

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 10568**

Dane County Board of Supervisors does ordain as follows:

The Zoning Districts Maps as referenced under Dane County Code of Ordinance Section 10.03 shall be amended as follows:

Town Map: Town of Burke

Location: Section 24

Zoning District Boundary Changes

Lot 1: C-1 to R-1

Part of the Northeast 1/4 of the Southwest 1/4 of Section 24, T8N, R10E, Town of Burke, Dane County, Wisconsin being more particularly described as follows: Commencing at the West 1/4 corner of said Section 24; thence N87°54'29"E (recorded as N87°30'13"E), 2389.53 feet along the North line of said Southwest 1/4; thence S01°19'15"W 40.07 feet to a point on the South right-of-way line of Nelson Road and the point of beginning; thence N87°54'29"E 187.68 feet along said right-of-way line; thence S01°19'15"W 163.52 feet thence S88°40'45"E 187.35 feet; thence N01°19'15"E 152.35 feet to the point of beginning. Containing 29,588 Square Feet or 0.679 Acres.

Lot 2: C-1 to A-1

Part of the Northeast 1/4 of the Southwest 1/4 of Section 24, T8N, R10E, Town of Burke, Dane County, Wisconsin being more particularly described as follows: Commencing at the West 1/4 corner of said Section 24; thence N87°54'29"E (recorded as N87°30'13"E), 2577.21 feet along the North line of said Southwest 1/4; thence S01°19'15"W 40.07 feet to a point on the South right-of-way line of Nelson Road and the point of beginning; thence N87°54'29"E 66.00 feet along said right-of-way line; thence S01°19'15"W 514.97 feet along the West line of Certified Survey Map No. 1183; thence S87°53'17"W 230.19 feet; thence N01°19'15"E 170.94 feet; thence N88°40'45"W 23.45 feet; thence N01°19'15"E 190.36 feet; thence S88°40'45"E 187.35 feet; thence N01°19'15"E 163.52 feet to the point of beginning. Containing 96,804 Square Feet or 2.222 Acres.

Lot 3: C-1 to R-1A

Part of the Northeast 1/4 of the Southwest 1/4 of Section 24, T8N, R10E, Town of Burke, Dane County, Wisconsin being more particularly described as follows: Commencing at the West 1/4 corner of said Section 24; thence N87°54'29"E (recorded as N87°30'13"E), 2323.41 feet along the North line of said Southwest 1/4; thence S01°19'15"W 40.07 feet to a point on the South right-of-way line of Nelson Road and the point of beginning; thence N87°54'29"E 66.12 feet along said right-of-way line; thence S01°19'15"W 342.71 feet thence S88°40'45"E 23.45 feet; thence S01°19'15"W 170.94 feet; thence S87°53'17"W 317.66 feet; thence N01°19'15"E 145.31 feet; thence S88°40'45"E 227.64 feet; thence N01°19'15"E 383.43 feet; to the point of beginning. Containing 69,543 Square Feet or 1.596 Acres.

Lot 4: C-1 to RH-1

Part of the Northeast 1/4 of the Southwest 1/4 of Section 24, T8N, R10E, Town of Burke, Dane County, Wisconsin being more particularly described as follows: Commencing at

the West 1/4 corner of said Section 24; thence N87°54'29"E (recorded as N87°30'13"E), 2095.36 feet along the North line of said Southwest 1/4; thence S01°19'15"W 40.07 feet to a point on the South right-of-way line of Nelson Road and the point of beginning; thence N87°54'29"E 228.05 feet along said right-of-way line; thence S01°19'15"W 383.43 feet thence N88°40'45"W 227.64 feet; thence N01°19'15"E 369.85 feet to the point of beginning. Containing 85,739 Square Feet or 1.968 Acres.

Lot 5 : C-1 to A-1

Part of the East 1/2 of the Southwest 1/4 of Section 24, T8N, R10E, Town of Burke, Dane County, Wisconsin being more particularly described as follows: Commencing at the West 1/4 corner of said section 24; thence N87°54'29"E (recorded as N87°30'13"E), 1321.53 feet along the North line of said Southwest 1/4; thence S01°19'20"W 40.07 feet to a point on the South Right-of-way line of Nelson Road; thence N87°54'29"E, 66.00 feet along said Right-of-way line to the point of beginning; thence S01°19'20"W, 515.41 feet; thence N87°53'17"E, 707.86 feet; thence N01°19'15"E, 515.16 feet to a point on the South line of said Right-of-way; thence S87°54'29"W, 707.83 feet along said Right-of-way to the point of beginning. Containing 364,093 Square Feet or 8.35 Acres.

Lot 6: C-1 to A-1

Part of the Northeast 1/4 of the Southwest 1/4 of Section 24, T8N, R10E, Town of Burke, Dane County, Wisconsin being more particularly described as follows: Commencing at the West 1/4 corner of said Section 24; thence N87°54'29"E (recorded as N87°30'13"E), 1321.53 feet along the North line of said Southwest 1/4; thence S01°19'20"W 40.07 feet to a point on the South right-of-way line of Nelson Road and the point of beginning; thence N87°54'29"E 66.00 feet along said right-of-way line; thence S01°19'20"W 515.41 feet thence S87°53'17"W 66.00 feet to a point on the East line of Lot 1 Certified Survey Map No. 1673; thence N01°19'20"E 515.43 feet along said East line to the point of beginning. Containing 33,957 Square Feet or 0.779 Acres.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

RECORDING OF AN APPROVED PLAT REQUIRED

The above listed description(s) is/are intended to describe land for which a subdivision plat conforming to all applicable provisions of Chapter 236 of Wisconsin Statutes and Chapter 75, Dane County Code of Ordinances will be prepared for approval and recorded. This amendment will become effective, if within two years of its approval by Dane County, a plat that described the land to be rezoned is recorded in the office of the Dane County Register of Deeds.

Failure to record the plat will cause this amendment to be null and void. A copy of the recorded plat shall be submitted to Dane County Zoning.

GRANT AS MODIFIED

DELAYED EFFECTIVE DATE

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 10596**

Dane County Board of Supervisors does ordain as follows:

The Zoning Districts Maps as referenced under Dane County Code of Ordinance Section 10.03 shall be amended as follows:

Town Map: Town of Black Earth

Location: Section 29

Zoning District Boundary Changes

A-1EX TO RH-3

A parcel of land located in part of the SW 1/4 of the SE 1/4 of the NW 1/4 of Section 29, T8N, R6E, Town of Black Earth, Dane County, Wisconsin, being more particularly described as follows: Commencing at the North 1/4 corner of said Section 29; thence along the east line of said NW 1/4, S 00°05'26" E, 2637.85 feet to the Center of said Section 29; thence along the south line of said NW 1/4, S 88°47'25" W, 667.71 feet to the southeast corner of said SW 1/4 of the SE 1/4 of the NW 1/4 and the point of beginning; Thence continuing along said south line of NW 1/4, S 88°47'25" W, 667.71 feet to the west line of said SE 1/4 of the NW 1/4; thence along said west line, N 00°10'20" W, 381.38 feet to the centerline of Reeve Road; thence along said centerline, N 71°02'50" E, 107.48 feet; thence continuing along said centerline and the arc of a curve concaved northwesterly having a radius of 200.00 feet and a long chord bearing N 35°49'05" E, a distance of 230.76 feet; thence continuing along said centerline, N 00°31'39" E, 60.76 feet to the north line of said SW 1/4 of the SE 1/4 of the NW 1/4; thence along said north line, N 88°46'29" E, 430.03 feet to the east line of said SW 1/4 of the SE 1/4 of the NW 1/4; thence along said east line, S 00°07'53" E, 659.27 feet to the point of beginning. This parcel contains 387,123 square feet or 8.89 acres and is subject to a road right of way of 33.00 feet over the northwesterly part thereof.

RH-1 TO RH-3

A parcel of land located in part of the NW 1/4 of the SE 1/4 of Section 29, T8N, R6E, Town of Black Earth, Dane County, Wisconsin, also being all of Lot 1, C.S.M. No. 5169, being more particularly described as follows: Commencing at the North 1/4 corner of said Section 29; thence along the north-south quarter line of said Section 29, S 00°05'26" E, 2637.85 feet to the Center of said Section 29; thence along the north line of said SE 1/4, N 88°45'58" E, 997.74 feet to the west line of said C.S.M. No. 5169 and the point of beginning; Thence continuing along said north line of the SE 1/4, N 88°45'58" E, 330.00 feet to the east line of said C.S.M. No. 5169; thence along said east line, S 00°10'17" E, 374.88 feet to the south line of said C.S.M. No. 5169; thence along said south line, S 88°44'04" W, 329.79 feet to the west line of said C.S.M. No. 5169; thence

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along said west line, N 00°12'17" W, 375.06 feet to the point of beginning. This parcel contains 123,679 square feet or 2.84 acres.

RH-1 TO RH-3

A parcel of land located in part of the NW 1/4 of the SE 1/4 of Section 29, T8N, R6E, Town of Black Earth, Dane County, Wisconsin, being more particularly described as follows: Commencing at the North 1/4 corner of said Section 29; thence along the north-south quarter line of said Section 29, S 00°05'26" E, 2637.85 feet to the Center of said Section 29; thence along the north line of said SE 1/4, N 88°45'58" E, 1327.74 feet to the east line of C.S.M. No. 5169; thence along said east line, S 00°10'17" E, 374.88 feet to the southeast corner of said C.S.M. No. 5169 and the point of beginning; Thence continuing, S 00°10'17" E, 612.35 feet; thence S 88°49'25" W, 132.00 feet; thence S 00°10'17" E, 330.00 feet to the south line of said NW 1/4 of the SE 1/4; thence along said south line, S 88°49'25" W, 245.70 feet to the easterly right of way line of Mickelson Road; thence along said easterly right of way line, N 11°58'15" W, 668.14 feet; thence continuing along said right of way line and the arc of a curve concaved northwesterly having a radius of 60.00 feet and a long chord bearing N 29°55'43" E, a distance of 30.52 feet; thence S 82°02'57" E, 304.58 feet; thence N 00°13'43" W, 307.80 feet to the south line of said C.S.M. No. 5169; thence along said south line, N 88°44'04" E, 197.79 feet to the point of beginning. This parcel contains 306,410 square feet or 7.03 acres.

A-1EX TO RH-3

A parcel of land located in part of the NW 1/4 of the SE 1/4 of Section 29, T8N, R6E, Town of Black Earth, Dane County, Wisconsin, being more particularly described as follows: Commencing at the North 1/4 corner of said Section 29; thence along the north-south quarter line of said Section 29, S 00°05'26" E, 2637.85 feet to the Center of said Section 29; thence along the north line of said SE 1/4, N 88°45'58" E, 997.74 feet to the west line of C.S.M. No. 5169; thence along said west line, S 00°12'17" W, 375.06 feet to the south line of said C.S.M. No. 5169 and the point of beginning; Thence along said south line, N 88°44'04" E, 132.00 feet; thence S 00°13'43" E, 4.71 feet; thence S 61°07'56" W, 61.25 feet; thence S 88°44'04" W, 78.25 feet; thence N 00°12'17" W, 33.09 feet to the point of beginning. This parcel contains 3,604 square feet or 0.08 acres.

A-1EX TO RH-4

A parcel of land located in part of the NW 1/4 of the SE 1/4 of Section 29, T8N, R6E, Town of Black Earth, Dane County, Wisconsin, being more particularly described as follows: Commencing at the North 1/4 corner of said Section 29; thence along the north-south quarter line of said Section 29, S 00°05'26" E, 2637.85 feet to the Center of said Section 29 and the point of beginning; Thence along the north line of said SE 1/4, N 88°45'58" E, 997.74 feet to the west line of C.S.M. No. 5169; thence along said west line, S 00°12'17" E, 408.15 feet; thence N 88°44'04" E, 78.25 feet; thence N 61°07'56" E, 61.25 feet; thence S 00°13'43" E, 303.09 feet; thence N 82°02'57" W, 304.58 feet to the easterly right of way line of Mickelson Road; thence along said right of way line and the arc of a curve concaved southerly having a radius of 60.00 feet and a long chord bearing S 63°17'45" W a distance of 89.32 feet to the westerly right of way line of said Mickelson

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Road; thence along said right of way line, S 11°58'15" E, 100.00 feet; thence S 88°49'25" W, 500.00 feet; thence N 14°42'30" W, 277.76 feet; thence S 88°49'25" W, 200.00 feet to the west line of said SE 1/4; thence along said west line, N 00°06'37" W, 500.00 feet to the point of beginning. This parcel contains 702,027 square feet or 16.12 acres.

A-1EX TO RH-3

A parcel of land located in part of the NW 1/4 of the SE 1/4 of Section 29, T8N, R6E, Town of Black Earth, Dane County, Wisconsin, being more particularly described as follows: Commencing at the North 1/4 corner of said Section 29; thence along the north-south quarter line of said Section 29, S 00°05'26" E, 2637.85 feet to the Center of said Section 29; thence continuing along said north-south quarter line, S 00°06'37" E, 500.00 feet to the point of beginning; Thence N 88°49'25" E, 200.00; thence S 14°42'30" E, 277.76 feet; thence N 88°49'25" E, 500.00 feet to the westerly right of way line of Mickelson Road; thence along said westerly right of way line, S 11°58'15" E, 555.56 feet to the south line of said NW 1/4 of the SE 1/4; thence along said south line, S 88°49'25" W, 281.62 feet to the centerline of Fesenfeld Road; thence along said centerline and the arc of a curve concaved northeasterly having a radius of 955.34 feet and a long chord bearing N 76°10'50" W a distance of 61.67 feet; thence continuing along said centerline, N 74°19'51" W, 141.29 feet; thence continuing along said centerline and the arc of a curve concaved southerly having a radius of 575.87 feet and a long chord bearing S 89°11'58" W a distance of 326.52 feet; thence continuing along said centerline and the arc of a curve concaved northwesterly having a radius of 1909.86 feet and a long chord bearing S 73°58'50" W a distance of 83.37 feet to the west line of said SE 1/4; thence along said west line, N 00°06'37" W, 778.23 feet to the point of beginning. This parcel contains 481,488 square feet or 11.05 acres and is subject to a road right of way of 33.00 feet over part of the southerly part thereof.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

1. A shared driveway agreement shall be recorded with the Dane County Register of Deeds for the benefit of Lots 1 and 2.
2. The driveway for Lot #3 will access on Mickelson Road. Driveway access is prohibited from Fesenfeld Road.
3. The resource protection areas shall be identified on the 8.89-acre and 11.05-acre lots as part of the Certified Survey Map.

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 parcels 0806-294-8530-1, 0806-292-9691-7, 0806-294-8670-2, and 0806-293-8000-3 to prohibit further residential development on the remaining A-1 Exclusive property.

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.**

GRANT AS MODIFIED

DELAYED EFFECTIVE DATE

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 10597**

Dane County Board of Supervisors does ordain as follows:

The Zoning Districts Maps as referenced under Dane County Code of Ordinance Section 10.03 shall be amended as follows:

Town Map: Town of Mazomanie

Location: Section 15

Zoning District Boundary Changes

A-2 TO CO-1

COMMENCING at the South Quarter Corner of Section 15, Town 8 North, Range 6 East; thence S89°36'41"W, 396.00 feet along the south line of the SW ¼ of Section 15, Town 8 North, Range 6 East to the southeast corner of Lot 3, C.S.M. No. 10095; thence continuing S89°36'41"W, 527.26 feet along the south line of Lot 3, C.S.M. No. 10095 and the POINT OF BEGINNING; thence continuing S89°36'41"W, 164.07 feet along the south line of Lot 3, C.S.M. No. 10095 to the Point of Beginning of a meander line along Black Earth Creek, said point being located N89°36'41"E, 75.38 feet from the centerline of said Black Earth Creek; thence continuing along said meander line N69°36'37"W, 100.23 feet; thence continuing along said meander line N33°18'22"W, 195.04 feet; thence continuing along said meander line West, 24.07 feet to the west line of Lot 3, C.S.M. No. 10095 and the Point of Termination of said meander line along Black Earth Creek, said point being located N00°04'31"E, 29.92 feet from the centerline of said Black Earth Creek; thence N00°04'31"E, 108.64 feet along the west line of Lot 3, C.S.M. No. 10095; thence S48°01'47"E, 29.43 feet; thence S55°41'57"E, 444.46 feet; thence South, 35.29 feet to the POINT OF BEGINNING; Including lands lying between the meander line and the centerline of Black Earth Creek. Containing 55,000 square feet, 1.26 acres. Subject to all other recorded and unrecorded easements.

CONDITIONAL ZONING

Conditional zoning is hereby imposed pursuant to Section 10.255(3)(a)2.(b) of the Dane County Code of Ordinances. The rezoned area shall be subject to the following conditions.

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 placed on the CO-1 lot to prohibit the construction of a residence on the property.

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.**

GRANT AS MODIFIED

DELAYED EFFECTIVE DATE