

REPORT OF THE PLANNING, RESOURCES AND DEVELOPMENT COMMITTEE TO THE COUNTY BOARD
ON A HEARING FOR A PETITION TO AMEND THE LA CROSSE COUNTY ZONING ORDINANCE

TO THE COUNTY BOARD OF SUPERVISORS FOR LA CROSSE COUNTY:

The La Crosse County Planning, Resources and Development Committee, having considered

Petition No. 1778 To amend the La Crosse County Zoning Ordinance filed by:

HF EAGLE ENTERPRISES LLC 1480 CITY HWY 16W WEST SALEM WI 54669

and having held a public hearing on the 28th day of APRIL 2008

to rezone from EXCLUSIVE AGRICULTURAL DISTRICT

to AGRICULTURAL DISTRICT "A"

The following described land in the Town(s) of FARMINGTON

Part of the NW-NW of Section 15 and part of the NE-NE of Section 16, all in T 18 N, R 5 W commencing at the West ¼ corner of Section 15; thence S89°16'13"W along the south line of the SE-NE 1307.91' to the southwest corner thereof; thence N0°35'11"W along the west line thereof 1983.62' to the northwest corner of the S½-NE-NE; thence N89°21'06"E along the north line thereof 1087.26' to the point of beginning: Thence continue N89°21'06"E 223.77' to the northeast corner of said S½-NE-NE; thence N0°29'46"W along the west line of the NW-NW 656.65' to the centerline of County Road TA; thence along said centerline the next 5 calls; S83°03'26"E 1036.83' to the point of beginning of a 500' radius curve concave to the southwest; thence along said curve 129.78', the chord of which bears S75°37'17.5"E 129.41' to the point of beginning of a 170' radius curve concave to the southwest; thence along said curve 142.68', the chord of which bears S44°08'30.5"E 138.53' to the point of beginning of a 830' radius curve concave to the southwest; thence along said curve 218.96', the chord of which bears S12°32'25"E 218.32'; thence S4°58'58"E 37.76' to the east line of said NW-NW; thence S0°29'08"E 271.99' to the southwesterly right of way line of County Road TA; thence S69°04'28"W 1034.44'; thence N20°55'32"W 33'; thence S69°04'28"W 90.24'; thence S89°09'39"W 225.47'; thence S28°58'29"W 113.14'; thence S89°09'39"W 174.54'; thence N0°29'08"W 596.15' to the point of beginning. Town of Farmington.

And pursuant to s. 59.69 Wis. Stats.: the Committee did publish and receive proof of a Class II notice of the hearing; did receive receipts of mailing of the notices to the affected Town Clerk(s); did hold a public hearing to hear testimony and official correspondence; and, did receive and consider action from the affected Town Board(s). The Committee, under s. 59.69(5)(e)4, Wis. Stats., has the authority to approve the petition as submitted; to disapprove of the petition; or, to modify and approve the petition. Having considered the entire record the Committee's recommendation is to: **Approve as Conditional Zoning.**

By unanimous vote (Meyer excused) the Committee recommended approval of rezoning to Conditional Agricultural District "A" subject to recording of deed restrictions indicating the 30.42 acres cannot be further subdivided and maintenance agreements are required for the approved easements.

(IF THIS PETITION IS APPROVED AS A CONDITIONAL ZONING, DEED RESTRICTIONS MUST BE RECORDED BEFORE ZONING TAKES EFFECT.)

Dated this 7th day of May, 2008

ZONING, PLANNING AND LAND INFORMATION DEPARTMENT

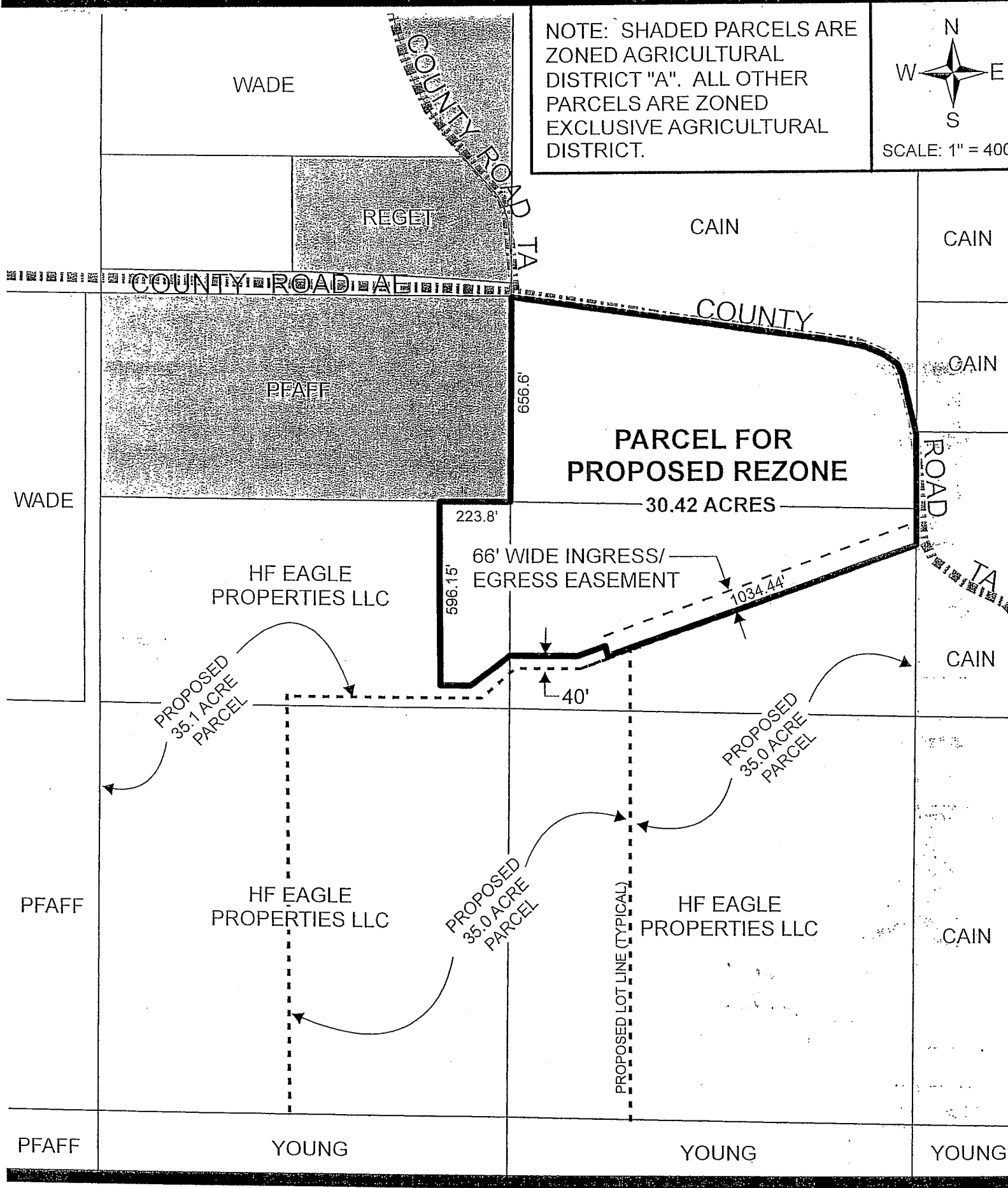
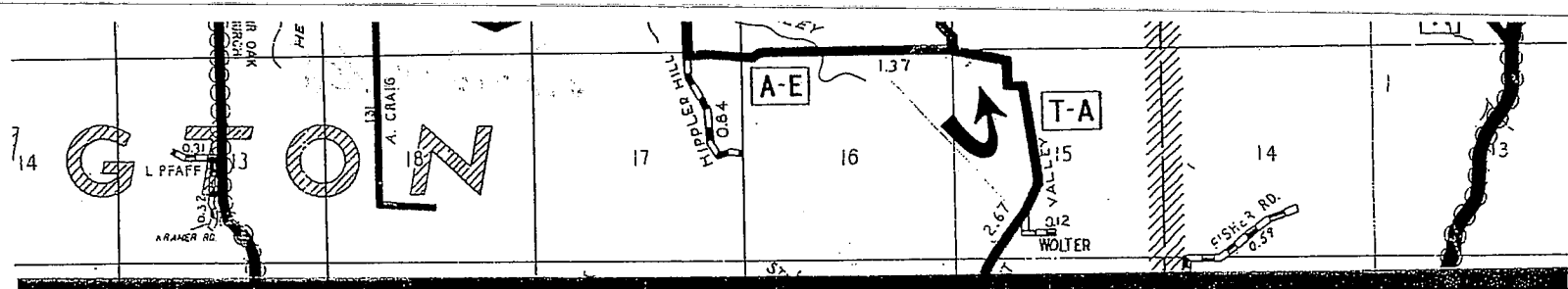
BY 
Jeff Bluske, Director

LA CROSSE COUNTY PLANNING, RESOURCES AND DEVELOPMENT COMMITTEE

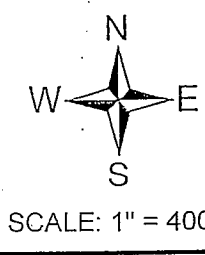
BY 
~~Don Meyer, Chair~~ Thomas Raub, Vice-Chair.

The County Board, under s. 59.69(5)(e)5 Wis. Stats., has the authority to effectuate the petition by ordinance or to disapprove it. The County Board took the following action this 15 day of May 2008

- Approved the petition as submitted, becomes an ordinance.
- Approved the petition with ~~amendments~~ conditions, becomes an ordinance, after recording conditions.
- Denied the petition, (no ordinance is adopted)
- Denied the petition with amendments/conditions, (no ordinance is adopted)
- Refused to deny the petition with re-referral, (no ordinance is adopted unless reported out with approval)



NOTE: SHADED PARCELS ARE ZONED AGRICULTURAL DISTRICT "A". ALL OTHER PARCELS ARE ZONED EXCLUSIVE AGRICULTURAL DISTRICT.



Zoning Petition No. 1778

Applicant: HF Eagle Properties, LLC

Town of Farmington

Property size: 30.42 Acres

REASON FOR REZONE: To create a parcel for an existing single family residence.

SOIL DATA: 3% Class I-II Soils 0% Class III Soils **LAND CLASS:** Crops 85%
 90% Class IV Soils 7% Class V-VIII Soils Woods 5%
 Idle 10%

FARMLAND PRESERVATION 91.77 Ordinance Revisions 1) A county, city, village or town may approve petitions for rezoning areas zoned for exclusive agriculture use only after findings are made based upon consideration of the following: (a) Adequate public facilities to accommodate development either exist or will be provided within a reasonable time. (b) Provision of public facilities to accommodate development will not place an unreasonable burden on the ability of affected local units of government to provide them. (c) The land proposed for rezoning is suitable for development and development will not result in undue water or air pollution, cause unreasonable soil erosion or have an unreasonably adverse effect on rare or irreplaceable natural areas. (2) Land which is rezoned under this section shall be subject to the lien provided under s. 91.19 (8) to (10) for the amount of tax credits paid on the land rezoned. If the rezoning occurs solely as a result of action initiated by the governmental unit, any lien required under s. 91.19 (8) to (10) shall be paid by the governmental unit initiating this action. (3) The department shall be notified of all rezonings under this section. History: 1977 c.29,169; 1983 s.311.