

# *Shoreland Zoning Ordinance Summary*

*Adams*

**Zoning Administrator:** Phil McLaughlin

**Address:** PO Box 187

**Telephone Number:** 608-339-4222

Friendship WI 53934

**Fax Number:** 608-339-4504

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

LOT AREA: Not addressed in county's shoreland zoning ordinance.

LOT WIDTH: Not addressed in county's shoreland zoning ordinance.

SHORELINE FRONTAGE: Not addressed in county's shoreland zoning ordinance.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Min. setback=75', exc. stairs, walks & piers. Patios=35'.

SHORELAND SETBACK REDUCTION RULE: If 5+ bldgs. w/i 500' of proposed bldg. site w/ <75' setbacks, =ave. of closest bldg. on each side or if all on 1 side, =closest bldg. & 75'.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: All bldgs. & struct. shall be setback min. 10' from any lot line.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

DEFINITION: Anything constructed or erected, the use of which req. a more or less permanent location in or on the ground.

INFORMATION AND EXAMPLES: Must meet setbacks, except for stairs, walks, and patios. (Decks are not patios).

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### ***BOATHOUSE STANDARDS:***

PLACEMENT REQUIREMENTS: Boathouses considered structure and not permitted closer than 75' to OHWM.

DIMENSIONAL REQUIREMENTS: Not addressed in county's shoreland zoning ordinance.

USE AND IMPROVEMENTS: Not addressed in county's shoreland zoning ordinance.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Stairs/walk essential to access. Max. 4' wide. Rails/landings (max. 40 s.f.) for safety. Inconspicuous. Stair on footings.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree Cutting Zone
DIMENSIONS:	Strip paralleling shoreline and extending 35' inland from all points along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' may be clear cut to the depth of the 35' area. Remaining 70% must screen cars, bldgs., etc.
TREE AND SHRUBS REGULATIONS:	Clear cutting in VAC only. Does not apply to removal of dead, diseased, or dying trees, which is at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Upon conviction, forfeit \$10.00 to \$200.00. Every day a separate offense.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	NCS cannot be unused for 12 cons. monthes or must be brought into compliance. Repairs can't exceed 50% of equalized assessed value over life of bldg.
HORIZONTAL ADDITION PROVISIONS:	Addition cannot encroach farther into setback than permitted, even if addition is less than 50% of assessed value.
VERTICAL ADDITION PROVISIONS:	Addition cannot encroach farther into setback than permitted, even if addition is less than 50% of assessed value.
BASEMENT ADDITION PROVISIONS:	Addition cannot encroach farther into setback than permitted, even if addition is less than 50% of assessed value.
ACCESSORY STRUCT. PROVISIONS:	NCS cannot be unused for 12 cons. monthes or must be brought into compliance. Repairs can't exceed 50% of equalized assessed value over life of bldg.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Special exception permit req. if filling/grading w/i 300' of OHWM & drains to water (1)on slopes>20%, (2)>1000 s.f. on 12-20% (3)>2000 s.f. on <12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Ashland

**Zoning Administrator:** Lawrence Hildebrandt

**Address:** 201 W Main Street

**Telephone Number:** 715-682-7014

Ashland WI 54806-1652

**Fax Number:** 715-682-7032

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=30,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=150' (average width)

SHORELINE FRONTAGE: Sewered=65' Unsewered=150' (at shoreline or other frontage)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: All permanent struct., exc. piers, setback min. 75' from OHWM.

SHORELAND SETBACK REDUCTION RULE: Min. setback=40'. Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Min. width of main sideyard=10' & total 20'. AS=5'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subord. struct. incidental to & found in connection w/ PS & located on same lot as, incl. sat. disks, gazebos, etc.

INFORMATION AND EXAMPLES: All perm. struct., exc. legal piers, setback min. 75' from OHWM. Boathouses may receive averaged setback based on adj. AS.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses shall be setback 75' from OHWM, unless averaged setback obtained based on neighboring AS. Min. ave. setback=40'.

DIMENSIONAL REQUIREMENTS: Not addressed in county's shoreland zoning ordinance.

USE AND IMPROVEMENTS: Solely for storage of boats & related equipment. No habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Not addressed in county's shoreland zoning ordinance.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Area
DIMENSIONS:	35' strip paralleling shoreline from the normal HWM
VIEWING ACCESS CORRIDOR (VAC):	Within any 100' length of strip no more than 30% shall be clear cut to depth of strip.
TREE AND SHRUBS REGULATIONS:	In remaining 70%, cutting is limited to preserve natural beauty & to control erosion.
MAINTENANCE REGULATIONS:	CUP req. for clear cutting on >20% slopes. W/i cutting area, no permit req. if following accepted forest man't practices.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance conditional incl. no struct. alter. or repair to NCS over its life to exceed 50% of current est. fair market value.
HORIZONTAL ADDITION PROVISIONS:	No struct. alter., addition or repair to NCS over its life to exceed 50% of current est. fair market value, unless it conforms to ordinance.
VERTICAL ADDITION PROVISIONS:	No struct. alter., addition or repair to NCS over its life to exceed 50% of current est. fair market value, unless it conforms to ordinance.
BASEMENT ADDITION PROVISIONS:	No struct. alter., addition or repair to NCS over its life to exceed 50% of current est. fair market value, unless it conforms to ordinance.
ACCESSORY STRUCT. PROVISIONS:	No struct. alter., addition or repair to NCS over its life to exceed 50% of current est. fair market value, unless it conforms to ordinance.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	CUP req. if clear cutting on >20% slopes. CUP req. if filling or grading w/i 300' of OHWM draining to water & >20% slopes.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# *Shoreland Zoning Ordinance Summary*

*Barron*

**Zoning Administrator:** Paul Flottum

**Address:** 1443 East Division ST

**Telephone Number:** 715-537-6375

Barron WI 54812

**Fax Number:** 715-537-6277

**E-mail Address:**

**County's Web Site:**

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**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

**LOT AREA:** Minimum 62,500 s.f.

**LOT WIDTH:** Minimum 250'

**SHORELINE FRONTAGE:** Not addressed in county's shoreland zoning ordinance.

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** Lakes>75 acres=75'. Lakes<75 acres=100'.

**SHORELAND SETBACK REDUCTION RULE:** Reduced setback=ave. of 2 neighboring structures' (w/i 200') setbacks or ave. of 1 bldg. & 75'. Setback may be reduced also if ridge blocks view.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** 35' min. w/ 70' min. total. Lots before 4/18/95=min. 10' & 25'.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

**DEFINITION:** A subordinate bldg. or portion of, or struct., the use of which is incidental to main bldgs. incl. fences, bldgs., walls, etc.

**INFORMATION AND EXAMPLES:** Driveways, walks, platforms, terraces, patios, & retaining walls may be w/i setback if <12" above ground level.

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### ***BOATHOUSE STANDARDS:***

**PLACEMENT REQUIREMENTS:** Boathouse shall be setback 10' from normal highwater mark. May not be w/i 5' of side lot line.

**DIMENSIONAL REQUIREMENTS:** Not to exceed 96 s.f. in floor area & max. 8' tall.

**USE AND IMPROVEMENTS:** Solely for storage of aquatic equipment. Color not to distract from natural appearance of shore. Not for human habitation.

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**PIER AND WHARF STANDARDS:** Piers may be located in shoreland setback if capable of seasonal removal.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Construct or surface paths/steps to control erosion & look natural. Steps max. 3' above ground level. Max. 4' x 4' landing.

**FENCE STANDARDS:** Assumed structure & must meet setback requirements.

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## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Protection Area
DIMENSIONS:	Strip paralleling shore & extending 75' inland from normal highwater elevation.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% of VAC shall be clear cut & max. opening to be 30' for every 100' of shore.
TREE AND SHRUBS REGULATIONS:	No clear cutting exc. in VAC & dead, dying, etc. trees. Additional may be allowed for bldg. purposes.
MAINTENANCE REGULATIONS:	Natural shrubbery to be preserved as far as practicable & screen bldgs., & if removed, replaced w/ equally effective veget.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Repairs & improvements of maintenance nature are allowed.
HORIZONTAL ADDITION PROVISIONS:	If alteration/addition alters exterior dimen. & conforms to dimen. rules, allowed. If it does not increase NC, ok if not >50% of full market value.
VERTICAL ADDITION PROVISIONS:	If alteration/addition alters exterior dimen. & conforms to dimen. rules, allowed. If it does not increase NC, ok if not >50% of full market value.
BASEMENT ADDITION PROVISIONS:	If alteration/addition alters exterior dimen. & conforms to dimen. rules, allowed. If it does not increase NC, ok if not >50% of full market value.
ACCESSORY STRUCT. PROVISIONS:	Repairs & improvements of maintenance nature are allowed. No alterations/additions may occur that will increase nonconformity.
RECONSTRUCTION PROVISIONS:	If NCS damaged by fire, act of God or public enemy to extent of >50% its full market value, it shall not be restored except as a special exception.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Grading permit req. for filling, grading, etc. in Shoreland-Wetland Overlay OR if 500 s.f. of wetland not in overlay, but in shoreland jurisdiction.	
LAND DISTURBANCE MEASURES:	Grading permit req. for nonwetlands that slope to water & (1)slope>20% (2)1000 s.f. on 12-20% slopes (3)2000 s.f. on <12% slopes or (4)ice ridges.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Bayfield

**Zoning Administrator:** Karl Kastrosky

**Address:** 117 E Fifth ST

**Telephone Number:** 715-373-6138/6139

Washburn WI 54891

**Fax Number:** 715-373-6183

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Varies w/ zoning district. (i.e. R-RB=30,000 s.f., R-2=4.5 acres)

LOT WIDTH: Varies from min. of 75' to 300'.

SHORELINE FRONTAGE: Varies from min. of 75' to 300'.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Min. setback=75'. Trout streams=100'. Lake Superior varies.

SHORELAND SETBACK REDUCTION RULE: If substandard lot, first reduce roadway max. of 1/2 req. setback & then reduce shoreland max. 1/3 of req. setback & create a 30' deep bldg. site.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Not addressed in county's shoreland zoning ordinance.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure clearly incidental & found in conjunction with principal structure & located on same lot.

INFORMATION AND EXAMPLES: Minor, innocuous struct. w/ no significant impact relating to shoreland zoning are exempt from setback w/ conditions.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses shall be setback min. 20' from OHWM. 1 boathouse per lot as AS, except w/ CUP. 20% max. slope for construction.

DIMENSIONAL REQUIREMENTS: Max. of 1 story (10' tall) & 240 s.f. in floor area (exc. on L. Superior w/ CUP).

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. No human habitation or occupancy. No plumbing, fireplaces, furniture, etc.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Permitted if necessary for access because steep slopes or wet, unstable soils. Max. 4' wide. On footings or piles.

FENCE STANDARDS: Requirements for fencing req. by ordinance or Zoning Committee provided, otherwise not addressed.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Shoreland Forest Cover Removal Strip
DIMENSIONS:	Buffer strip paralleling shoreline & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% (max. 30' wide) of the shorecover shall be cut or removed from buffer strip in every 100' along OHWM.
TREE AND SHRUBS REGULATIONS:	Does not apply to removal of dead, dying or diseased trees. Cutting & removal w/i strip shall be as minimal as practicable.
MAINTENANCE REGULATIONS:	Landscape cleared areas with w/ grasses & other species known to retard runoff & prevent erosion w/o excessive fertilizers.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	NCS<600 s.f., NCS<40' from OHWM & NCAS allowed ordin. mainten. & repair. Extern. improve if NCS<40' from OHWM, >600 s.f., limited to 25% of struct. members & w/i bldg. env.
HORIZONTAL ADDITION PROVISIONS:	NCPS 40'-75' from OHWM & >600 s.f. expand on landward side of struct. if max. 25% of struct. members replaced, enclosed dwelling space max. 1500 s.f., max. 1900 s.f. of roof, max. 26' tall.
VERTICAL ADDITION PROVISIONS:	NCPS 40'-75' from OHWM & >600 s.f. expand on landward side of struct. if max. 25% of struct. members replaced, enclosed dwelling space max. 1500 s.f., max. 1900 s.f. of roof, max. 26' tall.
BASEMENT ADDITION PROVISIONS:	NCS 40'-75' from OHWM & >600 s.f. may have new basements constructed under permitted additions only. No new or raised basements for existing struct. or attached AS.
ACCESSORY STRUCT. PROVISIONS:	Previous requirements apply to NCAS as noted.
RECONSTRUCTION PROVISIONS:	NCS damaged by natural event may be reconstructed. If damage is due to intentional act of owner, repairs must comply w/ ordinance. Req. mitigation.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Reduced setbacks for substandard lots, improvements to shoreland setback NCS & damaged or destroyed shoreland NCS repairs.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Site plan & implementation schedule of mitigation must be approved by Zoning Dept. prior to issuing related land use permit(s).
WHAT IS REQUIRED FOR MITIGATION?	Upgrade sanitary system, if needed, implement erosion control practices & earn a min. of 4 points for restoring or maintaining a shoreline buffer, removing NCAS, using inconspicuous bldg. materials, meeting shoreland exterior lighting requirements, etc.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	Special land use permit req. for filling >500 s.f. of any wetland.	
LAND DISTURBANCE MEASURES:	Special land use permit req. for grading or filling w/i 300' of shore & (1) >1000 s.f. or (2) slopes>20%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Lake Superior req. greater setbacks for active or potential erosion areas. Zoning Committee decides setback based on projected shoreline recession.	

# Shoreland Zoning Ordinance Summary

**Brown**

**Zoning Administrator:** William Bosiacki

**Address:** 305 East Walnut ST RM 320

**Telephone Number:** 920-448-4490

PO Box 23600

Green Bay

WI 54305-3600

**Fax Number:** 920-448-4487

**E-mail Address:**

**County's Web Site:** [www.co.brown.wi.us](http://www.co.brown.wi.us)

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

## MINIMUM SHORELAND LOT REQUIREMENTS

**LOT AREA:** Sewered=10,000 s.f. Unsewered=40,000 s.f. or greater

**LOT WIDTH:** Sewered=65' Unsewered=100' (at building line)

**SHORELINE FRONTAGE:** Sewered=65' Unsewered=100' (at water's edge)

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** Setback=75', incl. decks, gazebos, & screen houses.

**SHORELAND SETBACK REDUCTION RULE:** Min. 40' setback. Ave=ave. setback of nearest bldgs. w/i 300' on either side, or if only 1 bldg., its setback & 75'.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Sewered=min. 8' & total 20'. Unsewered=min. 10' & total 25'.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** Detached subordinate struct. clearly incidental to & found in connection with PS to which it is related & on the same lot as.

**INFORMATION AND EXAMPLES:** At-grade patios (max. 400 s.f.) may be w/i 35' of OHWM. Fences, flag poles, etc. may be up to shoreland setback (75' or averaged).

### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** Boathouses shall not extend below OHWM (vertical dist.) & setback min. 5' from OHWM (horizontal dist.) 1 boathouse per lot.

**DIMENSIONAL REQUIREMENTS:** Max. 500 s.f. Max. 12' in height from floor to top of roofline. Roof at 2:1 slope.

**USE AND IMPROVEMENTS:** Solely for boat storage & related equipment. No human habitation.

**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Any path or road w/i 35' buffer shall be constructed & surfaced to effectively control erosion. Stairs exempt if for access.

**FENCE STANDARDS:** Req. land use permit & must be >75' from OHWM or w/i setback average for property.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree cutting zone along shore
DIMENSIONS:	Strip paralleling the shoreline and extending 35' inland from OHWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	Max. 30% of strip (along HWM) clear cut to depth of strip & cutting should create a max. opening of 30' for every 100'.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased or dying trees & shrubs at discretion of owner. Remaining 70% screen cars, bldgs., etc from water.
MAINTENANCE REGULATIONS:	Preserve natural shrubs as practicable, and if removed, replace w/ equally effective vegetation/shrubs at owner's expense.
ENFORCEMENT PROVISIONS:	Special cutting plan req. permit & guarantees tree planting by owner that is enforceable in court.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	No repair to any NCS over life of struct. shall exceed 50% of its assessed value at time of its becoming NC unless permanently changed to conforming.
HORIZONTAL ADDITION PROVISIONS:	Can't expand or enlarge NCS exc. in conformity. No struct. alter. or addition to NCS over life of NCS shall be >50% of assessed value at time of NC.
VERTICAL ADDITION PROVISIONS:	Can't expand or enlarge NCS exc. in conformity. No struct. alter. or addition to NCS over life of NCS shall be >50% of assessed value at time of NC.
BASEMENT ADDITION PROVISIONS:	Can't expand or enlarge NCS exc. in conformity. No struct. alter. or addition to NCS over life of NCS shall be >50% of assessed value at time of NC.
ACCESSORY STRUCT. PROVISIONS:	Can't expand or enlarge NCS exc. in conformity. No struct. alter. or addition to NCS over life of NCS shall be >50% of assessed value at time of NC.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Land use permit req. for filling >500 s.f. w/i 100' of any shoreland wetland.				
LAND DISTURBANCE MEASURES:	Land use permit req. for filling or grading >1000 s.f. within shoreland area.				
BLUFF AND UNSTABLE SOIL MEASURES:	Min. 20' setback from top of ridgeline on 20%+ slopes.				

# Shoreland Zoning Ordinance Summary

**Buffalo**

**Zoning Administrator:** Nathan Sampson

**Address:** PO Box 492

**Telephone Number:** 608-685-6218

Alma WI 54610-0492

**Fax Number:** 608-685-6242

**E-mail Address:** nsampson1@buffalocounty.com

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## **MINIMUM SHORELAND LOT REQUIREMENTS**

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (minimum average lot width)

SHORELINE FRONTAGE: Sewered=65' Unsewered=100' (at OHWM)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75'

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Min. side yard=10' & min. total sideyards=20'. AS=5'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## **ACCESSORY STRUCTURE REQUIREMENTS**

DEFINITION: Detached subordinate structure clearly incidental to & found in connection with PS to which it is related & is on same lot.

INFORMATION AND EXAMPLES: All bldgs. & struct., except piers, boat hoists, boathouses & open fences, shall be setback at least 75' from OHWM.

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### **BOATHOUSE STANDARDS:**

PLACEMENT REQUIREMENTS: Boathouses shall not be placed waterward beyond OHWM. 1 boathouse permitted on a lot as AS. Max. 20% slope if constructing.

DIMENSIONAL REQUIREMENTS: Not addressed in county's shoreland zoning ordinance.

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. Not for human habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' buffer shall be constructed & surfaced to effectively control erosion.

FENCE STANDARDS: Open fences (not defined) may be w/i 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100', as measured along OHWM, may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased or dying trees or shrubs at discretion of owner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan w/ replacement plantings can req. performance bond for tree replacements.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance may continue if over life of bldg. repair does not exceed 50% of current est. fair market value, unless brought into compliance.
HORIZONTAL ADDITION PROVISIONS:	Alterations or additions over life of bldgs. cannot exceed 50% of current est. fair market value unless brought into compliance.
VERTICAL ADDITION PROVISIONS:	Alterations or additions over life of bldgs. cannot exceed 50% of current est. fair market value unless brought into compliance.
BASEMENT ADDITION PROVISIONS:	Alterations or additions over life of bldgs. cannot exceed 50% of current est. fair market value unless brought into compliance.
ACCESSORY STRUCT. PROVISIONS:	Alterations or additions over life of struct. cannot exceed 50% of current est. fair market value unless brought into compliance.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes > 20% (2) > 1000 s.f. on 12-20% (3) > 2000 s.f. on < 12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

**Burnett**

**Zoning Administrator:** James P Flanigan

**Address:** 7410 CTH K #102

**Telephone Number:** 715-349-2138

Siren WI 54872

**Fax Number:** 715-349-2102

**E-mail Address:**

**County's Web Site:** [www.mwd.com/burnett/landuse/](http://www.mwd.com/burnett/landuse/)

**LAKE CLASSIFICATION SYSTEM:** Class 1, 2, & 3

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Rivers & Streams (same as 3)

## ***MINIMUM SHORELAND LOT REQUIREMENTS***

**LOT AREA:** 1=30,000 s.f. 2=40,000 s.f. 3=75,000 s.f.

**LOT WIDTH:** 1=150' 2=200' 3 = 300'

**SHORELINE FRONTAGE:** Not addressed in county's shoreland zoning ordinance.

**LOT DEPTH:** 1 & 2=200' 3=100'

**SHORELAND SETBACK:** 1 & 2=75' 3=100'

**SHORELAND SETBACK REDUCTION RULE:** When existing principal bldgs. w/i 100' of proposed bldg. site (inc. additions) do not conform - averaging may be allowed w/ a min. 75' setback.

**WETLAND SETBACK:** All bldgs. & structures, exc. some minor structs., setback = 40'

**SIDEYARD SETBACK:** 1=10' min. w/ 40' total 2=20' & 50' 3=30' & 50' Lot<100' wide=10'

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

## ***ACCESSORY STRUCTURE REQUIREMENTS***

**DEFINITION:** Decks, observation platforms, satellite dishes 1+ meter diam., retaining walls & buildings

**INFORMATION AND EXAMPLES:** Expressly prohibited in shoreline setback, except retaining walls w/ consent of ZA & County Conserv'ist

### ***BOATHOUSE STANDARDS:***

**PLACEMENT REQUIREMENTS:** Permanent boat shelters are not allowed.

**DIMENSIONAL REQUIREMENTS:** Not addressed in county's shoreland zoning ordinance.

**USE AND IMPROVEMENTS:** Not addressed in county's shoreland zoning ordinance.

**PIER AND WHARF STANDARDS:** Only 1 pier for each minimum frontage in lake class (i.e. Class 1 lake = 1 pier allowed for each 150' of frontage).

**DOCKOMINIUM STANDARDS:** Private lake access must meet min. Lake Class Standards & is a conditional use. Must consider effect on public water rights.

**WALKWAY STANDARDS:** For access only. Max. 4' wide. Railings & landings (max. 40 s.f.) ok for safety. No roofs/canopies. Inconspicuous color.

**FENCE STANDARDS:** Open fences max. 6' tall allowed to w/i 40' of OHWM (Open = chainlink, wood rail or wire) Ag exempt.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Shoreline Vegetation Protection Area
DIMENSIONS:	From OHWM to a line 25' less than required setback, but a minimum of 35' deep from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	1 VAC 30' wide w/ limited tree removal, pruning & mowing. Req. 30' btwn. adjoining VAC.
TREE AND SHRUBS REGULATIONS:	No clear cutting permitted in shoreline vegetation protection area.
MAINTENANCE REGULATIONS:	Normal maintenance of existing vegetative buffers incl. limited pruning & mowing beyond 35' of OHWM.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	NCPS <40' from OHWM (1)max. 25% struct. members replaced, (2)confined to bldg. envelope, (3)NCAS removed & (4)restore shoreline buffer.
HORIZONTAL ADDITION PROVISIONS:	NCPS 40'-75' from OHWM & 500+ s.f., (1)max. 1500 s.f. post-total, (2)1-time 144 s.f. add. even w/ shore façade, (3)NCAS removed (4)restore buffer.
VERTICAL ADDITION PROVISIONS:	Not allowed on NCPS less than 40' from OHWM or less than 500 s.f.
BASEMENT ADDITION PROVISIONS:	No new basements or walkout basements under existing structures.
ACCESSORY STRUCT. PROVISIONS:	Max 25% struct. members replaced & no expansion.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Improvements and additions to nonconforming structures.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Property owner implements a plan approved by County Land Conservationist to restore shoreline buffer
WHAT IS REQUIRED FOR MITIGATION?	As part of mitigation, existing nonconforming accessory structures are removed & a shoreline buffer plan is implemented.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	Land use permit required for filling/grading if (1)w/i 300' of OHWM or (2)>500 s.f. wetland not in SW-1 or W-1.	
LAND DISTURBANCE MEASURES:	Land use permit required for filling/grading w/i 300' of OHWM and (1)slopes 20%+, (2) >1000 s.f. on 12-20% slopes, or (3) >2,000 s.f on 0-12% slopes.	
BLUFF AND UNSTABLE SOIL MEASURES:	Placement of walks, paths, and stairs must be located in VAC unless steep slope/wet soils prohibit it.	

# Shoreland Zoning Ordinance Summary

Calumet

**Zoning Administrator:** DuWayne Klessig

**Address:** 206 Court ST

**Telephone Number:** 920-849-1442

Chilton WI 53014

**Fax Number:** 920-849-1481

**E-mail Address:**

**County's Web Site:**

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

## MINIMUM SHORELAND LOT REQUIREMENTS

**LOT AREA:** Swrd=12,500 s.f. Unswrd=20,000 s.f. AG=43,560 s.f.

**LOT WIDTH:** Swrd=85' Unswrd=100' AG=150' (at building line)

**SHORELINE FRONTAGE:** Swrd=85' Unswrd=100' AG=150' (at water's edge)

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** Setback=75' exc. piers, boathouses, boat hoists, & stairs.

**SHORELAND SETBACK REDUCTION RULE:** Min. 50' setback. Ave=ave. setback of nearest bldgs. w/i 200' on either side, or if only 1 bldg., its setback & 75'.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Swrd=10'. Unswrd=min. 10' & ttl. 25'. AG=min. 25' & ttl. 50'.

**IMPERVIOUS AREA LIMIT:** Total buildable lot area=max. 20% (swrd) or 15% (unswrd) of lot.

## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** Detached bldg. or portion of bldg. subordinate to main bldg. & used for purpose incidental to main bldg.

**INFORMATION AND EXAMPLES:** Max. 15' tall. 1 struct. >600 s.f. (max. 1000 s.f.) per lot. 1 AS (max. 600 s.f.) before PS constr. No living quarters.

### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** Boathouses shall not extend below OHWM (vert. dist.) & set back a min. of 5' from OWHM (horiz. dist.). 1 boathouse per lot.

**DIMENSIONAL REQUIREMENTS:** Max. 10' tall from floor to top of roof & max. 2' above ground elevation of lot at 75' setback line. Max. 500 s.f.

**USE AND IMPROVEMENTS:** Solely for boat storage & related equipment. No human habitation. Railing on roof if not solid & max. 3.5' tall.

**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Exempt from setback if essential for access. Max. 4' wide. Landings max. 40 s.f. Minimize soil & vegetation disturbance.

**FENCE STANDARDS:** Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree Cutting & Shrubbery Removal Regulation Area along Shore
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from normal HWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% of length of strip along normal HWM may be clear cut to depth. Max. opening 30' for every 100' of shore.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased or dying trees at discretion of owner. Remaining 70% screen cars, dwellings, etc. from water.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan w/ replacement plantings can req. performance bond for tree replacements.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	No enlarging or altering NCS to increase its NC, but may alter to decrease NC. Alter legal NC resid. struct. (NC setback) if not incr. encroachment.
HORIZONTAL ADDITION PROVISIONS:	No enlarging or altering NCS to increase its NC, but may alter to decrease NC. Alter legal NC resid. struct. (NC setback) if not incr. encroachment.
VERTICAL ADDITION PROVISIONS:	Cannot increase nonconformity, but may alter to decrease NC. Alter legal NC resid. struct. (NC setback) if not incr. encroachment & 2/3 setback met.
BASEMENT ADDITION PROVISIONS:	No enlarging or altering NCS to increase its NC, but may alter to decrease NC. Alter legal NC resid. struct. (NC setback) if not incr. encroachment.
ACCESSORY STRUCT. PROVISIONS:	Cannot increase nonconformity, but may alter to decrease NC. Alter legal NC resid. struct. (NC setback) if not incr. encroachment & 2/3 setback met.
RECONSTRUCTION PROVISIONS:	If NCS or NC portion destroyed by any means >50% of its equalized assessed valuation at time of destruction, reconstruct only in conformity.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Land use permit req. for filling >500 s.f. of any wetland which is contiguous to the water & w/i a shoreland area.				
LAND DISTURBANCE MEASURES:	LUP req. for filling/grading w/i shoreland area draining to water (1)>20% slopes (2)>1000 s.f. on 12-20% (3)>2,000 s.f on <12%. Public hearing req. if >10,000 s.f. disturbed.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Chippewa

**Zoning Administrator:** Jody Cronin

**Address:** 711 N Bridge ST

**Telephone Number:** 715-726-7940

Chippewa Falls WI 54729-1876

**Fax Number:** 715-726-7987

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (minimum average lot width)

SHORELINE FRONTAGE: Sewered=65' Unsewered=100' (at OHWM)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75'

SHORELAND SETBACK REDUCTION RULE: Min. 50' setback. Reduced setbacks if 3+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' if a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Swrd=min. 8' & min. ttl 20' AS=8' Unswrd=10' & 25' AS=10'

IMPERVIOUS AREA LIMIT: W/i 75' of water, total habitable living area not >1800 s.f.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure incidental & found in connection with principal structure & located on same lot.

INFORMATION AND EXAMPLES: All bldgs. & struct., incl. satellite dishes & antennas, req. 75' setback, exc. boat hoists, boathouses, piers & open fences.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouse shall be setback min. 2' from OHWM. 1 boathouse per each buildable lot. Conditional use if excavated into slopes>35%.

DIMENSIONAL REQUIREMENTS: Max. 500 s.f. Not to exceed 1-story & 12' tall to roof peak. Must have gamble roof.

USE AND IMPROVEMENTS: Solely for boats & related equipment storage. Not for human habitation or occupancy. No potable water, furniture. etc.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Max. 4' wide. Landings max 64 s.f. Necessary for access due to steep slopes or wet, unstable soil. Req. footings or piles. Visually inconspicuous.

FENCE STANDARDS: Open fences (not defined) may be w/i 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100', as measured along OHWM, may be clearcut to 35' depth.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased or dying trees or shrubs at discretion of owner.
MAINTENANCE REGULATIONS:	Natural trees and shrubs shall be preserved - only dead, dying or diseased trees may be removed from remainder of 35' area.
ENFORCEMENT PROVISIONS:	Alternative cutting plans w/ replacement plantings may require bond for tree and shrub replacement.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance may continue w/ conditions, incl. complying with shoreline cutting regulations.
HORIZONTAL ADDITION PROVISIONS:	1-time addition not to exceed 50% of NCS area, not >1800 s.f. w/i 75' of water. No side add. w/i 50' of OHWM. Side add. max. 50% of NCS width.
VERTICAL ADDITION PROVISIONS:	No addition to any part of a NCS can exceed the height of that part of original struct. that is NC.
BASEMENT ADDITION PROVISIONS:	1-time addition not to exceed 50% of NCS area, not >1800 s.f. w/i 75' of water. No side add. w/i 50' of OHWM. Side add. max. 50% of NCS width.
ACCESSORY STRUCT. PROVISIONS:	If destroyed >50% of value, must be removed.
RECONSTRUCTION PROVISIONS:	If NCS is destroyed by fire, wind or other disaster, it cannot be rebuilt unless in conformity with all ordinance requirements.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Expansion of legal NCS.
HOW IS COUNTY IMPLEMENTING SYSTEM?	If property not compliant w/ shoreland cutting regulations, restoration required.
WHAT IS REQUIRED FOR MITIGATION?	Restoration plan must be submitted & completed w/i one year of permit issuance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	CUP req. for any filling or grading w/i shoreland & drains to water if (1) on slopes >35%, (2) >2000 s.f. on 12-35% slopes, or (3) >4,000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Stairs & elevated walks permitted, with conditions, if necessary for access due to steep slopes or wet, unstable soils.				

# Shoreland Zoning Ordinance Summary

Clark

**Zoning Administrator:** Jay Shambeau

**Address:** 517 Court ST  
RM 204A

**Telephone Number:** 715-743-5130/5131

Neillsville WI 54456

**Fax Number:** 715-743-5154

**E-mail Address:** clarkzon@badger.tds.net

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (minimum average lot width)

SHORELINE FRONTAGE: Sewered=65' Unsewered=100 (at OHWM)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75' except for piers, boat hoists, & boathouses.

SHORELAND SETBACK REDUCTION RULE: If 5+ main bldgs. w/i 500' of proposed bldg. site w/ <75' setbacks, =ave. of closest bldg. on each side OR if all on 1 side, =closest bldg. & 75'.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Swrd=min. 8' & total 20'. AS=8'. Unswrd=10' & 25'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate struct. incidental to & found in connection w/ principal structure to which it is related & on same lot.

INFORMATION AND EXAMPLES: All bldgs. & struct., except piers, boat hoists, & boathouses, set back at least 75' from OHWM.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Placing a boathouse below OHWM is prohibited. Construction on max. 20% slopes.

DIMENSIONAL REQUIREMENTS: Highest point of roof elevation max. 10' vertical measurement above OHWM.

USE AND IMPROVEMENTS: Solely for storing or protecting boats. No human habitation. Railing permitted on roof if not solid & max. 3.5' tall.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' buffer shall be constructed & surfaced to effectively control erosion.

FENCE STANDARDS: Not addressed in county's shoreland zoning ordinance.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area
DIMENSIONS:	Strip paralleling shoreline and extending 35' inland from all points along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' as measured along OHWM can be clear cut to depth of 35' strip.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased or dying trees or shrubs at discretion of owner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan w/ replacement plantings can req. performance bond for trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance permitted w/ conditions, incl. any addition, alteration or repair of a NCS may not increase the setback NC of the structure.
HORIZONTAL ADDITION PROVISIONS:	Any addition, alteration or repair of a NCS may not increase the setback NC of the structure. If NC use discont. 12 months, future use must conform.
VERTICAL ADDITION PROVISIONS:	Any addition, alteration or repair of a NCS may not increase the setback NC of the structure. If NC use discont. 12 months, future use must conform.
BASEMENT ADDITION PROVISIONS:	Any addition, alteration or repair of a NCS may not increase the setback NC of the structure.
ACCESSORY STRUCT. PROVISIONS:	Any addition, alteration or repair of a NCS may not increase the setback NC of the structure. If NC use discont. 12 months, future use must conform.
RECONSTRUCTION PROVISIONS:	If NCS destroyed by fire, wind, etc., it must be rebuilt in conformity. Destroyed = total cost restoration >50% of present equalized assessed value.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes >20% (2) >1000 s.f. on 12-20% (3) >2000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Columbia

**Zoning Administrator:** Michael Stapleton

**Address:** PO Box 177

**Telephone Number:** 608-742-9660

Carl C Frederick BLDG

Portage WI 53901

**Fax Number:** 608-742-9817

**E-mail Address:**

**County's Web Site:** [www.palacenet.net/county/columbia/depts/planning/planning.htm](http://www.palacenet.net/county/columbia/depts/planning/planning.htm)

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA:	Sewered=10,000 s.f. Unsewered=20,000 s.f.
LOT WIDTH:	Sewered=65' Unsewered=100' (minimum average lot width)
SHORELINE FRONTAGE:	Sewered=65' Unsewered=100 (at OHWM)
LOT DEPTH:	Not addressed in county's shoreland zoning ordinance.
SHORELAND SETBACK:	Setback=75'
SHORELAND SETBACK REDUCTION RULE:	Min. 50' setback. Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' if a vacant lot.
WETLAND SETBACK:	Not addressed in county's shoreland zoning ordinance.
SIDEYARD SETBACK:	Swrd=min. 8' & min. ttl 20' AS=4' Unswrd=10' & 25' AS=5'
IMPERVIOUS AREA LIMIT:	Not addressed in county's shoreland zoning ordinance.

## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** Detached subordinate structure incidental & found in connection w/ PS & on same lot as PS.

**INFORMATION AND EXAMPLES:** Piers, boat hoists, boathouses, & open fences exempt from 75' setback.

### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** Boathouses prohibited waterward of OHWM. Max. 1 boathouse per lot. Max. 33% slope.

**DIMENSIONAL REQUIREMENTS:** Max. 600 s.f. Max. 24' wide or 50% of lot width at waterline. Max. 12' tall above OHWM. Earth-tone colored exterior.

**USE AND IMPROVEMENTS:** Solely for boat storage & related equipment. No human habitation. Open railings (max. 40% solid) permitted on roof.

**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Any path or road w/i 35' buffer shall be constructed & surfaced to effectively control erosion.

**FENCE STANDARDS:** Open fences (not defined) may be w/i 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Protection Area
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees at discretion of landowner. DNR shorecover removal improving trout habitat ok.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance may continue if over life of bldg. repair does not exceed 50% of current est. fair market value, unless brought into compliance.
HORIZONTAL ADDITION PROVISIONS:	Alterations or additions over life of bldgs. cannot exceed 50% of current est. fair market value unless brought into compliance.
VERTICAL ADDITION PROVISIONS:	Alterations or additions over life of bldgs. cannot exceed 50% of current est. fair market value unless brought into compliance.
BASEMENT ADDITION PROVISIONS:	Alterations or additions over life of bldgs. cannot exceed 50% of current est. fair market value unless brought into compliance.
ACCESSORY STRUCT. PROVISIONS:	Alterations or additions over life of struct. cannot exceed 50% of current est. fair market value unless brought into compliance.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Zoning permit req. for filling/grading w/i 300' of OHWM & drains to water (1)on slopes>20%, (2)>1000 s.f. on 12-20%, (3)>2000 s.f. on <12%. SEP req. for >10,000 s.f.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Crawford

**Zoning Administrator:** John Rybarczyk

**Address:** 111 W Dunn ST

**Telephone Number:** 608-326-0294

Prairie du Chien WI 53821

**Fax Number:** 608-326-0226

**E-mail Address:**

**County's Web Site:**

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**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

**LOT AREA:** Sewered=10,000 s.f. Unsewered=20,000 s.f.

**LOT WIDTH:** Sewered=65' Unsewered=100' (minimum average lot width)

**SHORELINE FRONTAGE:** Sewered=65' Unsewered=100 (at OHWM)

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** Setback=75'

**SHORELAND SETBACK REDUCTION RULE:** Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' if it is a vacant lot.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Swrd=min. 8' & min. ttl 20' AS=4' Unswrd=10' & 25' AS=5'

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

**DEFINITION:** Detached subordinate structure incidental & found in connection w/ PS & on same lot as PS.

**INFORMATION AND EXAMPLES:** Piers, boat hoists, boathouses, & open fences exempt from 75' setback.

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### ***BOATHOUSE STANDARDS:***

**PLACEMENT REQUIREMENTS:** Placing a boathouse beyond OHWM is prohibited.

**DIMENSIONAL REQUIREMENTS:** Not addressed in county's shoreland zoning ordinance.

**USE AND IMPROVEMENTS:** Solely for storage of boats & related equipment. Not for human habitation.

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**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Any path or road w/i 35' buffer shall be constructed & surfaced to effectively control erosion.

**FENCE STANDARDS:** Open fences (not defined) may be w/i 75' setback.

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## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Protection Area
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	No clear cutting except in VAC. Removal of dead dying, or diseased trees & shrubs at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance may continue if repair does not exceed 50% of current est. fair market value, unless brought into compliance.
HORIZONTAL ADDITION PROVISIONS:	Alterations or additions cannot exceed 50% of current est. fair market value unless brought into compliance.
VERTICAL ADDITION PROVISIONS:	Alterations or additions cannot exceed 50% of current est. fair market value unless brought into compliance.
BASEMENT ADDITION PROVISIONS:	Alterations or additions cannot exceed 50% of current est. fair market value unless brought into compliance.
ACCESSORY STRUCT. PROVISIONS:	Alterations or additions cannot exceed 50% of current est. fair market value unless brought into compliance.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes > 20% (2) > 1000 s.f. on 12-20% (3) > 2000 s.f. on < 12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Dane

**Zoning Administrator:** James Gregorius

**Address:** 210 M L King Jr BLVD

**Telephone Number:** 608-266-9083

Madison WI 53709

**Fax Number:** 608-267-1540

**E-mail Address:** gregorius@co.dane.wi.us

**County's Web Site:** www.co.dane.wi.us

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA:	Sewered=15,000 s.f. Unsewered=20,000 s.f.
LOT WIDTH:	Lots shall not be <100' in width at building setback line.
SHORELINE FRONTAGE:	Not addressed in county's shoreland zoning ordinance.
LOT DEPTH:	Not addressed in county's shoreland zoning ordinance.
SHORELAND SETBACK:	All PS & struct., exc. piers, boat hoists & boathouses min. 75'.
SHORELAND SETBACK REDUCTION RULE:	Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' on vacant lots.
WETLAND SETBACK:	Not addressed in county's shoreland zoning ordinance.
SIDEYARD SETBACK:	Min. side yard=10' & total 25'.
IMPERVIOUS AREA LIMIT:	Bldgs. & AS shall occupy max. 30% on int. lot or 35% corner lot.

## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION:	Subordinate or supplemental bldg., the use of which is incidental to main bldg. or struct. & on the same lot.
INFORMATION AND EXAMPLES:	All PS & struct., exc. piers, boat hoists & boat houses, setback a min. 75' horizontally from OHWM.

### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS:	Boathouses shall not be constructed below the OHWM.
DIMENSIONAL REQUIREMENTS:	Height measured vertically from OHWM & max. 12' tall.
USE AND IMPROVEMENTS:	Store boats, canoes, other watercraft & accessories. No human habitation. Railing on roof if not solid & max. 3.5' tall.

**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Any path or road w/i 35' strip shall be constructed & surfaced to effectively control erosion.

**FENCE STANDARDS:** Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from OHWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' as measured along OHWM may be clear cut to depth of 35' strip.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased or dying trees or shrubs at discretion of owner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan req. SEP & may req. performance bond guaranteeing planned trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Any bldg. lawfully built prior to ordinance which is NC in setback, etc. may be continued in use, but future additions or struct. alter. must conform & limited to 50% of assess value at time of NC.
HORIZONTAL ADDITION PROVISIONS:	Any bldg. lawfully built prior to ordinance which is NC in setback, etc. may be continued in use, but future additions or struct. alter. must conform & limited to 50% of assess value at time of NC.
VERTICAL ADDITION PROVISIONS:	Any bldg. lawfully built prior to ordinance which is NC in setback, etc. may be continued in use, but future additions or struct. alter. must conform & limited to 50% of assess value at time of NC.
BASEMENT ADDITION PROVISIONS:	Any bldg. lawfully built prior to ordinance which is NC in setback, etc. may be continued in use, but future additions or struct. alter. must conform & limited to 50% of assess value at time of NC.
ACCESSORY STRUCT. PROVISIONS:	Any bldg. lawfully built prior to ordinance which is NC in setback, etc. may be continued in use, but future additions or struct. alter. must conform & limited to 50% of assess value at time of NC.
RECONSTRUCTION PROVISIONS:	If destroyed by 50% or more, must be reconstructed in compliance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland and Inland-Wetland Dist. w/ limited uses & can be rezoned if will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Filling & grading permit req. w/i 300' of OHWM or if in 100-yr. floodplain or wetland dist., & drains to water (1)on slopes>20% (2)>1000 s.f. on 12-20% (3)>2000 s.f. on <12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Dodge

**Zoning Administrator:** Fred Lueck  
**Address:** 127 E Oak ST  
**Telephone Number:** 920-386-3700 Juneau WI 53039  
**Fax Number:** 920-386-3979  
**E-mail Address:** dplanning@dodgecountywi.com  
**County's Web Site:** www.dodgecountywi.com

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LAKE CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance. RIVER AND STREAM CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance.

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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=40,000 s.f.  
LOT WIDTH: Sewered=80' Unsewered=125'  
SHORELINE FRONTAGE: Sewered=80' Unsewered=125'  
LOT DEPTH: Min. 100' depth req. in subdivision ordinance.  
SHORELAND SETBACK: Setback=75' except for piers, boat hoists, & boathouses.  
SHORELAND SETBACK REDUCTION RULE: If 5+ bldgs. w/i 500' of proposed bldg. site w/ <75' setbacks, =ave. of closest bldg. on each side OR if all on 1 side, =closest bldg. & 75'.  
WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.  
SIDEYARD SETBACK: Swrd=min. 8' & 20' min. total Unswrd=min. 10' & 25' min. total.  
IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate struct. clearly incidental to, and found in connection with, PS to which it is related & on same lot as.  
INFORMATION AND EXAMPLES: Not addressed in county's shoreland zoning ordinance.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses shall not extend below OHWM.  
DIMENSIONAL REQUIREMENTS: Not addressed in county's shoreland zoning ordinance.  
USE AND IMPROVEMENTS: Not addressed in county's shoreland zoning ordinance.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Not addressed in county's shoreland zoning ordinance.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree Cutting Regulation Area
DIMENSIONS:	Strip of land 35' wide from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' shall be clear cut.
TREE AND SHRUBS REGULATIONS:	Remaining 70' in 100' must have sufficient cover to screen cars, bldgs., etc. as seen from water & control erosion.
MAINTENANCE REGULATIONS:	Not addressed in county's shoreland zoning ordinance.
ENFORCEMENT PROVISIONS:	Violation upon conviction \$10 to \$200 and costs of prosecution. Each day a separate offense.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Lawful NCS existing at time of ordinance adoption or amendment may continue although it does not conform w/ lot, area, yard or setback provisions.
HORIZONTAL ADDITION PROVISIONS:	Additions or enlargements are permitted only if bldg. conforms w/ req. setbacks, & lot conforms w/ existing sanitary code or is served by sewer.
VERTICAL ADDITION PROVISIONS:	Additions or enlargements are permitted only if bldg. conforms w/ req. setbacks, & lot conforms w/ existing sanitary code or is served by sewer.
BASEMENT ADDITION PROVISIONS:	Additions or enlargements are permitted only if bldg. conforms w/ req. setbacks, & lot conforms w/ existing sanitary code or is served by sewer.
ACCESSORY STRUCT. PROVISIONS:	Additions or enlargements are permitted only if bldg. conforms w/ req. setbacks & sanitary code. Boathouses below OHWM must comply w/ 30.121.
RECONSTRUCTION PROVISIONS:	Existing NCS damaged by fire, flood, etc. can be reconstructed & shall conform as far as practicable w/setbacks. Lot must be up to sanitary code.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Permits for grading, filling or excavating as required by Shoreland-Wetland District.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

*Door*

**Zoning Administrator:** David Sautebin

**Address:** 421 Nebraska ST

**Telephone Number:** 920-746-2323

Sturgeon Bay WI 54235-0670

**Fax Number:** 920-746-2387

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

LOT AREA: Varies w/ zoning district from 16,200 s.f. to 35 acres.

LOT WIDTH: Varies w/ zoning district from 90' to 600'.

SHORELINE FRONTAGE: Varies w/ zoning district from 90' to 600'.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75' exc. for stairs, boathouses, 1 mailbox, piers, etc.

SHORELAND SETBACK REDUCTION RULE: Min. 40' setback. Ave=ave. setback of nearest bldgs. w/i 100' on either side, or if only 1 bldg., its setback & 75'.

WETLAND SETBACK: Setback=35', exc. in SF20 & SF30=10'.

SIDEYARD SETBACK: Varies with zoning district.

IMPERVIOUS AREA LIMIT: Varies w/ zoning dist. of 7.5% to 75% max. imperv. surface ratio.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

DEFINITION: Bldg. or struct. which is customary, incidental, and subordinate to permitted PU of a lot & on same lot as PU & not a PS.

INFORMATION AND EXAMPLES: Stairs, lifts, boathouses, open fences, at-grade struct. (not bldgs.), 1 mail box, piers, etc. exempt from setback req.

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### ***BOATHOUSE STANDARDS:***

PLACEMENT REQUIREMENTS: Boathouses shall not be placed waterward of OHWM. Used in conjunction w/ a residence.

DIMENSIONAL REQUIREMENTS: Accessory structure limitations based on when built in relation to PS.

USE AND IMPROVEMENTS: Solely for storage of boats & related recreational materials.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Dockminiums are classified as marinas and allowed as a form of ownership.

WALKWAY STANDARDS: Stairs & elev. walk if essential to shore access w/ no roof, canopies, or solid railings & max. 4' wide. Landings max. 32 s.f.

FENCE STANDARDS: Open fences permitted w/i setback if entire length max. 50% opaque & indiv. elements max. 50% opaque.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Shoreland Vegetation Preservation Area.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% of length of 35' wide strip shall be cleared to depth of strip & max. 30' wide openings in any 100'.
TREE AND SHRUBS REGULATIONS:	Remaining 70% of strip shall screen view of vehicles, bldgs. & struct. from water & control erosion.
MAINTENANCE REGULATIONS:	No clearing w/i 10' of neighbor's lot line. Beyond 35' inland, clearing >10,000 s.f. req. qualified forester approval.
ENFORCEMENT PROVISIONS:	Alternative cutting plan req. CUP & may req. performance bond guaranteeing planned trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Struct. alter. or repairs shall meet all provisions of ordinance, exc. setback or yard req. if no increase in floor area or change in footprint.
HORIZONTAL ADDITION PROVISIONS:	Additions or extensions to NCS permitted provided that they comply w/ all provisions of ordinance (setbacks, max. imperv. surfaces, etc.)
VERTICAL ADDITION PROVISIONS:	Additions or extensions to NCS permitted provided that they comply w/ all provisions of ordinance (setbacks, max. imperv. surfaces, etc.)
BASEMENT ADDITION PROVISIONS:	Additions or extensions to NCS permitted provided that they comply w/ all provisions of ordinance (setbacks, max. imperv. surfaces, etc.)
ACCESSORY STRUCT. PROVISIONS:	Additions or extensions to NCS permitted provided that they comply w/ all provisions of ordinance (setbacks, max. imperv. surfaces, etc.)
RECONSTRUCTION PROVISIONS:	Destroyed NCS may be repaired or restored if (1)brought into compliance or (2)repair fully within footprint of struct. & no incr. in floor area.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input checked="" type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	Wetland District & Natural Features Protection Requirements include ridges & swales complexes & wetland setbacks.				
LAND DISTURBANCE MEASURES:	Zoning permit for disturbances w/i 300' horizontally of nav. water (1)on slopes>20% (2)>1000 s.f. on 12-20% (3)>2000 s.f. on <12% (4)over 10,000 s.f.				
BLUFF AND UNSTABLE SOIL MEASURES:	Natural area req. include escarpements, drumlins, dunes, rockholes, woodlands, ridge & swales complex, and wetlands.				

# Shoreland Zoning Ordinance Summary

Douglas

Zoning Administrator: Vacant

Address: 1313 Belknap ST

Telephone Number: 715-395-1380

Room 206

Superior

WI 54880

Fax Number: 715-395-1421

E-mail Address:

County's Web Site:

LAKE CLASSIFICATION SYSTEM: Class 1, 2, 3 & Wild Lakes (WL)

RIVER AND STREAM CLASSIFICATION SYSTEM:

Rivers & Streams (same as 3)

## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: 1=30,000 s.f. 2=40,000 s.f. 3=80,000 s.f. WL=10 acres

LOT WIDTH: 1=150' 2=175' 3=200' WL=300'

SHORELINE FRONTAGE: 1=150' 2=175' 3=200' WL=300'

LOT DEPTH: 1=200' 2=230' 3=400'

SHORELAND SETBACK: 1=75' 2=100' 3=125' Brule, St. Croix & Eau Claire Rivers=200' WL=175'

SHORELAND SETBACK REDUCTION RULE: No setback averaging. Reduced setback req. a variance.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: 1 & 2=10' min. & 40' min. total. 3=20' min. & 50' min. total.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Structure=anything constructed/erected. Accessory Use=incidental & subordinate to principal use or bldg. on same lot.

INFORMATION AND EXAMPLES: Any permanent, roofed structure serving an AU, if attached to PS, is part of PS.

### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses shall not extend toward the water beyond the ordinary high waterline.

DIMENSIONAL REQUIREMENTS: Max. 250 s.f. & 14' tall. Limited to 1 story.

USE AND IMPROVEMENTS: Boathouses shall not be used for habitation.

PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Not addressed in county's shoreland zoning ordinance.

FENCE STANDARDS: Assumed structure & must meet setback requirements, exc. livestock pasture fences.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Class 1 & 2=Strip 35' inland from normal high waterline. Class 3 & WL=Strip 50' inland.
VIEWING ACCESS CORRIDOR (VAC):	1, 2 & 3=No more than 30' in any 100' shall be clear cut. WL=No more than 30' may be selectively cut 50' inland from OHWM.
TREE AND SHRUBS REGULATIONS:	Tree & shrub cutting governed by effect on water quality & in accordance w/ accepted management practices.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Struct. repairs & alterations shall not >50% of assessed value at time of repair/alteration w/o County Board approval, unless compliance results.
HORIZONTAL ADDITION PROVISIONS:	Struct. repairs & alterations shall not >50% of assessed value at time of repair/alteration w/o County Board approval, unless compliance results.
VERTICAL ADDITION PROVISIONS:	Struct. repairs & alterations shall not >50% of assessed value at time of repair/alteration w/o County Board approval, unless compliance results.
BASEMENT ADDITION PROVISIONS:	The lowest floor level must be 4' above the highest groundwater level. Alterations cannot >50% assessed value w/o County Board approval.
ACCESSORY STRUCT. PROVISIONS:	Struct. repairs & alterations shall not >50% of assessed value at time of repair/alteration w/o County Board approval, unless compliance results.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	Resource Conservation District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Filling & grading permitted only in accord with state law and where protection against erosion, sedimentation & impairment of aquatic life is assured.	
BLUFF AND UNSTABLE SOIL MEASURES:	Increased setback required for Lake Superior shoreline development based on height and angle of slope.	

# Shoreland Zoning Ordinance Summary

*Dunn*

**Zoning Administrator:** Michael Helgeson

**Address:** 800 Wilson AVE

**Telephone Number:** 715-232-1401

Menominee WI 54751

**Fax Number:** 715-232-1324

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=60' Unsewered=85' (at highway setback line).

SHORELINE FRONTAGE: Not addressed in county's shoreland zoning ordinance.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: All structures, including decks, shall be setback 75' from OHWM.

SHORELAND SETBACK REDUCTION RULE: Where POD has <75' setback & adjoining NCPS w/i 200', average = NCPS setback & 75' OR if NCPS on both sides, setback = aver. setback of NCPS.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Principal struct.=10' setback. Accessory struct.=5' setback.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

DEFINITION: Subordinate struct. detached from, but located on same lot as principal struct., use of which is incidental to princ. struct.

INFORMATION AND EXAMPLES: All structures, including decks, must meet 75' setback. Reduced setbacks do not apply to accessory structures.

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### ***BOATHOUSE STANDARDS:***

PLACEMENT REQUIREMENTS: Req. BOA approval & special exception permit. Minimum 5' setback from OHWM. 1 boathouse to existing principal structure.

DIMENSIONAL REQUIREMENTS: Maximum of 1-story & 360 s.f.. Floor elevation must be 2' above OHWM.

USE AND IMPROVEMENTS: Solely for watercraft & accessories storage. Roof = pitched or gables, no decks. May not be visually intrusive.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' buffer shall be constructed & surfaced to effectively control erosion.

FENCE STANDARDS: Open fences (chain link or split rail) exempt from 75' setback, as well chain link fences for private kennel runs.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & 35' deep from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' may be clear cut to the depth of the 35' area.
TREE AND SHRUBS REGULATIONS:	No clear cutting w/i buffer except in VAC. Dead, diseased, or dying trees/shrubs removed at discretion of owner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	NC status cannot be achieved simply due to setback, must also be in floodplain, regardless normal maintenance is allowed.
HORIZONTAL ADDITION PROVISIONS:	If in floodplain too, additions allowed provided they do not intensify nonconformity. Additions cannot exceed the total s.f. of the existing struct.
VERTICAL ADDITION PROVISIONS:	If in floodplain too, additions allowed provided they do not intensify nonconformity. Additions cannot exceed the total s.f. of the existing struct.
BASEMENT ADDITION PROVISIONS:	If in floodplain too, additions allowed provided they do not intensify nonconformity. Additions cannot exceed the total s.f. of the existing struct.
ACCESSORY STRUCT. PROVISIONS:	NC boathouse may be repaired, but not expanded, at cost <50% of current fair market value. Repairs in >50% of market value, req. full compliance.
RECONSTRUCTION PROVISIONS:	NCS destroyed or damaged >50% by fire, flood etc. shall not be replaced unless it is in full compliance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input checked="" type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes>20% (2)>2000 s.f. on 12-20% (3)>5000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

*Eau Claire*

**Zoning Administrator:** Richard DeVriend

**Address:** 731 Oxford AVE  
RM 1510

**Telephone Number:** 715-839-4741/2979

Eau Claire WI 54703

**Fax Number:** 715-839-4854

**E-mail Address:**

**County's Web Site:**

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**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

**LOT AREA:** Varies w/ zoning district.

**LOT WIDTH:** Varies w/ zoning district.

**SHORELINE FRONTAGE:** Not addressed in county's shoreland zoning ordinance.

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** Setback=75'

**SHORELAND SETBACK REDUCTION RULE:** Dwelling Unit may be w/i setback, if reduced setback=ave. of setbacks of DU on adj. lots or =ave. of DU on 1 side & 75' for vacant lot.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Not addressed in county's shoreland zoning ordinance.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

**DEFINITION:** Subordinate structure incidental to & on same lot as PS, exc. mobile/manufact. homes are not allowed as storage structures.

**INFORMATION AND EXAMPLES:** Removable piers and docks, open stairways, boat tracks, boat shelters, bridges and walkways are exempt from setback req.

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### ***BOATHOUSE STANDARDS:***

**PLACEMENT REQUIREMENTS:** Boathouses cannot be any closer than 10' from OHWM & is a conditional use. May not be constructed or placed below OHWM.

**DIMENSIONAL REQUIREMENTS:** Not addressed in county's shoreland zoning ordinance.

**USE AND IMPROVEMENTS:** No boathouse shall be used for human habitation.

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**PIER AND WHARF STANDARDS:** Removable piers and docks are exempt from setback requirements.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Max. 48" wide. Stair landings max. 40 s.f. & must be separated by min. 10' horizontally. No benches, roofs, tables, etc.

**FENCE STANDARDS:** Open fences, such as chain link, are allowed within 75' of normal high water mark.

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## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Shoreland vegetation cutting area
DIMENSIONS:	W/i 35' of normal HWM
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' shall be clear cut.
TREE AND SHRUBS REGULATIONS:	Dead, dying or diseased veget. removed at discretion of owner. Selective cutting of veget. in remaining 70' may be allowed.
MAINTENANCE REGULATIONS:	Selective cutting not to result in shoreland erosion & provide sufficient cover to prevent sedimentation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Normal maintenance is allowed.
HORIZONTAL ADDITION PROVISIONS:	Structural repairs, alterations and expansions permitted, provided nonconforming nature of structure is not intensified.
VERTICAL ADDITION PROVISIONS:	Structural repairs, alterations and expansions permitted, provided nonconforming nature of structure is not intensified.
BASEMENT ADDITION PROVISIONS:	Structural repairs, alterations and expansions permitted, provided nonconforming nature of structure is not intensified.
ACCESSORY STRUCT. PROVISIONS:	Structural repairs, alterations and expansions permitted, provided nonconforming nature of structure is not intensified. Normal maintenance allowed.
RECONSTRUCTION PROVISIONS:	Structure damaged or destroyed by deliberate act of landowner, or due to general deterioration, may not be rebuilt or repaired, except in conformance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Reconstruction or repair of NCS.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Develop mitigation plan for adverse effects of NCS & submit to County w/ implementation schedule.
WHAT IS REQUIRED FOR MITIGATION?	Private onsite sanitary system up to code, 35' natural vegetation buffer restored to code req., ext. bldg. materials visually neutral or inconspicuous, etc.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Conditional Use Contract req. for alteration of land surface with slope over 6%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Florence

**Zoning Administrator:** Richard Wolosyn

**Address:** 501 Lake AVE  
PO Box 627

**Telephone Number:** 715-528-3206

Florence WI 54121

**Fax Number:** 715-528-5720

**E-mail Address:** rwolzone@florencewi.net

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Wild Rivers Zone, i.e. Pine & Popple River (WR)
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f. WR=5 acres (seasonal)

LOT WIDTH: Sewered=65' (average) Unsewered=100' (average) WR=500'

SHORELINE FRONTAGE: Sewered=65' (at OHWM) Unsewered=100' (at OHWM)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Sewered & Unsewered=75'. WR=150'.

SHORELAND SETBACK REDUCTION RULE: If POD w/ NCPS <75' from OHWM & 1 bldg. w/i 200' site, setback=ave. of NCPS setback & 75'. If NCPS on 2 sides w/i 200', setback=ave. of NCPS setback.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Swrd.=min. 8' & 20' ttl. AS=4'. Unswrd=10', 25', 5'. WR=150'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure incidental & found in connection with principle structure, which is located on the same lot.

INFORMATION AND EXAMPLES: All structures, excluding piers, boat hoists, boathouses, & open fences, must meet 75' setback.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Must be placed btwn. OHWM & 6' landward of OHWM. 1 boathouse per lot. Not on >20% slopes.

DIMENSIONAL REQUIREMENTS: Maximum of 1-story & 400 s.f.

USE AND IMPROVEMENTS: Solely for storage of boats & accessories. No human habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' buffer shall be constructed & surfaced to effectively control erosion.

FENCE STANDARDS: Open fences (not defined) may require a lesser setback and are exempt from 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & 35' deep from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' may be clear cut to the depth of the 35' area.
TREE AND SHRUBS REGULATIONS:	No clear cutting w/i buffer except in VAC. Dead, diseased, or dying trees/shrubs removed at discretion of owner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	NCS can be maintained as long as a NC use does not discontinue for 12 consecutive monthes.
HORIZONTAL ADDITION PROVISIONS:	No structural alteration, addition or repair can over the life of the bldg., exceed 50% of the fair market value, unless brought into compliance.
VERTICAL ADDITION PROVISIONS:	No structural alteration, addition or repair can over the life of the bldg., exceed 50% of the fair market value, unless brought into compliance.
BASEMENT ADDITION PROVISIONS:	The lowest floor elevation must be 2' above OHWM. No additions can over the life of the bldg., exceed 50% of the current estimated fair market value.
ACCESSORY STRUCT. PROVISIONS:	No structural alteration, addition or repair can over the life of the bldg., exceed 50% of the fair market value, unless brought into compliance.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input checked="" type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1)on slopes>20% (2)>1000 s.f. on 12-20% (3)>2000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Fond du Lac

**Zoning Administrator:** Ernst "Spike" Clarenbach

**Address:** 160 S Macy ST

**Telephone Number:** 920-929-3139

Fond du Lac WI 54935

**Fax Number:** 920-929-3016

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (average minimum lot width)

SHORELINE FRONTAGE: Sewered=65' Unsewered=100' (at OHWM)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75'

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Min. side yard=10' & min. total sideyards=25'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate struct. clearly incidental to & found in connection w/ PS to which it is related & located on same lot.

INFORMATION AND EXAMPLES: May not be used for habitation. Piers, boat hoist, boathouses & open fences exempt from setback req.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses shall not extend waterward beyond OHWM. Construct on max. 20% slope. 1 boathouse per conforming lot.

DIMENSIONAL REQUIREMENTS: Max. 864 s.f. Highest point of roof max. 1-story or 15' tall. Req. min. 1 boat access door min. 7' wide on water side.

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. No human habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' strip shall be constructed & surfaced to effectively control erosion.

FENCE STANDARDS: Open fences w/i setback if for each 1' wide segment over entire length & height, 50% of surface area open w/ views.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip paralleling the OHWM & extending 35' inland from OHWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM may be cut to depth of 35' strip.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased, or dying trees or shrubs is at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan may req. performance bond which guarantees planted trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Maintenance may continue w/ conditions incl. if use is discont. for 12 monthes, any future use shall conform to ordinance.
HORIZONTAL ADDITION PROVISIONS:	Additions & improvements to conforming uses permitted provided no encroachment on existing roads & yard setbacks & conform to ordinance.
VERTICAL ADDITION PROVISIONS:	Additions & improvements to conforming uses permitted provided no encroachment on existing roads & yard setbacks & conform to ordinance.
BASEMENT ADDITION PROVISIONS:	Additions & improvements to conforming uses permitted provided no encroachment on existing roads & yard setbacks & conform to ordinance.
ACCESSORY STRUCT. PROVISIONS:	Additions & improvements to conforming uses permitted provided no encroachment on existing roads & yard setbacks & conform to ordinance.
RECONSTRUCTION PROVISIONS:	Replacement of conforming uses permitted provided no encroachment on existing roads & yard setbacks & conform to ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling or grading w/i 300' of OHWM & drains to water if (1)>10,000 s.f. exposed or (2)on slopes of 20% or greater.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

*Forest*

**Zoning Administrator:** Dawn Schmidt

**Address:** 200 E Madison ST

**Telephone Number:** 715-478-3893

Courthouse

Crandon

WI 54520

**Fax Number:** 715-478-5395

**E-mail Address:**

**County's Web Site:**

**LAKE CLASSIFICATION SYSTEM:**

Lakes over 50 acres (L>50) & Lakes 50 acres or less (L<50)

**RIVER AND STREAM CLASSIFICATION SYSTEM:**

Flowages, Rivers & Streams =

L<50

## **MINIMUM SHORELAND LOT REQUIREMENTS**

**LOT AREA:** L>50=20,000 s.f. L<50=40,000 s.f.

**LOT WIDTH:** L>50=100' L<50=200' (at structure setback line)

**SHORELINE FRONTAGE:** L>50=100' L<50=200' (at OHWM)

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** L>50 & L<50 = 75' from OHWM.

**SHORELAND SETBACK REDUCTION RULE:** Min. 40' red. setback. Red. setbacks for additions only & req. 5+ bldgs. w/i 500' of bldg. site. Ave.=setback of PS on each side or if vacant 75'.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** L>50' & sewer=10'. L>50' & unsewer=15'. L<50=15'.

**IMPERVIOUS AREA LIMIT:** Max. 20% lot coverage (impervious surface area)

## **ACCESSORY STRUCTURE REQUIREMENTS**

**DEFINITION:** Detached subordinate struct. Incidental to & found in connection w/ PS to which it is related & on same lot as.

**INFORMATION AND EXAMPLES:** Max. 18' tall & no human habitation. Piers, boat hoists, stairs, walkways, lifts & open fences may require lesser setback.

### **BOATHOUSE STANDARDS:**

**PLACEMENT REQUIREMENTS:** Boathouses are structures & must be setback 75' from OHWM.

**DIMENSIONAL REQUIREMENTS:** AS limited to 18' tall from sill plate to peak of structure.

**USE AND IMPROVEMENTS:** No human habitation.

**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Sale of mooring sites & berths as condominiums or anything separate from a dwelling on the same shoreland lot is prohibited.

**WALKWAY STANDARDS:** Max. 4' wide. Paths must be of permeable surfacing. Walks & stairs for access only & must be screened, no roofs, railing if req. for safety.

**FENCE STANDARDS:** Open fences (50% or less opaque) may require a lesser setback and are exempt from 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Vegetative Protection Area
DIMENSIONS:	First 35' of area from the water's edge landward.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any lot or 30' in any 100' along OHWM cleared to 35' strip. Clear cutting prohibited exc. for PS, etc.
TREE AND SHRUBS REGULATIONS:	Regulations do not apply to removal of dead, diseased, or dying trees or shrubs & silvicultural thinning upon recommendation of a forester.
MAINTENANCE REGULATIONS:	Fertilization of shore yards w/i 75' from OHWM prohibited unless free of nitrates, phosphates & lake damaging chemicals.
ENFORCEMENT PROVISIONS:	Prior to issuing citation, ZA shall issue a Correction Letter. If no result, ZA shall issue citation.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	No struct. alteration, addition or repair shall over life of struct. exceed 50% of CEAV unless permanently changed to conforming.
HORIZONTAL ADDITION PROVISIONS:	Additions to NCS landward only & limited to 1/2 of total s.f. of existing struct. & must meet 50% rule. Req. mitigation.
VERTICAL ADDITION PROVISIONS:	Additions to NCS landward only & limited to 1/2 of total s.f. of existing struct., max. 25' tall & must meet 50% rule. Req. mitigation.
BASEMENT ADDITION PROVISIONS:	No struct. alteration, addition or repair shall over life of struct. exceed 50% of CEAV unless permanently changed to conforming.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition or repair shall over life of struct. exceed 50% of CEAV unless permanently changed to conforming.
RECONSTRUCTION PROVISIONS:	If NCS damaged by violent wind, fire, etc. rebuild as prior to damage & req. mitigation. If damaged by owner or deterioration, rebuild in conformance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Additions to structures which req. a reduced setback & repair or reconstruction of any damaged or destroyed NCS.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Plan to mitigate shall be developed & submitted prior to any repair or reconstruction. Plan shall be approved by ZA prior to issuance of permit & shall include an implementation schedule.
WHAT IS REQUIRED FOR MITIGATION?	Plan req. sanitary system to be brought up to code, restore buffer of native vegetation & w/i 5 years provide min. 60% visual screening of NCS from water, meet impervious surface limits & visually inconspicuous exterior building materials.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland Overlay District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes > 20% (2) > 1000 s.f. on 12-20% (3) > 2000 s.f. on < 12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

*Grant*

**Zoning Administrator:** James Nemo

**Address:** 124 S Monroe ST

**Telephone Number:** 608-723-2848/4394

Lancaster WI 53813

**Fax Number:** 608-723-6501

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (minimum average lot width)

SHORELINE FRONTAGE: Sewered=65' Unsewered=100' (frontage at OHWM)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75', exc. piers, boat hoists, boathouses, & open fences.

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Swrd=min. 8' & ttl. 20'. AS=4'. Unswrd=min.10' & ttl. 25'. AS=5'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

DEFINITION: Detached subordinate struct. which is incidental & found in connection with PS to which it is related & on the same lot as.

INFORMATION AND EXAMPLES: All bldgs. & struct., exc. piers, boat hoists, boathouses & open fences, setback a min. of 75' from OHWM of nav. waters.

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### ***BOATHOUSE STANDARDS:***

PLACEMENT REQUIREMENTS: Boathouses shall be setback a minimum of 5' from OHWM. Construct on max. 20% slopes. 1 boathouse per lot as AS.

DIMENSIONAL REQUIREMENTS: Max. 300 s.f. & one story.

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. No human habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' area shall be constructed & surfaced to effectively control erosion.

FENCE STANDARDS: Open fences (not defined) may be w/i 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased, or dying trees or shrubs is at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan may req. performance bond which guarantees planted trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Cond. routine mainten. incl. no repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
HORIZONTAL ADDITION PROVISIONS:	No struct. alter., addition or repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
VERTICAL ADDITION PROVISIONS:	No struct. alter., addition or repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
BASEMENT ADDITION PROVISIONS:	No struct. alter., addition or repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
ACCESSORY STRUCT. PROVISIONS:	No struct. alter., addition or repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes > 20% (2) > 1000 s.f. on 12-20% (3) > 2000 s.f. on < 12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

*Green*

**Zoning Administrator:** Diane Updike

**Address:** N3150 Highway 81

**Telephone Number:** 608-328-9423

Monroe WI 53566

**Fax Number:** 608-328-9443

**E-mail Address:**

**County's Web Site:**

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**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

**LOT AREA:** Sewered=10,000 s.f. Unsewered=20,000 s.f.

**LOT WIDTH:** Sewered=65' Unsewered=100' (minimum average width)

**SHORELINE FRONTAGE:** Not addressed in county's shoreland zoning ordinance.

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** Setback=75, exc. for piers, boat hoists & boathouses

**SHORELAND SETBACK REDUCTION RULE:** Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' on vacant lots.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Addressed in general zoning.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

**DEFINITION:** A subordinate building or portion of main building, the use of which is incidental to permitted use of main building.

**INFORMATION AND EXAMPLES:** Setback min. 75' from OHWM of an adjacent water body is req. for all bldgs. & struct., exc. piers, boat hoist & boathouses.

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### ***BOATHOUSE STANDARDS:***

**PLACEMENT REQUIREMENTS:** Construction or placing a boathouse beyond the OHWM of any navigable waters is prohibited.

**DIMENSIONAL REQUIREMENTS:** Not addressed in county's shoreland zoning ordinance.

**USE AND IMPROVEMENTS:** Use for storage of watercraft & associated materials. No human habitation.

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**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**FENCE STANDARDS:** Addressed in general zoning.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip of land 35' wide inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' measured along OHWM may be clear cut.
TREE AND SHRUBS REGULATIONS:	Regulations do not apply to removal of dead, diseased or dying trees or shrubbery.
MAINTENANCE REGULATIONS:	Not addressed in county's shoreland zoning ordinance.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine mainten. if no repair to NCS over life of struct. shall exceed 50% of equalized assessed value when it became NC unless made conforming.
HORIZONTAL ADDITION PROVISIONS:	No struct. alter., addition or repair to NCS over life of struct. shall exceed 50% of equalized assessed value when became NC unless made conforming.
VERTICAL ADDITION PROVISIONS:	No struct. alter., addition or repair to NCS over life of struct. shall exceed 50% of equalized assessed value when became NC unless made conforming.
BASEMENT ADDITION PROVISIONS:	No struct. alter., addition or repair to NCS over life of struct. shall exceed 50% of equalized assessed value when became NC unless made conforming.
ACCESSORY STRUCT. PROVISIONS:	No struct. alter., addition or repair to NCS over life of struct. shall exceed 50% of equalized assessed value when became NC unless made conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Permit req. as described in Shoreland-Wetland District.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	



## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area paralleling OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' as measured along OHWM, may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased, or dying trees or shrubs is at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Conditional routine maintenance if no repair to bldg. or struct. over its life exceeds 50% of current est. fair market value unless made compliant.
HORIZONTAL ADDITION PROVISIONS:	No struct. alter., addition or repair to bldg. or struct. over its life exceeds 50% of current est. fair market value unless made compliant.
VERTICAL ADDITION PROVISIONS:	No struct. alter., addition or repair to bldg. or struct. over its life exceeds 50% of current est. fair market value unless made compliant.
BASEMENT ADDITION PROVISIONS:	No struct. alter., addition or repair to bldg. or struct. over its life exceeds 50% of current est. fair market value unless made compliant.
ACCESSORY STRUCT. PROVISIONS:	No struct. alter., addition or repair to bldg. or struct. over its life exceeds 50% of current est. fair market value unless made compliant.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes > 20% (2) > 1000 s.f. on 12-20% (3) > 2000 s.f. on < 12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Iowa

**Zoning Administrator:** Scott Godfrey

**Address:** 222 N Iowa ST

**Telephone Number:** 608-935-0398

Dodgeville WI 53533

**Fax Number:** 608-935-3024

**E-mail Address:** iczone@mhtc.net

**County's Web Site:**

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**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA:	Sewered=10,000 s.f. Unsewered=20,000 s.f.
LOT WIDTH:	Sewered=65' Unsewered=150' (minimum average lot width)
SHORELINE FRONTAGE:	Sewered=65' Unsewered=100' (min. frontage at OHWM)
LOT DEPTH:	Not addressed in county's shoreland zoning ordinance.
SHORELAND SETBACK:	Setback=75", exc. piers, boat hoists, boathouses & open fences.
SHORELAND SETBACK REDUCTION RULE:	Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' on vacant lots.
WETLAND SETBACK:	Not addressed in county's shoreland zoning ordinance.
SIDEYARD SETBACK:	Swrd=min. 8' & ttl. 20'. AS=4'. Unswrd=min.10' & ttl. 25'. AS=5'.
IMPERVIOUS AREA LIMIT:	Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION:	Detached subordinate struct. incidental to & found in connection with PS to which it is related & on same lot as.
INFORMATION AND EXAMPLES:	All bldgs. & struct., exc. piers, boat hoists, boathouses & open fences, setback a min. of 75' from OHWM of nav. waters.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS:	Boathouses shall be setback a min. of 5' from OHWM. Construct on max. 20% slopes. 1 boathouse per lot as AS.
DIMENSIONAL REQUIREMENTS:	Max. 300 s.f. & 1-story.
USE AND IMPROVEMENTS:	Solely for boat storage & related equipment. No human habitation.

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**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Any path or road w/i 35' area shall be constructed & surfaced to effectively control erosion.

**FENCE STANDARDS:** Open fences (not defined) may be w/i 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased, or dying trees or shrubs is at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan may req. performance bond which guarantees planted trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Cond. routine mainten. incl. no repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
HORIZONTAL ADDITION PROVISIONS:	No struct. alter., addition or repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
VERTICAL ADDITION PROVISIONS:	No struct. alter., addition or repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
BASEMENT ADDITION PROVISIONS:	No struct. alter., addition or repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
ACCESSORY STRUCT. PROVISIONS:	No struct. alter., addition or repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes > 20% (2) > 1000 s.f. on 12-20% (3) > 2000 s.f. on < 12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	



# Shoreland Zoning Ordinance Summary

Iron

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' shall be clear cut.
TREE AND SHRUBS REGULATIONS:	Cutting governed by consideration of effect on water quality & in accord w/ accepted forestry management practices.
MAINTENANCE REGULATIONS:	Not addressed in county's shoreland zoning ordinance.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Repairs shall not during life of struct. exceed 50% of fair market value, when struct. became NC. If costs >50% value, can change to conforming.
HORIZONTAL ADDITION PROVISIONS:	Struct. alterations shall not during life of struct., exceed 50% of fair market value, at time of NC. If costs >50% value, can change to conforming.
VERTICAL ADDITION PROVISIONS:	Struct. alterations shall not during life of struct., exceed 50% of fair market value, at time of NC. If costs >50% value, can change to conforming.
BASEMENT ADDITION PROVISIONS:	Lowest level must be at least 4' above highest ground water level.
ACCESSORY STRUCT. PROVISIONS:	Repairs or alteration shall not during life of struct. exceed 50% of fair market value, at time of NC. If costs >50% value, can change to conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland Protection Overlay w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Any filling, grading or excavating requires a Land Use Permit.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Jackson

**Zoning Administrator:** Terry Schmidt

**Address:** 307 S Main ST

**Telephone Number:** 715-284-0220

Black River Falls WI 54615

**Fax Number:** 715-284-0238

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	All lots on Black River from STH 54 downstream to county line =BR
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=21,780 s.f. BR=1.5 acres

LOT WIDTH: Sewered=65' Unsewered=120' BR=200'

SHORELINE FRONTAGE: Sewered=65' Unsewered=100' BR=200'

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: S & U=75' BR=greater of 100' from OHWM or 25' from bluffline

SHORELAND SETBACK REDUCTION RULE: Min. 40' setback. Ave=ave. setback of nearest bldgs. w/i 200' on either side, or if only 1 bldg. & 75'.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Sewered=min. 15' & 20' total Unsewered=min. 10' & 25' total

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure clearly incidental & found in connection with principal structure which is on the same lot.

INFORMATION AND EXAMPLES: No more than 2 accessory bldgs., incl. a boathouse, on a lot or lots under single ownership may be present.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouse shall not extend below nor be closer than 10' from OHWM. Not on 20%+ slopes.

DIMENSIONAL REQUIREMENTS: Max. 10' tall above OHWM & max. dimensions of 14' wide x 24' long.

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. Not for human habitation. Toilets prohibited.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Paths w/i protection area must be constructed & surfaced to effectively control erosion.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 20' in any 100' along OHWM shall be clear cut to depth of 35' strip (BR=30' in 200').
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased, or dying trees or shrubs is at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	NCS can be maintained as long as a NC use does not discontinue for 12 consecutive monthes.
HORIZONTAL ADDITION PROVISIONS:	No structural alteration, addition or repair can exceed 50% of its fair market value, at time of NC, unless brought into compliance.
VERTICAL ADDITION PROVISIONS:	No structural alteration, addition or repair can exceed 50% of its fair market value, at time of NC, unless brought into compliance.
BASEMENT ADDITION PROVISIONS:	No structural alteration, addition or repair can exceed 50% of its fair market value, at time of NC, unless brought into compliance.
ACCESSORY STRUCT. PROVISIONS:	Maintenance & repair of NC boathouses below OHWM shall comply w/ 30.121, Wis. Stats.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input checked="" type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	CUP req. for any filling or grading w/i 300' of OHWM on slopes draining toward water & (1)>20% (2)>1000 s.f. on 12-20% or (3)2000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Jefferson

**Zoning Administrator:** Bruce Haukom

**Address:** 320 S Main ST  
RM 206

**Telephone Number:** 920-674-7130

Jefferson WI 53549

**Fax Number:** 920-674-7368

**E-mail Address:**

**County's Web Site:**

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**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

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## MINIMUM SHORELAND LOT REQUIREMENTS

**LOT AREA:** Swrd=10,000 s.f. Unswrd =20,000 s.f (or of underlying dist.)

**LOT WIDTH:** Sewered=80' Unsewered=100' (or of underlying dist.)

**SHORELINE FRONTAGE:** Not addressed in county's shoreland zoning ordinance.

**LOT DEPTH:** Sewered=80' Unsewered=150' (or of underlying dist.)

**SHORELAND SETBACK:** Setback=75' from normal HWM & min. 2' above regional flood elev.

**SHORELAND SETBACK REDUCTION RULE:** Reduced setbacks if 5+ bldgs. w/i 500' of prop. bldg. site. Ave=setbacks of bldgs. on each side & 75' if it is a vacant lot.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Sewered=10' each. Unsewered=15' each.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** Detached structure subordinate to PU & located on same lot or parcel, & serving purpose incidental to PU.

**INFORMATION AND EXAMPLES:** Docks, piers & boathouses exempt from 75' setback.

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### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** Placing a boathouse below OHWM is prohibited.

**DIMENSIONAL REQUIREMENTS:** Max. 8' tall.

**USE AND IMPROVEMENTS:** Protect or store boats. No human habitation. May erect temporary flexible covering over flat roofs & max. 15' tall.

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**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Any path or road w/i the strip shall be constructed & surfaced to effectively control erosion.

**FENCE STANDARDS:** Assumed structure & must meet setback requirements.

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## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree Cutting Regulation Area on shoreland.
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from normal HWM of shoreland.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% of length of strip shall be clear cut to depth of strip & openings max. 30' for every 100'.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased, or dying trees at discretion of landowner. Remaining 70% shall screen cars, bldgs., etc.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Removal of natural shrubbery req. Zoning Permit & contract to pay cost of replanting if needed.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	A NCS shall not be extended, enlarged, reconstructed, moved or struct. altered in excess of 50% of its current fair market value.
HORIZONTAL ADDITION PROVISIONS:	A NCS shall not be extended, enlarged, reconstructed, moved or struct. altered in excess of 50% of its current fair market value.
VERTICAL ADDITION PROVISIONS:	A NCS shall not be extended, enlarged, reconstructed, moved or struct. altered in excess of 50% of its current fair market value.
BASEMENT ADDITION PROVISIONS:	A NCS shall not be extended, enlarged, reconstructed, moved or struct. altered in excess of 50% of its current fair market value.
ACCESSORY STRUCT. PROVISIONS:	A NCS shall not be extended, enlarged, reconstructed, moved or struct. altered in excess of 50% of its current fair market value.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Zoning permit req. for filling >500 s.f. of any wetland contiguous to water & not located in Shoreland-Wetland District.	
LAND DISTURBANCE MEASURES:	Permit req. if grading w/i 500' of OHWM sloping to water, BUT not ShrInd-WtInd Dist., if (1)20%+ slopes (2)>1000 s.f. on 12-20% (3)>2000 s.f. on <12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Juneau

**Zoning Administrator:** David Donnelly

**Address:** 250 Oak ST

**Telephone Number:** 608-847-9391

Mauston WI 53948

**Fax Number:** 608-847-9392

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Swrd=65' Unswrd=150' (width of frontage at water's edge)

SHORELINE FRONTAGE: Swrd=65' Unswrd=150' (width of frontage at water's edge)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: 75'=all bldgs. & struct., exc. piers, boat hoists, & boathouses.

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 600' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' on vacant lots.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Sewered=min. 8' & total 20'. Unsewered=min. 10' & total 25'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure clearly incidental to & found in connection with principal structure.

INFORMATION AND EXAMPLES: All bldgs. & struct., except piers, boat hoists & boathouses, shall be setback at least 75' from OHWM of navigable waters.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses shall not extend below the OHWM.

DIMENSIONAL REQUIREMENTS: The highest point of roof elevation shall not be more than 10' vertical measurement above natural ground surface.

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. No human habitation. May place railings on roof if not solid & max. 3.5' tall.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Construct & surface any path or road to effectively control erosion when created for purpose of clear cutting w/i 35' area.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip paralleling the shoreline & extending 35' inland from OHWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100', as measured along OHWM, shall be clear cut to depth of 35' strip.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased, or dying trees or shrubs is at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan may req. performance bond which guarantees planted trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Maintenance may continue with conditions, incl. if use is discontinued for 12 monthes, any future use will conform to ordinance.
HORIZONTAL ADDITION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.
VERTICAL ADDITION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.
BASEMENT ADDITION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.
ACCESSORY STRUCT. PROVISIONS:	Not addressed in county's shoreland zoning ordinance.
RECONSTRUCTION PROVISIONS:	If NCS is destroyed, may be replaced if (1)rebuilt as conforming (2)property rezoned or (3)owner appeals determination.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Spec. except. permit req. for filling/grading w/i 300' of OHWM & drains to water (1)on slopes>20% (2)>5000 s.f. on 12-20% (3)>10,000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

**Kenosha**

**Zoning Administrator:** George Melcher

**Address:** 19600 75th ST

**Telephone Number:** 262-857-1895

Bristol WI 53104-0520

**Fax Number:** 262-857-6508

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## **MINIMUM SHORELAND LOT REQUIREMENTS**

LOT AREA: Varies with zoning district. R1=min. 5 acres. R6=min. 6000 s.f.

LOT WIDTH: Varies with zoning district. R1=300'. R6=60' (at setback line).

SHORELINE FRONTAGE: Not addressed in county's shoreland zoning ordinance.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Shoreyard not less than 75' from OHWM of stream, lake or wetland.

SHORELAND SETBACK REDUCTION RULE: Min. 50' setback. Average=existing shore yards of abutting structures on each side.

WETLAND SETBACK: Shoreyard not less than 75' from OHWM of stream, lake or wetland.

SIDEYARD SETBACK: Varies with zoning district.

IMPERVIOUS AREA LIMIT: Varies with zoning district.

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## **ACCESSORY STRUCTURE REQUIREMENTS**

DEFINITION: Bldg. subordinate to & serves PS, contrib. to comfort, convenience & necessity of PS, located on same lot & detached from PS.

INFORMATION AND EXAMPLES: All struct., exc. navigational aids, piers & boat launching fac., shall not be closer than shore yard distance.

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### **BOATHOUSE STANDARDS:**

PLACEMENT REQUIREMENTS: Shall not be closer to a lake, stream, pond or wetland than the OHWM & 3' of any side lot line. 1 boathouse for each lot.

DIMENSIONAL REQUIREMENTS: Height max. 12' above existing grade unless steep slope or bluff. Max. 576 s.f.

USE AND IMPROVEMENTS: Strictly for boat storage & related accessories. Orient main opening toward lake.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Max. 10' wide. Design & construct to result in minimal disruption & removal of shoreland cover & impairment of nat. beauty.

FENCE STANDARDS: Decorative fences under 2' permitted. Residential fences not allowed w/i shoreyard.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Within 100' of the OHWM of all navigable waters.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' measured along OHWM shall be clear cut.
TREE AND SHRUBS REGULATIONS:	Prohibited exc. for home & park site dev't, access roads, paths, timber stand improv't, trimming & dead tree removal.
MAINTENANCE REGULATIONS:	Not addressed in county's shoreland zoning ordinance.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	If the structure met yard req. at construction, alterations permitted if it doesn't create a greater degree of encroachment on yard, height, etc. req.
HORIZONTAL ADDITION PROVISIONS:	If the structure met yard req. at construction, alterations permitted if it doesn't create a greater degree of encroachment on yard, height, etc. req.
VERTICAL ADDITION PROVISIONS:	If the structure met yard req. at construction, alterations permitted if it doesn't create a greater degree of encroachment on yard, height, etc. req.
BASEMENT ADDITION PROVISIONS:	If the structure met yard req. at construction, alterations permitted if it doesn't create a greater degree of encroachment on yard, height, etc. req.
ACCESSORY STRUCT. PROVISIONS:	If the structure met yard req. at construction, alterations permitted if it doesn't create a greater degree of encroachment on yard, height, etc. req.
RECONSTRUCTION PROVISIONS:	Structures damaged by fire, explosion or other calamity may be reconstructed and in so far as practicable shall conform with ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Lowland Resource Conservancy District to prevent destruction of natural or manmade resources and to protect water courses and marshes.				
LAND DISTURBANCE MEASURES:	Earth movements, incl. grading, topsoil removal, and filling, are conditional uses & may require a stipulated shoreland permit.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

*Kewaunee*

**Zoning Administrator:** Glenn Selner

**Address:** 613 Dodge ST

**Telephone Number:** 920-388-7192

Kewaunee WI 54216

**Fax Number:** 920-388-7195

**E-mail Address:** kewauneectyzone@itol.com

**County's Web Site:** www.kewauneeconomy.org

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA:	Sewered=10,000 s.f. Unsewered=40,000 s.f.
LOT WIDTH:	Sewered=65' Unsewered=150' (minimum average lot width)
SHORELINE FRONTAGE:	Sewered=65' Unsewered=150' (frontage at OHWM).
LOT DEPTH:	Not addressed in county's shoreland zoning ordinance.
SHORELAND SETBACK:	75' exc. on L. Michigan if bluff >10' tall, setback=125'.
SHORELAND SETBACK REDUCTION RULE:	Min. 40' setback. Ave=ave. setback of nearest bldgs. w/i 200' on either side, or if only 1 bldg. & 75'.
WETLAND SETBACK:	Not addressed in county's shoreland zoning ordinance.
SIDEYARD SETBACK:	Swrd=min. 8' & total 20'. AS=4'. Unswrd=10' & 25'. AS=5.
IMPERVIOUS AREA LIMIT:	Not addressed in county's shoreland zoning ordinance.

## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION:	Detached subordinate struct. clearly incidental & found in connection with PS to which it is related & on the same lot as.
INFORMATION AND EXAMPLES:	Deck & patio conditionally setback exempt. 2 AS per lot. No living quarters. Floor area max. 75% of PS & max. 14' tall.

### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS:	Boathouses shall not be placed waterward beyond OHWM. 1 boathouse permitted on lot as AS. Max. 20% slope if constructing.
DIMENSIONAL REQUIREMENTS:	Max. 400 s.f. & 1-story tall. Highest point of roof max. 10' vertical measurement above OHWM.
USE AND IMPROVEMENTS:	Solely for boat storage & related equipment. No human habitation. Railing on roof if not solid & max. 3.5' tall.

**PIER AND WHARF STANDARDS:** Max. 42" wide. Canopies, roofs & closed railings/walls prohibited. Landing for safety max. 25 s.f.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Necessary for access. Max. 42" wide. Railing & landings (max. 25 s.f.) for safety. Elevate, not excavate. Inconspicuous.

**FENCE STANDARDS:** Req. land use permit. Residential fences permitted up to setback line. Open, ornamental fences may be permitted w/i setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 50' inland along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' as measured along OHWM may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying, diseased trees or shrubs at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan w/ replacement plantings may req. performance bond for trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance permitted. No repair over life of bldg. shall exceed 50% of its current estimated market value, unless changed to conforming.
HORIZONTAL ADDITION PROVISIONS:	No addition, alteration or repair over life of bldg. shall exceed 50% of its current estimated market value, unless changed to conforming.
VERTICAL ADDITION PROVISIONS:	No addition, alteration or repair over life of bldg. shall exceed 50% of its current estimated market value, unless changed to conforming.
BASEMENT ADDITION PROVISIONS:	No addition, alteration or repair over life of bldg. shall exceed 50% of its current estimated market value, unless changed to conforming.
ACCESSORY STRUCT. PROVISIONS:	No addition, alteration or repair over life of struct. shall exceed 50% of its current estimated market value, unless changed to conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes > 20% (2) > 4000 s.f. on 12-20% (3) > 5000 s.f. on < 12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	On L. Michigan, setback=125' if bluff > 10' tall. Elevate stairs, not excavate.	

# Shoreland Zoning Ordinance Summary

La Crosse

**Zoning Administrator:** Michael Weibel

**Address:** 400 Fourth ST North

**Telephone Number:** 608-785-9722

La Crosse WI 54601-3200

**Fax Number:** 608-785-9704

**E-mail Address:** MWEIBEL@S10197am.co.la-crosse.wi.us

**County's Web Site:** www.co.la-crosse.wi.us

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** All lots on Black River from north county line south to HWY 35=BR

## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA:	Sewered=10,000 s.f. Unsewered=20,000 s.f. BR=1.5 acres
LOT WIDTH:	Sewered=75' Unsewered=100' (average minimum lot width)
SHORELINE FRONTAGE:	Sewered=75' Unsewered=100' BR=200' (at water's edge or OHWM)
LOT DEPTH:	Not addressed in county's shoreland zoning ordinance.
SHORELAND SETBACK:	S & U=75' BR=greater of 100' from OHWM or 25' from bluffline
SHORELAND SETBACK REDUCTION RULE:	Reduced setback by ZA if 1+ PS on either side of lot w/i 150' with lesser setbacks. Average=setbacks on either side or 75' if it is a vacant lot.
WETLAND SETBACK:	Not addressed in county's shoreland zoning ordinance.
SIDEYARD SETBACK:	S=8' & 20'<1.5 stories & >1.5, U & BR=10' & 25'. AS=4'(S) & 5'(U)
IMPERVIOUS AREA LIMIT:	Not addressed in county's shoreland zoning ordinance.

## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION:	Detached subordinate structure incidental to & found in connection with PS to which it related & on same lot as PS.
INFORMATION AND EXAMPLES:	All bldgs. & struct., exc. piers, boat hoists, boathouses & open fences, setback at least 75' from OHWM of navigable waters.

### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS:	Boathouses prohibited beyond OHWM. Construct on max. 20% slopes. 1 boathouse per lot.
DIMENSIONAL REQUIREMENTS:	Max. 600 s.f. & 10' vertical measurement above OHWM.
USE AND IMPROVEMENTS:	Solely for boat storage & related equipment. No human habitation. Railings on roof if not solid & max. 3.5' tall.

**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** 1 stairway or lift, unless stairs existing. Visually inconspicuous. Max. 4' wide. Landings max. 40 s.f. for safety.

**FENCE STANDARDS:** Open fences (not defined) may be w/i 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' (BR=20' in 200') along OHWM may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased or dying trees at discretion of owner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan w/ replacement plantings may req. performance bond for trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance permitted. No repair over life of NCS shall exceed 50% of its current est. fair market value, unless changed to conforming.
HORIZONTAL ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of NCS shall exceed 50% of its current estimated fair market value, unless changed to conforming.
VERTICAL ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of NCS shall exceed 50% of its current estimated fair market value, unless changed to conforming.
BASEMENT ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of NCS shall exceed 50% of its current estimated fair market value, unless changed to conforming.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition or repair over life of NCS shall exceed 50% of its current estimated fair market value, unless changed to conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes > 20% (2) > 1000 s.f. on 12-20% (3) > 2000 s.f. on < 12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Increased setbacks on Black River, greater of 100' from OHWM or 25' from bluffline.				

# Shoreland Zoning Ordinance Summary

Lafayette

**Zoning Administrator:** Stephen Hubner

**Address:** 627 Washington ST

**Telephone Number:** 608-776-4830

Darlington WI 53530

**Fax Number:** 608-776-4858

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=150' (minimum average lot width)

SHORELINE FRONTAGE: Sewered=65' Unsewered=150' (min. frontage at OHWM).

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75', exc. piers, boat hoists, boathouses, & open fences.

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Sewered=min. 8' & total 20'. Unsewer=min. 10' & total 25'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate struct. incidental to & found in connection w/ PS to which it is related & located on same lot as PS.

INFORMATION AND EXAMPLES: All bldgs. & struct., exc. piers, boat hoists, boat houses, & open fences, shall be setback a min. of 75' from OHWM.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Setback a min. of 10' from OHWM. 1 boathouse per lot as AS. Construct on max. 20% slopes.

DIMENSIONAL REQUIREMENTS: Max. 500 s.f. & 1-story.

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. No human habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any paths or roads w/i 35' area shall be constructed & surfaced as to be effective in controlling erosion.

FENCE STANDARDS: Open fences (not defined) may be w/i 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100', as measured along OHWM, may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying, diseased trees or shrubs at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Alternative cutting plan w/ replacement plantings may req. performance bond for trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance conditionally, inc. no repair over life of struct. shall exceed 50% of current est. fair market value, unless made conforming.
HORIZONTAL ADDITION PROVISIONS:	No struct. alteration, addition, or repair over life of struct. shall exceed 50% of current est. fair market value, unless made conforming.
VERTICAL ADDITION PROVISIONS:	No struct. alteration, addition, or repair over life of struct. shall exceed 50% of current est. fair market value, unless made conforming.
BASEMENT ADDITION PROVISIONS:	No struct. alteration, addition, or repair over life of struct. shall exceed 50% of current est. fair market value, unless made conforming.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition, or repair over life of struct. shall exceed 50% of current est. fair market value, unless made conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes > 20% (2) > 1000 s.f. on 12-20% (3) > 2000 s.f. on < 12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Langlade

**Zoning Administrator:** Rebecca J. Frisch

**Address:** 837 Clermont ST

**Telephone Number:** 715-627-6206

PO Box 505

Antigo

WI 54409-0505

**Fax Number:** 715-627-4664

**E-mail Address:** lclandrr@newnorth.net

**County's Web Site:**

**LAKE CLASSIFICATION SYSTEM:** 1=sensitive 2=less sensitive  
3=mostly developed

**RIVER AND STREAM CLASSIFICATION SYSTEM:** 1 = sensitive 2 = less sensitive

## MINIMUM SHORELAND LOT REQUIREMENTS

**LOT AREA:** 1=120,000 s.f. 2=80,000 s.f. 3=20,000 s.f.  
**LOT WIDTH:** 1=225' 2=150' 3=100' (average)  
**SHORELINE FRONTAGE:** 1=300' 2=200' 3=100' (width at both OHWM & setback)  
**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.  
**SHORELAND SETBACK:** 1=125' 2=100' 3=75' Nonnav. streams & drainageways=15'  
**SHORELAND SETBACK REDUCTION RULE:** No setback averaging allowed.  
**WETLAND SETBACK:** 25' landward of mapped wetlands.  
**SIDEYARD SETBACK:** 1=30'/90'/30' 2=20'/60'/20' 3=10'/30'/10' (1side/total sd/rear)  
**IMPERVIOUS AREA LIMIT:** Lot area < or =15% bldgs. & < or =5% impervious surfaces

## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** Any detached facility, structure, or building which is accessory or incidental to principle use of property, struct. or bldg.  
**INFORMATION AND EXAMPLES:** Includes, among other things, satellite dishes over 18" in diameter.

### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** 1=prohibited 2=1 shelter/PS 3=1 boathouse/lot & 1 shelter/PS Locate btwn. 3' & 20' from OHWM. Not on 20%+ slopes.  
**DIMENSIONAL REQUIREMENTS:** Maximum of (1) 300 s.f., (2) 14' wide parallel to lake & (3) 12' tall. Roof slope btwn. 4:12 & 6:12 (rise:run).  
**USE AND IMPROVEMENTS:** Locate in VAC. Natural materials. No living quarters, decks, plumbing, etc.

**PIER AND WHARF STANDARDS:** Locate in VAC unless site conditions do not permit

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** In VAC unless site conditions prevent. Max. 4' wide. Screened from view & natural colors. Railings only if essential for safety.

**FENCE STANDARDS:** Must meet shoreline setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Vegetation Protection Area = zone of native vegetation incl. ground covers, shrubs & trees
DIMENSIONS:	1=from OHWM to 100' & 30' sdyards 2=from OHWM to 75' & 20' sdyards 3=from OHWM to 50'
VIEWING ACCESS CORRIDOR (VAC):	1 VAC 30' wide for each min. lot width. Selective pruning & removal for filtered view. No clear cutting, grading, etc.
TREE AND SHRUBS REGULATIONS:	Removal of dead/diseased or safety hazards permitted. No clear cutting allowed in buffer.
MAINTENANCE REGULATIONS:	Maintenance of existing lawns can continue; however they may not be extended.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	NCPS allowed ordinary repair & maintenance incl. replacement of windows, doors, roofing, siding, & upgrading of insulation.
HORIZONTAL ADDITION PROVISIONS:	600+ s.f. NCPS > 50' from OHWM, (1)landward addition or w/i req. setback, (2)max. 1500 s.f. total for bldg. (2000 s.f. if > 75') (3)mitigation req.
VERTICAL ADDITION PROVISIONS:	No vertical expansions permitted for NCPS.
BASEMENT ADDITION PROVISIONS:	No new basements permitted on NCPS
ACCESSORY STRUCT. PROVISIONS:	NCAS limited to ordinary maintenance/repair & may not be expanded.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Construction of a new, or an addition to a, principal structure.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Requires plan with site location, description, materials list, timetable, erosion control & photos
WHAT IS REQUIRED FOR MITIGATION?	Restoration includes ground cover, shrubs & trees. Restore entire buffer to extent practicable & at densities to restore shoreline functions.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input checked="" type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	Conservancy District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Fill & grade permit req. w/i 300' of nav. water. CUP req. if >10,000 s.f. altered or cannot meet req. of F & G permit. No grading on 45%+ slopes.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Lincoln

**Zoning Administrator:** Daniel Miller

**Address:** 1110 E Main ST

**Telephone Number:** 715-536-0333

Merrill WI 54452

**Fax Number:** 715-536-0382

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Swrd=12,000 s.f. Unswrd=30,000 s.f. Recreat. 40,000=40,000 s.f.  
LOT WIDTH: Sewered=75' Unsewered=100' (at building line)  
SHORELINE FRONTAGE: Sewered=75' Unsewered=150' (at waterline of nav. waters).  
LOT DEPTH: Not addressed in county's shoreland zoning ordinance.  
SHORELAND SETBACK: Setback=75' from OHWM & 2' above exper. high water elevation.  
SHORELAND SETBACK REDUCTION RULE: Reduced shoreline setback must be permitted by BOA.  
WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.  
SIDEYARD SETBACK: Sewered=min. 8' & total 20'. Unsewered=min. 10' & total 25'.  
IMPERVIOUS AREA LIMIT: Expansion of NC at 40' from OHWM limited to max. 1500 s.f.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate struct. incidental to & found in connection with PS to which it is related & located on same lot as.  
INFORMATION AND EXAMPLES: All bldgs. & struct., exp. piers, wharves, boat hoists & boat accessory sheds, setback 75' from OHWM.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boat accessory sheds setback min. 10' from OHWM.  
DIMENSIONAL REQUIREMENTS: Max. dimensions=8' wide, 10' long & 12' in height.  
USE AND IMPROVEMENTS: Designed solely for boat storage & boating related equipment. Not for human habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.  
DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.  
WALKWAY STANDARDS: Any paths or roads w/i strip shall be constructed & surfaced as to be effective in controlling erosion.  
FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from OHWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM shall be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees at discretion of landowner.
MAINTENANCE REGULATIONS:	Not addressed in county's shoreland zoning ordinance.
ENFORCEMENT PROVISIONS:	Special cutting plan permitted w/ CUP may guarantee tree planting by owner & be enforceable in court.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Ordinary maintenance permitted.
HORIZONTAL ADDITION PROVISIONS:	NCPS can expand if (1)>40' from OHWM, expand rearward or beyond 75' of OHWM & max. 1500 s.f. footprint or (2)is changed to conforming.
VERTICAL ADDITION PROVISIONS:	NCPS can expand if (1)>40' from OHWM, expand rearward or beyond 75' of OHWM & max. 1500 s.f. footprint or (2)is changed to conforming.
BASEMENT ADDITION PROVISIONS:	NCPS can expand if >40' from OHWM, expand rearward or beyond 75' of OHWM & max. 1500 s.f. footprint & 2' above experienced high water elevation.
ACCESSORY STRUCT. PROVISIONS:	No modifications or alterations to NCS unless in conformity. Does not apply to ordinary maintenance or NCS damaged or destroyed by wind, fire, etc.
RECONSTRUCTION PROVISIONS:	NCS damaged or destroyed after 10/14/97 by violent wind, vandalism, fire or flood may be restored consistent w/ provisions of 59.692(1s) Stats.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	CUP req. for any filling or grading w/i 300' of OHWM & drains toward water if (1)>6000 s.f. on >20% slopes or (2)>8000 s.f. on 12-20% slopes.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

*Manitowoc*

**Zoning Administrator:** Peter Tarnowski

**Address:** 4319 Expo DR

**Telephone Number:** 920-683-4185/4187

Manitowoc WI 54220

**Fax Number:** 920-683-4190

**E-mail Address:** petetarnowski@lakefield.net

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

LOT AREA:	Sewered=10,000 s.f. Unsewered=20,000 s.f.
LOT WIDTH:	Sewered=65' Unsewered=100' (at building line)
SHORELINE FRONTAGE:	Sewered=65' Unsewered=100' (at OHWM) Greater widths may be req.
LOT DEPTH:	Not addressed in county's shoreland zoning ordinance.
SHORELAND SETBACK:	75', exc. when shore is receding and/or bluffs rise 10'+ in 25'.
SHORELAND SETBACK REDUCTION RULE:	Board may establish a setback <75' where dev't pattern exists & existing PS on adj. lots w/i 300' are set back <75'.
WETLAND SETBACK:	Not addressed in county's shoreland zoning ordinance.
SIDEYARD SETBACK:	Not addressed in county's shoreland zoning ordinance.
IMPERVIOUS AREA LIMIT:	Not addressed in county's shoreland zoning ordinance.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

DEFINITION:	Detached subordinate struct. clearly incidental to & found in connection with PS to which it is related & on same lot.
INFORMATION AND EXAMPLES:	Piers, wharves, bridges, dams, boathouses, patios (max. 6" tall) & access essential walks & stairs exempt from setback req.

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### ***BOATHOUSE STANDARDS:***

PLACEMENT REQUIREMENTS:	Boathouses shall not be located below OHWM. Not a boathouse if rooms above or used for other purposes.
DIMENSIONAL REQUIREMENTS:	Not addressed in county's shoreland zoning ordinance.
USE AND IMPROVEMENTS:	Solely for purpose of sheltering boats. Not for human habitation or commercial purposes.

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PIER AND WHARF STANDARDS:	Not addressed in county's shoreland zoning ordinance.
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DOCKMINIUM STANDARDS:	Not addressed in county's shoreland zoning ordinance.
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WALKWAY STANDARDS:	Walks & stairs essential to access locate to minimize earth moving, max. 42" wide & open railings max. 42" tall for safety.
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FENCE STANDARDS:	Assumed structure & must meet setback requirements.
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## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree Cutting and Shrubbery Removal Regulation Area
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from OHWM of navigable waters.
VIEWING ACCESS CORRIDOR (VAC):	Not addressed in county's shoreland zoning ordinance.
TREE AND SHRUBS REGULATIONS:	Removal limited to lesser of 30% of frontage or 30' strip at OHWM. Max. opening 10' wide from outward exten. of branches.
MAINTENANCE REGULATIONS:	Not addressed in county's shoreland zoning ordinance.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Dimensional NC (setbacks) may be repaired if floodproofed if in floodplain & if exterior changed, but conform to dimensional req. are permitted.
HORIZONTAL ADDITION PROVISIONS:	Dimensional NC (setbacks) may be repaired if floodproofed in floodplain & if exterior changed, but conform to dimensional requirements.
VERTICAL ADDITION PROVISIONS:	Dimensional NC (setbacks) may be repaired if floodproofed in floodplain & if exterior changed, but conform to dimensional requirements.
BASEMENT ADDITION PROVISIONS:	Dimensional NC (setbacks) may be repaired if floodproofed in floodplain & if exterior changed, but conform to dimensional requirements.
ACCESSORY STRUCT. PROVISIONS:	Dimensional NC (setbacks) may be repaired if floodproofed in floodplain & if exterior changed, but conform to dimensional requirements.
RECONSTRUCTION PROVISIONS:	Any NCS destroyed or damaged by fire, act of god, etc. >50% of present equalized assessed value at time of damage, shall thereafter be conforming.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Filling, grading, excavating, etc. done w/ permitted, accessory or conditional use must comply w/ ordinance to minimize any habitat impairment.				
BLUFF AND UNSTABLE SOIL MEASURES:	Elevate stairs rather excavate from erodible soils. Greater setbacks req. if shore receding or bluffs rise 10'+ over 25' horizontal.				

# Shoreland Zoning Ordinance Summary

**Marathon**

**Zoning Administrator:** James Burgener

**Address:** 210 River DR

**Telephone Number:** 715-261-6020

Wausau WI 54403-5449

**Fax Number:** 715-261-4116

**E-mail Address:** jfburgener@mail.co.marathon.wi.us

**County's Web Site:** www.co.marathon.wi.us

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

## **MINIMUM SHORELAND LOT REQUIREMENTS**

<b>LOT AREA:</b>	Swrd=10,000 s.f. (w/i 150' OHWM, lot=unswrd) Unswrd=20,000 s.f.
<b>LOT WIDTH:</b>	Swrd=65' (w/i 150' OHWM, lot=unswrd) Unswrd=100'
<b>SHORELINE FRONTAGE:</b>	Sewered w/i 150' of OHWM & unsewered=100'.
<b>LOT DEPTH:</b>	Not addressed in county's shoreland zoning ordinance.
<b>SHORELAND SETBACK:</b>	75' from OHWM, 2' above exper. high water mark & 1' above reg. flood.
<b>SHORELAND SETBACK REDUCTION RULE:</b>	Reduced setback if adj. lots have PS w/i 100' of prop. bldg. site. Setback=ave. of existing bldgs. Setbacks (min. 25') or 75' on vacant lots.
<b>WETLAND SETBACK:</b>	Not addressed in county's shoreland zoning ordinance.
<b>SIDEYARD SETBACK:</b>	Not addressed in county's shoreland zoning ordinance.
<b>IMPERVIOUS AREA LIMIT:</b>	Not addressed in county's shoreland zoning ordinance.

## **ACCESSORY STRUCTURE REQUIREMENTS**

<b>DEFINITION:</b>	Structure which is incidental or subordinate to PS on same parcel & desirable, but not necessary for use of parcel.
<b>INFORMATION AND EXAMPLES:</b>	All bldgs. & struct. must meet setback, exc. struct. authorized by special zoning permit, elevated stairs, piers & wharves.

### **BOATHOUSE STANDARDS:**

<b>PLACEMENT REQUIREMENTS:</b>	Not permitted w/i 75' setback. Existing boathouses are dimensional nonconformities.
<b>DIMENSIONAL REQUIREMENTS:</b>	Existing boathouses must meet dim. req. of max. 15' tall, 12' wide parallel to shore, & 20' long. Main door must face water.
<b>USE AND IMPROVEMENTS:</b>	Routine maintenance permitted, but no improvements, i.e. patio doors, plumbing, furniture, etc. Roofs not for decks.

**PIER AND WHARF STANDARDS:** Must allow free movement of water underneath. Residential docks max. 6' wide.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** 1 walkway of non-erodible materials (not on steep slopes) or 1 elevated walkway max. 4' wide.

**FENCE STANDARDS:** Open fences (not defined) permitted within the 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from OHWM or 1/2 req. setback for special zoning
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% of length of 35' strip shall be clear cut to depth of strip. Max. opening=30' on any 100' of shore.
TREE AND SHRUBS REGULATIONS:	Clear cut in VAC & remaining 70% tree removal & pruning limited to dead, diseased or dying trees & shrubs.
MAINTENANCE REGULATIONS:	Remaining vegetation shall screen uses on landward side of strip as seen from land & water opposite the shore.
ENFORCEMENT PROVISIONS:	Can revoke permit, issue cease & desist orders, req. site restoration &/or after the fact compliance. Upon conviction, fine \$10 to \$200 /day + costs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Repairs & improvements of a maintenance nature allowed.
HORIZONTAL ADDITION PROVISIONS:	May not increase dimensional NC. With SEP, alter., addition or repair may change ext. dim, but not exceed 50% of equalized assessed value. Additions at setback not limited by value.
VERTICAL ADDITION PROVISIONS:	May not increase dimensional NC. With SEP, alter., addition or repair may change ext. dim, but not exceed 50% of equalized assessed value.
BASEMENT ADDITION PROVISIONS:	May not increase dimen. NC. With SEP, alter. or addition may change ext. dim, but not exceed 50% of equalized assessed value. Setback=2' above OHWM & 2' above regional flood for walkouts.
ACCESSORY STRUCT. PROVISIONS:	May not increase dimensional NC. With SEP, alter., addition or repair may change ext. dim, but not exceed 50% of equalized assessed value.
RECONSTRUCTION PROVISIONS:	If demolished, removed, or damaged >50% of current equalized assessed value, may not restore unless conforming.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Earth disturbances <10,000 s.f. req. a zoning permit & must meet certain standards. If 10,000 s.f. or more, it is a special exception permit.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Marinette

**Zoning Administrator:** John Lefebvre

**Address:** 1926 Hall AVE

**Telephone Number:** 715-732-7535

Marinette WI 54143-0320

**Fax Number:** 715-732-7532

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=15,000 s.f. Unsewered=30,000 s.f.

LOT WIDTH: Sewered =ave. min.=100' (at building line for unsewered)

SHORELINE FRONTAGE: Min. 100' of frontage at OHWM.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Min. setback=75' from OHWM of navigable waters.

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Swrd=8' min. & 20' total. AS=8'. Unswrd=10' & 25'. AS=10'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure clearly incidental & found in connection with principal structure which is on the same lot.

INFORMATION AND EXAMPLES: All bldgs. & structures, except piers, boat hoists, boathouses & open fences, setback 75' from OHWM.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Setback=20' from OHWM & req. 10' sideyard. Shall not be constructed where existing slope >20%.

DIMENSIONAL REQUIREMENTS: Max. 250 s.f. & 10' tall. Shall not be constructed where existing slope >20%.

USE AND IMPROVEMENTS: Solely for boat storage & related equip. Human habitation prohibited. No plumbing or sanitary fixtures. No decks on roof.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Req. permit. Essential to access. Max. 4' wide & 40 s.f. landings. Visually inconspic. & avoid environ. sensitive areas.

FENCE STANDARDS: Permit req. for privacy fences & meet setback. Max. 6' tall. Owner must maintain both sides of fence.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 50' inland along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' of trees & shrubs in any 100' may be clear cut to 50' depth area. No single clear cut >10' wide.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying, diseased trees or shrubs at discretion of landowner.
MAINTENANCE REGULATIONS:	Use selective cutting (exc. in VAC) to provide screening, prevent erosion, retard flow of pollutants, & preserve nat. beauty.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance continue if use not discontinued 12 months or repairs over life of struct. do not exceed 50% of current est. fair market value.
HORIZONTAL ADDITION PROVISIONS:	No struct. alter., addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
VERTICAL ADDITION PROVISIONS:	No struct. alter., addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
BASEMENT ADDITION PROVISIONS:	No struct. alter., addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
ACCESSORY STRUCT. PROVISIONS:	No struct. alter., addition or repair over life of structure to exceed 50% of its current est. fair market value, unless made compliant.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	CUP req. for any filling of a wetland contiguous to water & <2 acres on WI Wetland Inv. Maps.	
LAND DISTURBANCE MEASURES:	CUP req. for any filling or grading w/i 300' of OHWM on slopes draining toward water & (1)>20% (2)>1000 s.f. on 12-20% or (3)2000 s.f. on <12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Stairs & lifts req. zoning permit & only allowed if essential to pedestrian access due to steep slopes or rocky, wet or unstable soils.	

# Shoreland Zoning Ordinance Summary

Marquette

**Zoning Administrator:** Thomas Onofrey

**Address:** PO Box 21

**Telephone Number:** 608-297-9136 ext. 259

Montello WI 53949

**Fax Number:** 608-297-7606

**E-mail Address:** marqzon@maqs.net

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=30,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (at building line)

SHORELINE FRONTAGE: Not addressed in county's shoreland zoning ordinance.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75' from OHWM & wetlands on lots that abut nav. waters.

SHORELAND SETBACK REDUCTION RULE: Min. 50' setback. Reduced setback if POD exists & average=setbacks of adjoining properties or 2 nearest developed properties w/i 500'.

WETLAND SETBACK: Setback=75' from wetland boundary on lots that abut nav. waters.

SIDEYARD SETBACK: No bldg. w/i 8' (swrd) or 10' (unswrd) of the lot line.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure incidental to & found in connection with PS to which is related & on same lot as.

INFORMATION AND EXAMPLES: All bldgs. & struct., exc. piers, boat hoists & boathouses, setback 75' from OHWM & wetlands, & elevated 2' above OHWM.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Placing a boathouse below OHWM of navigable waters is prohibited.

DIMENSIONAL REQUIREMENTS: Not addressed in county's shoreland zoning ordinance.

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. No human habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Stairs, walks & lifts for access. Stairs & railing to be <4' wide & landings max. 40 s.f. CUP for benches, roofs, etc.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from normal HWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% of length of strip (max. 30' in every 100') along normal HWM shall be clear cut to depth of strip.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying, diseased trees or shrubs at discretion of owner. Remaining 70% to retard runoff & prevent erosion.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Maintenance allowed w/ conditions incl. no repair over life of struct. shall exceed 50% of its current fair market value, unless made conforming.
HORIZONTAL ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of struct. shall exceed 50% of its current fair market value, unless made conforming.
VERTICAL ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of struct. shall exceed 50% of its current fair market value, unless made conforming.
BASEMENT ADDITION PROVISIONS:	All bldgs. & struct. must be elevated min. 2' above OHWM. No struct. alter. over life of struct. shall exceed 50% of its current fair market value.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition or repair over life of struct. shall exceed 50% of its current fair market value, unless made conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	CUP req. for filling >15,000 s.f. of wetland contig. to water, but not in shoreland-wetland dist.				
LAND DISTURBANCE MEASURES:	CUP req. for filling, grading or clear cutting in shoreland area draining to water & (1)>20% slopes (2)>10,000 s.f. on 12-20% slopes, (3)>20,000 s.f.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Menominee

**Zoning Administrator:** Dave Raymond

**Address:** PO Box 279

**Telephone Number:** 715-799-3001

Keshena WI 54135

**Fax Number:** 715-799-1322

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (at building setback line).

SHORELINE FRONTAGE: Sewered=65' Unsewered=100' (at OHWM).

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75' from OHWM of navigable waters, exc. Legend Lake=100'.

SHORELAND SETBACK REDUCTION RULE: Must be applied through BOA.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Min. 10' sideyard & min. 25' combined total for both sideyards.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

DEFINITION: Not addressed in county's shoreland zoning ordinance.

INFORMATION AND EXAMPLES: Piers, boat hoists, pedestrian walkways, driveways (w/ conditions) & erosion control structures exempt from setback.

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### ***BOATHOUSE STANDARDS:***

PLACEMENT REQUIREMENTS: Not permitted w/i req. setback from water.

DIMENSIONAL REQUIREMENTS: Not addressed in county's shoreland zoning ordinance.

USE AND IMPROVEMENTS: Not addressed in county's shoreland zoning ordinance.

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PIER AND WHARF STANDARDS: Max. length 20', unless add. length needed to accom. watercraft access. Must be clearly visible all year.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Essential to access. Max. 4' wide. Steps on slopes >10%. 1 landing max. 80 s.f. Not above grade. Surface water permeable

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Vegetation Protection Area
DIMENSIONS:	Area btwn. OHWM & building setback line from the water.
VIEWING ACCESS CORRIDOR (VAC):	1 VAC - Clear cut 30' in 100' to 35' depth. Remainder selectively prune or thin to allow screening.
TREE AND SHRUBS REGULATIONS:	Does not apply to removal of dead, dying or diseased trees. ***Discretion needed to prevent oak wilt. May req. permit.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Normal maintenance is allowed.
HORIZONTAL ADDITION PROVISIONS:	Allow struct. repairs, alter. & expan. if NC not intensified & cost over life of struct. does not exceed 50% of market value based on accum. of work.
VERTICAL ADDITION PROVISIONS:	Allow struct. repairs, alter. & expan. if NC not intensified & cost over life of struct. does not exceed 50% of market value based on accum. of work.
BASEMENT ADDITION PROVISIONS:	Allow struct. repairs, alter. & expan. if NC not intensified & cost over life of struct. does not exceed 50% of market value based on accum. of work.
ACCESSORY STRUCT. PROVISIONS:	Allow struct. repairs, alter. & expan. if NC not intensified & cost over life of struct. does not exceed 50% of market value based on accum. of work.
RECONSTRUCTION PROVISIONS:	If NCS destroyed or damaged >50% by fire, flood or act of God, it shall not be replaced or rebuilt unless in compliance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland Overlay District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	LUP req. for filling/grading w/i 300' of OHWM on slopes draining to water & (1)>20% (2)>1000 s.f. on 12-20% (3)2000 s.f. on <12% (4)w/i OHWM setback.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# *Shoreland Zoning Ordinance Summary*

*Monroe*

**Zoning Administrator:** Wesley Bangsberg

**Address:** 14307 CTY HWY B  
C-21A

**Telephone Number:** 608-269-8738/8737

Sparta WI 54656

**Fax Number:** 608-269-8795

**E-mail Address:**

**County's Web Site:**

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**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

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## ***MINIMUM SHORELAND LOT REQUIREMENTS***

**LOT AREA:** Sewered=10,000 s.f. Unsewered=1.5 acres.

**LOT WIDTH:** Sewered=80' Unsewered=150'

**SHORELINE FRONTAGE:** Not addressed in county's shoreland zoning ordinance.

**LOT DEPTH:** Sewered=100' Unsewered=200'

**SHORELAND SETBACK:** Setback=75' from OHWM & 2' above experience high water elevation.

**SHORELAND SETBACK REDUCTION RULE:** Must apply for variance for reduced shoreland setbacks.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Sewered=10' each. Unsewered=15' each.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

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## ***ACCESSORY STRUCTURE REQUIREMENTS***

**DEFINITION:** Accessory use is incidental to PU of bldg.

**INFORMATION AND EXAMPLES:** All bldgs. & struct., exc. piers, wharves, boat hoists & boathouses, setback 75' from OHWM.

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### ***BOATHOUSE STANDARDS:***

**PLACEMENT REQUIREMENTS:** Setback 20' from OHWM & elevate 2' above experienced high water elevation.

**DIMENSIONAL REQUIREMENTS:** Be of a height & color so as to not detract from natural beauty of shoreline. Req. CUP.

**USE AND IMPROVEMENTS:** Not for human habitation.

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**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**FENCE STANDARDS:** Assumed structure & must meet setback requirements.

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## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Limited Tree Cutting Area
DIMENSIONS:	Strip parallel to shoreline & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	1 VAC - max. 30% of length of strip (max. 30' wide along OHWM), may be clear cut to depth of strip.
TREE AND SHRUBS REGULATIONS:	Removal of dead or dying trees at discretion of owner.
MAINTENANCE REGULATIONS:	Vegetation min. 15' tall to screens cars & struct. Openings max. 10' wide from outward extension of branches.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Lawful NCS may continue; however, it shall not be extended, enlarged, reconstructed, moved or struct. altered exc. to comply w/ ordinance provisions.
HORIZONTAL ADDITION PROVISIONS:	Lawful NCS may continue; however, it shall not be extended, enlarged, reconstructed, moved or struct. altered exc. to comply w/ ordinance provisions.
VERTICAL ADDITION PROVISIONS:	Lawful NCS may continue; however, it shall not be extended, enlarged, reconstructed, moved or struct. altered exc. to comply w/ ordinance provisions.
BASEMENT ADDITION PROVISIONS:	Lawful NCS may continue; however, it shall not be extended, enlarged, reconstructed, moved or struct. altered exc. to comply w/ ordinance provisions.
ACCESSORY STRUCT. PROVISIONS:	Lawful NCS may continue; however, it shall not be extended, enlarged, reconstructed, moved or struct. altered exc. to comply w/ ordinance provisions.
RECONSTRUCTION PROVISIONS:	Lawful NCS may continue; however, it shall not be extended, enlarged, reconstructed, moved or struct. altered exc. to comply w/ ordinance provisions.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	CUP req. for filling of area w/i 300' water & drains to water if >500 s.f. of any wetland contiguous to water.	
LAND DISTURBANCE MEASURES:	CUP req. for filling or grading of area w/i 300' of water & drains to water if (1)>20% slopes (2)>1000 s.f. on 12-20% slopes or (3)>2000 s.f. on <12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Oconto

**Zoning Administrator:** Peter Conrad  
**Address:** 301 Washington ST  
**Telephone Number:** 920-834-6827  
**Oconto** WI 54153-1621  
**Fax Number:** 920-834-6821  
**E-mail Address:** conrape@co.oconto.wi.us  
**County's Web Site:** www.co.oconto.wi.us

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LAKE CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance. RIVER AND STREAM CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance.

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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.  
LOT WIDTH: Sewered=66' Unsewered=100' (at bldg. line & road frontage).  
SHORELINE FRONTAGE: Min. 100' at OHWM.  
LOT DEPTH: Not addressed in county's shoreland zoning ordinance.  
SHORELAND SETBACK: Min. setback=75' from OHWM.  
SHORELAND SETBACK REDUCTION RULE: Min. 40' setback. Ave.=(setbacks of NCPS w/i 200') + 75'. Reduce w/ ave. only if req. setback can't be met w/o ave. & no ave. if adj. lot vacant.  
WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.  
SIDEYARD SETBACK: 5'  
IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Structures include satellite dishes and must meet required setback.

INFORMATION AND EXAMPLES: Min. 75' setback.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Min. setback=3' from OHWM.

DIMENSIONAL REQUIREMENTS: Not to exceed 12' wide, 24' long, and 10' tall.

USE AND IMPROVEMENTS: Roofs not to be used as decks. No plumbing or sanitary fixtures, patio doors, etc. Not for human habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Cannot be a paved surface.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip of land 35' wide inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' of frontage may be clear cut.
TREE AND SHRUBS REGULATIONS:	Cutting reg. do not apply to dead, diseased or dying trees & shrubs. Clear in VAC only, remainder selective cut.
MAINTENANCE REGULATIONS:	Selective cutting leave sufficient trees to screen landward uses, maintain shore, retard pollutant flow & protect aesthetics.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Rout. mainten. of legal NCS cond. incl. no struct. repair over life of bldg. to exceed 50% of its current est. fair market value, unless it conforms.
HORIZONTAL ADDITION PROVISIONS:	No struct. alter., struct. add. or struct. repair to a legal NCS shall exceed 50% of its current est. fair market value, unless it conforms w/ ordin.
VERTICAL ADDITION PROVISIONS:	No struct. alter., struct. add. or struct. repair to a legal NCS shall exceed 50% of its current est. fair market value, unless it conforms w/ ordin.
BASEMENT ADDITION PROVISIONS:	No struct. alter., struct. add. or struct. repair to a legal NCS shall exceed 50% of its current est. fair market value, unless it conforms w/ ordin.
ACCESSORY STRUCT. PROVISIONS:	No struct. alter., struct. add. or struct. repair to a legal NCS shall exceed 50% of its current est. fair market value, unless it conforms w/ ordin.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Grading permit req. for grading/filling w/i shoreland juris. if drains to water & (1)on slopes >20% (2)>500 s.f. exposed singlely (3)>1000 s.f. total.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Oneida

**Zoning Administrator:** Steven Osterman

**Telephone Number:** 715-369-6130

**Fax Number:** 715-369-6268

**County's Web Site:**

**Address:** PO Box 400

1 Courthouse Square

Rhinelanders

WI 54501-0400

**E-mail Address:** oneida@newnorth.net

**LAKE CLASSIFICATION SYSTEM:**

Class I=<50 acres  
Class II=>50 acres

**RIVER AND STREAM CLASSIFICATION SYSTEM:**

Class II=All rivers & streams

## MINIMUM SHORELAND LOT REQUIREMENTS

**LOT AREA:** I=50,000 s.f. (80% not shoreland/wetland) II=30,000 s.f. (90%")

**LOT WIDTH:** I=150' (average) II=100' (average)

**SHORELINE FRONTAGE:** I=200' II=150'

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** Minimum setback = 75'

**SHORELAND SETBACK REDUCTION RULE:** Placement of a structure less than 75' from OHWM is not allowed based on an existing pattern of development.

**WETLAND SETBACK:** No structures w/i 25' of a wetland.

**SIDEYARD SETBACK:** Minimum side & rear yard setback = 10'

**IMPERVIOUS AREA LIMIT:** Max. 25% impervious surfaces w/i 200' of OHWM.

## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** A detached subordinate bldg. or portion of a principal bldg., the use of which is incidental to that of principal bldg.

**INFORMATION AND EXAMPLES:** No structures w/i 75' of OHWM, except privies, dry wells, drainfields, boathouses & shelters, walks, stairs & lifts.

### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** Boathouse shall not extend into water beyond OHWM. 1 boathouse/100' shoreline. Additional B.H. req. CUP.

**DIMENSIONAL REQUIREMENTS:** Max. of 1 story (12' tall). Max. berths = 2 for first 50' shoreline & 1 for each add'l 50'.

**USE AND IMPROVEMENTS:** No plumbing or living fac. Only for storing boats & accessories. No boathouse if permanent boat shelter on property.

**PIER AND WHARF STANDARDS:** No decks or platforms. Canopies only for boat hoist/lift. Max. 6' wide (8' if handicapped - req. CUP).

**DOCKMINIUM STANDARDS:** Berthing privileges rented/leased only on a first come-first served basis for terms of no longer than 1 year.

**WALKWAY STANDARDS:** CUP if steep, rocky, saturated or unstable soils. Max. 4' wide. Landings for safety. Inconspic. site & natural materials.

**FENCE STANDARDS:** LOP not required for open fences if no nuisances are created.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Shoreline Vegetation Protection Area
DIMENSIONS:	Buffers 35' from, and runs parallel to, the OHWM
VIEWING ACCESS CORRIDOR (VAC):	1 VAC 30' wide/100' frontage or if <100' frontage, 30% width. Screen development, but provide filtered view.
TREE AND SHRUBS REGULATIONS:	Remove tree if dead, dying, diseased, or safety hazard. Replace tree w/ min. 1" DBH. No clear cutting.
MAINTENANCE REGULATIONS:	No new lawns, unnatural or non-native landscapes. Prune for health/renewal of tree/shrubs (max. 25% of tree crown).
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	NCPS w/i 40' of OHWM (1)bldg. not altered horiz./vert. (2)structural improv. limited to 25% over life of bldg., (3)req. mitigation.
HORIZONTAL ADDITION PROVISIONS:	NCPS 40'-75' from OHWM, (1)does not exceed bldg. s.f. calc., (2)landward side only, (3)expan. limited to 50% of current s.f., (5)req. mitigation.
VERTICAL ADDITION PROVISIONS:	NCPS 40'-75' from OHWM (1)cannot exceed max. bldg. height limit, (2)req. mitigation.
BASEMENT ADDITION PROVISIONS:	Not permitted if NCPS w/i 40' of OHWM.
ACCESSORY STRUCT. PROVISIONS:	NCAS permitted ordinary maintenance & repair. NCAS cannot be structurally altered, improved, or expanded. Decks w/i 40'-75' of OHWM can be replaced.
RECONSTRUCTION PROVISIONS:	NCS destroyed or damaged by owner or general deterioration may not be rebuilt/repared except in conformance w/ ordinances.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	(Re)construction, alteration, or repair on existing nonconforming structures & new boathouses.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Approved mitigation plan submitted to Planning & Zoning Dept & implemented w/i 1 yr of LOP.
WHAT IS REQUIRED FOR MITIGATION?	Requires plan to bring sanitary systems w/i 75' of OHWM to current standards, a buffer zone parallel to OHWM, removal of fill, rock & construction materials from site & buffer zones on side lot lines.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	No land disturb. w/i 25' of wetland. Mitigation for existing road/path w/i 25'. CUP req. for struct. w/i 25'-75' of wetland & on 15%+ slopes.	
LAND DISTURBANCE MEASURES:	CUP req. for filling, grading,etc. if over 10,000 s.f.	
BLUFF AND UNSTABLE SOIL MEASURES:	CUP required for struct. & walks/stairs in, on or over steep slopes & unstable soils. Any improvements to lot shall avoid envir. sensitive areas.	

# Shoreland Zoning Ordinance Summary

Outagamie

**Zoning Administrator:** Timothy Roach

**Address:** 410 S Walnut ST

**Telephone Number:** 920-832-5255

Appleton WI 54911

**Fax Number:** 920-832-4770

**E-mail Address:** roachtp@co.outagamie.wi.us

**County's Web Site:** www.co.outagamie.wi.us

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA:	Sewered=10,000 s.f. Unsewered=20,000 s.f.
LOT WIDTH:	Sewered=65' Unsewered=100' (at building line).
SHORELINE FRONTAGE:	Sewered=65' Unsewered=100' (at water's edge).
LOT DEPTH:	Not addressed in county's shoreland zoning ordinance.
SHORELAND SETBACK:	Minimum setback = 75'
SHORELAND SETBACK REDUCTION RULE:	Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' if it is a vacant lot.
WETLAND SETBACK:	Not addressed in county's shoreland zoning ordinance.
SIDEYARD SETBACK:	Not addressed in county's shoreland zoning ordinance.
IMPERVIOUS AREA LIMIT:	Not addressed in county's shoreland zoning ordinance.

## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION:	Detached subordinated struct. Clearly incidental to & found in connection with principal structure.
INFORMATION AND EXAMPLES:	All bldgs. & struct., except piers, boat hoists & boathouses, shall req. a setback of at least 75' from OHWM.

### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS:	Placement of boathouse waterward beyond OHWM prohibited. Construct on max. 20% slope. 1 boathouse per lot as accessory use.
DIMENSIONAL REQUIREMENTS:	Highest point of roof max. 10' vertical measurement above OHWM.
USE AND IMPROVEMENTS:	Solely for boat storage & related equipment. Human habitation prohibited. Railings on roof if not solid & max. 3.5' tall.

**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**FENCE STANDARDS:** Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip paralleling shoreline & extending 50' inland from OHWM of surface waters.
VIEWING ACCESS CORRIDOR (VAC):	Max. 30% trees selectively cut or clear cut w/i strip & the 30% shall not create a clear cut to water's edge >30' in 100'.
TREE AND SHRUBS REGULATIONS:	Max. 30% of trees w/i strip selectively cut or clear cut. Removal of dead, dying or diseased trees at owner discretion.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Special cutting with CUP which incl. conditions that are binding.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance may continue w/ conditions, incl. no repair shall exceed 50% of its equalized assessed value, unless changed to conforming.
HORIZONTAL ADDITION PROVISIONS:	NC use shall not be expanded or enlarged & no struct. alter., addition or repair shall exceed 50% of equalized assessed value, unless made conforming.
VERTICAL ADDITION PROVISIONS:	NC use shall not be expanded or enlarged & no struct. alter., addition or repair shall exceed 50% of equalized assessed value, unless made conforming.
BASEMENT ADDITION PROVISIONS:	NC use shall not be expanded or enlarged & no struct. alter., addition or repair shall exceed 50% of equalized assessed value, unless made conforming.
ACCESSORY STRUCT. PROVISIONS:	NC use shall not be expanded or enlarged & no struct. alter., addition or repair shall exceed 50% of equalized assessed value, unless made conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	CUP req. for filling or grading of area w/i 300' of water & drains to water if (1)>20% slopes (2)>1000 s.f. on 12-20% slopes or (3)>2000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Ozaukee

**Zoning Administrator:** Steven Narveson

**Address:** 121 W Main ST

**Telephone Number:** 414-284-8313

Port Washington WI 53074-0994

**Fax Number:** 414-284-8100

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (minimum average lot width).

SHORELINE FRONTAGE: Sewered=65' Unsewered=100' (minimum frontage at OHWM).

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Min. setback=75' & a greater setback on L. Michigan bluffs.

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Swrd=min. 8' & total 20'. AS=4'. Unswrd=10' & 25'. AS=5.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure incidental to & found in connection w/ PS to which it is related & located on same lot as PS.

INFORMATION AND EXAMPLES: All bldgs. & struct., except piers, boat hoists, boathouses, & open fences, shall be setback at least 75' from OHWM.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Setback a min. of 10' from water. Placing a boathouse beyond OHWM is prohibited. Construct on max. 20% slopes.

DIMENSIONAL REQUIREMENTS: Max. 400 s.f. Highest point of roof max. 10' vertical measurement above OHWM.

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. No human habitation. Railing on roof if not solid & max. 3.5' tall.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' strip shall be constructed & surfaced as to effectively control erosion.

FENCE STANDARDS: Open fences (not defined) are exempt from 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' measured along OHWM may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased or dying trees or shrubs at discretion of owner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Special cutting plan w/ replacement plantings may req. performance guarantee bond for plantings.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Ordinary maintenance is allowed & incl. painting, paneling, replacing doors, windows, etc.
HORIZONTAL ADDITION PROVISIONS:	Struct. alter. req. a variance w/ limitations incl. no struct. alter. shall exceed 50% of current assessed value, per project, unless made conforming.
VERTICAL ADDITION PROVISIONS:	Struct. alter. req. a variance w/ limitations incl. no struct. alter. shall exceed 50% of current assessed value, per project, unless made conforming.
BASEMENT ADDITION PROVISIONS:	Struct. alter. req. a variance w/ limitations incl. no struct. alter. shall exceed 50% of current assessed value, per project, unless made conforming.
ACCESSORY STRUCT. PROVISIONS:	Struct. alter. req. a variance w/ limitations incl. no struct. alter. shall exceed 50% of current assessed value, per project, unless made conforming.
RECONSTRUCTION PROVISIONS:	If NCS is destroyed or damaged & restoration exceeds 50% of present equalized value, it cannot be rebuilt unless it meets requirements of ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	SEP req. for filling or grading area w/i 300' of OHWM & drains to water if (1)>20% slopes (2)>1000 s.f. on 12-20% slopes or (3)>2000 s.f. on <12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	On L. Mich. bluffs, a greater setback is assessed based on a formula using bluff characteristics found on-site.	

# Shoreland Zoning Ordinance Summary

*Pepin*

**Zoning Administrator:** John Egli

**Address:** 740 Seventh AVE W

**Telephone Number:** 715-672-8897

PO Box 39

Durand

WI 54736

**Fax Number:** 715-672-8677

**E-mail Address:** pepega@win.bright.net

**County's Web Site:**

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

## **MINIMUM SHORELAND LOT REQUIREMENTS**

**LOT AREA:** Sewered=10,000 s.f. Unsewered=20,000 s.f.

**LOT WIDTH:** Sewered=65' Unsewered=100' (average minimum lot width).

**SHORELINE FRONTAGE:** Sewered=65' Unsewered=100' (at OHWM).

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** Min. setback=75' from OHWM of navigable waters.

**SHORELAND SETBACK REDUCTION RULE:** Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' if it is a vacant lot.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Sewered=min. 8' & total 20'. Unsewered=min.10' & total 25'.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

## **ACCESSORY STRUCTURE REQUIREMENTS**

**DEFINITION:** Detached subordinate structure which is incidental to & found in connection with the principal structure & on the same lot.

**INFORMATION AND EXAMPLES:** All bldgs. & struct., except piers, boat hoists, boathouses, & open fences, shall be setback at least 75' from OHWM.

### **BOATHOUSE STANDARDS:**

**PLACEMENT REQUIREMENTS:** Boathouses shall not extend below OHWM. Construct on max. 20% existing slope.

**DIMENSIONAL REQUIREMENTS:** Roof elevation shall not be more than 10' vertical measurement from OHWM.

**USE AND IMPROVEMENTS:** Solely for boat storage & related equipment. No human habitation. Railing ok on roof w/ max. 3.5' in height & not solid.

**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Any path or road w/i 35' strip shall be constructed & surfaced as to effectively control erosion.

**FENCE STANDARDS:** Open fences (not defined) are exempt from 75' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip paralleling shore & extending 35' inland along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100', measured along OHWM, shall be clear cut to depth of 35' strip.
TREE AND SHRUBS REGULATIONS:	No clear cutting except in VAC. Removal of dead, dying or diseased trees or shrubs at discretion of owner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance permitted. No repair over life of bldg. shall exceed 50% of its current estimated market value, unless changed to conforming.
HORIZONTAL ADDITION PROVISIONS:	No addition, alteration or repair over life of bldg. shall exceed 50% of its current estimated market value, unless changed to conforming.
VERTICAL ADDITION PROVISIONS:	No addition, alteration or repair over life of bldg. shall exceed 50% of its current estimated market value, unless changed to conforming.
BASEMENT ADDITION PROVISIONS:	No addition, alteration or repair over life of bldg. shall exceed 50% of its current estimated market value, unless changed to conforming.
ACCESSORY STRUCT. PROVISIONS:	No addition, alteration or repair over life of structure shall exceed 50% of its current estimated market value, unless changed to conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input checked="" type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Zoning permit req. for filling/grading w/i 300' OHWM & drains to H2O if (1)<5000 s.f. on 20%+ (2)<10,000 s.f. on 12-20% or (3)<12,500 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Pierce

**Zoning Administrator:** James Kleinhans

**Address:** 414 W Main ST  
PO Box 647

**Telephone Number:** 715-273-6747/6746

Ellsworth WI 54011

**Fax Number:** 715-273-1443

**E-mail Address:** jkleinha@co.pierce.wi.us

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Varies, for Rural Resid. 20 Sewered=8,000 s.f. Unsewered=1 acre

LOT WIDTH: Varies, for Rural Resid. 20 Swrd=50' Unswrd=100' (at bldg. line)

SHORELINE FRONTAGE: Not addressed in county's shoreland zoning ordinance.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Required setback from all navigable water is 75' from OHWM.

SHORELAND SETBACK REDUCTION RULE: Min. 40' setback. Reduced setback=average setback of PS on each side w/i 100', or adj. PS & 75' on vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Min. 10'

IMPERVIOUS AREA LIMIT: Rural Residential 20 = max. 40%.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Bldg. or struct. incidental & subordinate to permitted PU of lot & on same lot as PU & does not meet PS definition.

INFORMATION AND EXAMPLES: Min. 75' setback, exc. for piers, boat hoists, boathouses, yard light poles, tree houses, ice fishing shanties, etc.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses shall not be placed waterward of OHWM & min. 2' above OHWM.

DIMENSIONAL REQUIREMENTS: Not addressed in county's shoreland zoning ordinance.

USE AND IMPROVEMENTS: AS accessible by boats from nav. water & solely for storing boats & water-related rec. materials for noncommercial purposes.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Essential to access shore. Max. 4' wide & landings max. 32 s.f. No canopies, roofs or closed railings.

FENCE STANDARDS: Open fences exempt from shoreland setback. Open fence=a fence whose entire length & individual elements are not >50% opaque.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Shoreland Vegetation Area
DIMENSIONS:	Requirements apply to any cutting of trees or shrubbery w/i shorelands.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% (max. 30' in any 100') of 35' wide strip along shoreline shall be cleared to its depth.
TREE AND SHRUBS REGULATIONS:	If >35' inland of OHWM, clearing 10,000 s.f. or more of any single lot in any one calendar year requires prior approval from a qualified forester as sound forestry practice.
MAINTENANCE REGULATIONS:	Remaining 70% of 35' wide strip shall have sufficient cover to screen vehicles, bldgs. & struct. seen from water, & control erosion.
ENFORCEMENT PROVISIONS:	Violations, upon conviction will forfeit \$100 - \$500 & cost of prosecution. Each day a violation exists, a separate offense.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Alterations and repairs need not comply w/ setback provisions, if they do not increase floor area or change building footprint.
HORIZONTAL ADDITION PROVISIONS:	Additions or extensions of NCS are permitted if they comply with all provisions of ordinance.
VERTICAL ADDITION PROVISIONS:	Additions or extensions of NCS are permitted if they comply with all provisions of ordinance.
BASEMENT ADDITION PROVISIONS:	Additions or extensions of NCS are permitted if they comply with all provisions of ordinance.
ACCESSORY STRUCT. PROVISIONS:	Additions or extensions of NCS are permitted if they comply with all provisions of ordinance.
RECONSTRUCTION PROVISIONS:	Restore NCS damaged by fire, flood, etc. if comply w/ ord. prov., OR if repair of NCS occurs w/i bldg. footprint & floor area not increased.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	CUP req. for filling or grading of area w/i 300' of water & drains to water if (1)>20% slopes (2)>1000 s.f. on 12-20% slopes or (3)>2000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Kinnickinnic River Blufflands protected w/ min. 300' lot width, 15' setback from bluffs, CUP req. for tree removal & more.				

# Shoreland Zoning Ordinance Summary

Polk

**Zoning Administrator:** Gary Spanel

**Address:** 100 Polk Co Plaza

**Telephone Number:** 715-485-9279

Balsam Lake WI 54810

**Fax Number:** 715-485-9246

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=60' min. & 65' ave. Unsewered=90' min. & 100' ave.

SHORELINE FRONTAGE: Not addressed in county's shoreland zoning ordinance.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75' exc. for piers, boathouses & boat hoists.

SHORELAND SETBACK REDUCTION RULE: Min. setback=40'. Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: PS=10' to eave & AS=5' to eave.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure incidental to & found in connection with main struct. & located on same lot as.

INFORMATION AND EXAMPLES: Max. 2 AS per lot & no human habitation. 75' setback exc. piers, boathouses & boat hoists.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses shall not be closer than 10' from the OHWM. Construct on max. 20% slopes. 2 AS per lot, incl. boat houses.

DIMENSIONAL REQUIREMENTS: Max. 10' tall, 14' wide & 24' long.

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. No human habitation or toilet facilities. Open railings max. 3.5' tall on roof.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Not addressed in county's shoreland zoning ordinance.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip of land extending 35' inland along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% (max. 30' wide) along OHWM shall be clear cut to depth of strip.
TREE AND SHRUBS REGULATIONS:	Removal of dead or diseased trees or shrubbery at discretion of landowner.
MAINTENANCE REGULATIONS:	Remaining 70% screen cars & struct. (trees min. 15' tall) & max. clear cut opening of 10' btwn. outward exten. of branches.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Mainten. conditional incl. no struct. repair to existing NCS shall exceed 50% of equalized assessed value over life of struct. unless made conforming.
HORIZONTAL ADDITION PROVISIONS:	No modif., alter., addit. or struct. repair to existing NCS shall exceed 50% of equalized assessed value over life of struct. unless made conforming.
VERTICAL ADDITION PROVISIONS:	No modif., alter., addit. or struct. repair to existing NCS shall exceed 50% of equalized assessed value over life of struct. unless made conforming.
BASEMENT ADDITION PROVISIONS:	No modif., alter., addit. or struct. repair to existing NCS shall exceed 50% of equalized assessed value over life of struct. unless made conforming.
ACCESSORY STRUCT. PROVISIONS:	No modif., alter., addit. or struct. repair to existing NCS shall exceed 50% of equalized assessed value over life of struct. unless made conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	SEP req. for filling or grading of area w/i 300' of water & drains to water if (1)>20% slopes (2)>1000 s.f. on 12-20% slopes or (3)>2000 s.f. on <12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Portage

**Zoning Administrator:** Stephen Brazzale

**Address:** 1462 Strongs AVE

**Telephone Number:** 715-346-1334

Stevens Point WI 54481

**Fax Number:** 715-346-1677

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (minimum average lot width)

SHORELINE FRONTAGE: Sewered=65' Unsewered=100' (minimum frontage at OHWM)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Minimum setback=100' from OHWM of navigable waters.

SHORELAND SETBACK REDUCTION RULE: Min. setback=65'. Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 100' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Sewered=min. 8' & total 20'. Unsewered=min. 10' & total 25'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate struct. incidental to & found in connection with, PS to which it is related & on same lot as PS.

INFORMATION AND EXAMPLES: All bldgs. & struct., except piers, boat hoists, & boathouses, shall be setback at least 100' from OHWM of navigable waters.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Req. SEP. Boathouses setback a min. of 10' from OHWM. 1 boathouse per lot as AS. Construct on max. 20% slope.

DIMENSIONAL REQUIREMENTS: Shall not exceed 1 story.

USE AND IMPROVEMENTS: Design & construct solely for boat storage & related equipment. Not for human habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Walks allowed w/i shore setback to access bldg. Max. 60" wide. Elevate stairs, not excavate. No attached seats, tables.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from OHWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100', as measured along OHWM, shall be clear cut to depth of 35' strip.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Special cutting plan w/ replacement plantings may req. performance guarantee bond for plantings.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Maintenance permitted. No struct. repair shall exceed 50% of its equalized assessed value over life of bldg., unless changed to conforming.
HORIZONTAL ADDITION PROVISIONS:	No modification, alter., addition or struct. repair shall exceed 50% of its equalized assessed value over life of bldg., unless changed to conforming.
VERTICAL ADDITION PROVISIONS:	No modification, alter., addition or struct. repair shall exceed 50% of its equalized assessed value over life of bldg., unless changed to conforming.
BASEMENT ADDITION PROVISIONS:	No modification, alter., addition or struct. repair shall exceed 50% of its equalized assessed value over life of bldg., unless changed to conforming.
ACCESSORY STRUCT. PROVISIONS:	Maintenance permitted. No struct. repair shall exceed 50% of its equalized assessed value over life of struct., unless changed to conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input checked="" type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Any filling, grading or excavation >10,000 s.f. require a special exception permit. Under 10,000 s.f. req. a zoning permit.				
BLUFF AND UNSTABLE SOIL MEASURES:	Elevate stairs, not excavate.				

# Shoreland Zoning Ordinance Summary

Price

**Zoning Administrator:** Vacant  
**Address:** 104 S Eyder AVE  
**Telephone Number:** 715-339-3272 Phillips WI 54555-1342  
**Fax Number:** 715-339-3057  
**E-mail Address:** pczadmin@win.bright.net  
**County's Web Site:** www.pricecounty.org

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LAKE CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance. RIVER AND STREAM CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance.

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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=20,000 s.f. Unsewered=30,000 s.f.  
LOT WIDTH: Sewered=100' (min. ave.) Unsewered=150' (at bldg. setback)  
SHORELINE FRONTAGE: Sewered=100' Unsewered=150' (of frontage at OHWM).  
LOT DEPTH: Not addressed in county's shoreland zoning ordinance.  
SHORELAND SETBACK: Minimum setback=75' from OHWM.  
SHORELAND SETBACK REDUCTION RULE: Reduced setback may be granted by BOA.  
WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.  
SIDEYARD SETBACK: Swrd=min. 8' & 20' ttl. AS=4'. Unswrd=10' & 25'. AS=5'.  
IMPERVIOUS AREA LIMIT: Lesser of 25% of lot or 10,000 s.f., may be impervious.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure clearly incidental & found in connection with principal structure, & located on same lot.  
INFORMATION AND EXAMPLES: All bldgs. & struct., except piers, boat hoists, waterfront storage structures & open fences, shall be setback 75' from OHWM.

### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: No boathouses. Waterfront storage struct. min. 35' setback. 1 waterfront storage struct./lot. Construct on max. 20% slope.  
DIMENSIONAL REQUIREMENTS: Max. 300 s.f. in size. Paint to blend into shoreline. Locate adj. to VAC.  
USE AND IMPROVEMENTS: Designed to solely store boats & water-related equipment. Not for human habitation. CUP req. for construction.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.  
DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.  
WALKWAY STANDARDS: Max. 5' wide. Blend into shore. Avoid sensitive areas. Don't remove stabilizing veget. & screen w/ native non-invas. veget.  
FENCE STANDARDS: Open fences (not defined) are exempt from 75' setback.

# Shoreland Zoning Ordinance Summary

Price

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' along OHWM may be selectively cut to 35' depth. No clearing w/i 35' of lot lines.
TREE AND SHRUBS REGULATIONS:	No clear cutting. Removal of dead, dying, or diseased trees if safety hazard. Any other clearing req. ZA approval.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Clearing req. ZA approval. Fines are \$200 per day per offense.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance continue as long as use not discontinued for 12 monthes, else must conform.
HORIZONTAL ADDITION PROVISIONS:	NCPS w/i 50' OHWM, internal improvements only. NCPS >50' from OHWM, expand up to 50% of enclosed area or 1500 s.f., which ever is less. Req. mitig.
VERTICAL ADDITION PROVISIONS:	NCPS w/i 50' OHWM, no new stories. NCPS >50' from OHWM, expand 50% of enclosed area or 1500 s.f., which ever is less. Expand landward. Req. mitig.
BASEMENT ADDITION PROVISIONS:	NCPS w/i 50' OHWM, no new basements. NCPS >50' from OHWM, expand 50% enclosed area or 1500 s.f., which ever is less. Expand landward. Req. mitig.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition, or repair to any struct. over life of struct., shall exceed 50% of its enclosed area, unless made compliant.
RECONSTRUCTION PROVISIONS:	NCS destroyed or damaged by deliberate act of owner or due to general deterioration, may not be reconstructed or repaired, except in compliance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Improvement or expansion of NCPS, NCS damaged or destroyed by wind, fire, etc.,
HOW IS COUNTY IMPLEMENTING SYSTEM?	ZA approves plan prior to issuance of zoning permit & to be implemented concurrently with construct.
WHAT IS REQUIRED FOR MITIGATION?	Sanitary system brought up to standard. NCAS <\$2000 removed. Shoreline buffer restored (if structure demolished, w/i 5 yrs. 75% of NCS screened from water by vegetation.) Ext. bldg. materials visually inconspicuous.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Pedestrian access (stairs, walks, or lifts) only when essential for access due to steep slopes, rocky or wet, unstable soils with certain conditions.	
LAND DISTURBANCE MEASURES:	Permit req. for filling or grading w/i 300' of OHWM & drains to water if (1)on 20%+ slopes, (2)>1000 s.f. on 12-20% slopes, (3)>5,000 on <12% slopes.	
BLUFF AND UNSTABLE SOIL MEASURES:	Pedestrian access permitted on unstable soils if (among other conditions) vegetation stabilizing slope not removed & walkway on piles or footings.	

# Shoreland Zoning Ordinance Summary

*Racine*

**Zoning Administrator:** Arnold L Clement

**Address:** 14200 Washington AVE

**Telephone Number:** 414-886-8470/8475

Sturtevant WI 53177

**Fax Number:** 414-886-8488/8484

**E-mail Address:** RCCodeAdministrator@Racineco.com

**County's Web Site:** www.racineco.com

LAKE CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance.

RIVER AND STREAM CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance.

## ***MINIMUM SHORELAND LOT REQUIREMENTS***

LOT AREA: Varies w/ zoning dist. from 10,000 s.f. (R5A) to 5 acres (R1).  
LOT WIDTH: Varies with zoning dist. from 65' (R5A) to 300' (R1).  
SHORELINE FRONTAGE: Not addressed in county's shoreland zoning ordinance.  
LOT DEPTH: Not addressed in county's shoreland zoning ordinance.  
SHORELAND SETBACK: Min. setback=75' from OHWM or Struct. Setback overlay on L. MI.  
SHORELAND SETBACK REDUCTION RULE: Min. setback=50'. Average=shore yards existing on abutting properties w/i 100' of site.  
WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.  
SIDEYARD SETBACK: Varies with zoning dist. from 10' (R5A) to 50' (R1).  
IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

## ***ACCESSORY STRUCTURE REQUIREMENTS***

DEFINITION: Detached struct. subordinate to PU of struct., land or water & located on same lot, serving purpose incidental to PS.  
INFORMATION AND EXAMPLES: AS permitted, but not until PS is present or under construction.

### ***BOATHOUSE STANDARDS:***

PLACEMENT REQUIREMENTS: Boathouse shall be no closer than 20' to ave. annual high-water elevation of stream, lake, pond or wetland. 1 boathouse/lot.  
DIMENSIONAL REQUIREMENTS: Max. 250 s.f. & max. height 15' above high-water elevation.  
USE AND IMPROVEMENTS: No human habitation.

PIER AND WHARF STANDARDS: Piers as shore protection structures must meet criteria from Technical Subcommittee on Shoreland Development Standards.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Not addressed in county's shoreland zoning ordinance.

FENCE STANDARDS: Fences are structures & must meet req. shoreland setback for zoning district.

# Shoreland Zoning Ordinance Summary

Racine

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree Cutting & Shrubbery Clearing Regulation Area
DIMENSIONS:	Lakes=300' (50+ acres) or 200' (<50 acres). Streams=100' (nav.) or 50' (others). L. MI=SSO & NSO
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM may be cut to 35' depth.
TREE AND SHRUBS REGULATIONS:	Cutting & clearing prohibited in buffer exc. home site dev't, roads, trimming, dead tree removal, & approved timber plans.
MAINTENANCE REGULATIONS:	Any req. yard or landscaped area shall be kept free of debris & plant materials in healthy, growing condition.
ENFORCEMENT PROVISIONS:	Violations, upon conviction, result in a forfeiture of \$20 to \$1000 + cost of prosecution. Each day constitutes a separate offense.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Repairs and improvements of a maintenance nature are allowed.
HORIZONTAL ADDITION PROVISIONS:	Alter., additions & expan. that do not increase exterior dimensional NC allowed if they do not exceed 50% of current est. equalized assessed value.
VERTICAL ADDITION PROVISIONS:	Alter., additions & expan. that do not increase exterior dimensional NC allowed if they do not exceed 50% of current est. equalized assessed value.
BASEMENT ADDITION PROVISIONS:	Alter., additions & expan. that do not increase exterior dimensional NC allowed if they do not exceed 50% of current est. equalized assessed value.
ACCESSORY STRUCT. PROVISIONS:	Alter., additions & expan. that do not increase exterior dimensional NC allowed if they do not exceed 50% of current est. equalized assessed value.
RECONSTRUCTION PROVISIONS:	If damaged by fire, explosion, flood, public enemy or other calamity by >50% of its current equalized assessed value, must comply w/ use provisions.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland Overlay District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	CUP req. for any earth moving, but two types of CUPs - Shoreland Contract CUP or traditional Planning Commission CUP w/ public input.	
BLUFF AND UNSTABLE SOIL MEASURES:	Lake Michigan shoreland has a Structural Setback Overlay (SSO) and Nonstructural Setback Overlay (NSO) which address bluffline erosion rates.	

# Shoreland Zoning Ordinance Summary

**Richland**

**Zoning Administrator:** Harriet Pedley

**Address:** 181 W Seminary  
Room 204  
Richland Center WI 53581

**Telephone Number:** 608-647-2447

**Fax Number:** 608-647-6134

**E-mail Address:** rctyznng@mwt.net

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## **MINIMUM SHORELAND LOT REQUIREMENTS**

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (minimum average lot width)

SHORELINE FRONTAGE: Sewered=65' Unsewered=100' (minimum frontage at water's edge)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Min. 75' from OHWM, exc. piers, boat hoists & boathouses.

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Sewered=min. 8' & total 20'. Unsewered=min. 10' & total 25'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## **ACCESSORY STRUCTURE REQUIREMENTS**

DEFINITION: Detached subordinate structure clearly incidental & found in connection with principal structure, & located on same lot.

INFORMATION AND EXAMPLES: All bldgs. & struct., except piers, boat hoists, & boathouses, shall be setback 75' from OHWM.

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### **BOATHOUSE STANDARDS:**

PLACEMENT REQUIREMENTS: Placing boathouse beyond OHWM of navigable waters prohibited.

DIMENSIONAL REQUIREMENTS: Highest point of roof max. 10' vertical measurement above OHWM.

USE AND IMPROVEMENTS: Solely for boat storage & related equipment. Railings may be placed on roof if not solid in appearance & max. 3.5' tall.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' strip shall be constructed & surfaced as to effectively control erosion.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from all points along OHWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM shall be clear cut to depth of 35' strip.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees & shrubs at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Special cutting plan w/ replacement plantings may req. performance bond guaranteeing plantings.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance conditional, incl. no repair over life of struct. shall exceed 50% of current est. fair market value, unless made conforming.
HORIZONTAL ADDITION PROVISIONS:	No struct. alteration, addition, or repair over life of NCS shall exceed 50% of current est. fair market value, unless made conforming.
VERTICAL ADDITION PROVISIONS:	No struct. alteration, addition, or repair over life of NCS shall exceed 50% of current est. fair market value, unless made conforming.
BASEMENT ADDITION PROVISIONS:	No struct. alteration, addition, or repair over life of NCS shall exceed 50% of current est. fair market value, unless made conforming.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition, or repair over life of NCS shall exceed 50% of current est. fair market value, unless made conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	SEP req. for filling or grading w/i 300' of OHWM draining to water if (1)>20% slopes (2)>1000 s.f. on 12-20% slopes or (3)>2000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Rock

**Zoning Administrator:** James Forrestal

**Address:** 51 S Main ST

**Telephone Number:** 608-757-5587

Janesville WI 53545

**Fax Number:** 608-757-5586

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=15,000 s.f. Unsewered=40,000 s.f.

LOT WIDTH: Swrd=100' (on public road) Unswrd=100' (min. ave. lot width)

SHORELINE FRONTAGE: At least 100' of frontage at water's edge.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Min. 75' from OHWM, exc. piers, docks, boathouses & boat hoists.

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Sewered=min. 8'. Unsewered=min. 15'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate struct. incidental to & found in connection with PS to which it is related & which is one the same lot.

INFORMATION AND EXAMPLES: All bldgs. & struct., incl. decks & patios, setback 75' from OHWM, exc. piers, boat hoists, docks, wharves & boathouses.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses shall not extend beyond OHWM & must meet AS sideyard setbacks. 1 boathouse per principal residence.

DIMENSIONAL REQUIREMENTS: Max. length=30'. Max. height=13' from top of footing. Max. width=16' from wall to wall parallel to shore. Max overhang=1'.

USE AND IMPROVEMENTS: Solely for boat storage & other water related equipment. No human habitation, plumbing or kitchen facilities.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' strip shall be constructed & surfaced as to effectively control erosion.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland along OHWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM shall be clear cut to depth of 35' strip.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees & shrubs at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Special cutting plan w/ replacement plantings may req. performance bond for planted trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance is conditional incl. no structural repair to any NCS over life of struct. shall exceed 50% of its current est. fair market value.
HORIZONTAL ADDITION PROVISIONS:	No struct. alteration, addition or repair to NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
VERTICAL ADDITION PROVISIONS:	No struct. alteration, addition or repair to NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
BASEMENT ADDITION PROVISIONS:	No struct. alteration, addition or repair to NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition or repair to NCS over life of struct. shall exceed 50% of its current est. fair market value, unless made conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Lowland/Wetland Overlay District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Permit req. for filling, grading or excavating <1000 s.f. If >1000 s.f., it is a conditional use & req. CUP.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

**Rusk**

**Zoning Administrator:** Ce Ce Tesky

**Address:** 311 Miner AVE E

**Telephone Number:** 715-532-2156

Ladysmith WI 54548

**Fax Number:** 715-532-2194

**E-mail Address:**

**County's Web Site:**

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

## **MINIMUM SHORELAND LOT REQUIREMENTS**

**LOT AREA:** Min. lot area=20,000 s.f.

**LOT WIDTH:** Min. lot width=100'

**SHORELINE FRONTAGE:** Min. frontage=100' at OHWM.

**LOT DEPTH:** No lot shall be more than 6 times as deep as it is wide.

**SHORELAND SETBACK:** Minimum setback = 75'.

**SHORELAND SETBACK REDUCTION RULE:** Shoreland setback last dimensional standard to be varied & only to extent necessary & only once for a specific structure.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Min. 15' side yard & min. 35' width total side yards. AS=5'.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

## **ACCESSORY STRUCTURE REQUIREMENTS**

**DEFINITION:** Detached subordinate structure clearly incidental & found with PS & located on same lot incl. satellite dishes, decks, etc.

**INFORMATION AND EXAMPLES:** All bldgs. & struct., permanent or temporary must meet 75' setback. Any second or subsequent bldgs. >200 s.f. setback=150'.

### **BOATHOUSE STANDARDS:**

**PLACEMENT REQUIREMENTS:** Setback a minimum of 4' from & 1' above OHWM. 1 boathouse per buildable lot. Construct on max. 35% existing slope.

**DIMENSIONAL REQUIREMENTS:** Min. 200 s.f. & max. 400 s.f. floor area. 1 story w/ 13' max. height. Width cannot >2/3 length.

**USE AND IMPROVEMENTS:** Solely for boat storage & related equip. Not for human habitation or occupancy. No potable water, fireplaces, patios etc.

**PIER AND WHARF STANDARDS:** Max. 6' wide. Must be floating or placed on poles or posts. No solid piers. No roofs, canopies, decks, water slides, etc.

**DOCKMINIUM STANDARDS:** Wharves max. berths and moorings limited to 2 for first 50' of frontage & 1 for each additional 50' of shoreline owned.

**WALKWAY STANDARDS:** Exempt from setback if necessary for access. Area of landings & landward pier max. 128 s.f. Single landing max. 36 s.f.

**FENCE STANDARDS:** Open fences (not defined) exempt from shoreline setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' may be cleared to 35' depth.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees at direction of landowner, or trees that pose threat of falling on struct.
MAINTENANCE REGULATIONS:	County recommends a planting plan in areas previously cleared prior to issuance of land use or sanitary permits.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance allowed if repair over life of bldg. not >50% of current real estate tax equalized fair market value of particular improvement.
HORIZONTAL ADDITION PROVISIONS:	Additions or alteration cannot >50% over life of bldg. of current real estate tax equalized fair market value of particular improvement.
VERTICAL ADDITION PROVISIONS:	Additions or alteration cannot >50% over life of bldg. of current real estate tax equalized fair market value of particular improvement.
BASEMENT ADDITION PROVISIONS:	Additions or alteration cannot >50% over life of bldg. of current real estate tax equalized fair market value of particular improvement.
ACCESSORY STRUCT. PROVISIONS:	Additions or alteration cannot >50% over life of bldg. of current real estate tax equalized fair market value of particular improvement.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	CUP req. for any filling or grading w/i 300' of OHWM on slopes draining toward water & (1)>20% (2)>1000 s.f. on 12-20% or (3)2000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Support stairs w/ piles or footings rather than excavate from erodible soils, steep slopes, or bluff faces.				

# Shoreland Zoning Ordinance Summary

St. Croix

**Zoning Administrator:** Steven Fisher

**Address:** 1101 Carmichael RD

**Telephone Number:** 715-386-4680

Hudson WI 54016-7710

**Fax Number:** 715-386-4686

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	St. Croix River Valley District (SC)
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=12,750 s.f. Unsewered=1 acre SC=Density of 1 DU/acre.

LOT WIDTH: Sewered=80' Unswrd not addressed. SC=200' (both at bldg. line)

SHORELINE FRONTAGE: Sewered=80' at water line. Unswrd & SC not addressed.

LOT DEPTH: Avoid excessive depth in relation to width & 2:1 is desired.

SHORELAND SETBACK: 75' from & 2' above normal HWM. SC=200' OHWM & 100' bluffline.

SHORELAND SETBACK REDUCTION RULE: BOA may grant setback variance in SC district if physical hardship exists, not economic or other & no change in shore's natural appearance results.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Min. 10' & total 25'. SC=min. 25'.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: A building on the same premises & subordinate to the principal use customarily incidental thereto.

INFORMATION AND EXAMPLES: All bldgs. & struct. except piers & wharves, setback at least 75' from normal HWM & 2' above normal high water elevation.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Must be setback 20' from water's edge. No new boathouses in SC district.

DIMENSIONAL REQUIREMENTS: Boathouses are to be of a height & color so as not to detract from the natural beauty of the shoreline.

USE AND IMPROVEMENTS: Not to be used for human habitation.

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PIER AND WHARF STANDARDS: In SC, piers allowed only during open water season. Earth tone colors. Parallel to shore when possible. No covered slips.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' area construct & surface so as to effectively control erosion. In. SC, max. 3' wide stairs.

FENCE STANDARDS: Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree Cutting Regulation Area
DIMENSIONS:	Strip paralleling shore & extending 35' inland. SC=w/i 200' of OHWM & 40' of bluff.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% of strip, max. 30' wide, shall be clear cut to depth. No VAC in SC district.
TREE AND SHRUBS REGULATIONS:	Does not apply to removal of dead, dying or diseased trees. In SC, does not apply to same trees if safety hazard.
MAINTENANCE REGULATIONS:	Remaining 70% of strip shall have sufficient cover to screen cars, AS, etc. from water. In SC, may prune trees, shrubs, etc.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	No repair to any NCS over life of struct. shall exceed 50% of its market value at time of NC use, unless changed to conforming.
HORIZONTAL ADDITION PROVISIONS:	No alteration, addition or repair to a NCS over life of struct. to exceed 50% of its market value at time of NC use, unless changed to conforming.
VERTICAL ADDITION PROVISIONS:	No alteration, addition or repair to a NCS over life of struct. to exceed 50% of its market value at time of NC use, unless changed to conforming.
BASEMENT ADDITION PROVISIONS:	No alteration, addition or repair to a NCS over life of struct. to exceed 50% of its market value at time of NC use, unless changed to conforming.
ACCESSORY STRUCT. PROVISIONS:	No alteration, addition or repair to a NCS over life of struct. to exceed 50% of its market value at time of NC use, unless changed to conforming.
RECONSTRUCTION PROVISIONS:	Any structure containa a NC use damaged or destroyed by any means = or >50% of its market value, reconstruct in conformity w/ provisions.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Grading or filling w/i 300' of shore may req. special exception permit.	
BLUFF AND UNSTABLE SOIL MEASURES:	St. Croix Riverway Zoning Ordinance addresses concerns along bluff.	

# Shoreland Zoning Ordinance Summary

Sauk

**Zoning Administrator:** Timothy W Kabat

**Address:** 505 Broadway

**Telephone Number:** 608-355-3285

Baraboo WI 53913

**Fax Number:** 608-355-3292

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Min. lot width at building line=100'.

SHORELINE FRONTAGE: Min. 100' of frontage at OHWM.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Min. setback=75' from OHWM.

SHORELAND SETBACK REDUCTION RULE: Min. setback=50'. Reduced setbacks if 3+ bldgs. w/i 250' of prop. bldg. site. Ave=setbacks of existing bldgs. & 75' if it is a vacant lot.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Min. side yard=10' & total side yards=20'. AS=10'.

IMPERVIOUS AREA LIMIT: Limit NCS expan. to max. s.f. & % incr. by distance to OHWM.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure incidental to & found in connection with PS to which it is related & on same lot as.

INFORMATION AND EXAMPLES: Piers, wharves, boathouses, boathoists, boat shelters, stairways, walks, lifts, landings, & open fences exempt from setback.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Setback a min. of 5' & max. 20' horizontally from OHWM. Construct on max. 20% slope. Max. 1 boathouse per lot.

DIMENSIONAL REQUIREMENTS: Frontage<75', min. 300 & max 500 s.f. Frontage>75', min. 300 & max. 640 s.f. & max. 22' wide at water line. Max. 15' tall. Max 1-story.

USE AND IMPROVEMENTS: No human habitation. No plumbing, heating/cooling equip., etc. Earth-toned. Flat roof for rec. area if not enclosed.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Essential to access. Max. 4' wide. Lift platform max. 40 s.f. Landings for safety & max. 32 s.f. No roofs or canopies.

FENCE STANDARDS: Open fences exempt from setback. Open fence has 50% or more open space. Not a privacy fence.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Removal Regulation Area
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from OHWM of shoreline.
VIEWING ACCESS CORRIDOR (VAC):	Max. 25% of length along OHWM clear cut to depth of strip & max. 50% of total length. Max. opening is 25' wide in any 100'.
TREE AND SHRUBS REGULATIONS:	Removal of dead or dying trees at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	If >50% of natural trees & shrubs removed w/i cutting strip, Planning & Zoning may req. replanting.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance conditionally, incl. any repair to NCS shall not increase dimensional NC of struct., exc. as provided.
HORIZONTAL ADDITION PROVISIONS:	OHWM-25'=no expansion. 26'-50' from OHWM=max. 750 s.f. or 15% total increase. 51'-74' from OHWM=max. 1650 s.f. or 25% total increase.
VERTICAL ADDITION PROVISIONS:	OHWM-25'=no expansion. 26'-50' from OHWM=max. 750 s.f. or 15% total increase. 51'-74' from OHWM=max. 1650 s.f. or 25% total increase.
BASEMENT ADDITION PROVISIONS:	OHWM-25'=no expansion. 26'-50' from OHWM=max. 750 s.f. or 15% total increase. 51'-74' from OHWM=max. 1650 s.f. or 25% total increase.
ACCESSORY STRUCT. PROVISIONS:	Any addition, alteration or repair to NCS shall not increase dimensional NC of struct., exc. as provided.
RECONSTRUCTION PROVISIONS:	If destroyed by fire, wind or other disaster >50% of current fair market value, or voluntarily moved or torn down, can't rebuild unless it conforms.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	SEP req. for filling or grading w/i 300' of water & drains to water if (1)>20% slopes (2)>2000 s.f. on 12-20% slopes or (3)>4000 s.f. on <12%. SEP req. on slopes >20% btwn. 300' & 1000' of water.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Sawyer

**Zoning Administrator:** William Christman

**Address:** 406 Main ST

**Telephone Number:** 715-634-8288

PO Box 668

Hayward

WI 54843

**Fax Number:** 715-634-8185

**E-mail Address:** scgzone@win.bright.net

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM: 1, 2 & 3

RIVER AND STREAM CLASSIFICATION SYSTEM: Rivers & Streams (same as 2)

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## **MINIMUM SHORELAND LOT REQUIREMENTS**

LOT AREA: 1=20,000 s.f. 2=30,000 s.f. 3=40,000 s.f.

LOT WIDTH: 1=100' 2=150' 3=200'

SHORELINE FRONTAGE: Not addressed in county's shoreland zoning ordinance.

LOT DEPTH: 1, 2 & 3 = 200'

SHORELAND SETBACK: 1, 2 & 3 = 75'

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. (min. 40') & 75' if it is a vacant lot.

WETLAND SETBACK: Nonnavigable wetland setback=40'

SIDEYARD SETBACK: 1=10' min. & 40' min. ttl. 2=20' & 50'. 3=30' & 60'

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## **ACCESSORY STRUCTURE REQUIREMENTS**

DEFINITION: Detached subordinate structure clearly incidental & customarily found with PS & located on same lot.

INFORMATION AND EXAMPLES: Piers, boathouses, boat hoists, & open fences may be w/i setback with certain requirements.

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### **BOATHOUSE STANDARDS:**

PLACEMENT REQUIREMENTS: Boathouse shall be setback at least 20' from OHWM. Existing slope cannot exceed 20%. 1 boathouse per property.

DIMENSIONAL REQUIREMENTS: Boathouse shall not exceed 250 s.f. in floor area & 10' ave. grade vertical measurement.

USE AND IMPROVEMENTS: Solely for boat & accessory storage. No railings, stairs, or deck on roof. No human habitation. Not visually intrusive.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Max. 4' wide. Visually inconspicuous. Railings & landings for safety. Max. landing 4' x 4'. Decks prohibited.

FENCE STANDARDS: Open chainlink fences setback minimum 40' from OHWM & wetlands adjacent to navigable waters.

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## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM
VIEWING ACCESS CORRIDOR (VAC):	VAC=30' of shoreline 35' deep. May be clear cut. On contiguous frontage, 30' separation of uncut area btwn. adjacent VACs.
TREE AND SHRUBS REGULATIONS:	Clear cut in VAC only. Does not apply to dead, dying or diseased trees which can be removed at discretion of owner.
MAINTENANCE REGULATIONS:	Not addressed in county's shoreland zoning ordinance.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance of NCS may continue as long as NC use is not discontinued for 12 months or destroyed.
HORIZONTAL ADDITION PROVISIONS:	No struct. alteration, addition or repair to any bldg. over life of bldg. may exceed 50% of current estimated value unless brought into compliance.
VERTICAL ADDITION PROVISIONS:	No struct. alteration, addition or repair to any bldg. over life of bldg. may exceed 50% of current estimated value unless brought into compliance.
BASEMENT ADDITION PROVISIONS:	No struct. alteration, addition or repair to any bldg. over life of bldg. may exceed 50% of current estimated value unless brought into compliance.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition or repair to any struct. over life of struct. may exceed 50% of current est. value unless brought into compliance.
RECONSTRUCTION PROVISIONS:	If NCS destroyed by fire or wind, etc. any future structure shall conform to ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	Wetland/Shoreland One District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Land Use Permit req. for filling or grading w/i 300' of OHWM that >10,000 s.f. OR purpose of grading is ultimate connection to waterway.	
BLUFF AND UNSTABLE SOIL MEASURES:	Stairs & walkways shall be on pilings or footings and not excavated from erodible soils. Steep slopes or bluff faces.	

# Shoreland Zoning Ordinance Summary

Shawano

**Zoning Administrator:** Roger Mathison

**Address:** 311 N Main ST

**Telephone Number:** 715-526-6766/524-2321

Shawano WI 54166

**Fax Number:** 715-524-5157

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM: White Lake Protection District (WL) RIVER AND STREAM CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance.

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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f. WL=80,000 s.f.  
LOT WIDTH: Sewered=65' Unsewered=100' (ave. min. lot width) WL=200'  
SHORELINE FRONTAGE: Sewered=65' Unsewered=100' (at OHWM) WL=200' parallel to shore.  
LOT DEPTH: Not addressed in county's shoreland zoning ordinance.  
SHORELAND SETBACK: 75' from OHWM. WL lots >300' wide=100' & lots<300' wide=150'.  
SHORELAND SETBACK REDUCTION RULE: Reduced setback if 1+ principal bldgs. w/i 250' of bldg. site. Ave=setbacks of existing principal bldgs. & 75' if a vacant lot. WL=no averaging.  
WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.  
SIDEYARD SETBACK: Swrd & Unswrd see Ord. No. 102. WL=30' for all struct.  
IMPERVIOUS AREA LIMIT: WL=max. 8% of lot w/i 300' of OHWM covered by imperv. surfaces.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate struct. incidental to & found in conjunction w/ principal structure & on same lot as.  
INFORMATION AND EXAMPLES: On WL, max. 1 AS of max. 600 s.f. & 14' tall per lot.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses prohibited beyond OHWM & on slopes >20%. 1 boathouse per lot. Must meet AS sideyard setbacks. Prohibited on WL.  
DIMENSIONAL REQUIREMENTS: Max. 300 s.f. Roof max. 10' vertical measurement above OHWM.  
USE AND IMPROVEMENTS: Solely for boat storage & related equipment. No human habitation. Railing on roof if not soild & max. 3.5' tall.

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PIER AND WHARF STANDARDS: In WL, pier confined to VAC.

DOCKOMINIUM STANDARDS: Piers or wharves for commercial marinas or other businesses locate only adj. to shores zoned C-1.

WALKWAY STANDARDS: Construct & surface path or road w/ 35' area to control erosion. On WL, ped. access to shore in VAC.

FENCE STANDARDS: Open fences (not defined) may require a lesser shoreline setback (if setback averaged). On WL, req. 100' or 150' setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Shoreline Protection Area
DIMENSIONS:	Area parallel to OHWM & extending 35' inland. WL=area bounded by OHWM & 25' <setback.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' clear cut to depth. WL=1 VAC w/ selective cutting 30' wide at OHWM & 15' wide at landward edge.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees at discretion of landowner. WL=same trees if safety hazard & no clear cutting.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance allowed if repair over life of bldg. not >50% of current estimated fair market value, unless changed to conforming.
HORIZONTAL ADDITION PROVISIONS:	No. struct. alteration, addition or repair over life of bldg. shall exceed 50% of its current fair market value, unless changed to conforming.
VERTICAL ADDITION PROVISIONS:	No. struct. alteration, addition or repair over life of bldg. shall exceed 50% of its current fair market value, unless changed to conforming.
BASEMENT ADDITION PROVISIONS:	No. struct. alteration, addition or repair over life of bldg. shall exceed 50% of its current fair market value, unless changed to conforming.
ACCESSORY STRUCT. PROVISIONS:	No. struct. alteration, addition or repair over life of struct. shall exceed 50% of its current fair market value, unless changed to conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	CUP req. for filling & grading w/i 300' of OHWM & drains to water if (1)>20% (2)>1000 s.f. on 12-20% or (3)2000 s.f. on <12%. In WL, CUP if on 12%+.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Sheboygan

**Zoning Administrator:** Matthew Mrochinski

**Address:** 508 New York AVE

**Telephone Number:** 920-459-3060

Sheboygan WI 53081

**Fax Number:** 920-459-1332

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f. Unsewered=20,000 s.f.

LOT WIDTH: Sewered=65' Unsewered=100' (minimum average lot width)

SHORELINE FRONTAGE: Swrd=65' Unswrd=100' (at water's edge that abut nav. waters.)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Inland=75'. L. MI=100' (225' for PS - City of Sheboygan north)

SHORELAND SETBACK REDUCTION RULE: A reduced setback for new constuction will require going through the variance process.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Not addressed in county's shoreland zoning ordinance.

IMPERVIOUS AREA LIMIT: Total ground floor s.f of all struct. max. 20% of total lot area.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Subordinate struct. on the same lot as PS & devoted to a use incidental to PS.

INFORMATION AND EXAMPLES: Playground apparatus, piers, boat hoists, boathouses, patios, open fences & access essential walks & stairs setback exempt.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouse will not extend below or more than 30' landward of OHWM. Construct on max. 20% slopes. 1 boathouse per lot as AS.

DIMENSIONAL REQUIREMENTS: Max. 12' tall. No second floors (or not a boathouse).

USE AND IMPROVEMENTS: No human habitation or commercial uses. No fireplaces, patio doors, plumbing, heating, etc. No railings or decks on roof.

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PIER AND WHARF STANDARDS: Max. 4' wide landward of OHWM. Open railings for safety. No roofs or canopies.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Access essential. Minimize earth disturbance & vegetation removal. Max. 4' wide. Open railings for safety. No roofs.

FENCE STANDARDS: Open fences (not defined) exempt from shoreline setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Strip paralleling shoreline & extending 50' inland from OHWM of surface waters.
VIEWING ACCESS CORRIDOR (VAC):	Selective cut max. 30% of trees w/i strip or create clear cut crossing (max. 10' wide) to water's edge.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Spec. cutting plan may req. perform. bond, certified check, collateral, etc. to guarantee plantings.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Ordinary maintenance work is not a struct. alteration or repair & incl. painting, paneling, & replacing doors, windows, & other non-structural items.
HORIZONTAL ADDITION PROVISIONS:	OHWM-37.5'=prohibited. 37.5'-75'=req. CUP & no further encroachment. Remove NCS from OHWM-37.5'. Max. 20% lot coverage. Cost max. 50% PEAV.
VERTICAL ADDITION PROVISIONS:	OHWM-37.5'=prohibited. 37.5'-75'=req. CUP & no further encroachment. Remove NCS from OHWM-37.5'. Max. 20% lot coverage. Cost max. 50% PEAV.
BASEMENT ADDITION PROVISIONS:	OHWM-37.5'=prohibited. 37.5'-75'=req. CUP & no further encroachment. Remove NCS from OHWM-37.5'. Max. 20% lot coverage. Cost max. 50% PEAV.
ACCESSORY STRUCT. PROVISIONS:	OHWM-37.5'=prohibited. 37.5'-75'=req. CUP & no further encroachment. Remove NCS from OHWM-37.5'. Max. 20% lot coverage. Cost max. 50% PEAV.
RECONSTRUCTION PROVISIONS:	If by deliberate act of owner (incl. removal of NCS portion) rebuild in compliance. If destroyed by wind, fire, etc. rebuild w/ mitigation.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Reconstruction of NCS destroyed or damaged after 10/14/97 by violent wind, fire, flood or vandalism.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Permit application incl. plan to mitigate adverse effects of NC & implementation schedule.
WHAT IS REQUIRED FOR MITIGATION?	Compliant septic system. Req. landscape plan to control erosion & screen NCS from water. Bldg. materials visually inconspicuous. Remove excess fill, rocks, or materials. Use BMP erosion controls.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District includes all S.L. wetlands . May be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Shoreland-Floodpl. Zon. Per. req. for filling/grading w/i 300' of OHWM draining to water (1)>20% slopes (2)>1000 s.f. on 12-20% (3)>2000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Greater setbacks on Lake Michigan due to steep bluff & dune recession rates. Elevate access essential stairs rather than excavate.				

# Shoreland Zoning Ordinance Summary

Taylor

**Zoning Administrator:** Lawrence G Peterson

**Address:** 224 S Second ST

**Telephone Number:** 715-748-1485

Medford WI 54451

**Fax Number:** 715-748-1415

**E-mail Address:**

**County's Web Site:**

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**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA:	Sewered=10,000 s.f. Unsewered=20,000 s.f.
LOT WIDTH:	Sewered=65' Unsewered=100' (minimum average width)
SHORELINE FRONTAGE:	Sewered=65' Unsewered=100' (at OHWM)
LOT DEPTH:	Not addressed in county's shoreland zoning ordinance.
SHORELAND SETBACK:	75' from OHWM of all navigable waters.
SHORELAND SETBACK REDUCTION RULE:	Reduced setbacks if 1+ bldgs. w/i 400' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' if it is a vacant lot.
WETLAND SETBACK:	Not addressed in county's shoreland zoning ordinance.
SIDEYARD SETBACK:	Sewered=min. 8' & 20' total AS=4'. Unsewered=10' & 25' AS=5'.
IMPERVIOUS AREA LIMIT:	Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION:	Detached subordinate structure incidental & found in connection with PS & located on same lot as PS.
INFORMATION AND EXAMPLES:	All bldgs. & structures, exc. piers, boat hoists, boathouses, & open fences shall be setback min. 75' from OHWM.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS:	Construction of boathouse beyond the OHWM is prohibited. Must be min. 1' above OHWM. Construct on max. 20% existing slope.
DIMENSIONAL REQUIREMENTS:	Max. 600 s.f. Highest point on roof max. 10' vertical measurement above OHWM.
USE AND IMPROVEMENTS:	Solely for storage of boats & related equipment. Human habitation prohibited. Open railings max 3.5' tall on roof allowed.

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**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Any path or road w/i 35' area shall be constructed & surfaced so as to effectively control erosion.

**FENCE STANDARDS:** Open fences (not defined) exempt from shoreline setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100', as measured along OHWM, may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees or shrubs at discretion of owner. Clear cut in VAC only.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance continue if repairs over life of struct. do not >50% of current est. fair market value. Repair/alteration \$500+ req. permit.
HORIZONTAL ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
VERTICAL ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
BASEMENT ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
RECONSTRUCTION PROVISIONS:	Repairs/alterations over \$500 req. a zoning permit.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	Special permit req. for any filling or grading w/i 300' of OHWM that drains to water & (1) on 20%+ slopes or (2) >10,000 s.f.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Trempealeau

**Zoning Administrator:** Reed McRoberts

**Address:** 1720 Main ST

**Telephone Number:** 715-538-2311

PO Box 67

Whitehall

WI 54773

**Fax Number:** 715-538-4210

**E-mail Address:**

**County's Web Site:**

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Black River from Jackson Cty line to STH 93 = BR

## MINIMUM SHORELAND LOT REQUIREMENTS

**LOT AREA:** Sewered=10,000 s.f. Unsewered=20,000 s.f. BR=1.5 acres

**LOT WIDTH:** Swrd=65' Unswrd=100' (ave. lot width) BR=200' (water's edge)

**SHORELINE FRONTAGE:** Swrd=65' Unswrd=100' (frontage at OHWM) BR=200' (water's edge)

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** BR=greater of 100' from OHWM or 25' from bluffline. Others=75'

**SHORELAND SETBACK REDUCTION RULE:** Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' if it is a vacant lot.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Swrd=min. 8' & 20' ttl. AS=4'. Unswrd=10' & 25'. AS=5'.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** Detached subordinate structure incidental to and found in connection with PS to which it is related & located on same lot as.

**INFORMATION AND EXAMPLES:** BR setback exempts piers & boathouses. Others exempts piers, boat hoists, boathouses & open fences.

### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** Boathouses shall be setback 25' from OHWM. Construct on max. 20% slopes. 1 per lot as AS, if not prohibited by floodplain.

**DIMENSIONAL REQUIREMENTS:** Max. 1 story & 500 s.f. in floor area.

**USE AND IMPROVEMENTS:** Solely for boat storage & related equipment. No human habitation.

**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Any path or road w/i 35' area shall be constructed & surfaced so as to effectively control erosion.

**FENCE STANDARDS:** Open fences (not defined) exempt from shoreline setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	Not more than 30' in any 100' along OHWM may be clear cut. BR=no more than 30' for every 200' may be clear cut.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees or shrubs at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Special cutting plan w/ replacement plantings may req. performance bond for planted trees & shrubs.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance conditional incl. no repair to NCS over its life shall exceed 50% of its current est. fair market value, unless it conforms.
HORIZONTAL ADDITION PROVISIONS:	No struct. alteration, addition or repair to NCS over its life shall exceed 50% of current est. fair market value, unless it conforms to ordinance.
VERTICAL ADDITION PROVISIONS:	No struct. alteration, addition or repair to NCS over its life shall exceed 50% of current est. fair market value, unless it conforms to ordinance.
BASEMENT ADDITION PROVISIONS:	No struct. alteration, addition or repair to NCS over its life shall exceed 50% of current est. fair market value, unless it conforms to ordinance.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition or repair to NCS over its life shall exceed 50% of current est. fair market value, unless it conforms to ordinance.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	SEP req. for filling or grading w/i 300' of OHWM draining to water if (1)>20% slopes (2)>1000 s.f. on 12-20% slopes or (3)>2000 s.f. on <12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Black River has 25' setback from bluffline or 100' from OHWM, whichever is greater.				

# Shoreland Zoning Ordinance Summary

Vernon

**Zoning Administrator:** Trent Strang  
**Address:** PO Box 306  
**Telephone Number:** 608-637-5271 Viroqua WI 54665  
**Fax Number:** 608-637-8750  
**E-mail Address:** pdvczone@mwt.net  
**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance. RIVER AND STREAM CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance.

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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Sewered=10,000 s.f Unsewered=20,000 s.f.  
LOT WIDTH: Sewered=65' Unsewered=100' (minimum average width)  
SHORELINE FRONTAGE: Sewered=65' Unsewered=100'  
LOT DEPTH: Not addressed in county's shoreland zoning ordinance.  
SHORELAND SETBACK: 75' from OHWM of all navigable waters.  
SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' if it is a vacant lot.  
WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.  
SIDEYARD SETBACK: Swrd=8' min. & 20' min. total. AS=4'. Unswrd=10' & 25'. AS=5'.  
IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached subordinate structure incidental to & found in connection with PS & located on same lot as.  
INFORMATION AND EXAMPLES: Piers, boathouses, boat hoists & open fences exempt from shoreline setback.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Setback min. 10' from OHWM. 1 boathouse per lot as AS. Construct on max. 20% existing slope.  
DIMENSIONAL REQUIREMENTS: Shall not exceed 1 story & 400 s.f. in floor space.  
USE AND IMPROVEMENTS: Solely for boat storage & related equipment. Not for human habitation.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' area shall be constructed & surfaced so as to effectively control erosion.

FENCE STANDARDS: Open fences (not defined) exempt from shoreline setback.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100', as measured along OHWM, may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees or shrubs at discretion of owner. Clear cut in VAC only.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance continue if use not discontinued 12 months or repairs over life of struct. do not exceed 50% of current est. fair market value.
HORIZONTAL ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
VERTICAL ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
BASEMENT ADDITION PROVISIONS:	No struct. alteration, addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
ACCESSORY STRUCT. PROVISIONS:	No struct. alteration, addition or repair over life of bldg. to exceed 50% of its current est. fair market value, unless made compliant.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions				
LAND DISTURBANCE MEASURES:	Special exception permit req. for filling/grading w/i 300' of OHWM & drains to water (1) on slopes > 20% (2) > 1000 s.f. on 12-20% (3) > 2000 s.f. on < 12%.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Vilas

**Zoning Administrator:** Fred Hegeman

**Address:** 330 Court Street

**Telephone Number:** 715-479-3620

Eagle River WI 54521

**Fax Number:** 715-479-3752

**E-mail Address:** amfran@vilas.co.wi.us

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Matrix based on sensitivity to & current level of development	RIVER AND STREAM CLASSIFICATION SYSTEM:	Class I=1 Class II=2
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: (1) 60,000 s.f. (2) 40,000 s.f. (3) 30,000 s.f.

LOT WIDTH: (1) 270' (2) 180' (3) 135'

SHORELINE FRONTAGE: (1) 300' (2) 200' (3) 150'

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: 75' for all new buildings & structures

SHORELAND SETBACK REDUCTION RULE: Min. setback=50'. Reduced setback if req. roadway & OHWM setback don't allow 30' deep bldg. envelope w/ first reducing roadway and then OHWM setback.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: 15', exc. in Community Business District

IMPERVIOUS AREA LIMIT: Limited to greater of 4000 s.f. or 30% lot area w/i 300' of OHWM.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: A subordinate building (except boathouse) on same lot & incidental to principal structure, i.e. decks, gazebos, sheds, etc.

INFORMATION AND EXAMPLES: All new structures, exc. piers, boathouses, boat hoists, fences, stairways and access paths, must be 75' from OHWM.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: 1 boathouse/lot & prohibited on slopes >20%. Lakes<100 acres=setback min. 35' from OHWM & 25' from side lot line. Lakes>100 acres=min. 5' from OHWM & 15' from side lot line.

DIMENSIONAL REQUIREMENTS: Square or rect. footprint & have solid walls. Max. 12' tall & pitched roof. Lakes<100 acres=max. 100 s.f. Lakes>100 acres=max. 300 s.f. & width of 15' parallel to OHWM.

USE AND IMPROVEMENTS: Only to store boats & accessories. No plumbing or living fac. No antennas on structure. Cannot obstruct neighbor's view.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: The sale of mooring sites/berths as a condominium or non-condominium unit separate from dwelling on same lot is prohibited.

WALKWAY STANDARDS: 1 unpaved path to shore or w/i 35' OHWM. Max. 6' wide. Natural materials & screen from view. Access stairs max. 4' wide.

FENCE STANDARDS: Permit required. No fences from OHWM to 35'. Max. 3' tall fence from 35'-75' from OHWM. Max. 6' tall beyond 75' of OHWM.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Shoreline Vegetation Area
DIMENSIONS:	No Cut (trees, shrubs, undergrowth) w/i 75' OHWM. Select Cut btwn. 75' & 300' lake (150' stream)
VIEWING ACCESS CORRIDOR (VAC):	1 Shoreline Recreation Area for each lot. SRA = 30' wide & 35' deep. Select cutting to create if not naturally present.
TREE AND SHRUBS REGULATIONS:	No clear cutting w/i 300' lake or 150' river/stream exc. w/i 30' of bldgs., septic systems & roads. Removal of dead, dying & diseased trees at owner's discretion.
MAINTENANCE REGULATIONS:	Not addressed except to limit tree removal & to preserve as far as practicable natural undergrowth.
ENFORCEMENT PROVISIONS:	Permit required for tree cutting exceeding limitations.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Different classes of maintenance permitted based on location of existing bldg. & proposed addition w/ respect to OHWM.
HORIZONTAL ADDITION PROVISIONS:	NCPS 600+ s.f. (1)expand landward at width of existing bldg., exc. beyond setback. NCPS <600 s.f. (1)expand landward (2)50% max. incr. in footprint.
VERTICAL ADDITION PROVISIONS:	No new stories or vertical expan. except dormer windows.
BASEMENT ADDITION PROVISIONS:	No new basements >6' deep for NCPS <50' from OHWM. Rearward expan. of existing basements must be at same depth for existing bldg.
ACCESSORY STRUCT. PROVISIONS:	External alterations & additions to NCAS w/i 75' of OHWM are prohibited if exterior bldg. envelope altered horizontally or vertically.
RECONSTRUCTION PROVISIONS:	NCS cannot be rebuilt w/i setback if voluntarily demolished & (1)repair >50% value (2)replacing >50% of bldg., or (3)as a result not used for 1 year.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Construction on waterfront lot w/i 300' of OHWM & involves >300 s.f. of new or existing structure.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Point system relating to Lake Classification system, i.e. lakes 50 acres & less require 6 points.
WHAT IS REQUIRED FOR MITIGATION?	Points earned through creation of buffer zones, removal of structures, and restoration or protection activities like stormwater detention basins, removal of beaches, etc. Mitigations are in perpetuity.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland Alteration Permit req. in a shoreland wetland for any activity listed in 10.3.C in ordinance.	
LAND DISTURBANCE MEASURES:	No land dist. w/i 35' of OHWM. Shoreland Alter. Permit req. if w/i 1 year 750+ s.f. disturbed btwn. 75' & 300' from OHWM OR 400+s.f. btwn. 35' & 75'.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Walworth

**Zoning Administrator:** Debora Grube

**Telephone Number:** 262-741-3394

**Fax Number:** 262-741-3266

**County's Web Site:**

**Address:** Lakeland Complex  
W3929 County NN  
Elkhorn WI 53121

**E-mail Address:**

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<b>LAKE CLASSIFICATION SYSTEM:</b>	Not utilized in county's shoreland zoning ordinance.	<b>RIVER AND STREAM CLASSIFICATION SYSTEM:</b>	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

**LOT AREA:** Sewered=15,000 s.f. Unsewered=40,000 s.f.

**LOT WIDTH:** Sewered=100' Unsewered=150' (at rear of spec. street yard)

**SHORELINE FRONTAGE:** Not addressed in county's shoreland zoning ordinance.

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** 75' exc. piers, boat hoists, open fences, boathouse, & patios.

**SHORELAND SETBACK REDUCTION RULE:** Min. setback=40'. Setback may be reduced to average of shoreyards of PS existing on abutting properties w/i 100' of subject site.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Sewered=min. 10' Unsewered=min. 15'

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** Detached structure subordinate to principal use of structure, land or water & on same lot serving a purpose incidental to PS.

**INFORMATION AND EXAMPLES:** All structures, exc. piers, wharves, boat joists, lift, open fence, boathouse, patios, walks and stairs, min. 75' from OHWM.

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### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** Boathouse shall not extend below OHWM. Construct on <12% slopes. Setback 3' from side lot line. 1 boathouse per lot as AS.

**DIMENSIONAL REQUIREMENTS:** Max. 400 s.f. & 14' vertical measurement above OHWM.

**USE AND IMPROVEMENTS:** Exclusively for watercraft & related equipment. No fireplaces, patio doors, plumbing, heating, etc. or not a boathouse.

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**PIER AND WHARF STANDARDS:** Piers landward of OHWM must be necessary for access. Max. 48" wide. Open railings for safety. No canopies or roofs.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Max. 48" wide. Construct to minimize removal & disruption of nat. ground cover & minimize impairment of nat. beauty. Paths & trails max. 10' wide.

**FENCE STANDARDS:** Resid. fences max. 4' tall permitted on property lines (not btwn.), and not on shoreline. Cannot create wildlife barrier.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree Cutting, Shrubbery Clearing, and Earth Movement Regulation Area
DIMENSIONS:	Strip of land 35' wide inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' or same portion of a smaller lot shall be clear cut. Patios must be within this area.
TREE AND SHRUBS REGULATIONS:	Provisions do not apply to removal of dead or diseased trees.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	ZA may req. a surety with permit within 35' strip to enable County to carry out restoration work.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Use of substandard structures (legally constructed, but not meeting setback, yard, height, etc. req.) may be continued although struct. does not conform to ordinance.
HORIZONTAL ADDITION PROVISIONS:	Additions & enlargements to substandard structures (do not meet setback, yard, height, etc. req.) are permitted and shall conform to req. yard, height, parking, loading & access provis. of ordinance.
VERTICAL ADDITION PROVISIONS:	Additions & enlargements to substandard structures (do not meet setback, yard, height, etc. req.) are permitted and shall conform to req. yard, height, parking, loading & access provis. of ordinance.
BASEMENT ADDITION PROVISIONS:	Additions & enlargements to substandard structures (do not meet setback, yard, height, etc. req.) are permitted and shall conform to req. yard, height, parking, loading & access provis. of ordinance.
ACCESSORY STRUCT. PROVISIONS:	Additions & enlargements to substandard structures (do not meet setback, yard, height, etc. req.) are permitted and shall conform to req. yard, height, parking, loading & access provis. of ordinance.
RECONSTRUCTION PROVISIONS:	If substandard struct. is destroyed by fire, flood, etc. or removed/razed, may reconstruct to original design (bldg. env.) & location (foot print).

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Lowland Resource Conservation District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	ZP req. for any grading/filling w/i 35' of OHWM. ZP also req. btwn. 35-300' of OHWM if (1)slope >20%, (2)>1000 s.f. on 12-20%, (3)>2000 s.f. on <12%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Washburn

Zoning Administrator: Craig Conroy

Address: 10 W 4th AVE

Telephone Number: 715-468-4690

Shell Lake WI 54871-0506

Fax Number: 715-468-4693

E-mail Address:

County's Web Site:

LAKE CLASSIFICATION SYSTEM: 1, 2 & 3

RIVER AND STREAM CLASSIFICATION SYSTEM: Rivers & Streams (same as 3)

## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: 1=30,000 s.f. 2=80,000 s.f. 3=3 acres

LOT WIDTH: 1=150' 2=200' 3=300'

SHORELINE FRONTAGE: Not addressed in county's shoreland zoning ordinance.

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: 1=75' 2=100' 3=100' on lakes & 125' on streams & rivers.

SHORELAND SETBACK REDUCTION RULE: Min. setback=75'. If PS on adjoining lots are min. 750 s.f., may be reduced to ave. setback of adjoining PS.

WETLAND SETBACK: Setback = 25' from shoreland wetlands.

SIDEYARD SETBACK: 1=10' one side & 30' total both sides 2=20' & 60' 3=30' & 90'

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: AS include boathouses, permanent boat shelters, retaining walls, TV satellite dishes >1M in diameter, accessory bldgs, etc.

INFORMATION AND EXAMPLES: AS must meet shoreland & sideyard setbacks.

### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouses and permanent boat shelters are prohibited w/i setback area.

DIMENSIONAL REQUIREMENTS: Not addressed in county's shoreland zoning ordinance.

USE AND IMPROVEMENTS: Maintenance & repair of NC boathouses extending waterward of OHWM shall comply with s. 30.121, Stats.

PIER AND WHARF STANDARDS: Pier placement must be in waters adjacent to VAC unless location not feasible due to steep slopes, wet soils, etc.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: 1 path in VAC. Max. 4' wide. Blend w/ nat. ground cover. Min. construct. Elevated only if needed due to soil, slope, etc.

FENCE STANDARDS: Fences with open construction exempted from shoreline & wetland setbacks.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Shoreline Vegetation Protection Area
DIMENSIONS:	From OHWM to line 25' less than req. shoreline setback.
VIEWING ACCESS CORRIDOR (VAC):	1 VAC per lot w/ selective pruning & removal. Setback 10' from lot line. Max. 30' wide. If VAC nat. occurring, must use.
TREE AND SHRUBS REGULATIONS:	No clear cutting. Selective removal & pruning for VAC. Must screen dev't. Remove dead/diseased trees if safety hazard.
MAINTENANCE REGULATIONS:	Can remove noxious veget. which pose health/safety threat (i.e. poison ivy). Can't remove trees, shrubs & ground cover.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	NCPS permitted ordinary maintenance & repair. Internal improvements only if at least 750 s.f. enclosed, habitable living space & w/i bldg. envelope.
HORIZONTAL ADDITION PROVISIONS:	NCPS >50' from OHWM & 750+ s.f. enclosed living space. Max. total 1500 s.f. Additions on landward side. Max. 25% struct. members modified/replaced.
VERTICAL ADDITION PROVISIONS:	NCPS >75' from OHWM & 750 s.f. enclosed living space. Max. 25% struct. members modified-replaced. Additions no closer to OHWM than existing struct.
BASEMENT ADDITION PROVISIONS:	NCPS>50' from OHWM & 750+ s.f. - extension of existing basements & second stories only. NCPS>75' from OHWM & 750+ s.f. - new basements w/ conditions.
ACCESSORY STRUCT. PROVISIONS:	All NCAS limited to ordinary maintenance & repair (no improvement or expansion).
RECONSTRUCTION PROVISIONS:	NCPS damage due to intentional act of owner may only be replaced in compliance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Improve or expand NCS, CPS expand >50%, exist. struct. removed & replaced OR a setback reduction.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Mitigation plan & implementation schedule submitted to Zoning Dept. for approval.
WHAT IS REQUIRED FOR MITIGATION?	Wastewater treatment system upgraded as needed. Nat. vegetation & functions of buffer restored as practicable - min. 35' buffer w/ 30' VAC. Remove NCAS. Implement erosion & runoff control measures.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input checked="" type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	Any discharge into wetlands req. restoration of site & repair of any environmental damage.	
LAND DISTURBANCE MEASURES:	Land disturbances prohibited on >40% slopes. Stormwater & erosion plan or CUP req. for grading, etc. on slopes 12-40%.	
BLUFF AND UNSTABLE SOIL MEASURES:	Notification req. for any land disturbances over 2000 s.f. Elevated walks/power lifts only if it is min. construct. essential for access due to soil.	

# Shoreland Zoning Ordinance Summary

Washington

**Zoning Administrator:** Paul Mueller

**Address:** 333 E Washington ST  
Suite 2300

**Telephone Number:** 262-335-4445

West Bend WI 53095-2585

**Fax Number:** 262-335-6868

**E-mail Address:**

**County's Web Site:** [www.co.washington.wi.us](http://www.co.washington.wi.us)

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**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

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## MINIMUM SHORELAND LOT REQUIREMENTS

**LOT AREA:** Sewered=10,000 s.f Unsewered=20,000 s.f.

**LOT WIDTH:** Sewered=65' Unsewered=100' (minimum average width)

**SHORELINE FRONTAGE:** Not addressed in county's shoreland zoning ordinance.

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** 75' from OHWM of all navigable waters.

**SHORELAND SETBACK REDUCTION RULE:** Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site. Ave=setbacks of existing bldgs. on each side or 75' if it is a vacant lot.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Not addressed in county's shoreland zoning ordinance.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** Detached subordinate structure incidental to & found in connection with PS & located on same lot as PS.

**INFORMATION AND EXAMPLES:** Piers, boathouses, boat hoists & open fences exempt from shoreline setback.

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### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** Setback a min. of 5' from OHWM & construct in conformity w/ local & floodplain zoning standards. 1 boathouse per lot as AS.

**DIMENSIONAL REQUIREMENTS:** Shall not exceed 1 story & 500 s.f. in floor area.

**USE AND IMPROVEMENTS:** Solely for storage of boats & related equipment. Not for human habitation.

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**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Any path, passage or road w/i 35' area shall be constructed & surfaced so as to effectively control erosion.

**FENCE STANDARDS:** Open fences (> 50% open) exempt from shoreline setback.

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## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area on Shoreland.
DIMENSIONS:	Area parallel to OHWM & extending 35' inland along OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100', as measured along OHWM, may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees or shrubs at discretion of owner. Clear cut in VAC only. Must use accepted forest management & soil conservation practices.
MAINTENANCE REGULATIONS:	Preserve natural shrubbery as far as practicable, & if removed, replaced w/ equally effective vegetation in retarding runoff, preventing erosion, etc.
ENFORCEMENT PROVISIONS:	Violations after effective date of ordinance may result in a uniform citation & then prosecution.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Routine maintenance continue if use not discontinued 12 months or repairs over life of struct. do not exceed 50% of current est. fair market value.
HORIZONTAL ADDITION PROVISIONS:	No struct. alter., addition or repair over life of bldg. to exceed 50% of its current est. fair market value by local assessor, unless made compliant.
VERTICAL ADDITION PROVISIONS:	No struct. alter., addition or repair over life of bldg. to exceed 50% of its current est. fair market value by local assessor, unless made compliant.
BASEMENT ADDITION PROVISIONS:	No struct. alter., addition or repair over life of bldg. to exceed 50% of its current est. fair market value by local assessor, unless made compliant.
ACCESSORY STRUCT. PROVISIONS:	No struct. alter., addition or repair over life of struct. exceed 50% of its current est. fair market value by local assessor, unless made compliant.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input checked="" type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	CUP req. for filling or grading w/i 300' of OHWM draining to water & (1)20%+ slopes, (2)>1000 s.f. on 12-20% slopes, or (3)>2000 s.f. on <12% slopes.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	

# Shoreland Zoning Ordinance Summary

Waukesha

**Zoning Administrator:** Dale Shaver  
**Address:** 1320 Pewaukee RD  
**Telephone Number:** 262-548-7790  
**E-mail Address:** Waukesha WI 53188-3868  
**Fax Number:** 262-896-8071  
**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance. RIVER AND STREAM CLASSIFICATION SYSTEM: Not utilized in county's shoreland zoning ordinance.

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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Varies w/ zoning dist. from 20,000 s.f. (R3) to 35 acres (AP).  
LOT WIDTH: Varies w/ zoning dist. from 120' (R3) to 600' (AP).  
SHORELINE FRONTAGE: Not addressed in county's shoreland zoning ordinance.  
LOT DEPTH: Not addressed in county's shoreland zoning ordinance.  
SHORELAND SETBACK: 75' from OHWM, 100 yr. Flood or wetland district.  
SHORELAND SETBACK REDUCTION RULE: Min. 25' setback. Average rule varies w/ number of bldgs. involved & distances.  
WETLAND SETBACK: Setback = 75'.  
SIDEYARD SETBACK: Varies w/ zoning dist. from 20' (R3) to 50' (AP).  
IMPERVIOUS AREA LIMIT: Floor Area Ratio varies w/ zoning dist. from 15% (R3) to 10% (A2)

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Bldg. subordinate to & detached from PS & used for purpose incident to PS.  
INFORMATION AND EXAMPLES: All struct., exc. piers, boat hoist, boathouses & decks, setback 75' from OHWM, 100 yr. flood or wetland dist.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Boathouse shall be no closer than 5' to OHWM. Only 1 boathouse per lot & only if single-family dwelling on lot.  
DIMENSIONAL REQUIREMENTS: Min. 200 s.f. & max. 1 story not to exceed 15' tall. Req. permanent foundation or concrete slab.  
USE AND IMPROVEMENTS: Principally for boat storage & related equipment. No human habitation. Permitted limited plumbing. Use flat roofs for deck.

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PIER AND WHARF STANDARDS: Not addressed in county's shoreland zoning ordinance.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Any path or road w/i 35' area shall be constructed & surfaced so as to effectively control erosion.

FENCE STANDARDS: Not addressed in county's shoreland zoning ordinance.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area
DIMENSIONS:	Area parallel to OHWM & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM may be clear cut to depth of 35' area.
TREE AND SHRUBS REGULATIONS:	Removal of dead, diseased or dying trees at discretion of landowner.
MAINTENANCE REGULATIONS:	Natural shrubbery shall be preserved as far as practicable, and if removed, replaced w/ equally effective vegetation.
ENFORCEMENT PROVISIONS:	Special cutting plan w/ replacement plantings may req. performance bond guaranteeing plantings.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Existing lawful use may continue.
HORIZONTAL ADDITION PROVISIONS:	No struct. shall be modernized, expanded or enlarged exc. in conformity w/ regulations if total repairs exceed 50% of current fair market value.
VERTICAL ADDITION PROVISIONS:	No struct. shall be modernized, expanded or enlarged exc. in conformity w/ regulations if total repairs exceed 50% of current fair market value.
BASEMENT ADDITION PROVISIONS:	No struct. shall be modernized, expanded or enlarged exc. in conformity w/ regulations if total repairs exceed 50% of current fair market value.
ACCESSORY STRUCT. PROVISIONS:	No struct. shall be modernized, expanded or enlarged exc. in conformity w/ regulations if total repairs exceed 50% of current fair market value.
RECONSTRUCTION PROVISIONS:	If struct. is damaged beyond 50% of current fair market value, it shall not be restored exc. in conformity of regulations.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input checked="" type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Conservancy-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	CUP req. for earth disturbances w/i shoreland. Some minor grading may be permitted w/o CUP.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Waupaca

**Zoning Administrator:** David Rosenfeldt

**Address:** 811 Harding ST

**Telephone Number:** 715-258-6255

Waupaca WI 54981

**Fax Number:** 715-258-6212

**E-mail Address:**

**County's Web Site:**

LAKE CLASSIFICATION SYSTEM: Group 1, 2, & 3 Lakes

RIVER AND STREAM CLASSIFICATION SYSTEM: River and Stream (R/S) & Trout Streams (T)

## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA:	1=5 acres 2=2 acres 3=20,000 s.f. R/S & T=40,000 s.f.
LOT WIDTH:	1=400' 2=200' 3=100' R/S & T=200' (at min. shoreline setback).
SHORELINE FRONTAGE:	1=400' 2=200' 3=100' R/S & T=200' (at OHWM).
LOT DEPTH:	Not addressed in county's shoreland zoning ordinance.
SHORELAND SETBACK:	1=300' 2=100' 3=75' R/S=100' T=125'
SHORELAND SETBACK REDUCTION RULE:	NC undev. lots can have reduced OHWM setbacks, if reduction of highway setback doesn't allow a 30' deep bldg. site. Req. mitigation.
WETLAND SETBACK:	Nonnavigable wetlands=25' Navigable wetlands=75'
SIDEYARD SETBACK:	100'+ wide = min. 10' & 30' total. Lots<100' = min. 7.5' & 20'.
IMPERVIOUS AREA LIMIT:	At least 75% of lot must be maintained in vegetative cover.

## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION:	A detached subordinate structure incidental to, and found with, the principal structure & on the same lot.
INFORMATION AND EXAMPLES:	An accessory structure may be placed only if it is constructed concurrent with or after construction of principal structure.

### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS:	Boathouses are prohibited.
DIMENSIONAL REQUIREMENTS:	Not addressed in county's shoreland zoning ordinance.
USE AND IMPROVEMENTS:	Must meet requirements of s. 30.121, Stats.
PIER AND WHARF STANDARDS:	Confined to VAC.
DOCKMINIUM STANDARDS:	Not addressed in county's shoreland zoning ordinance.
WALKWAY STANDARDS:	Confined to VAC. May be elevated if (1) essential due to slopes or soil, (2)min. construct. for access, (3)max. 4' wide.
FENCE STANDARDS:	Must meet shoreline setback as a structure (some leniency for "open" fences), with exception of ag pasture fences.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Vegetation Protection Area.
DIMENSIONS:	Area bounded by OHWM & line 25' <shoreline setback or 35' from OHWM, whichever is greater.
VIEWING ACCESS CORRIDOR (VAC):	1 VAC per lot w/ PS. 30' wide paralleling shore. Shoreline rec. area w/ VAC. Selective pruning & removal to create.
TREE AND SHRUBS REGULATIONS:	No clear cutting. Dead, dying, diseased trees (safety hazards) & nuisance exotic spp. remove & replace w/ native substitute.
MAINTENANCE REGULATIONS:	Clear cutting, grading & other land disturbances not permitted. Lawn OK in shoreline rec. area.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Ordinary maintenance & repair allowed on NCPS.
HORIZONTAL ADDITION PROVISIONS:	NCPS 750+ s.f. (50'-req. setback) expand to greater of 1500 s.f. or 15% of lot area w/i 200' of OHWM. Expand landward as possible & req. mitigation.
VERTICAL ADDITION PROVISIONS:	NCPS 750+ s.f. (50'-req. setback) additional story no larger than footprint of original bldg. & max. 28' tall. Req. mitigation.
BASEMENT ADDITION PROVISIONS:	No new basements for existing structures, exc. new basements may be permitted for expansion landward of existing bldg. Req. mitigation.
ACCESSORY STRUCT. PROVISIONS:	NCAS limited to ordinary maintenance & repair & such alteration to bring them into greater compliance.
RECONSTRUCTION PROVISIONS:	Repairs can't >50% of current est. fair market value, unless brought into compliance. Bldg. destroyed by owner may not be rebuilt unless compliant.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Improvement or expansion of principal structures essential for reasonable use of property.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Req. practices & also point system w/ selection of practices (chose want you want to earn points).
WHAT IS REQUIRED FOR MITIGATION?	Req. up-to-date wastewater treatment system & implementation of stormwater & erosion control measures. Points earned by restoring buffers, removing NCS, using earthtone colors, etc.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input checked="" type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Building envelopes shall not include wetlands (in PUDs).				
LAND DISTURBANCE MEASURES:	Land disturb. on 15-45% slopes req. approved stormwater & erosion control plan or a CUP. Slopes 45% or greater, no land disturb. if drain to water.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Waushara

**Zoning Administrator:** Mark Schumacher

**Address:** 209 South ST

**Telephone Number:** 920-787-0453

Wautoma WI 54982-0149

**Fax Number:** 920-787-0425

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Class I, II & III Trout Streams
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## MINIMUM SHORELAND LOT REQUIREMENTS

LOT AREA: Swrd=10,000 s.f. Unswrd=20,000 s.f. (if more restrictive)

LOT WIDTH: Sewered=65' Unsewered=100' (at the building line)

SHORELINE FRONTAGE: Sewered=65' Unsewered=100' (at OHWM)

LOT DEPTH: Not addressed in county's shoreland zoning ordinance.

SHORELAND SETBACK: Setback=75' exc. Class I, II & III trout streams=100' from OHWM.

SHORELAND SETBACK REDUCTION RULE: Reduced setbacks if 1+ bldgs. w/i 200' of prop. bldg. site, exc. on trout streams. Ave=setbacks of existing bldgs.on each side or 75' on vacant lots.

WETLAND SETBACK: Not addressed in county's shoreland zoning ordinance.

SIDEYARD SETBACK: Not addressed in county's shoreland zoning ordinance.

IMPERVIOUS AREA LIMIT: Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

DEFINITION: Detached structure subordinate to PU of struct. & located on same lot serving a purpose incidental to PS.

INFORMATION AND EXAMPLES: Req. PS on site before AS. Req. affidavit & covenant that AS will never be used for human habitation or it is a violation.

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### BOATHOUSE STANDARDS:

PLACEMENT REQUIREMENTS: Setback greater of min. 10' from OHWM or 2' above OHWM.

DIMENSIONAL REQUIREMENTS: Max. 240 s.f. Req. pitched roof. Max. 15' tall.

USE AND IMPROVEMENTS: No decks, etc. assoc. w/ human habitation. Req. affidavit & covenant for no human habitation will occur in AS or violation.

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PIER AND WHARF STANDARDS: Piers landward of OHWM max. 60" wide. No attached benches, seats, tables, etc. No roofs or canopies.

DOCKMINIUM STANDARDS: Not addressed in county's shoreland zoning ordinance.

WALKWAY STANDARDS: Access essential. Max. 60" wide. No attached benches, tables, etc. No roof or canopy. Landing for safety & max. 40 s.f.

FENCE STANDARDS: Open fence permitted w/i setback, if from perpendicular position does not block >1/3 of view.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Woody Perennial Vegetation Removal Area
DIMENSIONS:	Within 35' of OHWM (60' of OHWM on Class I, II, & III trout streams).
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' along OHWM shall be clear cut to 35' (or 60') depth of strip.
TREE AND SHRUBS REGULATIONS:	Can remove dead, dying or diseased woody perennial veget. or improve trout habitat in Class I, II or III streams.
MAINTENANCE REGULATIONS:	Clear cut=removal >70% of crown cover or basal area of perennial woody vegetation.
ENFORCEMENT PROVISIONS:	County can seek restoration of all natural functions of shoreline & other penalties.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Regulations are not to be construed to prevent necessary maintenance or repairs of bldgs.
HORIZONTAL ADDITION PROVISIONS:	No NCS during its total lifetime shall be enlarged or expanded >50% of its equalized assess value over the life of struct., unless made conforming.
VERTICAL ADDITION PROVISIONS:	No NCS during its total lifetime shall be enlarged or expanded >50% of its equalized assess value over the life of struct., unless made conforming.
BASEMENT ADDITION PROVISIONS:	All struct. shall have lowest inhabitable floor constructed not less than 2' above OHWM or regional flood elevation, whichever is higher.
ACCESSORY STRUCT. PROVISIONS:	No NCS during its total lifetime shall be enlarged or expanded >50% of its equalized assess value over the life of struct. Open decks exceptions.
RECONSTRUCTION PROVISIONS:	If damaged >50% of its equalized assessed value, it shall not be restored exc. in conformity w/ regulations of zone it is in.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Removal of shore cover beyond ordinance standards.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Req. plan prepared by qualified professional & Zoning Dept. approval.
WHAT IS REQUIRED FOR MITIGATION?	Plan must screen uses from water, maintain a stable bank & shore, retard flow of pollutants & protect aesthetic values.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.				
LAND DISTURBANCE MEASURES:	Land use permit req. if grading or filling w/i 300' of OHWM draining to water & btwn. 2000 & 10,000 s.f. CUP req. if >10,000 s.f.				
BLUFF AND UNSTABLE SOIL MEASURES:	Elevate stairs rather than excavate.				

# Shoreland Zoning Ordinance Summary

Winnebago

**Zoning Administrator:** Robert Braun

**Address:** PO Box 2808

**Telephone Number:** 920-236-4844

Oshkosh WI 54903-2808

**Fax Number:** 920-303-3035

**E-mail Address:**

**County's Web Site:**

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LAKE CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.	RIVER AND STREAM CLASSIFICATION SYSTEM:	Not utilized in county's shoreland zoning ordinance.
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## MINIMUM SHORELAND LOT REQUIREMENTS

**LOT AREA:** Sewered=10,000 s.f Unsewered=20,000 s.f. (in R-2).

**LOT WIDTH:** Sewered=65' Unsewered=100' (at the shore setback & street)

**SHORELINE FRONTAGE:** Minimum frontage=33'.

**LOT DEPTH:** Normal depth does not exceed 2 1/2 times the width nor be <150'.

**SHORELAND SETBACK:** Setback=75' except for boathouses.

**SHORELAND SETBACK REDUCTION RULE:** Min. setback=50'. May be reduced to ave. of existing shore yards of abutting structures on each side.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Minimum 7' one side & 10' other side.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

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## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** Detached struct. subordinate to principal use of struct., land or water & on same lot serving a purpose incidental to PS.

**INFORMATION AND EXAMPLES:** Total floor area limited by lot area. Construct only after PS under construction.

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### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** Setback a min. of 5' from OHWM & 3' from side lot line. May not locate below high-water elevation. 1 boathouse per lot.

**DIMENSIONAL REQUIREMENTS:** Max. 500 s.f. in horizontal area covered. Max. 15' above high-water elevation (incl. height of railing on roof).

**USE AND IMPROVEMENTS:** Solely for watercraft storage & associated gear. No human habitation. No decks or screened in areas.

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**PIER AND WHARF STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**FENCE STANDARDS:** From OHWM to 1/2 the distance to setback, max. 4' tall & 50% or less opaque.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area.
DIMENSIONS:	Strip 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30' in any 100' shall be clear cut in 35' strip.
TREE AND SHRUBS REGULATIONS:	Clearing for home & park site dev't, road access, trimming, dead tree removal etc. if max. 30' in any 100' clear cut.
MAINTENANCE REGULATIONS:	Not addressed in county's shoreland zoning ordinance.
ENFORCEMENT PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	Ordinary maintenance allowed incl. painting, paneling & replacing existing private sewage or water supply systems or connections to public utilities.
HORIZONTAL ADDITION PROVISIONS:	No modification or addition to NCS if over life of struct. would exceed 50% of present equalized assessed value, unless made conforming.
VERTICAL ADDITION PROVISIONS:	No modification or addition to NCS if over life of struct. would exceed 50% of present equalized assessed value, unless made conforming.
BASEMENT ADDITION PROVISIONS:	No modification or addition to NCS if over life of struct. would exceed 50% of present equalized assessed value, unless made conforming.
ACCESSORY STRUCT. PROVISIONS:	No modification or addition to NCS if over life of struct. would exceed 50% of present equalized assessed value, unless made conforming.
RECONSTRUCTION PROVISIONS:	If NCS is destroyed or damaged with restoration exceeding 50% of present equalized assessed value, it can't be rebuilt, unless in conformity.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS:	<input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS:	<input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS:	<input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Boathouses must be located 5' from OHWM of wetlands.				
LAND DISTURBANCE MEASURES:	CUP required for filling, grading, excavating, etc., unless activity can meet certain requirement for zoning permit & drainage plan approval.				
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.				

# Shoreland Zoning Ordinance Summary

Wood

**Zoning Administrator:** Marvin Krzykowski

**Address:** 400 Market ST

**Telephone Number:** 715-421-8466

Wisconsin Rapids WI 54495-8095

**Fax Number:** 715-421-8808

**E-mail Address:**

**County's Web Site:**

**LAKE CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

**RIVER AND STREAM CLASSIFICATION SYSTEM:** Not utilized in county's shoreland zoning ordinance.

## MINIMUM SHORELAND LOT REQUIREMENTS

**LOT AREA:** Sewered=10,000 s.f. Unsewered=20,000 s.f.

**LOT WIDTH:** Sewered=65' (at OHWM) Unsewered=100' (at building line).

**SHORELINE FRONTAGE:** Sewered=65' Unsewered=100' (at OHWM)

**LOT DEPTH:** Not addressed in county's shoreland zoning ordinance.

**SHORELAND SETBACK:** Setback=75' from OHWM of surface waters.

**SHORELAND SETBACK REDUCTION RULE:** Reduced setback if 1+ bldgs. w/i 200' of site & w/i shoreland setback (not from ave.). Ave.=adj. bldg. setbacks on each side & 75' if a vacant lot.

**WETLAND SETBACK:** Not addressed in county's shoreland zoning ordinance.

**SIDEYARD SETBACK:** Sewered=min. 10' & total 25'. Unsewered=min. 15' & total 35'.

**IMPERVIOUS AREA LIMIT:** Not addressed in county's shoreland zoning ordinance.

## ACCESSORY STRUCTURE REQUIREMENTS

**DEFINITION:** Detached struct. subordinate to PU of struct., land or water & located on same lot serving incidental purpose to PS.

**INFORMATION AND EXAMPLES:** Min. 75' setback from OHWM. Incl. pet shelters, quarter's not for rent, swimming pools, patios, etc.

### BOATHOUSE STANDARDS:

**PLACEMENT REQUIREMENTS:** Setback a minimum of 75' from OHWM.

**DIMENSIONAL REQUIREMENTS:** Not addressed in county's shoreland zoning ordinance.

**USE AND IMPROVEMENTS:** Not addressed in county's shoreland zoning ordinance.

**PIER AND WHARF STANDARDS:** Shall comply with NR 326, Wis. Admin. Code.

**DOCKMINIUM STANDARDS:** Not addressed in county's shoreland zoning ordinance.

**WALKWAY STANDARDS:** Max. 60" wide. Attached benches, seats, tables etc. prohibited. Elevate stairs, not excavate. Visually inconspicuous.

**FENCE STANDARDS:** Assumed structure & must meet setback requirements.

## SHORELINE VEGETATION PROTECTION STANDARDS

COUNTY'S "TERM":	Tree & Shrubbery Cutting Regulation Area.
DIMENSIONS:	Strip paralleling shoreline & extending 35' inland from OHWM.
VIEWING ACCESS CORRIDOR (VAC):	No more than 30% of length of strip, max. 30' wide, may be clear cut.
TREE AND SHRUBS REGULATIONS:	Removal of dead, dying or diseased trees or shrubs at discretion of landowner.
MAINTENANCE REGULATIONS:	Remaining 70% shall have sufficient cover to screen cars, dwellings, AS, etc. from water.
ENFORCEMENT PROVISIONS:	Special tree cutting permit w/ guarantee of tree planting by owner is enforceable in court.

## NONCONFORMING STRUCTURE STANDARDS

MAINTENANCE PROVISIONS:	No repair, as long as use cont., shall exceed 50% of assessed value except if granted variance or changed to conforming.
HORIZONTAL ADDITION PROVISIONS:	No alteration, addition or repair, as long as use cont., shall exceed 50% of assessed value except if granted variance or changed to conforming.
VERTICAL ADDITION PROVISIONS:	No alteration, addition or repair, as long as use cont., shall exceed 50% of assessed value except if granted variance or changed to conforming.
BASEMENT ADDITION PROVISIONS:	No alteration, addition or repair, as long as use cont., shall exceed 50% of assessed value except if granted variance or changed to conforming.
ACCESSORY STRUCT. PROVISIONS:	No alteration, addition or repair, as long as use cont., shall exceed 50% of assessed value except if granted variance or changed to conforming.
RECONSTRUCTION PROVISIONS:	Not addressed in county's shoreland zoning ordinance.

## MITIGATION STANDARDS

WHAT ACTIONS ARE BEING MITIGATED?	Not incorporated into county's shoreland zoning ordinance.
HOW IS COUNTY IMPLEMENTING SYSTEM?	Not incorporated into county's shoreland zoning ordinance.
WHAT IS REQUIRED FOR MITIGATION?	Not incorporated into county's shoreland zoning ordinance.

## ADDITIONAL ORDINANCE STANDARDS

KEYHOLE DEVELOPMENT STANDARDS: <input type="checkbox"/>	CONSERVATION SUBDIVISION STANDARDS: <input type="checkbox"/>	RESORT DEVELOPMENT STANDARDS: <input type="checkbox"/>
WETLAND PROTECTION MEASURES:	Shoreland-Wetland District w/ limited uses. Can be rezoned if it will not result in significant adverse impacts on wetland functions.	
LAND DISTURBANCE MEASURES:	SEP if filling/grading w/i 300' shore & drains to water (1)20%+ slopes (2)>1000 s.f. on 12-20% (3)>5000 s.f. on <12% (4)>2000 s.f. on <12% & 2'+ deep.	
BLUFF AND UNSTABLE SOIL MEASURES:	Not addressed in county's shoreland zoning ordinance.	