

RESOLUTION 61-07

Resolution Adopting Revised Zoning District Map for the Town of Clear Lake

WHEREAS, the town of Clear Lake has petitioned the Polk County Board of Supervisors to consider adoption of a new zoning district map for the town of Clear Lake, and

WHEREAS, the current zoning district map for the town of Clear Lake is no longer consistent with the proposed land use plan for the town of Clear Lake, and,

WHEREAS, the town board of members for the town of Clear Lake have submitted a new zoning district map for the town of Clear Lake that was approved by the town board on June 18<sup>th</sup>, 2007, and,

WHEREAS, the Polk County Land Information Committee held a public hearing on July 16, 2007 as required by Wisconsin State Statute Section 59.69 (5) (e) regarding the new zoning district map, and,

WHEREAS, at said public hearing no objections were filed with regard to said proposed zoning district map, and

WHEREAS, the Polk County Land Information Committee has reviewed the new zoning district map for the town of Clear Lake and has recommended that the Polk County Board of Supervisors approve said new zoning district map.

NOW THEREFORE BE IT RESOLVED that the Polk County Board of Supervisors, in accord with the provisions of Wisconsin Statute Section 59.69 (5) (e), does hereby amend the Polk County Comprehensive Land Use Ordinance by adopting the new zoning district map submitted to Polk County by the town board members of the town of Clear Lake.

Funding Amount: N/A Funding Source: N/A

Finance Committee Recommends: N/A

Effective date upon passage and publication as provided by law.

Approved as to form: Jeffrey B. Fuge  
Jeffrey B. Fuge, Corporation Counsel

Date Submitted to County Board 8/21/07  
County Board Action Adopted

SUBMITTED BY:  
[Signature]  
[Signature]  
[Signature]

**POLK COUNTY ZONING ADMINISTRATION**

100 Polk County Plaza, Suite 130  
Balsam Lake, WI 54810  
(715) 485-9279; FAX: (715) 485-9246

TO: County Board Supervisors  
FROM: Zoning Administration  
DATE: July 16, 2007  
RE: Residential Districts for town of Clear Lake

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On Monday, July 16<sup>th</sup>, 2007, the town of Clear Lake presented Polk County with a new zoning district map in regard to Residential districts. They are proposing that all existing Residential districts be rezoned to Agricultural (A-1) districts. The Land Information Committee recommended this map amendment.

The following uses are allowed in an Agricultural (A-1) district:

- |   |                             |
|---|-----------------------------|
| 1) Single/Multiple Family dwellings                                 | 11) Professional offices    |
| 2) Churches, schools  | 12) General farming         |
| 3) Lodging & boarding homes   | 13) Mobile home parks       |
| 4) Municipal buildings  | 14) Roadside stands         |
| 5) Accessory buildings  | 15) Drive-in theaters       |
| 6) Private Clubs  | 16) Municipal warehouses    |
| 7) Gardening  | 17) Garage incinerators     |
| 8) Municipal parks & playgrounds                                    | 18) Municipal sewage plants |
| 9) Telephone, telegraph & power<br>distribution poles & substations | 19) Recycling plants        |
| 10) Home occupations  | 20) Hot mix plants          |

The following uses will be allowed only after written approval by the Polk County Board of Adjustments:

- |                               |                      |
|-------------------------------|----------------------|
| 1) Medical institutions       | 10) Kennels          |
| 2) Correctional institutions  | 11) Quarrying        |
| 3) Charitable institutions    | 12) Slaughter houses |
| 4) Medical offices            | 13) Game farms       |
| 5) Contractor's storage yards | 14) Service stations |
| 6) Fur farms                  | 15) Public garages   |
| 7) Charcoal kilns             | 16) Private stables  |
| 8) Pea vinery                 | 17) Tack shops       |
| 9) Sawmills                   | 18) Salvage yards    |

The following use will only be allowed as a special exception with County Board approval:

- 1) Landfills -- public or private.

The following uses are allowed in a Residential district:

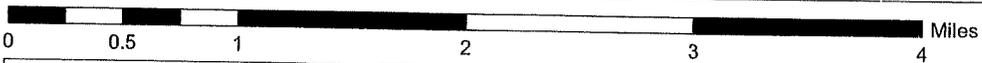
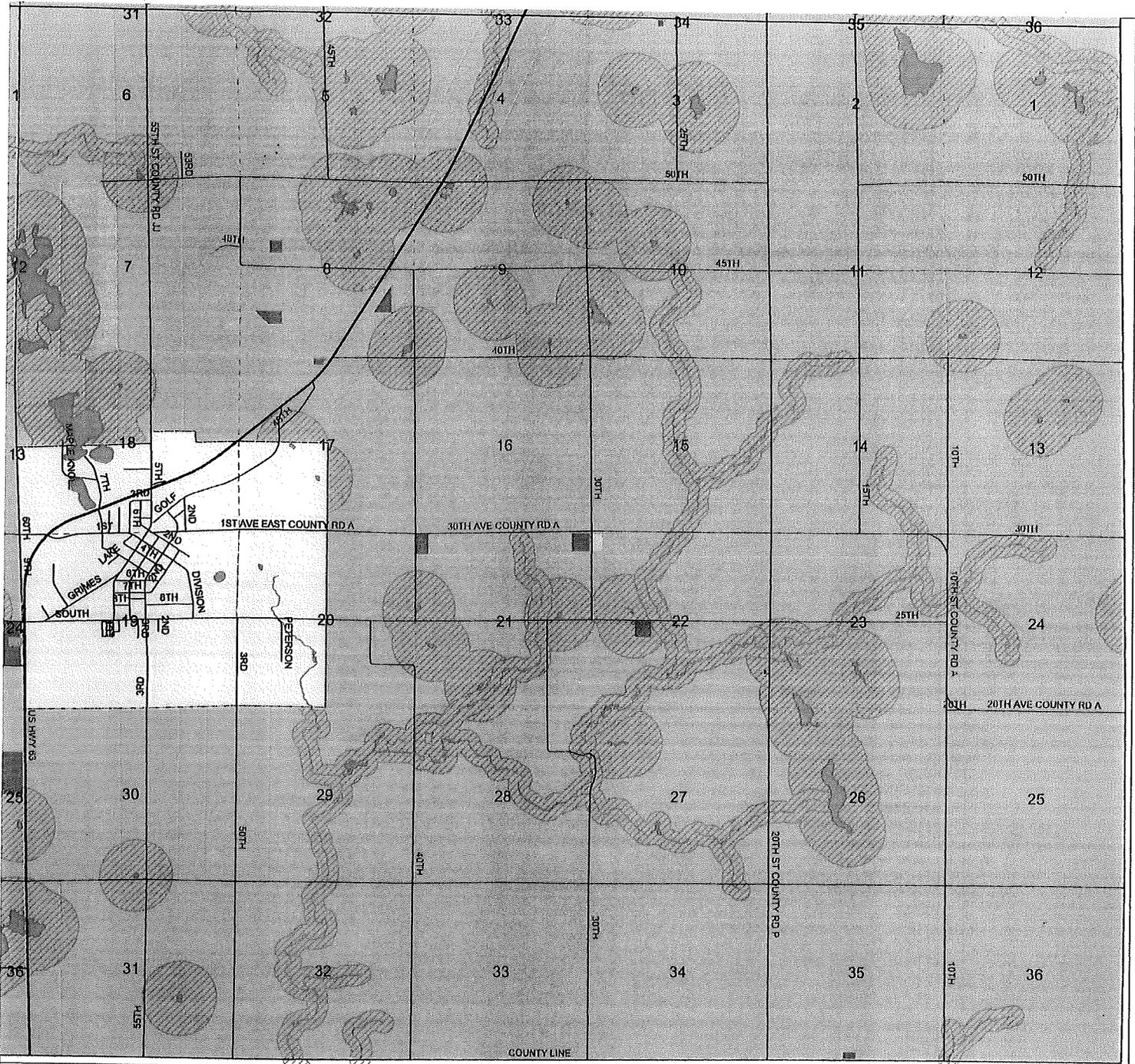
**A. Permitted Use**

In the Residence District no building, structure or premise shall be used and no building or structure shall hereafter be erected or structurally altered, unless otherwise provided in this ordinance, except of one or more of the following uses:

1. Single family, two family and multiple family dwellings.
2. Churches, public and parochial schools.
3. Lodging or boarding house restricted to not over 5 boarders or lodgers not members of the resident family.
4. Municipal buildings, except sewage disposal plans, garbage incinerators and buildings for the repair or storage of road building or maintenance equipment.

5. Accessory buildings, including private garages and buildings clearly incidental to the residential use of the property, provided however that no accessory building may be used as a separate dwelling unit.
6. Private clubs and fraternities except those whose principal activity is a service customarily carried on as a business.
7. Gardening and farming including nurseries for the propagation of plants only except farms operated for the disposal of sewage, rubbish or offal, fur farms, stock farms and poultry farms.
8. Municipal parks and playgrounds including swimming pools, golf courses, tennis courts and picnic grounds. It is considered desirable that each such park or playground comply as far as possible with the yard and parking requirements established below for recreational areas and the following standards are suggested:
  - a. No yard shall be less than 25 feet wide except that no such yards need be provided adjacent to the fairways and greens of golf courses.
  - b. Each such yard shall be increased for the following:
    - (1) For swimming pools larger than 40x60 feet, one foot of additional yard for each additional two feet of width or length of the pool in the direction of such additional width or length.
    - (2) For picnic grounds having seating arrangements for more than 40 persons, 10 feet of additional width on every yard for each additional 10 persons or fraction thereof which such picnic ground is designed for or equipped to accommodate.
  - c. Any such yard which abuts on a public street or highway may be reduced by one-half the width of such street or highway but in no case to less than 15 feet.
  - d. Each such yard shall be left in its natural condition and the natural vegetation of the area, including grasses, flowers, shrubs and trees except noxious plants, trees and weeds shall be planted therein, so as to provide a natural screen between the park or playground and neighboring residential areas and so that such yards be so far as possible unused and unusable for the general purposes of such parks and playgrounds.
  - e. Off-street parking shall be provided on the premise of each park or playground but not in any yard established under the above suggested regulations, equal to not less than one parking space for each 4 persons which the park or playground is designed or intended accommodate.
  - f. The above regulations shall be mandatory as applied to any park or playground established by any agency within Polk County.
9. Telephone, telegraph and power distribution poles and lines and necessary appurtenant equipment and structures, such as transformers, unit substations and equipment housings relative thereto and provided there be no service garage or storage yard. This regulation, however, shall not include microwave radio relay structures unless and until the location thereof shall first have been approved by the Zoning Board of Adjustment.
10. Home Occupation, when such occupation is incidental to the residential use of the premises and does not involve any external alteration that would effect a substantial change in the residential character of the building; provided further that no article is sold or offered for sale that is not produced by such home occupation, that no stock in trade is kept or sold and that no person other than a member of the resident family is employed on the premises.
11. Professional office, when such office is conducted solely by a member or members of the resident family, entirely within the residence and incidental to the residential use of the premises; provided further that there shall be no external alterations that would effect a substantial change in the residential character of the building, that no more than 50 percent of only one floor of the dwelling shall be devoted to such offices and that not more than 2 persons not members of the resident family may be employed in non-professional capacities in any such office.

Enc: Proposed zoning district map



Zoning Districts			
	EXCLUSIVE AG		COMMERCIAL RESTRICTED
	AGRICULTURE		COMMERCIAL
	AGRICULTURE		INDUSTRIAL RESTRICTED
	CONSERVANCY		INDUSTRIAL
	FORESTRY		TOWNSHIP/VILLAGE
	RECREATIONAL		UNZONED
	SHORELAND ZONING		



# Proposed Zoning

## Clear Lake Township

Polk County, Wisconsin

This drawing is the result of a compilation and reproduction of land records as they appear in various Polk county Offices. The drawing should be used for reference purposes only. Polk County is not responsible for any inaccuracies herein contained.

May 21, 2007