

Amendatory Ordinance No. 6-1219

To the Honorable Iowa County Board of Supervisors:

Whereas a petition for a land use change has been made by Ed Reichling;

For land in the NE ½ of the NE ¼ of Section 17-T4N-R4E in the Town of Waldwick affecting tax parcels 026-0584 and 026-0732.

And, this petition is made to rezone 1.67 acres from A-1 Agricultural to AR-1 Agricultural Residential and 51.59 acres zoned with the AC-1 Agricultural Conservancy overlay;


Whereas notice of such petition has been properly advertised and notice has been given to the **Clerk of the Town of Waldwick** 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 **3076** was last held on **December 5, 2019** in accord with 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.

I, the undersigned Iowa County Clerk, hereby certify that the above Amendatory Ordinance 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 **December 17, 2019**. The effective date of this ordinance shall be **December 17, 2019**.


Greg Klusendorf
Iowa County Clerk

Date: 12/18/19



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Planning & Zoning Committee Recommendation Summary

Public Hearing Held on Dec. 5, 2019

Zoning Hearing 3076

Recommendation: **Approval**

Applicant(s): Ed Reichling

Town of Waldwick

Site Description: part of the E1/2-NE of S17-T4N-R4E also affecting tax parcels 026-0732; 0584

Petition Summary: This is a request to create a 1.67-acre lot by rezoning from A-1 Ag to AR-1 Ag Res. It also includes zoning 51.59 acres with the AC-1 overlay to meet density standards.

Comments/Recommendations

1. The existing A-1 zoning has a minimum 40-acre lot size, thus the request to rezone to the AR-1 district. The Town of Waldwick has a 1:40 residential density, thus the AC-1 overlay.
2. If approved, the lot would be eligible for one existing single family residence (existing), accessory structures and limited ag uses, but no livestock-type animal units due to being under 5 acres. The AC-1 district would allow open space uses but no development that would require a zoning permit.
3. The associated certified survey map has not been submitted for formal review but a draft was provided for the hearing description.

Town Recommendation: The Town of Waldwick feels the proposal is consistent with its comprehensive plan and recommends approval with the AC-1 overlay.

Staff Recommendation: Staff recommends approval with the condition that the associated certified survey map is duly recorded within 6 months of the County Board approval.

