

VILLAGE OF TWIN LAKES

ORDINANCE NO. 2006-6-4

An Ordinance to Revise Chapter 17.28 of the Twin Lakes Code of Ordinances Pertaining to Agricultural District

The President and the Trustees of the VILLAGE OF TWIN LAKES, Kenosha County, Wisconsin, do herewith ordain as follows, to wit:

SECTION I

Chapter 17.28 of the Village Code is hereby repealed and the revised Agricultural District is hereby created.

17.28.010 Permitted uses.

In the agricultural district no building or premises shall be used and no building shall hereafter be erected or structurally altered, unless otherwise provided in this title, except for one or more of the following uses:

- A. General farming, including dairy and livestock operations, and excepting farms operated for the disposal of garbage, rubbish, offal or sewage
- B. Roadside stand for the sale of farm products produced on the premises
- C. One - One Family Dwelling
- D. General farm buildings including agricultural windmills, barns, silos, sheds and storage bins provided that said structures shall be located at least 120 feet away from any off premise residential buildings.
- E. Grazing and Pasturing
- F. Orchards
- G. Stables and indoor riding arenas for private use (No commercial boarding is permitted)
- H. Signs not over eight square feet in area advertising the sale of farm products produced on the premises

17.28.20 Conditional Uses

- A. Stables and indoor riding arenas for public or commercial use
- B. Airports, air strips, landing fields and hangars for personal or agricultural
- C. Hospitals, clinics, philanthropic and eleemosynary institutions
- D. Sewage disposal plants, public warehouses, public garages, public shops and storage yard
- E. Tourist camps, when such camps provide not less than one thousand two hundred square feet of lot area for each cabin, trailer, tent or housecar, and when such camp is clearly bounded by a fence or hedge and is located not less than one thousand feet, measured in a direct line, from the boundary of the residential district, provided further, that no person or party other than the owner shall occupy such tourist camp for more than ninety days in any one year
- F. Golf courses

G. Boat livery, facilities for indoor storage of recreational vehicles, boats, and snowmobiles not owned by the owner of the premises.

17.28.030 Lot Area, Building and Structure Height, Area and Setback

In this district the minimum lot area and dimensions, maximum height of buildings, and minimum dimensions of yards shall be as follows:

- A. All lots shall have an area of not less than ten (10) acres nor less than 300 feet in width, provide for adequate off street parking and also be accessible to the sewer mains or pass satisfactory percolation test for structures with sewerage needs.
- B. Buildings hereafter erected or structurally altered for human habitation shall not exceed thirty-five feet nor two and one-half stories in height.
- C. No farm building or farm related building shall exceed 100 feet in height.
- D. All buildings for human habitation shall be attached to a permanent foundation, be properly connected to required utilities, have a building footprint of not less than 24 feet in width, have a roof pitch of not less than 4/12, and have an eave extension of at least six (6) inches.
- E. Lot Coverage Ratio (LCR) and Floor Area Ratio (FAR): Not more than 15% of the lot area shall be covered by impervious surfaces including building roofs. There is no FAR in this district.
- F. Side Yard.
 - 1. There shall be a side yard on each side of a building for human habitation.
 - 2. The sum of the widths of the side yards for buildings for human habitation shall not be less than twenty percent (20%) of the lot width and no single side yard shall be less than eight percent (8%) of the lot width.
- G. There shall be a rear yard having a minimum depth of sixty (60) feet.
- H. There shall be a setback line of not less than sixty (60) feet

17.28.40.1 Home Occupations.

Home Occupations shall be allowed subject to the regulations outlined in section 17.20.070.

SECTION II

Chapter 17.08 of the Twin Lakes Code of Ordinances pertaining to Definitions is hereby amended as follows.

- A. Section 17.08.310 regarding Stable is hereby repealed and replaced to read as follows.
 - 17.08.185 Stable
“Stable” means a principle or accessory building and/or land use that is designed, arranged, used, or intended to be used for the keeping of equines. Breeding, livery, and boarding of equines may also be conducted.
- B. Section 17.08.187 regarding Indoor Riding Arena is hereby created to read as follows.
 - 17.08.187 Indoor Riding Arena
“Indoor Riding Arena” means a principle or accessory building or land use that is designed, arranged, used, or intended to be used for exercising, riding, riding lessons, or training of equines.

SECTION III

All Ordinance or parts of Ordinances contravening the terms and conditions of this Ordinance are hereby to that extent repealed.

SECTION IV

This Ordinance shall take effect immediately upon passage as provided by law, and the Village Clerk/Treasurer shall so amend the Village of Twin Lakes Code of Ordinances, and shall indicate the date and number of this creating Ordinance herein.

Dated this 19th day of June, 2006.

VILLAGE OF TWIN LAKES


Howard K. Skinner, Village President

ATTEST:


Kathleen Richardson, Village Clerk/Treasurer

Members Voting:

<u>7</u>	Aye
<u>0</u>	Nay
<u>0</u>	Absent
<u>0</u>	Abstained