

**AN ORDINANCE REPEALING AND RECREATING
SECTION 15.10 OF THE MUNICIPAL CODE OF
THE VILLAGE OF FERRYVILLE, CRAWFORD COUNTY,
WISCONSIN**

The Village Board of the Village of Ferryville, Crawford County, Wisconsin, does ordain as follows:

Section 1: That Section 15.10 of the Municipal Code of the Village of Ferryville, Crawford County, Wisconsin, is hereby repealed and recreated as follows:

Section 15.10 EAGLE MOUNTAIN SUB-DIVISION RESTRICTIONS.

(1) The following restrictions apply to new dwellings constructed in the Eagle Mountain Sub-division.

(a) The dwelling shall not be visible from Highway 35, the Great River Road, during summer months.

(b) No part of the dwelling can be placed within the road right-of-way set back line of 30 feet.

(c) Inside habitable living space, excluding basement and garage area, must be 700 square feet or greater (see definition).

(d) No permit may be granted for placement of a manufactured home or trailer.

(e) Property sites must be graded to prevent landslide and include an erosion plan to prevent loss of soil.

(f) Restrictions (a) and (b) are exempted for Eagle Mountain Sub-division Lots "1 south through 9 south".

(2) Notwithstanding Section 15.03, SCOPE or any amendments to that code section or any amendment to the Administrative Code references therein set forth any request for a variance as to any of the provisions of Sections 15.10(1)(a) through (f), inclusive, shall be undertaken as follows:

(a) Application for a variance shall be in writing, signed and dated by the property owner(s) to the Village Board of the Village of Ferryville requesting the variance and filed with the Village Clerk for the Village of Ferryville.

(b) Said Application shall clearly set forth the specific provision or provisions of Section 15.10 (1) (a) through (f), inclusive, from which a variance is requested and a clear and precise statement setting forth the reason or reasons for the requested variance.

(c) The Village Clerk for the Village of Ferryville shall within ten (10) days of filing of the Application for a variance hereunder mail a copy of same via U.S. Mail, proper postage attached, to all Eagle Mountain Sub-division land owners.

(d) Within thirty (30) days of the mailing required under sub (c) above, the Village Clerk for the Village of Ferryville shall schedule a meeting of the Village Board in open session to hold a hearing on said variance request and make a determination as to the request after said hearing. The hearing above-referenced shall be in open session and any person who is an adult resident of the Village or any such person's representative may speak at said hearing either for or against the Application for variance. The Village Board after all who wish to be heard have had an opportunity may deliberate their decision in closed session if properly so noticed however any decision as to the request for variance shall be given in open session. Further, the Board's decision on said variance request shall be reduced to writing within ten (10) days after said hearing and filed in the office of the Village Clerk.

(e) The Village Board may upon application and hearing, grant a variance to one or more of the above restrictions only if the application of one or more of the above restrictions would result in a hardship or particular difficulty to the applicant. Provided, however, no variance shall be granted if the granting of same would cause a lowering of the level of health, safety and/or welfare intended by the restrictions from which a variance is requested.

(f) Appeal to a determination by the Village Board as to an Application for a variance hereunder shall be to the Circuit Court for Crawford County, Wisconsin.

Section 2: Any Ordinance(s) or parts thereof inconsistent herewith is/are ~~repealed~~.

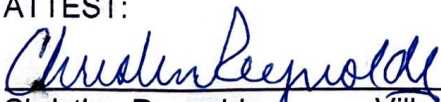
Section 3: This Ordinance shall take effect from and after its passage and publication as required by law.

Passed and approved this 17th day of September 2025


Mike Novelli

Village President

ATTEST:


Christine Reynolds Village Clerk

Date Adopted: 09-17-2025 Date Posted: 9/23/25 Effective Date: 09-24-2025