

Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition # 12045

Dane County Board of Supervisors does ordain as follows:

The Zoning Districts Maps as referenced under Dane County Code of Ordinance Section 10.200(4) shall be amended as follows:

Town Map: Town of Verona

Location: Sections 19, 20, 30

Zoning District Boundary Changes

AT-35 to NR-C: 1

A parcel of land located within Lot 4, Certified Survey Map No. 8957 and unplatted lands, located in the Southwest 1/4 of the Southwest 1/4 of Section 20 and in the Southeast 1/4 of the Southeast 1/4 of Section 19, all in T6N, R8E, Town of Verona, Dane County Wisconsin to-wit:

Beginning at the Southwest corner of said Section 20; thence N 17° 31' 11" W, 360.35 feet; thence N 72° 28' 49" E, 90.00 feet; thence S 17° 31' 11" E, 305.18 feet; thence S 89° 45' 24" E, 91.19 feet; thence N 72° 28' 49" E, 543.16 feet; thence N 76° 48' 11" E, 164.79 feet; thence S 89° 45' 24" E, 382.23 feet; thence N 01° 07' 13" E, 343.06 feet; thence S 89° 44' 34" E, 69.87 feet; thence N 01° 11' 40" E, 33.00 feet; thence S 89° 44' 34" E, 30.10 feet; thence S 01° 07' 13" W, 660.24 feet; thence N 89° 44' 59" W, 1315.50 feet to the point of beginning. Containing 338,436 square feet (7.769 acres).

RM-16 and AT-35 to NR-C: 2

A parcel of land located within Lots 1 and 4, Certified Survey Map No. 8957 and unplatted lands, located in the Southwest 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southwest 1/4 of Section 20 and in the Southeast 1/4 of the Southeast 1/4 and the Northeast 1/4 of the Southeast 1/4 of Section 19, all in T6N, R8E, Town of Verona, Dane County Wisconsin to-wit: Commencing at the Southwest corner of said Section 20; thence N 17° 31' 11" W, 360.35 feet to the point of beginning; thence S 72° 28' 49" W, 26.90 feet to a point of curve; thence 323.92 feet along the arc of a curve to the right with a radius of 283.00 feet and chord of N 74° 43' 46" W, 306.53 feet; thence N 49° 43' 26" E, 282.88 feet; thence N 40° 16' 34" W, 1150.58 feet; thence S 55° 21' 35" W, 328.33 feet; thence S 55° 21' 35" W, 121.06 feet; thence N 00° 59' 53" E, 815.21 feet; thence S 88° 13' 28" E, 1295.67 feet; thence S 00° 53' 22" W, 1.31 feet; thence S 88° 47' 17" E, 647.71 feet; thence S 88° 47' 17" E, 42.02 feet; thence 80.71 feet along the arc of a curve to the left with a radius of 500.00 feet and chord of S 36° 18' 34" W, 80.63 feet; thence N 88° 22' 26" W, 379.86 feet; thence S 01° 37' 34" W, 78.27 feet; thence S 47° 01' 07" W, 316.34 feet; thence N 42° 58' 53" W, 244.32 feet; thence N 00° 59' 53" E, 126.48 feet; thence N 88° 22' 26" W, 503.09 feet; thence S 52° 58' 18" W, 157.54 feet; thence S 00° 59' 53" W, 156.96 feet; thence S 86° 17' 50" E, 321.45 feet; thence 69.88 feet along the arc of a curve to the left with a radius of 60.00 feet and chord of S 03° 42' 10" W, 66.00 feet; thence N 86° 17' 50" W, 318.33 feet; thence S 00° 59' 53" W, 124.42 feet; thence S 40° 16' 34" E, 753.34 feet; thence S 49° 43' 26" W, 50.00 feet; thence S 40° 16' 34" E, 313.00 feet; thence N 49° 43' 26" E, 249.00 feet; thence N 64° 27' 25" E, 254.90 feet; thence N 47° 01' 07" E, 500.00 feet; thence S 88° 48' 20" E, 388.43 feet; thence 15.09 feet along the arc of a curve to the left with a radius of 250.00 feet and chord of S 15° 23' 10" E, 15.09 feet; thence S 88° 48' 20" E, 270.34 feet; thence S 01° 11' 40" W, 592.91 feet; thence S 01° 11' 40" W, 33.00 feet; thence N 89° 44' 34" W, 69.87 feet; thence N 89° 44' 34" W, 336.18 feet; thence N 01° 11' 40" E, 302.94 feet; thence N 89° 45' 24" W, 132.43 feet; thence S 72° 28' 49" W, 768.93 feet; thence S 50° 40' 44" W, 161.55 feet; thence S 17° 31' 11" E, 233.00 feet; thence S 72° 28' 49" W, 90.00 feet to the point of beginning. Containing 1,262,872 square feet (28.992 acres).

AT-35 to NR-C: 3

A parcel of land located within Lot 1, Certified Survey Map No. 15961 and unplatted lands, located in the Northwest 1/4 of the Southwest 1/4 of Section 20, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Southwest corner of said Section 20; thence S 89° 44' 59" E, 1315.50 feet along the South line of said Southwest 1/4; thence N 01° 07' 13" E, 660.24 feet; thence N 89° 44' 34" W, 30.10 feet; thence N 01° 11' 40" E, 1221.47 feet to the point of beginning; thence N 44° 00' 35" W, 512.17 feet; thence 70.08 feet along the arc of a curve to the left with a radius of 417.00 feet and chord of N 45° 59' 22" E, 70.00 feet; thence S 44° 00' 35" E, 362.08 feet; thence S 87° 13' 56" E, 57.21 feet; thence S 01° 11' 40" W, 153.85 feet to the point of beginning. Containing 34,929 square feet (0.802 acres).

AT-35 and RR-4 to NR-C: 4

A parcel of land located within Lot 1, Certified Survey Map No. 15961 and unplatted lands, located in the Northwest 1/4 of the Southwest 1/4 of Section 20, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Southwest corner of said Section 20; thence S 89° 44' 59" E, 1315.50 feet along the South line of said Southwest 1/4; thence N 01° 07' 13" E, 660.24 feet; thence N 89° 44' 34" W, 30.10 feet; thence N 01° 11' 40" E, 1826.04 feet; thence to the point of beginning; thence N 61° 19' 19" W, 185.10 feet; thence N 27° 09' 52" E, 22.98 feet; thence 200.65 feet along the arc of a curve to the right with a radius of 283.00 feet and chord of N 47° 28' 33" E, 196.47 feet; thence N 67° 47' 15" E, 13.80 feet; thence 67.62 feet along the arc of a curve to the left with a radius of 206.05 feet and chord of S 22° 16' 51" E, 67.32 feet; thence S 01° 11' 39" W, 5.86 feet; thence S 09° 50' 28" W, 181.81 feet to the point of beginning. Containing 27,296 square feet (0.627 acres).

RM-16 to NR-C: 5

A parcel of land located in the Southeast 1/4 of the Southwest 1/4 of Section 20, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Southwest corner of said Section 20; thence S 89° 44' 59" E, 1878.50 feet along the South line of said Southwest 1/4 to the point of beginning; thence N 24° 04' 53" E, 492.53 feet; thence N 89° 44' 34" W, 402.12 feet; thence N 01° 07' 13" E, 209.55 feet; thence S 89° 44' 34" E, 613.92 feet; thence S 24° 04' 53" W, 721.56 feet; thence N 89° 44' 59" W, 122.44 feet to the point of beginning. Containing 174,435 square feet (4.005 acres).

AT-35 to NR-C: 6

A parcel of land located within Lots 2 and 3, Certified Survey Map No. 8957, located in the Northeast 1/4 of the Northeast 1/4 and the Southeast 1/4 of the Northeast 1/4 of Section 30, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Northeast corner of said Section 20; thence S 02° 00' 26" W, 1408.81 feet along the East line of said Northeast 1/4 to the point of beginning; thence S 02° 00' 26" W, 1219.23 feet; thence N 88° 16' 58" W, 624.39 feet; thence N 00° 54' 38" E, 1216.38 feet; thence S 88° 32' 41" E, 290.76 feet; thence N 01° 27' 19" E, 690.82 feet; thence 69.88 feet along the arc of a curve to the left with a radius of 60.00 feet and chord of S 88° 32' 41" E, 66.00 feet; thence S 01° 27' 19" W, 690.82 feet; thence S 88° 32' 41" E, 290.93 feet to the point of beginning. Containing 819,685 square feet (18.817 acres).

AT-35 to SFR-1: 1

A parcel of land located within Lot 4, Certified Survey Map No. 8957, located in the Northeast 1/4 of the Northeast 1/4 of Section 30 and the Southeast 1/4 of the Southeast 1/4 of Section 19, all in T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Beginning at the Northeast corner of said Section 30; thence S 02° 00' 26" W, 33.19 feet; thence N 89° 05' 48" W, 337.20 feet; thence N 01° 27' 19" E, 173.77 feet; thence 135.85 feet along the arc of a curve to the right with a radius of 700.00 feet and chord of N 07° 00' 53" E, 135.64 feet; thence N 12° 34' 28" E, 56.58 feet; thence 173.60 feet along the arc of a curve to the left with a radius of 283.00 feet and chord of S 89° 56' 46" E, 170.89 feet; thence N 72° 28' 49" E, 26.90 feet; thence S 17° 31' 11" E, 360.35 feet to the point of beginning. Containing 101,384 square feet (2.328 acres).

AT-35 to SFR-1: 2

A parcel of land located within Lot 4, Certified Survey Map No. 8957 and unplatted lands, located in the Southeast 1/4 of the Southeast 1/4 of Section 19 and in the Southwest 1/4 of the Southwest 1/4 of Section 20, all in T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit:

Commencing at the Southwest corner of said Section 20; thence N 17° 31' 11" W, 360.35 feet; thence N 72° 28' 49" E, 90.00 feet to the point of beginning; thence N 17° 31' 11" W, 233.00 feet; thence N 50° 40' 44" E, 161.55 feet; thence N 72° 28' 49" E, 768.93 feet; thence S 89° 45' 24" E, 132.43 feet; thence S 01° 11' 40" W, 302.94 feet; thence S 89° 44' 34" E, 336.18 feet; thence S 01° 07' 13" W, 343.06 feet; thence N 89° 45' 24" W, 382.23 feet; thence S 76° 48' 11" W, 164.79 feet; thence S 72° 28' 49" W, 543.16 feet; thence N 89° 45' 24" W, 91.19 feet; thence N 17° 31' 11" W, 305.18 feet to the point of beginning. Containing 705,243 square feet (16.190 acres).

RM-16 to SFR-1: 3

A parcel of land located in the Southeast 1/4 of the Southwest 1/4 of Section 20, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Southwest corner of said Section 20; thence S 89° 44' 59" E, 1315.50 feet along the South line of said Southwest 1/4 to the point of beginning; thence N 01° 07' 13" E, 660.24 feet; thence S 89° 44' 34" E, 353.04 feet; thence S 01° 07' 13" W, 209.55 feet; thence S 89° 44' 34" E, 402.12 feet; thence S 24° 04' 53" W, 492.53 feet; thence N 89° 44' 59" W, 563.00 feet to the point of beginning. Containing 370,951 square feet (8.516 acres).

RM-16 and AT-35 to SFR-1: 4

A parcel of land located within Lots 1 and 4, Certified Survey Map No. 8957, Lot 1, Certified Survey Map No. 15961 and unplatted lands, located in the Southwest 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southwest 1/4 of Section 20 and in the Southeast 1/4 of the Southeast 1/4 and the Northeast 1/4 of the Southeast 1/4 of Section 19, all in T6N, R8E, Town of Verona, Dane County Wisconsin to-wit: Commencing at the Southwest corner of said Section 20; thence S 89° 44' 59" E, 1315.50 feet along the South line of said Southwest 1/4; thence N 01° 07' 13" E, 660.24 feet; thence N 89° 44' 34" W, 30.10 feet; thence N 01° 11' 40" E, 592.91 feet to the point of beginning; thence N 88° 48' 20" W, 270.34 feet; thence 15.09 feet along the arc of a curve to the right with a radius of 250.00 feet and chord of N 15° 23' 10" W, 15.09 feet; thence N 88° 48' 20" W, 388.43 feet; thence N 42° 58' 53" W, 350.20 feet; thence 18.82 feet along the arc of a curve to the right with a radius of 900.64 feet and chord of S 46° 25' 11" W, 18.82 feet; thence S 47° 01' 07" W, 481.18 feet; thence S 42° 58' 53" E, 350.00 feet; thence S 64° 27' 25" W, 254.90 feet; thence S 49° 43' 26" W, 249.00 feet; thence N 40° 16' 34" W, 313.00 feet; thence N 49° 43' 26" E, 50.00 feet; thence N 40° 16' 34" W, 753.34 feet; thence N 00° 59' 53" E, 124.42 feet; thence S 86° 17' 50" E, 318.33 feet; thence 69.88 feet along the arc of a curve to the right with a radius of 60.00 feet and chord of N 03° 42' 10" E, 66.00 feet; thence N 86° 17' 50" W, 321.45 feet; thence N 00° 59' 53" E, 156.96 feet; thence N 52° 58' 18" E, 157.54 feet; thence S 88° 22' 26" E, 503.09 feet; thence S 00° 59' 53" W, 126.48 feet; thence S 42° 58' 53" E, 244.32 feet; thence N 47° 01' 07" E, 316.34 feet; thence N 01° 37' 34" E, 78.27 feet; thence S 88° 22' 26" E, 379.86 feet; thence 80.71 feet along the arc of a curve to the right with a radius of 500.00 feet and chord of N 36° 18' 34" E, 80.63 feet; thence N 88° 47' 17" W, 42.02 feet; thence 165.48 feet along the arc of a curve to the right with a radius of 533.00 feet and chord of N 46° 56' 27" E, 164.81 feet; thence N 55° 50' 07" E, 228.32 feet; thence 36.62 feet along the arc of a curve to the left with a radius of 417.00 feet and chord of N 53° 19' 11" E, 36.60 feet; thence S 44° 00' 35" E, 512.17 feet; thence S 01° 11' 40" W, 628.56 feet to the point of beginning. Containing 1,589,472 square feet (36.489 acres).

RM-16 and AT-35 to SFR-1: 5

A parcel of land located within Lots 1 and 4, Certified Survey Map No. 8957, located in the Southeast 1/4 of the Southeast 1/4 and the Northeast 1/4 of the Southeast 1/4 of Section 19, T6N, R8E, Town of Verona, Dane County Wisconsin to-wit: Commencing at the Southeast corner of said Section 19; thence N 17° 31' 11" W, 360.35 feet; thence S 72° 28' 49" W, 26.90 feet; thence N 74° 43' 46" W, 306.53 feet to the point of beginning; thence 4.55 feet along the arc of a curve to the right with a radius of 283.00 feet and chord of N 41° 28' 44" W, 4.55 feet; thence S 41° 51' 27" W, 255.94 feet; thence N 63° 56' 48" W, 301.31 feet; thence 136.55 feet along the arc of a curve to the right with a radius of 800.00 feet and chord of N 30° 56' 36" E, 136.38 feet; thence N 52° 23' 00" W, 424.04 feet; thence N 16° 01' 45" W, 332.97 feet; thence N 00° 59' 53" E, 233.16 feet; thence N 55° 21' 35" E, 328.33 feet; thence S 40° 16' 34" E, 1150.58 feet; thence S 49° 43' 26" W, 282.88 feet to the point of beginning. Containing 647,595 square feet (14.867 acres).

AT-35 to SFR-1: 6

A parcel of land located within Lot 1, Certified Survey Map No. 15961 and unplatted lands, located in the Northwest 1/4 of the Southwest 1/4 of Section 20, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Southwest corner of said Section 20; thence S 89° 44' 59" E, 1315.50 feet along the South line of said Southwest 1/4; thence N 01° 07' 13" E, 660.24 feet; thence N 89° 44' 34" W, 30.10 feet; thence N 01° 11' 40" E, 1375.32 feet to the point of beginning; thence N 87° 13' 56" W, 57.21 feet; thence N 44° 00' 35" W, 362.08 feet; thence 101.97 feet along the arc of a curve to the left with a radius of 417.00 feet and chord of N 34° 10' 10" E, 101.71 feet; thence N 27° 09' 52" E, 215.93 feet; thence S 61° 19' 19" E, 185.10 feet; thence S 01° 11' 40" W, 450.72 feet to the point of beginning. Containing 105,681 square feet (2.426 acres).

AT-35 to SFR-2

A parcel of land located within Lots 2, 3, and 4, Certified Survey Map No. 8957, located in the Southeast 1/4 of the Southeast 1/4 of Section 19 and in Northeast 1/4 of the Northeast 1/4 and the Southeast 1/4 of the Northeast 1/4 of Section 30, all in T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Northeast corner of said Section 30; thence S 02° 00' 26" W, 33.19 feet along the East line of said Northeast 1/4 to the point of beginning; thence S 02° 00' 26" W, 1375.62 feet; thence N 88° 32' 41" W, 290.93 feet; thence N 01° 27' 19" E, 690.82 feet; thence 69.88 feet along the arc of a curve to the right with a radius of 60.00 feet and chord of N 88° 32' 41" W, 66.00 feet; thence S 01° 27' 19" W, 690.82 feet; thence N 88° 32' 41" W, 290.76 feet; thence N 00° 54' 38" E, 1369.12 feet; thence N 15° 51' 02" E, 261.54 feet; thence N 41° 51' 27" E, 255.94 feet; thence 4.55 feet along the arc of a curve to the left with a radius of 283.00 feet and chord of S 41° 28' 44" E, 4.55 feet; thence 150.32 feet along the arc of a curve to the left with a radius of 283.00 feet and chord of S 57° 09' 22" E, 148.56 feet; thence S 12° 34' 28" W, 56.58 feet; thence 135.85 feet along the arc of a curve to the left with a radius of 700.00 feet and chord of S 07° 00' 53" W, 135.64 feet; thence S 01° 27' 19" W, 173.77 feet; thence S 89° 05' 48" E, 337.20 feet to the point of beginning. Containing 972,277 square feet (22.320 acres).

RM-16 to RR-4: 1

A parcel of land located in the Southeast 1/4 of the Southwest 1/4 of Section 20, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Southwest corner of said Section 20; thence S 89° 44' 59" E, 2000.94 feet along the South line of said Southwest 1/4 to the point of beginning; thence N 24° 04' 53" E, 416.09 feet; thence S 89° 44' 34" E, 422.79 feet; thence S 05° 35' 44" E, 382.55 feet; thence N 89° 44' 59" W, 629.87 feet to the point of beginning. Containing 200,316 square feet (4.599 acres).

RR-4 to RR-4: 2

A parcel of land within Lot 1, Certified Survey Map No. 15961, located in the Southwest 1/4 of the Southwest 1/4 and the Northwest 1/4 of the Southwest 1/4 of Section 20, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Southwest corner of said Section 20; thence S 89° 44' 59" E, 278.15 feet along the South line of said Southwest 1/4; thence N 00° 15' 01" E, 935.90 feet to the point of beginning at the South corner of said Lot 1; thence N 42° 58' 53" W, 350.00 feet; thence N 47° 01' 07" E, 481.18 feet; thence 18.82 feet along the arc of a curve to the left with a radius of 900.64 feet and chord of N 46° 25' 11" E, 18.82 feet; thence S 42° 58' 53" E, 350.20 feet; thence S 47° 01' 07" W, 500.00 feet to the point of beginning. Containing 175,001 square feet (4.018 acres).

RM-16 to RR-2

A parcel of land located in the Southeast 1/4 of the Southwest 1/4 of Section 20, T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Southwest corner of said Section 20; thence S 89° 44' 59" E, 2000.94 feet along the South line of said Southwest 1/4; thence N 24° 04' 53" E, 416.09 feet to the point of beginning; thence N 24° 04' 53" E, 305.48 feet; thence S 89° 44' 34" E, 270.75 feet; thence S 05° 35' 44" E, 280.91 feet; thence N 89° 44' 34" W, 422.79 feet to the point of beginning. Containing 96,904 square feet (2.225 acres).

RM-16 to RM-8

A parcel of land within Lot 1, Certified Survey Map No. 8957, located in the Southeast 1/4 of the Southeast 1/4 of Section 19 and in the Northeast 1/4 of the Northeast 1/4 of Section 30, all in T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Northeast corner of said Section 30; thence S 02°00' 26" W, 33.19 feet along the East line of said Northeast 1/4; thence N 89° 05' 48" W, 955.12 feet to the point of beginning; thence N 89° 05' 48" W, 392.86 feet; thence N 00° 59' 38" E, 1233.63 feet; thence N 55° 21' 35" E, 121.06 feet; thence S 00° 59' 53" W, 233.16 feet; thence S 16° 01' 45" E, 332.97 feet; thence S 52° 23' 00" E, 424.04 feet; thence 487.71 feet along the arc of a curve to the left with a radius of 800.00 feet and chord of S 18° 22' 05" W, 480.20 feet; thence S 00° 54' 12" W, 40.75 feet to the point of beginning. Containing 376,038 square feet (8.633 acres)

RR-2 and AT-35 to AT-35

A parcel of land within Lots 1, 2, 3, and 4, Certified Survey Map No. 8957, located in the Southeast 1/4 of the Southeast 1/4 of Section 19 and in the Northeast 1/4 of the Northeast 1/4 and the Southeast 1/4 of the Northeast 1/4 of Section 30, all in T6N, R8E, Town of Verona, Dane County, Wisconsin to-wit: Commencing at the Northeast corner of said Section 30; thence S 02°00' 26" W, 33.19 feet along the East line of said Northeast 1/4; thence N 89° 05' 48" W, 673.99 feet to the point of beginning; thence S 00° 54' 38" W, 1369.12 feet; thence S 00° 54' 38" W, 1216.38 feet; thence N 88° 16' 58" W, 673.73 feet; thence N 00° 54' 12" E, 2575.93 feet; thence S 89° 05' 48" E, 392.86 feet; thence N 00° 54' 12" E, 40.75 feet; thence 351.17 feet along the arc of a curve to the right with a radius of 800.00 feet and chord of N 13° 28' 42" E, 348.35 feet; thence S 63° 56' 48" E, 301.31 feet; thence S 15° 51' 02" W, 261.54 feet to the point of beginning. Containing 1,837,268 square feet (42.178 acres).

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.101(8)(d) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

1. Flood study shall be prepared and the final design shall be in compliance with floodplain regulations.
2. The residential lots to be platted along the southwestern boundary shall be 320 feet deep.

3. The development shall be designed to meet Dane County stormwater management and erosion control requirements.

RECORDING OF AN APPROVED PLAT REQUIRED

The above listed description(s) is/are intended to describe land for which a subdivision plat conforming to all applicable provisions of Chapter 236 of Wisconsin Statutes and Chapter 75, Dane County Code of Ordinances will be prepared for approval and recorded. This amendment will become effective, if within two years of its approval by Dane County, a plat that described the land to be rezoned is recorded in the office of the Dane County Register of Deeds. **Failure to record the plat will cause this amendment to be null and void. A copy of the recorded plat shall be submitted to Dane County Zoning.**