

**Dane County Board of Supervisors
Amending Chapter 10 of the Dane County Code of Ordinances
Zoning Map Amendment Petition 11634**

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: VERONA **Location:** Section 16

Zoning District Boundary Changes

LC Limited Commercial to GC General Commercial

PART OF LOT 1 OF CERTIFIED SURVEY MAP NO. 2605 RECORDED IN VOLUME 10 OF CERTIFIED SURVEYS ON PAGES 208 AND 209, DOCUMENT NO. 1541596, IN THE TOWN OF VERONA, DANE COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF LOT 1, WHICH IS THE POINT OF BEGINNING; THENCE N26*57'23"W, 362.34 FEET ALONG THE EAST RIGHT-OF-WAY LINE OF NINE MOUND ROAD; THENCE S88*30'44"E, 469.78 FEET; THENCE S10*43'00"E, 121.40 FEET; THENCE S02*55'42"W 200.00 FEET TO THE NORTH LINE OF POLLOW ROAD; THENCE N88*30' 48"W, 317.83 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING CONTAINING 2.95 ACRES. ALSO INCLUDED IN THIS PARCEL ARE THE EAST 1/2 OF THE ADJACENT NINE MOUND ROAD RIGHT-OF -WAY, AND THE NORTH 1 /2 OF THE ADJACENT POLLOW ROAD RIGHT-OF-WAY.

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.

1. A site plan, landscaping plan, and lighting plan shall be approved by the Town Board prior to the issuance of a zoning permit for the proposed building.

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. A deed restriction be recorded on the property to limit the land uses to an electrical/contractor business. The restriction shall limit a maximum of 20 vehicles being parked outside and require Town Site Plan approval for the construction of any future buildings.

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.