

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition # 12250**

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 Burke

Location: Section 8

Zoning District Boundary Changes

RR-8 to GC:

PART OF THE SOUTHEAST ¼ OF THE NORTHEAST ¼ AND THE NORTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 8, TOWNSHIP 8 NORTH, RANGE 10 EAST, IN THE TOWN OF BURKE, DANE COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST ¼ CORNER OF SAID SECTION 8; THENCE N 87°23'34" W ALONG THE SOUTH LINE OF SAID NORTHEAST ¼ 1097.02 FEET TO THE POINT OF BEGINNING OF LANDS TO BE DESCRIBED; THENCE N 00°37'54" E 335.84 FEET; THENCE S 86°56'59" E 303.27 FEET TO A POINT ON THE WEST LINE OF DAENTL SERVICE ROAD; THENCE SOUTHERLY 254.86 FEET ALONG SAID LINE AND THE ARC OF A CURVE TO THE LEFT WHOSE CENTER LIES TO THE EAST, WHOSE RADIUS IS 1024.93 FEET AND WHOSE CHORD BEARS S 07°20'09" E 254.20 FEET; THENCE S 20°05'22" E ALONG SAID LINE 109.28 FEET; THENCE S 26°00'43" E ALONG SAID LINE 104.39 FEET; THENCE S 27°40'29" E ALONG SAID LINE 293.08 FEET TO A POINT ON THE NORTHWESTERLY LINE OF COUNTY TRUNK HIGHWAY "CV"; THENCE SOUTHWESTERLY 182.00 FEET ALONG SAID LINE AND THE ARC OF A CURVE TO THE RIGHT WHOSE CENTER LIES TO THE NORTHWEST, WHOSE RADIUS IS 1839.86 FEET AND WHOSE CHORD BEARS S 51°28'55" W 181.93 FEET; THENCE S 51°18'50" W ALONG SAID LINE 158.02 FEET; THENCE S 59°11'17" W ALONG SAID LINE 350.04 FEET; THENCE N 00°34'46" E 779.84 FEET TO THE POINT OF BEGINNING. CONTAINING 402,475 SQUARE FEET OR 9.2396 ACRES

RR-8 to NR-C:

PART OF THE SOUTHEAST ¼ OF THE NORTHEAST ¼ OF SECTION 8, TOWNSHIP 8 NORTH, RANGE 10 EAST, IN THE TOWN OF BURKE, DANE COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST ¼ CORNER OF SAID ¼ SECTION; THENCE N 87°23'34" W ALONG THE SOUTH LINE OF SAID ¼ SECTION 1097.02 FEET; THENCE N 00°37'54" E 335.84 FEET TO THE POINT OF BEGINNING OF LANDS TO BE DESCRIBED; THENCE CONTINUING N 00°37'54" E 332.83 FEET; THENCE N 87°34'37" W 220.31 FEET; THENCE N 00°39'02" E 668.32 FEET TO A POINT ON THE SOUTH LINE OF DAENTL ROAD; THENCE S 87°41'15" E ALONG SAID LINE 89.29 FEET; THENCE SOUTHEASTERLY 265.69 FEET ALONG SAID LINE AND THE ARC OF A CURVE TO THE LEFT WHOSE CENTER LIES TO THE NORTHEAST, WHOSE RADIUS IS 327.90 FEET AND WHOSE CHORD BEARS S 64°13'17" E 258.48 FEET; THENCE S 87°25'31" E ALONG SAID LINE 206.59 FEET TO A POINT ON THE WESTERLY LINE OF DAENTL SERVICE ROAD; THENCE S 00°12'43" E ALONG SAID LINE 338.02 FEET; THENCE S 00°12'43" E ALONG SAID LINE 200.00 FEET; THENCE S 03°03'01" W ALONG SAID LINE 263.59 FEET; THENCE N 86°56'59" W 303.27 FEET TO THE POINT OF BEGINNING. CONTAINING 421,396 SQUARE FEET OR 9.6739 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. A sanitary permit shall be obtained from Public Health Madison Dane County prior to the issuance of a Zoning Permit for site development.

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. A deed restriction shall be recorded on the proposed GC zoned lot (Lot 1) that states the following:
 - a. The property shall be developed in accordance to the site plan submitted as part of the rezoning petition.
 - b. Lighting shall be installed per the plans presented, including site photometric plan dated 12/9/2025 and light fixture cut sheets dated 2/23/26. Outdoor lighting shall be directed downward and away from adjacent properties and public rights-of-way, and be designed to minimize ambient light spill in accordance with Sec. 10.102(5) DCCO. Light poles shall be limited to 20 feet in height as per the plan. Lighting shall be limited to a maximum of 3,000K color temperature.

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 180 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 180-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.**