

ORDINANCE NO. 071023-01

**An Ordinance Amending the Village of Fontana-on-Geneva Lake
Extraterritorial Zoning Ordinance and Accompanying Zoning Map.**

WHEREAS, Shodeen Family Property Co., LLC (“Shodeen”) has petitioned the Village of Fontana-on-Geneva Lake (the “Village”) to amend the Village’s Extraterritorial Zoning Ordinance (and accompanying zoning map) with regard to the property described more specifically in Addendum “A”, attached hereto and incorporated herein by reference as if set forth at length herein (the “Subject Property”); and

WHEREAS, the Plan Commission, after due notice, did conduct a public hearing on the petition and the proposed amendment to the Village’s Extraterritorial Zoning Ordinance (and accompanying zoning map) set forth therein and did thereafter make a recommendation to the Village Board; and

WHEREAS, the Extraterritorial Review Committee, after due notice, did conduct a public hearing on the petition and the proposed amendment to the Village’s Extraterritorial Zoning Ordinance (and accompanying zoning map) set forth therein and did thereafter make a recommendation to the Village Board; and

WHEREAS, The Village Board of the Village of Fontana-on-Geneva Lake, having given due consideration to the recommendation of the Village Plan Commission and the Extraterritorial Review Committee, the petition by Shodeen and such other information made available to the Village Board, makes the determinations set forth herein.

NOW, THEREFORE, the Village Board of the Village of Fontana-on-Geneva Lake, Walworth County, Wisconsin, do ordain as follows:

SECTION I. EXTRATERRITORIAL ZONING ORDINANCE (AND MAP) AMENDMENT.

The Extraterritorial Zoning Ordinance, and accompanying zoning map of the Village of Fontana-on-Geneva Lake Extraterritorial Zoning Area are hereby amended in the following respects:


The Subject Property described in Addendum “A” is hereby assigned permanent zoning in the C-2, ETZ Zoning District pursuant to the Fontana Municipal Code.


SECTION II. EFFECTIVE DATE.

This Ordinance shall be in full force and effect upon and from its passage, approval and publication as required by law.

PASSED AND ADOPTED by the Village Board of the Village of Fontana-on-Geneva Lake, Walworth County, Wisconsin this 10th day of July, 2023.

VILLAGE BOARD OF THE VILLAGE OF
FONTANA-ON-GENEVA LAKE

By: 
Pat Kenny, Village President

Attest: 
Drew Lussow, Village Clerk

Addendum A

March 28, 2023

REZONING EXHIBIT "A" Rezone "A-1" to "C-2"

Survey No. 23.0001

REZONING DESCRIPTION:

An Area of land being a part of the Southwest 1/4 of the Southeast 1/4 of Section 23, Township 1 North, Range 16 East, located in the Town of Walworth, Walworth County, Wisconsin, bound and described as follows:

Commencing at the Southeast corner of said Section; thence South 88°25'36" West on and along the South line of said 1/4 Section, 1655.73 feet to a point on the common Municipal line between the Town of Walworth and the Village of Walworth; thence North 01°27'51" West on and along said Municipal line, 369.00 feet to the Point of beginning of this description;

thence continuing North 01°27'51" West on and along said Municipal line 622.70 feet to a point on the "C-1" Conservancy line as shown on this map; thence on and along said Conservancy line the following course:

South 10°25'34" East, 81.28 feet, thence South 05°36'39" West, 66.96 feet; thence South 39°36'33" East, 24.53 feet; thence South 15°28'19" East, 43.47 feet; thence South 04°05'35" East, 97.95 feet; thence South 15°31'01" East, 55.03 feet to a point on the "C-2" Conservancy line; thence South 06°05'46" East on and along said Conservancy line, 349.05 feet to a point on the "C-1" Conservancy line; thence North 10°15'36" West on and along said Conservancy line, 73.64 feet; thence North 81°05'03" West on and along said conservancy line 65.95 feet to the Place of Beginning of this description.

Shaded Area is an Area to be Rezoned from A-1 to C-2 (23,788 S.F.)



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