

ORDINANCE NO. 21- _____

Amendment No. ____ To Richland County Comprehensive Zoning Ordinance No. 5 Relating To A Parcel Belonging To **Denver & Roberta Kauffman** In The Town Of **Orion**.

The Richland County Board of Supervisors does hereby ordain as follows:

1. The County Board, having considered the following factors, hereby finds that the following rezoning is in the best interests of the citizens of Richland County:

- (a) Adequate public facilities to serve the development are present or will be provided.
- (b) Provision of these facilities will not be an unreasonable burden to local government.
- (c) The land to be rezoned is suitable for development and development will not cause unreasonable water or air pollution, soil erosion or adverse effects on rare or irreplaceable natural areas.
- (d) Non-farm development will be directed to non-agricultural soils or less productive soils.
- (e) Non-farm development will be directed to areas where it will cause minimum disruption of established farm operations or damage to environmentally sensitive areas.
- (f) Non-farm development will be encouraged to locate so as to leave a maximum amount of farmland in farmable size parcels.
- (g) Non-farm residential development will be directed to existing platted subdivisions and sanitary districts.

2. Richland County Comprehensive Zoning Ordinance No. 5, which was adopted by the Richland County Board of Supervisors on May 20, 2003, as amended to date, is hereby further amended as follows:

That the official maps designating district boundaries, as adopted by Richland County Ordinance 1985 No. 1 (also known as Amendment No. 1 to the Richland County Comprehensive Zoning Ordinance No. 3), which was adopted on March 19, 1985, are hereby amended as follows:

That the following described **20** acre parcel belonging to **Denver & Roberta Kauffman** and in the Town of **Orion** is hereby rezoned from the General Agricultural and Forestry District (A-F) to the Agricultural Residential (A-R) District:

Being located in part of the Northeast quarter of the Southeast quarter of Section 28 and part of the Northwest quarter of the Southwest quarter of Section 27, Township 9 North, Range 1 East, Town of Orion, Richland County Wisconsin more particularly described as follows:

Commencing at the South quarter corner of said Section 28;

Thence North 00°24'54" East, along the West line of the Southeast quarter, 1328.61 feet to the Southwest corner of the Northwest quarter of the Southeast quarter;

Thence North 89°22'02" East, along the South lines of the Northwest quarter of the Southeast quarter and the Northeast quarter of the Southeast quarter, 1889.59 feet to the point of beginning of the lands hereinafter described;

Thence North 10°50'38" East, 1317.98 feet;

Thence North 89°09'08" East, 672.86 feet to a point on the centerline of Riverview Ridge Drive;

Thence South 17°37'25" West, along said centerline, 38.95 feet to the point of curvature of a 1334.64 foot radius curve concave to the West;

Thence Southerly along said centerline and curve, 74.68 feet with a central angle of 03°12'21" and a chord bearing South 19°13'36" West, 74.67 feet to the point of tangency of said curve;

Thence South 20°49'46" West, along said centerline, 211.52 feet to the point of curvature of a 307.00 foot radius curve concave to the East;

Thence Southerly along said centerline and curve, 394.54 feet with a central angle of 73°37'58" and a chord bearing South 15°59'13" East, 367.94 feet to the point of tangency of said curve;

Thence South 52°48'12" East, along said centerline, 99.46 feet to the point of curvature of a 334.61 foot radius curve concave to the North;

Thence Easterly along said centerline and curve, 197.98 feet with a central angle of 33°54'01" and a chord bearing South 69°45'13"

East, 195.10 feet;
 Thence South 88°17'48" West, 50.02 feet;
 Thence South 83°59'52" West, 124.80 feet;
 Thence North 86°22'22" West, 260.50 feet to a point on the East line of the Southeast quarter of said section 28;
 Thence South 89°36'34" West, 49.50 feet to a point on a line lying 49.50 feet west of and parallel with said East line;
 Thence South 00°22'48" West, along said line, 511.77 feet to a point on the South line of the Northeast quarter of the Southeast quarter;
 Thence South 89°22'02" West, along said South line, 685.82 feet to the point of beginning.

3. This Ordinance shall be effective on **May 18th**, 2021.

Dated: _____
 Passed: _____
 Published: _____

ORDINANCE OFFERED BY THE ZONING AND
 LAND INFORMATION COMMITTEE

		FOR	AGAINST
_____ Marty Brewer, Chair Richland County Board of Supervisors	Marc Couey	X	
	Steve Williamson	X	
ATTEST:	Chad Cosgrove	X	
_____ Derek S. Kalish Richland County Clerk	Linda Gentes	X	
	Ingrid Glasbrenner	X	