

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 11896**

Dane County Board of Supervisors does ordain as follows:

The Zoning Districts Maps as referenced under Dane County Code of Ordinance Section 10.200(4) shall be amended as follows:

Town Map: Town of Mazomanie

Location: Section 21

Zoning District Boundary Changes

FP-1 TO RR-8

A parcel of land located in the NE 1/4 of the NW 1/4 and the NW 1/4 of the NE 1/4 of Section 28 and the Fractional SE 1/4 of the SW 1/4 and the Fractional SW 1/4 of the SE 1/4 of Section 21, all in T9N, R6E, Town of Mazomanie, Dane County, Wisconsin, being more particularly described as follows: Commencing at the North 1/4 Corner of said Section 28; thence S 00°04'53" W along the east line of the said Northwest 1/4 of Section 28, 469.65 feet; thence N 89°41'15" W, 1.07 feet to the point of beginning. Thence continue N 89°41'15" W, 36.92 feet to the centerline of Laws Drive; thence along said centerline for the next 6 courses along an arc of a curve concaved southwesterly having a radius of 565.40 feet and a long chord bearing and distance of N 35°13'36" W, 158.63 feet; thence N 51°40'24" W, 140.99 feet; thence N 55°09'01" W, 162.21 feet; thence N 55°11'21" W, 76.04 feet; thence N 57°28'57" W, 108.49 feet; thence along an arc of a curve concaved northeasterly having a radius of 600.00 feet and a long chord bearing and distance N 53°02'24" W, 96.16 feet to the southwest corner of Lot 1, Certified Survey Map No. 1410; thence N 00°11'07" E along the east line of said Lot 1, 422.66 feet to the meander line; thence along said meander line for the next 5 courses S 89°25'10" E, 152.46 feet; thence S 81°51'16" E, 98.07 feet; thence S 81°52'04" E, 60.86 feet; thence S 89°58'57" E, 189.37 feet; thence S 81°08'10" E, 354.57 feet; thence S 00°08'43" W, 347.83 feet; thence along Lot 1, Certified Survey Map No. 5097 for the next 2 courses S 35°48'41" W, 421.65 feet; thence S 00°09'57" W, 123.60 feet to the point of beginning. This parcel contains 559,856 sq. ft. or 12.85 acres and includes all the land between the meander line and the ordinary high water mark of the Wisconsin River.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.101(8)(d) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

1. The CSM shall identify a buildable area that is outside of the floodplain and the 75-foot wetland setback.
2. The Certified Survey Map shall depict a "no build area" on the steep slopes as shown on the presented map. A note shall be added to the Certified Survey Map stating that, "Buildings are prohibited in the "no build

area” as part of the condition of approval by Dane County Zoning and Land Regulation Committee under Zoning Petition #10751”.

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.**