



PLANNING AND ZONING DEPARTMENT

1462 STRONGS AVENUE, STEVENS POINT, WI 54481 • PHONE: 715-346-1334

To: Portage County Municipalities

From: Tyler Kunze, Water Resource Specialist

Date: January 29, 2026

RE: Draft Text and Mapping Updates to the Portage County Wellhead Protection Ordinance

On January 20, 2026, the Portage County Board voted to refer the Wellhead Protection Ordinance revisions back to Committee, to the Towns for review, and to conduct a public hearing on the ordinance revisions. There was discussion on the County Board floor about the timeline and process of revising the Portage County Wellhead Protection Ordinance. For context, this memo provides a timeline of County Staff and the various Committees who have worked on the Wellhead Ordinance revisions.

- December 5, 2024
 - The Groundwater Citizen Advisory Committee (GCAC) recommended Wellhead Protection Ordinance revisions to Land and Water Conservation Committee and Planning and Zoning Committee.
- Staff recommended waiting to bring the Wellhead Protection Ordinance revisions to the committees until the City of Stevens Point's new well #12 groundwater flow maps were developed.
- July 28, 2025
 - Staff attended the Portage County Towns Association Meeting and presented the GCAC proposed changes to the Wellhead Protection Ordinance and provided handouts of the GCAC proposed new maps to all in attendance.
- October 1, 2025
 - Staff from the City of Stevens Point sent the City Plan Commission agenda packet to County Staff which included the new Stevens Point well #12 groundwater flow maps.
- October 13, 2025
 - A memo was sent to the Towns in Portage County providing them information on the background and history of the Ordinance, proposed amendments, and the upcoming Public Hearing on October 28, 2025. It was noted that the text amendments and new maps would be included in the agenda packet for the Joint Committee Meeting.
- October 28, 2025
 - A Public Hearing was held during the Joint Land and Water Conservation Committee and Planning and Zoning Committee. No comments were received from municipalities by the Planning and Zoning Department.
 - Both the Planning and Zoning Committee and Land and Water Conservation Committee discussed the following amendments and bringing the amended Ordinance back to a Joint Committee.

- Define Bulk Fertilizer and Bulk Pesticide in the Ordinance.
 - Amend 7.2.5(2) to add “Nurseries for ornamental plants, greenhouses” to permitted uses for District B.
- November 19, 2025
 - Both the Planning and Zoning Committee and Land and Water Conservation Committee approved the amended Wellhead Protection Ordinance and sent it to the December County Board Meeting with the following amendments.
 - Amended 7.2.5(3)(c) to read: “Any commercial, manufacturing and/or industrial use which requires POWTS”
- November 25, 2025
 - At the request of the Planning and Zoning Committee at the November 19, 2025 meeting, a memo, along with approved text amendments and new maps were sent via mail to all municipality clerks notifying them that the Wellhead Protection Ordinance was passed by the Planning and Zoning and Land and Water Conservation Committees with the intention of sending the Ordinance to the December County Board.
- December 11, 2025
 - Due to needed formatting updates to the Wellhead Protection Ordinance, a follow-up email was sent to all municipalities notifying them that the Wellhead Protection Ordinance will not be going to the December County Board and will instead be going back to a Joint Land and Water Conservation Committee and Planning and Zoning Committee meeting on January 13, 2026, with the potential to go to the County Board Meeting on January 20, 2026.
- January 13, 2026
 - Both the Planning and Zoning Committee and Land and Water Conservation Committee approved the amended Wellhead Protection Ordinance and sent it to the January County Board Meeting with the following additional amendments.
 - Amended 7.2.4(2)(f) to add “the animal density does not exceed three animal units per acre and more than 24 animal units per parcel, and”
 - Amended 7.2.4(1) to include “Agricultural Best Management Practices (BMP) minimizing use of pesticides and fertilizers are strongly encouraged.”
- January 20, 2026
 - County Board voted to refer the Wellhead Protection Ordinance revisions back to Committee, to the Towns for review, and to conduct a public hearing on the ordinance revisions.
- January 27, 2026
 - Both the Planning and Zoning Committee and Land and Water Conservation Committee rescinded the amendment to 7.2.4(2)(f) made on January 13, 2026 and directed staff to provide the proposed Ordinance language and maps to the Towns and organize a Public Hearing.

Additional Background / History of the Wellhead Protection Ordinance

In 1986 amendments to the federal Safe Drinking Water Act (SDWA) established a nationwide program to protect groundwater used for public water supplies through establishment of state wellhead protection programs. The goal of wellhead protection is for communities to identify and protect the land area that

contributes water to their wells to prevent contamination of their water supply. Wisconsin's wellhead protection program, approved by the U. S. Environmental Protection Agency (EPA) in 1993, is administered by the Wisconsin Department of Natural Resources (DNR).

Under the requirements of section NR 811.16(6), Wisconsin Administrative Code, all new municipal wells installed after May 1, 1992 must have a DNR approved wellhead protection plan (WHP) prior to placing the well into service. The WHP must include the following components:

1. Delineation – This includes direction of groundwater flow, zone of influence, recharge area, and the wellhead protection area.
2. Risk Assessment – This includes an inventory of potential contamination sources.
3. Wellhead Implementation – This includes a management plan, public education plan, water conservation plan, and contingency plan.

A Wellhead Protection Ordinance can be used as a tool by a City or Village to further the WHP by regulating land uses within its municipal borders. Counties or Towns are also able to establish land use controls outside of municipal boundaries for the same protection purposes. The DNR encourages local municipalities, including Counties, to create local ordinances that will help protect local drinking water resources while also supporting the state's wellhead protection efforts and regulations.

In 1988 the idea for a Wellhead Protection Ordinance was included in the adopted Groundwater Management Plan. In 1993 Portage County, along with the municipalities that are served by municipal wells, felt that county-wide and municipal wellhead protection ordinances afforded the best level of protection to drinking water sources that served Portage County residents. The Portage County Wellhead Protection Ordinance was created with the stated purpose to “institute land use regulations and restrictions to protect the municipal water supplies of the Village of Junction City, Plover, Whiting, and the City of Stevens Point and to promote the public health, safety, and general welfare of the residents of Portage County. This ordinance would help approximately 60% of Portage County's 72,139 residents in addition to benefitting those persons living outside the City and Villages which utilize the services provided by schools, churches, restaurants, and places of employment with municipal water supply. While the stated purpose of the Ordinance is to protect municipal well recharge areas; individual private wells in or near the Groundwater Protection Districts also benefit from the land use protections provided by the Ordinance.

Since the Ordinance was adopted in 1993, it has been revised once in 2021. This revision to the Ordinance included mapping amendments to add existing municipal wells which were not covered by the 1993 version of the Ordinance. These new wells at the time of the revision were the new Junction City well, Well #11 in Stevens Point, and all of Amherst's municipal wells. In 2021, the size of the districts was amended, instead of protecting the entire recharge area of the wells in District C, District C now includes the 20-year time of travel area.

Proposed Amendments to Wellhead Protection Ordinance

As a matter of practice, Portage County periodically reviews the language and specifics identified within each of its ordinances to ensure that they are currently reflecting the needs and desires of the County Board and County residents. The proposed amendments to this ordinance will update mapping to include a new municipal well in Stevens Point that is not currently covered by the existing ordinance and to update existing Groundwater Protection Districts based on best available information as well as requests of the Planning and Zoning Committee and Land and Water Conservation Committee.

Map Amendments

There are two proposed changes to the Wellhead Protection Ordinance maps. The main proposed change is reverting the area District C covers back to the entire recharge area for all the municipal wells rather than the 20-year time of travel. The second proposed change is to include Stevens Point's new well #12 in the mapping. These revisions have been unanimously recommended by the Groundwater Citizen Advisory Committee in December 2024. The proposed maps are attached in this packet. They can also be viewed in the Joint Committee between the Planning and Zoning Committee and Land and Water Conservation Committee Agenda Packet for the February 24, 2025, meeting prior to the meeting date.

Text Amendments

Earlier this year, in 2025, GCAC recommended approval of Wellhead Protection Ordinance revisions to revert certain text amendments back to previous permitted or prohibited uses along with reverting the area of District C to encompass the entire recharge area of the municipal wells. These changes are aimed at better achieving the stated purpose of the Wellhead Protection Ordinance. The proposed text amendments are attached in this packet. They can also be viewed in the Joint Committee between the Planning and Zoning Committee and Land and Water Conservation Committee Agenda Packet for the February 24, 2025, meeting prior to the meeting date.

Public Hearing Information

Please review and comment on the proposed amendments to the Portage County Wellhead Protection Ordinance text and maps. Please provide comments in writing to the Portage County Planning and Zoning Committee by mail to the Planning and Zoning Department at 1462 Strongs Avenue, Stevens Point, WI 54481 or my email to kunzet@co.portage.wi.gov by Friday February 20, 2026. Comments may also be made in person or via remote attendance the evening of the public hearing starting at 5pm on February 24, 2026. Please see the agenda and/or public hearing notice for meeting location details and remote attendance options. Materials and information related to this request will be available for viewing prior to the hearing date online at www.co.portage.wi.gov by clicking on the agenda packet for the Joint Planning and Zoning Committee and Land and Water Conservation Committee meeting in the agenda/Minutes Calendar.

If you have any questions or concerns regarding the text and maps, please contact Tyler Kunze at 715-346-1334 or kunzet@co.portage.wi.gov

To be published on February 10, 2026, and February 17, 2026

**NOTICE OF PUBLIC HEARING
PORTAGE COUNTY WELLHEAD PROTECTION ORDINANCE AMENDMENT**

Notice is hereby given that on Tuesday, February 24, 2026, at 5:00 p.m. in Conference Room 5 of the County Annex, 1462 Strong's Avenue, Stevens Point, the Portage County Planning and Zoning Committee will hold a public hearing at which time and place all interested persons may appear and will be given an opportunity to be heard in support of or in opposition to T-2025-001. The proposal will amend the existing Portage County Wellhead Protection Ordinance text and make modifications to the Groundwater Protection District maps.

Materials and information related to this request will be available for viewing prior to the Hearing date online at www.co.portage.wi.gov by clicking on the agenda packet for the Planning and Zoning Committee meeting in the Agendas/Minutes Calendar. All interested persons are invited to attend said hearing and be heard, and accommodations have been made to do so remotely if you prefer. To attend this meeting by telephone dial 1-872-242-7813, after dialing the number you will then be asked to enter in a meeting number. Use the following meeting number: 595 131 207, then press #. To attend this meeting by video, go to www.co.portage.wi.gov and click on the link in the agenda for the Planning and Zoning Committee meeting in the Agendas/Minutes Calendar. If you are unable to attend the hearing, you may submit written comments on agenda items to the Planning and Zoning Department by mail at 1462 Strong's Avenue, Stevens Point, WI 54481, or by e-mail at (kunzet@co.portage.wi.gov). The deadline for sending comments in writing is 2 business days prior to the meeting. Comments will be delivered to supervisors and posted at least 24 hours prior to the start of the meeting.

Dated this 29th day of January 2026.

Tyler Kunze
Water Resource Specialist

Sec. 7.2. Wellhead Protection Ordinance.

7.2.1 Purpose And Authority.

Purpose. The residents of Portage County, whether served by private wells or municipal supplies, depend exclusively on groundwater for a safe drinking water supply. Certain land use practices and activities can seriously threaten or degrade groundwater quality. The purpose of this Wellhead Protection Ordinance is to institute land use regulations and restrictions to protect the municipal water supplies of the Villages of Amherst, Junction City, Plover and Whiting, and the City of Stevens Point, and to promote the public health, safety and general welfare of the residents of Portage County.

Authority. Statutory authority of the County to enact these regulations was established by the Wisconsin Legislature in 1983, Wisconsin Act 410 (effective May 11, 1984), which specifically added groundwater protection to the statutory authorization for municipal planning and zoning to protect public health, safety and welfare. This section is adopted pursuant to the authorization in Wis. Stats. § 59.69.

7.2.2 Application of Regulations.

The regulations specified in this Wellhead Protection Ordinance shall apply to the unincorporated areas of Portage County that lie within the recharge areas for municipal water supply wells as a Groundwater Protection Overlay District and are in addition to the requirements in the underlying zoning district. If there is a conflict between this section and the Zoning Ordinance, the more restrictive provision shall apply.

The Groundwater Protection Overlay District is divided into three districts; District A, District B, and District C. All district boundaries are intended to end or begin at road centerlines, railways, surface water features, or tax parcel lines. The boundaries of the districts are shown upon maps of Portage County, being designated as the "Groundwater Protection Districts for Municipal Recharge Areas in Portage County" as adopted or amended by the County Board.

7.2.3 Definitions.

For the purpose of this section the definitions contained in section 7.1.6(10) are hereby incorporated by reference.

- (1) *Animal confinement facilities* means locations of confinement of livestock at a density exceeding three animal units per acre and more than ~~100~~ 500 animal units in total.
- (2) *Animal units* means a unit of measure used to determine the total number of single animal types or combination of animal types, as specified in Wis. Admin. Code NR § 243.11, that are at an animal feeding operation.
- (3) *Aquifer* means a saturated, permeable geologic formation that contains and will yield significant quantities of water.
- (4) *Cone of depression* means the area around a municipal well, in which the water level has been lowered at least one tenth of a foot by pumping the well.
- (5) *Bulk Fertilizer* means fertilizer in a container larger than 55 gallons (208 liters), or dry fertilizer in undivided quantities greater than 100 pounds (45 kilograms) as specified in Wis. Admin. Code § ATPC 33.01(7).

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- (6) *Bulk Pesticide* means liquid pesticide in a container larger than 55 gallons (208 liters), or dry pesticide in undivided quantities greater than 100 pounds (45 kilograms) as specified in Wis. Admin. Code § ATPC 33.01(8).
- (75) *Farm plan* means a written document which details the conduct and management of agricultural activities on a farm utilizing best management practices and applicable Federal, State, and local standards based on the potential contamination of groundwater. A farm plan must be approved by the Land and Water Conservation section of the Planning and Zoning Department.
- (86) *Hazardous substances* ~~chemicals are those means chemicals~~ identified as hazardous by CFR 40 Part 302.
- (97) *POWTS* means private On-Site Wastewater Treatment System or POWTS which has the meaning given under Wis. Stats. § 145.01(12).
- (108) *Recharge area* means area in which water reaches the zone of saturation by surface infiltration and encompasses all areas or features that supply groundwater recharge to a well.
- (119) *Ten-year time of travel (TOT)* means the Ten-Year TOT is the recharge area upgradient of the cone of depression, the outer boundary of which it is determined or estimated that groundwater will take ten years to reach a pumping well.
- (120) *Toxic* means when ingested or absorbed, is harmful or fatal to living organisms.
- ~~(11) *Twenty year time of travel (TOT)* means the Twenty Year TOT is the recharge area upgradient of the cone of depression, the outer boundary of which his determined or estimated that groundwater will take 20 years to reach a pumping well.~~
- (13) *Unconfined manure pile* means as defined in Wis. Admin. Code § NR 151.015(22), a quantity of manure that is at least 175 cubic feet in volume and which covers the ground surface to a depth of at least 2 inches and is not confined within a manure storage facility, livestock housing facility or barnyard runoff control facility or covered or contained in a manner that prevents storm water access and direct runoff to surface water or leaching of pollutants to groundwater.
- (142) *Wellfield* means a piece of land used primarily for the purpose of locating wells to supply a municipal water system.

7.2.4 Groundwater Protection Overlay District A.

- (1) *Intent*. District A of the groundwater protection overlay district is the area of land within the cone of depression as shown on the groundwater protection overlay district maps. These lands are subject to the most stringent land use and development restrictions because of close proximity to the wells and therefore greatest threat of contamination. **Agricultural Best Management Practices (BMP) minimizing use of pesticides and fertilizers are strongly encouraged.**
- (2) *Permitted Uses*. The following uses are permitted uses within Groundwater Protection Overlay District A, provided that such uses are subject to minimum separation distances of Wis. Admin. Code ch. NR 811.12(5)(d). Uses not listed here or in section 7.2.4(3) are considered prohibited uses unless a determination of similarity to a permitted or special exception use (based on potential for groundwater contamination) is made by the Zoning Administrator.
- (a) Parks and playgrounds, provided there are no POWTS dispersal components or fuel storage tank facilities.
 - (b) Wildlife areas, natural and woodland areas.
 - (c) Nonmotorized trails, such as biking, skiing, nature and fitness trails.

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- (d) Sewered residential developments subject to conditions in Section 7.2.5(3).
 - (e) Unsewered (single family) residential development only on existing lots of record on the effective date of this section and subject to the conditions in section 7.2.5(3).
 - (f) Agricultural activities, except those listed as prohibited, **provided there are no unconfined manure piles, and the farm complies with nutrient and waste management standards Natural Resource Conservation Service (NRCS) Code 590.** ~~subject to conditions in section 7.2.5(3).~~
 - (g) Above ground liquid propane tanks, 1,000 gallons or less, accessory to a permitted or special exception use.
- (3) *Special Exceptions.* The following uses may be allowed as special exceptions within Groundwater Protection Overlay District A, provided that such uses are subject to minimum separation distances of Wis. Admin. Code ~~ch. S~~ **NR 811.12(5)(d).**
- (a) Commercial uses served by municipal sanitary sewer except those listed as prohibited in section 7.2.4(4) and subject to conditions in section 7.2.5(3).
- (4) *Prohibited Uses.* The following uses are prohibited uses within the Groundwater Protection Overlay District A. These uses are prohibited based on the high probability that the activities routinely associated with these uses (storage, use, and handling of potential pollutants) will cause groundwater contamination.
- (a) Above or below ground hydrocarbon, petroleum, or hazardous **substances** ~~chemicals~~ bulk storage tanks.
 - (b) Animal confinement facilities.
 - (c) Any manufacturing or industrial use;
 - (d) Any commercial use where hazardous **substances** ~~chemicals~~ are an integral part of such use including but not limited to:
 - 1. Bulk fertilizer and/or pesticide facilities;
 - 2. Dry cleaning businesses;
 - 3. Electroplating facilities;
 - 4. Exterminating businesses;
 - 5. Gas stations;
 - 6. Paint and coating manufacturing;
 - 7. Printing and duplicating businesses;
 - 8. Radioactive or toxic materials storage and waste facilities;
 - (e) Asphalt and concrete products manufacturing.
 - (f) Automobile, truck, agricultural implement and equipment, municipal, small engine and other vehicle repair of a commercial nature.
 - (g) Bus or truck terminals.
 - (h) Cemeteries.
 - (i) Junk yards or auto salvage yards.
 - (j) Landfills or waste disposal facilities.
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- (k) Nonmetallic mining.
 - (l) Manure and animal waste storage facilities.
 - (m) Recycling facilities.
 - (n) Salt or deicing material storage.
 - (o) Septage and/or sewage sludge spreading.
 - (p) Slaughterhouses.
 - (q) Spray wastewater facilities.
 - (r) Wastewater treatment or disposal facilities that are commercial, industrial, or municipal.

7.2.5 Groundwater Protection Overlay District B.

- (1) *Intent.* District B of the groundwater protection overlay district is the area of land which contributes water to the municipal well starting at the line which delineates the cone of depression and ends at the line delineating the ten year time of travel. Land use regulations within Groundwater Protection Overlay District B are less restrictive than in Overlay District A because of longer flow times and a greater potential for remediation, dilution and attenuation. Agricultural Best Management Practices (BMP) minimizing use of pesticides and fertilizers are strongly encouraged.
- (2) *Permitted Uses.* The following uses are permitted within Groundwater Protection Overlay District B, provided that such uses are subject to minimum separation distances of Wis. Admin. Code ~~§ 44~~ NR 811.12(5)(d). Uses not listed here or in section 7.2.5(4) are considered prohibited uses unless a determination of similarity to a permitted or special exception use (based on potential for groundwater contamination) is made by the Zoning Administrator.
 - (a) All uses listed as permitted uses in Groundwater Protection Overlay District A.
 - (b) Commercial, manufacturing and/or industrial uses served by municipal sanitary sewer, except those listed as prohibited uses.
 - (c) Unsewered (one and two family single family) residential uses, subject to the conditions in section 7.2.5(3).
 - (d) Nurseries for ornamental plants, greenhouses
- (3) *Design And Performance Standards.* The following standards and requirements shall apply to all uses permitted within Groundwater Protection Overlay District B.
 - (a) Minimum lot size for unsewered uses shall be two acres. Lot sizes less than two acres may be allowed for any one of the following:
 - 1. Existing lots of record on the effective date of this section;
 - 2. ~~Developments which will be served by municipal sewer within five years of the approval of the development;~~
 - 23. Developments utilizing the "Open Space Design Option" of the "Portage County Subdivision Ordinance";

Only lots zoned Single Family Residence, One and Two Family Residence, and Waterfront Residence Districts as listed in section 7.1 Portage County Ordinances can be smaller than two acres. The number of units allowed shall be based on a net density calculation using a

conventional subdivision design as a two acre subdivision but provided that an overall density of one unit per two acres is not exceeded.

- (b) Nitrogen applications on manicured lawn or grass may not exceed rates described in UW Extension publication A2303.
 - (c) Natural vegetative covers, not requiring the use of pesticides or fertilizers after initial establishment are encouraged as an alternative to manicured lawn or grass.
 - (d) All petroleum product storage tanks shall provide leak proof containment not less than 125 percent of the tank volume, except basement heating fuel storage tanks.
 - (e) All storm drainage from commercial and industrial sites shall be retained on site or discharged to a municipally operated storm drain. If retained on site, storm water shall be discharged to settling ponds where it will percolate through at least six inches of topsoil with vegetation. Use of drywells or other subsurface drains for storm water drainage is prohibited.
 - (f) Pesticide and fertilizer storage is permitted at the location of retail sales of these products, provided that the products are delivered in retail quantity containers and no repackaging and/or mixing is done on site.
 - (g) Pesticide and fertilizer storage is permitted for on farm use by the owner or farm operator.
 - (h) Bulk liquid pesticide/fertilizer storage containers exceeding 55 gallons are permitted providing the containers are located within a leakproof containment area not less than 125 percent of the volume of the largest container. ICC approved transport containers do not require containment.
 - (i) Salt storage must conform to standards in Wis. Admin. Code ch. Trans. 277.
 - (j) Fertilizer and animal waste shall not be applied at rates which exceed the nutrient requirements of the crops grown on the applicant site as listed in the University of Wisconsin Extension publication A2809, Nutrient Application Guidelines for field, vegetable, and fruit crops in Wisconsin.
 - (k) Conduct and management of agricultural activities shall be subject to a farm plan (based on the potential for groundwater contamination) utilizing best management practices and applicable federal, state, and local standards to be approved by the land and water conservation section.
- (4) *Special Exceptions.* The following uses may be allowed as special exceptions within Groundwater Protection Overlay District B, provided that such uses are subject to minimum separation distances of Wis. Admin. Code ~~ch. §~~ NR 811.12(5)(d).
- (a) ~~Pesticide and fertilizer~~ storage and use associated with retail sales outlets;
 - (b) Cemeteries;
 - (c) Salt and deicing storage, including sand/salt combinations;
 - (d) Recycling facilities;
 - (e) ~~Animal confinement facilities which comply with nutrient and waste management standards of Natural Resource Conservation Service (NRCS) Code 590;~~
 - ~~(e) Bus or truck terminals;~~
 - (f) Commercial uses which do not require municipal sanitary sewer or POWTS including, but not limited to, mini-warehousing;
 - ~~(g) Gas Stations.~~

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- (5) *Prohibited Uses.* The following uses are prohibited within Groundwater Protection Overlay District B except as provided in sections 7.2.5(3) or 7.2.5(4). These uses are prohibited based on the high probability that activities routinely associated with these uses (storage, use, and handling of potential pollutants) will cause groundwater contamination.
- (a) Below ground hydrocarbon, petroleum, or hazardous ~~substances chemicals~~ bulk storage tank;
 - (b) Animal confinement facilities ~~which do not comply with nutrient and waste management standards of Natural Resource Conservation Service (NRCS) Code 590;~~
 - (c) Any ~~unsewered~~ commercial, manufacturing and/or industrial use ~~which requires POWTS;~~
 - (d) Any commercial, manufacturing, or industrial use where hazardous ~~substances chemicals~~ are an integral part of such use including but not limited to:
 - 1. Bulk fertilizer and/or pesticide facilities;
 - 2. Dry cleaning businesses;
 - 3. Electroplating facilities;
 - 4. Exterminating businesses;
 - 5. **Gas Stations**
 - ~~65.~~ Paint and coating manufacturing;
 - ~~76.~~ Printing and duplicating businesses;
 - ~~87.~~ Radioactive or toxic materials storage and waste facilities;
 - (e) Asphalt and concrete products manufacturing;
 - (f) Automobile, truck, agricultural implement and equipment, municipal, small engine, and other vehicle repair of a commercial nature;
 - (g) **Bus and truck terminals**
 - ~~(h)~~ Junk yards or auto salvage yards;
 - ~~(i)~~ Landfills or waste disposal facilities;
 - ~~(j)~~ Nonmetallic mining;
 - ~~(k)~~ Septage and/or Sewage sludge spreading;
 - ~~(l)~~ Slaughterhouses;
 - ~~(m)~~ Spray wastewater facilities;
 - ~~(n)~~ Wastewater treatment or disposal facilities that are commercial, industrial, or municipal.

7.2.6 Groundwater Protection Overlay District C.

- (1) *Intent.* District C of the groundwater protection overlay district is the area of land which contributes water to the municipal well starting at the line which delineates the ten-year time of travel and ends at the line delineating the ~~20-year time of travel~~ **entire recharge area of the well**. Management measures in this District are the least restrictive of the recharge districts. Agricultural Best Management Practices (BMP) minimizing use of pesticides and fertilizers are strongly encouraged.
 - (2) *Permitted Uses.* The following uses are permitted within Groundwater Protection Overlay District C, provided that such uses are subject to minimum separation distances of Wis. Admin. Code ~~§ ch.~~ **NR**
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8.11.12(5)(d). Uses not listed here or in section 7.2.6(3) are considered prohibited uses unless a determination of similarity to a permitted or special exception use (based on potential for groundwater contamination) is made by the Zoning Administrator.

- (a) All uses permitted in Groundwater Protection Overlay Districts A and B.
 - (b) Salt and deicing storage, including sand salt combinations.
 - (c) Aboveground hydrocarbon and petroleum product storage tanks accessory to a permitted use or special exception use.
 - (d) Unsewered residential uses, subject to the conditions in section 7.2.5(3).
- (3) *Special Exceptions.* The following uses may be allowed as special exceptions within Groundwater Protection Overlay District C, provided that such uses are subject to minimum separation distances of Wis. Admin. Code ~~§ ch.~~ NR 811.12(5)(d).
- (a) Below ground hydrocarbon, petroleum, or hazardous substances chemicals bulk storage tank;
 - (b) Animal confinement facilities which comply with nutrient and waste management standards of Natural Resource Conservation Service (NRCS) Code 590;
 - (c) Any unsewered commercial, manufacturing and/or industrial use;
 - (d) Any commercial, manufacturing, or industrial use where hazardous substances chemicals are an integral part of such use including but not limited to:
 - 1. Bulk fertilizer and/or pesticide facilities;
 - 2. Dry cleaning businesses;
 - 3. Electroplating facilities;
 - 4. Exterminating businesses;
 - 5. Gas stations;
 - 6. Paint and coating manufacturing;
 - 7. Printing and duplicating businesses.
 - (e) Asphalt and concrete products manufacturing;
 - (f) Automobile, truck, agricultural implement and equipment, municipal, small engine and other vehicle repair of a commercial nature;
 - (g) Bus or truck terminals;
 - (h) Cemeteries;
 - (i) Junk yards or auto salvage yards;
 - (j) Landfills or waste disposal facilities;
 - (k) Nonmetallic mining;
 - (l) Recycling facilities;
 - (m) Septage and/or sewage sludge spreading;
 - (n) Slaughterhouses;
 - (o) Spray wastewater facilities;

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- (p) Wastewater treatment or disposal facilities that are commercial, industrial, or municipal.
- (4) *Design And Performance Standards.* The following standards and requirements shall apply to all uses permitted within Groundwater Protection Overlay District C.
- (a) Pesticide and fertilizer storage is permitted at the location of retail sales of these products, provided that the products are delivered in retail quantity containers and no repackaging and/or mixing is done on site.
 - (b) Bulk liquid pesticide/fertilizer storage containers exceeding 55 gallons are permitted providing the containers are located within a leak proof containment area not less than 125 percent of the volume of the largest container. ICC approved transport containers do not require containment.
 - (c) All storm drainage from commercial and industrial sites shall be retained on site or discharged to a municipally operated storm drain. If retained on site, storm water shall be discharged to settling ponds where it will percolate through at least six inches of topsoil with vegetation. Use of drywells or other subsurface drains for stormwater drainage is prohibited.
 - (d) Hazardous/toxic materials storage and use. Site plan review required, including description of all materials, operational practices to prevent groundwater contamination, contingency plan for accidental discharges, and a proposed disposal plan for anticipated wastes.
 - (e) Salt storage must conform to standards in Wis. Admin. Code ch. Trans. 277.
 - (f) Minimum lot size for unsewered lots shall be two acres, except as provided in section 7.2.5(3)(a).
 - (g) Fertilizer, animal waste, septage, and sewage sludge shall not be applied at rates which exceed the nutrient requirements of the crops grown on the application site as listed in the University of Wisconsin Extension publication A2809, Nutrient Application Guidelines for Field, Vegetable, and Fruit Crops in Wisconsin.
 - (h) Pesticide and fertilizer storage is permitted for on-farm use by the owner or operator.
 - (i) Conduct and management of agricultural activities shall be subject to a farm plan (based on the potential for groundwater contamination) utilizing best management practices and applicable federal, state, and local standards to be approved by the land and water conservation section.
- (5) *Prohibited Uses.* The following uses are prohibited in this district:
- (a) Hazardous/toxic waste facilities;
 - (b) Radioactive waste facilities.

7.2.7 Administration.

- (1) *Determinations.* The boundaries of the Groundwater Protection Overlay Districts shall be as shown on the maps titled Groundwater Protection Districts for Municipal Recharge Areas in Portage County, as adopted or amended by the County Board. Boundary determinations for specific properties shall be made by the Zoning Administrator.
- (2) *Variances, Special Exceptions and Administrative Appeals.* Variances, special exceptions and administrative appeals shall be made to the Board of Adjustment as provided in section 7.1.6(5) Portage County Ordinance.
- (3) *Changes And Amendments.* The Board of Supervisors of Portage County may from time to time amend, supplement or change by Ordinance the boundaries of Districts or regulations herein as provided in section 7.1.6(7) Portage County Ordinance.

(4) *Nonconforming Uses And Structures.*

Structures or uses of premises, which existed lawfully at the time of enactment of this section, shall be regulated as provided in section 7.1.6(1)(a)6.


Any use listed as a prohibited use within a Groundwater Protection Overlay District on the effective date of this Ordinance will be allowed to upgrade the facilities to facilitate or enhance groundwater protection. Plans for the proposed upgrade must be approved, and the appropriate permit issued by the Planning and Zoning Department, prior to any work being initiated.

(5) *Enforcement And Penalties.* The provisions of this section shall be enforced as provided in section 7.1.6(8) Portage County Ordinance.

(6) *Severability.* If any portion of this section is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this section shall not be affected thereby.

Groundwater Protection Districts

For Municipal Recharge Areas in
Stevens Point, Whiting, and Plover



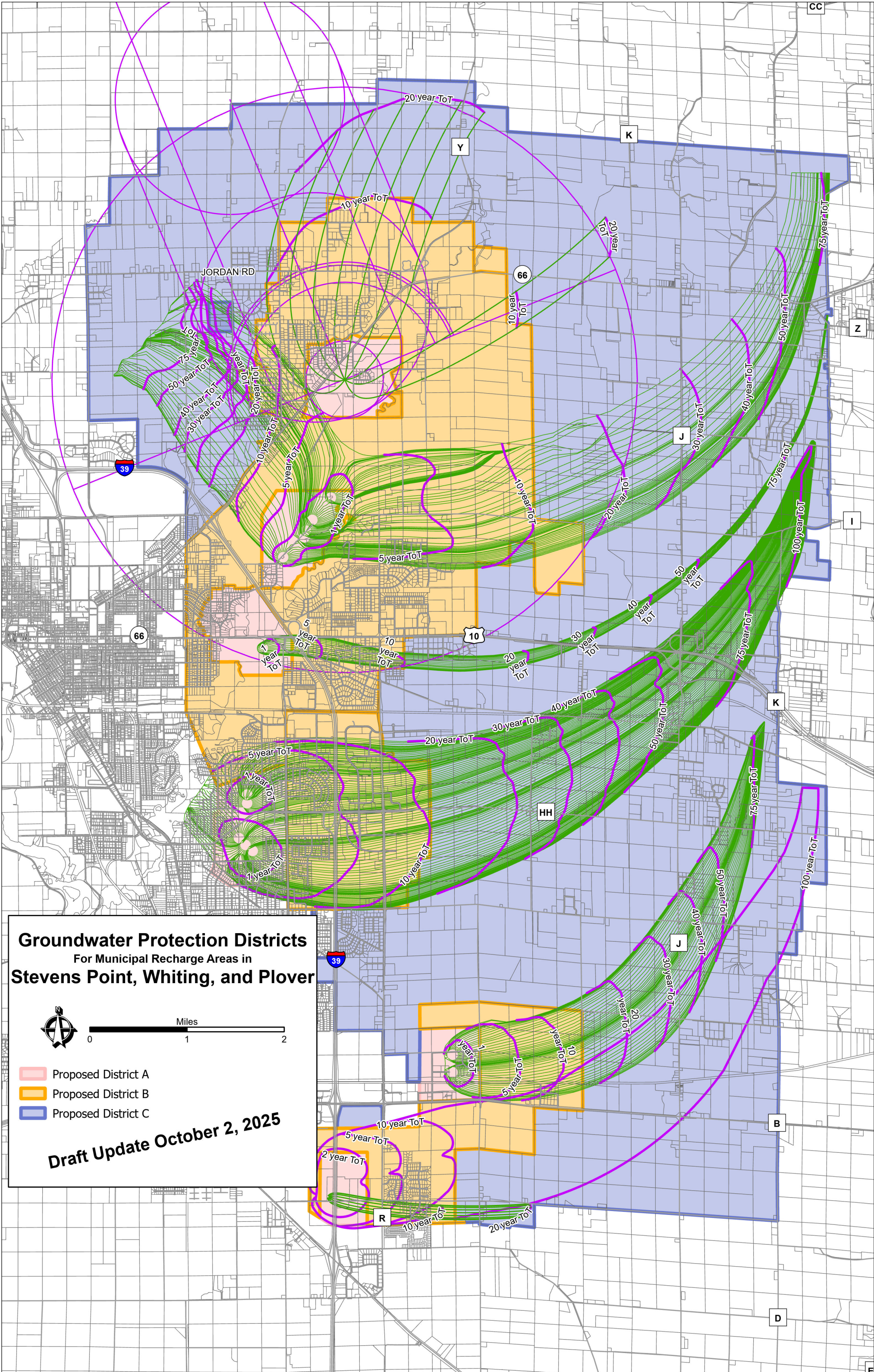
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Proposed District A

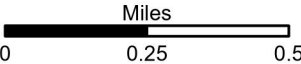
Proposed District B

Proposed District C

Draft Update October 2, 2025

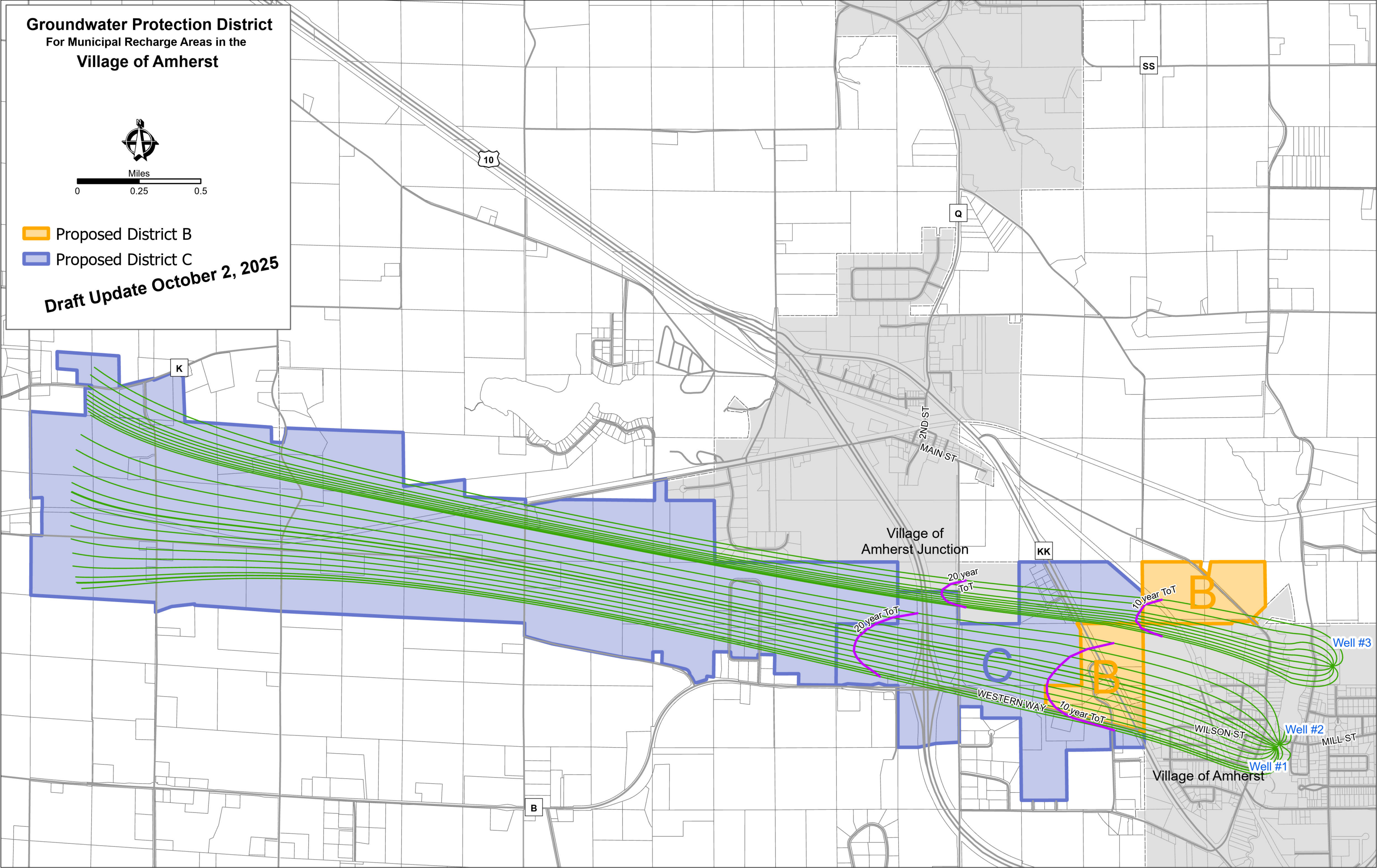


Groundwater Protection District
For Municipal Recharge Areas in the
Village of Amherst

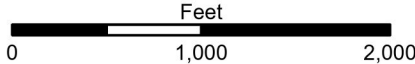


- Proposed District B
- Proposed District C

Draft Update October 2, 2025



Groundwater Protection District
For Municipal Recharge Areas in the
Village of Junction City



- Proposed District A
- Proposed District B
- Proposed District C

Draft Update October 2, 2025
(no change)

