & Street) 1802 Monroe Sreet, #504		ADDRESS (Number & Street) 5201 FEN OAK DRIVE, ROOM 208	
(City, State, Zip) Madison, WI 53711		(City, State, Zip) Madison, WI 53718	
E-MAIL ADDRESS rjwmcd@aol.com (Rita - PR of Estate)		E-MAIL ADDRESS smith.sharene@countyofdane.com	




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 102 Segebrecht Road					
TOWNSHIP MAZOMANIE	SECTION 9	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0806-092-9031-0					

REASON FOR REZONE			CUP DESCRIPTION	
CREATING ONE RESIDENTIAL LOT				
FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
FP-35 Farmland Preservation District	RR-4 Rural Residential District	4.32		

C.S.M REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials_____	PLAT REQUIRED? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Applicant Initials_____	DEED RESTRICTION REQUIRED? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Applicant Initials_____	INSPECTOR'S INITIALS RWL1	SIGNATURE:(Owner or Agent) PRINT NAME: DATE:
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Legend

- | | |
|---|---|
|  Wetland | Significant Soils |
|  Floodplain |  Class 1 |
| |  Class 2 |



0 50 100 200 Feet



Petition 11614
MARY ANNE WILHELM

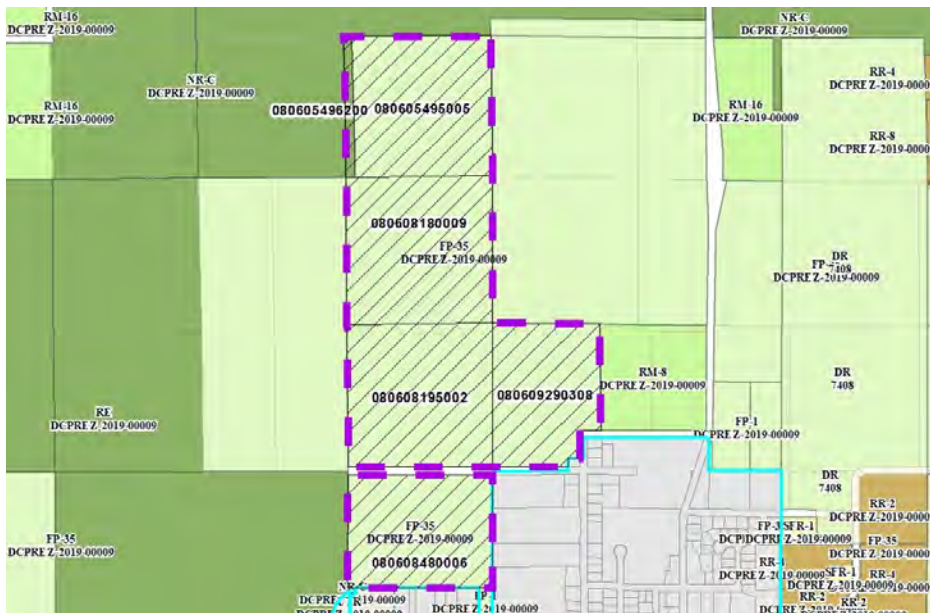


DRAFT: FOR DISCUSSION PURPOSES ONLY

IMPORTANT NOTE: ACREAGE VALUES AND OWNERSHIP HEREIN ARE DERIVED FROM HISTORICAL AND CURRENT RECORDS LOCATED AT THE DANE COUNTY DEPARTMENT OF PLANNING AND DEVELOPMENT (EG. GIS, PLAT BOOKS, ZONING PERMIT DATA, CSM'S, ETC). DENSITY POLICIES VARY AMONG TOWNS AND MAY REQUIRE INTERPRETATION.

Applicant: Rita Wilhelm

Town	Mazomanie	A-1EX Adoption	3/29/1979	Orig Farm Owner	Russ Wilhelm
Section:	05, 08, 09	Density Number	40	Original Farm Acres	180.01
Density Study Date	12/13/2019	Original Splits	4.5	Available Density Unit(s)	5



Reasons/Notes:

[5] Original Housing Density Rights
No HDR's taken to date.
[5] HDR Remain

Note: Parcels included in the density study reflect farm ownership and acreage as of the date of town plan adoption, or other date specified. Density study is based on the original farm acreage, NOT acreage currently owned.

Parcel #	Acres	Owner Name	CSM
080605496200	2.26	DANE COUNTY	
080609290308	28.16	MARY ANNE WILHELM	
080608480006	31.22	MARY ANNE WILHELM	
080608195002	39.87	MARY ANNE WILHELM	
080608180009	41.29	MARY ANNE WILHELM	
080605495005	37.2	MARY ANNE WILHELM	



CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NOA T. PRIEVE & CHRIS W. ADAMS, PROFESSIONAL LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

Located in SW 1/4 of the NW 1/4 of Section 9, T8N, R6E,
Town of Mazomanie, Dane County, Wisconsin.

SURVEYOR'S CERTIFICATE

I, Noa T. Prieve, Professional Land Surveyor hereby certify that this survey is correct to the best of the professional surveyor's knowledge and belief and is in full compliance with the provisions of Chapter A-E 7 and Chapter 236.34 Wisconsin Statutes, the subdivision regulations of Dane County, and by the direction of the owners listed below, I have surveyed, divided, and mapped a correct representation of the exterior boundaries of the land surveyed and the division of that land, being part of the SW ¼ of the NW ¼ of Section 9, T8N, R6E, Town of Mazomanie, Dane County, Wisconsin. More particularly described as follows:

Commencing at the West ¼ Corner of said Section 9; thence N 00°33'12" W, 33.00 feet to the north right of way line of Segebrecht Road; thence N 89°54'21" E along said north right of way line, 492.13 feet to the point of beginning.

Thence N 00°06'54" E, 372.49 feet; thence N 50°07'09" E, 313.03 feet; thence N 89°55'05" E, 260.00 feet to the west line of Lot 1, Certified Survey Map No. 11816; thence S 00°33'19" E, 243.00 feet to the centerline of Handel Road; thence S 89°55'05" W along said centerline, 169.64 feet to the centerline of Bridge Street; thence S 00°06'54" W along said centerline, 215.97 feet; thence S 89°54'00" W, 171.47 feet; thence S 00°05'23" W, 113.81 feet to the north right of way line of Segebrecht Road; thence S 89°54'21" W, 161.59 feet to the point of beginning. The above described parcel contains 181,414 square feet or 4.32 acres and is subject to a road right of way of 33.00 feet over the portion of Bridge Street and Handel Rd parts thereof.

Williamson Surveying and Associates, LLC
by Noa T. Prieve & Chris W. Adams

Date _____

Noa T. Prieve S-2499
Professional Land Surveyor

OWNERS' CERTIFICATE:

As owner, I hereby certify that I caused the land described on this certified survey map to be surveyed, divided and mapped as represented on the certified survey map. I also certify that this certified survey map is required by sec. 75.17(1)(a), Dane County Code of Ordinances, to be submitted to the Dane County Zoning and Land Regulation Committee for approval.

WITNESS the hand seal of said owners this _____ day
of _____, 20____.

Mary Anne Wilhelm Estate

STATE OF WISCONSIN)
DANE COUNTY)

Rita Wilhelm - PR of Estate

Personally came before me this _____ day of
_____, 20____ the above named Rita Wilhelm
to me known to be the person who executed the
foregoing instrument and acknowledge the same.

_____ County, Wisconsin.

My commission expires _____

Notary Public

Print Name

Sheet 2 of 3

SURVEYORS SEAL

20W-327



CERTIFIED SURVEY MAP

WILLIAMSON SURVEYING AND ASSOCIATES, LLC

NOA T. PRIEVE & CHRIS W. ADAMS, PROFESSIONAL LAND SURVEYORS
104 A WEST MAIN STREET, WAUNAKEE, WISCONSIN, 53597 PHONE: 608-255-5705

Located in SW 1/4 of the NW 1/4 of Section 9, T8N, R6E,
Town of Mazomanie, Dane County, Wisconsin.

TOWN BOARD RESOLUTION

Resolved that this certified survey map and road right of way dedication
is hereby accepted and approved by the Town of Mazomanie on this
_____day of _____, 20__.

Courtney Beuthin
Town Clerk

VILLAGE OF MAZOMANIE APPROVAL

Resolved that this certified survey map in the Town of Mazomanie is
hereby acknowledged and approved by the Village of Mazomanie on this
_____day of _____, 20__.

Susan Dietzen
Village Clerk

DANE COUNTY APPROVAL

Approved for recording per Dane County Zoning and Land Regulation
Committee action on _____.

NOTE:

REFER TO BUILDING SITE
INFORMATION CONTAINED IN THE
DANE COUNTY SOIL SURVEY.

Daniel Everson
Assistant Zoning Administrator

REGISTER OF DEEDS:

Received for recording this ___ day of _____, 20__ at ___ o'clock
___M. and recorded in Volume _____ of Dane County Certified Surveys on
pages _____ through _____.

Kristi Chlebowski
Register of Deeds

DOCUMENT NO. _____

CERTIFIED SURVEY MAP NO. _____

SURVEYORS SEAL

FP-35 TO RR-4

A parcel of land located in the SW ¼ of the NW ¼ of Section 9, T8N, R6E, Town of Mazomanie, Dane County, Wisconsin. More particularly described as follows.

Commencing at the West ¼ Corner of said Section 9; thence N 00°33'12" W, 33.00 feet to the north right of way line of Segebrecht Road; thence N 89°54'21" E along said north right of way line, 492.13 feet to the point of beginning.

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