Dane County Rezone Petition

 Application Date
 Petition Number

 06/27/2025
 DCPREZ-2025-12193

 Public Hearing Date
 DCPREZ-2025-12193

OWNER NAME		ON	AC	SENT INFORMATIC	ON .	
TOWN OF YORK (C MULTIPLE OWNER		PHONE (with Area Code) (608) 445-7941	DANE COUNTY PLANNING AND Code)		PHONE (with Area Code) (608) 266-9108	
BILLING ADDRESS (Number 796 York Center Ro			ADDRESS (Number & Street) 210 MLK JR. BLVD. RM 116			
City, State, Zip) Marshall, WI 53559			(City, State, Zip) Madison, WI 53703			
E-MAIL ADDRESS			E-MAIL ADDRESS			
ADDRESS/L	OCATION 1	ADDRESS	/LOCATION 2	ADDRESS/	LOCATION 3	
ADDRESS OR LOCA	TION OF REZONE	ADDRESS OR LO	CATION OF REZONE	REZONE ADDRESS OR LOCATION OF REZONE		
Multiple (see list)						
rownship YORK	SECTION 28	TOWNSHIP	SECTION	TOWNSHIP	SECTION	
PARCEL NUMBE	RS INVOLVED	PARCEL NUM	BERS INVOLVED	PARCEL NUMB	BERS INVOLVED	
0912-283	3-8810-0					
	COM DISTRICT:	22.48		STRICT:	ACRES	
FR RR-8 Rural Residen		RR-4 F	TO DI ural Residential Distr	-	20.1	
	tial District			ict		
RR-8 Rural Residen	tial District Use District	FP-35	tural Residential Distr	n District	20.1	
RR-8 Rural Residen	tial District Use District	FP-35	Tural Residential Distraction	n District	20.1 74.2 1.9	
RR-8 Rural Residen RM-16 Rural Mixed- GC General Comme	Use District ercial District	FP-35 FP-B F	Farmland Preservation armland Preservation INSPECTOR'S INITIALS	n District Business District	20.1 74.2 1.9	
RR-8 Rural Residen RM-16 Rural Mixed- GC General Comme C.S.M REQUIRED?	Use District Proial District PLAT REQUIRED?	FP-35 FP-B F DEED RESTRICTION REQUIRED?	armland Preservation INSPECTOR'S INITIALS	n District Business District	20.1 74.2 1.9	
RR-8 Rural Residen RM-16 Rural Mixed- GC General Comme C.S.M REQUIRED? Yes No	Use District PLAT REQUIRED? Yes No	FP-35 FP-B F DEED RESTRICTION REQUIRED? Yes No.	armland Preservation INSPECTOR'S INITIALS	Business District SIGNATURE:(Owne	20.1 74.2 1.9	
RR-8 Rural Residen RM-16 Rural Mixed- GC General Comme C.S.M REQUIRED? Yes No	Use District PLAT REQUIRED? Yes No	FP-35 FP-B F DEED RESTRICTION REQUIRED? Yes No.	armland Preservation INSPECTOR'S INITIALS	n District Business District SIGNATURE:(Owne	20.1 74.2 1.9	

Form Version 04.00.00



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

Owner/Agent Signature_____

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								
APPLICANT INFORMATION								
Property Owner Name:				Agent N	ame:			
Address (Number & Street)	:			Address	(Number & Street):			
Address (City, State, Zip):				Address	(City, State, Zip):			
Email Address:				Email Ac	ldress:			
Phone#:				Phone#:				
			PROPERTY IN	NFORM	ATION			
Township:			Parcel Number(s):					
Section:		Property	Address or Location:					
			REZONE DI	ESCRIP [*]	ΓΙΟΝ			
Reason for the request. request. Include both cur relevant information. For	rrent and propose	ed land use	s, number of parcels o	or lots to	be created, and ar	ny other	Is this application being submitted to correct a violation? Yes No	
	g Zoning rict(s)		Proposed Zoning District(s)				Acres	
				Zioti iti(o)				
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.								
☐ Scaled drawing of proposed property boundaries	Legal descrip of zoning boundaries		Information for commercial develop (if applicable)	oment	☐ Pre-application consultation vand department	vith town	☐ Application fee (non- refundable), payable to the Dane County Treasurer	
and understand that	submittal of faccess the pro	alse or in perty if n	correct information	on may	be grounds for nation as part o	denial. Pe of the revie	to the best of my knowledge rmission is hereby granted for w of this application. Any	

SUPPLEMENTAL INFORMATION FOR COMMERCIAL DEVELOPMENT

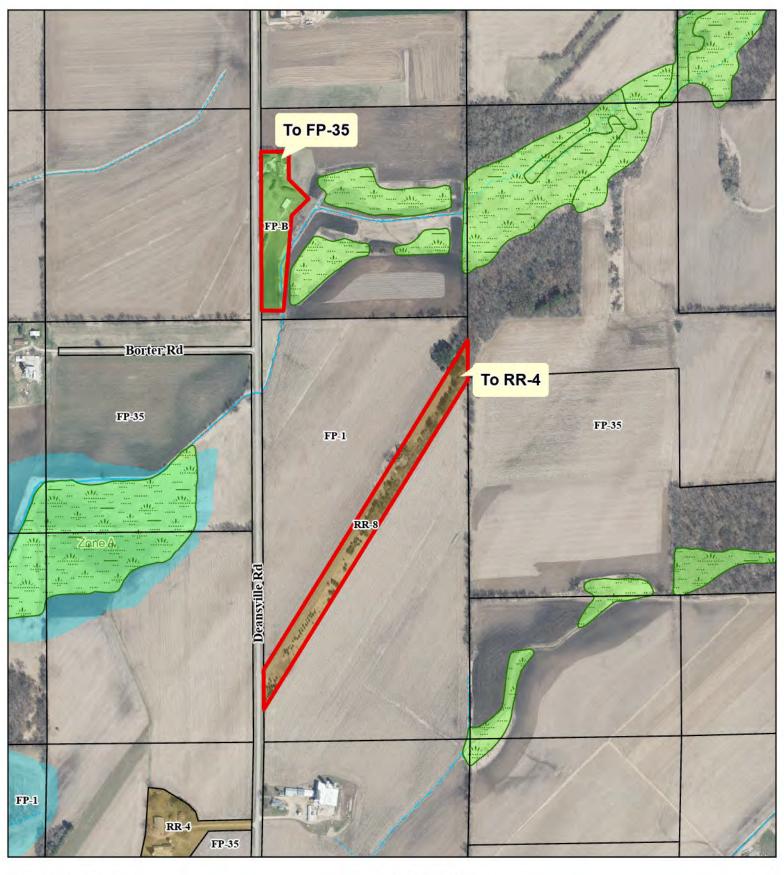
A scaled site plan and detailed operations plan must be submitted for commercial rezone applications. Please use the checklist below to ensure you are submitting all required information applicable to your request. Please attach the relevant maps and plans listed below to your application form.

☐ SCALED SITE PLAN. Show sufficient detail on 11" x 17" paper. Include the following information, as applicable:						
□ Scale and north arrow						
☐ Date the site plan was created	□ Date the site plan was created					
☐ Existing subject property lot lines and dimensions						
☐ Existing and proposed wastewater treatment systems and wells						
☐ All buildings and all outdoor use and/or storage areas, existing and proposed, including provisions for water and sewer.						
☐ All dimension and required setbacks,	side yards and rear yards					
☐ Location and width of all existing and	I proposed driveway entrances onto public and private roadways, and of all interior roads or driveways.					
☐ Location and dimensions of any exist	ting utilities, easements or rights-of-way					
☐ Parking lot layout in compliance with	s. <u>10.102(8)</u>					
☐ Proposed loading/unloading areas						
☐ Zoning district boundaries in the imm	nediate area. All districts on the property and on all neighboring properties must be clearlylabeled.					
☐ All relevant natural features, includin archeological features, and slopes ov	g navigable and non-navigable waters, floodplain boundaries, delineated wetland areas, natural drainage patterns, ver 12% grade					
☐ Location and type of proposed screen	ning, landscaping, berms or buffer areas if adjacent to a residential area					
☐ Any lighting, signs, refuse dumpsters	s, and possible future expansion areas.					
☐ NEIGHBORHOOD CHARACTERISTI	CS. Describe existing land uses on the subject and surrounding properties.					
☐ Provide a brief written statement e.	xplaining the current use(s) of the property on which the rezone is proposed.					
☐ Provide a brief written statement do	ocumenting the current uses of surrounding properties in theneighborhood.					
☐ OPERATIONAL NARRATIVE. Descr	ibe in detail the following characteristics of the operation, as applicable:					
☐ Hours of operation						
☐ Number of employees, including both	n full-time equivalents and maximum number of personnel to be on the premises at any time					
	runoff or pollution and measures taken to mitigate impacts to neighboring properties.					
·	outside and any activities, processing or other operations taking place outside an enclosed building					
	and erosion control standards under Chapter 11 of Chapter 14, Dane CountyCode					
☐ Sanitary facilities, including adequate private onsite wastewater treatment systems and any manure storage or management plans approved by the						
Madison and Dane County Public Health Agency and/or the Dane County Land and Water ResourcesDepartment. □ Facilities for managing and removal of trash, solid waste and recyclable materials.						
☐ Anticipated daily traffic, types and weights of vehicles, and any provisions, intersection or road improvements or other measures proposed to accommodate increased traffic.						
☐ A listing of hazardous, toxic or explosive materials stored on site, and any spill containment, safety or pollution prevention measures taken						
☐ Outdoor lighting and measures taken to mitigate light-pollution impacts to neighboring properties						
☐ Signage, consistent with section 10.8	☐ Signage, consistent with section 10.800					
☐ ADDITIONAL PROPERTY OWNERS. Provide contact information for additional property owners, if applicable.						
Additional Property Owner Name(s):						
Address (Number & Street):						
Address (City, State, Zip):						
Email Address:						
Phone Number:						

#	Tax Parcel Number	Acreage	Section	Owner Name	Address or Road	Legal Description	Reason	Rezone From	Rezone To
							Previous zoning was RH-2, this is a CSM lot under 8 acres in		
1	0912-283-8810-0	7.35	28	Lan & Gail Waddell	6598 Deansville Rd	Lot 1 CSM 6514	size.	RR-8	RR-4
							Less than 16 acres. This is a 6.77 acre lot. Confirmed is a		
2	0912-363-8280-5	6.77	36	Alvin Whitaker	Vacant Parcel: York Heights Rd	Metes and Bounds	legal lot of record so residential zoning is ok.	RM-16	RR-4
				Jeffrey & Lisa					
3	0912-272-8071-0	34	27	Barman	Vacant Parcel: State HWY 73	Metes and Bounds	Total ownership is greater than 35 acres.	FP-1	FP-35
4	0912-344-9340-0	5.925	34	Lisa Ford	6345 State Highway 73	Lot 1 CSM 14175		RM-8	RR-4
							The legal description for rezone petition #6909 for parcel		
							091214285701 mistakenly included this triangular piece.		
							The deed for parcel 091214285701 does not include it, and		
							rezone 6909 should not have included this, being under		
							different ownership. This parcel should be zoned FP-35 as		
							it is part of the larger Spiegelhoff ownership, not Hein		
5	0912-142-8750-3	0.2	14	Harvey Spiegelhoff	Vacant Parcel: Marshall Rd	Metes and Bounds	ownership	RM-16	FP-35
							Previous property owners used the property for a		
							greenhouse business, the current owners do not use the		
							property for business use and they would like the FP-B spot		
6	0912-282-9002-0	40.002	28	Hansen Living Tr	6800 Deansville Rd	Metes and Bounds	zone area removed.	FP-B	FP-35
							Owner does general repair of ag machinery which is		
							allowed, but wants to build an agricultural building (not a		
				Jerome and			commerical building) do to this. Lot was zoned C-2 long ago		
7	0912-152-9150-5	1.86	15	Christine Schleicher	7300 State Highway 73	Lot 1 CSM 4491	with petition #3286.	GC	FP-B

Total Acres to RR-4: 20.045
Total Acres to FP-35: 74.202

Total Acres to FP-B: 1.860

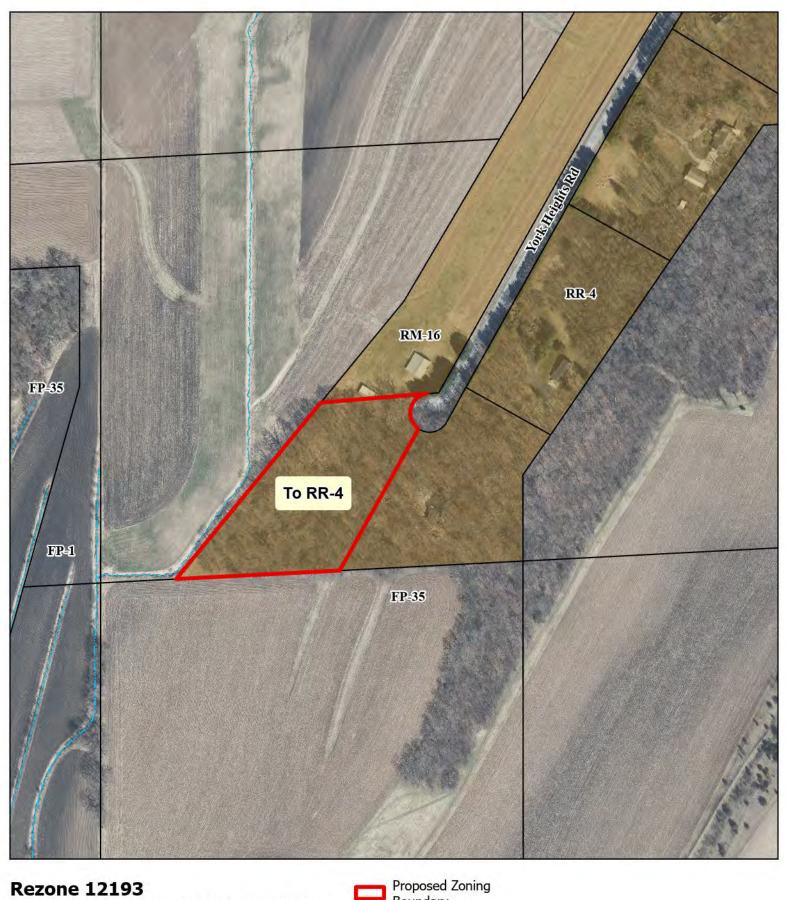


Rezone 12193 TOWN OF YORK BLANKET REZONE (ZONING MAP CLEANUP)

Proposed Zoning Boundary

Tax Parcel Boundary

Wetland Class Areas



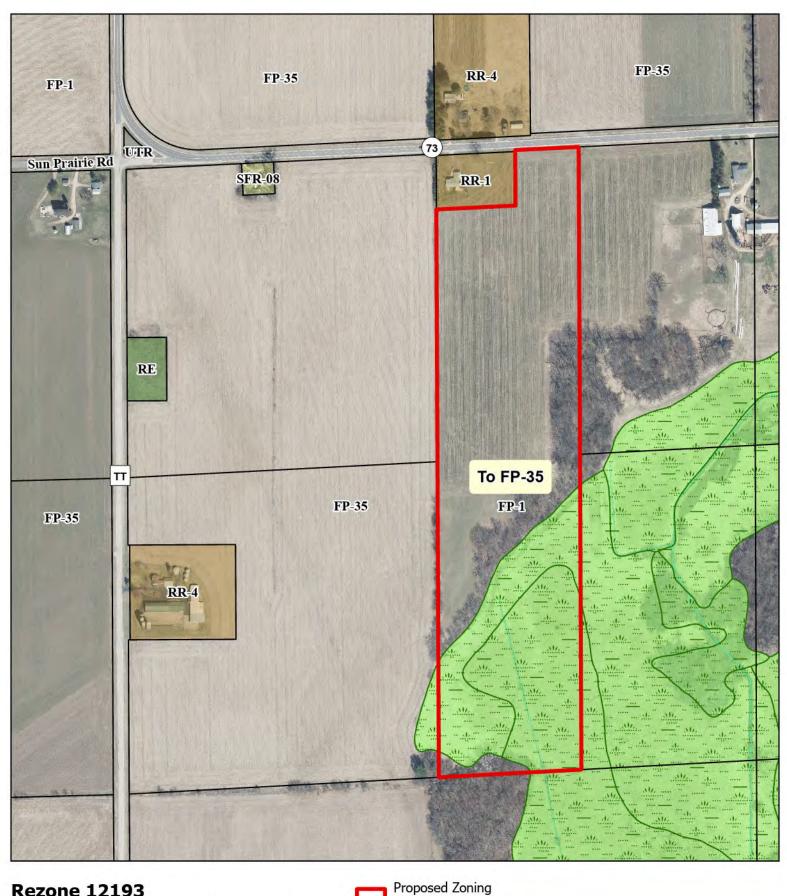
TOWN OF YORK BLANKET REZONE (ZONING MAP CLEANUP)

Proposed Zoning Boundary

Tax Parcel Boundary

Feet 410 205







Proposed Zoning Boundary

Tax Parcel Boundary

Wetland Class Areas

Feet
0 265 530 1,060





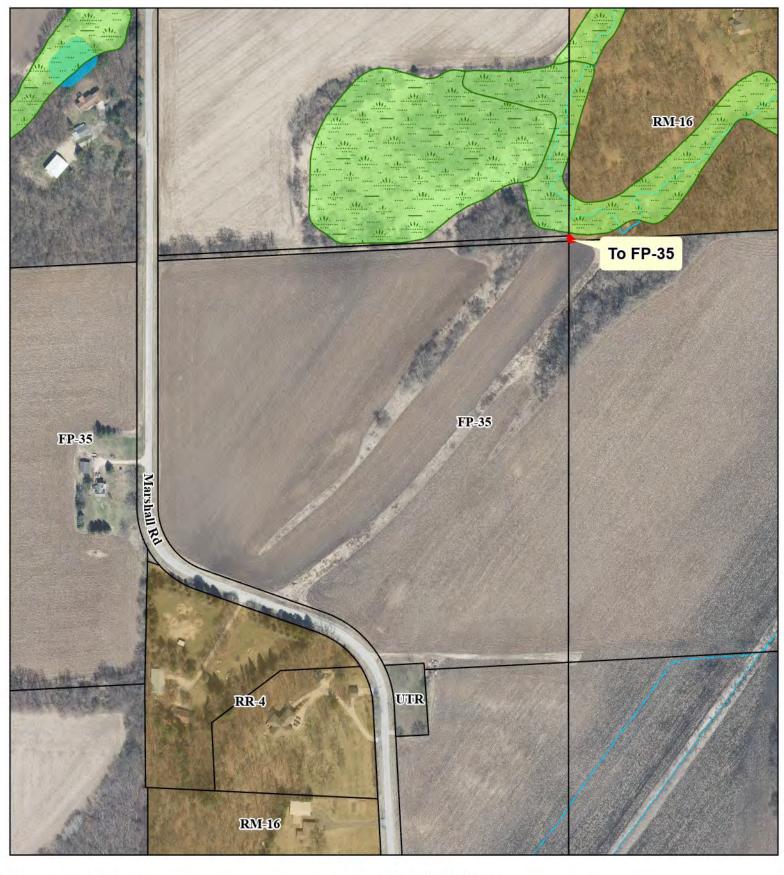
TOWN OF YORK BLANKET REZONE (ZONING MAP CLEANUP)

Tax Parcel Boundary

Wetland Class Areas

Feet 135 270





Rezone 12193 TOWN OF YORK BLANKET REZONE (ZONING MAP CLEANUP)

Proposed Zoning Boundary

Tax Parcel Boundary

Wetland Class Areas

Feet
0 190 380 760





Rezone 12193 TOWN OF YORK BLANKET REZONE (ZONING MAP CLEANUP)

Tax Parcel Boundary
Wetland Class Areas

Flood Hazard

1% Annual Chance

Feet
0 250 500 1,000



12193 Legal Description

Town of York Blanket Rezone

	Tax Parcel				Legal	Rezone	Rezone	
#	Number	Acres	Section	Address or Road	Description	From	То	
					Lot 1 CSM			
1	0912-283-8810-0	7.35	28	6598 Deansville Rd	6514	RR-8	RR-4	
				Vacant Parcel:	Metes and			
2	0912-363-8280-5	6.77	36	York Heights Rd	Bounds	RM-16	RR-4	
				Vacant Parcel:	Metes and			
3	0912-272-8071-0	34	27	State HWY 73	Bounds	FP-1	FP-35	
				6345 State	Lot 1 CSM			
4	0912-344-9340-0	5.925	34	Highway 73	14175	RM-8	RR-4	
				Vacant Parcel:	Metes and			
5	0912-142-8750-3	0.2	14	Marshall Rd	Bounds	RM-16	FP-35	
					Metes and			
6	0912-282-9002-0	40.002	28	6800 Deansville Rd	Bounds	FP-B	FP-35	
				7300 State	Lot 1 CSM			
7	0912-152-9150-5	1.86	15	Highway 73	4491	GC	FP-B	

Total Acres

96.107