



## Dane County Zoning Division

City-County Building  
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# DANE COUNTY CONDITIONAL USE PERMIT #2302

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 #2302 for Secondary Farm Residence pursuant to Dane County Code of Ordinances Section 10.123(3) and subject to any conditions contained herein.

EFFECTIVE DATE OF PERMIT: February 25, 2015

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

### **1170 Hageman Road, Town of Montrose, Dane County, Wisconsin**

#### Boundary Description:

Part of the Northeast Quarter of the Southeast Quarter of Section 08, Township 05 North, Range 08 East, Town of Montrose, Dane County, Wisconsin, described as follows: Commencing at the South Quarter corner of Section 08, aforesaid; thence South 89 degrees 12 minutes 40 seconds East along the South line of the Southeast Quarter, 1325.01 feet to the West line of the East Half of the Southeast Quarter; thence North 01 degrees 34 minutes 49 seconds West along said West line, 1,688.15 feet; thence South 88 degrees 13 minutes 10 seconds East, 166.26 feet to the Point of Beginning; thence North 01 degrees 46 minutes 50 seconds East, 295.16 feet; thence South 88 degrees 13 minutes 10 seconds East, 295.16 feet; thence South 01 degrees 46 minutes 50 seconds West, 295.16 feet; thence North 88 degrees 13 minutes 10 seconds West, 295.16 feet to the Point of Beginning. Parcel contains 87,119 square feet or 2.000 acres.

#### CONDITIONS:

1. A deed notice shall be recorded with the Dane County Register of Deeds indicating that any violation of the provisions of section 10.123(4), regarding farm residences in the A-1EX district, will result in revocation of this conditional use permit and require that a certified survey map be approved and appropriate zoning be acquired. The deed notice shall be recorded within 90 days of the effective date of approval.
2. The Conditional Use permit shall expire upon sale of the property to an unrelated 3rd party.

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.