

**Dane County Board of Supervisors  
Amending Chapter 10 of the Dane County Code of Ordinances  
Zoning Map Amendment Petition 10876**

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 Albion

**Location:** Section 9

**Zoning District Boundary Changes**

**A-1EX TO A-2**

Part of the NW1/4 NW 1/4 and NE1/4 NW1/4 Sec. 9, T5N, R12E, Town of Albion, Dane County, Wisconsin, more particularly described by metes-and-bounds description as follows: Commencing at the NW corner Sec. 9; thence S00°20'12"W, 1037.15' to the POINT OF BEGINNING; thence N00°20'E, 287.9'+/-; thence S89°32'E, 53.0'+/-; thence N00°28'E, 617.9'+/-; thence N41°48'E, 83.8'+/-; thence along a 11369' radius curve to the right, chord bearing N86°14'E, 414.0'+/-; thence N81°55'E, 209.5'+/-; thence S87°16'E, 27.9'+/-; thence S78°36'E, 212.0'+/-; thence S66°26'E, 205.4'+/-; thence S45°00'E, 273.0'+/-; S23°17'E, 284.1'+/-; thence S02°28'E, 470.6'+/-; thence N89°02'W, 1485.9'+/- to the POINT OF BEGINNING, containing 30.8 acres+/- as described, subject to final field survey measurements.

**A-1EX TO C-2**

Part of the NW1/4 NW 1/4 and NE1/4 NW1/4 Sec. 9, T5N, R12E, Town of Albion, Dane County, Wisconsin, more particularly described by metes-and-bounds description as follows: Commencing at the NW corner of said Section 9; thence S00°20'04"E, 1037.2'; thence S89°02'E, 1366.8'+/- to the POINT OF BEGINNING; thence S89°02'E, 119.0'+/-; thence S02°28'E, 205.4'+/-; thence S07°43'E, 100.8'+/-; thence N89°02'W, 143.6'+/-; thence N00°20'E, 304.7'+/- to the POINT OF BEGINNING, containing 39124 sq ft or 0.90 acres+/- as described, subject to final field survey measurements.

**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 the C-2 zoned property to limit the land uses as noted in Register of Deeds document # 4609876.

2. A deed restriction shall be recorded on the C-2 zoned property to prohibit the erection of off-premise advertising sign (billboards).

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.**