

## ORDINANCE NO. 826

### AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF FORT ATKINSON

**NOW, THEREFORE,** the City Council of the City of Fort Atkinson, Wisconsin, do ordain as follows:

**Section 1.** Section 15.02.03 of the City of Fort Atkinson Zoning Ordinance, adopting the Map of Standard Zoning Districts, is hereby amended to change the zoning classification of the following described property from **I, Institutional, to SR-5, Single-family Residential District.**

A part of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 34, Township 6 North, Range 14 East, a part of Certified Survey Map (CSM) No. 176 recorded as Document No. 704140, and a part of CSM No. 2743 recorded as Document No. 904125 all located in the Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  and the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 34, Township 6 North, Range 14 East in the City of Fort Atkinson, Jefferson County, Wisconsin, more particularly described as follows:

Beginning at the South  $\frac{1}{4}$  corner of said Section 34 and also being the Southeast corner of CSM No. 176; thence North  $88^{\circ}05'23''$  West along the southerly line of said CSM No. 176 and being along the South line of the Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 34, a distance of 74.34 feet to the North  $\frac{1}{4}$  corner of Section 3, Township 5 North, Range 14 East; thence North  $88^{\circ}17'25''$  West along the said southerly line of CSM No. 176 and being the South line of the Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 34, a distance of 39.66 feet; thence North  $01^{\circ}49'16''$  East, a distance of 120.00 feet; thence South  $88^{\circ}17'25''$  East, a distance of 184.28 feet to a point of curvature; thence northeasterly 127.29 feet along a curve to the left having a radius of 160.00 feet, the chord of said curve bears North  $68^{\circ}55'07''$  East a distance of 123.96 feet; thence North  $46^{\circ}07'38''$  East, a distance of 56.35 feet; thence South  $43^{\circ}52'22''$  East, a distance of 116.00 feet; thence South  $46^{\circ}07'38''$  West, a distance of 179.18 feet to a point on the South line of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 34; thence North  $88^{\circ}05'23''$  West along the said South line of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 34, a distance of 181.69 feet to the Point of Beginning.

Said parcel contains 51,060 Square Feet or 1.172 acres more or less. (said parcels previously part of parcel numbers 226-0614-3434-024, 226-0614-3443-016, and 226-0614-3443-018)

**Section 2.** Section 15.02.03 of the City of Fort Atkinson Zoning Ordinance, adopting the Map of Standard Zoning Districts, is hereby amended to change the zoning classification of the following described property from **I, Institutional, to DR-8, Duplex Residential District.**

A part of Certified Survey Map (CSM) No. 176 recorded as Document No. 704140 and being part of the Southeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  of Section 34, Township 6 North, Range 14 East in the City of Fort Atkinson, Jefferson County, Wisconsin, more particularly described as follows:

**Beginning** at the Southwest corner of said CSM No. 176 and being on the easterly right-of-way of McMillen Street; thence North 07°27'25" West along the westerly line of said CSM No. 176 and the easterly right-of-way of McMillen Street, a distance of 7.14 feet to an angle point in the said westerly line; thence North 00°40'23" West along the said westerly line of CSM No. 176 and the easterly right-of-way of McMillen Street, a distance of 97.41 feet to a point of curvature; thence northeasterly 24.19 feet along a curve to the right having a radius of 15.00 feet, the chord of said curve bears North 45°31'06" East a distance of 21.65 feet; thence South 88°17'25" East, a distance of 84.84 feet; thence South 01°49'16" West, a distance of 120.00 feet to a point on the southerly line of said CSM No. 176 and being on the South line of the said Southeast ¼ of the Southwest ¼ of Section 34; thence North 88°17'25" West along the said southerly line of CSM No. 176 and the South line of the Southeast ¼ of the Southwest ¼ of Section 34, a distance of 94.40 feet to the **Point of Beginning**.

Said parcel contains 11,687 Square Feet or 0.268 acres more or less. (said parcels previously part of parcel numbers 226-0614-3434-024, 226-0614-3443-016, and 226-0614-3443-018)

**Section 3.** All ordinances or parts of ordinances in conflict herewith are hereby repealed.

**Section 4.** This ordinance shall take effect upon passage, posting, or publication as provided by law.

Enacted by the City Council of the City of Fort Atkinson, Jefferson County, Wisconsin, this 6<sup>th</sup> day of June, 2023.

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**Bruce Johnson, President**

ATTEST:

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Michelle Ebbert, City Clerk/Treasurer/Finance Director