

**Amendatory Ordinance No. 6-0617**

To the Honorable Iowa County Board of Supervisors:

**Whereas a petition for a land use change has been made by Cates Family LLC;**

For land in part of the W1/2 of the SE1/4 of Section 14-T5N-R4E in the Town of Waldwick; affecting tax parcels 026-0030 and 026-0031.

**And, this petition is made to rezone 33.93 acres from A-1 Agricultural to C-1 Conservancy;**

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 **2886** was last held on **May 25, 2017** 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 conditions that the associated certified survey map is 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; \_\_\_\_\_ rereferred to the Iowa County Planning & Zoning Committee by the Iowa County Board of Supervisors on **June 20, 2017**. The effective date of this ordinance shall be **June 20, 2017**.

  
Greg Klusendorf  
Iowa County Clerk

Date: 6/20/17



# IOWA COUNTY OFFICE OF PLANNING & DEVELOPMENT

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

Public Hearing Held on May 25, 2017 Zoning Hearing 2886  
Recommendation: **Approval**

**Applicant(s):** Cates Family LLC **Town of Waldwick**  
**Site Description:** part of the W1/2 of S14-T5N-R4E also affecting tax parcels 026-0030;  
0031

**Petition Summary:** This is a request to zone 33.93 acres to the C-1 Conservancy district.

### Comments/Recommendations

1. The applicant is proposing to sell the balance of the farm and keep this 33.93 acres. Since it will be less than the minimum 40-acre lot size to remain A-1 Ag, the request is to zone it C-1 at this time.
2. If approved, the lot can be used for open space uses but is not eligible for any development that requires a zoning permit.
3. The associated certified survey map has not been formally submitted for review, but a preliminary was with the application.
4. The proposal is consistent with the adopted comprehensive plans as it is not converting land from an agricultural use or creating a use inconsistent with surrounding uses.

**Town Recommendation:** The Town of Waldwick recommends approval.

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

