

Dane County Rezone & Conditional Use Permit

Application Date	Petition Number
03/20/2020	DCPREZ-2020-11556
Public Hearing Date	C.U.P. Number
05/26/2020	

OWNER INFORMATION	AGENT INFORMATION
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OWNER NAME ROBERT and ROBIN HEFTY	PHONE (with Area Code) (608) 669-5920	AGENT NAME DONOFRIO KOTTKE & ASSOCIATES	PHONE (with Area Code) (608) 833-7530
BILLING ADDRESS (Number & Street) 7790 RIVERSIDE RD		ADDRESS (Number & Street) 7530 WESTWARD WAY	
(City, State, Zip) VERONA, WI 53593		(City, State, Zip) Madison, WI 53717	
E-MAIL ADDRESS robinhefty@live.com bhefty@hotmail.com		E-MAIL ADDRESS rklaas@donofrio.cc	

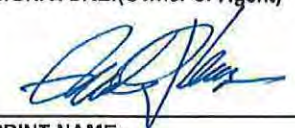
ADDRESS/LOCATION 1	ADDRESS/LOCATION 2	ADDRESS/LOCATION 3
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ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP		ADDRESS OR LOCATION OF REZONE/CUP	
7790 RIVERSIDE ROAD					
TOWNSHIP VERONA	SECTION 30	TOWNSHIP	SECTION	TOWNSHIP	SECTION
PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED		PARCEL NUMBERS INVOLVED	
0608-303-9501-0		0608-303-9520-0, 0608-303-8500-4, 0608-303-8000-0			

REASON FOR REZONE	CUP DESCRIPTION
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RECONFIGURING LOTS ON EXISTING RESIDENTIAL DEVELOPMENT	
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FROM DISTRICT:	TO DISTRICT:	ACRES	DANE COUNTY CODE OF ORDINANCE SECTION	ACRES
RM-8 (Rural Mixed-Use, 8 to 16 acres) District	RR-2 (Rural Residential, 2 to 4 acres) District	1.5		
RM-8 (Rural Mixed-Use, 8 to 16 acres) District	FP-35 (General Farmland Preservation) District	9.1		
RR-2 (Rural Residential, 2 to 4 acres) District	FP-35 (General Farmland Preservation) District	0.4		

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

COMMENTS: THE RESIDENTIAL ZONING ON THE SOUTHERLY PORTION OF THE PROPERTY IS BEING RECONFIGURED. SEE ZONING MAP.

DATE: 3.20.20



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 Area:	\$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:	Robin and Robert Hefty	Agent Name:	Donofrio Kottke & Assoc. - Ron Klaas
Address (Number & Street):	7790 Riverside Road	Address (Number & Street):	7530 Westward Way
Address (City, State, Zip):	Verona, WI 53593	Address (City, State, Zip):	Madison, WI 53717
Email Address:	robinhefty@live.com bhefty@hotmail.com	Email Address:	rklaas@donofrio.cc
Phone#:	(608) 669-5920 (608) 469-8684	Phone#:	(608) 833-7530

PROPERTY INFORMATION

Township:	Verona	Parcel Number(s):	0608-303-9501-0; 9520-0; 8500-4; -8000-0
Section:	30	Property Address or Location:	7790 and 7792 Riverside Road

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

Proposed zoning Parcel 1 is currently zoned RR-2 and RR-8 and has one existing single family residence . The proposed zoning of this parcel is RR-2.
 Proposed zoning Parcel 2 is currently zoned RR-2 and RR-8 and has a mobile home located on the property. The proposed zoning of this parcel is RR-2 and the owners would like to remove the mobile home and build a single family residence on the parcel.
 Proposed zoning Parcel 3 is currently zoned RR-2, RR-8 and AT-35 and has one existing single family residence. The proposed zoning of this parcel is AT-35.

Existing Zoning District(s)	Proposed Zoning District(s)	Acres
RR-2, RR-8	Parcel 1 RR-2	2.7
RR-2, RR-8	Parcel 2 RR-2	2.3
AT-35, RR-2, RR-8	Parcel 3 AT-35	51.9

Applications will not be accepted until the applicant has met with department staff to review the application and 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.

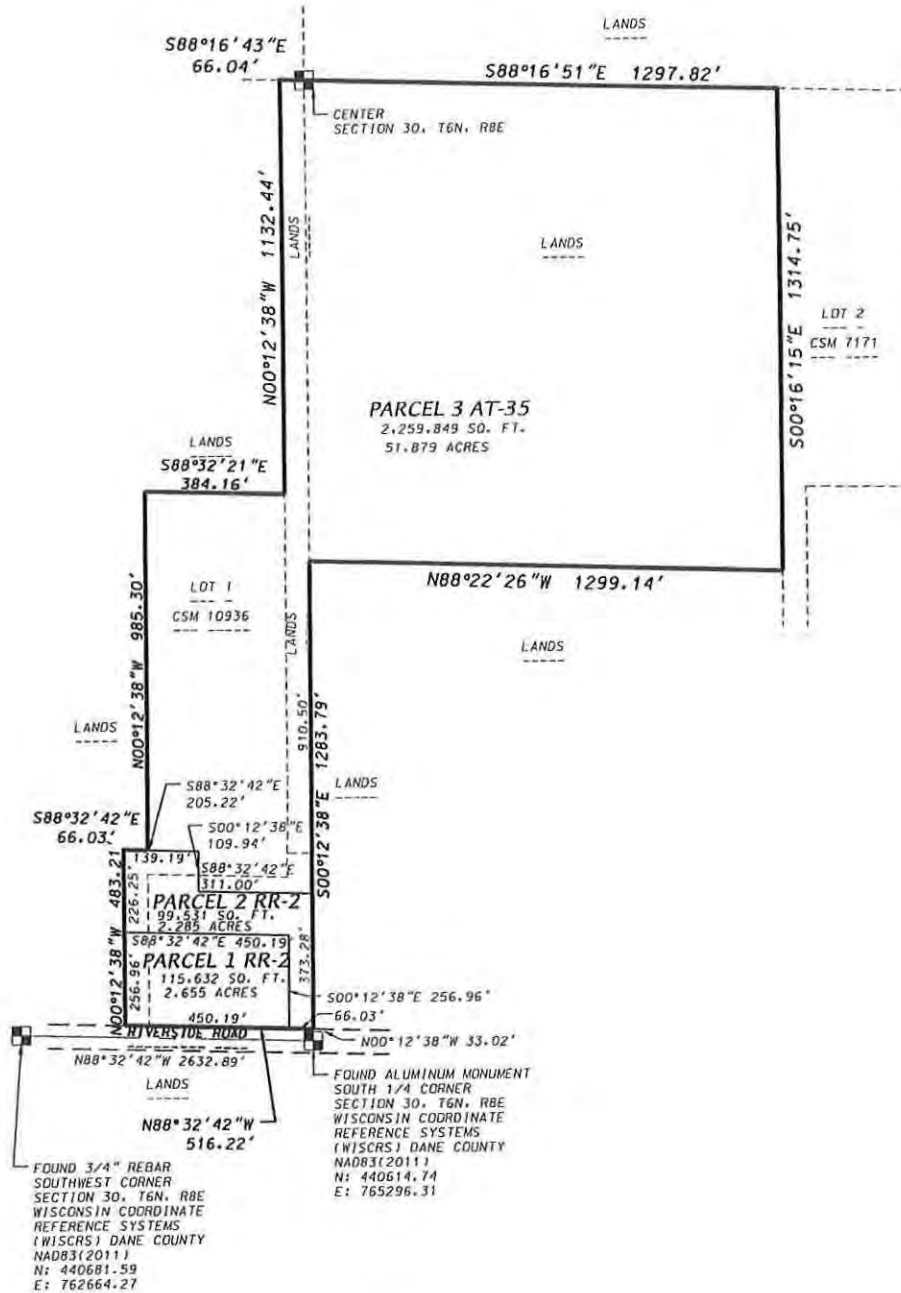
<input checked="" type="checkbox"/> Scaled drawing of proposed property boundaries	<input checked="" type="checkbox"/> Legal description of zoning boundaries	<input type="checkbox"/> Information for commercial development (if applicable)	<input checked="" type="checkbox"/> Application fee (non-refundable), payable to the Dane County Treasurer
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I certify by my signature that all information presented herein is true and correct to the best of my knowledge. I hereby give permission for staff of the Dane County Department of Planning and Development to enter my property for the purpose of collecting information to be used as part of the review of this application. I acknowledge that submittal of false or incorrect information may be grounds for denial of this application.


Owner/Agent Signature _____

Date 3/19/20

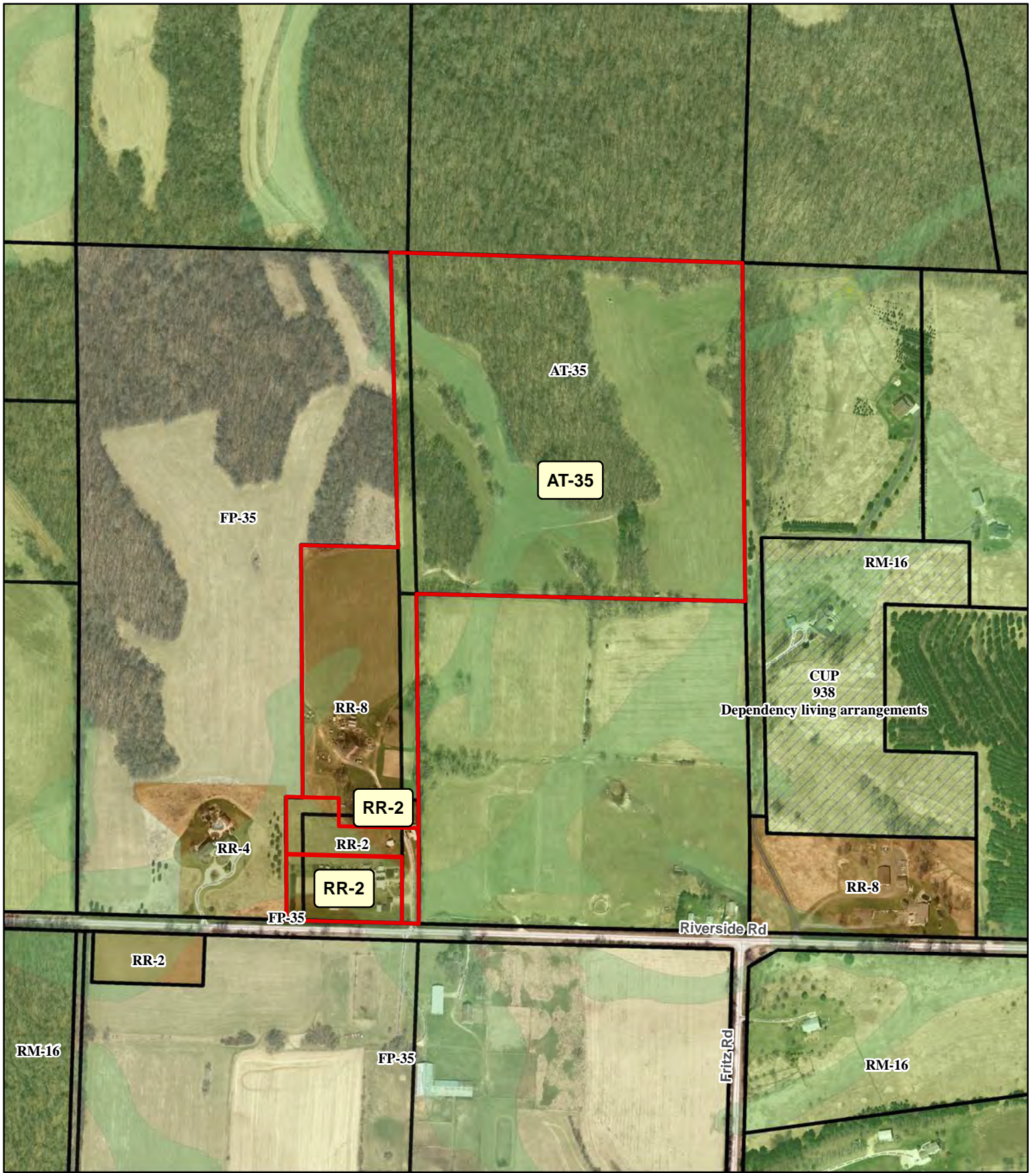
ZONING MAP



D'ONOFRIO KOTTKE AND ASSOCIATES, INC.
 7530 Westward Way, Madison, WI 53717
 Phone: 608.833.7530 • Fax: 608.833.1089
 YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT


 WISCONSIN COORDINATE
 REFERENCE SYSTEMS
 (WISCRS) DANE COUNTY
 NAD83(2011)
 THE SOUTH LINE OF THE
 SW1/4 OF SECTION 30,
 T6N, R8E BEARS
 N88°32'42"W
 0 400
 Scale 1" = 400'

DATE: March 19, 2020
 FN: 19-07-122



Significant Soils

- Class 1
- Class 2
- Wetland

Flood Hazard Zones

Zone Type

- 1% Annual Chance Flood Hazard
- 0.2% Annual Chance Flood Hazard

0 115 230 460 Feet



Petition 11556
ROBERT HEFTY

ZONING MAP



WISCONSIN COORDINATE
 REFERENCE SYSTEMS
 (WISCRS) DANE COUNTY
 NAD83(2011)
 THE SOUTH LINE OF THE
 SW1/4 OF SECTION 30,
 T6N, R8E BEARS
 N88°32'42"W



D'ONOFRIO KOTTKE AND ASSOCIATES, INC.

7530 Westward Way, Madison, WI 53717
 Phone: 608.833.7530 • Fax: 608.833.1089
 YOUR NATURAL RESOURCE FOR LAND DEVELOPMENT

DATE: March 19, 2020
 FN: 19-07-122

ZONING DESCRIPTIONS

RR-2 ½ RR-8

PARCEL 1 TO BE ZONED RR-2

Lands and Part of Lot 1, Certified Survey Map No. 10936, located in the SE1/4 of the SW1/4 of Section 30, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit:
Commencing at the South 1/4 corner of said Section 30; thence N00°12'38"W, 33.02 feet; thence N88°32'42"W, 66.03 feet to the point of beginning; thence continuing N88°32'42"W, 450.19 feet; thence N00°12'38"W, 256.96 feet; thence S88°32'42"E, 450.79 feet; thence S00°12'38"E, 256.96 feet to the point of beginning. Containing 115,632 square feet (2.655 acres).

RR-2 ½ RR-8

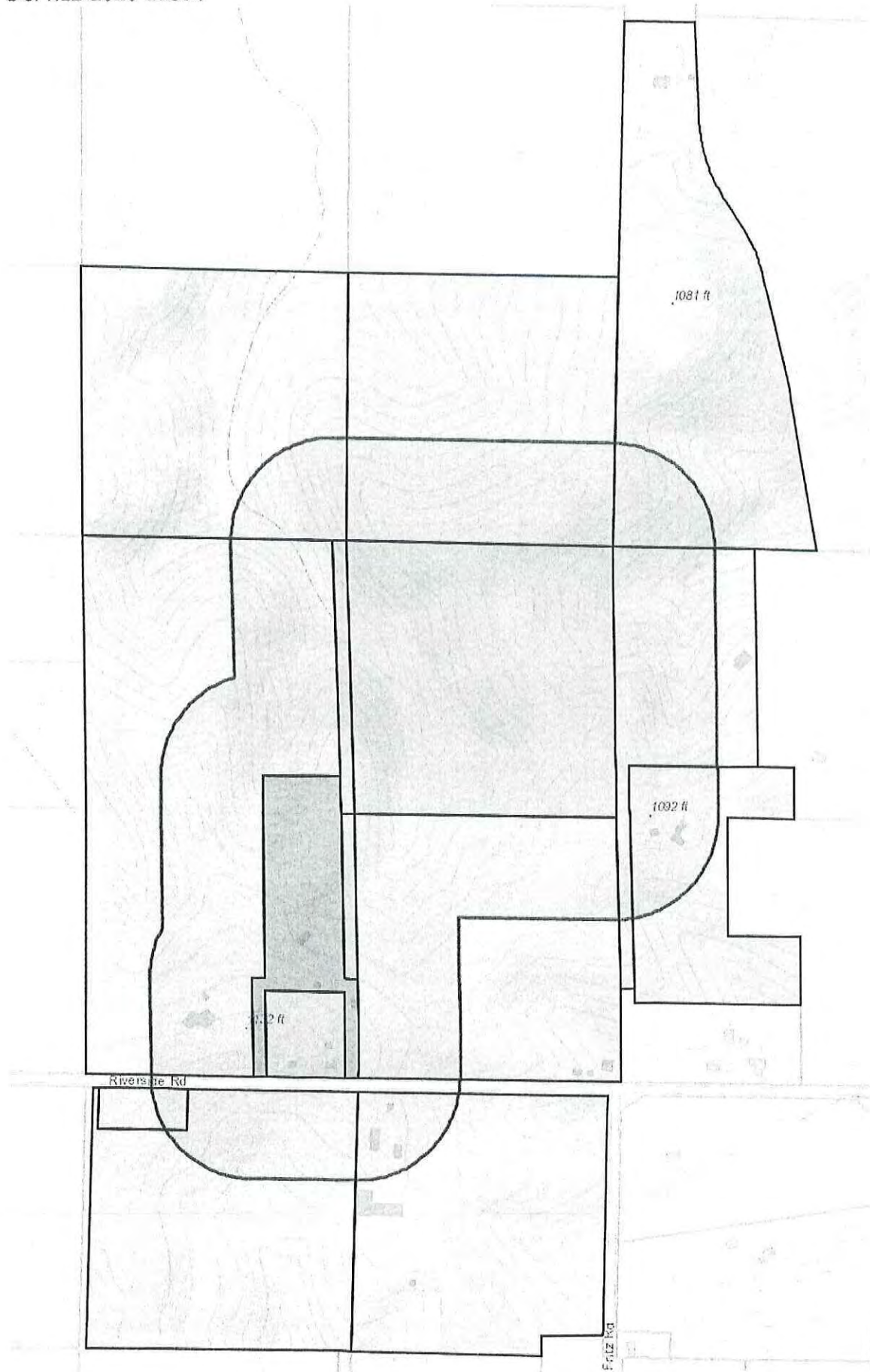
PARCEL 1 TO BE ZONED RR-2

Lands and Part of Lot 1, Certified Survey Map No. 10936, located in the SE1/4 of the SW1/4 of Section 30, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit:
Commencing at the South 1/4 corner of said Section 30; thence N00°12'38"W, 33.02 feet to the point of beginning; thence N88°32'42"W, 66.03 feet; thence N00°12'38"W, 256.96 feet; thence N88°32'42"W, 450.19 feet; thence N00°12'38"W, 226.25 feet; thence S88°32'42"E, 205.22 feet; thence S00°12'38"E, 109.94 feet; thence S88°32'42"E, 311.00 feet; thence S00°12'38"E, 373.29 feet to the point of beginning. Containing 99,531 square feet (2.285 acres).

AT-35, RR-2, RR-8

PARCEL 1 TO BE ZONED AT-35

Lands and Part of Lot 1, Certified Survey Map No. 10936, located in the SE1/4 of the SW1/4, NW1/4 of the SW1/4 and in the NW1/4 of the SE1/4 of Section 30, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit:
Commencing at the South 1/4 corner of said Section 30; thence N00°12'38"W, 406.30 feet to the point of beginning; thence N88°32'42"W, 311.00 feet; thence N00°12'38"W, 109.94 feet; thence N88°32'42"W, 139.19 feet; thence N00°12'38"W, 985.30 feet; thence S88°32'21"E, 384.16 feet; thence N00°12'38"W, 1132.44 feet; thence S88°16'43"E, 66.04 feet; thence S88°16'51"E, 1297.82 feet; thence S00°16'15"E, 1314.75 feet; thence N88°22'26"W, 1299.14 feet; thence S00°12'38"E, 910.51 feet to the point of beginning. Containing 2,259,849 square feet (51.879 acres).



SUGAR RIVER INVESTORS I LL...
STE 1600 150 E GILMAN ST
MADISON, WI 53703

MARY RUTH MARKS
7732 RIVERSIDE RD
VERONA, WI 53593

WILLIAM RESOP
MAREDITH J RESOP
UNIT 1009 7400 W FLAMINGO R...
LAS VEGAS, NV 89147

MANFRED R ENBURG
DEBRA P ENBURG
7710 RIVERSIDE RD
VERONA, WI 53593

ROBERT HEFTY
ROBIN HEFTY
7790 RIVERSIDE RD
VERONA, WI 53593

SANBORN REV TR, EDWIN A & ...
7771 RIVERSIDE RD
VERONA, WI 53593

ROBERT HEFTY
ROBIN HEFTY
7790 RIVERSIDE RD
VERONA, WI 53593

SANBORN REV TR, EDWIN A & ...
7771 RIVERSIDE RD
VERONA, WI 53593

Current Owner
7830 RIVERSIDE RD
VERONA, WI 53593

KOHL LIVING TR, WILLIAM F
724 FOREST VIEW DR
VERONA, WI 53593

ROBERT HEFTY
ROBIN HEFTY
7790 RIVERSIDE RD
VERONA, WI 53593

WILLIAM RESOP
MAREDITH J RESOP
UNIT 1009 7400 W FLAMINGO R...
LAS VEGAS, NV 89147

ROBERT HEFTY
ROBIN HEFTY
7790 RIVERSIDE RD
VERONA, WI 53593

ROBERT HEFTY
ROBIN HEFTY
7790 RIVERSIDE RD
VERONA, WI 53593

Current Owner
Current Owner
7714 RIVERSIDE RD
VERONA, WI 53593