

ORDINANCE NO. 10.2025

ORDINANCE TO AMEND THE ZONING CODE OF THE TOWN OF POLK, WASHINGTON COUNTY, WISCONSIN

WHEREAS, the Town Board for the Town of Polk adopted a comprehensive zoning code for the Town of Polk on June 11, 2024, by Ordinance No. 02.2024, and has amended said zoning code from time to time;

WHEREAS, that zoning code is titled "The Town of Polk Zoning Ordinance;"

WHEREAS, following proper notice, the Town of Polk Plan Commission conducted a public hearing on October 7, 2025, to consider the proposed amendments, accepted public comment, and recommended approval of the amendment on the same date;

WHEREAS, the Town Board considered the Plan Commission's recommendation at their meeting on October 14, 2025; and

WHEREAS, the Town Board of the Town of Polk, having reviewed the recommendations of the Plan Commission and having given the matter due consideration, finds that all procedural and notice requirements have been satisfied, and further finds that the amendment promotes the public health, safety, and welfare, preserves and enhances property values, and supports the orderly and desirable use of land within the Town;

WHEREAS, the Town Board and Plan Commission have identified the need to clarify, modernize, and harmonize the Town's regulations governing accessory buildings, which historically contained inconsistent standards between zoning districts, leading to administrative complexity and occasional inequities among similar properties; and

WHEREAS, the proposed amendments, set forth in Exhibit A – Redline Draft Ordinance, introduce several substantive improvements to simplify administration, improve consistency, and align regulatory outcomes with community expectations; and

NOW, THEREFORE, The Town Board of the Town of Polk, Washington County, does hereby ordain as follows:

Section 1. The Town of Polk Zoning Ordinance, adopted June 11, 2024, and subsequently amended, is hereby further amended as set forth in Exhibit A – Redline Draft Ordinance, which is incorporated herein by reference.

Exhibit A includes revisions to various provisions within Chapter 336 relating to accessory buildings and structures, including the repeal, recreation, and amendment of multiple sections as shown in the attached draft. Due to the comprehensive nature of these revisions, the affected sections are not listed individually herein.

A copy of Exhibit A shall be maintained as a permanent record in the Office of the Town Clerk and made available for public inspection during normal business hours.

Section 2. This ordinance shall take effect upon passage and posting as provided by law pursuant to Wis. Stat. §§ 60.80 and 66.0103.

All other provisions of the Town of Polk's Zoning Ordinance remain in full force and effect.

ADOPTED this 14th day of October, 2025.

Albert J. Schulteis
Albert Schulteis, Town Chairman

Ayes: 3 Nays: 0 Absent: 0

Attest:

Alison Pecha
Alison Pecha, Town Clerk