


**VILLAGE OF PLEASANT PRAIRIE  
NOTICE OF PUBLIC HEARING**

**NOTICE IS HEREBY GIVEN**, that there will be a **PUBLIC HEARING** before the **VILLAGE PLAN COMMISSION** of the **VILLAGE OF PLEASANT PRAIRIE**, Kenosha County, Wisconsin, at the Village Municipal Building, 9915 39th Avenue on the **17<sup>th</sup> day of October 2022 at 5:00 P.M.** for consideration of the **attached Zoning Text Amendments** to Sections 420-123 J (4) (d) and 420-124 J (4) (d) related to setbacks in the M-1, Limited Manufacturing District and M-2, General Manufacturing District.

If you wish to comment on the request, comments will be received prior to and at the Public Hearing. If you would like more information, please contact Jean M. Werbie-Harris, Community Development Director or Peggy Herrick, Assistant Planner/Assistant Zoning Administrator or Aaron Kramer, Deputy Planner/Deputy Zoning Administrator at (262) 925-6717.

Dated and Posted this 3<sup>rd</sup> day of October 2022.

  
\_\_\_\_\_  
Jane C. Snell  
Village Clerk

M-1 and M-2 setback amendments  
CODE2209-002

**ORDINANCE TO AMEND  
THE VILLAGE ZONING ORDINANCE (CHAPTER 420)  
RELATED TO SETBACKS IN THE M-1, LIMITED MANUFACTURING DISTRICT AND THE M-  
2, GENERAL MANUFACTURING DISTRICT  
IN THE VILLAGE OF PLEASANT PRAIRIE, KENOSHA COUNTY, WISCONSIN**

**THE VILLAGE BOARD OF TRUSTEES OF THE VILLAGE OF PLEASANT PRAIRIE, KENOSHA COUNTY, WISCONSIN, DO HEREBY ORDAIN THAT THE FOLLOWING SECTIONS OF THE VILLAGE ZONING ORDINANCE BE AMENDED AS FOLLOWS:**

**1. Section 420-123 J (4) (d) related to setbacks in the M-1, Limited Manufacturing District is hereby amended to read as follows:**

(d) Setbacks. The following setbacks shall be considered to be minimum setbacks; greater setback may be required by state building codes.

- [1] Street setback: minimum of 65 feet from arterial streets or highways and a minimum of 40 feet from nonarterial streets or private roads for buildings constructed after April 1, 2010, or a minimum of 65 feet from arterial streets or highways and a minimum of 30 feet from nonarterial streets or private roads for buildings constructed before April 1, 2010.
- [2] Shore setback: 50 feet minimum adjacent to Lake Michigan, 35 feet minimum adjacent to all other navigable waterways.
- [3] Wetland setback: 25 feet minimum.
- [4] Side setback: 45 feet minimum for all buildings constructed after April 1, 2010, or 25 feet minimum for all buildings constructed before April 1, 2010.
- [5] Rear setback: 45 feet minimum for all buildings constructed after April 1, 2010, or 25 feet minimum for all buildings constructed before April 1, 2010.
- [6] Separation distances between ~~all~~ principal buildings: 45 feet minimum.
- [7] Separation distances between principal and accessory buildings and between accessory buildings: 10 feet minimum, unless greater setback is required by the Plan Commission for any such use requiring a Conditional Use Permit.

**2. Section 420-124 J (4) (d) related to setbacks in the M-1, Limited Manufacturing District is hereby amended to read as follows:**

(d) Setbacks. The following setbacks shall be considered to be minimum setbacks; greater setback may be required by state building codes.

- [1] Street setback: minimum of 65 feet from arterial streets or highways and a minimum of 40 feet from nonarterial streets or private roads for buildings constructed after April 1, 2010, or a minimum of 65 feet from arterial streets or highways and a minimum of 30 feet from nonarterial streets or private roads for buildings constructed before April 1, 2010.
- [2] Shore setback: 50 feet minimum adjacent to Lake Michigan, 35 feet minimum adjacent to all other navigable waterways.
- [3] Wetland setback: 25 feet minimum.
- [4] Side setback: 45 feet minimum for all buildings constructed after April 1, 2010, or 25 feet minimum for all buildings constructed before April 1, 2010.
- [5] Rear setback: 45 feet minimum for all buildings constructed after April 1, 2010, or 25 feet minimum for all buildings constructed before April 1, 2010.

[6] Separation distances between ~~all~~ principal buildings: 45 feet minimum.

[7] Separation distances between principal and accessory buildings and between accessory buildings: 10 feet minimum, unless greater setback is required by the Plan Commission for any such use requiring a Conditional Use Permit.

**Adopted this \_\_\_\_ day of \_\_\_\_\_ 2022.**

VILLAGE OF PLEASANT PRAIRIE

ATTEST:

\_\_\_\_\_  
John P. Steinbrink  
Village President

\_\_\_\_\_  
Jane C. Snell  
Village Clerk

Posted: \_\_\_\_\_  
\_\_-m-1 and m-2 setback amendments  
CODE2209-002