

Amendatory Ordinance No. 4-0618

To the Honorable Iowa County Board of Supervisors:

Whereas a petition for a land use change has been made by Michael J. Hennigan;

For land in the NE ¼ of the NE ¼ of Section 22-T7N-R2E in the Town of Highland;
affecting tax parcel 012-0171.A.

**And, this petition is made to rezone 20 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 Highland** 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 **2957** was last held on **May 24, 2018** 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.

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 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 **June 19, 2018**. The effective date of this ordinance shall be **June 19, 2018**.


Greg Klusendorf
Iowa County Clerk

Date: 6/20/18



IOWA COUNTY OFFICE OF PLANNING & DEVELOPMENT

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Planning & Zoning Committee Recommendation Summary

Public Hearing Held on May 24, 2018

Zoning Hearing 2957

Recommendation: **Approval**

Applicant(s): Michael J. Hennigan

Town of Highland

Site Description: part of the NE/NE of S22-T7N-R2E also affecting tax parcel 012-0171.A

Petition Summary: This request is make a legal nonconforming lot conform by rezoning from A-1 Ag to AR-1 Ag Res.

Comments/Recommendations

1. This lot predates the enactment of the minimum 40-acre lot size for the A-1 district. As a legal nonconforming lot, a conditional use permit would be required to build a "nonfarm residence", which the applicant would like to build. The alternative is to rezone AR-1, which the applicant has chosen to request.
2. If approved, the lot would be eligible for one single family residence, accessory structures and up to 8 livestock type animal units.
3. There is no proposal to divide the property.
4. The proposal is consistent with the adopted comprehensive plans as the Town of Highland seeks to protect agricultural lands from incompatible uses and this proposal would not adversely impact surround ag uses.

Town Recommendation: The Town of Highland recommends approval.

Staff Recommendation: Staff recommends approval.

