

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 11666**

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 Pleasant Springs **Location:** Section 18

Zoning District Boundary Changes

FP-35 to RR-2

Part of the SE1/4 of the NE1/4 and part of the SW1/4 of the NE 1/4, Section 18, Town 6 North, Range 11 East, Town of Pleasant Springs, Dane County, Wisconsin, Described as follows: Commencing at the East Quarter Corner of said Section 18; Thence along the East line of said NE1/4, N00°54'E, 724 feet; Thence S87°47'W, 647 feet to the West Right of Way line, Door Creek Road; Thence continuing S87°47'W, 690 feet to a point known as the Point of Beginning; Thence continuing S87°47'W, 255 feet; Thence N00°39'E, 283 feet; Thence N87°47"E, 759 feet to the West Right of Way, Door Creek Road: Thence along said Right of Way on a curve to the left 68 feet, said curve having a radius of 260 feet; Thence S87°47"W, 521 feet; Thence S00°39"W, 216 feet to the Point of Beginning. Said parcel contains 105,650 sqft or 2.4 acres.

AND

Part of the SE1/4 of the NE 1/4, Section 18, Town 6 North, Range 11 East, Town of Pleasant Springs, Dane County, Wisconsin, Described as follows: Commencing at the East Quarter Corner of said Section 18; Thence along the East line of said NE1/4, N00°54'E, 724 feet; Thence S87°47'W, 647 feet to the West Right of Way line, Door Creek Road also known as the Point of Beginning; Thence continuing S87°47'W, 690 feet; Thence N00°39'E, 216 feet; Thence N87°47"E, 521 feet to the West Right of Way, Door Creek Road: Thence along said Right of Way on a curve to the left 88 feet, said curve having a radius of 260 feet; Thence continuing along said Right of Way, S42°42"E, 181 feet to the Point of Beginning. Said parcel contains 129,150 sqft or 3.0 acres.

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 certified survey map (CSM) shall be reviewed and approved by the Town of Pleasant Springs and the CSM shall reflect the drive easements on the property.
2. Applicant shall record a shared driveway easement agreement that meets the standards found in section 75.19(8)(f) Dane County Code of Ordinances.

DEED RESTRICTION REQUIRED

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. The owner shall record a deed restriction on the balance of FP-35 zoned property prohibiting further non-farm development in accordance with town of Pleasant Springs comprehensive plan policies (tax parcels 0611-182-9500-3, 0611-182-9000-8, 0611-182-8500-5, 0611-182-8000-0, 0611-181-9590-6, 0611-181-9000-9, 0611-181-8610-3, 0611-181-8235-8).

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.

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.**