

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 11977**

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 Cottage Grove

Location: Section 27

Zoning District Boundary Changes

Rezone from GC to GC (modify deed restriction)

Lot 2, Certified Survey Map No. 16140, recorded in Volume 119 of Certified Survey Maps of Dane County on pages 134-135 as Document No. 5870098, located in the southwest $\frac{1}{4}$ of the southwest $\frac{1}{4}$, Section 27, T7N, R11E, Town of Cottage Grove, Dane County, Wisconsin.

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.

An amendment of deed restrictions shall be recorded on the lot stating the following:

1. Land uses on the property shall be limited exclusively to the following permitted uses:
 - a. Agricultural uses (livestock not permitted)
 - b. Agricultural accessory uses (livestock not permitted)
 - c. Contractor, landscaping or building trade operations
 - d. Governmental, institutional, religious, or nonprofit community uses
 - e. Indoor sales
 - f. Indoor storage and repair
 - g. Light industrial
 - h. Office uses
 - i. Personal or professional service
 - j. A transportation, utility, communication, or other use that is:
 - i. Required under state or federal law to be located in a specific place, or;
 - ii. Is authorized to be located in a specific place under a state or federal law that specifically preempts the requirement of a conditional use permit.
 - k. Undeveloped natural resource and open space areas
 - l. Utility services associated with, and accessory to, a permitted or conditional use
 - m. Veterinary clinics

2. Land uses on the property shall be limited exclusively to the following conditional uses:
 - a. Communication towers
 - b. Outdoor Storage
 - c. Transportation, communications, pipeline, electric transmission, utility, or drainage uses, not listed as a permitted use above
 - d. Vehicle repair or maintenance service
3. Residential and associated accessory uses are prohibited.
4. Evidence of compliance with Dane County stormwater management regulations shall be required prior to development, including arrangements for ongoing maintenance of the regional stormwater facilities.

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.