

**TOWNSHIP OF WATERFORD
RACINE COUNTY, WISCONSIN**

**An Ordinance Amending the Size Limitations for
Accessory Structures in the Town of Waterford**

THE TOWN BOARD, of the Township of Waterford, at its regular and duly-noticed meeting, does hereby pass and adopt the following Ordinance adopting into the Town of Waterford Ordinances the portions of Racine County Ordinances Section 20-1115 relating to the size requirements and standards and for accessory uses and structures.

WHEREAS, the Town Board desires to adopt the portions of the Racine County Ordinances Section 20-1115 relating to the size requirements and standards for accessory uses and structures into the Town of Waterford Ordinances in order to better serve the Town's residents and allow the construction of accessory structures allowed by Racine County without the potential necessity of obtaining a Town variance;

NOW THEREFORE, the Town Board of the Township of Waterford does hereby repeal existing Town of Waterford Ordinances Section 9.07(2)(C)(8)(b), (c), and (d) relating to the allowable size of accessory structures. The Town Board of the Township of Waterford hereby adopts the following size restrictions for accessory structures from the Racine County Ordinances. These restrictions will replace Town of Waterford Ordinances Section 9.07(2)(C)(8)(b), (c), and (d) as subsection (b):

The aggregate total footprint area for all accessory structures, not including attached garages, which are governed by subsection (a), shall not exceed the following square footage for the stated lot size, exclusive of road right-of-way:

Lot Size / Accessory Structure(s) Maximum Aggregate Total Footprint Area:

< 10,000 square feet lot = 720 square feet

10,000 square feet lot to 20,000 square feet lot = 1,000 square feet

> 20,000 square feet to < 1 acre lot = 2,600 square feet

1 acre to < 2 acre lot = 4,000 square feet

2 acre to < 3 acre lot = 5,000 square feet

3 acre to < 4 acre lot = 6,000 square feet

4 acre to < 5 acre lot = 7,500 square feet

5 acre to < 10 acre lot = four (4) percent of lot area

10 acre lot = five (5) percent of lot area

Note: A greater amount of square footage per lot size may be allowed if approved as part of a conditional use permit or site plan review when needed as an integral part of the plan of operation and where said structure(s) is used solely accessory to the permitted principal or conditional use on said lot.

The remaining subsections of 9.07(2)(C)(8) and their internal references to the repealed subsections shall be retitled accordingly upon recodification.

PASSED AND ADOPTED this 13th day of November, 2017, to take effect upon posting and / or publication as required by law.



THOMAS W. HINCZ
Town Chairman

ATTEST:



TINA MAYER
Town Clerk