

TOWN BOARD ACTION REPORT – REZONE

Regarding Petition # 2022-11889

Dane County Zoning & Land Regulation Committee Public Hearing Date 9/20/2022

Whereas, the Town Board of the Town of Cottage Grove having considered said zoning petition,

be it therefore resolved that said petition is hereby (check one): Approved Denied Postponed

Town Planning Commission Vote: 7 in favor 0 opposed 0 abstained

Town Board Vote: 5 in favor 0 opposed 0 abstained

THE PETITION IS SUBJECT TO THE FOLLOWING CONDITION(S) (Check all appropriate boxes):

- 1. Deed restriction limiting use(s) in the _____ zoning district to **only** the following:

- 2. Deed restrict the balance of A-1 EX Agricultural Exclusive zoned land owned by the applicant from the original farm (as of date specified in the Town Plan) prohibiting non-farm development. Please provide property description, or tax parcel number(s):
RDU for new lot to come from parcel #0711-363-9020-0, which should then be deed restricted for no further residential development. This should exhaust all RDUs on the former Hauge Farm now owned by the Vineys.

- 3. Deed restrict the applicant's property described below prohibiting division. Please provide property description, or tax parcel number(s):
The balance of parcel 0711-311-8010-0 should also be deed restricted against further residential development.

- 4. Condition that the applicant must record a *Notice Document* which states all residential development units (a.k.a. splits) have been exhausted on the property, and further residential development is prohibited under Town & County Land Use Planning policies. Please provide property description, or tax parcel number(s):

- 5. Other Condition(s). Please specify:
Petitioner to dedicate a larger right-of-way at the curve of Siggelkow Road to allow for smoothing of the curve by the Town at some point in the future. Current curvature points to both be moved 75, with a straight diagonal between the two rather than a curve. I will send Roger Lane a diagram of this. The petitioner was directed to re-draft the zoning map to reflect this.

Please note: The following space is reserved for comment by the minority voter(s), **OR**, for the Town to explain its approval if the decision does not comply with the relevant provisions of the Town Plan.

The lot will exceed the 2.0 acre maximum set by Town policy to accommodate the best place to put a home (at the north end) without leaving an unusable strip (by farm equipment) of ag land at the south end. The space between this new lot and the one to the north is to accommodate a waterway.

I, Kim Banigan, as Town Clerk of the Town of Cottage Grove, County of Dane, hereby certify that the above resolution was adopted in a lawful meeting of the Town Board on 9/6/2022

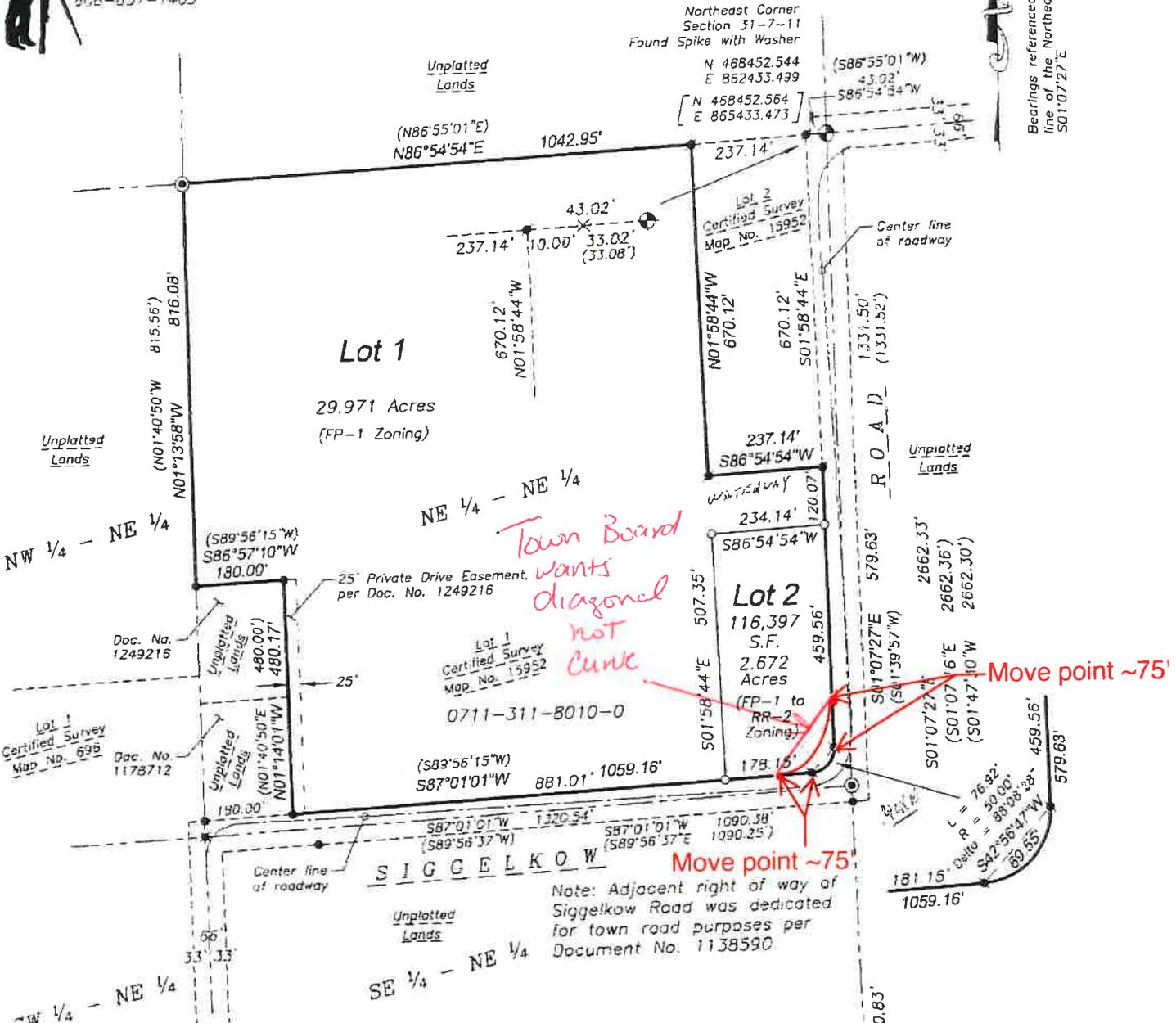
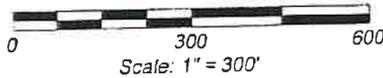
Town Clerk Kim Banigan Date: 9/8/2022

BIRRENKOTT SURVEYING



BIRRENKOTT SURVEYING
1677 N. BRISTOL STREET
SUN PRAIRIE, WIS 53590
608-837-7463

ZONING MAP



Bearings referenced to the East line of the Northeast 1/4 bearing S01°07'27"E

Description (FP-1 to RR-2):
Lot 1, Certified Survey Map No. 15952 as recorded in Volume 117 of Certified Survey Maps of Dane County on Pages 45-48 as Document No. 5819553, being part of the Northeast 1/4 of the Northeast 1/4, Section 31, T7N, R11E, Town of Cottage Grove, Dane County, Wisconsin, described as follows: Monuments and witness monuments commencing at the Northeast Corner of said Section 31; thence S85°54'54"W (recorded as S85°55'01"W), 43.02 feet to a Westerly right-of-way line of Siggelkow Road; thence S01°58'44"E, 670.12 feet along said Westerly right-of-way line; thence continuing along said Westerly right-of-way line S01°07'27"E (recorded as S01°39'57"W), 120.07 feet to the point of beginning; thence continuing along said Westerly right-of-way line S01°07'27"E, 459.56 feet to a point of curvature; thence continuing along Westerly right-of-way line along a curve to the right having a radius of 50.00 feet and a chord bearing and length of S42°56'47"W, 69.55 feet to a Northerly right-of-way line of Siggelkow Road; thence S87°01'01"W, 178.15 feet along said Northerly right-of-way line; thence N01°58'44"W, 507.35 feet; thence said Northerly right-of-way line; thence N86°54'54"E, 234.14 feet to the point of beginning. Containing 116,397 square feet, or 2.672 acres.

Note: Adjacent right of way of Siggelkow Road was dedicated for town road purposes per Document No. 1138590.

Office Map No. 220298