



## **Report to Planning Commission**

**Agenda Item:** Zoning Change Request and CSM: Terrance Wadinski, 3293 Pyke Road, Kronenwetter, WI 54455.

**Meeting Date:** August 19, 2024

**Referring Body:** Plan Commission

**Committee Contact:** Chris Voll

**Staff Contact:** Peter Wegner, CD/PZ Director

**Report Prepared by:** Peter Wegner, CD/PZ Director

**AGENDA ITEM:** Proposed Zoning Change Request and CSM: Terrance Wadinski, 3293 Pyke Road, Kronenwetter, WI 54455.

**OBJECTIVE(S):** To review the Zoning Change Request and accompanying CSM.

**HISTORY/BACKGROUND:** Rezone Request from AR (Agricultural and Residential) to RR5 (Rural Residential 5). The proposed rezone is consistent with the comprehensive plan and is consistent with the current use of other properties in the area. The rezone does comply with the intent of this chapter. The current 28.83-acre parcel will be divided into two (2) lots. The proposed rezone from AR to RR5 is consistent with neighboring parcels in the area. The creation of the two (2) lots meets the minimum frontage (100ft) and area (5.0 acres) requirements for RR5 (Rural Residential Zoning 5).

**RECOMMENDED ACTION:** Motion to approve the CSM for Terrance Wadinski as presented. Motion to recommend to Village Board to approve the Zoning Change Request of Terrance Wadinski from AR (Agricultural and Residential) to RR5 (Rural Residential 5).

§ 520-118. - **Amendments to official zoning map (rezonings).**

F. Public hearing and recommendation. The plan commission shall hold a public hearing on all proposed amendments to the official zoning map. Following the public hearing, and after consideration of comments provided therein, the plan commission shall review the proposed amendment to the official zoning map and shall within 45 days of the public hearing make a recommendation to the village board that the application be granted as requested, modified, or denied. If the commission fails to make a recommendation within this time frame, the proposed amendment shall be forwarded to the village board without recommendation. Such deadline may be extended by written or electronic agreement from the applicant.

**ATTACHMENTS:** Zoning Change Request, CSM Application and Staff Report