

**ORDINANCE 2021-002 OF THE TOWN OF LAWRENCE, WISCONSIN
TO AMEND SECTION 300-19 – Residential Dwelling Standards Pertained to Siding Materials**

The Town Board of Supervisors of the Town of Lawrence does ordain as follows:

Section 1: Town of Lawrence Ordinance Section 300-19 is hereby repealed and replaced to read as follows:

Except as noted in section D(1), all single-family and two-family residential dwellings shall meet the following requirements as set forth in this section. Any home not meeting the requirements of this section shall be treated as a manufactured home Class II and may only be placed in a manufactured home park, pursuant to Article XVIII, Manufactured Home Regulations, as set forth in this.

- A. Minimum floor area. The minimum floor area for every dwelling shall be 1,200 square feet, excluding the area of garage or carport.
- B. Roof overhang. All main buildings shall have a minimum pitch of four inches per 12 inches of run, with a minimum twelve-inch roof overhang on each of the dwelling's perimeter walls, such that the overhang is architecturally integrated into the design of the dwelling.
- C. Roofing material. All main buildings and all detached garages or carports located on a residential lot shall have a roof surface of wood shakes or asphalt shingles; clay, concrete, metal, or slate tiles; smooth or corrugated metal with hidden fasteners; or alternative materials showing quality and warranty as approved by the Building Inspector.
[Amended 9-9-2013].
- D. Siding materials. All main buildings and all detached garages located on a lot shall have exterior siding material consisting of either wood, masonry concrete, stucco, masonite, vinyl or metal lap. The exterior siding material shall extend to ground level, except that, when masonry foundation is used, the siding material need not extend below the top of the foundation. The following and similar materials shall be prohibited as siding (note subsection D.1.): smooth, ribbed or corrugated sheets of metal, fiberglass, plastic and any materials having a highly reflective or high-gloss finish.
 - 1. Smooth, ribbed, or corrugated sheets of metal shall be permitted on detached garages located in E-R Estate Residential Zoning Districts.
- E. Foundation. All dwellings shall have a properly engineered, permanently attached means of support meeting the manufacturer's installation requirements and all applicable building codes. In the event that a manufactured home does not utilize a perimeter load-bearing foundation, any space between ground level and siding shall be enclosed with permanent, non-load-bearing concrete or masonry having a foundation-like appearance. Top of foundation wall shall be 24 inches to 30 inches above curb or existing center of roadway measured from the center of the driveway or must be approved by the Building Inspector or designee.
- F. Minimum width. The minimum width of a dwelling shall be 22 feet.
- G. Wheels and axles. A razed building shall have all tow bars, wheels and axles removed when the dwelling is installed on a residential lot.

Section 2: Severability

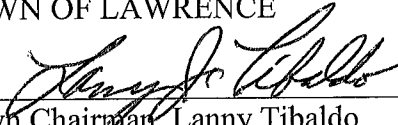
If any provision of this ordinance is found invalid or unconstitutional, or if the application of this Ordinance to any person or circumstances is invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or application of this Ordinance which can be given effect without the invalid or unconstitutional provision or application.

Section 3: This amendment to existing ordinances shall be effective upon passage and publication as provided by Law.

Dated at Town of Lawrence, Wisconsin on this 12th day of July, 2021.

Introduced by: Supervisor Farvour
Seconded by: Supervisor Perock
Vote: 4 ayes, 1 nay

TOWN OF LAWRENCE


Town Chairman, Lanny Tibaldo



Attest: 
Town Clerk, Cindy Kocken