Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 11298

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 Oregon   **Location**:   Section 5

Zoning District Boundary Changes

A-3 to RH-2
A parcel of land located in the SW ¼-SW ¼ of Section 5, Town 5 North, Range 9 East, Town of Oregon, Dane County, Wisconsin, more particularly described as follows: Commencing at the Southwest corner of said Section 5; thence N 04°03'33" E, 169.00 feet along the West line of the SW ¼ of said Section 5; thence S 74°02'19" E, 237.54 feet along the Northerly r/w line of Sun Valley PKWY to the point of beginning; thence S 74°02'19" E, 87.54 feet along the Northerly r/w line of Sun Valley PKWY; thence N 02°10'00" E, 231.66 feet; thence S 89°40'26" E, 373.00 feet; thence N 07°03'37" E, 18.31 feet; thence S 89°40'26" E, 225.00 feet; thence North, 565.00 feet; thence West, 57.70 feet; thence S 55°51'42" W, 485.25 feet; thence S 36°27'23" W, 367.30 feet; thence S 04°03'33" W, 220.00 feet to the point of beginning, containing 6.00 acres.

A-3 to RH-3
A parcel of land located in the West ½-SW ¼ of Section 5, Town 5 North, Range 9 East, Town of Oregon, Dane County, Wisconsin, more particularly described as follows: Commencing at the Southwest corner of said Section 5; thence N 04°03'33" E, 169.00 feet along the West line of the SW ¼ of said Section 5; thence S 74°02'19" E, 102.20 feet along the Northerly r/w line of Sun Valley PKWY to the point of beginning; thence N 04°03'33" E, 858.83 feet; thence N 85°56'19" W, 100.00 feet; thence N 04°03'33" E, 910.00 feet; thence S 81°00'00" E, 600.00 feet; thence S 03°30'00" W, 492.29 feet; thence S 30°33'00" E, 348.72 feet; thence South, 136.90 feet; thence S 55°51'42" W, 485.25 feet; thence S 36°27'23" W, 367.30 feet; thence S 04°03'33" W, 220.00 feet; thence N 74°02'19" W, 135.34 feet along the Northerly r/w line of Sun Valley PKWY to the point of beginning, containing 20.00 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.

<u>DEED RESTRICTION REQUIRED</u>
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 parcel 0509-053-9000-1 and 0509-053-8500-8 to prohibit further residential development on the remaining A-3 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.

<u>CERTIFIED SURVEY REQUIRED</u>
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 90 days, approve, approve conditionally, or reject the certified survey map. **Failure to submit the final certified survey within the 90 day period <u>and/or</u> 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.**