

ORDINANCE NO. 2022-16

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(R) ADDING AN AMENDMENT TO THE VILLAGE'S COMPREHENSIVE PLAN AND AFFECTING ONE PARCEL ON ROBERTS STREET WITH PARCEL ID NO. 104-04-22-33-190-000, VILLAGE OF CALEDONIA; CONTAINING 0.0976 ACRES, MORE OR LESS; FROM MEDIUM DENSITY RESIDENTIAL TO COMMERCIAL; HELEN BROSSMAN, 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. The Village published and posted a Class 1 public notice and held a public hearing regarding the plan amendment on June 24, 2022.

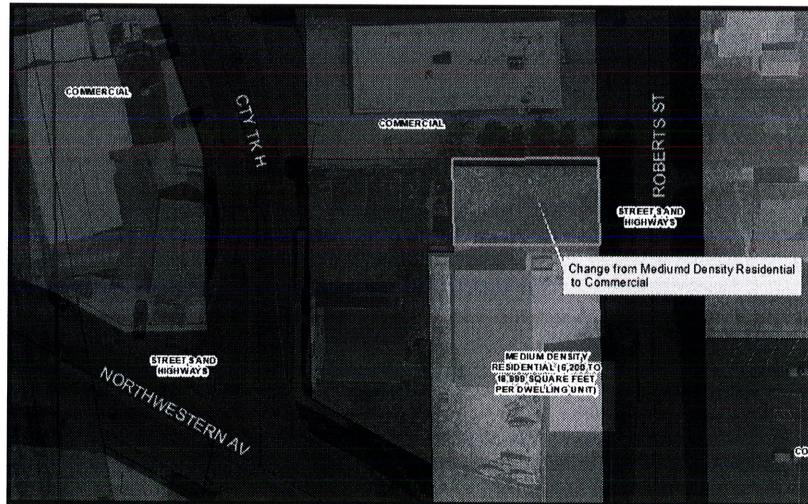
4. That the Plan Commission, by a unanimous vote of the entire Commission voted at a meeting held on July 25, 2022, after a public hearing, recommended to the Village Board the adoption of the amendment to change the land use designation for the parcel located on Roberts Street with Parcel ID No. 104-04-22-33-190, Village of Caledonia, Racine County, WI; Helen Brossman, Owner; containing 0.0976 acres, more or less changing the Land Use Map category from Medium Density Residential to Commercial on the Village land use plan map adopted by the Village Board as part of the multi-jurisdictional comprehensive plan.

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:

1. The Commercial land use category will be consistent with surrounding land use categories allowing commercial uses
2. The Land Use Plan amendment will lay the foundation for the rezoning of the subject property to the B-1, Neighborhood Business District.

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

“(s) Amendment to the land use categories on Map 3 entitled “Recommended Land Use Plan for the Village of Caledonia: 2035” for Parcel ID. No. 104-04-22-33-190, Village of Caledonia, Racine County, WI. The vacant lot located on Roberts Street containing 0.0976 acres, more or less, changing the land use plan map category for this land from Medium Density Residential to Commercial 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.

Adopted by the Village Board of the Village of Caledonia, Racine County, Wisconsin, this 1 day of August 2022.

VILLAGE OF CALEDONIA

By: Lee Wishau
Lee Wishau, Acting Village President

Attest: Joslyn Hoeffert
Joslyn Hoeffert, Village Clerk