

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 11107**

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 36

Zoning District Boundary Changes

A-1EX to A-2(8)

Part of the Southwest ¼ of the SW ¼ of Section 36, Township 7 North, Range 11 East, Town of Cottage Grove, Dane County, Wisconsin, described as follows:
Commencing at the Southwest corner of Section 36; thence S89°46'12"E, 228.88 feet to the point of beginning; thence continue S89°46'12"E, 854.58 feet; thence N00°08'03"E, 509.72 feet; thence N89°46'12"W, 854.58 feet; thence S00°08'03"W, 509.72 feet to the point of beginning. The above described containing 10.0 acres, subject to Schadel Road.

A-1EX to A-4

Part of the Southwest ¼ of the SW 1/4 of Section 36, Township 7 North, Range 11 East, Town of Cottage Grove, Dane County, Wisconsin, described as follows:
Beginning at the Southwest corner of Section 36; thence N00°08'03"E along the West line of the Southwest one quarter, 635.00 feet; thence S89°46'12"E, 1083.46 feet; thence S00°08'03"W, 125.85 Feet; thence N89°46'12"W, 854.58 feet; thence S00°08'03"W, 509.72 feet to the South line of said Southwest one quarter; thence N89°46'12"W, 228.88 feet to the point of beginning. Containing 5.00 net acres.

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 parcels 0711-363-9000-7 and 0711-363-9500-2 to prohibit further residential development on the remaining A-1EX 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.

DEED NOTICE 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 notice shall be placed on Lots 1 and 2 identifying that two housing density rights remain as part of this property. The separation of the existing residence from the remainder of the lot will not count against the housing density rights available.

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.**