

TOWN BOARD ACTION REPORT – REZONE

Regarding Petition # 12009

Dane County Zoning & Land Regulation Committee Public Hearing Date 2/27/2024

Whereas, the Town Board of the Town of Cottage Grove having considered said zoning petition,

be it therefore resolved that said petition is hereby (check one): **Approved** **Denied** **Postponed**

Town Planning Commission Vote: 7 in favor 0 opposed 0 abstained

Town Board Vote: 5 in favor 0 opposed 0 abstained

THE PETITION IS SUBJECT TO THE FOLLOWING CONDITION(S) (Check all appropriate boxes):

1. *Deed restriction* limiting use(s) in the _____ zoning district to **only** the following:

2. *Deed restrict* the balance of A-1 EX Agricultural Exclusive zoned land owned by the applicant from the original farm (as of date specified in the Town Plan) prohibiting non-farm development. Please provide property description, or tax parcel number(s):

3. *Deed restrict* the applicant's property described below prohibiting division. Please provide property description, or tax parcel number(s):

4. *Condition* that the applicant must record a *Notice Document* which states all residential development units (a.k.a. splits) have been exhausted on the property, and further residential development is prohibited under Town & County Land Use Planning policies. Please provide property description, or tax parcel number(s):

5. *Other Condition(s)*. Please specify:
The third agricultural lot created by this rezone (10.66 acres) must be deed restricted against residential development. RDUs purchased from WOLLIN (0711-024-9000-7) and Viney Acres LLC (0711-253-95005) will be transferred to create the 2 residential lots. These sending parcels must be have the usual TDR Agricultural Conservation Easement documents recorded against them.

Please note: The following space is reserved for comment by the minority voter(s), **OR**, for the Town to explain its approval if the decision does not comply with the relevant provisions of the Town Plan.

Lot 2 is permitted to exceed the usual 2 acre maximum size for a new residential parcel due to the odd shape of the parent parcel and the best location for a septic system.

I, Kim Banigan, as Town Clerk of the Town of Cottage Grove, County of Dane, hereby certify that the above resolution was adopted in a lawful meeting of the Town Board on 12/4/2024

Town Clerk Kim Banigan Date: 2/9/2024