

DANE COUNTY ORDINANCE AMENDMENT NO: 10372

Amending Section 10.03 relating to Zoning Districts in the Town of Rutland.

The Dane County Board of Supervisors does ordain as follows: That the Zoning District Maps of the Town of Rutland be amended to include in the C-1 Commercial and A-2(8) Agriculture district(s) following described land:

PETITION NUMBER: 10372

Part of Section 13, Town of Rutland described as follows:

A-1EX to C-1

Lot 1, Certified Survey Map No. 2565, located in part of the SW ¼ of NE ¼, Section 13, R5N, T10E, Town of Rutland, Dane County, Wisconsin.

A-B to C-1

Lot 1, Certified Survey Map No. 2565, located in part of the SW ¼ of NE ¼, Section 13, R5N, T10E, Town of Rutland, Dane County, Wisconsin.

A-2(8) to A-2(8) (removal of a deed restriction prohibiting residential development)

Lot 1, Certified Survey Map No. 8248, located in part of the NE ¼ of the NW ¼ and the NW ¼ of the NW ¼ of Section 13, and also part of the NE ¼ of the NE ¼ of Section 14, R5N, T10E, Town of Rutland, Dane County, Wisconsin

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

1. The A-2(8) Zoning District parcel shall have a designated 2-acre building site shown on the plat map.

DEED RESTRICTION REQUIRED

This amendment will be effective if within 90 days of its adoption by Dane County the owner or owners of the land record the following restriction(s) on said land:

1. The C-1 Zoning District parcel shall be deed restricted to limit the land uses to landscaping/snow plowing/nursery business and to prohibiting residential uses.
2. A termination of the deed restriction shall be filed on Register of Deeds Document #2773031 that prohibits residential use of the A-2 (8) parcel.

Said restriction(s) shall run in favor of Dane County and the pertinent Town Board(s) as well as the owners of land within 300 feet of the site. **Failure to record the restriction(s) will cause the rezone to be null and void. A copy of the recorded document shall be submitted to Dane County Zoning.**

GRANT AS MODIFIED

DELAYED EFFECTIVE DATE

DANE COUNTY ORDINANCE AMENDMENT NO: 10374

Amending Section 10.03 relating to Zoning Districts in the Town of Cottage Grove.

The Dane County Board of Supervisors does ordain as follows: That the Zoning District Maps of the Town of Cottage Grove be amended to include in the RH-2 Rural Homes district(s) following described land:

PETITION NUMBER: 10374

Part of Section 26, Town of Cottage Grove described as follows:

A-1EX to RH-2

Part of the Southeast ¼ of the Northeast ¼ of Section 26, Township 07 North, Range 11 East, Town of Cottage Grove, Dane County, Wisconsin, more fully described as follows: Commencing at the East ¼ corner of said Section 26; Thence S 89°25'16" W, 672 feet, along the South line of the Northeast ¼ of said Section 26 and the center-line of Nora Road, to the Point of Beginning of this description; Thence, continuing along said South lines, S 89°25'16" W, 432 feet; Thence N 00°34'44" W, 557 feet; Thence N 89°25'16" E, 432 feet; Thence S 00°34'44" E, 557 feet, to the South line of the Northeast ¼ of said Section 26, the center-line of Nora Road and the Point of Beginning of this description; Said parcel contains 240,624 square feet - 5.52 acres including right-of-way or 226,368 square feet – 5.19 acres excluding right-of-way.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

1. The road right-of-way along Nora Road shall be dedicated to the Town.

DEED RESTRICTION REQUIRED

This amendment will be effective if within 90 days of its adoption by Dane County the owner or owners of the land record the following restriction(s) on said land:

1. Deed restrict parcel numbers 0711-261-9500-5, 0711-261-9002-0, and 0711-253-8500-7 to prohibit residential development on the remaining A-1 Exclusive land. The housing density rights have been exhausted for the original farm.

Said restriction(s) shall run in favor of Dane County and the pertinent Town Board(s) as well as the owners of land within 300 feet of the site. **Failure to record the restriction(s) will cause the rezone to be null and void. A copy of the recorded document shall be submitted to Dane County Zoning.**

CERTIFIED SURVEY REQUIRED

The above listed description/s is/are intended to describe land for which a certified survey map will be prepared for approval and recorded. Within 90 days of rezoning approval by Dane County, a *final* certified survey map that describes the land to be rezoned shall be prepared in accordance with all applicable provisions of Chapter 236 Wisconsin Statutes and Chapter 75 Dane County Code of Ordinances, and submitted to the Dane County Zoning Division. Upon submission of the final certified survey map, the Zoning and Land Regulation Committee, or its authorized representative, shall, within 30 days, approve, approve conditionally, or reject the certified survey map. **Failure to submit the final certified survey within the 90 day period and/or failure to record the survey with the Dane County Register of Deeds will cause the rezone to be null and void. Two copies of the recorded survey shall be submitted to Dane County Zoning.**

GRANT AS MODIFIED

DELAYED EFFECTIVE DATE

DANE COUNTY ORDINANCE AMENDMENT NO: 10375

Amending Section 10.03 relating to Zoning Districts in the Town of Cottage Grove.

The Dane County Board of Supervisors does ordain as follows: That the Zoning District Maps of the Town of Cottage Grove be amended to include in the R-1A district(s) following described land:

PETITION NUMBER: 10375

Part of Section 35, Town of Cottage Grove described as follows:

A-1EX to R-1A

Part of the Southeast ¼ of the Northeast ¼ of Section 35, Township 07 North, Range 11 East, Town of Cottage Grove, Dane County, Wisconsin, more fully described as follows: Commencing at the East ¼ corner of said Section 35; Thence N 00°11'55" E, 776.8 feet; Thence S 79°01'30" W, 503.9 feet, along the Northerly right-of-way of United States Highway 12; Thence, continuing along said Northerly right-of-way, S 78°05'50" W, 90.0', to the Point of Beginning of this description; Thence, continuing along said Northerly right-of-way, S 78°05'50" W, 285.4 feet; Thence N 11°54' W, 245.0 feet; Thence N 78°06' E, 206.0 feet; Thence S 02°33' W, 20.2 feet Thence S 10°30' E, 225.0 feet, to the Northerly right-of-way of United States Highway 12 and 18 and to the Point of Beginning of this description. Said parcel contains 50,094 square feet or 1.15 acres.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

1. A joint driveway agreement shall be recorded for the benefit of the two residences on the property.

CERTIFIED SURVEY REQUIRED

The above listed description/s is/are intended to describe land for which a certified survey map will be prepared for approval and recorded. Within 90 days of rezoning approval by Dane County, a *final* certified survey map that describes the land to be rezoned shall be prepared in accordance with all applicable provisions of Chapter 236 Wisconsin Statutes and Chapter 75 Dane County Code of Ordinances, and submitted to the Dane County Zoning Division. Upon submission of the final certified survey map, the Zoning and Land Regulation Committee, or its authorized representative, shall, within 30 days, approve, approve conditionally, or reject the certified survey map. **Failure to submit the final certified survey within the 90 day period and/or failure to record the survey with the Dane County Register of Deeds will cause the rezone to be null and void. Two copies of the recorded survey shall be submitted to Dane County Zoning.**

GRANT AS MODIFIED

DELAYED EFFECTIVE DATE

DANE COUNTY ORDINANCE AMENDMENT NO: 10376

Amending Section 10.03 relating to Zoning Districts in the Town of Cottage Grove.

The Dane County Board of Supervisors does ordain as follows: That the Zoning District Maps of the Town of Cottage Grove be amended to include in the RH-1 Rural Homes district(s) following described land:

PETITION NUMBER: 10376

Part of Section 25, Town of Cottage Grove described as follows:

A-1EX to RH-1

Lot 1, Certified Survey Map Number 512 and part of the Southwest ¼ of the Northwest ¼ of Section 25, Township 07 North, Range 11 East, Town of Cottage Grove, Dane County, Wisconsin, more fully described as follows: Beginning at the West ¼ corner of said Section 25; Thence N 00°11'13" E, 714 feet, along the West line of the Northwest ¼ of said Section 25; Thence N 89°53'13" E, 300 feet; Thence S 00°11'13" W, 460 feet, to the North line of Certified Survey Map Number 512; Thence N 89°53'13" E, 304.4 feet, along said North line, to the Northeast corner of said Lot 1; Thence S 29°23'28" E, 291.85 feet, to the South line of the Northwest ¼ of said Section 26 and the center-line of Jargo Road; Thence, along said South lines, S 89°53'13" W, 462.4 feet, to the West ¼ corner of said Section 26 and the Point of Beginning of this description; Said parcel contains 273,996 square feet – 6.290 acres including right-of-way or 235,404 square feet – 5.404 acres excluding right-of-way.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

1. The zoning district boundary shall be increased in size to accommodate the maximum 10% building coverage.
2. The road right-of-way along Nora Road shall be dedicated to the Town.

CERTIFIED SURVEY REQUIRED

The above listed description/s is/are intended to describe land for which a certified survey map will be prepared for approval and recorded. Within 90 days of rezoning approval by Dane County, a *final* certified survey map that describes the land to be rezoned shall be prepared in accordance with all applicable provisions of Chapter 236 Wisconsin Statutes and Chapter 75 Dane County Code of Ordinances, and submitted to the Dane County Zoning Division. Upon submission of the final certified survey map, the Zoning and Land Regulation Committee, or its authorized representative, shall, within 30 days, approve, approve conditionally, or reject the certified survey map. **Failure to submit the final certified survey within the 90 day period and/or failure to record the survey with the Dane County Register of Deeds will cause the rezone to be null and void. Two copies of the recorded survey shall be submitted to Dane County Zoning.**

GRANT AS MODIFIED

DELAYED EFFECTIVE DATE

DANE COUNTY ORDINANCE AMENDMENT NO: 10377

Amending Section 10.03 relating to Zoning Districts in the Town of Berry.

The Dane County Board of Supervisors does ordain as follows: That the Zoning District Maps of the Town of Berry be amended to include in the RH-1 Rural Homes and A-2(1) Agriculture district(s) following described land:

PETITION NUMBER: 10377

Part of Section 24, Town of Berry described as follows:

A-1EX to RH-1

A parcel of land located in the SW ¼-NE ¼ of Section 24, Town 8 North, Range 7 East, Town of Berry, Dane County, Wisconsin, more particularly described as follows:

Commencing at the North ¼ corner of said Section 24; thence S 00°31'19" W, 1615.12 feet; thence S 35°33'40" E, 599.28 feet to a point on the Northeasterly r/w line of County Road 'K'; thence N 48°41'46" E, 380.98 feet to the point of beginning; thence N 48°41'46" E, 457.89 feet; thence S 35°28'36" E, 399.69 feet; thence S 48°40'15" W, 371.32 feet; thence N 35°33'40" W, 166.83 feet; thence Northwesterly, 241.63 along the arc of a curve to the left having a central angle of 276°53'14" and a radius of 50.00 feet, said arc also being the right-of-way line of Niesen Road, the long chord of which bears N 35°33'40" W, 66.34 feet; thence S 48°40'15" W, 86.00 feet along the right-of-way line of Niesen Road; thence N 35°33'40" W, 166.66 feet to the point of beginning, containing 3.552 acres.

A-1EX to A-2(1)

A parcel of land located in the SW ¼-NE ¼ of Section 24, Town 8 North, Range 7 East, Town of Berry, Dane County, Wisconsin, more particularly described as follows:

Commencing at the North ¼ corner of said Section 24; thence S 00°31'19" W, 1615.12 feet; thence S 35°33'40" E, 599.28 feet to a point on the Northeasterly r/w line of County Road 'K' and the point of beginning; thence N 48°41'46" E, 380.98 feet; thence S 35°33'40" E, 166.66 feet; thence S 48°40'15" W, 306.73 feet along the right-of-way of Niesen Road; thence N 83°40'25" W, 99.26 feet; thence N 35°33'40" W, 93.09 feet to the point of beginning, containing 1.388 acres.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

CERTIFIED SURVEY REQUIRED

The above listed description/s is/are intended to describe land for which a certified survey map will be prepared for approval and recorded. Within 90 days of rezoning approval by Dane County, a *final* certified survey map that describes the land to be rezoned shall be prepared in accordance with all applicable provisions of Chapter 236 Wisconsin Statutes and Chapter 75 Dane County Code of Ordinances, and submitted to the Dane County Zoning Division. Upon submission of the final certified survey map, the Zoning and Land Regulation Committee, or its authorized representative, shall, within 30 days, approve, approve conditionally, or reject the certified survey map. **Failure to submit the final certified survey within the 90 day period and/or failure to record the survey with the Dane County Register of Deeds will cause the rezone to be null and void. Two copies of the recorded survey shall be submitted to Dane County Zoning.**

GRANT

DELAYED EFFECTIVE DATE

DANE COUNTY ORDINANCE AMENDMENT NO: 10378

Amending Section 10.03 relating to Zoning Districts in the Town of Oregon.

The Dane County Board of Supervisors does ordain as follows: That the Zoning District Maps of the Town of Oregon be amended to include in the RH-3 Rural Homes district(s) following described land:

PETITION NUMBER: 10378

Part of Section 33, Town of Oregon described as follows:

A-1EX to RH-3

A PART OF THE NE1/4 OF THE NW1/4, AND A PART OF THE NW1/4 OF THE NE1/4, ALL IN SECTION 33, T5N, R9E, TOWN OF OREGON, DANE COUNTY, WISCONSIN, MORE FULLY DESCRIBED AS FOLLOWS; BEGINNING AT THE SOUTHEAST CORNER OF LOT 3, BELLWOOD HILLS; THENCE N 88deg. 33' W 344 FT.; THENCE S 9deg. W 149 FEET; THENCE S 77deg. E 770 FEET; THENCE N 81deg. E 320 FEET; THENCE NORTH 245 FEET; THENCE N 88deg. 33' W 699 FEET TO THE POINT OF BEGINNING. CONTAINS 6 ACRES.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

1. An agricultural access easement shall be recorded on the property to allow access to the adjacent farm field to the east (Fox property).

DEED RESTRICTION REQUIRED

This amendment will be effective if within 90 days of its adoption by Dane County the owner or owners of the land record the following restriction(s) on said land:

1. The new parcel shall be deed restricted to prohibit future land divisions of the parcel.

Said restriction(s) shall run in favor of Dane County and the pertinent Town Board(s) as well as the owners of land within 300 feet of the site. **Failure to record the restriction(s) will cause the rezone to be null and void. A copy of the recorded document shall be submitted to Dane County Zoning.**

CERTIFIED SURVEY REQUIRED

The above listed description/s is/are intended to describe land for which a certified survey map will be prepared for approval and recorded. Within 90 days of rezoning approval by Dane County, a *final* certified survey map that describes the land to be rezoned shall be prepared in accordance with all applicable provisions of Chapter 236 Wisconsin Statutes and Chapter 75 Dane County Code of Ordinances, and submitted to the Dane County Zoning Division. Upon submission of the final certified survey map, the Zoning and Land Regulation Committee, or its authorized representative, shall, within 30 days, approve, approve conditionally, or reject the certified survey map. **Failure to submit the final certified survey within the 90 day period and/or failure to record the survey with the Dane County Register of Deeds will cause the rezone to be null and void. Two copies of the recorded survey shall be submitted to Dane County Zoning.**

GRANT AS MODIFIED
DELAYED EFFECTIVE DATE

DANE COUNTY ORDINANCE AMENDMENT NO: 10379

Amending Section 10.03 relating to Zoning Districts in the Town of Albion.

The Dane County Board of Supervisors does ordain as follows: That the Zoning District Maps of the Town of Albion be amended to include in the A-2(4) Agriculture district(s) following described land:

PETITION NUMBER: 10379

Part of Section 10, Town of Albion described as follows:

A-1EX to A-2(4)

Part of the NE 1/4 of Section 10, T 5 N, R 12 E, Town of Albion, Dane County, Wisconsin, more particularly described as follows: Commencing at the aluminum monument at the N 1/4-corner of said Section 10, thence S 89°39'54" E, 763.29' to the C/L of S.T.H. 73; thence S 15°16' E, 1165.6'+/- along the C/L of S.T.H. 73 to POINT OF BEGINNING; thence S 89°17' E, 812.2'+/-; thence S 08°44' E, 300.0'+/-; thence S 74°31' W, 600.3'+/-; thence N 87°262' W, 151.4'+/- to the C/L of S.T.H. 73; thence N 15°32' W, 477.2'+/- to the POINT OF BEGINNING, containing 7.2 acres+/- as described and being subject to 33' R/W over the west 33' thereof for S.T.H. 73.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

CERTIFIED SURVEY REQUIRED

The above listed description/s is/are intended to describe land for which a certified survey map will be prepared for approval and recorded. Within 90 days of rezoning approval by Dane County, a *final* certified survey map that describes the land to be rezoned shall be prepared in accordance with all applicable provisions of Chapter 236 Wisconsin Statutes and Chapter 75 Dane County Code of Ordinances, and submitted to the Dane County Zoning Division. Upon submission of the final certified survey map, the Zoning and Land Regulation Committee, or its authorized representative, shall, within 30 days, approve, approve conditionally, or reject the certified survey map. **Failure to submit the final certified survey within the 90 day period and/or failure to record the survey with the Dane County Register of Deeds will cause the rezone to be null and void. Two copies of the recorded survey shall be submitted to Dane County Zoning.**

GRANT

DELAYED EFFECTIVE DATE

DANE COUNTY ORDINANCE AMENDMENT NO: 10380

Amending Section 10.03 relating to Zoning Districts in the Town of Springfield.

The Dane County Board of Supervisors does ordain as follows: That the Zoning District Maps of the Town of Springfield be amended to include in the RH-2 Rural Homes district(s) following described land:

PETITION NUMBER: 10380

Part of Section 2, Town of Springfield described as follows:

A-1EX to RH-2

Part NE ¼ of the NE ¼ W 660 feet except N 1020 feet thereof 5.78 acres more or less, in Section 2, T8N, R8E, Town of Springfield, Dane County, Wisconsin.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

DEED RESTRICTION REQUIRED

This amendment will be effective if within 90 days of its adoption by Dane County the owner or owners of the land record the following restriction(s) on said land:

1. The parcel shall be deed restricted to limit the keeping of hogs to 4 animals.
2. The parcel shall be deed restricted to require the landowner to obtain a nutrient (manure) management plan from Dane County Land Conservation Division if livestock is kept on the property.

Said restriction(s) shall run in favor of Dane County and the pertinent Town Board(s) as well as the owners of land within 300 feet of the site. **Failure to record the restriction(s) will cause the rezone to be null and void. A copy of the recorded document shall be submitted to Dane County Zoning.**

GRANT AS MODIFIED

DELAYED EFFECTIVE DATE

DANE COUNTY ORDINANCE AMENDMENT NO: 10381

Amending Section 10.03 relating to Zoning Districts in the Town of Christiana.

The Dane County Board of Supervisors does ordain as follows: That the Zoning District Maps of the Town of Christiana be amended to include in the RH-2 Rural Homes, and A-4 Agriculture district(s) following described land:

PETITION NUMBER: 10381

Part of Section 19 and 30, Town of Christiana described as follows:

Lot 1: C-1 and A-1EX to RH-2

Part of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 19, T.6N., R.12E., Town of Christiana, Dane County, Wisconsin, described as follows: Commencing at the S $\frac{1}{4}$ corner of Section 19; thence North along the East line of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, 272 feet to the point of beginning; thence West, 330 feet; thence North, 650 feet to the centerline of County Trunk Highway B; thence N81°22'E along said centerline, 119 feet; thence South, 112 feet; thence N81°22'E, 162 feet; thence South, 31 feet; thence N81°22'E, 62 feet to the East line of said $\frac{1}{4}$ - $\frac{1}{4}$; thence South, 544 feet to the point of beginning. The above described containing 4.5 acres more or less.

Lot 2: A-1EX to A-4

Part of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 19, and part of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 30, all in T.6N., R.12E., Town of Christiana, Dane County, Wisconsin, described as follows: Commencing at the S $\frac{1}{4}$ corner of Section 19; thence North along the East line of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, 272 feet; thence West, 330 feet to the point of beginning; thence continue West, 360 feet; thence South, 1601 feet to the Southeast corner of the W $\frac{1}{2}$ of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 30; thence West, 660 feet to the Southwest corner of said W $\frac{1}{2}$; thence North, 1706 feet; thence East, 887 feet; thence North, 548 feet to the centerline of County Trunk Highway B; thence N81°22'E along said centerline, 101 feet; thence South, 650 feet to the point of beginning. The above described containing 26.6 acres, more or less.

A-1EX to A-4

Lands North of Hwy B

Parts of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 19, T.6N., R.12E., Town of Christiana, Dane County, Wisconsin, described as follows: Commencing at the NW corner of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$; thence North along the West line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$, 332 feet to the Northwest corner of the S $\frac{1}{4}$ of said $\frac{1}{4}$ - $\frac{1}{4}$; thence East along the North line of said S $\frac{1}{4}$, 1142 feet; thence South, 437 feet; thence East, 40.9 feet; thence South, 136 feet; thence West, 202 feet; thence South, 163 feet to the centerline of County Trunk Highway B; thence Southwesterly along said centerline, 998 feet to its intersection with the West line of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$; thence North along said West line, 520 feet to the point of beginning. The above described containing 20.0 acres more or less.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

CERTIFIED SURVEY REQUIRED

The above listed description/s is/are intended to describe land for which a certified survey map will be prepared for approval and recorded. Within 90 days of rezoning approval by Dane County, a *final* certified survey map that describes the land to be rezoned shall be prepared in accordance with all applicable provisions of Chapter 236 Wisconsin Statutes and Chapter 75 Dane County Code of Ordinances, and submitted to the Dane County Zoning Division. Upon submission of the final certified survey map, the Zoning and Land Regulation Committee, or its authorized representative, shall, within 30 days, approve, approve conditionally, or reject the certified survey map. **Failure to submit the final certified survey within the 90 day period and/or failure to record the survey with the Dane County Register of Deeds will cause the rezone to be null and void. Two copies of the recorded survey shall be submitted to Dane County Zoning.**

GRANT AS MODIFIED

DELAYED EFFECTIVE DATE