

TOWN OF BRADFORD

ORDINANCE NO. #48-2019

AN ORDINANCE TO AMEND CHAPTER 1, THE ZONING ORDINANCE, OF THE CODE OF ORDINANCES AND THE ZONING MAP OF THE TOWN OF BRADFORD.

THE TOWN BOARD OF THE TOWN OF BRADFORD, COUNTY OF ROCK, STATE OF WISCONSIN, DO ORDAIN AS FOLLOWS:

SECTION I. Chapter 1 of the Code of Ordinances, entitled "Zoning", and specifically Section 4.2 of Chapter 1 and the "Official Zoning Map, Town of Bradford, Rock County, Wisconsin, are amended such that the westerly 8.64 acres of parcel 6-3-119.5 located on East Avalon Road and as shown on the attached Map as Lot 1, is rezoned from A-2, General Agricultural District Two, to A-R, Agricultural Residential District.

SECTION II. Chapter 1 of the Code of Ordinances, entitled "Zoning", and specifically Section 4.2 of Chapter 1 and the "Official Zoning Map, Town of Bradford, Rock County, Wisconsin, are amended such that the portion of Parcel Number 6-3-119.5 remaining after the creation of the parcel described in Section I above, is rezoned from A-2, General Agricultural District One, to B-1, Local Commercial District.

SECTION III. The portion of Parcel Number 6-3-119.5 described in Section II above, is combined with parcel 6-3-287 to create an 8.60 acre parcel. This parcel shall remain zoned B-1, Local Commercial District.

SECTION IV. The rezones and lot combinations described in this ordinance are conditioned upon the following:

- A. The recording of a Certified Survey Map with the Rock County Register of Deeds evidencing the creation of Lot 1 as referenced in Section 1 herein and further evidencing the land combination of the remaining portion from Parcel Number 6-3-119.5 with Parcel Number 6-3-287 to create a new combined parcel. Failure to complete this condition within 90 days shall make this ordinance and any re-zoning null and void.
- B. The culvert under the current entrance on to the property described herein from East Avalon Road shall be extended to a 60 foot culvert.
- C. The negotiation and execution of a Road Repair Agreement between the land owner and the Town of Bradford for maintenance of East Avalon Road from the center of the entrance on the driveway to the property herein described extending 100 feet in both directions.

SECTION V. This Ordinance shall take effect upon passage and posting as required by law.

DATE: 7/15/2019

Sharon Douglas
Sharon Douglas, Town Chair
