

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 11283**

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 10

Zoning District Boundary Changes

AT-35 to SFR-08 & TDR-R

Part of the NW ¼ of the NE ¼ of Section 10, T.7N., R.1E., Town of Cottage Grove, Dane County, Wisconsin, described as follows: Commencing at the North ¼ corner of Section 10; thence N88°48'29"E, 50 feet to the East line of Kennedy Road; thence S00°15'16"W along said line, 281.05 to the point of beginning; thence S89°44'44"E, 200 feet; thence S62°41'46"E, 74.11 feet; thence N89°37'29"E, 208.79 feet; thence S80°56'11"E, 362 feet; thence S89°43'25"E, 176 feet; thence S51°58'19"E, 83.47 feet; thence S89°43'25"E, 200 feet to the East line of the NW ¼ of the NE ¼; thence S00°16'35"W along the East line of said ¼ - ¼, 736.38 feet to the North line of County Highway BB; thence N81°22'40"W along said North line, 977.61 feet to the point of curvature of a curve to the left, said curve having a radius of 2930 feet, the long chord of which bears N84°05'39"W, 277.71 feet; thence Northwesterly along the arc of said curve and North line, 277.81 feet; thence N43°20'01"W, 49.08 feet to the aforesaid East line of Kennedy Road; thence N00°15'16"E along said line, 677.69 feet to the point of beginning. Containing 21.1 acres 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.

1. TDR Agricultural conservation easements shall be recorded on the sending area properties prohibiting residential development:
 - a. Tax parcel 0711-364-9500-1 (SE 1/4 of the SE 1/4, Section 36, Town of Cottage Grove)
 - b. Tax parcel 0711-364-8500-3 (NW 1/4 of the SE 1/4, Section 36, Town of Cottage Grove)
2. A Notice Document shall be recorded on the receiving property that details the number of development rights transferred, describes the sending

property or properties, and references the recorded document number of the TDR agricultural conservation easement.

SUBDIVISION PLAT REQUIRED

The above listed description/s is/are intended to describe land for which a subdivision plat will be prepared for approval and recorded. Within 2 year of rezoning approval by Dane County, a *final* subdivision plat 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 subdivision plat, the Zoning and Land Regulation Committee, or its authorized representative, shall, within 90 days, approve, approve conditionally, or reject the subdivision plat. **Failure to submit the final subdivision plat within the 2 year time period and/or failure to record the plat with the Dane County Register of Deeds will cause the rezone to be null and void. Two copies of the recorded subdivision plat shall be submitted to Dane County Zoning.**