

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 11983**

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 Christiana

Location: Section 34

Zoning District Boundary Changes

Part of the SE 1/4 of the NW 1/4 and part of the SW 1/4 of the NW 1/4 of Section 34, T.6N., R.12E., of the 4th P.M., Christiana Township, Dane County, Wisconsin.

RM-16 to RR-2

Commencing at the Northwest corner of said Section 34; thence East along the North line of the NW. 1/4 of said Section, 615 feet more or less to the Easterly Right-of-Way (R.O.W.) line of STH 73; thence southeasterly along said Easterly R.O.W. line 1,355 feet more or less to the north line of the south half of said section being the point of beginning for the land to be herein described; thence N.88°32'37"E. along said north line 541 feet more or less; thence S.01°27'23"E. 360 feet more or less; thence S.88°32'37"W. 438 feet more or less to said Easterly R.O.W.; thence N.15°02'04"W. along said R.O.W. 293 feet more or less; thence N.31°44'08"W. along said R.O.W. 52 feet more or less; thence N.15°02'11"W. along said R.O.W. 31 feet more or less to the place of beginning.

RM-16 to RM-8

Commencing at the Northwest corner of said Section 34; thence East along the North line of the NW. 1/4 of said Section, 615 feet more or less to the Easterly Right-of-Way (R.O.W.) line of STH 73; thence southeasterly along said Easterly R.O.W. line 1,355 feet more or less to the north line of the south half of said section; thence N.88°32'37"E. along said north line 541 feet more or less being the point of beginning for the land to be herein described; thence N.88°32'37"E. along said north line 327 feet more or less; thence S.01°09'23"W. 1,286 feet more or less; thence S.88°28'25"W. 489 feet more or less to said Easterly R.O.W.; thence N.15°02'11"W. along said R.O.W. 39 feet more or less; thence N.68°10'29"E along said R.O.W. 42 feet more or less; thence N.15°02'11"W. along said R.O.W. 45 feet more or less; thence S.81°45'09"W. along said R.O.W. 42 feet more or less; thence N.15°02'20"W. along said R.O.W. 500 feet more or less; thence N.74°57'49"E. along said R.O.W. 5 feet more or less; thence N.01°02'04"W. along said R.O.W. 357 feet more or less; thence N.88°32'37"E. 438 feet more or less; thence N.01°27'23"W. to said north line of the south half of said section to the place of beginning.

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 deed restriction prohibiting nonfarm development shall be recorded on the TDR sending property (tax parcel #061234190209, located in the SW 1/4 of the NE 1/4 of section 34, Town of Christiana).
2. The TDR-S (Sending Area) overlay zoning district shall be applied to tax parcel #061234190209.
3. The TDR-R (Receiving Area) overlay zoning district shall be applied to the proposed RR-2 zoning lot (proposed lot 1 of the Certified Survey Map).
4. A notice document shall be recorded on the RR-2 zoned receiving area property indicating that the lot was created as part of a transfer of development rights.

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.**