

**TOWN OF SCHLESWIG**  
**MANITOWOC COUNTY, WISCONSIN**

**ORDINANCE NUMBER**    2001-04

**AN ORDINANCE TO ESTABLISH INTERIM LIMITATIONS CONCERNING LAND  
USE AND DEVELOPMENT WITHIN THE TOWN OF SCHLESWIG, MANITOWOC  
COUNTY, STATE OF WISCONSIN**

WHEREAS, the purpose of comprehensive land use planning is to establish a long-term guide for the physical development of a municipality; and

WHEREAS, the State of Wisconsin has recommended that all municipalities adopt comprehensive land use plans in accordance with state guidelines, and that ordinances and other implementation strategies be consistent with an adopted comprehensive land use plan; and

WHEREAS, the Town Board has adopted a comprehensive land use plan, hereinafter referred to as the "Plan," which will guide future land use and development in the Town of Schleswig; and

WHEREAS, the Town of Schleswig is currently under the jurisdiction of the Manitowoc County Zoning Ordinance and the Town Board is working on implementing the Plan by, among other things, considering town zoning of the Town of Schleswig or amending the town zoning map, each of which will be consistent with the Plan; and

WHEREAS, it is anticipated the zoning consistent with the Plan will place greater restrictions and requirements than presently exist in the Town of Schleswig; and

WHEREAS, it is anticipated that up to two (2) years will be required to study and address the issues and receive public comment and reach a final determination for the zoning; and

WHEREAS, the Town Board and the town's citizens are concerned that landowners and developers will begin projects or developments which are not in keeping with the intent of the Plan and the Town Board believes that the purpose and integrity of the Plan will be best served if a temporary moratorium is imposed upon land use and development until the zoning consistent with the Plan is completed and adopted; and

WHEREAS, it is not the intent of the Town to prohibit the construction of new homes, accessory buildings, agricultural structures, commercial or industrial uses on existing lots of record which are permitted uses within their existing zoning district(s); and

WHEREAS, it is not the intent of the Town of Schleswig to prohibit construction, reconstruction and/or expansion of existing buildings and facilities undertaken with proper permits and accomplished according to all applicable rules and regulations;

**NOW, THEREFORE, THE TOWN BOARD OF THE TOWN OF SCHLESWIG,**

**MANITOWOC COUNTY, WISCONSIN, ORDAINS AS FOLLOWS:**

Section 1. The Town Board shall withhold any approval of any subdivision request in the Town of Schleswig for a period of one (1) year from the date of the adoption of this ordinance.

Section 2. The Town Board will not approve nor support any County development plan request in the Town of Schleswig until new language for zoning is available from the County and is assigned to property consistent with the Towns approved Land Use Plan.

Section 3. The Town Board will not approve nor support any parcel divisions beyond one parcel per existing lot.

Section 4. The Town will continue to process and, when appropriate permits are obtained and applicable rules and regulation followed, approval of permitted residential, agricultural, commercial, or industrial uses on existing parcels properly zoned for such use existing prior to adoption or amendment of this ordinance.

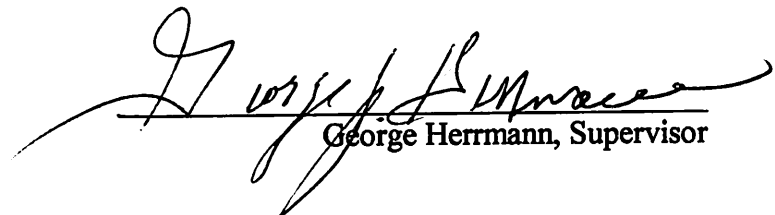
Section 5. The Town Board further request that the County of Manitowoc honor this ordinance for a period of one year from the date of this ordinance adoption by refusing to grant any development related permits or approvals under programs administered by the County that would in any way be contrary to the terms and/or intent of this ordinance.


Section 6. If the zoning that is consistent with the Land Use Plan is completed and adopted by the Town Board earlier than one year from the date hereof, this ordinance shall end thirty days following the adoption of the zoning. In all other cases, this ordinance as set forth herein shall terminate one year after the date hereof.

Adopted this 11 day of OCTOBER, 2001.

TOWN OF SCHLESWIG  
TOWN BOARD OF SUPERVISORS

  
\_\_\_\_\_  
Melvin Waack, Chairperson

  
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George Herrmann, Supervisor

  
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Paul Schwoerer, Supervisor