



## Dane County Zoning Division

City-County Building  
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# DANE COUNTY CONDITIONAL USE PERMIT #2312

THE ZONING AND LAND REGULATION COMMITTEE OF THE DANE COUNTY BOARD PURSUANT TO SECTION 10.255(2) OF THE DANE COUNTY CODE OF ORDINANCES DOES HEREBY:

GRANT Conditional Use Permit #2312 for Limited Family Business in the A-1 Agriculture Zoning District pursuant to Dane County Code of Ordinances Section 10.192 and subject to any conditions contained herein.

EFFECTIVE DATE OF PERMIT: June 24, 2015

THE CONDITIONAL USE SHALL BE LOCATED ON THE PROPERTY DESCRIBED AS FOLLOWS:

Parcel address: 8623 Davis Street, Town of Springdale

Parcel numbers: 0607-343-6211-0 and 0607-343-9655-0

### CONDITIONS:

1. The limited family business shall be limited to landscaping, lawn care and snow plow business.
2. The business shall be conducted within the existing 2400 square foot accessory building. The building shall not be expanded; and no improvements of plumbing and office space shall be added.
3. The hours of operation shall be Monday through Friday, from 7:30 a.m. to 4 p.m.
4. Outside loudspeakers are prohibited.
5. Outside signs are prohibited.
6. All employees except one or one full-time equivalent, shall be a member of the family residing on the property.
7. The conditional use permit shall become null and void upon sale of the property to an unrelated third party.
8. No customers shall conduct business at the site. No retail sales shall be conducted on the property.
9. Up to three trucks and three trailers, not to exceed 16' in length, shall be parked on the property.
10. No open burning of material brought in from job sites shall be permitted.
11. Outdoor lighting, except for required security lighting, shall be operational only during hours of operation. All lighting shall be shielded to prevent glare into the night sky or direct-beam illumination of neighboring residences. All new lighting fixtures shall use full cut-off fixtures which prevent all upward transmission of light.

Note: On 6/1/2015, the calculation of the number of employees is based on information reported by J. Nicholson: J. Nicholson lives on the site and is the co-owner. His brother lives off -site and is co-owner. His brother comes to the site approximately 3 hours/week. One non-family member lives off-site and comes to the site approximately 2 hours/week. The total number of hours per week worked by employees who do not reside on the premises is 5 hours/week.

THE ZONING AND LAND REGULATION COMMITTEE AFTER PUBLIC HEARING  
AND IN THEIR CONSIDERATION OF THE CONDITIONAL USE PERMIT MADE THE  
FOLLOWING FINDINGS OF FACT:

1. That the establishment, maintenance and operation of the proposed conditional use will not be detrimental to or endanger the public health, safety, morals comfort or general welfare.
2. That the uses, values, and enjoyment of other property in the neighborhood for purposes already permitted will not be substantially impaired or diminished by the establishment, maintenance, and operation of the proposed conditional use.
3. That the establishment of the proposed conditional use will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district.
4. That adequate utilities, access roads, drainage and other necessary site improvements will be made.
5. That adequate measures will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets.
6. That the proposed conditional use does conform to all applicable regulations of the district in which it is proposed to be located.

EXPIRATION OF PERMIT

In addition to any time limit established as a condition in granting this CUP, Section 10.25(2)(n) of the Dane County Code of Ordinances provides that any use for which a conditional use permit has been issued, upon its cessation or abandonment for a period of one year, will be deemed to have been terminated and any future use shall be in conformity with the ordinance.