

**Dane County Board of Supervisors  
Amending Chapter 10 of the Dane County Code of Ordinances  
Zoning Map Amendment Petition 11833**

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 Albion

**Location:** Section 6

**Zoning District Boundary Changes**

**FP-35 to RM-16**

Commencing at the Southwest Corner of said Section 6; thence N00°15'09"E along the West line of the SW1/4 of said Section 6, 674.07 feet to the Point of Beginning; thence continuing along said West line N00°15'09"E, 810.37 feet; thence S89°56'26"E, 600.00 feet; thence S00°15'09"W, 160.00 feet to the North line of the SW1/4 of the SW1/4 of said Section 6; thence along said North line S89°56'22"E, 731.11 feet; thence S02°12'03"E, 666.78 feet; thence N89°16'12"W, 1359.70 feet to the Point of Beginning. Containing 981,576.52 ft<sup>2</sup> or 22.53 acres, more or less.

Subject to a highway easement over the west 33 feet thereof

**FP-35 to FP-1**

Commencing at the Southwest Corner of said Section 6; thence N00°15'09"E along the West line of the SW1/4 of said Section 6, 139.75 feet to the Point of Beginning; thence continuing along said West line N00°15'09"E, 468.32 feet; thence S89°16'12"E, 709.04 feet; thence S00°15'09"W, 535.07 feet to the North Right of Way (ROW) of US Highway 51; thence along said North ROW N89°29'15"W, 87.89 feet; thence continuing along said North ROW S89°33'16"W, 414.19 feet; thence continuing along said North ROW N64°59'20"W, 191.54 feet; thence S85°12'48"W, 33.15 feet to the Point of Beginning. Containing 363,710.50 ft<sup>2</sup> or 8.58 acres, more or less.

Subject to a highway easement over the west 33 feet thereof

**FP-35 to RM-8**

Commencing at the Southwest Corner of said Section 6; thence along the West line of the SW1/4 of said Section 6 N00°15'09"E, 608.07 feet to the Point of Beginning; thence continuing along said West line N00°15'09"E, 66.00 feet; thence S89°16'12"E, 1359.70 feet; thence S02°12'03"E, 192.08 feet; thence S89°45'07"W, 108.00 feet; thence S15°05'48"W, 400.09 feet to the North Right of Way (ROW) of US Highway 51; thence along said North ROW N83°05'15"W, 149.15 feet; thence continuing along said North ROW S89°07'52"W, 200.06 feet; thence continuing along said North ROW S73°52'24"W,

104.44 feet; thence N00°15'09"E, 535.07 feet; thence N89°16'12"W, 709.04 feet to the Point of Beginning.

Containing 363,783.86 ft<sup>2</sup> or 8.35 acres, more or less.

Subject to a highway easement over the west 33 feet thereof

### 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.

### 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 on said land:

- Owners shall record a deed restriction on the RM-16, RM-8, and FP-1 lots prohibiting further land division as the housing density units have been exhausted.

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.**