



Planning, Development & Extension Education Committee
Agenda
Kenosha County Center
Wednesday, November 14, 2018

NOTE: UNDER THE KENOSHA COUNTY BOARD RULES OF PROCEDURE ANY REPORT, RESOLUTION, ORDINANCE OR MOTION APPEARING ON THIS AGENDA MAY BE AMENDED, WITHDRAWN, REMOVED FROM THE TABLE, RECONSIDERED OR RESCINDED IN WHOLE OR IN PART AT THIS OR AT FUTURE MEETINGS. NOTICE OF SUCH MOTIONS TO RECONSIDER OR RESCIND AT FUTURE MEETINGS SHALL BE GIVEN IN ACCORDANCE WITH SECTION 2 C OF THE COUNTY BOARD RULES. FURTHERMORE, ANY MATTER DEEMED BY A MAJORITY OF THE BOARD TO BE GERMANE TO AN AGENDA ITEM MAY BE DISCUSSED AND ACTED UPON DURING THE COURSE OF THIS MEETING AND ANY NEW MATTER NOT GERMANE TO AN AGENDA ITEM MAY BE REFERRED TO THE PROPER COMMITTEE. ANY PERSON WHO DESIRES THE PRIVILEGE OF THE FLOOR PRIOR TO AN AGENDA ITEM BEING DISCUSSED SHOULD REQUEST A COUNTY BOARD SUPERVISOR TO CALL SUCH REQUEST TO THE ATTENTION OF THE BOARD CHAIRMAN

Notice is hereby given that a meeting will be held by the Kenosha County Planning, Development & Extension Education Committee on **Wednesday, November 14, 2018 at 6:00p.m. in Conference Room B followed by a public hearing at 7:00 p.m. in the Public Hearing Room** at the Kenosha County Center, 19600 75th Street, Bristol, Wisconsin on the following requests:

1. **CERTIFICATION OF COMPLIANCE WITH WISCONSIN OPEN MEETINGS LAW**
2. **FEATURE PROGRAM: "HEALTH & WELL-BEING"**
3. **UW-EXTENSION EDUCATOR/PROGRAM UPDATES**
4. **UW-EXTENSION DIRECTOR UPDATES**

7:00 p.m. - LAND USE ITEMS HEARINGS - KCC PUBLIC HEARING ROOM

5. **STEVEN WISNEFSKI & KURT WISNEFSKI - COMPREHENSIVE PLAN AMENDMENT- PARIS**

Steven Wisniewski & Kurt Wisniewski, 1036 172nd Ave., Union Grove, WI 53182 (Owner), requests an amendment to the Adopted Land Use Plan map for Kenosha County: 2035 (map 65 of the comprehensive plan) from "Farmland Protection" to "General Agricultural & Open Land" on Tax Parcel # 45-4-221-161-0102 located in the SE ¼ of Section 16, T2N, R21E, Town of Paris

Documents:

[0102 - SUBMITTED APP CPA.PDF](#)
[0102 - EXHIBIT MAP CPA.PDF](#)

6. **STEVEN WISNEFSKI & KURT WISNEFSKI - REZONING - PARIS**

Steven Wisniewski & Kurt Wisniewski, 1036 172nd Ave., Union Grove, WI 53182 and Michael & Linda Gallagher Trustees of Revocable Trust, 16611 12th St., Kenosha, WI 53144 (Owners), requesting a rezoning from A-1 Agricultural Preservation Dist. & R-1 Rural Residential Dist. to A-2 General Agricultural Dist., R-1 Rural Residential Dist. & PUD Planned Unit Development Overlay Dist. on Tax Parcel #s 45-4-221-161-0102 & 45-4-221-161-0101 located in the SE ¼ of Section 16, T2N, R21E, Town of Paris

Documents:

0102 - SUBMITTED APP REZO.PDF
0102 - EXHIBIT MAP REZO.PDF

7. STEVEN WISNEFSKI & KURT WISNEFSKI - CERTIFIED SURVEY MAP - PARIS

Steven Wisniewski & Kurt Wisniewski, 1036 172nd Ave., Union Grove, WI 53182 (Owner), requesting a Certified Survey Map on Tax Parcel # 45-4-221-161-0102 located in the SE ¼ of Section 16, T2N, R21E, Town of Paris

Documents:

0102 - SUBMITTED APP CSM.PDF

8. FLIESS FAMILY LIMITED PARTNERSHIP & ROBERT F. & KAREN L. FLIESS (OWNERS), PDEEC (SPONSOR) - AMEND SHORELAND DISTRICT BOUNDARY - PARIS

Fliess Family Limited Partnership, 3901 5th Pl., Kenosha, WI 53144 & Robert F. & Karen L. Fliess, 12910 Burlington Rd., Kenosha, WI 53144 (Owners), Planning, Development & Extension Education Committee, 19600 75th Street, Suite 185-3, Bristol, WI 53104 (Sponsor), requesting an amendment of the shoreland district boundary on Tax Parcel #s 45-4-221-133-0300 & 45-4-221-242-0100 located in the SW ¼ of Section 13 and the NW ¼ of Section 24, T2N, R21E, Town of Paris

Documents:

0100 AND 0300 - SUBMITTED APP SHRLND.PDF
0100 AND 0300 - EXHIBIT MAP SHRLND.PDF

9. APPROVAL OF MINUTES

10. CITIZEN COMMENTS

11. ANY OTHER BUSINESS ALLOWED BY LAW

12. ADJOURNMENT

NOTICE TO PETITIONERS

The petitioners: Steven Wisniewski & Kurt Wisniewski (Owner), Michael & Linda Gallagher (Owners); Fliess Family Limited Partnership (Owner), Robert F. & Karen L. Fliess (Owner)

NOTICE TO TOWNS

The Town of Paris, is asked to be represented at the hearing on **Wednesday, November 14, 2018 at 7:00 p.m.** at the Kenosha County Center Public Hearing Room, 19600 75th Street, Bristol, Wisconsin. You are requested to either attend or send in your recommendation to the committee.



January 2013

COUNTY OF KENOSHA

Department of Planning and Development

RECEIVED

SEP 5 2018

Kenosha County
Planning and Development

A MULTI-JURISDICTIONAL COMPREHENSIVE PLAN FOR KENOSHA COUNTY: 2035 MAP AMENDMENT APPLICATION

(a) Property Owner's Name:

STEVEN WISNEFSKI

x Steven Wisniewski
Signature

Mailing Address:

1036 172ND AVE

City: UNION GROVE State: WI Zip: 53182

Phone Number: (262) 620-6819 E-mail (optional): wisniewskifarm@aol.com

Note: If the property owner's signature cannot be obtained in the above space, a "letter of agent status" signed by the property owner must be submitted if you are an applicant (tenant, leaseholder, or authorized agent representing the legal owner) acting on their behalf.

Applicant's Name (if applicable):

x _____
Signature

Mailing Address:

City: _____ State: _____ Zip: _____

Phone Number: _____ E-mail (optional): _____

(b) Existing planned land use category as shown on Map 65 of the Kenosha County comprehensive plan:

Farmland Protection

(c) Proposed land use category (must be a land use category included in the legend for Map 65 of the Kenosha County comprehensive plan):

General Agricultural and Open Land

(d) Proposed use (a statement of intended use and/or the type, extent, area, etc. of any development project):

THE PROPOSED USE IS STILL AGRICULTURAL. WE WOULD LIKE TO SPLIT HOUSE, BUILDING AND 10 ACRES OFF PARCEL TO SELL TO MY SISTER AND BROTHER IN LAW.

(e) Compatibility with the Kenosha County comprehensive plan (address the following questions in detail):

(e-1) Is the proposed amendment consistent with the goals, objectives, policies, and programs of this plan? Explain:

(e-2) Is the proposed amendment compatible with surrounding land uses? Explain its compatibility with both existing and planned land uses:

YES SIMILAR LAND USES ON ADJACENT
PROPERTIES

(e-3) Will the proposed amendment have any detrimental environmental effects? Explain:

NO

(e-4) Has a substantial public benefit been demonstrated by the proposed plan amendment? Explain:

(e-5) Are public roads, services, and utilities available, or planned to be available in the near future, to serve the proposed development? Explain:

YES

KENOSHA COUNTY COMPREHENSIVE PLAN: 2035 MAP AMENDMENT APPLICATION

(e-6) Are existing or planned facilities and services adequate to serve the type of development associated with the amendment? Explain:

N/A

(e-7) Any additional data or information as requested by the Department of Planning and Development:

N/A

KENOSHA COUNTY COMPREHENSIVE PLAN: 2035 MAP AMENDMENT APPLICATION

(f) Attach a legal description and provide the tax key number(s) below of property to be amended on the Kenosha County comprehensive plan:

45-4-221-161-0102

(g) Attach plot plan or survey plat of property to be amended on the comprehensive plan (showing location, dimensions, planned land use of adjacent properties, existing uses and buildings of adjacent properties—drawn to scale).

(h) The name of the County Supervisor of the district wherein the property is located:

Supervisory District Number: 19 County Board Supervisor: Michael J. Skalitzky

(i) Attach a copy (original newspaper clipping or certified copy from the Town) of the notice of public hearing (per section 66.1001(4)(d) of Wisconsin State Statutes) that is published by your Town at least 30 days before the public hearing is held. Include the date of publication with the copy of the notice of public hearing.

Note: Your application will not be processed by Kenosha County until a copy of the notice of public hearing and town approval letter is received by the Kenosha County Department of Planning and Development.

(j) Attach a copy of the enacted town resolution and ordinance (per section 66.1001(4)(c) of Wisconsin State Statutes) adopting the amendment to the Kenosha County comprehensive plan map.

Note: Your application will not be processed by Kenosha County until a copy of the enacted town resolution and ordinance adopting the amendment is received by the Kenosha County Department of Planning and Development.

(k) The fee specified in Section 12.05-8 of this ordinance.

Request for Land Use Plan Map Amendment \$250.00 payable to "Kenosha County"

(For other fees see the Fee Schedule)

KENOSHA COUNTY COMPREHENSIVE PLAN: 2035 MAP AMENDMENT APPLICATION

IMPORTANT TELEPHONE NUMBERS

Kenosha County Center

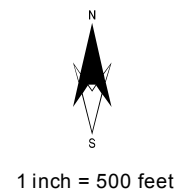
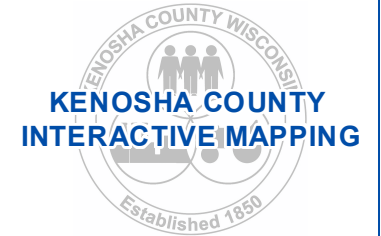
Department of Planning & Development
19600 - 75th Street, Post Office Box 520
Bristol, Wisconsin 53104-0520

Division of County Development (including Sanitation & Land Conservation) **857-1895**
Facsimile # 857-1920
Public Works Division of Highways 857-1870

Administration Building

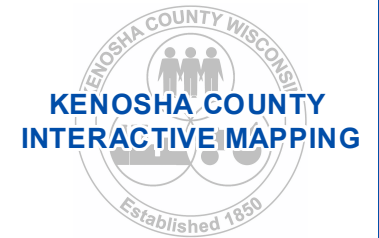
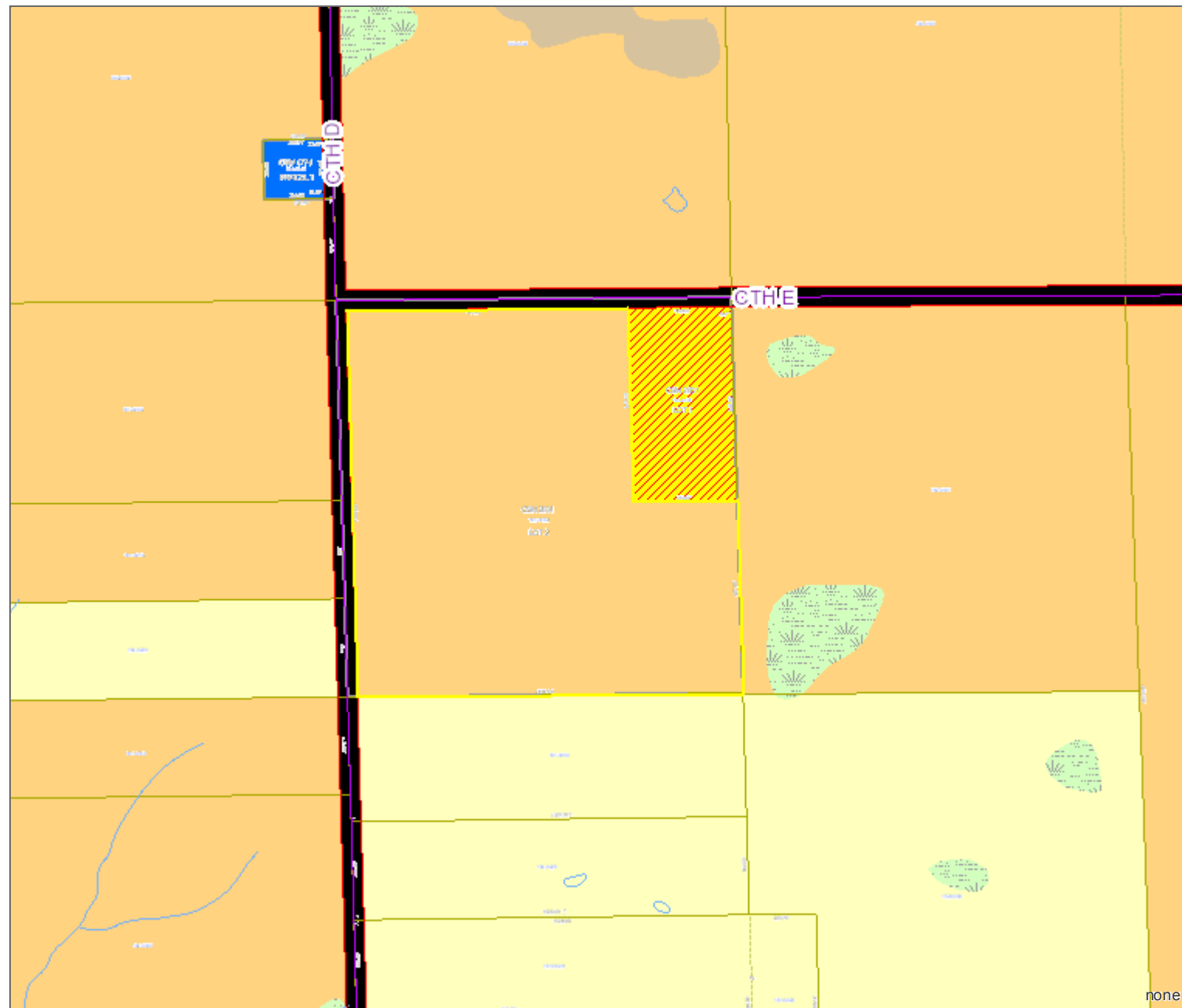
Division of Land Information 653-2622

Brighton, Town of 878-2218
Paris, Town of 859-3006
Randall, Town of 877-2165
Salem, Town of 843-2313
Utility District 862-2371
Somers Town of 859-2822
Wheatland, Town of 537-4340
Wisconsin Department of Natural Resources - Sturtevant Office 884-2300
Wisconsin Department of Transportation - Waukesha Office 548-8722



DISCLAIMER This map is neither a legally recorded map nor a survey and is not intended to be used as one. This drawing is a compilation of records, data and information located in various state, county and municipal offices and other sources affecting the area shown and is to be used for reference purposes only. Kenosha County is not responsible for any inaccuracies herein contained. If discrepancies are found, please contact Kenosha County.

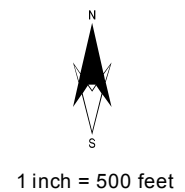
Date Printed: 3/27/2018



LEGEND
LAND USE PLAN MAP FOR KENOSHA COUNTY: 2035

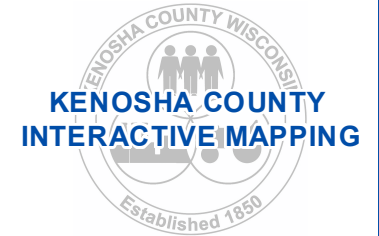
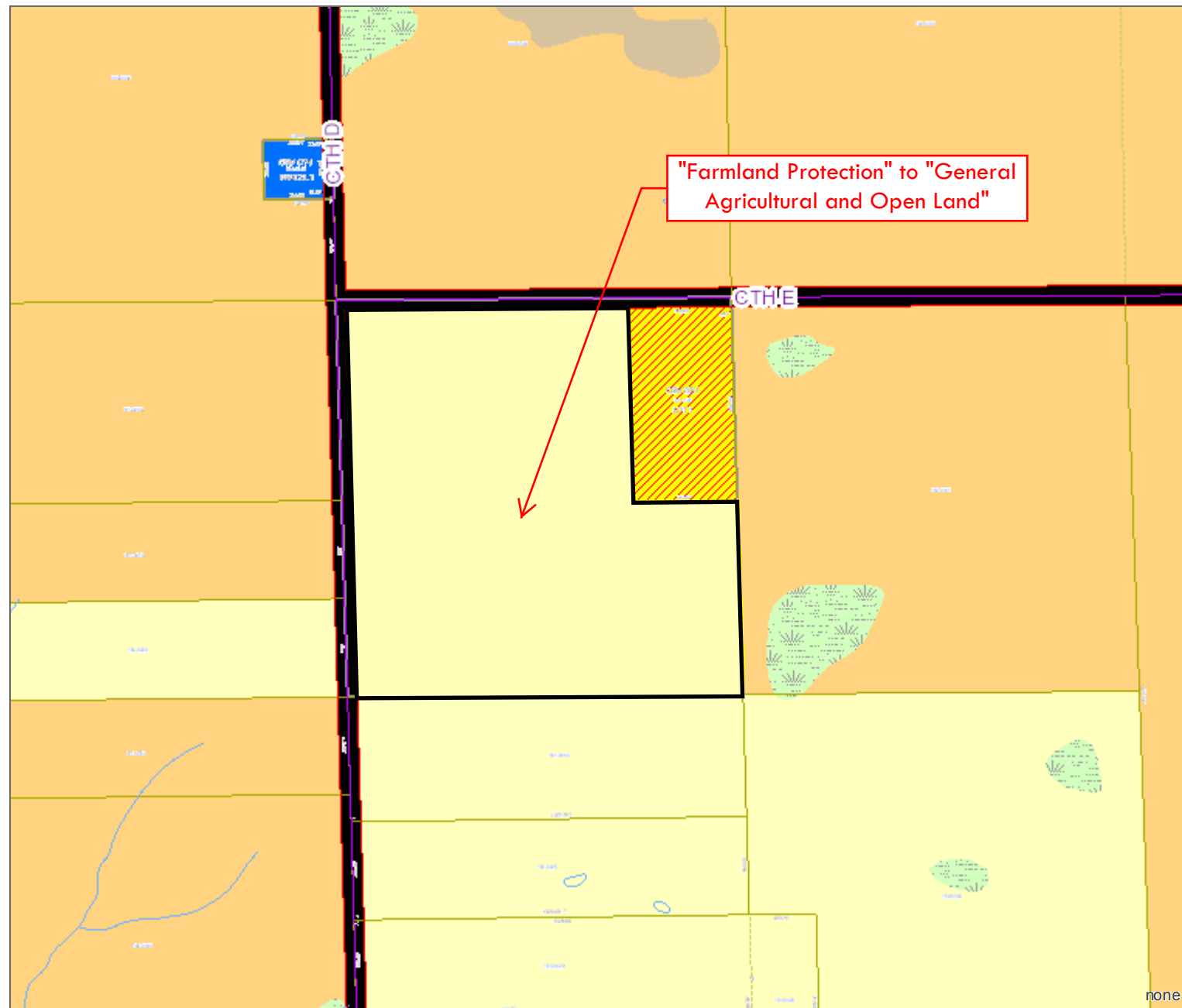
| | |
|--|---|
| FARMLAND PROTECTION | PARK AND RECREATIONAL |
| GENERAL AGRICULTURAL AND OPEN LAND | STREET AND HIGHWAY RIGHT-OF-WAY |
| RURAL DENSITY RESIDENTIAL | OTHER TRANSPORTATION, COMMUNICATION, AND UTILITY |
| AGRICULTURAL AND RURAL DENSITY RESIDENTIAL | EXTRACTIVE |
| SUBURBAN DENSITY RESIDENTIAL | LANDFILL |
| MEDIUM DENSITY RESIDENTIAL | PRIMARY ENVIRONMENTAL CORRIDOR |
| HIGH DENSITY RESIDENTIAL | SECONDARY ENVIRONMENTAL CORRIDOR |
| MIXED USE | ISOLATED NATURAL RESOURCE AREA |
| COMMERCIAL | OTHER CONSERVANCY LAND TO BE PRESERVED |
| OFFICE/PROFESSIONAL SERVICES | NONFARMED WETLAND AND OUTSIDE ENVIRONMENTAL CORRIDOR |
| ROBUSTNESS | ISOLATED NATURAL RESOURCE AREA AND OTHER CONSERVANCY LAND TO BE PRESERVED |
| BUSINESS/INDUSTRIAL PARK | SURFACE WATER |
| GOVERNMENTAL AND INSTITUTIONAL | |

Source: Wisconsin Department of Natural Resources, Federal Emergency Management Agency, Local Governments, Kenosha County, and DERMIS



DISCLAIMER This map is neither a legally recorded map nor a survey and is not intended to be used as one. This drawing is a compilation of records, data and information located in various state, county and municipal offices and other sources affecting the area shown and is to be used for reference purposes only. Kenosha County is not responsible for any inaccuracies herein contained. If discrepancies are found, please contact Kenosha County.

Date Printed: 3/27/2018

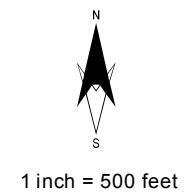


LEGEND

LAND USE PLAN MAP FOR KENOSHA COUNTY: 2025

| | |
|--|---|
| FARMLAND PROTECTION | PARK AND RECREATIONAL |
| GENERAL AGRICULTURAL AND OPEN LAND | STREET AND HIGHWAY RIGHT-OF-WAY |
| PLANNED DENSITY RESIDENTIAL | OTHER TRANSPORTATION, COMMUNICATION, AND UTILITY |
| AGRICULTURAL AND RURAL DENSITY RESIDENTIAL | EXTRACTIVE |
| SUBURBAN DENSITY RESIDENTIAL | LANDFILL |
| MEDIUM DENSITY RESIDENTIAL | PRIMARY ENVIRONMENTAL CORRIDOR |
| HIGH DENSITY RESIDENTIAL | SECONDARY ENVIRONMENTAL CORRIDOR |
| MIXED-USE | ISOLATED NATURAL RESOURCE AREA |
| COMMERCIAL | OTHER CONSERVANCY LAND TO BE PRESERVED |
| OFFICE/PROFESSIONAL SERVICES | NONFARMED WETLAND OUTSIDE ENVIRONMENTAL CORRIDOR |
| INDUSTRIAL | ISOLATED NATURAL RESOURCE AREA AND OTHER CONSERVANCY LAND TO BE PRESERVED |
| BUSINESS/INDUSTRIAL PARK | SURFACE WATER |
| GOVERNMENTAL AND INSTITUTIONAL | |

Source: Wisconsin Department of Natural Resources, Federal Emergency Management Agency, Local Governments, Kenosha County, and DWR/CES.



DISCLAIMER This map is neither a legally recorded map nor a survey and is not intended to be used as one. This drawing is a compilation of records, data and information located in various state, county and municipal offices and other sources affecting the area shown and is to be used for reference purposes only. Kenosha County is not responsible for any inaccuracies herein contained. If discrepancies are found, please contact Kenosha County.

Date Printed: 3/27/2018

PROPOSED LAND DIVISION

KENOSHA COUNTY CERTIFIED SURVEY MAP NO. _____

THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 21 EAST OF THE 4th PRINCIPAL MERIDIAN, TOWN OF PARIS, KENOSHA COUNTY, WISCONSIN

OWNER & SUBDIVIDER:

Steve Wisniewski
1036 172nd Avenue
Union Grove, WI. 53182

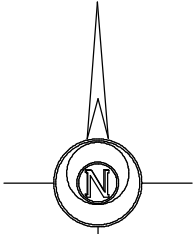
SURVEYOR:

AMBIT LAND SURVEYING
8120 - 312th Avenue
Wheatland, WI. 53105
262-537-4874

LEGEND:

- Denotes Iron Pipe Set, 1 inch outside diameter, 18 inches long, weight not less than 1.3 lbs./ft.
- ⊘ Denotes Iron Pipe Found-1 inch
- Denotes Concrete Monument with Brass Cap
- Denotes Iron Bar Found, 5/8 inch
- △ Denotes Soil Boring Location

Bearings are referenced to the east line of the Northeast Quarter of Section 16, Township 2 North, Range 21 East of the 4th Principal Meridian as N 01°41'24" W



GRID NORTH

WISCONSIN COORDINATE SYSTEM, SOUTH ZONE
NORTH AMERICAN DATUM 1927

GRAPHIC SCALE



SCALE: 1 inch = 300 feet

NORTH QUARTER CORNER
OF SEC. 16-2-21
239,085.99
2,532,112.76

COUNTY TRUNK HIGHWAY "D" 172nd AVENUE

N 89°31'50" E 2656.71'

50 ft. x 50 ft.
VISION TRIANGLE

NOTES:

NO OBSTRUCTIONS, SUCH AS STRUCTURES,
FENCES, PARKING OR VEGETATION WITHIN
THE VISION TRIANGLE MAY EXCEED TWO (2)
FEET IN HEIGHT.

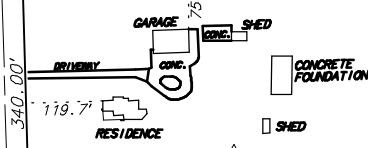
LOT 1

1,014,644 sq. ft.
23.29 ACRES

LOT 1 & 2 CURRENTLY ZONED A-1
AGRICULTURAL PERSERVATION DISTRICT

TO BE REZONED A-2
GENERAL AGRICULTURAL DISTRICT

N 89°22'48" E 1295.58'



LOT 2

440,437 sq. ft.
10.11 ACRES

1295.68' S 89°22'48" W 1295.68'

UNPLATTED LANDS

240,007.75
2,534,768.35

12th STREET

RIGHT-OF-WAY
CORNER DETAIL
0.47'
N 88°44'16" E

UNPLATTED LANDS

EAST QUARTER CORNER
OF SEC. 16.-2-21
237,348.15
2,534,847.82

Mark A. Bolender
Wisconsin Professional Land Surveyor S - 1784
May 10, 2018

KENOSHA COUNTY CERTIFIED SURVEY MAP NO. _____

THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 21 EAST OF THE 4th PRINCIPAL MERIDIAN, TOWN OF PARIS, KENOSHA COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE:

I, Mark A.Bolender, Professional Land Surveyor, hereby certify:

That I have surveyed, dividied and mapped the Northeast Quarter of the Northeast Quarter of Section 16, Township 2 North, Range 21 East of the 4th Principal Meridian, Town of Paris, Kenosha County, Wisconsin bounded and described as follows: Lot 1 of KENOSHA COUNTY CERTIFIED SURVEY MAP NO. 2831, located in the Northeast Quarter of the Northeast Quarter of Section 16, Township 2 North, Range 21 East of the 4th Principal Meridian, Paris Township, Kenosha County, Wisconsin, recorded in the office of the Kenosha County Register of Deeds, on March 6, 2017, as Document 1791632.

Containing 33.40 acres/1,455,081 square feet, more or less.

That I have made such survey, land division and map at the direction of Steve Wisnefski owner of the land described.

That such map is a correct representation of the exterior boundary of the land surveyed and the division thereof.

That I have fully complied with the provisions of s.236.34, Wisconsin Statutes and the land division ordinances for Kenosha County and the Town of Paris in surveying, dividing and mapping the same.

Mark A. Bolender, P.L.S. No. 1784.

Dated this 10th day of May, 2018

TOWN OF PARIS PLAN COMMISSION APPROVAL CERTIFICATE

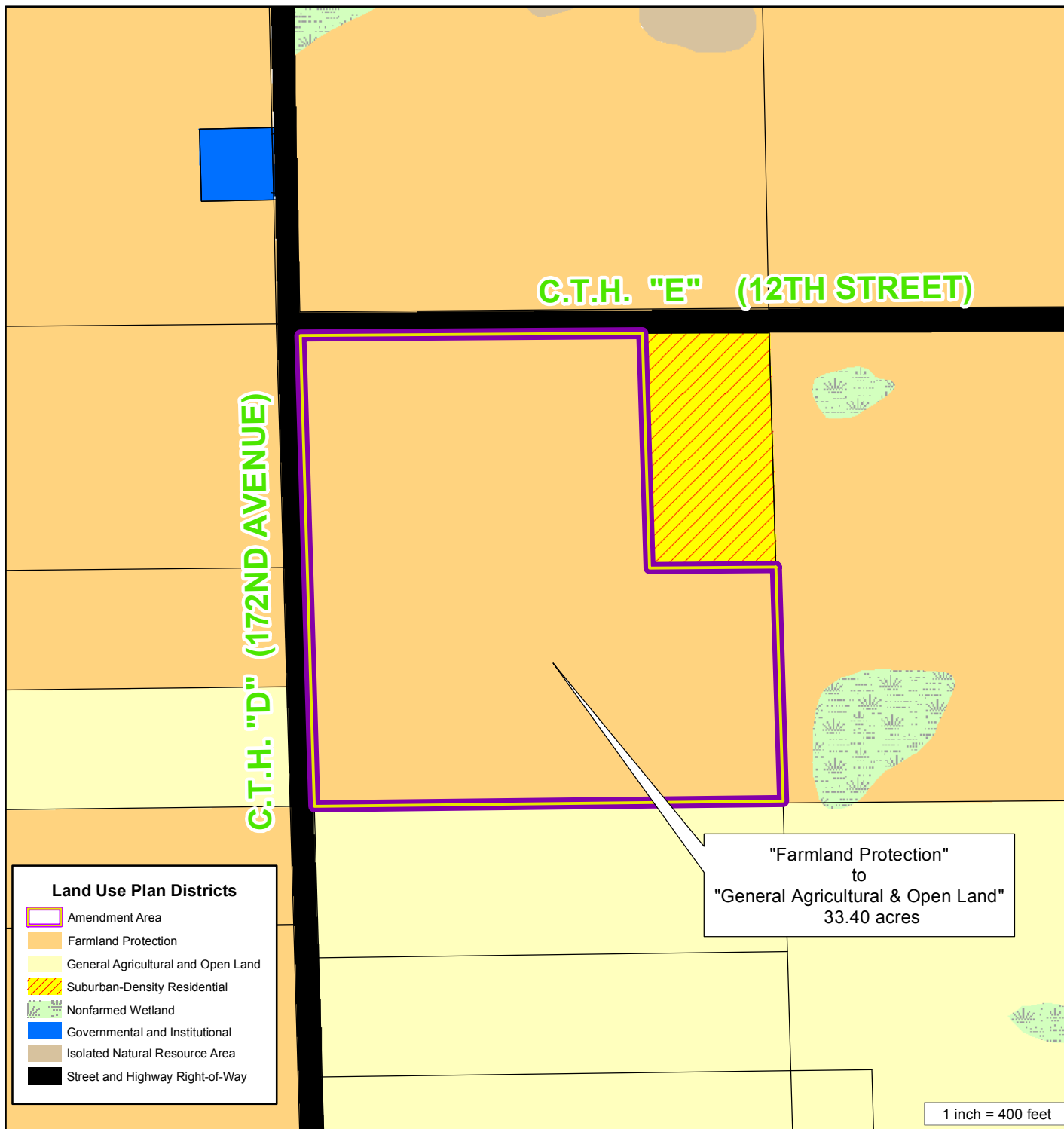
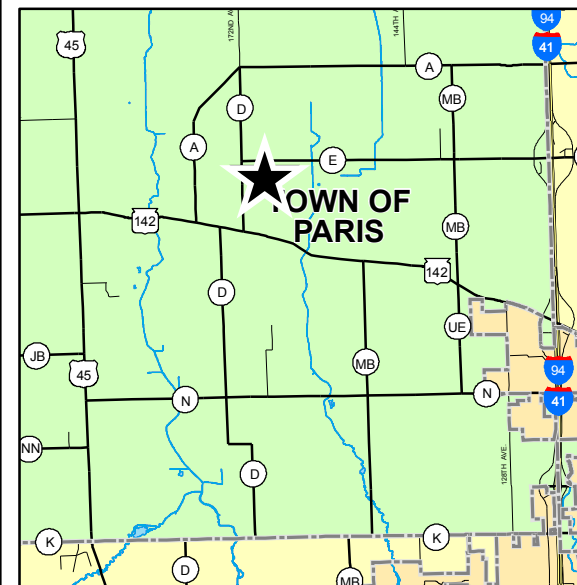
Approved by the Town of Paris Plan Commission, Kenosha County,
Wisconsin, on this _____ day of _____ 2018.

John Holloway – Plan Commission Chairman

PETITIONER(S):
Steven Wisnefski and Kurt Wisnefski (Owner)

TAX PARCEL(S):#45-4-221-161-0102

Requests an amendment to the Adopted Land Use Plan map for Kenosha County: 2035 (map 65 of the comprehensive plan) from "Farmland Protection" to "General Agricultural & Open Lands".





May 2013

COUNTY OF KENOSHA

Department of Planning and Development

RECEIVED

SEP 5 2018

REZONING APPLICATION

Kenosha County
Planning and Development

(a) Property Owner's Name:

STEVEN WISNEFSKI

Print Name:

STEVEN WISNEFSKI

Signature:

Steven Wisniefski

Mailing Address: 1036 172ND AVE

City: UNION GROVE

State: WI

Zip: 53182

Phone Number:

(262) 610-6819

E-mail (optional):

wisniefski.farm@aol.com

Note: Unless the property owner's signature can be obtained in the above space, a letter of agent status signed by the legal property owner must be submitted if you are a tenant, leaseholder, or authorized agent representing the legal owner, allowing you to act on their behalf.

(b) Agent's Name (if applicable):

Print Name:

Signature:

Business Name:

Mailing Address:

City:

State:

Zip:

Phone Number:

E-mail (optional):

(c) Tax key number(s) of property to be rezoned:

45-4-221-161-0102

45-4-221-161-0101

Property Address of property to be rezoned:

1315 172ND AVE., UNION GROVE, WI 53182-9431

(d) Proposed use (a statement of the type, extent, area, etc. of any development project):

REZONING APPLICATION

(e) Check the box next to any and all of the **existing** zoning district classifications present on the subject property:

| | |
|---|---|
| <input checked="" type="checkbox"/> A-1 Agricultural Preservation District | <input type="checkbox"/> TCO Town Center Overlay District |
| <input type="checkbox"/> A-2 General Agricultural District | <input type="checkbox"/> B-1 Neighborhood Business District |
| <input type="checkbox"/> A-3 Agricultural Related Manufacturing, Warehousing and Marketing District | <input type="checkbox"/> B-2 Community Business District |
| <input type="checkbox"/> A-4 Agricultural Land Holding District | <input type="checkbox"/> B-3 Highway Business District |
| <input type="checkbox"/> AE-1 Agricultural Equestrian Cluster Single-Family District | <input type="checkbox"/> B-4 Planned Business District |
| <input checked="" type="checkbox"/> R-1 Rural Residential District | <input type="checkbox"/> B-5 Wholesale Trade and Warehousing District |
| <input type="checkbox"/> R-2 Suburban Single-Family Residential District | <input type="checkbox"/> BP-1 Business Park District |
| <input type="checkbox"/> R-3 Urban Single-Family Residential District | <input type="checkbox"/> B-94 Interstate Highway 94 Special Use Business District |
| <input type="checkbox"/> R-4 Urban Single-Family Residential District | <input type="checkbox"/> M-1 Limited Manufacturing District |
| <input type="checkbox"/> R-5 Urban Single-Family Residential District | <input type="checkbox"/> M-2 Heavy Manufacturing District |
| <input type="checkbox"/> R-6 Urban Single-Family Residential District | <input type="checkbox"/> M-3 Mineral Extraction District |
| <input type="checkbox"/> R-7 Suburban Two-Family and Three-Family Residential District | <input type="checkbox"/> M-4 Sanitary Landfill and Hazardous Waste Disposal District |
| <input type="checkbox"/> R-8 Urban Two-Family Residential District | <input type="checkbox"/> I-1 Institutional District |
| <input type="checkbox"/> R-9 Multiple-Family Residential District | <input type="checkbox"/> PR-1 Park-Recreational District |
| <input type="checkbox"/> R-10 Multiple-Family Residential District | <input type="checkbox"/> C-1 Lowland Resource Conservancy District |
| <input type="checkbox"/> R-11 Multiple-Family Residential District | <input type="checkbox"/> C-2 Upland Resource Conservancy District |
| <input type="checkbox"/> R-12 Mobile Home/Manufactured Home Park-Subdivision District | <input type="checkbox"/> FPO Floodplain Overlay District |
| <input type="checkbox"/> HO Historical Overlay District | <input type="checkbox"/> FWO Camp Lake/Center Lake Floodway Overlay District |
| <input type="checkbox"/> PUD Planned Unit Development Overlay District | <input type="checkbox"/> FFO Camp Lake/Center Lake Floodplain Fringe Overlay District |
| <input type="checkbox"/> AO Airport Overlay District | |
| <input type="checkbox"/> RC Rural Cluster Development Overlay District | |

(f) Check the box next to any and all of the **proposed** zoning district classifications proposed for the subject property:

| | |
|---|---|
| <input type="checkbox"/> A-1 Agricultural Preservation District | <input type="checkbox"/> TCO Town Center Overlay District |
| <input checked="" type="checkbox"/> A-2 General Agricultural District | <input type="checkbox"/> B-1 Neighborhood Business District |
| <input type="checkbox"/> A-3 Agricultural Related Manufacturing, Warehousing and Marketing District | <input type="checkbox"/> B-2 Community Business District |
| <input type="checkbox"/> A-4 Agricultural Land Holding District | <input type="checkbox"/> B-3 Highway Business District |
| <input type="checkbox"/> AE-1 Agricultural Equestrian Cluster Single-Family District | <input type="checkbox"/> B-4 Planned Business District |
| <input checked="" type="checkbox"/> R-1 Rural Residential District | <input type="checkbox"/> B-5 Wholesale Trade and Warehousing District |
| <input type="checkbox"/> R-2 Suburban Single-Family Residential District | <input type="checkbox"/> BP-1 Business Park District |
| <input type="checkbox"/> R-3 Urban Single-Family Residential District | <input type="checkbox"/> B-94 Interstate Highway 94 Special Use Business District |
| <input type="checkbox"/> R-4 Urban Single-Family Residential District | <input type="checkbox"/> M-1 Limited Manufacturing District |
| <input type="checkbox"/> R-5 Urban Single-Family Residential District | <input type="checkbox"/> M-2 Heavy Manufacturing District |
| <input type="checkbox"/> R-6 Urban Single-Family Residential District | <input type="checkbox"/> M-3 Mineral Extraction District |
| <input type="checkbox"/> R-7 Suburban Two-Family and Three-Family Residential District | <input type="checkbox"/> M-4 Sanitary Landfill and Hazardous Waste Disposal District |
| <input type="checkbox"/> R-8 Urban Two-Family Residential District | <input type="checkbox"/> I-1 Institutional District |
| <input type="checkbox"/> R-9 Multiple-Family Residential District | <input type="checkbox"/> PR-1 Park-Recreational District |
| <input type="checkbox"/> R-10 Multiple-Family Residential District | <input type="checkbox"/> C-1 Lowland Resource Conservancy District |
| <input type="checkbox"/> R-11 Multiple-Family Residential District | <input type="checkbox"/> C-2 Upland Resource Conservancy District |
| <input type="checkbox"/> R-12 Mobile Home/Manufactured Home Park-Subdivision District | <input type="checkbox"/> FPO Floodplain Overlay District |
| <input type="checkbox"/> HO Historical Overlay District | <input type="checkbox"/> FWO Camp Lake/Center Lake Floodway Overlay District |
| <input checked="" type="checkbox"/> PUD Planned Unit Development Overlay District | <input type="checkbox"/> FFO Camp Lake/Center Lake Floodplain Fringe Overlay District |
| <input type="checkbox"/> AO Airport Overlay District | |
| <input type="checkbox"/> RC Rural Cluster Development Overlay District | |

REZONING APPLICATION

(g) Your request must be consistent with the existing planned land use category as shown on Map 65 of the adopted "[Multi-Jurisdictional Comprehensive Plan for Kenosha County: 2035](#)".

The existing planned land use category for the subject property is:

| | |
|--|---|
| <input type="checkbox"/> Farmland Protection | <input type="checkbox"/> Governmental and Institutional |
| <input checked="" type="checkbox"/> General Agricultural and Open Land | <input type="checkbox"/> Park and Recreational |
| <input type="checkbox"/> Rural-Density Residential | <input type="checkbox"/> Street and Highway Right-of-Way |
| <input type="checkbox"/> Agricultural and Rural Density Residential | <input type="checkbox"/> Other Transportation, Communication, and Utility |
| <input checked="" type="checkbox"/> Suburban-Density Residential | <input type="checkbox"/> Extractive |
| <input type="checkbox"/> Medium-Density Residential | <input type="checkbox"/> Landfill |
| <input type="checkbox"/> High-Density Residential | <input type="checkbox"/> Primary Environmental Corridor |
| <input type="checkbox"/> Mixed Use | <input type="checkbox"/> Secondary Environmental Corridor |
| <input type="checkbox"/> Commercial | <input type="checkbox"/> Isolated Natural Resource Area |
| <input type="checkbox"/> Office/Professional Services | <input type="checkbox"/> Other Conservancy Land to be Preserved |
| <input type="checkbox"/> Industrial | <input type="checkbox"/> Nonfarmed Wetland |
| <input type="checkbox"/> Business/Industrial Park | <input type="checkbox"/> Surface Water |

(h) Attach a plot plan or survey plat of property to be rezoned (showing location, dimensions, zoning of adjacent properties, existing uses and buildings of adjacent properties, floodways and floodplains)—drawn to scale.

(i) The Kenosha County Department of Planning and Development may ask for additional information.

(j) The name of the County Supervisor of the district wherein the property is located ([District Map](#)):

Supervisory District Number: 19 County Board Supervisor: Michael J. Skalitzky

(k) The fee specified in Section 12.05-8 of this ordinance.

Request for Rezoning Petition\$750.00

(For other fees see the [Fee Schedule](#))

Note: Agricultural Use Conversion Charge

The use value assessment system values agricultural land based on the income that would be generated from its rental for agricultural use rather than its fair market value. When a person converts agricultural land to a non-agricultural use (e.g. residential or commercial development), that person may owe a conversion charge. To obtain more information about the use value law or conversion charge, contact the Wisconsin Department of Revenue's Equalization Section at 608-266-2149 or visit <http://www.revenue.wi.gov/faqs/slf/useassmt.html>.

Note that the act of rezoning property from an agricultural zoning district to a non-agricultural zoning district does not necessarily trigger the agricultural use conversion charge. It is when the use of the property changes from agricultural that the conversion charge is assessed.

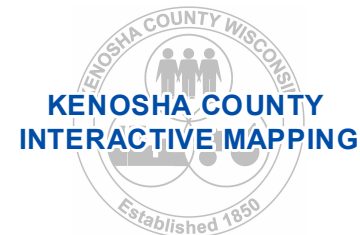
LETTER OF AGENT STATUS

I, Michael Gallagher, do hereby authorize Steven Wisniewski, of 1036 172nd Ave, Union Grove, WI, to act as my agent in relation to an application(s) for rezoning of my parcel, located at 16611 12th Street, Kenosha WI (tax parcel identification number 45-4-221-161-0101) ("Parcel"), from "R-1" zoning to "R-1 with Agricultural Preservation Planned Unit Development Overlay District ("Ag PUD")" zoning. **This grant of agency is strictly limited to authorizing Mr. Wisniewski to include my Parcel on the Ag PUD site plan that he is submitting with respect to the boundaries of Certified Survey Map #2831, pursuant to which my Parcel was created, and further conditioned upon Mr. Wisniewski's Ag PUD showing one additional lot on my Parcel, which I may create in the future by dividing my Parcel from north to south. The Ag PUD site plan must also reflect that the subject parent parcel's final driveway access to County Highway E is reserved for the additional lot that I may create from my Parcel.**

Dated this 14 day of September, 2018.

Name: Michael Gallagher
Address: 16611 12 ST Kenosha 53144

EXISTING ZONING

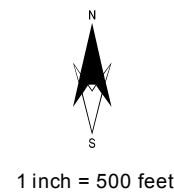
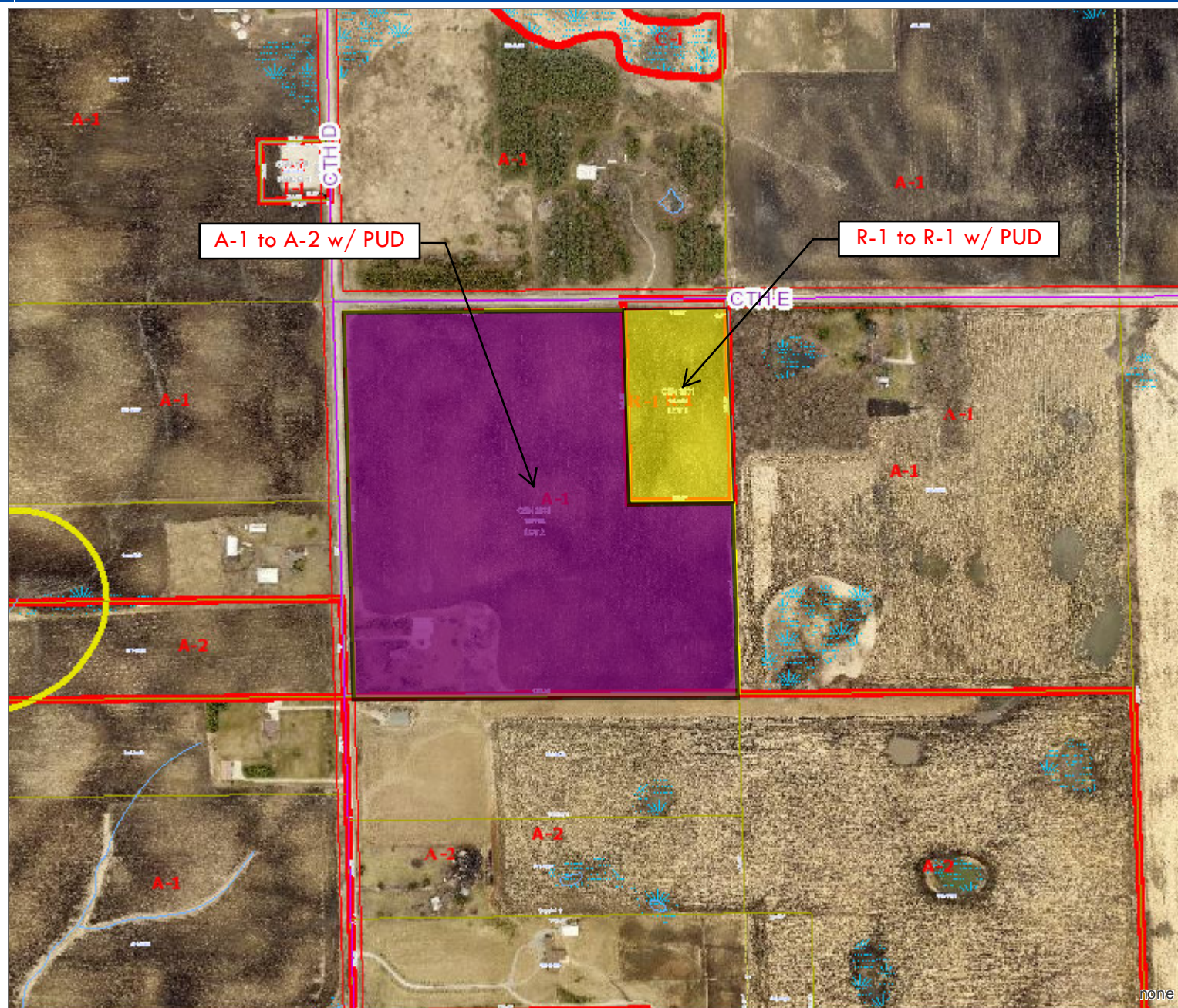
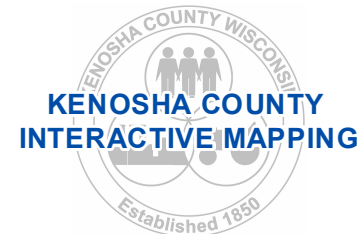


1 inch = 500 feet

DISCLAIMER This map is neither a legally recorded map nor a survey and is not intended to be used as one. This drawing is a compilation of records, data and information located in various state, county and municipal offices and other sources affecting the area shown and is to be used for reference purposes only. Kenosha County is not responsible for any inaccuracies herein contained. If discrepancies are found, please contact Kenosha County.

Date Printed: 3/27/2018

PROPOSED ZONING



DISCLAIMER This map is neither a legally recorded map nor a survey and is not intended to be used as one. This drawing is a compilation of records, data and information located in various state, county and municipal offices and other sources affecting the area shown and is to be used for reference purposes only. Kenosha County is not responsible for any inaccuracies herein contained. If discrepancies are found, please contact Kenosha County.

Date Printed: 3/27/2018

KENOSHA COUNTY CERTIFIED SURVEY MAP NO. _____

THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 21 EAST OF THE 4th PRINCIPAL MERIDIAN, TOWN OF PARIS, KENOSHA COUNTY, WISCONSIN

OWNER & SUBDIVIDER:

Steve Wisniewski
1036 172nd Avenue
Union Grove, WI. 53182

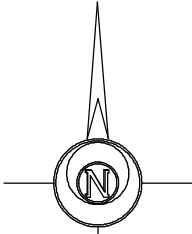
SURVEYOR:

AMBIT LAND SURVEYING
8120 - 312th Avenue
Wheatland, WI. 53105
262-537-4874

LEGEND:

- Denotes Iron Pipe Set, 1 inch outside diameter, 18 inches long, weight not less than 1.3 lbs./ft.
- ⊗ Denotes Iron Pipe Found-1 inch
- Denotes Concrete Monument with Brass Cap
- Denotes Iron Bar Found, 5/8 inch
- △ Denotes Soil Boring Location

Bearings are referenced to the east line of the Northeast Quarter of Section 16, Township 2 North, Range 21 East of the 4th Principal Meridian as N 01°41'24" W



GRID NORTH

WISCONSIN COORDINATE SYSTEM, SOUTH ZONE
NORTH AMERICAN DATUM 1927

Lot intended to be created by future land division, which shall include the remaining allowable driveway access to CTH "E" (12th Street).

GRAPHIC SCALE



SCALE: 1 inch = 300 feet

NORTH QUARTER CORNER
OF SEC. 16-2-21
239,085.99
2,532,112.76

N 89°31'50" E 2656.71'

240,007.75
2,534,768.35

12th STREET

50 ft. x 50 ft.
VISION TRIANGLE

NOTES:

NO OBSTRUCTIONS, SUCH AS STRUCTURES, FENCES, PARKING OR VEGETATION WITHIN THE VISION TRIANGLE MAY EXCEED TWO (2) FEET IN HEIGHT.

△

△

△

RIGHT-OF-WAY
CORNER DETAIL
0.47'
N 88°44'16" E

LOT 1

1,014,644 sq. ft.
23.29 ACRES

LOT 1 & 2 CURRENTLY ZONED A-1
AGRICULTURAL PERSERVATION DISTRICT

TO BE REZONED A-2
GENERAL AGRICULTURAL DISTRICT

N 89°22'48" E 1295.58'

GARAGE
CONC.
RESIDENCE
SHED
CONCRETE FOUNDATION
SHED

LOT 2

440,437 sq. ft.
10.11 ACRES

SOUTH LINE OF THE NE. 1/4 OF
THE NE. 1/4 OF SEC. 16-2-21

S 89°22'48" W 1295.68'

UNPLATTED LANDS

EAST QUARTER CORNER
OF SEC. 16.-2-21
237,348.15
2,534,847.82

Mark A. Bolender
Wisconsin Professional Land Surveyor S - 1784
May 10, 2018

PROPOSED LAND DIVISION

KENOSHA COUNTY CERTIFIED SURVEY MAP NO. _____

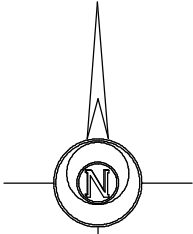
THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 21 EAST OF THE 4th PRINCIPAL MERIDIAN, TOWN OF PARIS, KENOSHA COUNTY, WISCONSIN

OWNER & SUBDIVIDER:
Steve Wisniewski
1036 172nd Avenue
Union Grove, WI. 53182

SURVEYOR:
AMBIT LAND SURVEYING
8120 - 312th Avenue
Wheatland, WI. 53105
262-537-4874

- LEGEND:
- Denotes Iron Pipe Set, 1 inch outside diameter, 18 inches long, weight not less than 1.3 lbs./ft.
 - ⊘ Denotes Iron Pipe Found-1 inch
 - Denotes Concrete Monument with Brass Cap
 - Denotes Iron Bar Found, 5/8 inch
 - △ Denotes Soil Boring Location

Bearings are referenced to the east line of the Northeast Quarter of Section 16, Township 2 North, Range 21 East of the 4th Principal Meridian as N 01°41'24" W



GRID NORTH

WISCONSIN COORDINATE SYSTEM, SOUTH ZONE
NORTH AMERICAN DATUM 1927

GRAPHIC SCALE



SCALE: 1 inch = 300 feet

NORTH QUARTER CORNER
OF SEC. 16-2-21
239,085.99
2,532,112.76

N 89°31'50" E 2656.71'

240,007.75
2,534,768.35

12th STREET

50 ft. x 50 ft.
VISION TRIANGLE

NOTES:

NO OBSTRUCTIONS, SUCH AS STRUCTURES,
FENCES, PARKING OR VEGETATION WITHIN
THE VISION TRIANGLE MAY EXCEED TWO (2)
FEET IN HEIGHT.

RIGHT-OF-WAY
CORNER DETAIL
0.47'
N 88°44'16" E

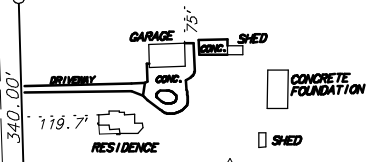
LOT 1

1,014,644 sq. ft.
23.29 ACRES

LOT 1 & 2 CURRENTLY ZONED A-1
AGRICULTURAL PERSERVATION DISTRICT

TO BE REZONED A-2
GENERAL AGRICULTURAL DISTRICT

N 89°22'48" E 1295.58'



LOT 2

440,437 sq. ft.
10.11 ACRES

1295.68' S 89°22'48" W 1295.68'

UNPLATTED LANDS

EAST QUARTER CORNER
OF SEC. 16.-2-21
237,348.15
2,534,847.82

Mark A. Bolender
Wisconsin Professional Land Surveyor S - 1784
May 10, 2018

KENOSHA COUNTY CERTIFIED SURVEY MAP NO. _____

THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 21 EAST OF THE 4th PRINCIPAL MERIDIAN, TOWN OF PARIS, KENOSHA COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE:

I, Mark A.Bolender, Professional Land Surveyor, hereby certify:

That I have surveyed, dividied and mapped the Northeast Quarter of the Northeast Quarter of Section 16, Township 2 North, Range 21 East of the 4th Principal Meridian, Town of Paris, Kenosha County, Wisconsin bounded and described as follows: Lot 1 of KENOSHA COUNTY CERTIFIED SURVEY MAP NO. 2831, located in the Northeast Quarter of the Northeast Quarter of Section 16, Township 2 North, Range 21 East of the 4th Principal Meridian, Paris Township, Kenosha County, Wisconsin, recorded in the office of the Kenosha County Register of Deeds, on March 6, 2017, as Document 1791632.

Containing 33.40 acres/1,455,081 square feet, more or less.

That I have made such survey, land division and map at the direction of Steve Wisniewski owner of the land described.

That such map is a correct representation of the exterior boundary of the land surveyed and the division thereof.

That I have fully complied with the provisions of s.236.34, Wisconsin Statutes and the land division ordinances for Kenosha County and the Town of Paris in surveying, dividing and mapping the same.

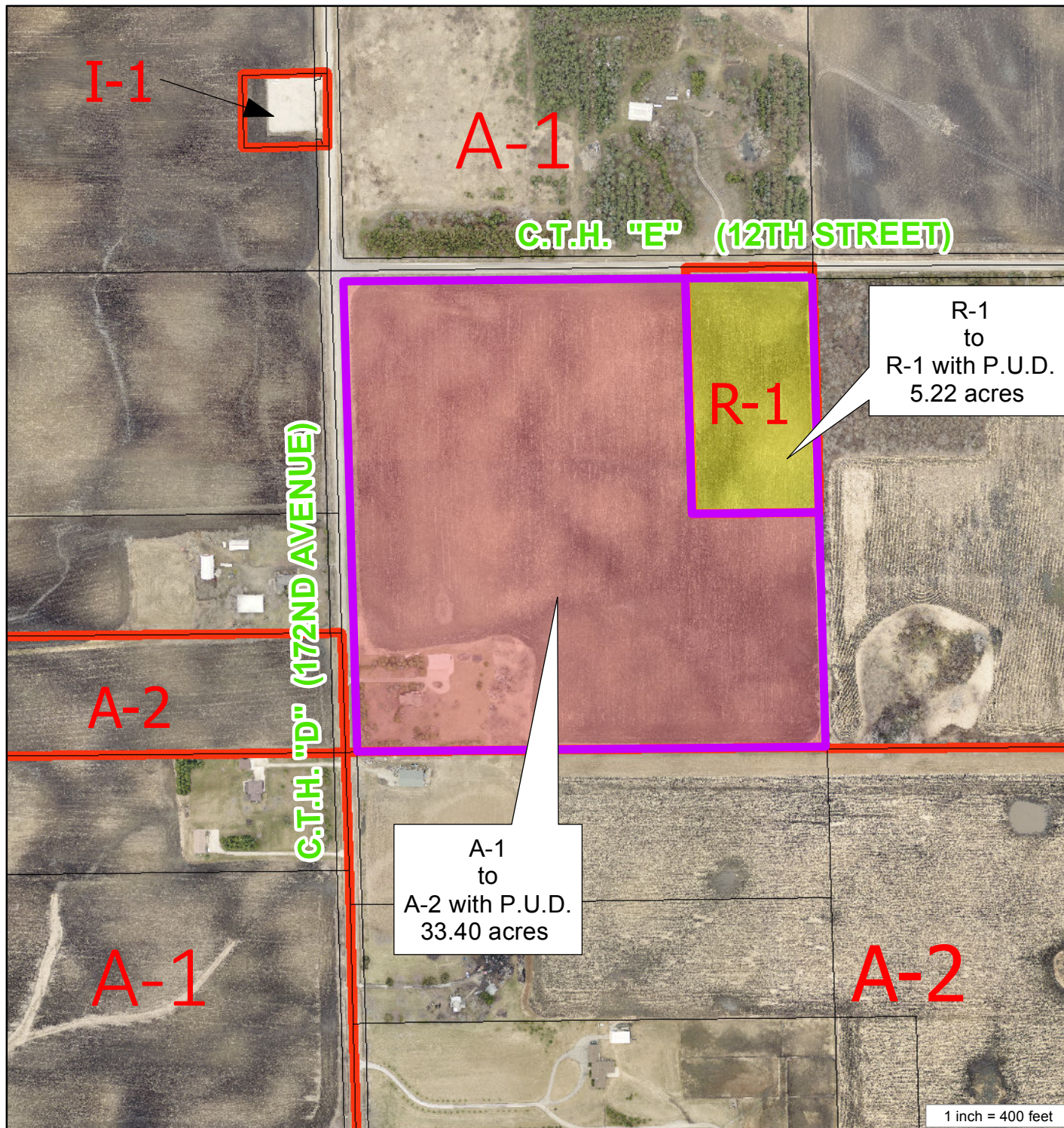
Mark A. Bolender, P.L.S. No. 1784.

Dated this 10th day of May, 2018

TOWN OF PARIS PLAN COMMISSION APPROVAL CERTIFICATE

Approved by the Town of Paris Plan Commission, Kenosha County,
Wisconsin, on this _____ day of _____ 2018.

John Holloway – Plan Commission Chairman



REZONING SITE MAP

PETITIONER(S):

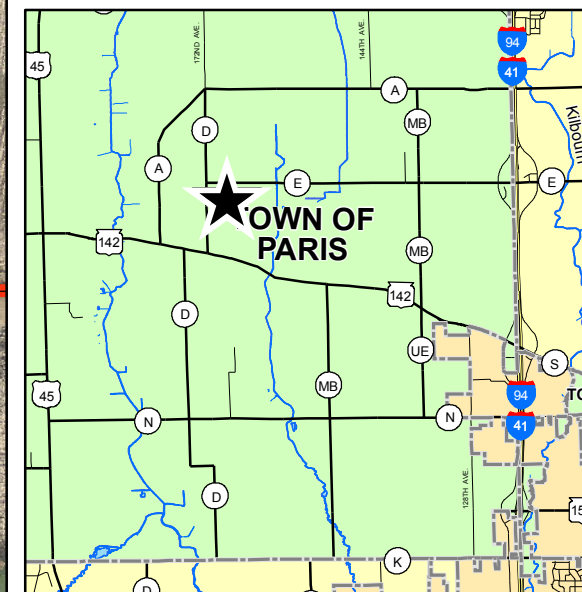
Steven Wisniewski, Kurt Wisniewski, and Michael & Linda Gallagher Trustees of Revocable Trust (Owners)

LOCATION: NE 1/4 of Section 16,
Town of Paris

TAX PARCEL(S): #45-4-221-161-0101
#45-4-221-161-0102

REQUEST:

Requesting a rezoning from A-1 Agricultural Preservation District & R-1 Rural Residential District to A-2 General Agricultural District, R-1 Rural Residential District & PUD Planned Unit Development Overlay District.





January 2013

COUNTY OF KENOSHA

Department of Planning and Development

RECEIVED

SEP 5 2018

Kenosha County
Planning and Development

LAND DIVISION APPLICATION

In order for applications to be processed, all information, drawings, application signatures, and fees required shall be submitted at time of application.

Please check the appropriate box below for the type of application being submitted:

- ☒ Certified Survey Map
- ☐ Subdivision Preliminary Plat
- ☐ Subdivision Final Plat
- ☐ Condominium Plat

Applicant is: ☒ Property Owner ☐ Subdivider ☐ Other _____

Applicant Name: STEVEN WISNEFSKI Date _____

Mailing Address: 1036 172ND AVE Phone # (262) 620-6819

UNION GROVE, WI 53182 Phone # _____

Tax Parcel Number(s): 45-4-221-161-0102

_____ Acreage of Project: 35.13

Location of Property (including legal description):

see attached Certified Survey Map...

Subdivision/Development Name (if applicable): _____

Existing Zoning: A-1 Agricultural Preservation Dist. Proposed Zoning: A-2 General Agricultural Dist.

Town Land Use Plan District Designation(s) (if applicable):

Present Farmland Protection

Proposed General Agricultural and Open Land

Present Use(s) of Property: AGRICULTURE

Proposed Use(s) of Property: AGRICULTURE

The subdivision abuts or adjoins a state trunk highway Yes () No (✓)

The subdivision will be served by public sewer Yes () No (✓)

The subdivision abuts a county trunk highway Yes (✓) No ()

The subdivision contains shoreland/floodplain areas Yes () No (✓)

The subdivision lies within the extra-territorial plat (ETP) authority
area of a nearby Village or City Yes () No (✓)

*Applicant is responsible for submitting to the ETP authority any fees and documentation
needed to obtain a recommendation.

REQUIRED SIGNATURE(S) FOR ALL APPLICATIONS:

Steven Wisnefsky
Property Owner's Signature

8/31/18
Date

KENOSHA COUNTY CERTIFIED SURVEY MAP NO. _____

THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 21 EAST OF THE 4th PRINCIPAL MERIDIAN, TOWN OF PARIS, KENOSHA COUNTY, WISCONSIN

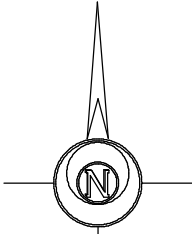
OWNER & SUBDIVIDER:
Steve Wisniewski
1036 172nd Avenue
Union Grove, WI. 53182

SURVEYOR:
AMBIT LAND SURVEYING
8120 - 312th Avenue
Wheatland, WI. 53105
262-537-4874

LEGEND:

- Denotes Iron Pipe Set, 1 inch outside diameter, 18 inches long, weight not less than 1.3 lbs./ft.
- ⊘ Denotes Iron Pipe Found-1 inch
- Denotes Concrete Monument with Brass Cap
- Denotes Iron Bar Found, 5/8 inch
- △ Denotes Soil Boring Location

Bearings are referenced to the east line of the Northeast Quarter of Section 16, Township 2 North, Range 21 East of the 4th Principal Meridian as N 01°41'24" W



GRID NORTH

WISCONSIN COORDINATE SYSTEM, SOUTH ZONE
NORTH AMERICAN DATUM 1927

GRAPHIC SCALE



SCALE: 1 inch = 300 feet

NORTH QUARTER CORNER
OF SEC. 16-2-21
239,085.99
2,532,112.76

N 89°31'50" E 2656.71'

240,007.75
2,534,768.35

12th STREET

50 ft. x 50 ft.
VISION TRIANGLE

NOTES:

NO OBSTRUCTIONS, SUCH AS STRUCTURES,
FENCES, PARKING OR VEGETATION WITHIN
THE VISION TRIANGLE MAY EXCEED TWO (2)
FEET IN HEIGHT.

RIGHT-OF-WAY
CORNER DETAIL
0.47'
N 88°44'16" E

LOT 1

1,014,644 sq. ft.
23.29 ACRES

LOT 1 & 2 CURRENTLY ZONED A-1
AGRICULTURAL PERSERVATION DISTRICT

TO BE REZONED A-2
GENERAL AGRICULTURAL DISTRICT

N 89°22'48" E 1295.58'

GARAGE
CONC.
RESIDENCE
SHED
CONCRETE
FOUNDATION
SHED

LOT 2

440,437 sq. ft.
10.11 ACRES

SOUTH LINE OF THE NE. 1/4 OF
THE NE. 1/4 OF SEC. 16-2-21

S 89°22'48" W 1295.68'

UNPLATTED LANDS

EAST QUARTER CORNER
OF SEC. 16.-2-21
237,348.15
2,534,847.82

Mark A. Bolender
Wisconsin Professional Land Surveyor S - 1784
May 10, 2018

KENOSHA COUNTY CERTIFIED SURVEY MAP NO. _____

THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 21 EAST OF THE 4th PRINCIPAL MERIDIAN, TOWN OF PARIS, KENOSHA COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE:

I, Mark A.Bolender, Professional Land Surveyor, hereby certify:

That I have surveyed, dividied and mapped the Northeast Quarter of the Northeast Quarter of Section 16, Township 2 North, Range 21 East of the 4th Principal Meridian, Town of Paris, Kenosha County, Wisconsin bounded and described as follows: Lot 1 of KENOSHA COUNTY CERTIFIED SURVEY MAP NO. 2831, located in the Northeast Quarter of the Northeast Quarter of Section 16, Township 2 North, Range 21 East of the 4th Principal Meridian, Paris Township, Kenosha County, Wisconsin, recorded in the office of the Kenosha County Register of Deeds, on March 6, 2017, as Document 1791632.

Containing 33.40 acres/1,455,081 square feet, more or less.

That I have made such survey, land division and map at the direction of Steve Wisnefski owner of the land described.

That such map is a correct representation of the exterior boundary of the land surveyed and the division thereof.

That I have fully complied with the provisions of s.236.34, Wisconsin Statutes and the land division ordinances for Kenosha County and the Town of Paris in surveying, dividing and mapping the same.

Mark A. Bolender, P.L.S. No. 1784.

Dated this 10th day of May, 2018

TOWN OF PARIS PLAN COMMISSION APPROVAL CERTIFICATE

Approved by the Town of Paris Plan Commission, Kenosha County,
Wisconsin, on this _____ day of _____ 2018.

John Holloway – Plan Commission Chairman



COUNTY OF KENOSHA

Department of Planning and Development

RECEIVED

AUG 27 2018

Kenosha County
Deputy County Clerk

REZONING APPLICATION

(a) Property Owner's Name:

Fliess Family Limited Partnership / Robert F. & Karen L. Fliess

Print Name: Elaine F Fliess/Robert F Fliess

Signature: Elaine F. Fliess / R F Fliess

Mailing Address: 3901 5th Place / 12910 Burlington Rd.

City: Kenosha, Kenosha

State: WI / WI Zip: 53144 / 53144

Phone Number: 262 620-6301

E-mail (optional): _____

Note: Unless the property owner's signature can be obtained in the above space, a letter of agent status **signed** by the legal property owner **must** be submitted if you are a tenant, leaseholder, or authorized agent representing the legal owner, allowing you to act on their behalf.

(b) Agent's Name (if applicable):

Print Name: Luke Godshall

Signature: Luke Godshall

Business Name: Kenosha County Planning & Development

Mailing Address: 19600 75th St., Suite 185-3

City: Bristol

State: WI Zip: 53104

Phone Number: 262-857-1895

E-mail (optional): _____

(c) Tax key number(s) of property to be rezoned:

45-4-221-133-0300

45-4-221-242-0100

Property Address of property to be rezoned:

136th Avenue, 12908 Burlington Rd.

(d) Proposed use (a statement of the type, extent, area, etc. of any development project):

The purpose of this rezoning petition is to amend the shoreland zoning designation per field conditions on the aforementioned two tax key parcels. No change to the underlying zoning district classifications on the property is being petitioned.

REZONING APPLICATION

(e) Check the box next to any and all of the **existing** zoning district classifications present on the subject property:

| | |
|---|---|
| <input checked="" type="checkbox"/> A-1 Agricultural Preservation District | <input type="checkbox"/> TCO Town Center Overlay District |
| <input type="checkbox"/> A-2 General Agricultural District | <input type="checkbox"/> B-1 Neighborhood Business District |
| <input type="checkbox"/> A-3 Agricultural Related Manufacturing, Warehousing and Marketing District | <input type="checkbox"/> B-2 Community Business District |
| <input type="checkbox"/> A-4 Agricultural Land Holding District | <input type="checkbox"/> B-3 Highway Business District |
| <input type="checkbox"/> AE-1 Agricultural Equestrian Cluster Single-Family District | <input type="checkbox"/> B-4 Planned Business District |
| <input type="checkbox"/> R-1 Rural Residential District | <input type="checkbox"/> B-5 Wholesale Trade and Warehousing District |
| <input type="checkbox"/> R-2 Suburban Single-Family Residential District | <input type="checkbox"/> BP-1 Business Park District |
| <input type="checkbox"/> R-3 Urban Single-Family Residential District | <input type="checkbox"/> B-94 Interstate Highway 94 Special Use Business District |
| <input type="checkbox"/> R-4 Urban Single-Family Residential District | <input type="checkbox"/> M-1 Limited Manufacturing District |
| <input type="checkbox"/> R-5 Urban Single-Family Residential District | <input type="checkbox"/> M-2 Heavy Manufacturing District |
| <input type="checkbox"/> R-6 Urban Single-Family Residential District | <input type="checkbox"/> M-3 Mineral Extraction District |
| <input type="checkbox"/> R-7 Suburban Two-Family and Three-Family Residential District | <input type="checkbox"/> M-4 Sanitary Landfill and Hazardous Waste Disposal District |
| <input type="checkbox"/> R-8 Urban Two-Family Residential District | <input type="checkbox"/> I-1 Institutional District |
| <input type="checkbox"/> R-9 Multiple-Family Residential District | <input type="checkbox"/> PR-1 Park-Recreational District |
| <input type="checkbox"/> R-10 Multiple-Family Residential District | <input type="checkbox"/> C-1 Lowland Resource Conservancy District |
| <input type="checkbox"/> R-11 Multiple-Family Residential District | <input type="checkbox"/> C-2 Upland Resource Conservancy District |
| <input type="checkbox"/> R-12 Mobile Home/Manufactured Home Park-Subdivision District | <input type="checkbox"/> FPO Floodplain Overlay District |
| <input type="checkbox"/> HO Historical Overlay District | <input type="checkbox"/> FWO Camp Lake/Center Lake Floodway Overlay District |
| <input type="checkbox"/> PUD Planned Unit Development Overlay District | <input type="checkbox"/> FFO Camp Lake/Center Lake Floodplain Fringe Overlay District |
| <input type="checkbox"/> AO Airport Overlay District | |
| <input type="checkbox"/> RC Rural Cluster Development Overlay District | |

(f) Check the box next to any and all of the **proposed** zoning district classifications proposed for the subject property:

| | |
|---|---|
| <input checked="" type="checkbox"/> A-1 Agricultural Preservation District | <input type="checkbox"/> TCO Town Center Overlay District |
| <input type="checkbox"/> A-2 General Agricultural District | <input type="checkbox"/> B-1 Neighborhood Business District |
| <input type="checkbox"/> A-3 Agricultural Related Manufacturing, Warehousing and Marketing District | <input type="checkbox"/> B-2 Community Business District |
| <input type="checkbox"/> A-4 Agricultural Land Holding District | <input type="checkbox"/> B-3 Highway Business District |
| <input type="checkbox"/> AE-1 Agricultural Equestrian Cluster Single-Family District | <input type="checkbox"/> B-4 Planned Business District |
| <input type="checkbox"/> R-1 Rural Residential District | <input type="checkbox"/> B-5 Wholesale Trade and Warehousing District |
| <input type="checkbox"/> R-2 Suburban Single-Family Residential District | <input type="checkbox"/> BP-1 Business Park District |
| <input type="checkbox"/> R-3 Urban Single-Family Residential District | <input type="checkbox"/> B-94 Interstate Highway 94 Special Use Business District |
| <input type="checkbox"/> R-4 Urban Single-Family Residential District | <input type="checkbox"/> M-1 Limited Manufacturing District |
| <input type="checkbox"/> R-5 Urban Single-Family Residential District | <input type="checkbox"/> M-2 Heavy Manufacturing District |
| <input type="checkbox"/> R-6 Urban Single-Family Residential District | <input type="checkbox"/> M-3 Mineral Extraction District |
| <input type="checkbox"/> R-7 Suburban Two-Family and Three-Family Residential District | <input type="checkbox"/> M-4 Sanitary Landfill and Hazardous Waste Disposal District |
| <input type="checkbox"/> R-8 Urban Two-Family Residential District | <input type="checkbox"/> I-1 Institutional District |
| <input type="checkbox"/> R-9 Multiple-Family Residential District | <input type="checkbox"/> PR-1 Park-Recreational District |
| <input type="checkbox"/> R-10 Multiple-Family Residential District | <input type="checkbox"/> C-1 Lowland Resource Conservancy District |
| <input type="checkbox"/> R-11 Multiple-Family Residential District | <input type="checkbox"/> C-2 Upland Resource Conservancy District |
| <input type="checkbox"/> R-12 Mobile Home/Manufactured Home Park-Subdivision District | <input type="checkbox"/> FPO Floodplain Overlay District |
| <input type="checkbox"/> HO Historical Overlay District | <input type="checkbox"/> FWO Camp Lake/Center Lake Floodway Overlay District |
| <input type="checkbox"/> PUD Planned Unit Development Overlay District | <input type="checkbox"/> FFO Camp Lake/Center Lake Floodplain Fringe Overlay District |
| <input type="checkbox"/> AO Airport Overlay District | |
| <input type="checkbox"/> RC Rural Cluster Development Overlay District | |

REZONING APPLICATION

(g) Your request must be consistent with the existing planned land use category as shown on Map 65 of the adopted "[Multi-Jurisdictional Comprehensive Plan for Kenosha County: 2035](#)".

The existing planned land use category for the subject property is:

| | |
|---|---|
| <input checked="" type="checkbox"/> Farmland Protection | <input type="checkbox"/> Governmental and Institutional |
| <input type="checkbox"/> General Agricultural and Open Land | <input type="checkbox"/> Park and Recreational |
| <input type="checkbox"/> Rural-Density Residential | <input type="checkbox"/> Street and Highway Right-of-Way |
| <input type="checkbox"/> Agricultural and Rural Density Residential | <input type="checkbox"/> Other Transportation, Communication, and Utility |
| <input type="checkbox"/> Suburban-Density Residential | <input type="checkbox"/> Extractive |
| <input type="checkbox"/> Medium-Density Residential | <input type="checkbox"/> Landfill |
| <input type="checkbox"/> High-Density Residential | <input type="checkbox"/> Primary Environmental Corridor |
| <input type="checkbox"/> Mixed Use | <input type="checkbox"/> Secondary Environmental Corridor |
| <input type="checkbox"/> Commercial | <input type="checkbox"/> Isolated Natural Resource Area |
| <input checked="" type="checkbox"/> Office/Professional Services | <input type="checkbox"/> Other Conservancy Land to be Preserved |
| <input type="checkbox"/> Industrial | <input type="checkbox"/> Nonfarmed Wetland |
| <input type="checkbox"/> Business/Industrial Park | <input type="checkbox"/> Surface Water |

(h) Attach a plot plan or survey plat of property to be rezoned (showing location, dimensions, zoning of adjacent properties, existing uses and buildings of adjacent properties, floodways and floodplains)—drawn to scale.

(i) The Kenosha County Department of Planning and Development may ask for additional information.

(1) Is this property located within the shoreland area?

Shoreland area is defined as the following: All land, water and air located within the following distances from the ordinary high water mark of navigable waters as defined in section 144.26(2)(d) of the Wisconsin Statutes: 1,000 feet from a lake, pond or flowage; 300 feet from a river or stream or to the landward side of the floodplain, whichever distance is greater. If the navigable water is a glacial pothole lake, the distance shall be measured from the high water mark thereof.

☒

Yes

☐

No

(2) Is this property located within the City of Kenosha Airport affected area as defined in s. 62.23 (6) (am) 1. b.?

☒

Yes

☐

No

(j) The name of the County Supervisor of the district wherein the property is located ([District Map](#)):

Supervisory District Number: 19 County Board Supervisor: Michael J. Skalitzky

(k) The fee specified in Section 12.05-8 of this ordinance.

Request for Rezoning Petition\$750.00

(For other fees see the [Fee Schedule](#))

Note: Agricultural Use Conversion Charge

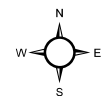
The use value assessment system values agricultural land based on the income that would be generated from its rental for agricultural use rather than its fair market value. When a person converts agricultural land to a non-agricultural use (e.g. residential or commercial development), that person may owe a conversion charge. To obtain more information about the use value law or conversion charge, contact the Wisconsin Department of Revenue's Equalization Section at 608-266-2149 or visit <http://www.revenue.wi.gov/faqs/slf/useassmt.html>.

Note that the act of rezoning property from an agricultural zoning district to a non-agricultural zoning district does not necessarily trigger the agricultural use conversion charge. It is when the use of the property changes from agricultural that the conversion charge is assessed.

Kenosha County

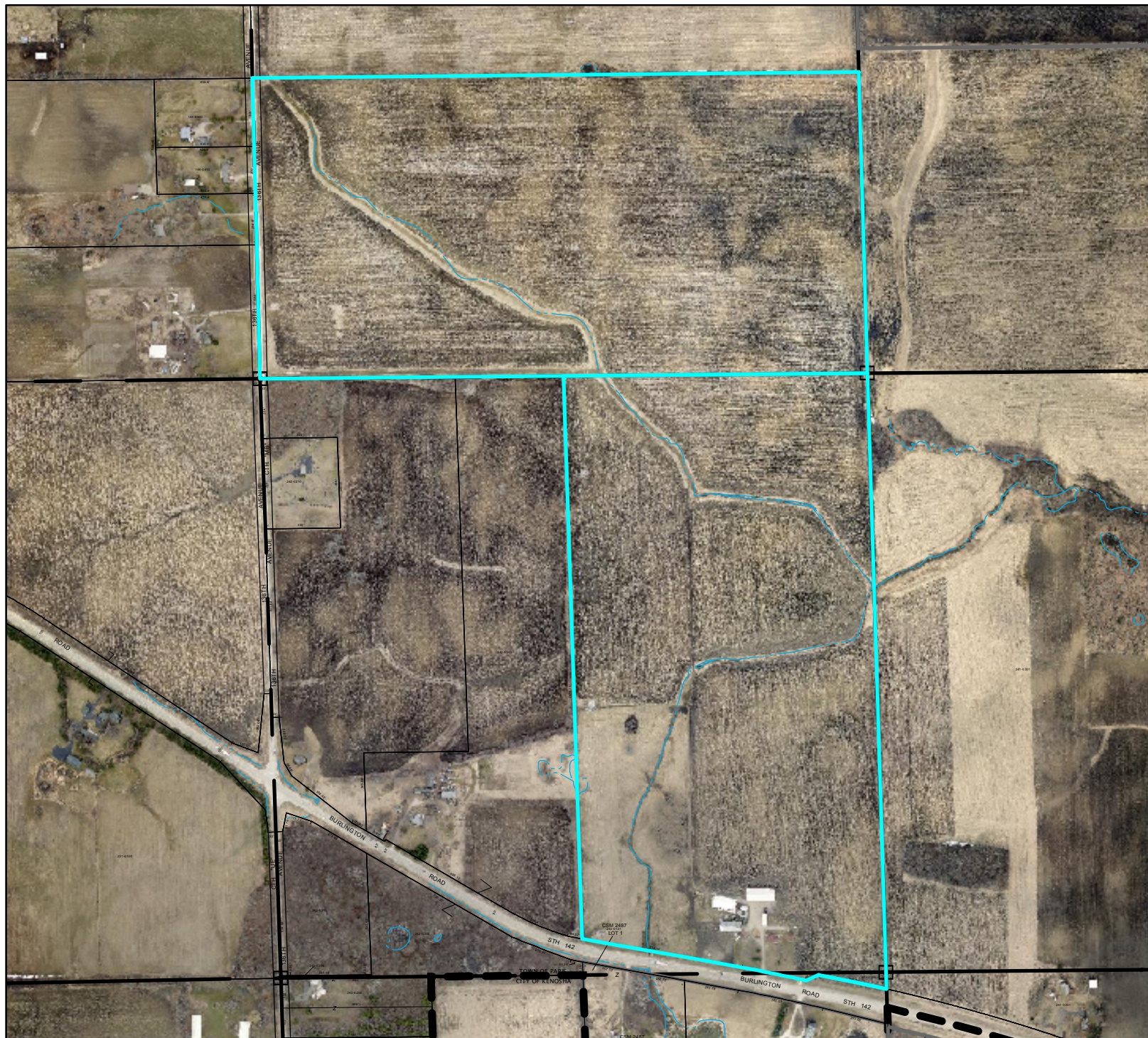


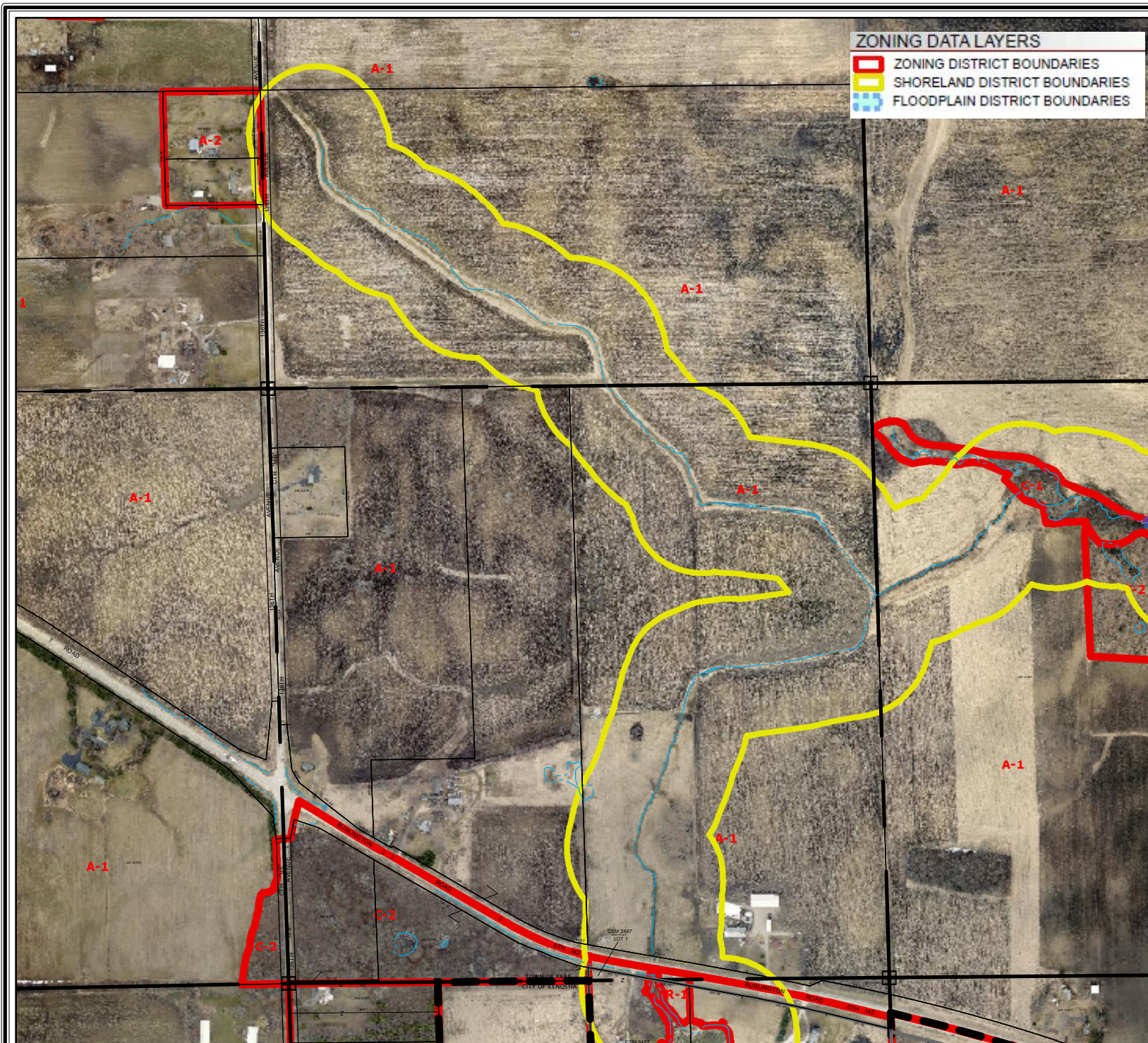
SUBJECT PROPERTIES



1 inch = 600 feet

THIS MAP IS NEITHER A LEGALLY RECORDED MAP NOR A SURVEY AND IS NOT INTENDED TO BE USED AS ONE. THIS DRAWING IS A COMPILATION OF RECORDS, DATA AND INFORMATION LOCATED IN VARIOUS STATE, COUNTY AND MUNICIPAL OFFICES AND OTHER SOURCES AFFECTING THE AREA SHOWN AND IS TO BE USED FOR REFERENCE PURPOSES ONLY. KENOSHA COUNTY IS NOT RESPONSIBLE FOR ANY INNACURACIES HEREIN CONTAINED. IF DISCREPANCIES ARE FOUND, PLEASE CONTACT KENOSHA COUNTY.





Kenosha County



CURRENT ZONING CLASSIFICATIONS



THIS MAP IS NEITHER A LEGALLY RECORDED MAP NOR A SURVEY AND IS NOT INTENDED TO BE USED AS ONE. THIS DRAWING IS A COMPILATION OF RECORDS, DATA AND INFORMATION LOCATED IN VARIOUS STATE, COUNTY AND MUNICIPAL OFFICES AND OTHER SOURCES AFFECTING THE AREA SHOWN AND IS TO BE USED FOR REFERENCE PURPOSES ONLY. KENOSHA COUNTY IS NOT RESPONSIBLE FOR ANY INNACURACIES HEREIN CONTAINED. IF DISCREPANCIES ARE FOUND, PLEASE CONTACT KENOSHA COUNTY.

APPROXIMATE AREA
SHADED GREEN
PROPOSED TO BE
REMOVED FROM
SHORELAND AREA

ZONING DATA LAYERS

- ZONING DISTRICT BOUNDARIES
- SHORELAND DISTRICT BOUNDARIES
- FLOODPLAIN DISTRICT BOUNDARIES

Kenosha County

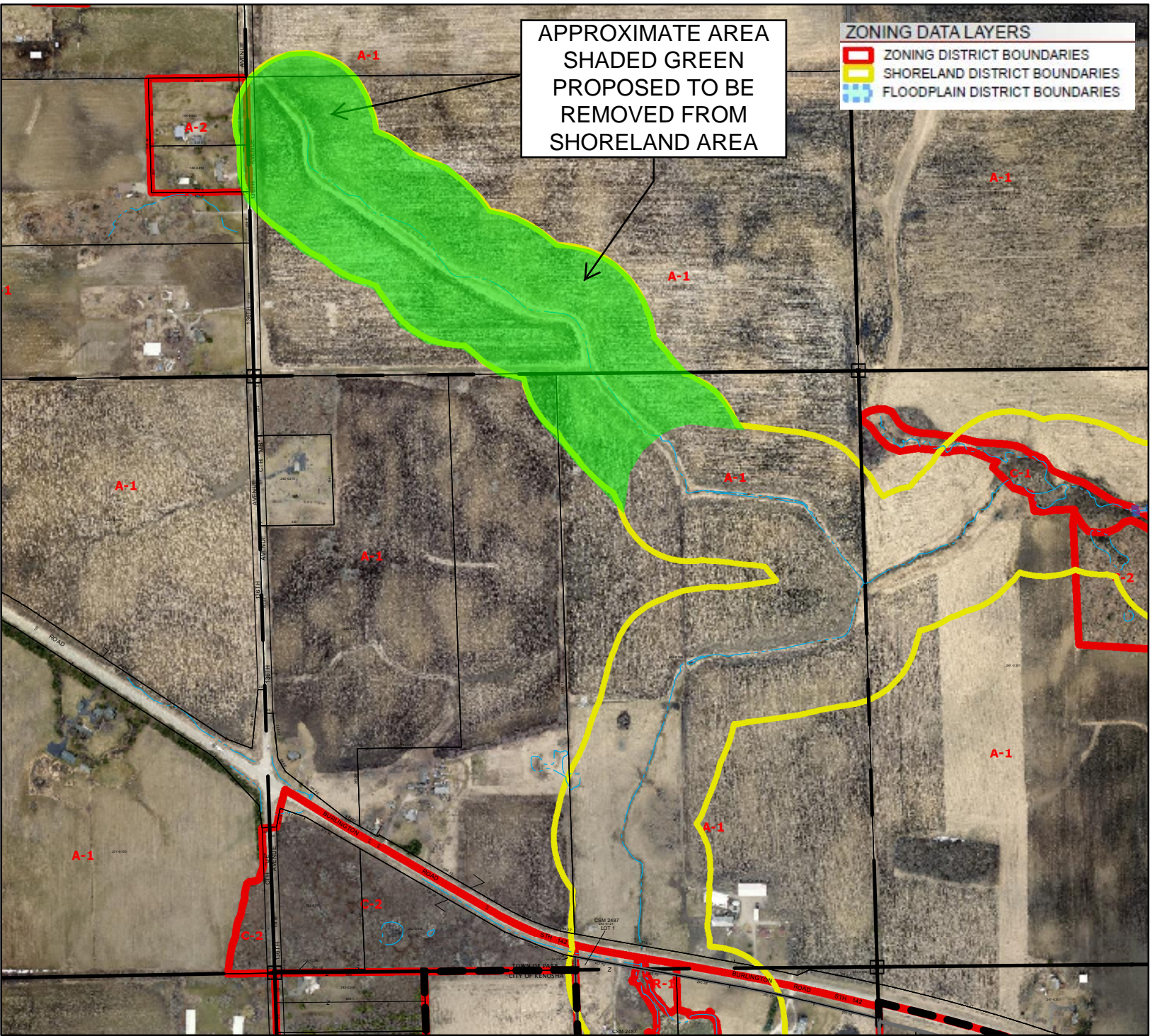


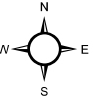
PROPOSED ZONING CLASSIFICATIONS



1 inch = 600 feet

THIS MAP IS NEITHER A LEGALLY RECORDED MAP NOR A SURVEY AND IS NOT INTENDED TO BE USED AS ONE. THIS DRAWING IS A COMPILATION OF RECORDS, DATA AND INFORMATION LOCATED IN VARIOUS STATE, COUNTY AND MUNICIPAL OFFICES AND OTHER SOURCES AFFECTING THE AREA SHOWN AND IS TO BE USED FOR REFERENCE PURPOSES ONLY. KENOSHA COUNTY IS NOT RESPONSIBLE FOR ANY INNACURACIES HEREIN CONTAINED. IF DISCREPANCIES ARE FOUND, PLEASE CONTACT KENOSHA COUNTY.





PROPOSED REVISED
UPSTREAM POINT OF
NAVIGABILITY



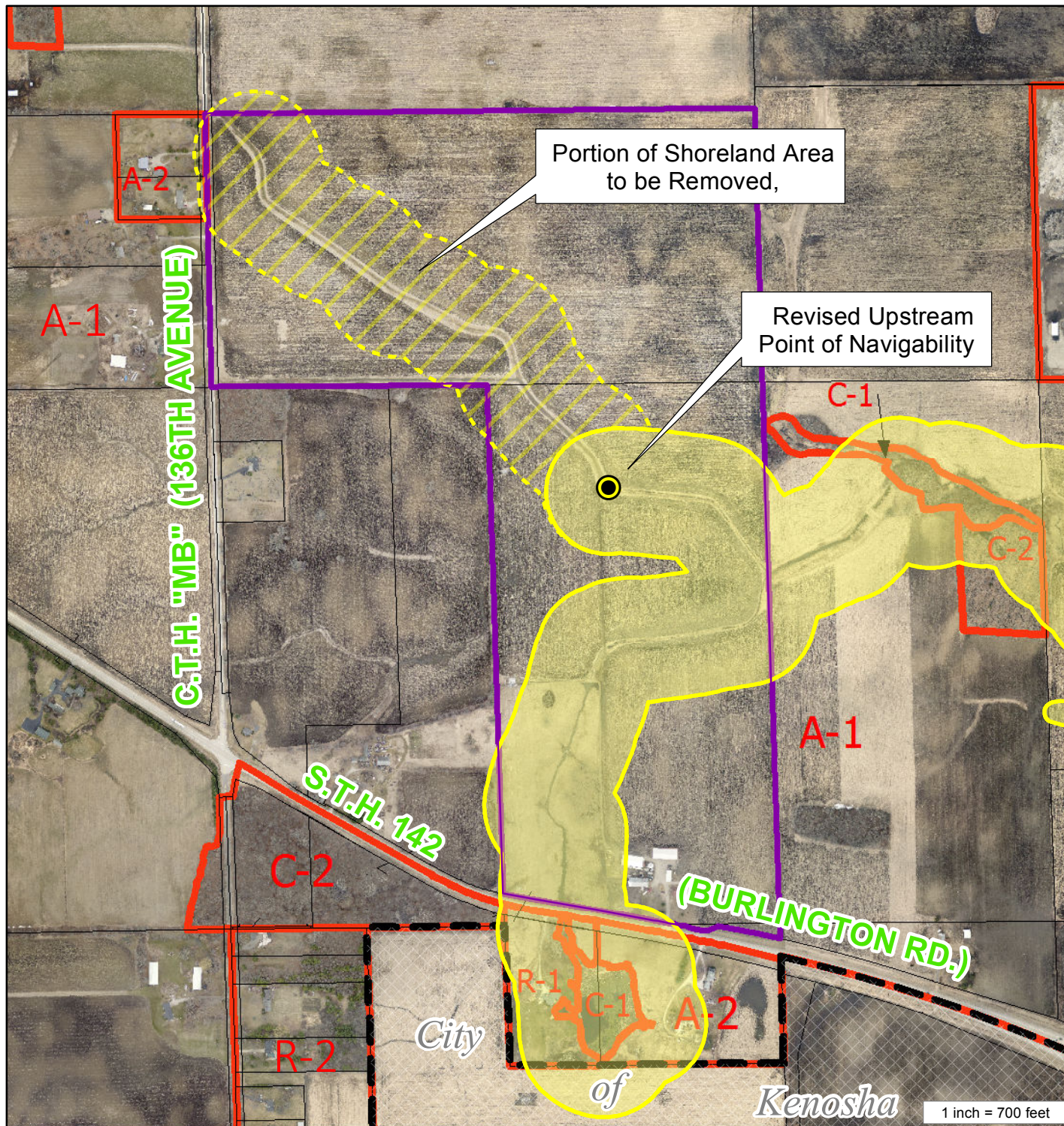
Brighton Creek

THIS MAP IS FOR INFORMATIONAL PURPOSES ONLY. IT IS NOT A LEGAL DOCUMENT. THE MAP IS BASED ON AERIAL PHOTOGRAPHY AND FIELD SURVEY DATA. THE MAP IS NOT A SUBSTITUTE FOR A PROFESSIONAL ENGINEERING OR SURVEYING REPORT. THE MAP IS NOT A SUBSTITUTE FOR A PROFESSIONAL ENGINEERING OR SURVEYING REPORT. THE MAP IS NOT A SUBSTITUTE FOR A PROFESSIONAL ENGINEERING OR SURVEYING REPORT.









AMMENDMENT TO SHORELAND SITE MAP

PETITIONER(S):

Fliess Family Limited Partnership,
Robert F. and Karen L. Fliess (Owner),
Planning, Development & Extension Education
Committee (Sponsor)

LOCATION: SW 1/4 of Section 13,
NW 1/4 of Section 24,
Town of Paris

TAX PARCEL(S): #45-4-221-133-0300
#45-4-221-242-0100

REQUEST:

Requesting an amendment of the shoreland
district boundary

