

**Dane County Board of Supervisors  
Amending Chapter 10 of the Dane County Code of Ordinances  
Zoning Map Amendment Petition 10871**

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 Rutland

**Location:** Section 7

**Zoning District Boundary Changes**

**C-2 to C-2**

Part of the SW 1/4 NE 1/4 and part SE 1/4 NW 1/4 Section 7, Town of Rutland described as follows: Commencing at Section West quarter corner thence N 66°34'15" East 2594.78 feet to point on USH 14 and point of beginning; thence N 26°05'16" East 150 feet; thence S 63°54' 44" East 300.0 feet; thence S 26°05'16" West 150.0 feet to point on USH 14; thence N 63°54'44" West along said STH 14 300.0 feet; to point of beginning also, part N 1/2 Section 7,5,10. Commencing at intersection STH 138 and USH 14 Northwestery along USH 14 740.25 feet to the point of beginning thence continue Northwestery along said USH 14 120 feet; thence Northeasterly perpendicular to said USH 14 150 feet; thence Southeasterly parallel to centerline USH 14 120 feet; thence Southwesterly perpendicular to said USH 14 150 feet to the point of beginning.

**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.

**AMENDMENT TO CURRENT 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. The deed restriction shall be amended to limit the land uses to: auto body repair and painting; sandblasting business; neon art business; service and major repairs to motor vehicles, recreational equipment and contractor's machinery; sales of motor vehicles, recreational equipment, and contractor machinery; Parking and storage of motor vehicles. No more than 20 vehicles shall be visible at the front of the property at any one time.

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.