

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 10958**

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 Pleasant Springs

Location: Section 9

Zoning District Boundary Changes

C-2 to C-2

Lot 2 of Certified Survey Map 3667, located in part of the Southwest $\frac{1}{4}$ of Section 9, Town 6 North, Range 11 East, Town of Pleasant Springs, Dane County, Wisconsin.

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.

AMENDED 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 records the following restriction(s) on said land:

1. The land uses shall be limited to the following: A 24-hour towing facility with parking and storage of towed vehicles within a screened area; Repairs, storage or service of contractors machinery or equipment; Truck terminal; Retail sales, rental and service of trucking tractors and trailers within the existing facility and grounds; Sale of used cars and light duty trucks with a limit of 36 vehicles.
2. There shall be a screened area for the towed vehicles on the south side of the property. The screening shall consist of an 8-foot fence with stone columns and metal panels to be along the south, east and north sides of the property. Specifically, the south area shall be screened with the stone columns and metal panels until the septic area and then shall be mesh/chain link fencing.
3. The west side of the property shall be enclosed with 8 foot wire mesh/chain link fencing.
4. Business hours of auto sales limited to 8am to 6pm, Monday through Friday.
5. No additional outside lighting shall be installed. The existing lighting is down shrouded.
6. Off-premise advertising signs (billboards) shall be prohibited 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.