

TOWN OF BLUE MOUNDS
NOTICE OF PUBLIC HEARING
Monday, September 14, 2020 7:00 p.m.

Public Hearing for the following Resolution will be held on Monday, September 14, 2020 7:00 p.m. at the Town Hall, 10566 Blue Vista RD, Blue Mounds, WI 53517, during the regular monthly Board Meeting.

A RESOLUTION APPROVING AN EXPANDED USE OF A CERTIFIED SURVEY MAP TO DIVIDE LAND INTO GREATER THAN FOUR PARCELS, PURSUANT TO WIS.STAT.SEC.236.34(1)(ar)(1)

WHEREAS, Z&L Properties, LLC (hereinafter, "Owners"), own property situated within the Town of Blue Mounds that is zoned as Commercial Use in an area generally defined as 25.43 acres, bordered directly East of County Highway JG and directly South of U. S. Highway 18-151; and

WHEREAS, Owners are proposing to create and subdivide parcels by certified survey map (CSM) within the property into parcels greater than the limitation of "not more than four (4)" specified in Sec. 236.34(1)(am), Wis. Stat; and

WHEREAS, provided applicable State Agency approval requirements, and CSM requirements are met, the use of an expanded CSM is allowed under Sec. 236.34(1)(ar)(1) Wis. Stat. for Owner's lots within the property; and

WHEREAS, at its regular meeting held on September 14, 2020, the Town of Blue Mounds Board of Supervisors considered Owner's request of expanded use of a certified survey map to divide land into greater than four parcels, and recommended granting the expanded use, pursuant to Sec.236.34(1)(ar)(2) Wis. Stat; and

WHEREAS, a public hearing on Owner's expanded use of a certified survey map to divide land into greater than four parcels was held in accordance with Sec.236.34(1)(ar)(2), on September 14, 2020 at 7:00 P.M, where the Town of Blue Mounds Board of Supervisors heard all reasons that were offered for and against granting Owner's the expanded use of a certified survey map to divide land in the parcel into greater than four parcels. The Town Board has determined that the public good of the Town will be promoted, and requires that the allowance to do so be made formally and in a matter of public record so that any affected property rights of landowners can be determined.

A map of the land that will be subject to the Resolution is attached, and incorporated by reference.

NOW THEREFORE, BE IT RESOLVED, that the Board of Supervisors of the Town of Blue Mounds concludes that Sec. 236.34(1)(ar)(1) Wis. Stat. does allow for the use of an expanded CSM division for the lots within the Owner's property, and hereby authorizes Owner and expanded use of certified survey map for not more than ten (10) lots allowed by each CSM.

BE IT FURTHER RESOLVED, future land divisions by expanded CSM, as deemed appropriate by Owner for lands currently within the property and subject to Town review and approval as well as any applicable County and State Agency approval requirements, shall be allowed by this Resolution, for up to the (10) total lots.

BE IT FURTHER RESOLVED, a certified survey map prepared under the expanded CSM of this Resolution shall be prepared to meet the requirements of Sec. 236.34(1m) and shall be further subject to submission and review for compliance by the Department of Administration and Department of Transportation, in accordance with Sec. 236.34(1m)(em), (er), Wis. Stat. The CSM shall be recorded by the Dane County Register of Deeds.

These meetings are open to the public. A quorum of Town Board members may be in attendance. The entire Board Meeting agenda will be posted to the Website, www.townofbluemounds.com, by 9/12/20.

Publish on September 3, 2020

Posted at Town Hall and on Website on September 7, 2020

Curt Winter, Deputy Clerk.