

OWNER: Howard Wagner

TOWN: Westfield

PETITION FOR AMENDMENT OF
MARQUETTE COUNTY ZONING ORDINANCE

TO THE MARQUETTE COUNTY ZONING COMMITTEE:

The undersigned hereby petitions the Zoning Committee to amend the Zoning Ordinance of Marquette County (and accompanying Zoning Map) as follows:

To rezone from

a Ag-1 (Prime Ag) District

to

a Ag-2 (General Ag) District,

lands described as follows:

Parcel # 28-955

Part of NE-NE Section 31, T16N R8E, Town of Westfield
containing 30 acres more or less

Dated this 14 day of Nov., 2016

Respectfully submitted:

Howard Wagner

(Name)

N5247 2ND AVE

(Street Address)

JX FORD, WI. 53952

(City, State, Zip)

11-14-2016

To Whom It May Concern :

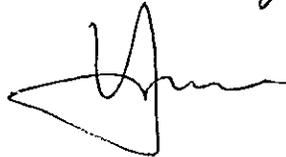
We would like to request rezoning of the property at N5247 2nd Ave, Oxford, WI, town of Westfield.

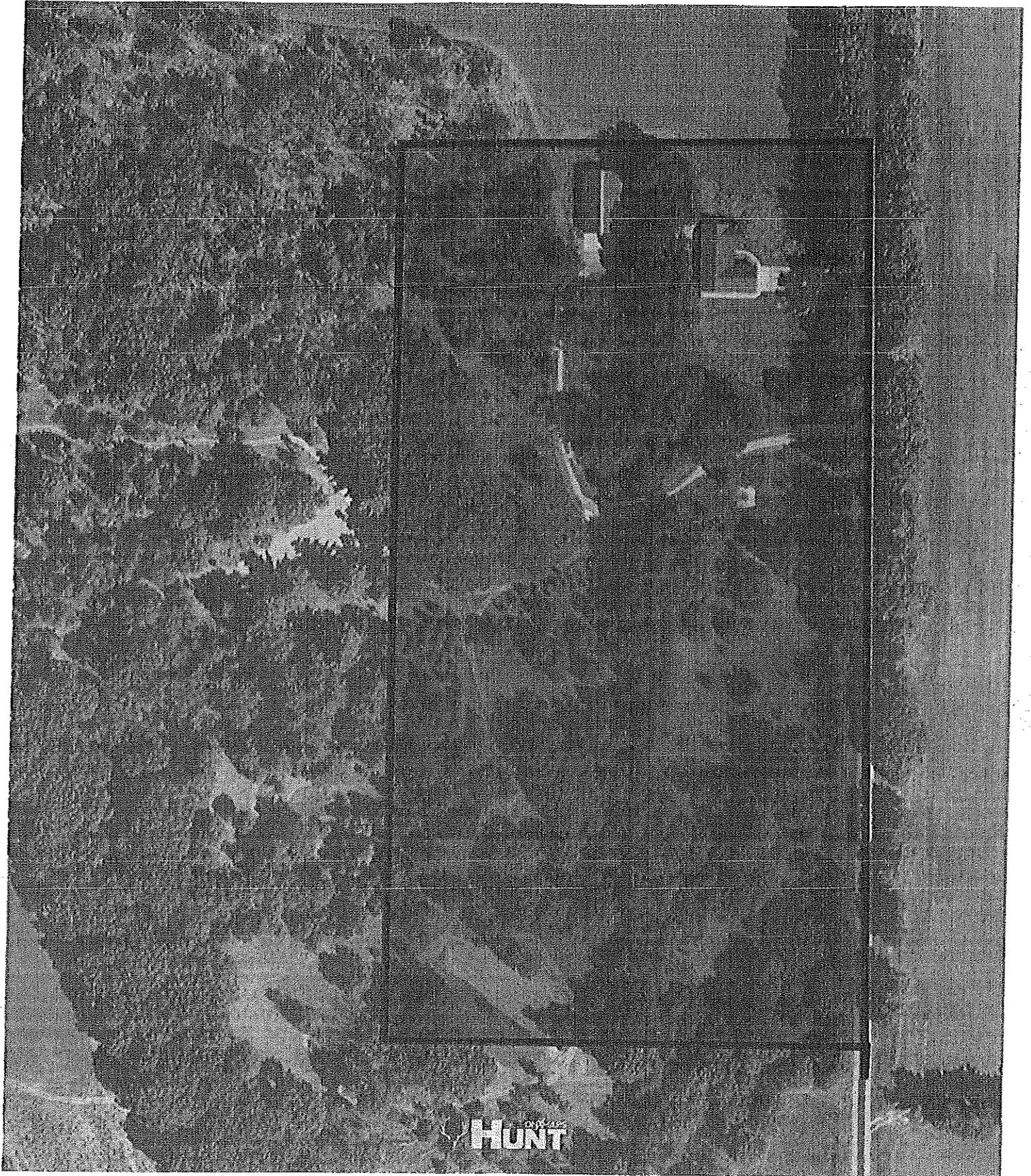
The property which we would like to sell is the home, pole barn and 10 acres. We are no longer able to care for the entire property due to age and health issues.

There is no ag land involved in the sale, and we intend to keep the balance of land which consists of 46 acres as hunting, and ag land to be rented to a local farmer.

Because we are not selling ag land with the home and 10 acres we feel the rezoning is justified.

Respectfully, Howard Wagner





HUNT



MARQUETTE COUNTY

Zoning Department



Administrator—Thomas Onofrey
Secretary--Nora Beskow

P.O. Box 21 Montello, WI 53949
(608) 297-3036

Technician—Dustin Grant
Secretary—Nadine Klapoetke

November 14, 2016

To the Town of Westfield:

Howard Wagner, N5247 2nd Ave, Oxford, WI 53952 has requested a rezoning on the following lands: Part of the NE ¼-NE ¼, Section 31, T16N R8E, Town of Westfield, containing 30 acres more or less be rezoned from an AG-1, Prime Agricultural District to an AG-2, General Agricultural District.

Under Section 59.69 (5)(e)(3), Wisconsin Statutes, “If a Town affected by a proposed amendment disapproves of the proposed amendment, the Town Board of such town may file a certified copy of the resolution adopted by such board disapproving of the petition with the agency prior to, at or within 10 days after the public hearing.”

A resolution of disapproval, properly certified and filed within the time limit specified by statutes, is binding on the Zoning Committee. If such a resolution is filed, the Committee has two options: (1) to recommend disapproval, or (2) to recommend approval with change, that is with modification to the original petition.

Please note that although we encourage Townships to participate in public hearings, and welcome their comments, only a resolution as described above is binding on the County Zoning Committee.

If no such resolution is filed, and no other response is received, the Committee will assume that the Town Board has no objection to the proposed zoning change.

Sincerely,

Thomas Onofrey
Zoning Administrator
Marquette County

Enclosures

November 21, 2016

Regular Meeting Minutes

The regular meeting of the Town of Westfield was held at the Fire Station at 7:02 pm on November 21, 2016 with all members present.

The Budget Hearing first took place, there was lots of discussion on the budget and different line items that were increasing and decreasing. Expenses in the transportation budget line are increasing due to the recent changes for the Marquette County Highway Department. Discussion was had about each of the board members' salaries increasing. The data had been collected and the Town of Westfield was significantly below the average across the Marquette County towns for pay. The board felt it necessary to bring up the wages close to the average. A motion was made by Randy Winkelman to accept the budget as published and second by Harry Porfilio.

A committee was formed to go over and monitor the 2% dues received from the state. The committee will consist of Carol Golisch, Carol Soberra, Jim Johnson, Loretta Tucker, Molly Buchholz and Randy Winkelman. A motion was made by supervisor Jeff Buchholz to adjourn the budget hearing, second by supervisor Tim Slowey.

The meeting was called to order by the chairman Karl Schulz who opened the meeting by reading the agenda a motion was made by supervisor Jeff Buchholz to accept the agenda as read, second by supervisor Tim Slowey.

A motion was made by supervisor Jeff Buchholz to accept the meeting minutes for October 17, 2016 second by supervisor Tim Slowey.

A motion was made by supervisor Tim Slowey to accept the vouchers for the month of November 2016, second by supervisor Jeff Buchholz.

A motion was made by supervisor Tim Slowey that the property currently owned by O'Brien be allowed the 20 acres and house be rezoned AG 2 but the remaining 30 acres be kept at AG 1 property is currently owned by O'Brien. Second by supervisor Jeff Buchholz. Concern of them parceling off the rest of the undeveloped property and having lots for sale.

A motion was made by supervisor Jeff Buchholz that the property currently owned by H. Wagner the 10 Acres and house is rezoned to AG 2 but the rest of the 30 acres be kept in AG 1, second by supervisor Tim Slowey. The board has concern of the 30 acres being plotted to home development in the future.

A motion was made by supervisor Tim Slowey to accept the contract from B&J Tree Service to start December 1, 2016 cleaning up fallen trees in our township, second by supervisor Jeff Buchholz. The contract reads that there will be a \$125 per hour charge with a minimum \$125.

A motion was made by supervisor Tim Slowey to accept the bid from B&J Tree Service to brush from County Road E onto 5th Avenue to the intersection of Eagle Avenue the total bid is \$5,250 second by supervisor Jeff Buchholz.

*Rec'd
NOV 28 2016
Zoning Dept.*

A motion was made by supervisor Jeff Buchholz to accept the bid from Derrick Mike to do the township hall and fire department snow plowing second by supervisor Tim Slowey.

A motion was made by supervisor Jeff Buchholz to issue the Fire Department members W2's those whom are claiming reimbursement for meetings and calls, second by supervisor Tim Slowey.

A motion was made by supervisor Tim Slowey to adjourn the meeting and second by supervisor Jeff Buchholz. Meeting adjourns.

Next meeting date is January 16, 2016.

Molly Buchholz

Township of Westfield Clerk

*Rec'd
NOV 28 2016
Zoning Dept.*

November 17, 2016

Marquette County Board

Montello, WI

RE: PROPOSED AMENDMENT TO THE MARQUETTE COUNTY ZONING ORDINANCE

To Whom It May Concern:

This letter will serve as my FORMAL OBJECTION to the approval of the proposed amendment of:

HOWARD WAGNER, N5247 2ND AVE., OXFORD, WI 53952, who is requesting to rezone from an AG-1, Prime Agricultural District to an AG-2, General Agricultural District, lands described:

PART OF THE NE1/4, SECTION 31, T16N R83, TOWN OF WESTFIELD, CONTAINING 30 ACRES MORE OR LESS

The reason for this objection is to conserve and protect open land uses, foster orderly growth in rural areas, and prevent urban agricultural land use conflict, pursuant to Chapter 18.12.010 purpose.

Thank you.

Surrounding Landowners:

Bruce Schneider *Bruce Schneider*
Mary Schneider *Mary Schneider*
Scott McIlvoy *Scott McIlvoy*
Dale Hamilton *Dale Hamilton*
Steve Schneider *Steve Schneider*
Mike Bowers *Mike Bowers*

Rec'd
NOV 23 2016
Zoning Dept.

NOTICE OF PUBLIC HEARING
ON PROPOSED AMENDMENT TO THE MARQUETTE
COUNTY ZONING ORDINANCE

NOTICE IS HEREBY GIVEN that a **public hearing** will be held in the County Board Room/Sheriff's Training Room in Room 103, Public Safety (77 W Park St) in Montello, Wisconsin, on the **7th day of December 2016 at 4:00 PM o'clock in the afternoon** on the proposed amendment to the Marquette County Zoning Ordinance, which proposed amendment is as follows:

Howard Wagner, N5247 2nd Ave, Oxford, WI 53952 is requesting to rezone from an AG-1, Prime Agricultural District to an AG-2, General Agricultural District, the following described lands:

Part of the NE¼- NE¼, Section 31, T16N R8E, Town of Westfield, containing 30 acres more or less

The petition to amend said ordinance is on file at the Zoning Office of Marquette County, Montello, Wisconsin or on the Zoning Department webpage at <http://www.co.marquette.wi.us/departments/zoning>

Dated this 14th day of November 2016

Class 2 Notice

**** The Town of Westfield Board will review this proposal on Monday, November 21, 2016 at 7:30 PM. If you have any questions regarding this meeting, please contact their Town Clerk, Molly Buchholz at 608-296-1314.

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Howard Wagner, N5247 2nd Ave, Oxford, WI 53952 is requesting to rezone from an AG-1, Prime Agricultural District to an AG-2, General Agricultural District, the following described lands:

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Dated this 14th day of November 2016

Class 2 Notice



MARQUETTE COUNTY Zoning Department



Administrator—Thomas Onofrey
Secretary—Nora Beskow

P.O. Box 21 Montello, WI 53949
(608) 297-3036

Technician—Dustin Grant
Secretary—Nadine Klapoetke

AFFIDAVIT OF MAILING

STATE OF WISCONSIN
COUNTY OF MARQUETTE

RE: HOWARD WAGNER

Thomas Onofrey, being first duly sworn, deposes and says that he is the duly appointed and acting Zoning Administrator for Marquette County, and that in such capacity he sent copies of the notice of public hearing in the above-titled act on to each of those listed below, at the addresses as indicated. Said notice was deposited in the United State Mail at Montello, Wisconsin on the 15th day of November, 2016.

Respectfully submitted,

Thomas Onofrey
Zoning Administrator
Marquette County

Robin & Debby Johnson
N5153 Co Rd A
Westfield, WI 53964

David & Kathryn Gray
N5161 2nd Ave
Oxford, WI 53952

John Stracke Jr
6014 Margery Dr # 104
Racine, WI 53406

Barbara Aaron
2361 E Hill Dr
Fitchburg, WI 53711

Rodney & Rachel Reichhoff
W8740 Evergreen Dr
Oxford, WI 53952

Bruce Schneider
W8704 Evergreen Ave
Oxford, WI 53952

Roland Edwards
Nikki Johnson
N5385 2nd Ave
Oxford, WI 53952

Jacqueline Jordan
N5397 2nd Ave
Oxford, WI 53952

Dan & Jody Cummings
N5521 Co Rd A
Westfield, WI 53964

Mike & Laurie Bowers
N5316 2nd Ave
Oxford, WI 53952

Molly Buchholz
N6980 5th Ave
Westfield, WI 53964

Karl Schulz
W8700 Co Rd E
Oxford, WI 53952

Jeffery Buchholz
N5856 Co Rd J
Westfield, WI 53964

Tim Slowey
N5339 Co Rd A
Westfield, WI 53964

Subscribed and sworn before me this 15th day of

November, 20 16

Nadine S. Klapoetke
Notary Public, State of WI

My Commission Expires 5/17, 2017