

ORDINANCE NO. 2021-04

AN ORDINANCE ADOPTING AN AMENDMENT TO THE MULTI-JURISDICTIONAL COMPREHENSIVE PLAN FOR RACINE COUNTY: 2035 AS IT PERTAINS TO THE VILLAGE OF CALEDONIA UNDER SECTION 13-2-1 OF THE VILLAGE'S CODE OF ORDINANCES BY CREATING SECTION 13-2-2(Q) ADDING AN AMENDMENT TO THE VILLAGE'S COMPREHENSIVE PLAN AND AFFECTING TWO PARCELS PART OF THE NW 1/4 OF SEC. 21, T4N, R23E, VILLAGE OF CALEDONIA; CONTAINING 3.0 ACRES, MORE OR LESS; FROM GOVERNMENTAL & INSTITUTIONAL TO MEDIUM DENSITY RESIDENTIAL (6,200 SF TO 18,999 SF PER DWELLING UNIT); VILLAGE OF CALEDONIA, OWNER

The Village Board of the Village of Caledonia, Racine County, Wisconsin, ordains as follows:

1. That pursuant to Section 61.35 of the Wisconsin Statutes, the Village of Caledonia is authorized to prepare and adopt a comprehensive plan as defined in Sections 66.1001(1)(a) and 66.1001(2) of the Wisconsin Statutes.

2. That the Village Board, by the enactment of Ordinance No. 2009-07, created Section 13-2-1 of the Municipal Code of Ordinances and formally adopted the document titled "A Multi-Jurisdictional Comprehensive Plan for Racine County: 2035" as the Village Comprehensive Plan, and incorporated said plan into Section 13-2-1. The Village Board subsequently created Section 13-2-2 to track approved amendments to the Plan.

3. That the Plan Commission unanimously voted at a meeting held on April 26, 2021, after a public hearing, recommended to the Village Board the adoption of the amendment to change the land use designation of two parcels with Parcel ID Nos. 104-04-23-21-016-000 & 104-04-23-21-021-000; part of the NW 1/4 of Sec. 21, T4N, R23E, Village of Caledonia, Racine County, WI. These vacant lots, located at Water's Edge Drive (formerly Erie Street) contains 3.0 acres, more or less; Village of Caledonia Owner; changing the Land Use Map category from Commercial to Medium Density Residential (6,200 SF to 18,999 SF per DU) on the Village land use plan map adopted by the Village Board as part of the multi-jurisdictional comprehensive plan.

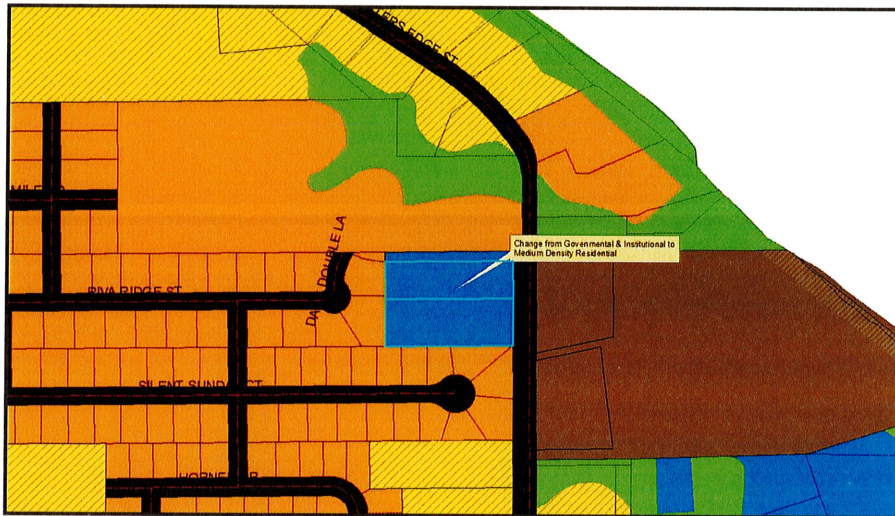
4. The Village published and posted a Class 1 public notice and held a public hearing regarding the plan amendment on April 26, 2021.

5. The Village Board of the Village of Caledonia hereby adopts the proposed Comprehensive Plan amendment for the Village of Caledonia, for the following reasons:

- a. This land use amendment will be consistent with surrounding land use categories allowing for single family residential land use.
- b. This Land Use Plan amendment will lay the foundation for rezoning of the subject property to the R-3, Suburban Residential District (sewered).

6. That Section 13-2-2(q) of the Municipal Code for the Village of Caledonia be, and hereby is, created to read as follows:

“(q) Amendments to the land use categories on Map 3 entitled “Recommended Land Use Plan for the Village of Caledonia: 2035” for Parcel Id. Nos. 104-04-23-21-016-000 & 104-04-23-21-021-000; part of the NW 1/4 of Sec. 21, T4N, R23E, Village of Caledonia, Racine County, WI. The vacant lots located on Water’s Edge Drive (formerly Erie Street) containing 3.0 acres, more or less, changing the land use plan map category for this land from Governmental & Institutional to Medium Density Residential (6,200 SF to 18,999 SF per DU) on the Village Land Use Plan Map adopted by the Village Board as part of the multi-jurisdictional comprehensive plan as shown below bordered in blue.”



7. The Village Clerk is directed to send a copy of this ordinance and the plan amendment to the parties listed in Section 66.1001(4)(b) of the Wisconsin Statutes.

8. That after a sufficient number of land use plan amendments have occurred, the Village Clerk shall cause the land use map of the Comprehensive Plan to be updated to reflect the amendment herein.

9. That this ordinance shall take effect upon the day after posting or publication in accordance with ordinance and applicable law.

3 Adopted by the Village Board of the Village of Caledonia, Racine County, Wisconsin, this day of May, 2021.

VILLAGE OF CALEDONIA

By: *James R. Dobbs*
James R. Dobbs, President

Attest: *Joslyn Hoeffert*
Joslyn Hoeffert, Village Clerk