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3 ORDINANCE BY THE RACINE COUNTY ECONOMIC DEVELOPMENT AND LAND USE
4 PLANNING COMMITTEE TO REZONE FROM R-2S SUBURBAN RESIDENTIAL
5 DISTRICT (SEWERED-LARGE LOTS) TO A-2 GENERAL FARMING AND
6 RESIDENTIAL DISTRICT II

7
8 SECTION 26, T4N, R22E, TOWN OF CALEDONIA

9
10 APPLICANT: HOOD'S CREEK SETTLEMENT, LLC

11
12
13 AN ORDINANCE TO AMEND that Certain Ordinance Entitled RACINE COUNTY
14 ZONING ORDINANCE adopted December 2, 1969, found on pages 185 to
15 232 of the OFFICIAL PROCEEDINGS OF THE RACINE COUNTY BOARD OF
16 SUPERVISORS FOR THE YEAR 1969 as recodified May 28, 1991, by
17 Ordinance 91-196.

18
19 The County Board of Supervisors of the County of Racine ordains as
20 follows: Amend the Racine County Zoning Ordinance and change the
21 zoning district for the following described lands from R-2S
22 Suburban Residential District (Sewered-Large Lots) to A-2 General
23 Farming and Residential District II

24
25 BEING A PART OF the Northeast ¼, Southeast ¼, Southwest ¼ and
26 Northwest ¼ of the Southwest ¼ of Section 26, Township 4 North,
27 Range 22 East, Town of Caledonia, Racine County, Wisconsin, which
28 is bounded and described as follows:

29 COMMENCING at the Northwest corner of said Southwest ¼;

30 THENCE N 89°27'53" E, along the North line of said Southwest
31 ¼, 1226.76 feet to the East right-of-way line of STH 38;

32 THENCE S 10°47'13" W, along said right-of-way line, 167.02
33 feet;

34 THENCE S 79°12'47" E, along said right-of-way line, 10.00
35 feet;

36 THENCE S 10°47'13" W, along said right-of-way line, 79.43 feet
37 to the meander line of a navigable stream and the point of
38 beginning;

39 THENCE N 67°16'14" E, along said meander line, 121.72 feet;

40 THENCE S 76°22'25" E, along said meander line, 230.86 feet;

41 THENCE S 26°53'01" E, along said meander line, 109.10 feet;

42 THENCE N 84°44'10" E, along said meander line, 105.28 feet;

43 THENCE S 36°32'20" E, along said meander line, 93.98 feet;

44 THENCE N 48°04'07" E, along said meander line, 115.10 feet;

45 THENCE S 47°55'23" E, along said meander line, 206.48 feet;

46 THENCE S 82°03'31" E, along said meander line, 108.66 feet;

47 THENCE N 02°36'09" W, along said meander line, 122.13 feet;

48 THENCE N 61°03'04" E, along said meander line, 226.42 feet;

49 THENCE S 34°30'37" E, along said meander line, 136.27 feet;

50 THENCE S 28°03'05" W, along said meander line, 111.07 feet;

51 THENCE S 43°54'33" E, along said meander line, 146.52 feet;

52 THENCE N 88°53'23" E, along said meander line, 95.32 feet;

53 THENCE N 74°17'30" E, along said meander line, 150.78 feet;

54 THENCE S 01°47'09" E, along said meander line, 55.38 feet;

55 THENCE S 49°58'25" W, along said meander line, 165.56 feet;

56 THENCE S 62°31'17" W, along said meander line, 162.17 feet;

57 THENCE N 74°35'34" W, along said meander line, 130.94 feet;

4 THENCE S 62°03'31" W, along said meander line, 192.43 feet;

5 THENCE S 15°37'57" W, along said meander line, 166.93 feet;

6 THENCE S 89°15'06" W, 191.85 feet;

7 THENCE N 01°47'09" E, 328.91 feet;

8 THENCE S 89°15'06" W, 793.68 feet to the East right-of-way
9 line of STH 38;

10 THENCE N 02°50'13" E, along said right-of-way line, 401.13
11 feet;

12 THENCE Northeasterly, 391.26 feet along said right-of-way and
13 the arc of a curve whose center lies to the East, whose radius is
14 2819.79 feet and whose chord bears N 06°48'43" E, 390.94 feet;

15 THENCE N 10°47'13" E, along said right-of-way line, 240.80
16 feet;

17 THENCE S 79°12'47" E, along said right-of-way line, 10.00
18 feet;

19 THENCE N 10°47'13" E, along said right-of-way line, 60.57 feet
20 to said meander line and the point of beginning.

21 INCLUDING all lands between the meander line of a navigable
22 stream and the waters edge.

23 SAID lands containing 1,749,463 square feet, 40.1621 acres.

24
25 The official Racine County Zoning Map is hereby amended to conform
26 to this ordinance.

27
28 The Racine County Clerk is directed to transmit duplicate copies of
29 this ordinance by registered mail to the Caledonia Town Clerk
30 within seven (7) days after this ordinance is adopted.

31
32 Respectfully submitted,
33 ECONOMIC DEVELOPMENT & LAND USE PLANNING COMMITTEE

34
35
36
37 _____
38 Jeff Halbach, Chair

39 Thomas Pringle, Vice Chair

40
41 _____
42 Q. A. Shakoor, II, Secretary

43 Karen A. Nelson

44
45 _____
46 Mark M. Gleason

47 Michael J. Miklasevich

48
49 Robert D. Grove

50
51
52 VOTE REQUIRED: MAJORITY

53 BOARD ACTION:

54 1st Reading _____

55 Adopted

56 For

57 2nd Reading _____

58 Against

Absent

4 The Certificate of Publication, in compliance with State Statutes,
5 is available at Racine County Planning.

6
7 FISCAL NOTE - NOT APPLICABLE

8
9 NOTE: to place consistent zoning on the parcel

10
11 NOTE: The Committee recommended approval of this petition as
12 this rezoning is compatible with surrounding zoning and
13 uses and will not adversely affect the surrounding
14 property values.



