

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. 2063 to amend the La Crosse County Zoning Ordinance filed by:

THOMAS BROWN, D/B/A TOM'S BOBCAT & SNOWPLOWING INC,  
N3620 SMITH VALLEY ROAD, LA CROSSE, WI 54601,  
O/B/O MICHAEL C MEYER, MARY M MEYER-NELSON,  
MARCIA M LIEGEY, MURRAY B MEYER TRUST AND  
MARILYN J MEYER TRUST, P.O. BOX 178, MARION, WI 54950

and having held a public hearing on the 29<sup>th</sup> day of November 2021 for a petition to rezone from the RURAL DISTRICT to the COMMERCIAL DISTRICT a ±9.069-acre parcel of land for proposed future commercial use by Tom's Bobcat & Snowplowing INC in the Town of MEDARY and is described as follows:

Properties described as part of Gov't Lot 8, located in N ½ of the NE ¼ of Sec. 28, T 16 N, R 7 W. Tax Parcel 9-1290-1. State Road 16. Town of Medary.

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 with **NO (0)** conditions.

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

Dated this 30<sup>th</sup> 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 Peg Isola  
Peg Isola - Chair

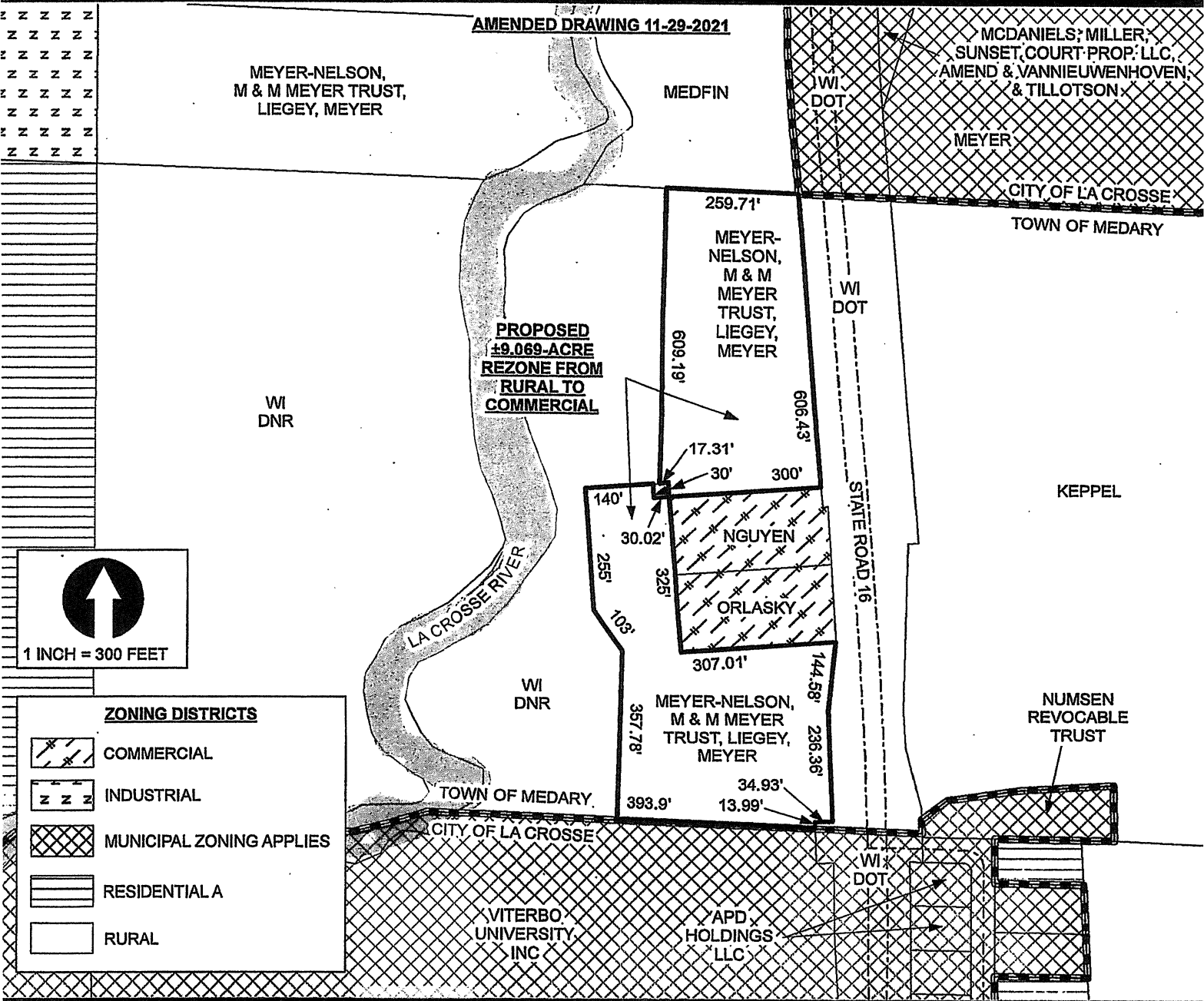
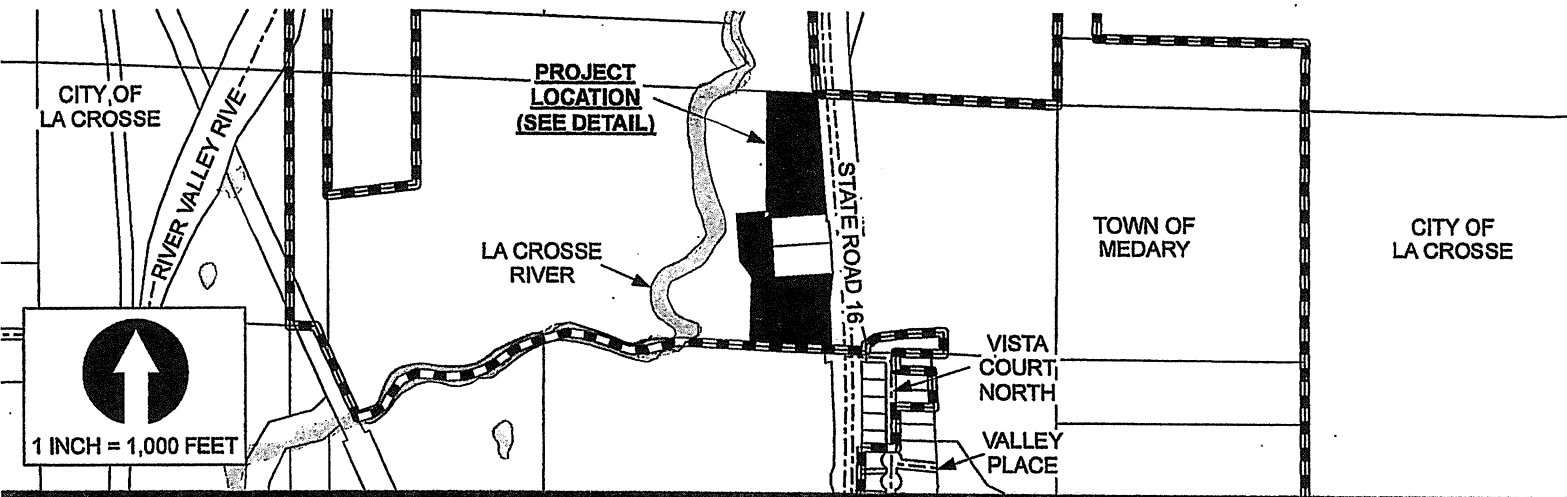
The County Board, under s.59.69(5)(e)5 Wis. Stats., has the authority to effectuate the petition by ordinance or to disapprove it. The County Board took the following action this 16<sup>th</sup> day of December 2021

- 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 16<sup>th</sup> day of December 2021.

Ginny Dankmeyer  
Ginny Dankmeyer, La Crosse County Clerk



**ZONING DISTRICTS**

|  |                          |
|--|--------------------------|
|  | COMMERCIAL               |
|  | INDUSTRIAL               |
|  | MUNICIPAL ZONING APPLIES |
|  | RESIDENTIAL A            |
|  | RURAL                    |

**ZONING PETITION NO. 2063 THOMAS BROWN, D/B/A TOM'S BOBCAT & SNOWPLOWS INC, N3620 SMITH VALLEY ROAD, LA CROSSE, WI 54601, O/B/O MICHAEL C MEYER, MARY M MEYER-NELSON, MARCIA M LIEGEY, MURRAY B MEYER TRUST AND MARILYN J MEYER TRUST, P.O. BOX 178, MARION, WI 54950, PETITIONS TO REZONE A ±9.069-ACRE PARCEL OF LAND FROM THE RURAL DISTRICT TO THE COMMERCIAL DISTRICT FOR PROPOSED FUTURE COMMERCIAL USE BY TOM'S BOBCAT & SNOWPLOWS INC ON PROPERTY DESCRIBED AS CSM NO. 57 VOL. 13 LOT 3, AND PART OF GOV'T LOT 8, ALL LOCATED IN N 1/2 OF THE NE 1/4 OF SEC. 28, T 16 N, R 7 W. TAX PARCEL 9-1290-6 AND 9-1290-1. STATE ROAD 16. TOWN OF MEDARY.**

## ZONING PETITION NO. 2063

THOMAS BROWN, D/B/A TOM'S BOBCAT & SNOWPLOWS INC  
 O/B/O MICHAEL C MEYER, MARY M MEYER-NELSON, MARCIA M LIEGEY,  
 MURRAY B MEYER TRUST AND MARILYN J MEYER TRUST  
 PART OF GOV'T LOT 8, LOCATED IN N 1/2 OF THE NE 1/4 OF SEC. 28, T 16 N, R 7 W  
 ±9.069-ACRE PARCEL TO BE REZONED  
 TOWN OF MEDARY.

SOIL CLASS  
 CLASS III = 15%  
 CLASS IV = 85%

LAND CLASS  
 WOODS = 100%

### REASON FOR REZONE: PROPOSED COMMERCIAL USE

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.