

What is a conditional use?

A conditional use is a use that may be considered in a particular zoning district if it is adaptable to the limitations of a particular site or made to be complementary to adjacent land uses. The granting of a conditional use is by permit.

The review standards are:

- The proposed use complies with all applicable provisions in the zoning ordinance
- The proposed use is compatible with adjacent legal uses
- There are no significant anticipated adverse impacts
- Adverse impacts can be mitigated
- Public services must be sufficient
- Adequate assurance by the applicant for continuing maintenance be provided
- Proposed use is consistent with the Comprehensive Plan

Iowa County Planning & Development

Iowa County Courthouse
222 N. Iowa Street
Dodgeville, WI 53533

Phone: 608-935-0333
Fax: 608-935-0326

In Iowa County...

Conditional Use Permits





Application Steps

Pre-Application Discuss your proposal with staff of the Planning & Development Office. Staff will provide guidance on what zoning district or districts may be an option and the process to rezone. You may be asked to complete a Preliminary Development Form as found at www.iowacounty.org/departments/PlanningDevelopment

Potential uses are listed in the Iowa County Zoning Ordinance.

Town Recommendation Once it is determined what district to request, you will need to contact the town in which the land is located to be placed on an agenda. The town will review the proposal and provide a recommendation to the county based on consistency with its Comprehensive Plan.

Application to County Once you have the town recommendation, you will submit a completed Land Use Change/CUP application to the Planning & Development Office. This form can be found at www.iowacounty.org/departments/PlanningDevelopment

The application must include original signature and the items listed below:

- Town recommendation
- \$750 filing fee, payable to Iowa County Planning

Public Notice The county application is for a public hearing before the Iowa County Planning & Zoning Committee. By statute, there must be a hearing notice duly advertised for at least two weeks prior to the hearing. Staff will prepare the notice and, as a courtesy, send a copy to all landowners within 300 feet of the property. A notice will also be sent by certified mail to the town clerk.

Public Hearing The Planning & Zoning Committee typically holds hearings on the fourth Thursday of each month in the evening. You or a representative is required to attend in order to explain the proposal and address any questions. Staff will provide a report and the town recommendation. The action of the Committee does not require review by the County Board.

The Committee may impose reasonable conditions on approval which, if agreed upon by the applicant, compels approval. As long as the conditions are complied with, the use is allowed to continue. Noncompliance could result in suspension or revocation of the conditional use permit.

Permits Approval of the conditional use will result in a written notice, or permit, from the Office. This permit does not negate the possible need of associated permits or approvals, such as sanitary permits, zoning permits, or building permits.

Appeals An appeal of the Committee decision can be made to the Iowa County Board of Adjustment as outlined in the Iowa County Zoning Ordinance within 30 days of the decision.

Never hesitate to contact the staff at the Office of Planning & Development with any questions...608-935-0398 or scott.godfrey@iowacounty.org

