

**Dane County Board of Supervisors  
Amending Chapter 10 of the Dane County Code of Ordinances  
Zoning Map Amendment Petition 10724**

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 Christiana

**Location:** Section 19

**Zoning District Boundary Changes**

**Lot 1: A-1EX to RH-1**

Part of the SW ¼ of the SE ¼ of Section 19, T.6N., R.12E., Town of Christiana, Dane County, Wisconsin, being more fully described as follows:

Commencing at the Northeast corner of the SW ¼ of the SE ¼; thence S00°24'E along the East line of said ¼ - ¼, 545 feet; thence S89°35'28"W, 363.4 feet to the point of beginning; thence continue S89°35'28"W, 420.5 feet; thence N00°24'26"W, 313.5 feet to the centerline of County Trunk Highway "B"; thence N80°35'28"E along said centerline, 425.74 feet; thence S00°24'33"E, 380 feet to the point of beginning. The above described containing 3.0 acres of net land area, more or less.

**Lot 2: A-1EX to RE-1**

Part of the SW ¼ of the SE ¼ of Section 19, T.6N., R.12E., Town of Christiana, Dane County, Wisconsin, being more fully described as follows:

Commencing at the Northeast corner of the SW ¼ of the SE ¼; thence S00°24'E along the East line of said ¼ - ¼, 545 feet; thence S89°35'28"W, 181.4 feet to the point of beginning; thence continue S89°35'28"W, 182 feet; thence N00°24'32"W, 380 feet to the centerline of County Trunk Highway "B"; thence N80°35'28"E along said centerline, 183.76 feet; thence S00°24'32"E, 408.85 feet to the point of beginning. The above described containing 1.5 acres of net land area, 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.

### 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 Lot 2 (RE-1 lot) to prohibit residential development.

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.**