

TOWN BOARD ACTION REPORT – REZONE

Regarding Petition # 11800

Dane County Zoning & Land Regulation Committee Public Hearing Date 2/22/2022

Whereas, the Town Board of the Town of Dunn 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: 3 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):  
0610-161-8030-1
  
- 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):  
0610-161-8030-1
  
- 5.  Other Condition(s). Please specify:  
1. Within 90 days of Dane County approval of the rezone petition, the transfer of the roughly 32 acres to Groundswell Conservancy shall be conducted via a quit claim deed, which adds this land to Groundswell's neighboring properties through a lot line adjustment.  
2. For the new RR-4 zoned property:  
a. Approval of a Certified Survey Map with a 2 acre building and driveway envelope depicted on the map. All buildings and driveways constructed on the property shall be located within the building envelope area.  
b. A deed restriction shall be recorded on the property, stating the following:  
i. Future land divisions of the property is prohibited.  
ii. The development rights for the property have been exhausted and further residential development of the property is prohibited.  
3. For the new NR-C zoned property:  
a. A deed restriction shall be recorded on the property, stating the following:  
i. All structures on land within Section 10 of the Town of Dunn may be no taller than 14 feet in height (mean of roof) in order to help mitigate impacts to views from Lower Mud Lake and better protect the Town's Lower Mud Lake Viewshed.  
ii. Any future parks on this property shall only be for outdoor passive recreational uses that do not require a developed site or facilities to participate. Future parking lots and nonresidential buildings or structures accessory to any permitted use are allowed with proper permitting and Town siting approval.

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.

I, Cathy Hasslinger, as Town Clerk of the Town of Dunn, County of Dane, hereby certify that the above resolution was adopted in a lawful meeting of the Town Board on 1/11/2022

Town Clerk Cathy Hasslinger Date: 1/18/2022