

**CHAPTER XXXII**  
**LAND DIVISION ORDINANCE**  
**VILLAGE OF SLINGER, WASHINGTON COUNTY, WISCONSIN**

**ARTICLE 1.00 INTRODUCTION**

**1.01 TITLE**

This Ordinance shall be known as the “Land Division Ordinance of the Village of Slinger,” or as “Chapter 32 of the Village of Slinger Code of Ordinances.”

**1.02 STATUTORY AUTHORIZATION**

These regulations are adopted under the authority granted by Section 236.45 of the Wisconsin Statutes.

**1.03 PURPOSE**

The purpose of this Ordinance is to regulate and control all land divisions within the corporate limits of the Village of Slinger and within the extraterritorial plat approval jurisdiction of the Village in order to promote and protect the public health, safety, aesthetics, and general welfare of the community. More particularly, and without limitation, it is the purpose of this Ordinance to:

- A. Implement the Village’s comprehensive plan and components thereof and facilitate enforcement of community development standards as set forth in the zoning code, building code, and official map.
- B. Promote the Wise Use, development, conservation, and protection of the soil, water, wetland, woodland, and wildlife resources in the Village and its area of extraterritorial plat approval jurisdiction, and to achieve a balanced relationship between land use and development and the supporting and sustaining natural resource base.
- C. Further the Orderly Layout and appropriate use of land.
- D. Avoid the Harmful Effects of premature division or development of land.
- E. Lessen Congestion in the streets and highways.
- F. Provide for Proper Ingress to and egress from development sites.
- G. Secure Safety from fire, flooding, water pollution, and other hazards and minimize expenditures for flood relief and flood control projects.
- H. Prevent and Control Erosion, sedimentation, and other pollution of surface and subsurface waters.

- I. Preserve Natural Vegetation and cover and protect the natural beauty of the Village.
- J. Provide Adequate Light and Air.
- K. Prevent the Overcrowding of land and avoid undue concentration of population.
- L. Facilitate the Division of land into smaller parcels.
- M. Facilitate and Ensure the adequate provision of transportation, water, sewerage, stormwater management, schools, parks, playgrounds, and other public facilities and services.
- N. Ensure Adequate Legal Description and proper survey monumentation of divided land.
- O. Provide Adequate, Affordable Housing.
- P. Restrict Building in areas of unsuitable soils.
- Q. Provide for the Administration and enforcement of this Ordinance.

#### **1.04 ABROGATION AND GREATER RESTRICTIONS**

It is not the intent of this Ordinance to repeal, abrogate, annul, impair, or interfere with any existing easements, covenants, agreements, rules, regulations, permits, or approvals previously adopted or issued pursuant to law. However, where this Ordinance imposes greater restrictions, and such restrictions do not contravene rights vested under law, the provisions of this Ordinance shall govern.

#### **1.05 INTERPRETATION**

The provisions of this Ordinance shall be interpreted to be minimum requirements and shall be liberally construed in favor of the Village, and shall not be deemed a limitation or repeal of any other power granted by the Wisconsin Statutes.

#### **1.06 SEVERABILITY**

If any section, provision, or portion of this Ordinance is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby.

#### **1.07 REPEAL**

All other ordinances or parts of ordinances of the Village inconsistent or conflicting with this Ordinance, to the extent of the inconsistency only, are hereby repealed.

**1.08 DISCLAIMER OF LIABILITY**

The Village does not guarantee, warrant, or represent that only those areas delineated as floodplains on plats and certified survey maps will be subject to periodic inundation, nor does the Village guarantee, warrant, or represent that the soils shown to be unsuited for a given land use from tests required by the Ordinance are the only unsuited soils within the jurisdiction of this Ordinance; and thereby asserts that there is no liability on the part of the Village Board, its agencies or agents, or employees for flooding problems, sanitation problems, or structural damages that may occur as a result of reliance upon, and conformance with, this Ordinance.