

**Amendatory Ordinance No. 2-0219**

To the Honorable Iowa County Board of Supervisors:

**Whereas a petition for a land use change has been made by the Nahldean Knebel Revocable Trust;**

For land in the NE1/4 of the SW ¼ of Section 29-T6N-R2E in the Town of Linden; affecting tax parcel 014-0273.

**And, this petition is made to create two lots by rezoning 2.187 acres and 36.283 acres from A-1 Agricultural to AR-1 Agricultural Residential;**

Whereas notice of such petition has been properly advertised and notice has been given to the **Clerk of the Town of Linden** and the Town is recommending approval as it has been deemed to be consistent with the goals and intent of its adopted comprehensive plan,


Whereas a public hearing, designated as zoning hearing number **3005** was last held on **January 24, 2019** in accord with said notice, and said notice, and as a result of said hearing action has been taken by the Iowa County Planning & Zoning Committee to **approve** said petition with the condition that the associated certified survey map be duly recorded within 6 months.

Now therefore be it resolved that official county zoning map be amended as recommended by the Iowa County Planning and Zoning Committee.

Respectfully submitted by the Iowa County Planning & Zoning Committee.

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I, the undersigned Iowa County Clerk, hereby certify that the above Amendatory Ordinance No. was X approved as recommended \_\_\_\_\_ approved with amendment \_\_\_\_\_ denied as recommended \_\_\_\_\_ denied or \_\_\_\_\_ rereferred to the Iowa County Planning & Zoning Committee by the Iowa County Board of Supervisors on **February 19, 2019**. The effective date of this ordinance shall be **February 19, 2019**.

  
Greg Klusendorf  
Iowa County Clerk

Date: 2/20/19



## **IOWA COUNTY OFFICE OF PLANNING & DEVELOPMENT**

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### **Planning & Zoning Committee Recommendation Summary**

Public Hearing Held on Jan. 24, 2019

Zoning Hearing 3005

Recommendation: **Approval**

**Applicant(s):** Nahldean Knebel

**Town of** Linden

**Site Description:** part of the NE/SW of S29-T6N-R2E also affecting tax parcel 014-0273

**Petition Summary:** This is a request to create two residential lots by rezoning 2.187 acres & 36.283 from A-1 Ag to AR-1 Ag Res

#### **Comments/Recommendations**

1. The existing A-1 zoning requires a minimum 40-acre lot size, thus the plan to divide off the buildings has led to the request to rezone to the AR-1 Ag Res district.
2. If approved, each lot would be eligible for one single family residence and limited agricultural uses.
3. The smaller lot has an existing residence and outbuildings, but would not be eligible for livestock type animal units due to being under 5 acres.
4. The larger lot is vacant and would be eligible for up to 11 livestock type animal units.
5. The preliminary certified survey map has not been submitted for review.

**Town Recommendation:** The Town of Linden feels the proposal is consistent with its comprehensive plan and recommends approval.

**Staff Recommendation:** Staff recommends approval with the condition that the associated certified survey map be duly recorded within 6 months of the County Board approving the zoning change.



