

TOWN OF MARSHFIELD
FOND DU LAC COUNTY, WI

ORDINANCE REGARDING ADOPTION OF UPDATED WISCONSIN UNIFORM DWELLING CODE

ORDINANCE NO. 2026-004

1.1 AUTHORITY. These regulations are adopted under the authority granted by Wis. Stat. ch. 101.65.

1.2 PURPOSE. The purpose of this ordinance is to promote general health, safety, and welfare and to maintain required local uniformity with the administrative and technical requirements of the Wisconsin Uniform Dwelling Code.

1.3 SCOPE. The scope of this ordinance includes the construction and inspection of one- and two-family dwellings built since June 1, 1980, and camping units as defined in Wis. Admin. Code ch.327.08(9).

Notwithstanding Wis. Admin. Code ch. SPS 320.05 or any other exemptions of the Uniform Dwelling Code, the scope also includes the construction and inspection of alterations and additions to one- and two-family dwellings built before June 1, 1980. Because such projects are not under state jurisdiction, petitions for variance, and final appeals under Wis. Admin. Code ch. SPS 320.19 and 320.21, respectively, shall be decided by the municipal board of appeals. Petitions for variance shall be decided per Wis. Admin. Code ch. SPS 320.19(Intro) so that equivalency is maintained to the intent of the rule being petitioned.

Notwithstanding Wis. Admin. Code ch. SPS 320.05 or any other exemptions of the Uniform Dwelling Code, the scope of this ordinance also includes the construction and inspection of detached garages serving one- and two-family dwellings. The building structure and any heating, electrical, or plumbing systems shall comply with the requirements of the Uniform Dwelling Code, other than for smoke alarms, carbon monoxide alarms and frost protection of footings, which shall be determined by the code official. Petitions for variance and appeals of these projects shall be handled by this municipality.

1.4 WISCONSIN UNIFORM DWELLING CODE ADOPTED. The Wisconsin Uniform Dwelling Code ch. SPS 320-325, and SPS 327 and their successors, of the Wisconsin Administrative Code, and all amendments thereto, are adopted and incorporated by reference and shall apply to all buildings within the scope of this ordinance.

1.5 BUILDING INSPECTOR. There is hereby created the position of Building Inspector, who shall administer and enforce this ordinance and shall be certified by the Division of Industry Services as specified by Wis. Stat. ch. 101.66(2), in the category of Uniform Dwelling Code Construction Inspector. Additionally, this or other assistant inspectors shall possess the certification categories of UDC HVAC, UDC Electrical, and UDC Plumbing.

1.6 BUILDING PERMIT REQUIRED. If a person alters a building in excess of \$10,000 value in any twelve month period, adds onto a building in excess of \$10,000 in any twelve month period, or builds or installs a new building, within the scope of this ordinance, they shall first obtain a building permit for such work from the building inspector. Any structural changes or major changes to mechanical systems that involve extensions shall require permits if over the forgoing thresholds. Restoration or repair of an installation to its previous code-compliant condition as determined by the building inspector is exempted from permit requirements. Residing, re-roofing, finishing of interior surfaces and installation of cabinetry shall be exempted from permit requirements.

1.7 BUILDING PERMIT FEE. The building permit fees shall be determined by resolution and shall include the applicable fee per Wis. Admin. Code ch. SPS 302 to be forwarded to the Wisconsin Department of Safety and Professional Services for a UDC permit seal that shall be assigned to any new dwelling. Permit fees for a Wisconsin camping unit as outlined within Wis. Admin. Code ch. SPS 327.09 and inspection fees as outlined within Wis. Admin. Code ch. 327.10(3) will also be included in this resolution.

1.8 PENALTIES. The enforcement of this section and all other laws and ordinances relating to building shall be by means of the withholding of building permits, imposition of forfeitures and injunctive action. Forfeitures shall be not less than \$25.00 nor more than \$1,000.00 for each day of noncompliance.

1.9 EFFECTIVE DATE. This ordinance shall be effective upon passage and publication as provided by law.

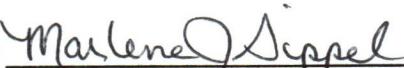
1.10 RECORDS. The municipality shall keep a record of all inspections completed and retain such records, in accordance with the Wis. Admin. Code ch SPS 320.10 (6). File UDC permits with the Wisconsin Department of Safety and Professional Services in accordance with Wis. Admin. Code ch 320.09(2)(a)2.

Adopted this 13th day of April, 2026

TOWN OF MARSHFIELD



John Bord, Chairperson

Attest: 
Marlene J. Sippel, Clerk