



Location  
4114 Veith Avenue

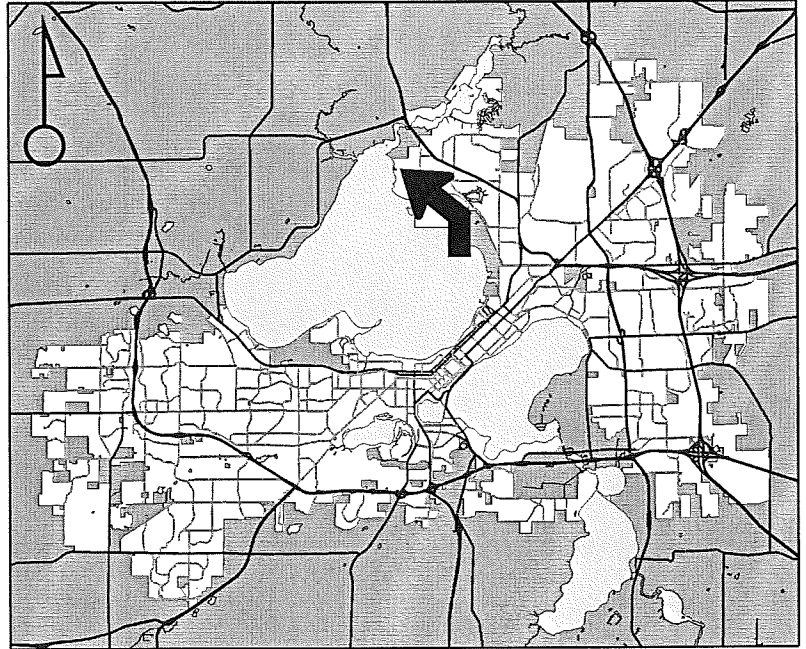
Project Name  
Grove Residence

Applicant  
David & Heddy Grove/  
Matt Acker – Acker Builders, Inc.

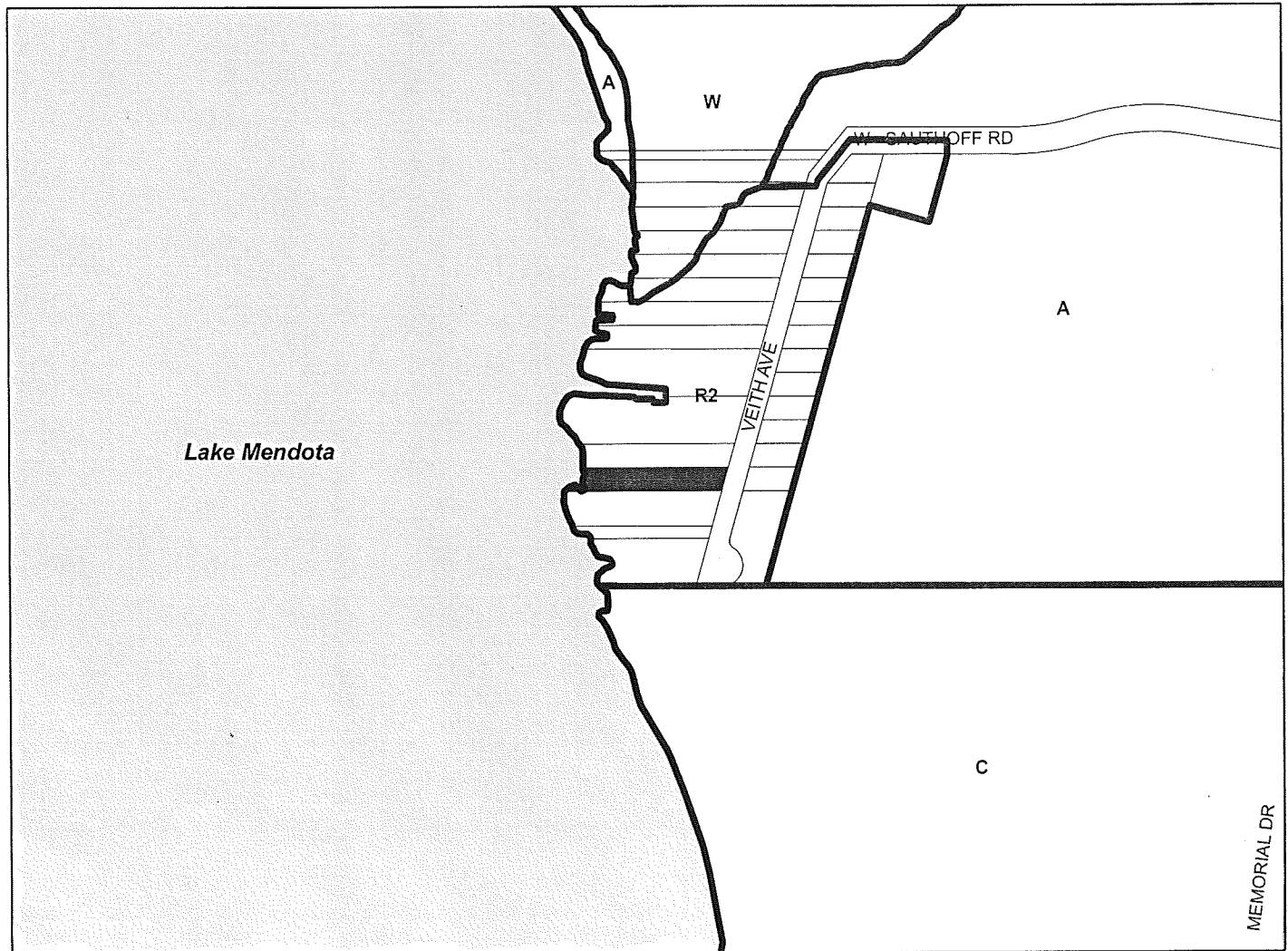
Existing Use  
Single-family residence

Proposed Use  
Demolish single-family residence and  
construct new residence on a lakefront lot

Public Hearing Date  
Plan Commission  
29 August 2011



For Questions Contact: Heather Stouder at: 266-5974 or [hstouder@cityofmadison.com](mailto:hstouder@cityofmadison.com) or City Planning at 266-4635



Scale : 1" = 400'

City of Madison, Planning Division : RPJ : Date : 15 August 2011

6





# LAND USE APPLICATION Madison Plan Commission

215 Martin Luther King Jr. Blvd; Room LL-100  
PO Box 2985; Madison, Wisconsin 53701-2985  
Phone: 608.266.4635 | Facsimile: 608.267.8739

- The following information is required for all applications for Plan Commission review except subdivisions or land divisions, which should be filed with the Subdivision Application.
- Before filing your application, please review the information regarding the **LOBBYING ORDINANCE** on the first page.
- Please read all pages of the application completely and fill in all required fields.
- This application form may also be completed online at [www.cityofmadison.com/planning/plan.html](http://www.cityofmadison.com/planning/plan.html)
- All Land Use Applications should be filed directly with the Zoning Administrator.

FOR OFFICE USE ONLY:	
Amt. Paid	\$550 <sup>00</sup> Receipt No. 122521
Date Received	7/12/11
Received By	Jenny Kirchgatter
Parcel No.	0809-274-0105-2
Aldermanic District	18 - Anita Weier
GQ	ZBA, floodplain, waterfront
Zoning District	R2
For Complete Submittal	
Application	Letter of Intent <input checked="" type="checkbox"/>
IDUP	Legal Descript. <input checked="" type="checkbox"/>
Plan Sets	Zoning Text <input checked="" type="checkbox"/>
Alder Notification	Waiver <input checked="" type="checkbox"/>
Nbrhd. Assn Not.	Waiver <input type="checkbox"/>
Date Sign Issued	7/12/11

1. Project Address: 4114 Veith Ave. Project Area in Acres: 0.46 acres  
Project Title (if any): Acker - Grove Residence

## 2. This is an application for:

**Zoning Map Amendment** (check the appropriate box(es) in only one of the columns below)

<input type="checkbox"/> <b>Rezoning to a Non-PUD or PCD Zoning Dist.:</b> Existing Zoning: _____ to _____ Proposed Zoning (ex: R1, R2T, C3): _____	<input type="checkbox"/> <b>Rezoning to or Amendment of a PUD or PCD District:</b> <input type="checkbox"/> Ex. Zoning: _____ to PUD/PCD-GDP <input type="checkbox"/> Ex. Zoning: _____ to PUD/PCD-SIP <input type="checkbox"/> Amended Gen. Dev. <input type="checkbox"/> Amended Spec. Imp. Plan
<input type="checkbox"/> <b>Conditional Use</b>	<input checked="" type="checkbox"/> <b>Demolition Permit</b>
<input type="checkbox"/> <b>Other Requests (Specify):</b> _____	

## 3. Applicant, Agent & Property Owner Information:

Applicant's Name: Wayne Acker Company: Acker Builders Inc.  
Street Address: 101 E. Main St. #2 City/State: Wauwakee, WI Zip: 53597  
Telephone: (608) 220-5008 Fax: (608) 850-6653 Email: mattacker@hotmail.com

Project Contact Person: Matt Acker Company: Acker Builders Inc.  
Street Address: 101 E. Main St. #2 City/State: Wauwakee, WI Zip: 53597  
Telephone: (608) 220-2474 Fax: (608) 850-6653 Email: mattacker@hotmail.com

Property Owner (if not applicant): David & Hedy Grove  
Street Address: 321 N. Main St. City/State: DeForest, WI Zip: 53532

## 4. Project Information:

Provide a brief description of the project and all proposed uses of the site: Raze existing single-family residential, Build new single family residential.

Development Schedule: Commencement 9-15-11 Completion 1-15-12

5. Required Submittals:

- Plans** submitted as follows below and depicts all lot lines; existing, altered, demolished or proposed buildings; parking areas and driveways; sidewalks; location of any new signs; existing and proposed utility locations; building elevations and floor plans; landscaping, and a development schedule describing pertinent project details:
  - **7 copies** of a full-sized plan set drawn to a scale of one inch equals 20 feet (collated and folded)
  - **7 copies** of the plan set reduced to fit onto 11 inch by 17 inch paper (collated, stapled and folded)
  - **1 copy** of the plan set reduced to fit onto 8 1/2 inch by 11 inch paper
- Letter of Intent (12 copies)**: describing this application in detail including, but not limited to: existing conditions and uses of the property; development schedule for the project; names of persons involved (contractor, architect, landscaper, business manager, etc.); types of businesses; number of employees; hours of operation; square footage or acreage of the site; number of dwelling units; sale or rental price range for dwelling units; gross square footage of building(s); number of parking stalls, etc.
- Legal Description of Property**: Lot(s) of record or metes and bounds description prepared by a land surveyor. For any application for rezoning, the description must be submitted as an electronic word document via CD or e-mail. For applications proposing rezoning to more than one district, a separate description of each district shall be submitted.
- Filing Fee**: \$\_\_\_\_\_ See the fee schedule on the application cover page. Make checks payable to: *City Treasurer.*
- Electronic Submittal**: All applicants are required to submit copies of all items submitted in hard copy with their application (including this application form, the letter of intent, complete plan sets and elevations, etc.) as Adobe Acrobat PDF files on a non-returnable CD to be included with their application materials, or in an e-mail sent to [pcapplications@cityofmadison.com](mailto:pcapplications@cityofmadison.com). The e-mail shall include the name of the project and applicant. Applicants unable to provide the materials electronically should contact the Planning Division at (608) 266-4635 for assistance.

In Addition, The Following Items May Also Be Required With Your Application:

- For any applications proposing demolition or removal of existing buildings, the following items are required:
  - Prior to the filing of an application, the applicant or his/her agent is required to notify a list of interested persons registered with the City **30 or 60 days prior to filing** their application using the online notification tool found at: <https://www.cityofmadison.com/developmentCenter/demolitionNotification/>
  - A photo array (6-12 photos) of the **interior and exterior** of the building(s) to be demolished or removed. A written assessment of the condition of the building(s) to be demolished or removed is highly recommended.
  - Note: A Reuse and Recycling Plan approved by the City's Recycling Coordinator is required prior to issuance of wrecking permits and the start of construction.
- Zoning Text (12 copies)**: must accompany Planned Community or Planned Unit Development (PCD/PUD) submittals

6. Applicant Declarations:

- Conformance with adopted City plans**: Applications shall be in accordance with all adopted City of Madison plans:
  - The site is located within the limits of \_\_\_\_\_ Plan, which recommends: \_\_\_\_\_ for this property.
- Pre-application Notification**: Section 28.12 of the Zoning Code requires that the applicant notify the district alder and any nearby neighborhood & business associations in writing no later than **30 days** prior to filing this request:
  - List below the Alderperson, Neighborhood Association(s), Business Association(s) AND dates you sent the notices:  
*Alder Weier, waiver of time period given 7-5-11, Angie Saldor NLMA Pres.*
  - NOTE: If the alder has granted a waiver to this requirement, please attach any such correspondence to this form. *w/ waiver 6-31-11*
- Pre-application Meeting with staff**: Prior to preparation of this application, the applicant is required to discuss the proposed development and review process with Zoning and Planning Division staff; note staff persons and date.
  - Planning Staff: *Heather Strouder* Date: *5-27-11* Zoning Staff: *Pat Anderson* Date: *5-27-11*
- Check here if this project will be receiving a public subsidy**. If so, indicate type in your Letter of Intent.

The signer attests that this form is accurately completed and all required materials are submitted:

Printed Name Matt Acker Date 7-17-11  
 Signature *[Signature]* Relation to Property Owner contractor  
 Authorizing Signature of Property Owner \_\_\_\_\_ Date 7/17/11

## Letter of Intent – 4114 Veith Ave., Madison Demolish & Rebuild

This review is for the approval of demolishing the existing single-family residential structure located at 4114 Veith Ave. Immediately following the demolition, a new single-family structure would be built as shown by the included building plans.

4114 Veith Ave. is a Lake Mendota frontage lot. There are 3 structures on the property: Home, Detached Garage, and Boathouse. Only the Home would be demolished. The Detached Garage would undergo a remodeling: new siding, fascia, and gutters. Frame and footprint of Detached Garage remain as is. The Boathouse would get new siding and roof, but the frame and footprint remain as is.

The new home will incorporate a vertical loop geo-thermal heating system. This is a closed loop system using a series of “wells.” This does **not** use Lake Mendota as a heat exchange.

Ultimately the property owner would like to construct a new pier in the future as well. That is beyond the scope of this submittal, but the property owner can share his thoughts on that now if required.

Property Owners: David and Heddy Grove  
General Contractor: Wayne Acker dba Acker Builders Inc.  
Draftsman: Sean Reimer dba Building Solutionz  
Landscape: TBD

The timeframe of the project would be primarily determined by the expedition of this review and the following permits. We would like to begin construction in September 2011, and finish in January of 2012.

It is the opinion of the property owner and general contractor that the demolition and rebuild improves the characteristics of the neighborhood. The existing structure appears old and dilapidated. The new proposed structure is more fitting and of higher caliber.

Matt Acker  
Acker Builders Inc.  
608-220-8474  
mattacker@hotmail.com

# Existing Site Conditions

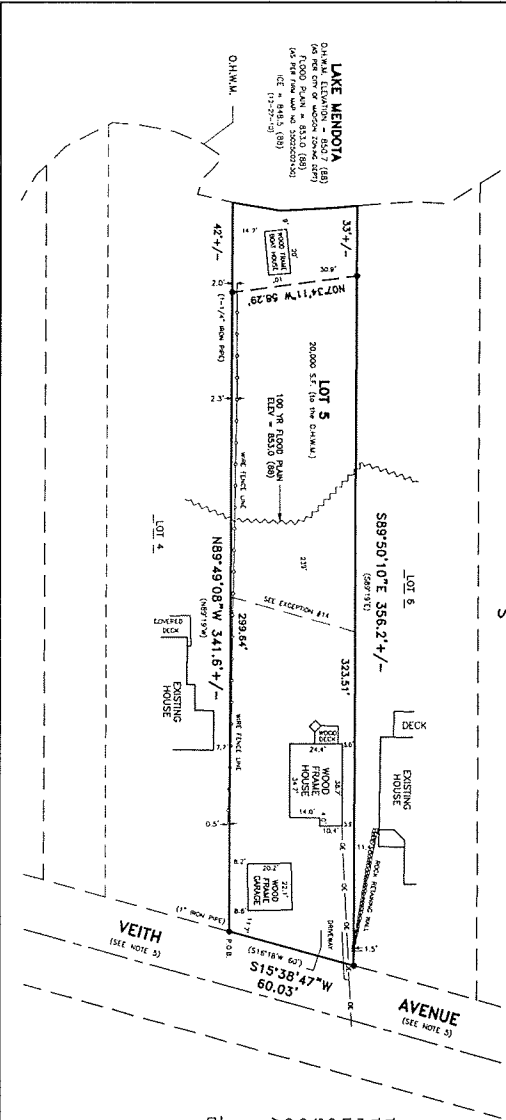
OWNER: SAELOL BAY, LLC  
 Preferred Title Commitment No.: 110120219  
 Parcel Number: 251-0809-274-0105-2

**SCHEDULE B EXCEPTIONS:**

13. Rights of the public in any portion of the subject premises lying below the building line as shown on the recorded plat of Veith's Park to require the use of the shore and riparian rights.
14. Building line as shown on the recorded plat of Veith's Park. The Title Insurance Company has interpreted a dimension line shown on the plat of Veith's Park to be a building setback line. No note on the plat or other extrinsic evidence has been provided to substantiate this interpretation.

**NOTES:**

- 1) The boundary of Lake Mendota is subject to change due to natural causes.
- 2) The Original Plat of Veith's Park indicates ownership is to be extended to the centerline of the Yohoro River.
- 3) This map was prepared in accordance with information provided in Preferred Title Company's Commitment Number 110120219, dated December 10, 2010.
- 4) The exact driveway and street pavement location and other potential evidence are shown on the plat of the plat survey.
- 5) Veith Avenue is recorded as being 33 feet wide (on the Veith Park Plat Survey) and descriptions on the east side of Veith Avenue indicate that Veith Avenue is 50 feet wide.
- 6) The location of the Yohoro River centerline was not established with this survey.
- 7) ROCK REMAINING WALL ENCROACHMENT ONTO SUBJECT PROPERTY. (SEE MAP)
- 8) FENCE ENCROACHMENTS ONTO ADJOINING PROPERTY. (SEE MAP)
- 9) FENCE ENCROACHMENTS ONTO SUBJECT PROPERTY. (SEE MAP)
- 10) South line of Lot 5, Veith's Park, approximately 0 to 2.5 feet.



**LEGAL DESCRIPTION**

Lot 5, Veith's Park, recorded as Doc. No. 286288 on March 16, 1908 in the Dane County Register of Deeds office, located in the NE 1/4 of the SE 1/4 and the NW 1/4 of the SE 1/4 of Section 27, 18N, R9E, City of Madison, Dane County, Wisconsin also described in more detail as follows:

BEGINNING at the southeast corner of Lot 5, Veith's Park; thence N89°49'08" W (recorded as N89°19'N) along the south line of Lot 5, Veith's Park, 299.64 feet to the point of beginning of a meander line along Lake Mendota, said point being located S89°49'08" E (recorded as S89°19'E) along the south line of said Lot 5, 42 feet more or less from the ordinary high water mark of Lake Mendota;

thence N07°34'11" W, 58.29 feet along the meander line for Lake Mendota to the north line of Lot 5, Veith's Park and the point of termination of said meander line for Lake Mendota, said point located S89°50'10" E (recorded as S89°19'E) along the north line of Lot 5, Veith's Park, 33 feet more or less from the ordinary high water mark of Lake Mendota;

thence S89°50'10" E (recorded as S89°19'E), 323.51 feet along the north line of Lot 5, Veith's Park to the west right-of-way line of Veith Avenue; thence S15°38'47" W, 60.03 feet (recorded as S15°18' W, 60 feet) along the west line of Veith Avenue to the POINT OF BEGINNING.

Containing 20,000 Square Feet. (to the O.H.W.M.) including lands located between the meander line of the Lake Mendota and the centerline of the Yohoro River. Subject to potential rights of others created by a fence line and a rock retaining wall encroachment on the subject property, as shown hereon. Including potential rights to lands lying between the described property and existing fence lines, as shown hereon. Subject to all other recorded and unrecorded encumbrances.

**SURVEYOR**

PAULSON & ASSOCIATES, LLC  
 Daniel A. Paulson  
 DeForest, WI 53532

**CLIENT**

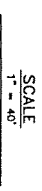
EAST SIDE FAMILY PARTNERSHIP  
 c/o Alth, Thomas  
 213 Chicago Drive, Suite 4  
 DeForest, WI 53532

**PARCEL ADDRESS**

4 Veith Avenue  
 Madison, WI 53704

**BASIS OF BEARINGS**

THE NORTH LINE OF LOT 3 IS ASSUMED TO BE AN S89°50'10"E.



- LEGEND**
- 3/4" IRON BAIL (FOUND)
  - ( ) UNRECORDED (NOT SHOWN)
  - ( ) RECORDED AS INFORMATION
  - X--- OVERHEAD UTILITIES
  - P--- POINT OF BEGINNING

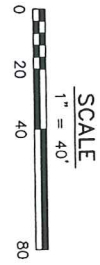


**SURVEYOR'S CERTIFICATE:**

To East Side Family Partnership, and Preferred Title Company. This is to certify that this map or plat and the survey on which it is based were made in accordance with the "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA and NSPS in 2005, and includes items 1 and 7(6) of Table A thereof. Pursuant to the Accuracy Standards as adopted by ALTA and NSPS and in effect on the date of this certification, undersigned further certifies that in my professional opinion, as a land surveyor registered in the State of Wisconsin, the Relative Positional Accuracy of this survey does not exceed that which is specified therein.

Daniel A. Paulson, Registered Land Surveyor No. S-1899 Date \_\_\_\_\_

<b>PAULSON &amp; ASSOCIATES, LLC</b>	
136 WEST HOLM STREET DEFOREST, WI 53532 (608)948-2523	
<b>ALTA/ACSM LAND TITLE SURVEY</b>	
EAST SIDE FAMILY PARTNERSHIP	
SPONG LUIS, PARTNER	
SE 1/4, LAND 1/4 OF THE SE 1/4 SECTION 27, T89N, R.09E, CITY OF MADISON, DANE COUNTY, WISCONSIN	
JOB NO. 0410-200	DRAWING NO.
DATE 01-08-11	DATE 01-08-11



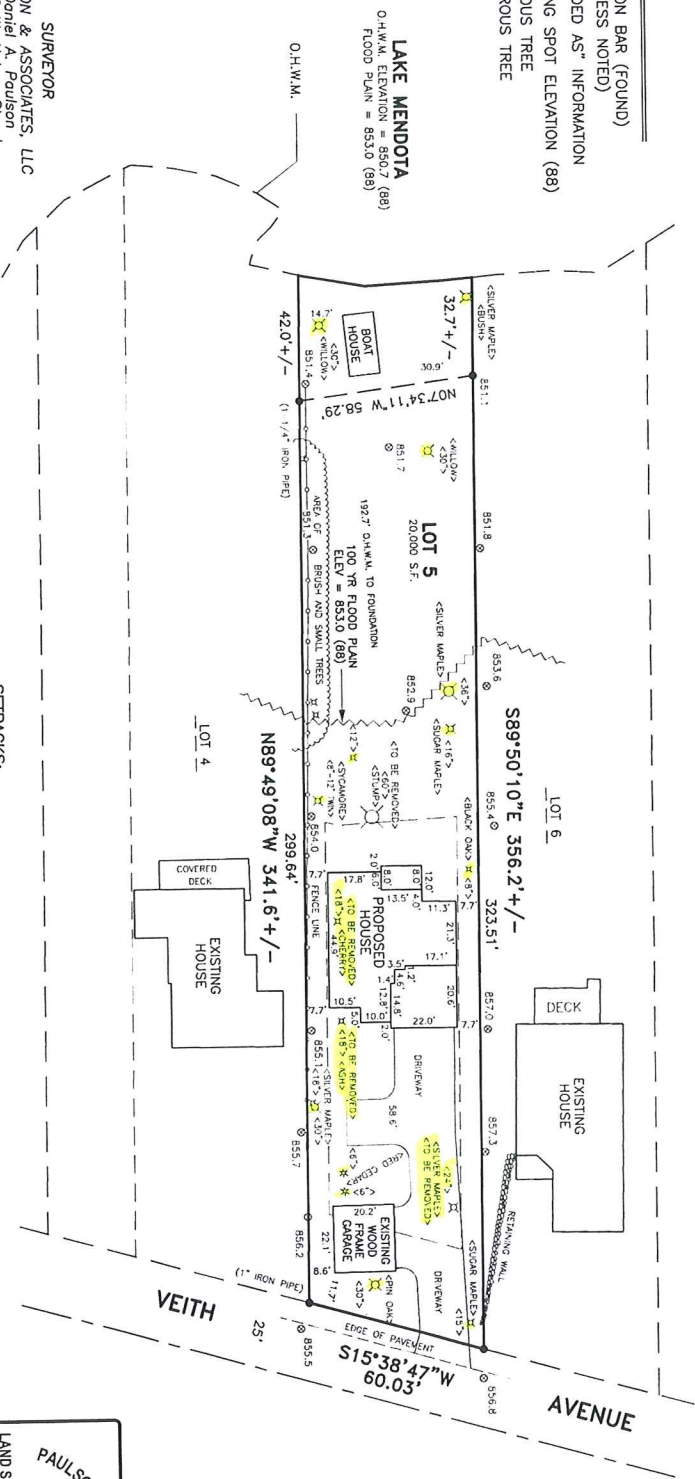
**SITE PLAN 7-11-11**

BEING LOT 5, VEITH'S PARK, LOCATED IN THE NE 1/4 OF THE SE 1/4, AND THE NW 1/4 OF THE SE 1/4, SECTION 27, T.08N., R.09E., CITY OF MADISON, DANE COUNTY, WISCONSIN

**BASIS OF BEARINGS**  
 THE NORTH LINE OF LOT 5 IS ASSUMED TO BEAR S89°50'10"E.

**LEGEND**

- 3/4" IRON BAR (FOUND)  
(UNLESS NOTED)
- ( ) \*RECORDED AS\* INFORMATION
- ⊙ 857.2 EXISTING SPOT ELEVATION (88)
- ⊙ 857.2 EXISTING SPOT ELEVATION (88)
- ⊙ 857.2 EXISTING SPOT ELEVATION (88)
- \* CONIFEROUS TREE



**PAULSON & ASSOCIATES, LLC**  
 LAND SURVEYING & ENGINEERING  
 DEFORREST WILSON  
 608-846-2523  
 www.PaulsonAssociates.net

**SURVEYOR**  
 PAULSON & ASSOCIATES, LLC  
 Daniel A. Paulson  
 136 W. Holm Street  
 DeForest, WI 53532

**CLIENT/OWNER**  
 The Hedy and David Grove Revocable Trust  
 4114 Veith Avenue  
 Madison, WI 53704

**ZONING:**  
 R-2

**SETBACKS:**  
 FRONT YARD = 30'  
 REAR YARD = 178.3' FROM O.H.W.M. (SEE SETBACK EXHIBIT)  
 SIDE YARD = 6' ONE STORY & 7' TWO STORY (SEE NOTE)

**NOTE:** CITY OF MADISON ZONING CODE SEC. 20.08(2)(2)2b  
 For each lot by which the side wall of a building exceeds  
 forty (40) feet (as projected at right angles to the side  
 lot line), the rear side yard on that side shall be  
 increased by the amount of the side wall of the building  
 beyond eighty (80) feet of the side wall of a single-family residence  
 beyond eighty (80) feet of the side lot line shall be excluded.  
 Such "reverted" side shall apply to the entire length of that side  
 yard. (Ver. by Ord. 11,192, 11-15-20)

**DRAWN BY:** T.W.P.  
**FILE NO.:** 10-050  
**PAGE 1 OF 1**

# SETBACK EXHIBIT

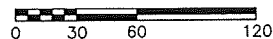
BEING LOT'S 1 THRU 9, VEITH'S PARK AND LOT'S 10 AND 12,  
FIRST ADDITION TO VEITH'S PARK; LOCATED IN THE NE 1/4 OF THE  
SE 1/4, AND THE NW 1/4 OF THE SE 1/4, SECTION 27, T.08N.,  
R.09E., CITY OF MADISON, DANE COUNTY, WISCONSIN

- NOTES:
- 1) THIS EXHIBIT IS NOT INTENDED TO BE A PROPERTY SURVEY AND DOES NOT MEET THE MINIMUM STANDARDS FOR PROPERTY SURVEYS AS PRESCRIBED BY CHAPTER AE 7 OF THE WISCONSIN ADMINISTRATIVE CODE. THIS EXHIBIT WAS PREPARED IN ORDER TO DETERMINE THE SETBACK FROM THE O.H.W.M. OF LAKE MENDOTA FOR LOT 5, VEITH'S PARK AND SHOULD NOT BE USED FOR DETERMINING SETBACKS FOR ANY OTHER PROPERTY.
  - 2) LOT LINES AND PARCEL INFORMATION, AS SHOWN ON THIS EXHIBIT, WAS OBTAINED FROM ACCESS DANE. BUILDING LOCATIONS WERE ESTABLISHED USING AERIAL PHOTOGRAPHY AND MEASUREMENTS TO THE O.H.W.M. WERE FIELD VERIFIED AND ARE SUBJECT TO CHANGE DO TO NATURAL CAUSES.
  - 3) THE O.H.W.M. ELEVATION OF LAKE MENDOTA IS 850.7 (88) AS PER CITY OF MADISON ZONING DEPT.
  - 4) ALL MEASUREMENTS WERE MADE TO HOUSE CORNERS, DECKS, OR STAIRWAYS THAT ARE OVER 3 FEET HIGH.
  - 5) FIELD SURVEY DATED 12-27-10.

O.H.W.M. SETBACK AVERAGE  
7 HOUSE AVERAGE = 178.3'

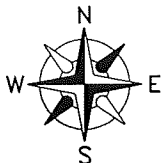
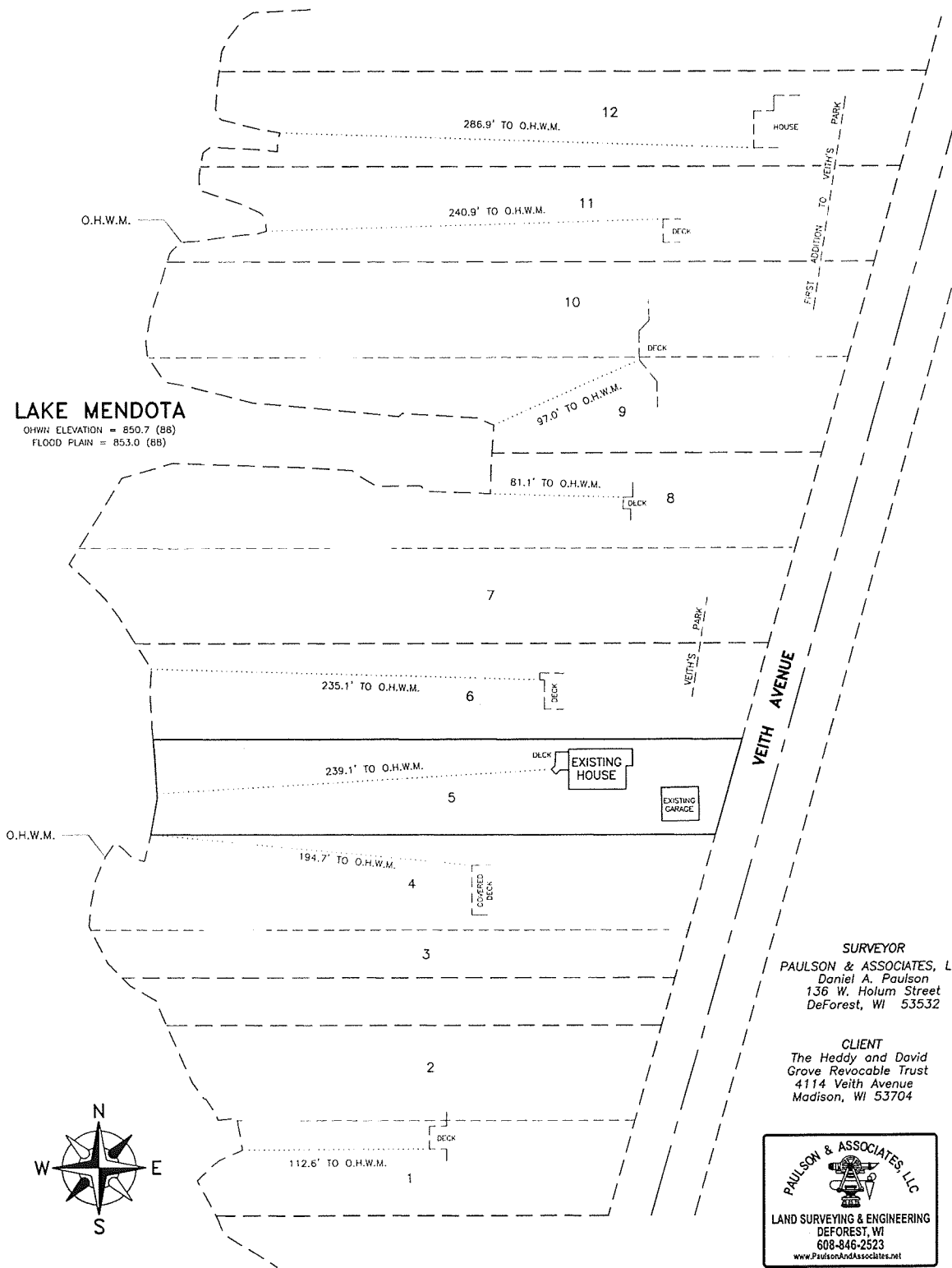
SCALE

1" = 60'



## LAKE MENDOTA

O.H.W.M. ELEVATION = 850.7 (88)  
FLOOD PLAIN = 853.0 (88)



**SURVEYOR**  
PAULSON & ASSOCIATES, LLC  
Daniel A. Paulson  
136 W. Holum Street  
DeForest, WI 53532

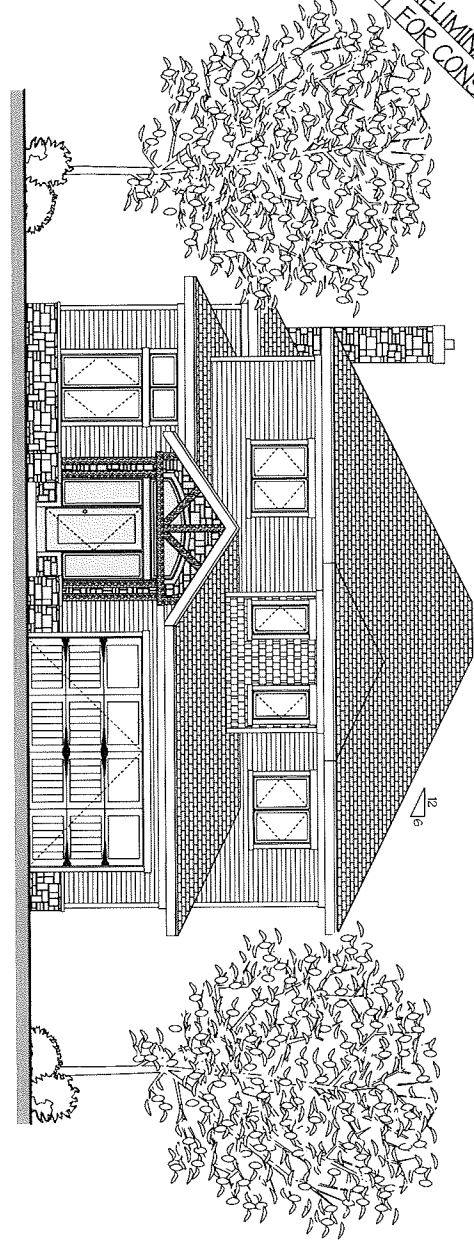
**CLIENT**  
The Hedy and David  
Grove Revocable Trust  
4114 Veith Avenue  
Madison, WI 53704

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LAND SURVEYING & ENGINEERING  
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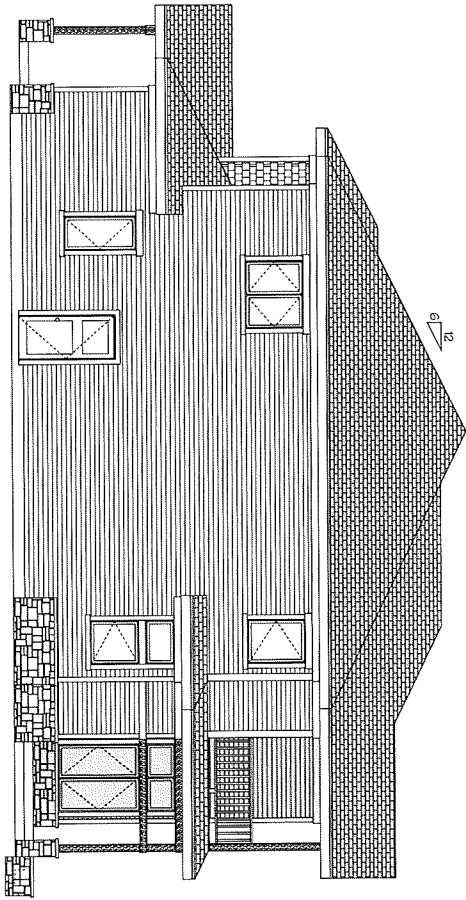
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PRELIMINARY ONLY  
NOT FOR CONSTRUCTION



FRONT ELEVATION  
SCALE: 1/4" = 1'-0"



RIGHT ELEVATION  
SCALE: 1/4" = 1'-0"

**SHEET INDEX:**

- 1-5 ELEVATIONS & NOTES
- 2-5 ELEVATIONS & SECTION
- 3-5 FIRST FLOOR PLAN
- 4-5 SECOND FLOOR PLAN
- 5-5 FOUNDATION PLAN

**CONSTRUCTION NOTES:**  
 -OWNER'S RESPONSIBILITY TO OBTAIN ALL NECESSARY PERMITS FROM LOCAL JURISDICTIONS.  
 -ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL RESIDENTIAL CODE BOOKS AND ALL APPLICABLE LOCAL ORDINANCES.  
 -ALL MATERIALS SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS.  
 -ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE LOCAL BUILDING DEPARTMENT.  
 -ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE LOCAL BUILDING DEPARTMENT.  
 -ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE LOCAL BUILDING DEPARTMENT.

**DISTINCTIVE FEATURES:**

- 1477 SQ. FT. FIRST FLOOR
- 1497 SQ. FT. SECOND FLOOR
- UNFINISHED LOWER LEVEL
- MARVIN WINDOWS
- 50 YEAR FOUNDATION WATERPROOFING
- INSERT TEXT HERE

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APPROVED BY (PRINT NAME): \_\_\_\_\_  
 SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_

SHEET #  
1  
OF 5

DATE: 06-27-11  
 PROJECT: GROVE RESIDENCE  
 DESIGNER: SMR  
 DRAWN: SMR

REVISIONS  
 \*NOTE: DRAWINGS ARE 44% REDUCED FOR 11X17 PRINTS.

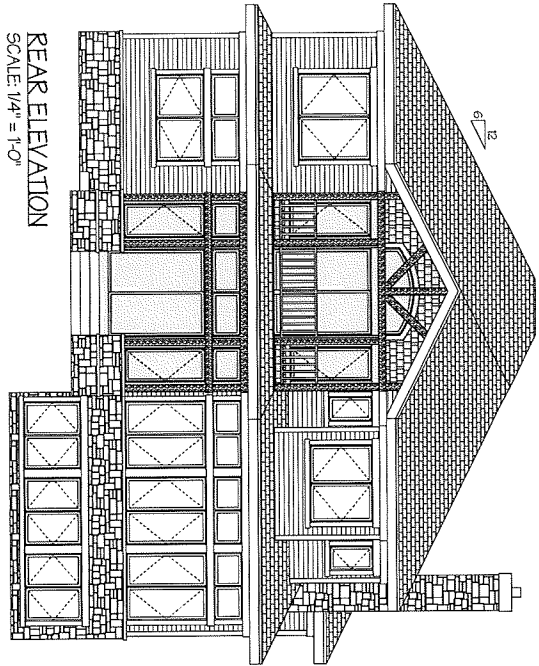
PROJECT: GROVE RESIDENCE  
 101 E. Main St, Suite 2, Waunakee, WI 53597  
 P: 608-850-6650 F: 608-850-6653

RESPONSIBLE BY: ACKER BUILDERS & REALTY  
 CONTACT: Jenny Acker  
 101 E. Main St, Suite 2, Waunakee, WI 53597  
 P: 608-850-6650 F: 608-850-6653

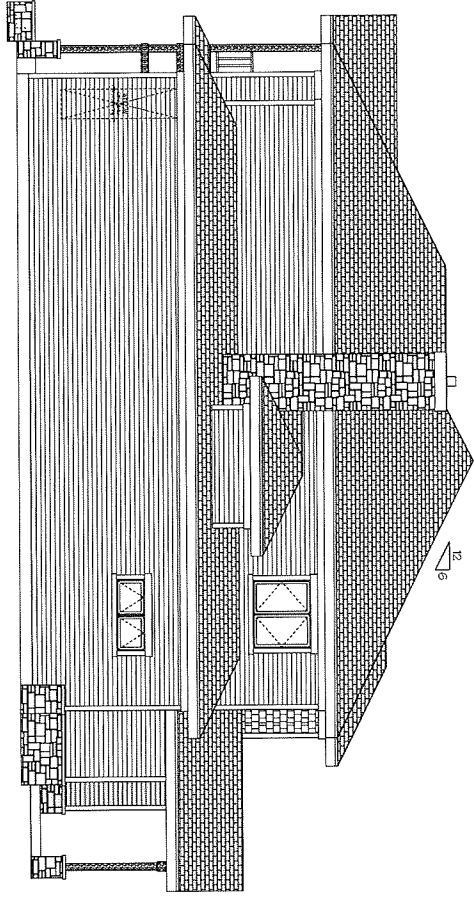
DRAWING BY: Building SolutionZ, Inc.  
 CONTACT: Seth Reiner  
 P.O. Box 284, Waunakee, WI 53597  
 Phone: (608)550-9497 Fax: (608)298-3730  
 http://www.BUILDINGSOLUTIONZ.com

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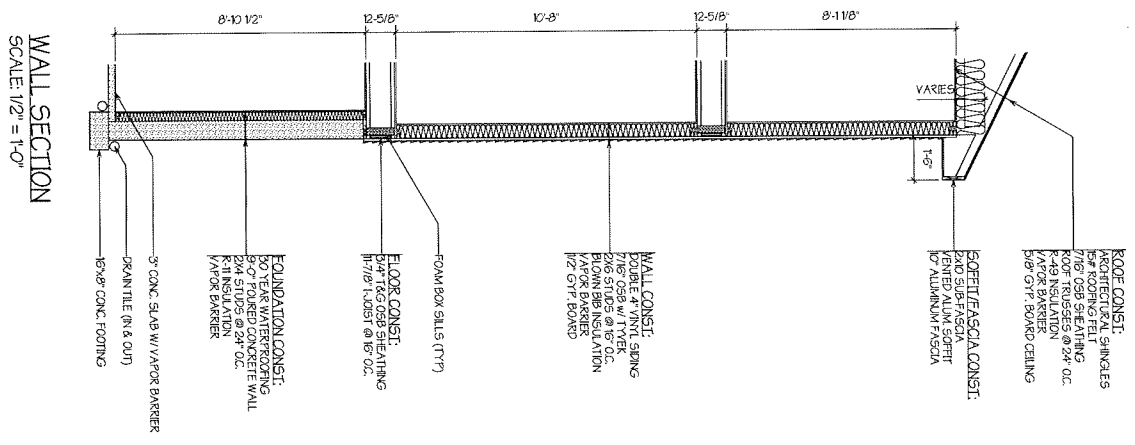
PRELIMINARY ONLY  
NOT FOR CONSTRUCTION



REAR ELEVATION  
SCALE: 1/4" = 1'-0"



LEFT ELEVATION  
SCALE: 1/4" = 1'-0"



WALL SECTION  
SCALE: 1/2" = 1'-0"

ROOF CONST.:  
ARCHITECTURAL SHINGLES  
7/16" OSB SHEATHING  
ROOF TRUSSES @ 24" O.C.  
R-49 INSULATION  
VAPOR BARRIER  
1/2" GYP BOARD  
1/2" GYP CEILING

SOFFIT/FASCIA CONST.:  
2"X4 SUB-FASCIA  
1"X4 ALUM. SOFFIT  
1"X4 ALUM. FASCIA

WALL CONST.:  
DOUBLE 4" VINYL SINKS  
2"X6 OSB W/ TYRK  
2"X6 STUDS @ 16" O.C.  
VAPOR BARRIER  
1/2" GYP BOARD

FOAM BOX SILLS (TYP)

FLOOR CONST.:  
5/4" T&G OSB SHEATHING  
1 1/2" I. JOIST @ 16" O.C.

FOUNDATION CONST.:  
60 YEAR WATERPROOFING  
9'-0" POURED CONCRETE WALL  
2"X4 STUDS @ 24" O.C.  
R-19 INSULATION  
1/4" ON BRICKEN

3" CONC. SLAB W/ VAPOR BARRIER  
DRAIN TILE (IN & OUT)  
16"X8" CONC. FOOTING

The drawings and design concepts represented herein are the sole property of Acker Builders & Realty. Any reproduction or representation without the express permission of Acker Builders & Realty is strictly prohibited.

APPROVED BY (PRINT NAME):  
SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_

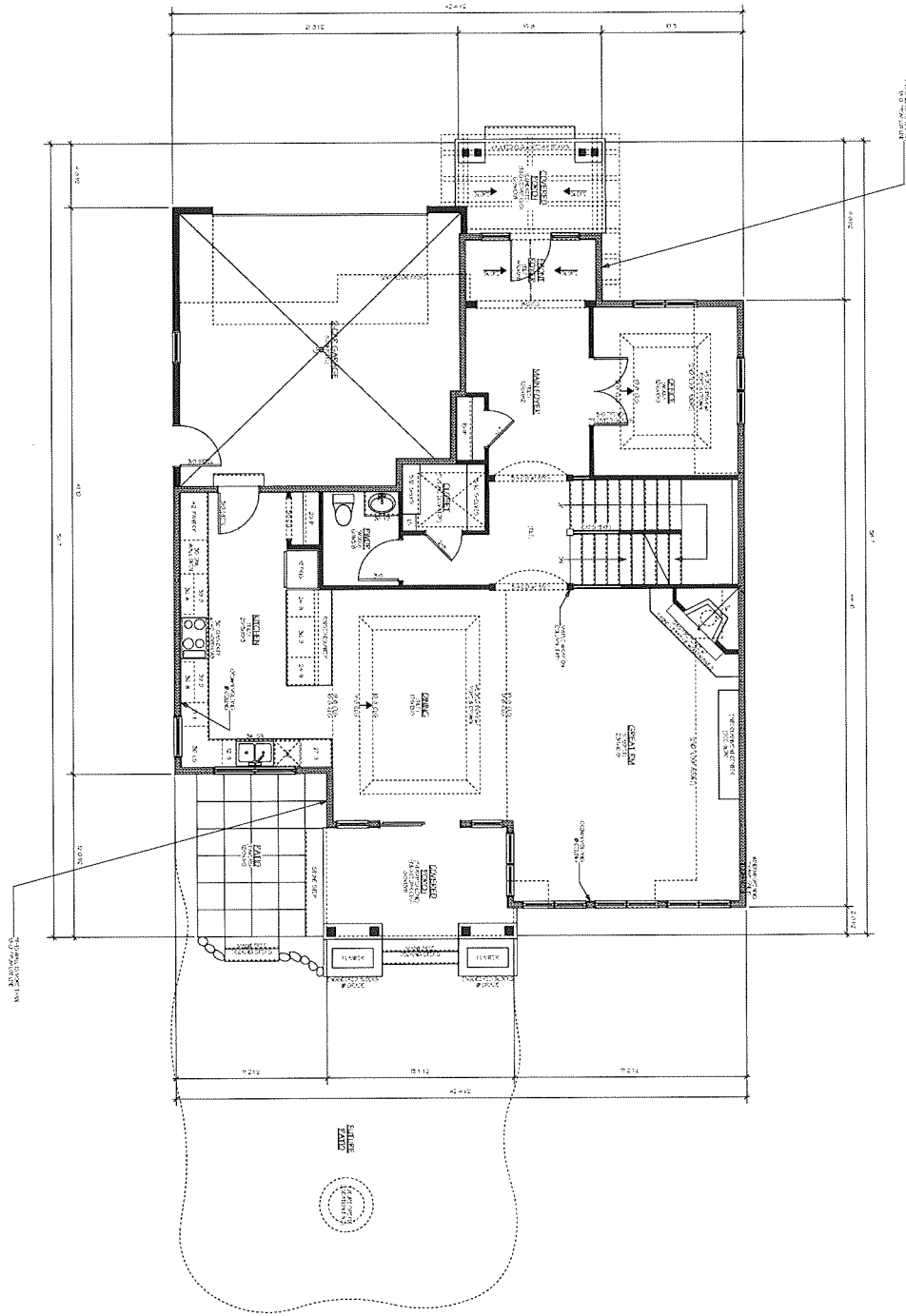
Sheet #	0123 06-27-11
Revisions	
Project #	11176
File	11176-Building Plans 305.mxd
Design	SMR
Drawn	SMR

PROJECT  
**GROVE RESIDENCE**  
Lot 5 Veith's Park, Madison WI

DESIGN/BUILD BY  
**ACKER BUILDERS & REALTY**  
CONTACT: Jenny Acker  
101 E. Main St. Suite 2, Watonsville, WI 53597  
P: 608-850-6950 F: 608-850-6653

DRAFTING BY  
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Phone: (608) 850-8427 Fax: (608) 296-3720  
http://www.BUILDING SOLUTIONZ.com

PRELIMINARY ONLY  
 NOT FOR CONSTRUCTION



FIRST FLOOR PLAN  
 SCALE: 1/4" = 1'-0"  
 1477 SQ. FT.

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APPROVED BY (PRINT NAME): \_\_\_\_\_  
 SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_

Sheet #	Date	Revision
5	06-27-11	
Project	File	Author
GROVE RESIDENCE	11178-Bldg Plans 305.mcd	Jenny Acker
	Design: SVR	
	Drawn: SVR	

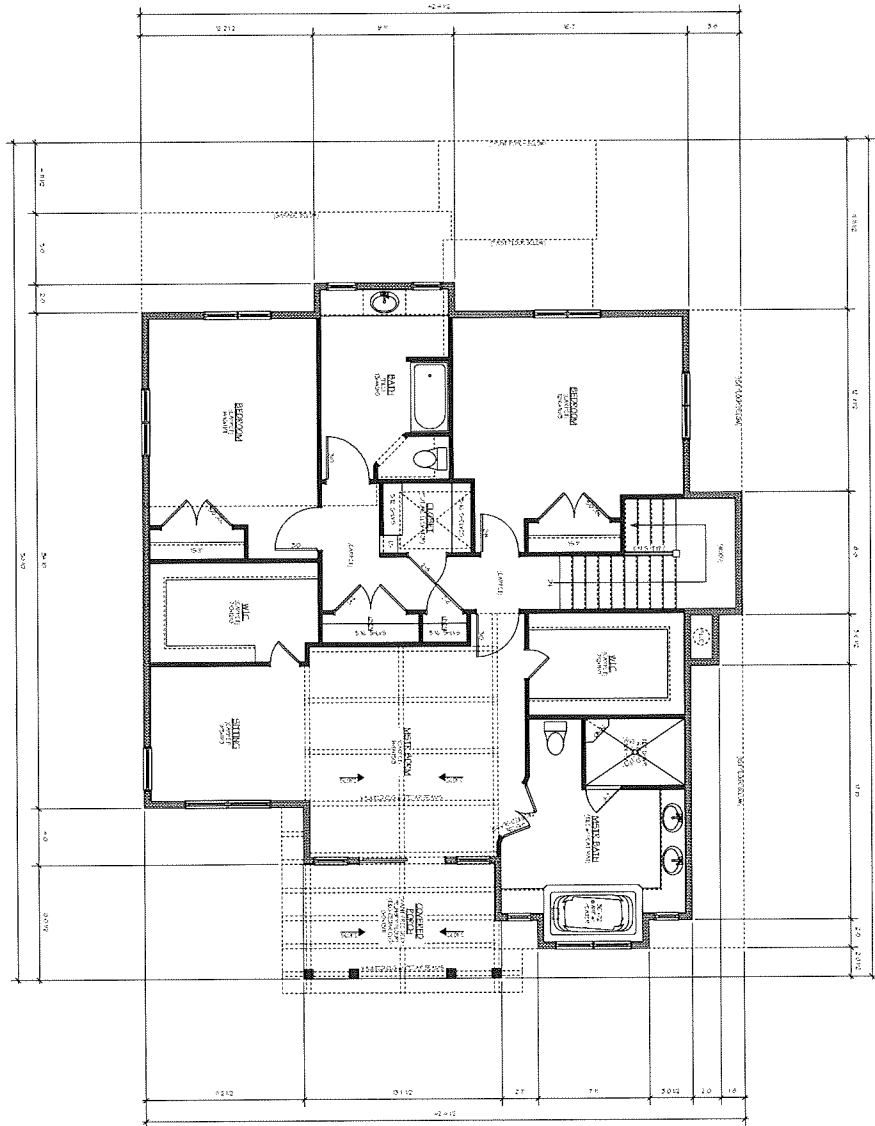
\*NOTE: DRAWINGS ARE 41% REDUCED FOR 11X17 PRINTS\*

PROJECT  
**GROVE RESIDENCE**  
 Lot 5 Veith's Park, Madison WI

DESIGN/BUILD BY  
**ACKER BUILDERS & REALTY**  
 CONTACT: Jenny Acker  
 101 E. Main St. Suite 2, Wausaukee, WI 53597  
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SECOND FLOOR PLAN  
SCALE: 1/4" = 1'-0"  
1497 SQ. FT.

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APPROVED BY (PRINT NAME): \_\_\_\_\_  
SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_

Sheet #  
4  
OF 5

date 05-27-11  
Project # 11170  
file 11170-Bldgng Plans 202.mcd  
Design: GJR  
Drawn: GJR

\*NOTE: DRAWINGS ARE 44% REDUCED FOR 11X17 PRINTS.

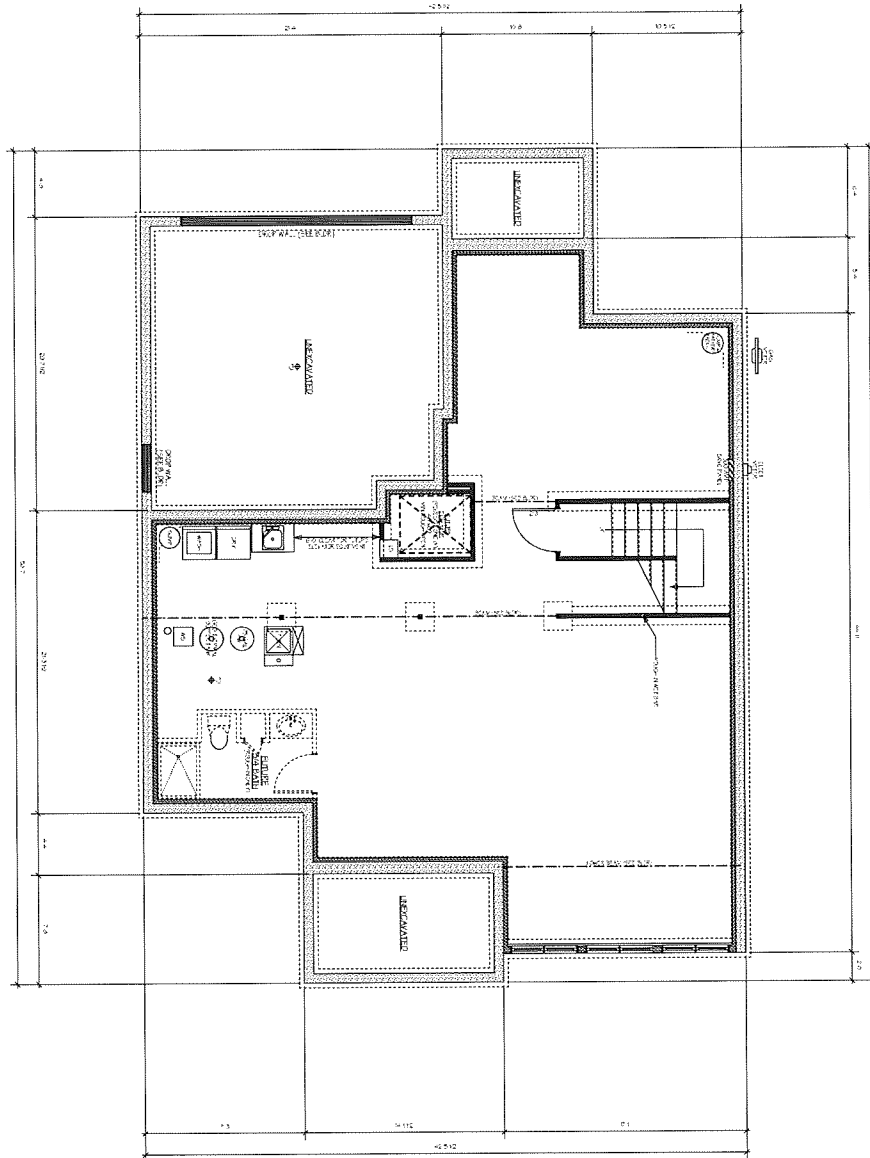
PROJECT:  
**GROVE RESIDENCE**  
Lot 5 Veith's Park, Madison WI

DESIGNED/BUILD BY  
**ACKER BUILDERS & REALTY**  
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6

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FOUNDATION PLAN  
SCALE: 1/4" = 1'-0"  
UNFINISHED

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APPROVED BY (PRINT NAME):

SIGNATURE:

DATE:

PROJECT:

DESIGNED BY:

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Sheet #  
11117  
of 5

date: 6-27-11  
file: 11176-Bldg Plans 335.mod  
design: SJR  
drawn: SMR

\*NOTE: DRAWINGS ARE 44% REDUCED FOR 11X17 PRINTS.

**GROVE RESIDENCE**  
Lot 5 Veith's Park, Madison WI

6

## 4114 Veith Ave. Demolition Recycling Plan

Project Owner: David & Heddy Grove Revocable Trust

General Contractor: Acker Builders Inc. Matt Acker

The demolition of 4114 Veith Ave. will have many of its components recycled for future use. Frank from the Habitat for Humanity Re-Store has visited the site, and will be performing the majority of the recycling.

Habitat for Humanity Re-Store will be removing the following items for their use:

- Iron Railing
- Aluminum Soffit
- Wood Flooring
- Doors
- Fireplace Mantel
- Washer and Dryer
- Base and Window Molding
- Light Fixtures
- Wood Handrail
- Copper and Iron Piping

If it is determined during the process that Habitat for Humanity can use even more than stated here, they are welcome to it. For instance, they may be able to use the furnace.

Acker Excavating will perform the rest of the demolition. The furnace, water heater and stove will be sent to a metal scrap yard. The block foundation will be kept separate from the rest of the demolition and hauled to a pit for future use by the pit. The remainder will be sent to landfill. I have contacted Royal Containment service for the feasibility of them using any of the wood framing, but they are uninterested.

Thank You,

Matt Acker  
Acker Builders Inc.  
608-220-8474  
mattacker@hotmail.com

### Subject Photo Page

Borrower/Client	David and Heddy Grove						
Property Address	4114 Veith Avenue						
City	Madison	County	Dane	State	WI	Zip Code	53704
Lender	DMB Community Bank						



#### Subject Garage

4114 Veith Avenue  
Sales Price Refinance  
Gross Living Area 712  
Total Rooms 4  
Total Bedrooms 2  
Total Bathrooms 1  
Location C Madison  
View residences  
Site 21,092 sf+/-  
Quality alum,wood,fr/a  
Age 101+/-



#### Lake



#### Lake

### Subject Interior Photo Page

Borrower/Client	David and Hedly Grove						
Property Address	4114 Veith Avenue						
City	Madison	County	Dane	State	WI	Zip Code	53704
Lender	DMB Community Bank						



**Living Room**



**Living Room**



**Kitchen**



**Bedroom**



**Bedroom**



**Bathroom**



### Subject Interior Photo Page

Borrower/Client	David and Heddy Grove						
Property Address	4114 Veith Avenue						
City	Madison	County	Dane	State	WI	Zip Code	53704
Lender	DMB Community Bank						



**Mechanicals**



**Mechanicals**



**Mechanicals**



**Electrical**

## Subject Photo Page

Borrower/Client	David and Heddy Grove				
Property Address	4114 Veith Avenue				
City	Madison	County	Dane	State	WI Zip Code 53704
Lender	DMB Community Bank				



### Subject Front

4114 Veith Avenue  
Sales Price Refinance  
Gross Living Area 712  
Total Rooms 4  
Total Bedrooms 2  
Total Bathrooms 1  
Location C Madison  
View residences  
Site 21,092 sf+/-  
Quality alum,wood,fr/a  
Age 101+/-



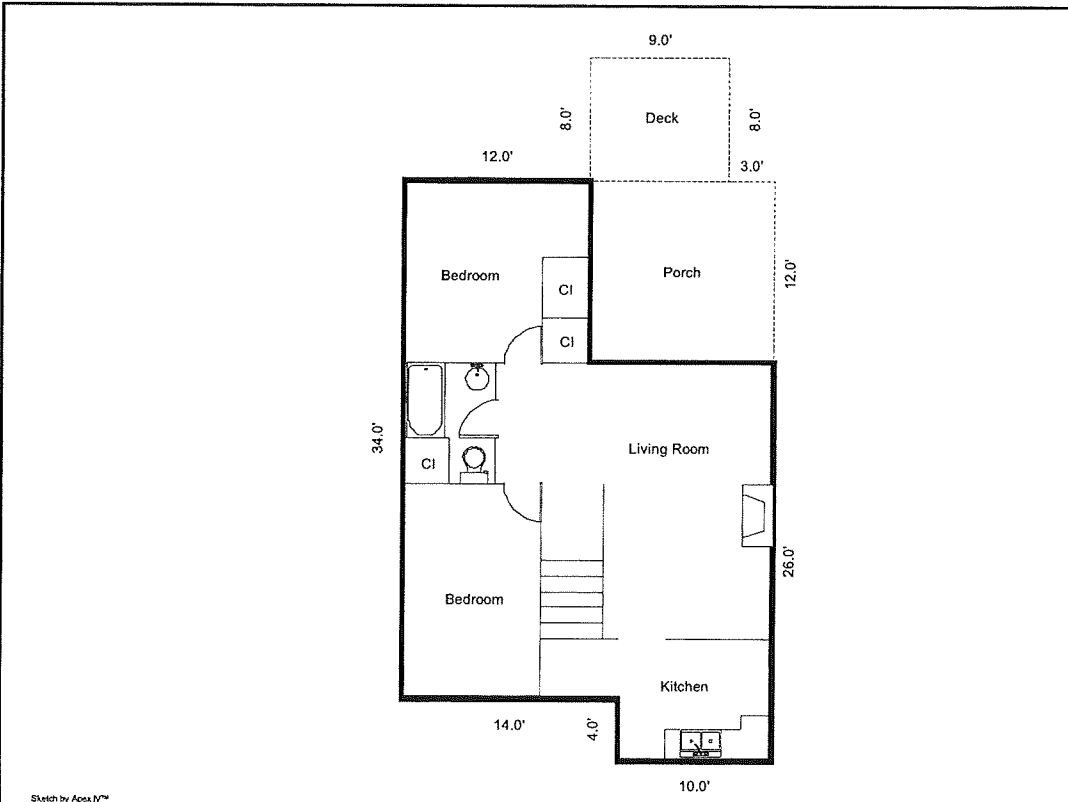
### Subject Rear



### Subject Street

## Building Sketch

Borrower/Client	David and Heddy Grove		
Property Address	4114 Veith Avenue		
City	Madison	County Dane	State WI Zip Code 53704
Lender	DMB Community Bank		



Comments:

AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GLA1	First Floor	712.0	712.0
P/P	Deck	72.0	
	Porch	144.0	216.0
Net LIVABLE Area		(Rounded)	712

LIVING AREA BREAKDOWN		
	Breakdown	Subtotals
<b>First Floor</b>		
	12.0 x 34.0	408.0
	12.0 x 22.0	264.0
	4.0 x 10.0	40.0
3 Items		(Rounded)
		712