

ARTICLE X. ENFORCEMENT

Sec. 10.1. Enforcement.

- (a) No owner, or agent of the owner, of any parcel of land located in proposed subdivision shall transfer or sell such parcel before the Final Plat of such subdivision has been approved by the Village Board in accordance with the provisions of this Ordinance, and filed with the Register of Deeds of Marathon County, Wisconsin.
- (b) The subdivision of any lot or any parcel of land by the use of metes and bound description with the intent of evading this Ordinance, for the purpose of sale, transfer, or lease shall be subject to all of the requirements of this Ordinance.
- (c) No building permit shall be issued for the construction of any building or structure located on a lot or plat subdivided or sold in violation of the regulations of this Ordinance.
- (d) No plat or subdivision shall be approved which does not comply with all the provisions of this Ordinance.

Sec. 10.2. Appeals.

Any person, firm, or corporation aggrieved by an objection to a plat or a failure to approve a plat may appeal therefrom, as provided in Wis. Stats. §236.13(5), within thirty (30) days of notification of such objection or rejection of the plat. The court shall direct that the plat be approved if it finds that the action of the approving authority or objecting agency is arbitrary, unreasonable or discriminatory.

Sec. 10.3. Amendments.

For the purpose of promoting the public health, safety and general welfare, the Village Board may from time to time amend the regulations imposed by this Ordinance. The Village Board shall hold public hearings on the proposed amendments. Notice of such public hearings shall be given by publication in a newspaper of general circulation within the Village, once a week for two weeks preceding the hearing.