

CITY OF PRAIRIE DU CHIEN REZONING PETITION

WHAT IS A REZONING?

All land in the City of Prairie du Chien is designated to one of ten zoning districts specified in the Zoning Ordinance. Additionally, there are two floodplain overlay districts. Certain land uses are allowed in each zoning district, and the regulations governing each district vary. The process of changing a parcel's zoning is called a rezoning.

A rezoning application will be evaluated based upon the proposed zone's compatibility with existing zoning districts, surrounding uses, consistency with the City's Comprehensive Plan, and potential impacts of the proposed zoning district.

PETITION PROCESS

Petition Filed With Zoning Administrator

Staff (1) review the petition to ensure it is complete, (2) prepare a staff memorandum, and (3) forward the petition with the staff memorandum to the City Plan Commission.

City Plan Commission Sends Recommendation to City Council

The City Plan Commission reviews the petition and staff memorandum and recommends that the petition be granted as requested, modified, or denied.

Public Hearing Notice

The City Council publicizes that a public hearing on the petition will be held. A Class 2 Notice is required, meaning that the notice must be published twice and in separate weeks with at least ten days between the second notice and the actual public hearing. In addition, all owners of property within 200 feet of the property to be rezoned will be notified of the hearing by direct mail.

City Council Holds Public Hearing

The City Council reviews the petition, the staff memorandum, and the City Plan Commission recommendation and hears any testimony from the petitioner and other interested parties.

City Council Takes Final Action

The City Council approves, amends, or rejects the petition.