ORDINANCE NO. 10.2026

ORDINANCE TO AMEND THE ZONING MAP 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 November 5, 2026, to consider the proposed amendment, 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 November 5, 2026; 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;

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

Section 1. The Official Zoning Map of the Town of Polk is hereby amended to change the zoning classification of the following described lands from R-1 Low Density Residential District ("R-1 District") to R-4 Shoreland Residential District ("R-4 District"), as described as follows and depicted in the map attached hereto as Exhibit A:

Lot 33, Block 5, Cedar Lake Hills Addition No. 2, a subdivision located in the Northeast 1/4 of the Southwest 1/4 of Section 5, Township 10 North, Range 19 East, Town of Polk, Washington County, Wisconsin.

Section 2. The minimum R-1 District street yard setback of fifty (50) feet shall continue to apply to the subject property.

Section 3. 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 10th day of November, 2026.

Albert J Schulteis

Albert Schulteis, Town Chairman

Ayes: ____ Nays: ____ Absent: ____

Attest:

Alison Pecha

Alison Pecha, Town Clerk

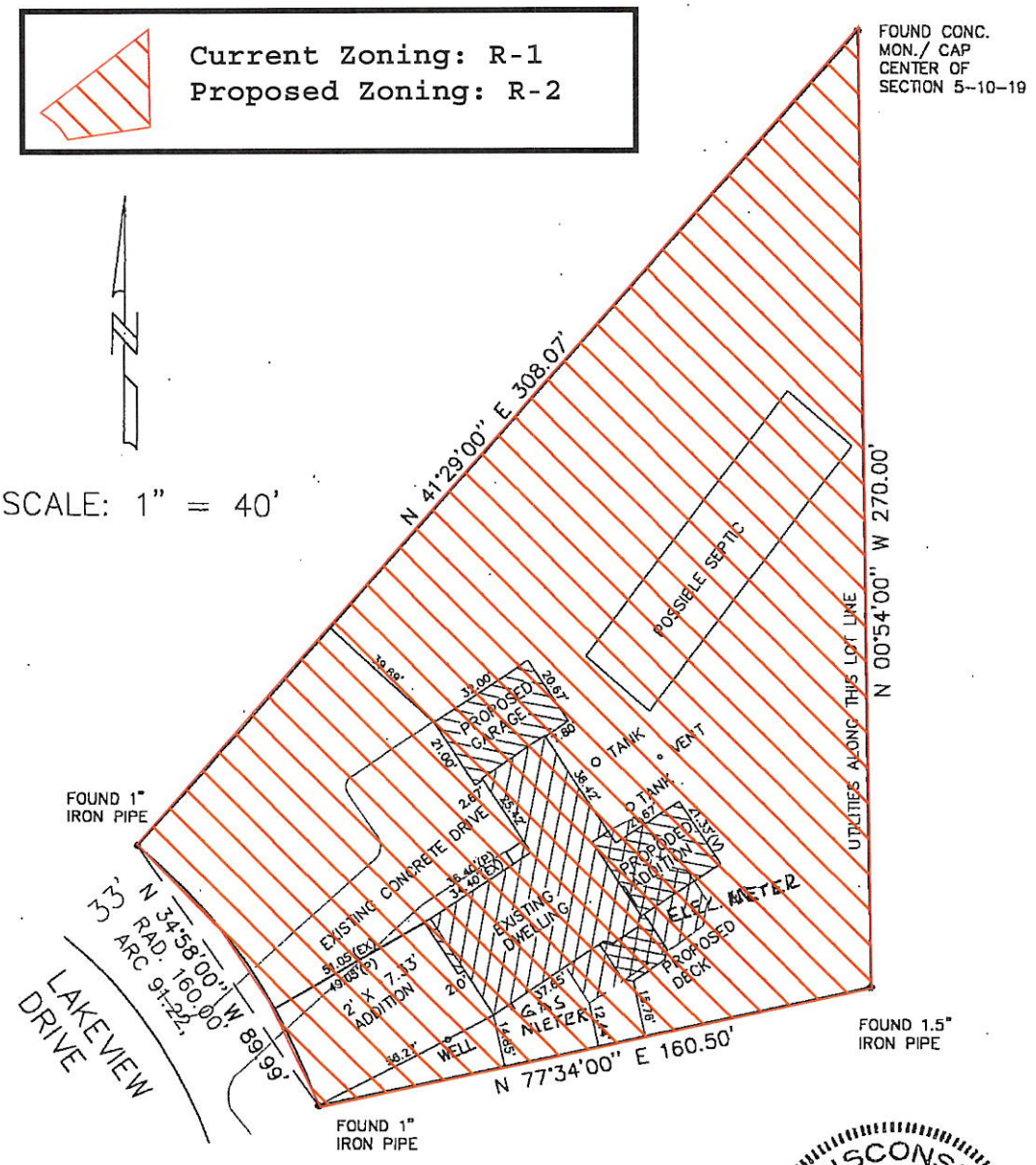
Exhibit A – Zoning Map Amendment Exhibit

Exhibit A

PHILLIP P. DHEIN R.L.S. 1581
N.136 W.21104 BONNIWELL RD.
RICHFIELD, WISCONSIN 53076
PHONE 262-628-2555
FAX 262-628-2714

PLAT OF SURVEY

LEGAL DESCRIBTION: LOT 33, BLOCK 5, OF CEDAR LAKE HILLS ADDITION NO. 2, A SUBDIVISION LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 10 NORTH, RANGE 19 EAST, IN THE TOWN OF POLK, WASHINGTON COUNTY, STATE OF WISCONSIN. KNOWN AS 4662 LAKEVIEW CIRCLE.



I have surveyed the above described property, and the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location and dimensions of all structures thereon, fences, apparent easements, roadways and visible encroachments.

This survey is made for the exclusive use of the present owners of the property; also those who purchase, mortgage, or guarantee the title thereto, within one year from the date thereof.

Prepared for: SCHWARTZ BUILDERS/HELMAN RES.

at Germantown, Wisconsin this 7th Day of April 20 06

Plat No. A2006025

Signed: Phillip P. Dhein
Registered Land Surveyor

WISCONSIN
PHILLIP P. DHEIN S-1581 Germantown WI
LAND SURVEYOR

This is an original print only if seal is imprinted in red