

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 11120**

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 Primrose

Location: Section 27

Zoning District Boundary Changes

A-2(8) TO RH-4

A PARCEL OF LAND LOCATED IN THE NE ¼ OF THE NE ¼ OF SECTION 28, T5N, R7E, TOWN OF PRIMROSE, DANE COUNTY WISCONSIN BEING PART OF LOT 1, C.S.M. NO. 7939, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST ¼ CORNER OF SAID SECTION 28; THENCE N 00°08'14" E, 629.65 FEET TO THE POINT OF BEGINNING. THENCE N 69°07'50" W, 222.34 FEET; THENCE S 70°32'34" W, 259.40 FEET; THENCE N 47°27'53" W, 286.24 FEET; THENCE N 42°36'42" E, 745.63 FEET; THENCE N 89°50'40" E, 160.20 FEET; THENCE S 00°08'14" W, 735.50 FEET TO THE POINT OF BEGINNING. THIS DESCRIPTION CONTAINS 7.20 ACRES THEREOF.

A-2(8) TO RH-2

A PARCEL OF LAND LOCATED IN THE NE ¼ OF THE NE ¼ OF SECTION 28, T5N, R7E, TOWN OF PRIMROSE, DANE COUNTY WISCONSIN BEING PART OF LOT 1, C.S.M. NO. 7939, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST ¼ CORNER OF SAID SECTION 28; THENCE N 00°08'14" E, 208.38 FEET TO THE POINT OF BEGINNING. THENCE N 47°27'53" W, 612.49 FEET; THENCE N 70°32'34" E, 259.40 FEET; THENCE S 69°07'50" E, 222.34 FEET; THENCE S 00°08'14" W, 421.27 FEET TO THE POINT OF BEGINNING. THIS DESCRIPTION CONTAINS 2.62 ACRES THEREOF.

A-1EX TO RH-2

A PARCEL OF LAND LOCATED IN THE SW ¼ OF THE NW ¼ OF SECTION 27, T5N, R7E, TOWN OF PRIMROSE, DANE COUNTY WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE WEST ¼ CORNER OF SAID SECTION 27; THENCE N 00°08'14" E, 163.69 FEET TO THE POINT OF BEGINNING. THENCE CONTINUE N 00°08'14" E, 465.96 FEET; THENCE S 69°07'50" E, 144.35 FEET; THENCE S 04°15'13" E, 535.52 FEET; THENCE ALONG THE ARC OF A CURVE CONCAVED NORTHEASTERLY HAVING A RADIUS OF 575.11 FEET AND A LONG CHORD BEARING N 58°58'11" W, A DISTANCE OF 132.77 FEET; THENCE N 52°20'29" W, 49.98 FEET; THENCE N 47°27'53" W, 30.38 FEET TO THE POINT OF BEGINNING. THIS DESCRIPTION CONTAINS 1.77 ACRES AND IS SUBJECT TO A ROAD RIGHT OF WAY OF 33.00 FEET OVER THE MOST SOUTHERLY PART THEREOF.

A-1EX TO RH-4

A PARCEL OF LAND LOCATED IN THE SW ¼ OF THE NW ¼ OF SECTION 27, T5N, R7E, TOWN OF PRIMROSE, DANE COUNTY WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE WEST ¼ CORNER OF SAID SECTION 27; THENCE N 00°08'14" E, 629.65 FEET TO THE POINT OF BEGINNING. THENCE CONTINUE N 00°08'14" E, 703.01 FEET; THENCE N 89°56'27" E, 663.51 FEET; THENCE

S 00°01'35" W, 1334.74 FEET; THENCE N 89°52'48" W, 338.63 FEET; THENCE ALONG THE ARC OF A CURVE CONCAVED NORTHEASTERLY HAVING A RADIUS OF 575.11 FEET AND A LONG CHORD BEARING N 73°29'11" W, A DISTANCE OF 157.86 FEET; THENCE N 04°15'13" W, 535.52 FEET; THENCE N 69°07'50" W, 144.35 FEET TO THE POINT OF BEGINNING. THIS DESCRIPTION CONTAINS 18.12 ACRES AND IS SUBJECT TO A ROAD RIGHT OF WAY OF 33.00 FEET OVER THE MOST SOUTHERLY PART THEREOF.

A-1EX TO A-4

A PARCEL OF LAND LOCATED IN THE SW ¼ OF THE NW ¼ OF SECTION 27, T5N, R7E, TOWN OF PRIMROSE, DANE COUNTY WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE WEST ¼ CORNER OF SAID SECTION 27; THENCE N 00°08'14" E, 163.69 FEET; THENCE S 47°27'53" E, 30.38 FEET; THENCE S 52°20'29" E, 49.98 FEET; THENCE ALONG THE ARC OF A CURVE CONCAVED NORTHEASTERLY HAVING A RADIUS OF 575.11 FEET AND A LONG CHORD BEARING S 58°58'11" E, A DISTANCE OF 132.77 FEET; THENCE N 89°52'48" W, 327.46 FEET TO THE POINT OF BEGINNING. THIS DESCRIPTION CONTAINS 0.46 ACRES AND IS SUBJECT TO A ROAD RIGHT OF WAY OF 33.00 FEET OVER THE MOST NORTHERLY PART THEREOF.

A-2 TO A-4

A PARCEL OF LAND LOCATED IN THE SE ¼ OF THE NE ¼ AND THE NE ¼ OF THE SE ¼ OF SECTION 28, T5N, R7E, TOWN OF PRIMROSE, DANE COUNTY WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: ALL OF LOT 3, CERTIFIED SURVEY MAP NO. 7939, VOL. 42 ON PAGE 97-98 IN THE DANE COUNTY REGISTER OF DEEDS. THIS DESCRIPTION CONTAINS 26.46 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.

1. The petition is contingent up a land division waiver being granted for the proposed 5-acre lot south of Ridge Road.
2. A access easement shall be recorded to allow access to the 5-acre lot from Ridge Road.

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.**