

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. 2061 to amend the La Crosse County Zoning Ordinance filed by:

STEVEN R BRUHA, W6698 COUNTY RD T, HOLMEN, WI, 54636
ACTING O/B/O KATHRYN V SCHMIDT, CAROL P BRUHA, AND
ALAN J BRUHA, W6698 COUNTY RD T, HOLMEN, WI, 54636

and having held a public hearing on the 29th day of November 2021 for a petition to rezone from the GENERAL AGRICULTURAL DISTRICT to the RURAL DISTRICT a ±35.72-acre Base Farm Tract for continued residential use and one future single-family residence in the Town of Holland and is described as follows:

Properties described as part of the SW ¼ of the NW ¼, part of the NW ¼ of the NW ¼, part of the NE ¼ of the NW ¼, and part of the SE ¼ of the NW ¼, all in Sec. 8, T 18 N, R 7 W. Tax parcels 8-117-1, 8-118-1, 8-121-0, 8-122-0. Property address W6802 County Rd T. Town of Holland.

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. 91.48(1), Wis. Stats., along with the affected Town Board(s), under s. 17.10(8), 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:

By a vote of SIX (6) in favor, ZERO (0) no, ONE (1) excused (Hundt), and ZERO (0) absent the committee voted to approve Zoning Petition No. 2061 subject to the recording of the following ONE (1) condition;

1. Within 45 days of Board approval, a deed restriction shall be recorded providing for the following:
 - a. No more than two single family residences are allowed within the rezoned area.
 - b. The La Crosse County Board of Supervisors has the sole power to remove or amend the deed restriction.

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

Dated this 30th day of November 2021

ZONING, PLANNING AND LAND INFORMATION DEPARTMENT

BY Kathleen Stewart
Kathleen Stewart – Zoning & Planning Administrator

LA CROSSE COUNTY PLANNING, RESOURCES AND DEVELOPMENT COMMITTEE

BY Peggy Isola
Peg Isola – Chair

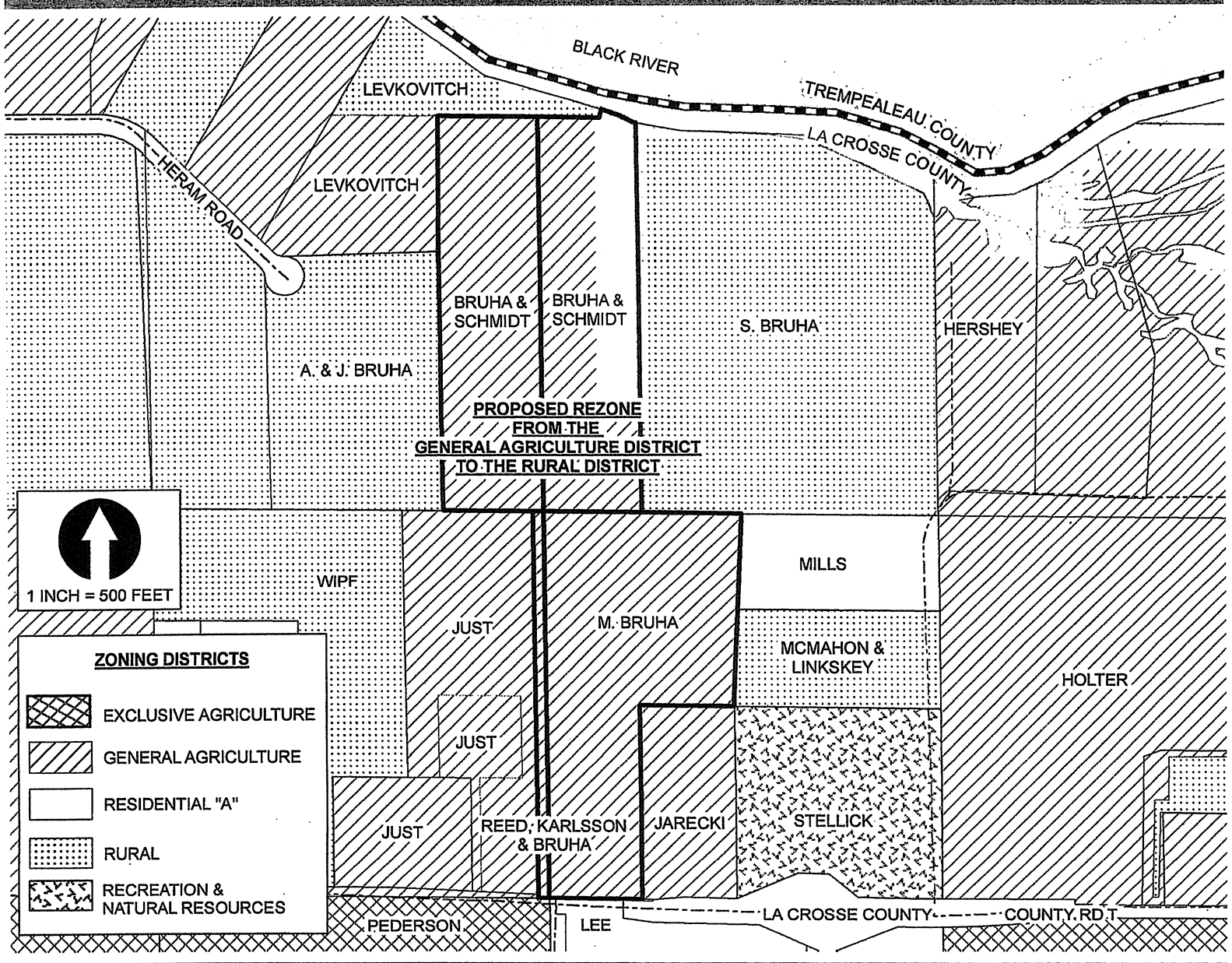
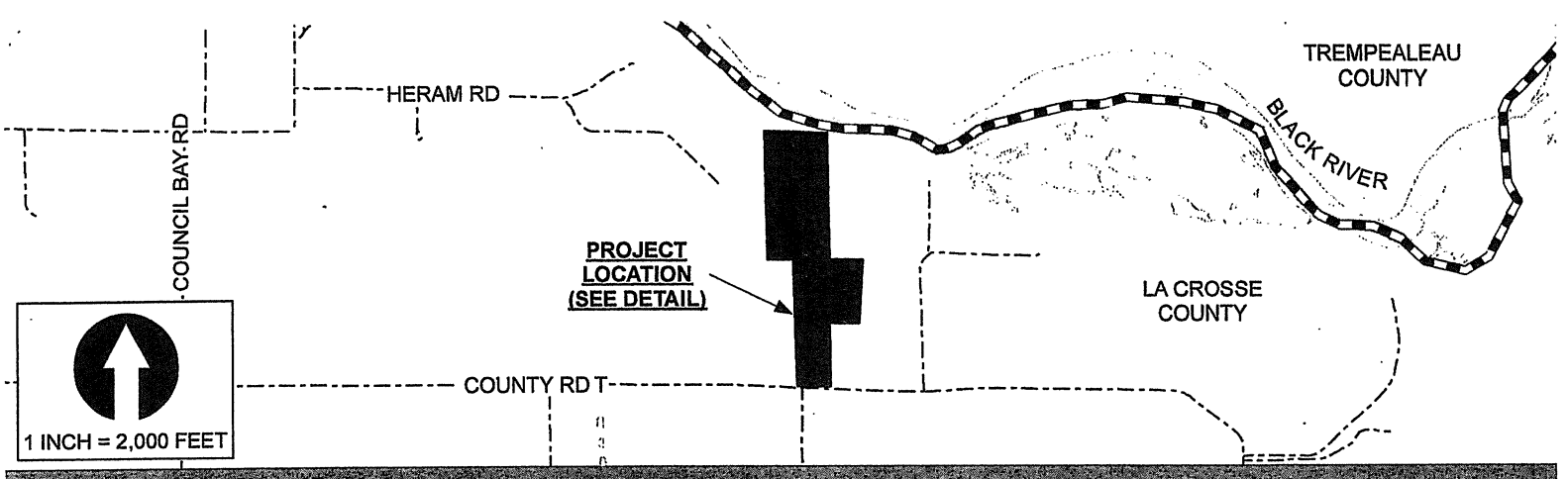
The County Board, under s.59.69(5)(e)5 Wis. Stats., has the authority to effectuate the petition by ordinance or to disapprove it. The County Board took the following action this 16th day of December 2021

- 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 adopted)
- Refused to deny the petition with re-referral, _____ (no ordinance adopted unless reported out with approval)

STATE OF WISCONSIN
COUNTY OF LA CROSSE

I, Ginny Dankmeyer, County Clerk of La Crosse County do hereby certify that this document is a true and correct copy of the original zoning ordinance required by law to be in my custody and which the County Board of Supervisors of La Crosse County approved at a meeting held on the 16th day of December 2021.

Ginny Dankmeyer
Ginny Dankmeyer, La Crosse County Clerk



ZONING DISTRICTS

	EXCLUSIVE AGRICULTURE
	GENERAL AGRICULTURE
	RESIDENTIAL "A"
	RURAL
	RECREATION & NATURAL RESOURCES

**ZONING PETITION NO. 2061 STEVEN R BRUHA, W6698 COUNTY RD T, HOLMEN, WI, 54636
 ACTING O/B/O KATHRYN V SCHMIDT, CAROL P BRUHA, AND ALAN J BRUHA, W6698 COUNTY RD T,
 HOLMEN, WI, 54636, PETITIONS TO REZONE A ±35.72-ACRE BASE FARM TRACT
 FROM THE GENERAL AGRICULTURE DISTRICT TO THE RURAL DISTRICT FOR
 CONTINUED RESIDENTIAL USE AND FOR ONE FUTURE SINGLE-FAMILY RESIDENCE.
 PROPERTIES DESCRIBED AS PART OF THE SW ¼ OF THE NW ¼, PART OF THE NW ¼ OF THE NW ¼,
 PART OF THE NE ¼ OF THE NW ¼, AND PART OF THE SE ¼ OF THE NW ¼, ALL IN SEC. 8, T 18 N,
 R 7 W. TAX PARCELS 8-117-1, 8-118-1, 8-121-0, 8-122-0. PROPERTY ADDRESS: W6802 COUNTY RD T.
 TOWN OF HOLLAND.**

ZONING PETITION NO. 2061

STEVEN R BRUHA, ACTING O/B/O KATHRYN V SCHMIDT, CAROL P BRUHA, AND ALAN J BRUHA
 PART OF THE SW ¼ OF THE NW ¼, PART OF THE NW ¼ OF THE NW ¼,
 PART OF THE NE ¼ OF THE NW ¼, AND PART OF THE SE ¼ OF THE NW ¼,
 ALL IN SEC. 8, T 18 N, R 7 W.
 35.72 ACRES TO BE REZONED
 TOWN OF HOLLAND.

SOIL CLASS
 CLASS IV = 100%

LAND USE
 IDLE = 100%

REASON FOR REZONE: CONTINUED RESIDENTIAL USE AND FUTURE SINGLE FAMILY RESIDENCE

91.48 REZONING OF LAND OUT OF A FARMLAND PRESERVATION ZONING DISTRICT. (1) A political subdivision with a certified farmland preservation zoning ordinance may rezone land out of a farmland preservation zoning district without having the rezoning certified under s. 91.36, if the political subdivision finds all of the following, after public hearing: (a) The land is better suited for a use not allowed in the farmland preservation zoning district. (b) The rezoning is consistent with any applicable comprehensive plan. (c) The rezoning is substantially consistent with the county certified farmland preservation plan. (d) The rezoning will not substantially impair or limit current or future agricultural use of surrounding parcels of land that are zoned for or legally restricted to agricultural use.