

Dane County Rezone Petition

Application Date	Petition Number
11/18/2020	DCPREZ-2020-11643
Public Hearing Date	
01/26/2021	

OWNER INFORMATION		AGENT INFORMATION	
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OWNER NAME STEVE & SUSAN SMITH	PHONE (with Area Code) (608) 469-8469	AGENT NAME WILLIAMSON SURVEYING AND ASSOCIATES	PHONE (with Area Code) (608) 255-5705
BILLING ADDRESS (Number & Street) 3856 Lady Fern Court		ADDRESS (Number & Street) 104A W MAIN ST	
(City, State, Zip) Verona, WI 53593		(City, State, Zip) WAUNAKEE, WI 53597	
E-MAIL ADDRESS srsmithhome@gmail.com		E-MAIL ADDRESS CHRIS@WILLIAMSONSURVEYING.COM	

ADDRESS/LOCATION 1	ADDRESS/LOCATION 2	ADDRESS/LOCATION 3
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ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE		ADDRESS OR LOCATION OF REZONE	
West of 4012 County Hwy JJ					
TOWNSHIP VERMONT	SECTION 22	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0706-223-8205-0					

REASON FOR REZONE

CREATING A 3-ACRE RESIDENTIAL SPOT ZONE ON THE 85-ACRE PROPERTY

Town revised zoning boundary to a 2.54-acre area on 12/28/20

FROM DISTRICT:	TO DISTRICT:	ACRES
FP-35 Farmland Preservation District	RR-2 Rural Residential District	3.11

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

DATE:
11-18-2020



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

REZONE APPLICATION

APPLICANT INFORMATION

Property Owner Name:	Steve & Susan Smith	Agent Name:	Williamson Surveying & Assoc. LLC
Address (Number & Street):	3856 Lady Fern Ct	Address (Number & Street):	104A W MAIN ST
Address (City, State, Zip):	Verona, WI 53593	Address (City, State, Zip):	Waunakee, WI 53597
Email Address:	srsmithhome@gmail.com	Email Address:	chris@williamsonsurveying.com
Phone#:	608-469-8469	Phone#:	608-255-5705

PROPERTY INFORMATION

Township:	Vermont	Parcel Number(s):	0706-223-8205-0
Section:	22	Property Address or Location:	Lot 3, CSM 15442

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 ☒

Steve & Susan Smith recently purchased this lot and are preparing to build a new home. They need the area where they want their house to be rezoned to residential as a "postage stamp" rezone for the rest of their lot will remain FP-35.

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
FP-35	RR-2	3.11

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.

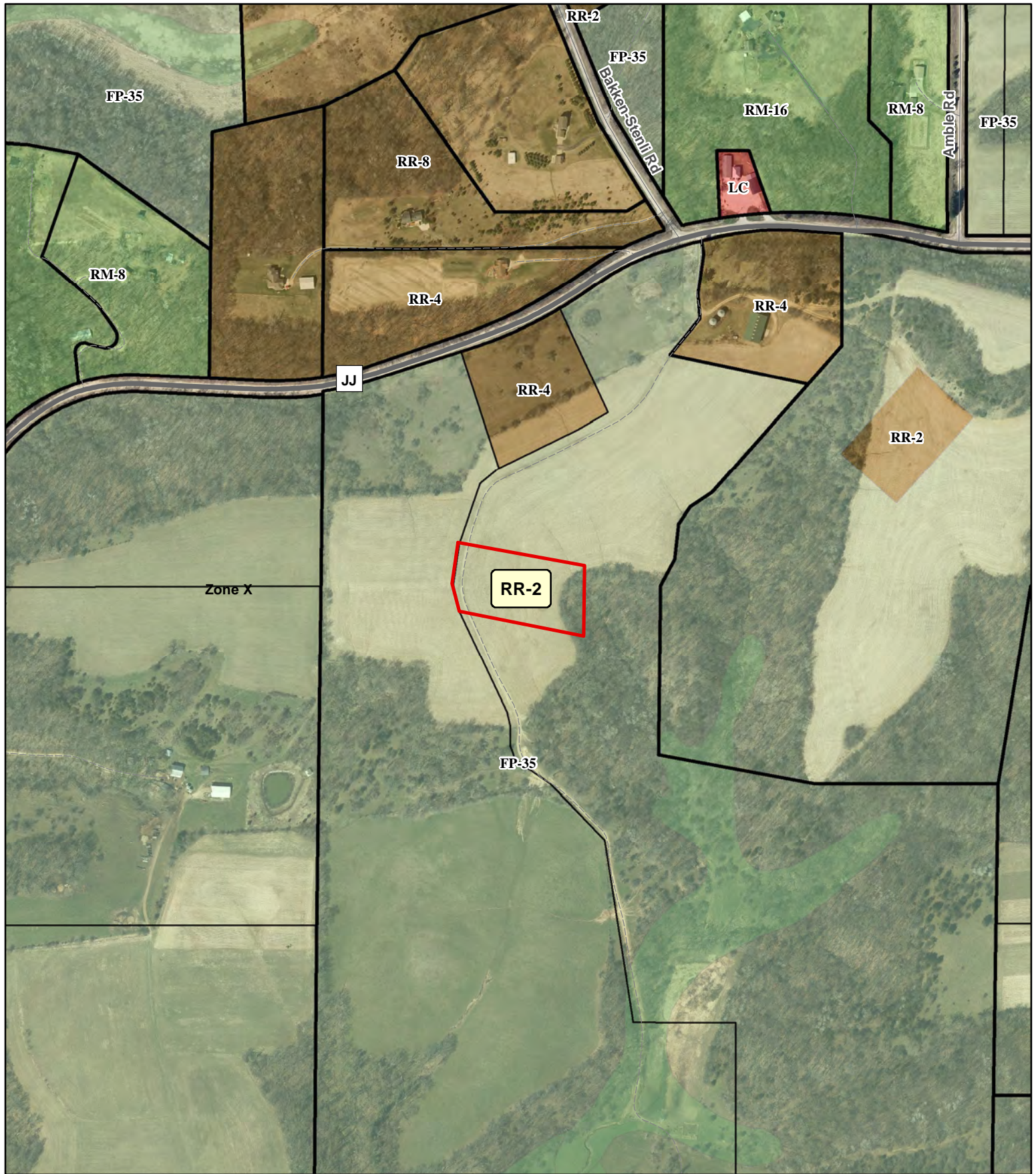
<input checked="" type="checkbox"/> Scaled drawing of proposed property boundaries	<input checked="" type="checkbox"/> Legal description of zoning boundaries	<input type="checkbox"/> Information for commercial development (if applicable)	<input type="checkbox"/> Pre-application consultation with town and department staff	<input checked="" type="checkbox"/> Application fee (non-refundable), payable to the Dane County Treasurer
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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 submittal 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

Date


11-18-2020



Legend

	Wetland	Significant Soils	
	Floodplain		Class 1
			Class 2



0 125 250 500 Feet


Petition 11643
Steve & Susan Smith



WILLIAMSON SURVEYING AND ASSOCIATES, LLC

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

REZONE MAP

SCALE 1" = 100'



NW COR.
SEC. 22
T7N, R6E

1048.34

S 79°47'59" E
542.48

1

PREPARED FOR:

STEVE & SUSAN SMITH
3856 LADY FERN CT
VERONA, WI 53593

L O T 3

83.07 ACRES REMAINING FP-35

BEARINGS ARE REFERENCED TO THE
WEST LINE OF THE NW 1/4 OF
SECTION 22
LINE TO BEAR S 00°30'28" W

S 00°30'28" W 2636.58

1588.24

N 08°13'46" E
161.73

EXISTING GRAVEL
DRIVEWAY

CENTERLINE OF
PROPOSED NEW
DRIVEWAY

S 79°47'59" E

500.00

FP-35 TO RR-2

AREA = 3.11 ACRES
OR 135,687 SQ.FT.

481875.25
716261.32

481848.10
716408.85

HOUSE
BUILDING
ENVELOPE

481776.90
716243.23

481749.75
716390.75

N 78°43'18" W

494.06

S 00°37'52" W
275.00

C. S. M. 1 5 4 4 2

1/4 COR.
SEC. 22
T7N, R6E

L O T

See Revised.

C.H. "JJ"

PROPOSED
REZONE
AREA

LOCATION
DETAIL
NOT TO SCALE

20W-427



WILLIAMSON SURVEYING AND ASSOCIATES, LLC

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REZONE MAP

SCALE 1" = 100'



PREPARED FOR:

STEVE & SUSAN SMITH
3856 LADY FERN CT
VERONA, WI 53593

L O T 3

83.64 ACRES REMAINING FP-35

FP-35 TO RR-2

AREA = 2.54 ACRES
OR 110,583 SQ.FT.

481875.25
716261.32

481776.90
716243.23

481848.10
716408.85

481749.75
716390.75

HOUSE
BUILDING
ENVELOPE

C. S. M. 1 5 4 4 2

C.H. "JJ"

LOCATION
DETAIL
NOT TO SCALE

PROPOSED
REZONE
AREA

BEARINGS ARE REFERENCED TO THE
WEST LINE OF THE NW 1/4 OF
SECTION 22
LINE TO BEAR S 00°30'28" W

FP-35 TO RR-2

A part of Lot 3, Certified Survey Map No. 15442 recorded in Volume 111, pages 58-65 as Document No. 5611904, located in the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 15, and in the NW, NE, SE & SW $\frac{1}{4}$'s of the NW $\frac{1}{4}$ and the NW & NE $\frac{1}{4}$'s of the SW $\frac{1}{4}$ of Section 22, all in T7N, R6E, Town of Vermont, Dane County, Wisconsin being more particularly described as follows:

Commencing at the Northwest corner of said Section 22; thence S 00°30'28" W, 1048.34 feet; thence S 79°47'59" E, 542.48 feet to the westerly line of said Lot 3 and the point of beginning.

Thence continue S 79°47'59" E, 500.00 feet; thence S 00°37'52" W, 275.00 feet; thence N 78°43'18" W, 494.06 feet to said westerly line of Lot 3; thence N 14°32'10" W along said westerly line, 110.37 feet; thence N 08°13'46" E along said westerly line, 161.73 feet to the point of beginning. This description contains 3.11 acres.

See Revised.

FP-35 TO RR-2

A part of Lot 3, Certified Survey Map No. 15442 recorded in Volume 111, pages 58-65 as Document No. 5611904, located in the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 15, and in the NW, NE, SE & SW $\frac{1}{4}$'s of the NW $\frac{1}{4}$ and the NW & NE $\frac{1}{4}$'s of the SW $\frac{1}{4}$ of Section 22, all in T7N, R6E, Town of Vermont, Dane County, Wisconsin being more particularly described as follows:

Commencing at the Northwest corner of said Section 22; thence S 00°30'28" W, 1048.34 feet; thence S 79°47'59" E, 542.48 feet to the westerly line of said Lot 3 and the point of beginning.

Thence continue S 79°47'59" E, 407.00 feet; thence S 00°34'42" W, 273.27 feet; thence N 78°43'18" W, 401.00 feet to said westerly line of Lot 3; thence N 14°32'10" W along said westerly line, 110.37 feet; thence N 08°13'46" E along said westerly line, 161.73 feet to the point of beginning. This description contains 2.54 acres.

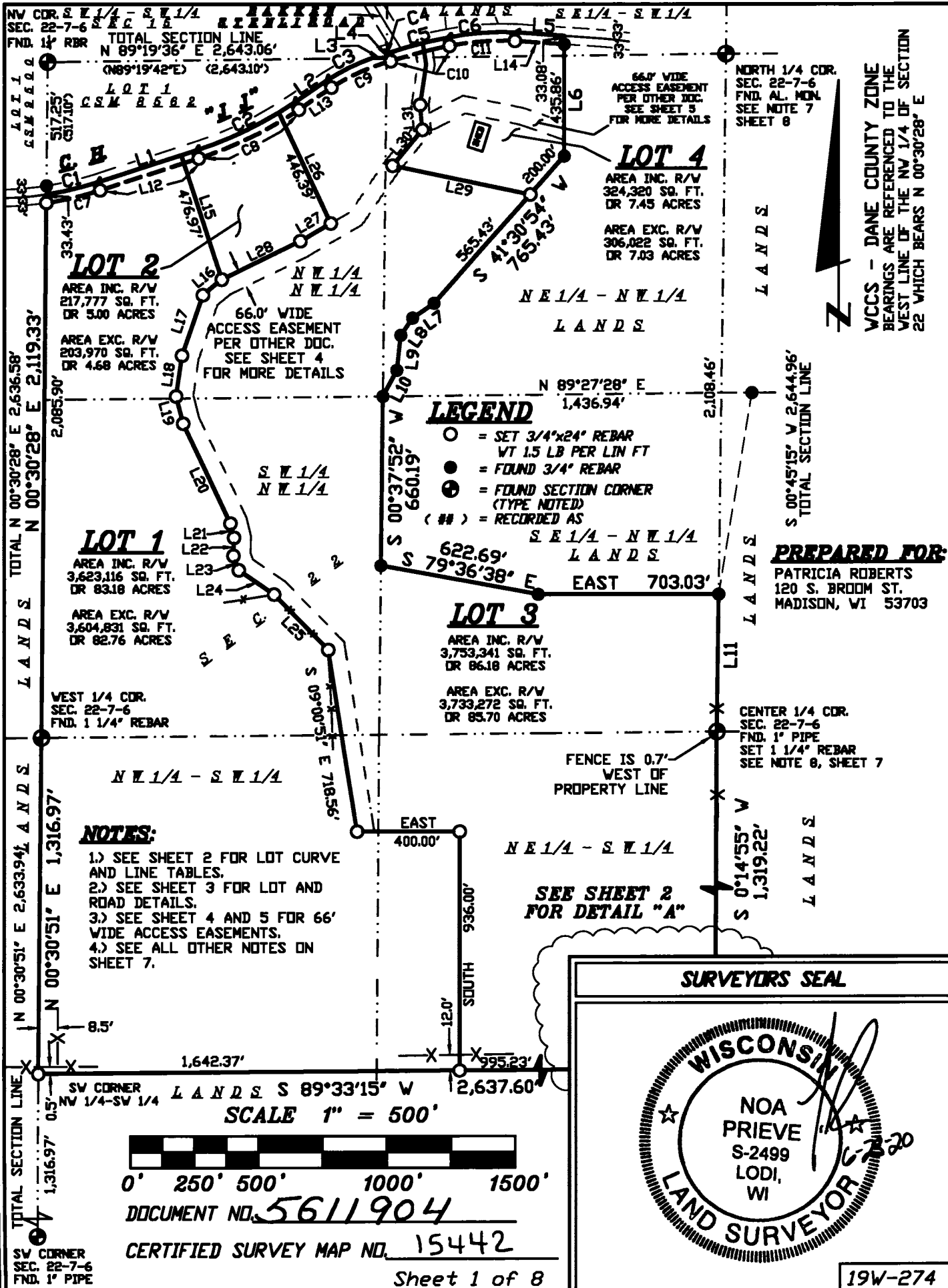


CERTIFIED SURVEY MAP

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 the SE 1/4 of the SW 1/4 of Section 15, and also in the NW, NE, SE & SW 1/4's of the NW 1/4 and the NW and NE 1/4's of the SW 1/4 of Section 22, all in T7N, R6E, Town of Vermont, Dane County, Wisconsin.



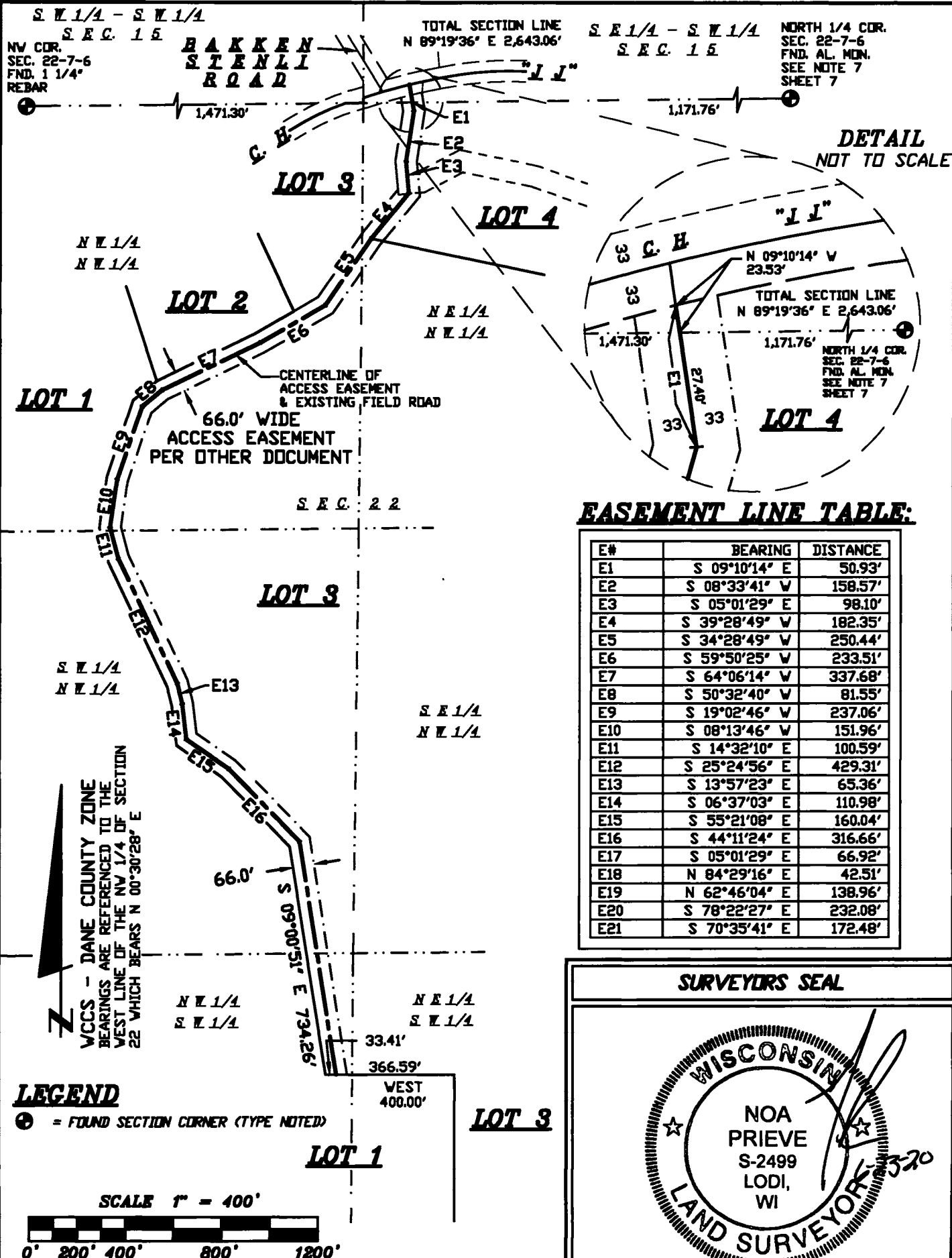


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SURVEYORS SEAL

