



Dane County Planning & Development

Land Division Review

December 16, 2011

Grenlie Surveying
400 S. Nine Mound Rd.
Verona, WI 53593

Re: Ken Keryluk (CSM 9319)
Town of Verona, Section 4
(2 lots, 40 acres)
Zoning Petition #10348 A-1EX to RH-1, RH-1 to A-1EX

The Dane County Board approved Zoning Petition #10348 on November 3, 2011.

Attn: Thom Grenlie, S-1051

The proposed CSM is hereby conditionally approved as follows:

1. Rezone Petition #10348 is to become effective and all conditions are to be timely satisfied.
2. The document is to be completed in accordance with S.236.34, Wisconsin State Statutes.
3. The town road is to be labeled and the distance to the centerline of the public highway right-of-way is to be shown.
4. The net lot area calculations are to be specified in square feet.
5. A notation is to be included on the final document that states: Waiver granted by the Dane County Zoning & Land Regulation Committee on November 22, 2011 from Ch. 75.19(6)(b), Dane County Code of Ordinances to allow lot 1 to have no public road frontage along Shady Oak Lane.
6. The approximate location of the on-site septic system is to be shown including the absorption system.
7. The location of the existing driveway is to be shown.
8. An owners certificate in accordance with S. 236.21(2), Wisconsin State Statutes is to be included.

9. The owners certificate is to include “we also certify that this certified survey map is required by S. 75.17 (1)(a), Dane County Code of Ordinances to be submitted to the Dane County Zoning and Land Regulation Committee for approval.”
10. All owners of record are to be included in the owner’s certificate. (County records indicate that KENNETH S KERYLUK & MELISSA E WEE is the owner). *Spouse’s signature and middle initials are required to provide valid certificates.*
11. The Town of Verona approval certificate is to be included.
12. City of Madison approval certificate is to be included.
13. The required certificates are to be executed.
14. All references to zoning are to be removed from the final document.
15. A notation is to be affixed to the document “refer to building site information contained in the Dane County Soil Survey.”
16. Comments from the Dane County Surveyor are to be satisfied:
 - *Add the CSM location by 1/4 1/4 section, section, township, range, and county. 236.34(1)(c)*
 - *Add description of monuments found to legend or at symbols referenced on the map. 236.20(2)(b)*
 - *Add a dashed or dotted line along the main chord of the curve. 236.20(2)(k)*
 - *Add tangent bearings for each end of the curve. 236.20(2)(k)*
 - *The CSM boundary has a misclosure of near 2.5 feet. Please identify and correct error. 236.34(1)(d)(2)*
17. The recordable document is to be submitted for review and approval.

When the above conditions have been fully satisfied, the original document may be submitted for final review. The proposed certified survey map will be scheduled for a future Dane County Zoning and Land Regulation Committee for approval. If approved the approving signature will be affixed by the Chair of the committee. Any questions regarding this letter, please contact myself.

Sincerely,

Daniel Everson
Assistant Zoning Administrator
267.1541

CC:
Clerk, Town of Verona
City of Madison Planning, Tim Parks