

**Dane County Board of Supervisors  
Amending Chapter 10 of the Dane County Code of Ordinances  
Zoning Map Amendment Petition 10979**

Dane County Board of Supervisors does ordain as follows:

The Zoning Districts Maps as referenced under Dane County Code of Ordinance Section 10.03 shall be amended as follows:

**Town Map:** Town of Cottage Grove

**Location:** Section 13, 24

**Zoning District Boundary Changes**

**A-1EX to A-2**

Part of the Southeast ¼ of the Southwest ¼, Section 13, and part of the Northeast ¼ of the Northwest ¼, Section 24, T7N, R11E, Town of Cottage Grove, Dane County, Wisconsin, described as follows: Commencing at the North ¼ Corner of said Section 24; thence S00°22'03"W, 1323.56 feet to the center line of Jargo Road; thence N89°04'08"W, 1014.45 feet along said center line to the point of beginning; thence continuing along said center line N89°04'08"W, 191.95 feet; thence N01°39'37"E, 709.15 feet; thence N07°27'02"E, 1475.18 feet to the Southerly right-of-way line of Glacial Drumlin State Trail; thence S71°41'26"E, 669.15 feet along said right-of-way line; thence S23°26'00"W, 1693.00 feet; thence S01°39'37"W, 410.81 feet to the center line of Jargo Road and the point of beginning; Containing 795,650 square feet, or 18.26 acres (18.12 acres net).

**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 with the Register of Deeds for the benefit of both lots.

**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. A deed restriction shall be recorded on parcels 0711-133-9500-0, 0711-133-9780-2, 0711-134-8690-2, and 0711-134-9000-4 to prohibit further residential development on the remaining A-1 Exclusive Agriculture zoned land. The housing density rights for the original farm 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.**