

CITY OF PLYMOUTH, WISCONSIN
Ordinance No. 4 of 2018

**AN ORDINANCE AMENDING THE CITY OF PLYMOUTH, WISCONSIN
COMPREHENSIVE PLAN PLANNED LAND USE MAP BY CHANGING PROPERTY
FROM GENERAL INDUSTRIAL TO SINGLE FAMILY RESIDENTIAL**

WHEREAS, the City of Plymouth has received an application to rezone property located at 824 South Street, in the City of Plymouth, Sheboygan County, Wisconsin, from H-I Heavy Industrial District to R-2 Single Family Residential District and will consider adopting an ordinance amending its zoning map; and

WHEREAS, Wis. Stat. § 66.1001 requires that any amendment to a City zoning ordinance or map be consistent with the City's Comprehensive Plan; and

WHEREAS, the City of Plymouth Comprehensive Plan adopted June 12, 2001 and amended on July 12, 2011, designates the described property as General Industrial, which is inconsistent with the proposed rezoning; and

WHEREAS, the City of Plymouth Plan Commission has recommended the proposed rezoning and has adopted a resolution recommending that the Common Council amend the Comprehensive Plan to re-designate the herein described property as Single Family Residential on the Comprehensive Plan Planned Land Use Maps; and

WHEREAS, a public hearing was held before the Common Council on March 13, 2018, after duly publishing notice of such hearing, pursuant to Wis. Stat. § 66.1001(4); and

WHEREAS, the Common Council has determined that an amendment to the Comprehensive Plan will promote the orderly development of land in the City of Plymouth;

NOW, THEREFORE, the Common Council of the City of Plymouth, Wisconsin, does hereby ordain as follows:

Section 1. Amending Comprehensive Plan. The City of Plymouth Comprehensive Plan Planned Land Use maps are hereby amended to re-designate the property located at 824 South Street, as more specifically described below, from General Industrial to Single Family Residential. Said property is legally described as follows:

PARCEL: 824 South Street
Tax parcel identification number: 59271822183

Legal Description:

A part of the Northeast Quarter (NE ¼) of the Southwest Quarter (SW ¼) of Section 27, Township 15 North, Range 21 East, City of Plymouth, Sheboygan County, Wisconsin containing 54,153 square feet (1.24 acres) of land and being described by:

Commencing at the South Quarter Corner of said Section 27; thence N00°-05'-48"W along the East line of the SW1/4 of said Section 27, a distance of 1315.72 feet to the South line of the North Half (N1/2) of said SW1/4 and being the point of beginning; thence S89°-47'-02"W along said South line 248.77 feet to the East line of the Chicago Milwaukee Railroad; thence Northwesterly 60.73 feet along said East line and the arc of curve to the left, having a radius of 5383.00 feet, and a chord of which bears N26°-45'-47"W 60.73 feet; thence N27°-05'-10"W along said East line 28.53 feet; thence N62°-54'-50"E 100.00 feet; thence N27°-05'-10"W 108.28 feet; thence N89°-47'-08"E 249.00 feet to the West line of the SW1/4 of said Section 27; thence S00°-05'-48"E along said West line 221.56 feet to the point of beginning; being subject to any and all easements and restrictions of record.

Section 2. **Effective Date.** This Ordinance shall take effect the day after publication or posting.

Enacted on March 13, 2018.

CITY OF PLYMOUTH

DONALD O. POHLMAN, Mayor

PATRICIA HUBERTY, Clerk