



Town of Morgan

**TOWN OF MORGAN
OCONTO COUNTY
STATE OF WISCONSIN**

Ordinance No 2026-02

TOWN OF MORGAN ORDINANCE REGULATING CERTAIN COMMERCIAL FACILITIES

The Town Board of the Town of Morgan, Wisconsin, upon proper notice and with a quorum present, hereby adopts the following Commercial Facilities Ordinance.

PURPOSE:

The purpose of this Ordinance is to regulate the construction or operation of any facility intended for or used for the purposes of prohibited activities described herein that are deemed by the Town to present an unreasonable adverse impact on public safety and natural resources usage. The Town of Morgan reserves the right to waive any of the regulations contained herein with respect to any town sponsored projects.

AUTHORITY:

This ordinance is adopted pursuant to Wis. Statutes 60.10(2)(c), 60.22, and pursuant to the Town's police powers exercised for the purpose and intent of preserving the Town's natural resources, protecting the public safety and preserving the public's enjoyment. The Town Board, having determined that the referenced activities herein (a) conflict with the preservation of the Town's land use planning, (b) pose an undue risk to public welfare, specifically related to inadequate fire suppression capabilities, risk of groundwater contamination, and depletion of the Town's clean water supplies.

RESTRICTED COMMERCIAL ACTIVITIES

In furtherance of the public welfare, the Town restricts certain activities described herein without regard to the zoning designation of any parcel within the Town's jurisdiction. This applies to the following activities:

1. No facility may be constructed or operated within the Town's jurisdiction if the purpose of such facility is to house large-scale information technology infrastructure designed and intended to operate for the purpose of storing, processing, or distributing electronic data on a large-scale for the use in commercial electronic data storage and processing services, including cloud-based server facilities, Artificial Intelligence data processing facilities, or related functions.
2. No facility may be constructed or operated within the Town's jurisdiction if the purpose of such facility is to house battery banks and equipment designed and used for the storage of excess generated power for purposes of subsequent distribution, where such battery devices utilize chemicals, elements, or other materials that pose a

health and safety risk in the form of fire, chemical contamination, or other identified hazards.

Commercial usage, for purposes of this Ordinance, are any non-residential or personal usage, regardless of whether operated for profit, as a utility, or for any other purpose not limited to personal usage.

TOWN AUTHORITY PRESERVED:

The Town may grant a permit for any facility described herein in the event the proposed plan includes a safety plan that adequately addresses the welfare and safety considerations described herein and that provides satisfactory plans and dedicates sufficient resources for monitoring contaminants and ground health, for the potential mitigation of environmental impacts, developing and providing training and equipment for adequate and risk-specific fire suppression purposes specific to the facility, identifies and addresses prevention of excessive water usage and impact on Town water resources, and includes comprehensive plans for decommissioning and removal of any such equipment when no longer in use.

SCOPE OF APPLICABILITY

This Ordinance is intended to regulate activities within the Town of Morgan as described herein to the greatest extent permitted by state law.

If there are any questions regarding this form please call the town hall at 920-846-0699 or the town chairperson. Morgantownchair@gmail.com

Dated this 13th Day of July, 2026.

TOWN OF MORGAN

Ayes 3 Noes 0 Absent

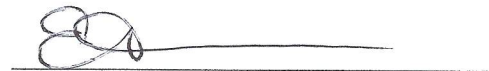
Submitted this 13th, day of July, 2026

By: The Morgan Town Board

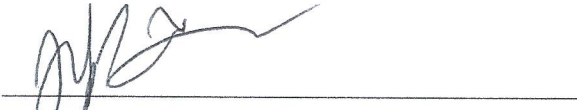
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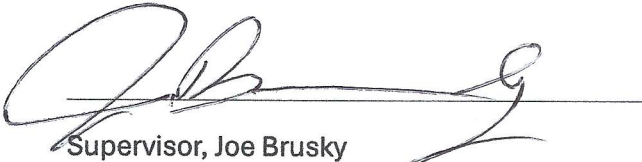
Chairperson, Lori Witthuhn



Clerk, Erin Mooers



Supervisor, Jeff Folts



Supervisor, Joe Brusky