

ORDINANCE ADOPTING ZONING CHANGE
Haven Hill Estates Subdivision

WHEREAS, The City of Monroe ["Owner"] is the owner of 7.16 acres of real property located in the City's NW Development area with the following legal description ["Property"];

The Haven Hill Estates Subdivision, being in the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section Twenty-Seven (27), Town Two North (T2N), Range Seven East (R7E) of the Fourth Principal Meridian (4th p.m.), City of Monroe, Green County, Wisconsin, containing 7.16 acres, more or less, and being more fully described as follows:

Commencing at the Southwest corner of said Section Twenty-Seven (27); thence North 01°04'55" East 396.13 feet along the West line of the Southwest Quarter (SW1/4) of said Section Twenty-Seven (27); thence North 90°00'00" East 41.16 feet to the Northwest corner of Lot 1 of Certified Survey Map No. 5372, the Easterly right-of-way of County Trunk Highway "N", and the point of beginning; thence North 04°55'33" West 136.18 feet along the Easterly right-of-way of said County Trunk Highway "N", thence North 06°17'39" East 315.50 feet along the Easterly right-of-way of said County Trunk Highway "N"; thence North 00°51'31" East 200.05 feet along the Easterly right-of-way of said County Trunk Highway "N"; thence North 04°38'12" West 179.87 feet along the Easterly right-of-way of said County Trunk Highway "N"; thence South 89°08'29" East 378.23 feet; thence South 00°51'31" West 505.67 feet; thence North 89°08'29" West 58.81 feet; thence South 00°33'23" West 125.31 feet; thence South 89°26'37" East 82.00 feet; thence South 00°33'23" West 66.00 feet; thence South 89°26'37" East 50.00 feet; thence South 00°33'23" West 130.00 feet to the Northeast corner of said Lot 1 of Certified Survey Map No. 5372; thence North 89°26'37" West 452.05 feet along the North line of said Lot 1 of Certified Survey Map No. 5372 to the Northwest corner thereof and the point of beginning and being subject to any and all easements of record and/or usage.

WHEREAS, the City of Monroe is in discussions with a developer for the construction of four-unit multi-family residential structures on the Property;

WHEREAS, the Property is currently zoned Light Industrial (LI) and the Owner desires to change the zoning of the Property to Multi Family Residential 15 (MR-15) to allow the for the construction of four-unit multi-family residential structures;

WHEREAS, the City of Monroe has amended its Comprehensive Plan on November 20, 2023 to change the compatible zoning for the Property from industrial to "housing and economic development;"

WHEREAS, the Plan Commission held a public hearing on November 7, 2023; and

WHEREAS, the Plan Commission for the City of Monroe has found that the City's comprehensive plan, to be formally amended on November 20, 2023, contains land use recommendation of housing and economic development for the Property and that no conflicts with the goals, objectives and policies of the comprehensive plan have been identified with the rezoning request. Therefore, the Plan Commission has recommended to the City Council in favor of approving such request to rezone the Property subject to Multi Family Residential 15 (MR-15).

WHEREAS, the Common Council finds that the Owner's petition to rezone the Property contains a complete application, is consistent with the City's amended Comprehensive Plan, and that it serves the public interest.

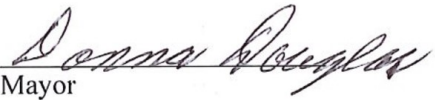
NOW THEREFORE, THE COMMON COUNCIL of the city of Monroe does ordain as follows:

SECTION 1: The zoning for the Property is hereby changed from Light Industrial Zoning District to Multi Family Residential 15 Zoning District.

SECTION 2: All other guidelines, setbacks and uses identified in the Multi Family Residential 15 Zoning District shall be applicable to the Property and shall for all purposes be the zoning regulations enforced.

SECTION 3: This ordinance shall be in full force on the day following its passage and official publication.

Dated the 4th day of December, 2023
Passed the 4th day of December, 2023
Published the 9th day of December, 2023



Mayor



City Clerk