

THAT THE PLANS SUBMITTED BY KATHLEEN WALSH REPRESENTING KASTLER BUILDGERS, LLC FOR A CONTRACTOR YARD / CONSTRUCTION COMPANY AT 1227 FREDERICK STREET BE APPROVED BY THE CITY PLAN COMMISSION, SUBJECT TO THE FOLLOWING CONDITIONS:

- a. That the plans presented to the Plan Commission on June 9, 2010 be approved, subject to the conditions contained herein.
- b. That all applicable codes and ordinances shall be complied with and occupancy permits be obtained from the Building Inspection Department.
- c. That the rear area of the lot be paved to accommodate the parking and storage of construction vehicles.
- d. That the fencing along the alley and along the front of the building be painted to cover rust.
- e. All fencing shall have privacy slats installed to reduce view from adjacent properties and streets.
- f. That curb stops be added along the front 18' of the front property line starting at the southwest corner of the lot, and that the three (3) parking spaces proposed adjacent to this area be striped and have bumper stops installed.
- g. No signage is approved with this Conditional Use. Any proposed signage shall be submitted to the Director of City development for review and approval.
- h. That no minor changes be made to the conditions of this permit without the approval of the Plan Commission, and no major changes be made without the approval of the Common Council.
- i. That this conditional use permit is subject to review by the Plan Commission for compliance to the listed conditions.
- j. That all storage be contained inside the building and fenced areas.