



Dane County Zoning Division

City-County Building
210 Martin Luther King, Jr., Blvd., Room 116
Madison Wisconsin 53703
(608) 266-4266/266-9083
Fax (608) 267-1540

DANE COUNTY CONDITIONAL USE PERMIT #2490

THE ZONING AND LAND REGULATION COMMITTEE OF THE DANE COUNTY BOARD PURSUANT TO SECTION 10.101(7) OF THE DANE COUNTY CODE OF ORDINANCES DOES HEREBY:

GRANT Conditional Use Permit # 2490 for a vehicle repair or maintenance service and a caretaker's residence pursuant to Dane County Code of Ordinances Section 10.272(3), subject to any conditions contained herein:

EFFECTIVE DATE OF PERMIT: November 27, 2019

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

LOCATION: 2415 Spring Rose Road, Town of Springdale, Dane County, Wisconsin.

Legal Description:

A part of the NE $\frac{1}{4}$ NE $\frac{1}{4}$, Section 24, described as follows: commencing at the northeast corner of said Section 24, said point begin north 6.4 feet from the centerline of Highway 18-151 and in the center line of Spring Rose Road; thence south along the east section line 354 feet; thence west along the centerline of a proposed 66 foot road 50 feet to the westerly right of way line of Spring Rose Road and the point of beginning of this description; thence continuing west along the center line of said proposed road 309.77 feet; thence north 257.3 feet to the southerly right of way line of Highway 18-151; thence east along said right of way line 159.95 feet; thence S $^{\circ}$ 44 $^{\circ}$ 12'E along the sight corner right of way line 214.99 feet to the westerly right of way line of Spring Rose Road; thence south along said westerly line 99.02 feet to the point of beginning.

CONDITIONS:

1. The conditional use is for the operation of a vehicle repair or maintenance service and a caretaker's residence.

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.
7. The proposed conditional use is consistent with adopted Town and County Comprehensive Plans.
8. If located in the Farmland Preservation (FP) area, the conditional use meets the necessary findings to be located in the district as per Dane County Code of Ordinances Section 10.220 (1).

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 three years, will be deemed to have been terminated and any future use shall be in conformity with the ordinance.