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2  
3 **GENERAL CODE OF SAUK COUNTY, WISCONSIN**  
4 **ORDINANCE AMENDMENT #**  
5

6 **Ordinance Amendment to approve a map amendment (rezoning) of lands in the**  
7 **Town of Winfield from an Agriculture to a Commercial Zoning District filed upon**  
8 **Megan Schumann, applicant.**  
9

10 **Ordinance Amendment offered by the Land Resources and Environment Committee**  
11

12 **BACKGROUND:**  
13

14 Background: Neal Pulvermacher owns property in the NE ¼, NW ¼, Section 22, T13N,  
15 R4E, Town of Winfield, and has requested a map amendment (rezoning) of property  
16 legally described pursuant to petition 08-2024 from an Agriculture zoning district to a  
17 Commercial zoning district. The intent of the map amendment (rezoning) being create a  
18 2.1 acre lot for a new building for an existing nonconforming plumbing business operating  
19 on the property.  
20

21 Pursuant to Wis. Stat. §59.69(5) Sauk County has the authority to develop, adopt, and  
22 amend a zoning ordinance. At a public hearing held by the Land Resources and  
23 Environment (LRE) Committee on July 23, 2024; the LRE Committee made findings  
24 pursuant to Sauk County Code of Ordinance §7.150(9) and recommended approval of the  
25 map amendment.  
26

27 Pursuant to Wis. Stat. §66.1001 Wisconsin Statutes, any program or action of a local  
28 governmental unit that affects land use shall be consistent with the comprehensive plan.  
29 The Sauk County Comprehensive Plan, adopted by the Sauk County Board of Supervisors  
30 in 2009, defines managing and focusing “on efficient land use patterns that promotes  
31 redevelopment of under-utilized lands. It sets limits on outward growth, incorporates  
32 permanent land preservation techniques, and achieves livable communities.” Upon  
33 evaluation of the request, the Land Resources and Environment Committee found that the  
34 rezone request to a Commercial zoning district maintains this objective.  
35

36 **NOW, THEREFORE, THE SAUK COUNTY BOARD OF SUPERVISORS DOES**  
37 **ORDAIN AS FOLLOWS:**

38 Section 1. Any existing ordinances, codes, resolutions, or portions thereof in  
39 conflict with this ordinance shall be and hereby are repealed as far as any conflict exists.

40 Section 2. This ordinance shall take effect the day after passage and publication  
41 as required by law.

42 Section 3. If any claims, provisions or portions of this ordinance are adjudged  
43 unconstitutional or invalid by a court of competent jurisdiction, the remainder of this  
44 ordinance shall not be affected thereby.

45 Section 4. Section 7.005(2) Official Zoning Map of the General Code of Sauk  
46 County, Wisconsin, is amended as follows:  
47

48 Rezone of approximately 2.1 acres of tax parcel 042-0454-00000 from an Agriculture  
49 Zoning District to a Commercial Zoning District.  
50

51 Approved for presentation to the County Board by the Land Resources and Environment

52 Committee this 20<sup>th</sup> day of August, 2024.  
 53  
 54 Consent Agenda Item: [ ] YES [X] NO  
 55  
 56 Fiscal Impact: [X] None [ ] Budgeted Expenditure [ ] Not Budgeted  
 57  
 58 Vote Required: Majority = \_\_\_\_\_ 2/3 Majority = \_\_\_\_\_ ¾ Majority = \_\_\_\_\_  
 59  
 60 The County Board has the legal authority to adopt: Yes \_\_\_\_\_ No \_\_\_\_\_ as  
 61 reviewed by the Corporation Counsel, \_\_\_\_\_, Date:  
 62 \_\_\_\_\_ .  
 63  
 64  
 65 Offered and passage moved by:  
 66  
 67  
 68 \_\_\_\_\_ ☐ Aye ☐ Nay ☐ Abstain ☐ Absent  
 69 MARTY KRUEGER, CHAIR  
 70  
 71 \_\_\_\_\_ ☐ Aye ☐ Nay ☐ Abstain ☐ Absent  
 72 PETER KINSMAN, VICE CHAIR  
 73  
 74 \_\_\_\_\_ ☐ Aye ☐ Nay ☐ Abstain ☐ Absent  
 75 DENNIS POLIVKA  
 76  
 77 \_\_\_\_\_ ☐ Aye ☐ Nay ☐ Abstain ☐ Absent  
 78 ROBERT SPENCER  
 79  
 80 \_\_\_\_\_ ☐ Aye ☐ Nay ☐ Abstain ☐ Absent  
 81 BRANDON LOHR  
 82  
 83 \_\_\_\_\_ ☐ Aye ☐ Nay ☐ Abstain ☐ Absent  
 84 LYNN EBERL  
 85  
 86 \_\_\_\_\_ ☐ Aye ☐ Nay ☐ Abstain ☐ Absent  
 87 VALERIE MCAULIFFE  
 88  
 89 \_\_\_\_\_ ☐ Aye ☐ Nay ☐ Abstain ☐ Absent  
 90 ROBERT PROSSER  
 91  
 92  
 93  
 94  
 95  
 96  
 97 Fiscal Note:  
 98  
 99 MIS Note: