



Community Development

1101 Carmichael Road | Hudson WI 54016
Telephone: 715-386-4680 | Email: CDD@SCCWI.gov
www.sccwi.gov

April 19, 2024

St. Croix County
c/o: Ms. Christine Hines, County Clerk
1101 Carmichael Rd, Suite 1400
Hudson, WI 54016

Re: Section 59.69(5)(e)- Petition to amend:
-St. Croix County Chapter 12-Sanitary Ordinance
-St. Croix County Chapter 13-Land Division Ordinance

Dear Ms. Hines:

Pursuant to Wisconsin Statute § 59.69(5)(e), the St. Croix County Community Development Department files this letter as and for the petition to amend Chapter 12-Sanitary and Chapter 13-Land Division Ordinances. Attached to and incorporated herein is a copy of the existing and proposed ordinances along with a map and description of the properties affected by said amendments.

The petition to amend these ordinances is made on the following basis:

1. The St. Croix County Chapter 12-Sanitary Ordinance adopted July 1, 2005, with an amendment in 2006, regulates properties with private sanitary systems in St. Croix County as required under Wis. Stat. § 59.70 and Chapter 145. The current sanitary ordinance includes invalid references to Wisconsin Administrative Code §§ SPS 383-387 and 391. These references have been updated and additional text was inserted throughout the ordinance to represent current practices by staff and aid in the administration of the sanitary program.
2. The St. Croix County Chapter 13-Land Division Ordinance adopted January 1, 2006, with amendments in 2006, 2007, 2010, and 2023, regulates land divisions within the unincorporated areas of St. Croix County. These amendments include new references, design standards, and less restrictions for conservation design developments. The amended draft also removes specifications for public improvements which are no longer enforceable by the County.
3. The St. Croix County Community Development Department petitions the St. Croix County Board of Supervisors to adopt as and for St. Croix County's Sanitary and Land Division Ordinances under Wis. Stat. §§ 59.69, 59.692, 59.70, 145, and 236, the proposed amended ordinances, which are attached hereto and incorporated herein.
4. After consultation with Corporation Counsel, the proposed amended ordinances have been drafted to comply with Wisconsin Statutes, and the state standards contained in the Wisconsin Administrative Codes. The amended provisions of proposed ordinances are necessary to allow St. Croix County to lawfully administer and enforce land divisions and the sanitary program in accordance with state law.

5. Pursuant to Wis. Stat. § 59.69(5)(e), the proposed ordinances are subject to the public hearing process and would be effective upon County Board passage.

Pursuant to Wis. Stat. § 59.69(5)(e)1, please note the date of filing on the original petition and refer the same to the St. Croix County Community Development Department–Division of Zoning and the St. Croix County Community Development Committee for further consideration, public hearing, report, and recommendation, as appropriate. Please also cause to be issued a copy of this petition to each county supervisor.

Please also provide a copy of the file stamped petition to St. Croix County Community Development Department–Division of Zoning for the purpose of giving appropriate notice to the Wisconsin Department of Natural Resources, Department of Safety and Professional Services, other appropriate governmental entities, and for giving notice of the public hearing by the St. Croix County Community Development Committee in May. Pursuant to Wis. Stat. § 59.69(5)(e)5, the St. Croix County Community Development Department–Division of Zoning will submit its report on this petition in advance of the June 4, 2024, meeting of the St. Croix County Board of Supervisors.

Respectfully,



Jason Kjeseth
St. Croix County Community Development Director

Attachments: Existing and Proposed St. Croix County Chapter 12- Sanitary Ordinance
Existing and Proposed St. Croix County Chapter 13- Subdivision Ordinance
Map of Affected Properties

Cc: Mr. Bob Long, St. Croix County Chairperson
Mr. Ken Witt, County Administrator
Ms. Heather Amos, Corporation Counsel