

TOWN BOARD ACTION REPORT - REZONE

Regarding Petition # 10810

Dane County Zoning & Land Regulation Committee Public Hearing Date _____

Whereas, the Town Board of the Town of Christiana having considered said zoning petition, be it therefore resolved that said petition is hereby (check one): Approved Denied Postponed

Town Planning Commission Vote: 3 in favor 0 opposed 1 abstained

Town Board Vote: 3 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):

3. *Deed restrict* the applicant's property described below prohibiting division. Please provide property description, or tax parcel number(s):

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:
See Minutes

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.

I, Sandra Everson, as Town Clerk of the Town of Christiana, County of Dane, hereby certify that the above resolution was adopted in a lawful meeting of the Town Board on March 10, 2015.
Town Clerk Sandra Everson Date: March 17, 2015.

f. Discussion/Possible action on Robert/Steve Johnson rezone request, 275 12&18 and 282 Rodney Rd.

Jim Lowrey made a motion approving the revised lot layout subject to future review and approval of the CSM, seconded by Chairman Gary Rattmann.

Motion later to rescind motion by Jim Lowrey and second by Gary Rattmann.

MOTION APPROVED 3-0

Gary Rattmann made a motion to approve the 10.5 acre lot to A-2(8). (Lot1) Motion seconded by Virginia Kravik.

MOTION APPROVED 3-0

Supervisor Jim Lowrey made a motion to approve Lot 2 of exhibit 1, approving the revised lot layout subject to future review/approval of the CSM to RH-1. Motion seconded by Supervisor Virginia Kravik.

MOTION APPROVED 3-0

Supervisor Jim Lowrey made a motion to accept lot 3 of exhibit 1, the 3.5 acre lot to the RH-1 district. Motion seconded by Supervisor Virginia Kravik.

MOTION APPROVED 3-0

Supervisor Jim Lowrey made a motion requiring that a deed restriction and notice document be recorded on the sending and receiving properties as specified in the Town Plan in policies on intra-ownership transfers. The sending farm property will be subject to a deed restriction prohibiting residential development, the notice documents(s) will be applied to the 2 new receiving properties being created (the larger lot will be the future site of 2 of the farm splits, in accordance with the town's 5-year phasing requirement and the 3.5 acre lot will be developable at any time after final zoning approval). Motion seconded by Supervisor Virginia Kravik.

Supervisor Jim Lowrey amended motion to include allowing 365 days to get any and all approvals, documentation and CSMs. Amended motion seconded by Supervisor Virginia Kravik.

MOTION APPROVED 3-0

Supervisor Jim Lowrey made a motion to accept additional road right-of-way for Rodney Road to the south, subject to future review/approval of the CSM and deferring any consideration of future installation of road improvements within that right-of-way until such time as the town, in its sole discretion, deems appropriate. Motion seconded by Chairman Gary Rattmann.

MOTION APPROVED 3-0

Chairman Gary Rattmann made a motion finding that the proposed intra-ownership transfer of splits satisfies the town's limited TDR program goals and objectives to preserve large tracts of farmland. Motion seconded by Supervisor Jim Lowrey.