

**ORDINANCE NO. 2025-01
VILLAGE OF CALEDONIA**

**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(W) ADDING AN AMENDMENT TO
THE VILLAGE'S COMPREHENSIVE PLAN AND AFFECTING THE PARCELS
LOCATED AT 5 MILE ROAD, PARCEL ID NOS. 104-04-23-17-081-000, 104-04-23-17-
077-000, VILLAGE OF CALEDONIA; CONTAINING 27.4 ACRES, MORE OR LESS;
FROM LOW DENSITY RESIDENTIAL TO MEDIUM DENSITY RESIDENTIAL;
THOMAS TREE PLANTATION LLC, 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 November 25, 2024.
4. That the Plan Commission, with a majority vote at a meeting held on December 16, 2024, after a public hearing held on November 25, 2024, adopted Plan Commission Resolution PC2024-04, amending the land use designation of the parcels with Parcel ID Nos. 104-04-23-17-081-000, 104-04-23-17-077-000. The parcels located north of 1913 5 Mile Road containing 27.4 acres, more or less; Thomas Tree Plantation LLC, Owner; changing the Land Use Map category from Low Density Residential to Medium Density Residential 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:
 - a. This land use amendment is compatible with the land use classifications of abutting properties.
 - b. This Land Use Plan amendment will lay the foundation for rezoning of the subject property to the R-5, Single Family Residential District for the future single-family residential development.
6. That Section 13-2-2(w) of the Municipal Code for the Village of Caledonia be, and hereby is, created to read as follows:

- (4) In case of adverse weather or an emergency, the Village President may declare that any Village Board meeting shall be held virtually and not at a physical location, with 24 hours' notice and reasonable virtual access to the public provided."

2. That this ordinance shall take effect upon adoption and publication as required by law.

Adopted by the Village Board of the Village of Caledonia, Racine County, Wisconsin, this 23 day of September, 2025.

VILLAGE OF CALEDONIA

By: Thomas Weatherston
Thomas Weatherston
Village President

Attest: Jennifer Bass
Jennifer Bass
Village Clerk

Quorum; Village Board Member Absence, Participation by Teleconferencing and Videoconferencing Means