

**MINUTES OF THE TOWN OF GREENBUSH
PLANNING COMMISSION PUBLIC HEARING AND MEETING
April 28, 2025**

The Planning Commission Meeting was called to order by James Weinbauer at 7:00 p.m. Committee Members present were Michelle Kreidler, Miles Shaw, and Joe McClurg.

The Planning Commission held a public hearing on an application for the purpose of rezoning and parcel changes for Kenneth J & Lori Ann Stemper, N7356 Cty Rd A & P, Plymouth, WI 53073. Parcel No. 59002010120 (zoned R-1) would be extended northward adding an additional .42 acres from Parcel No. 59002010110 (zoned A-1). The homestead and garage on the newly created parcel will be put up for sale.

Stemper explained his intention to add two garages to the parcel while complying with setback provisions in the zoning ordinance. There were no questions from the public. The Public Hearing was concluded. Motion Shaw/McClurg to approve the rezoning and parcel changes as requested. Motion carried.

The Planning Commission heard a request to consider a variance for David J. D'Angelico, N6841 Cty Rd A W, Glenbeulah, WI 53023 to construct a larger garage with access of Cty Rd A which may be closer to the road than the zoning ordinance allows. The related parcel is 59002002940 and is zoned R1 (Single Family Residence District without Sewer). D'Angelico explained that the garage he intends to build would be within 46' of Ridge Road at the rear corner. D'Angelico noted that Ridge Road dead ends near his property and there is little or no traffic on the road. The matter will be moved to a public hearing in May.

The planning commission adjourned their meeting at 7:17 p.m.

**MINUTES OF THE TOWN OF GREENBUSH
BOARD MEETING
April 28, 2025**

Chairman Mike Limberg called the Town Board meeting to order at 7:21 p.m. Board members present were Tony Wagner, Dan Klahn, Miles Shaw, and Mary Kracht. Pledge of Allegiance was recited.

Motion Kracht/Klahn to approve clerk's report including the minutes of the Town Board meeting of March 24, 2025. Motion approved.

Motion Kracht/Klahn to approve treasurer's report as presented. Motion approved.

The Greenbush Fire Department Update was presented in writing by Steve Dickman. Dickman provided the April Financial Statement noting that most accounts had been moved to National Exchange Bank. He said that courtesy lights and door switches for Tender No. 4 were ordered and they would soon be installed.

Steve Dickman presented the maintenance report on various needs of the town hall and park which led to the following motions:

Motion Kracht/Shaw to approve purchase of one mailbox lock and two lock covers for a total of \$46. Motion carried.

Motion Shaw/Klahn to provide cedar lumber and related hardware and sealant at a cost not to exceed \$2000 to repair seven picnic tables. Motion carried.

Motion Shaw/Klahn to purchase exit lights and emergency light for town hall and fire station from Home Depot for a cost not to exceed \$225. Motion carried.

Motion Klahn/Kracht to purchase 10 yards of woodchips for the playground area from Cobblestone Landscaping at a cost not to exceed \$400. Motion carried.

Chairman Limberg opened the floor for public comments. Joe McClurg noted that his tenure on the planning commission was expiring. Scott Liebe discussed the county roads that ATV's may now operate on and the restrictions for road usage that the county provided.

Motion to approve an application for the purpose of rezoning and parcel changes for Kenneth J & Lori Ann Stemper, N7356 Cty Rd A & P, Plymouth, WI 53073. Parcel No. 59002010120 (zoned R-1) would be extended northward adding an additional .42 acres from Parcel No. 59002010110 (zoned A-1). Roll Call vote was unanimous.

Chairman Limberg appointed Joe McClurg for a three year appointment on the Town of Greenbush Planning Commission. Motion Shaw/Kracht to approve appointment. Motion carried.

Motion Kracht/Wagner to accept the proposal of Cobblestone for lawn cutting service for 2025. Motion carried.

Chairman Limberg discussed a quote for crack filling on roadways that he received. He stated that he was going to work with Sheboygan County for this service. Chairman Limberg addressed concerns on the Scenic View Betterment Project as a blacktop project and that it would be considered along with other roads including Center Road, and Glen Road. Limberg will seek out costs for blacktopping needed sections of roadway and provide information to the board in May.

Supervisor Shaw suggested that the citizens of Greenbush might be polled before a decision on the way to fund the fire department would be determined. Others suggested that the public would need to be educated on the pros, cons and effects of any funding proposal. Supervisor Wagner suggested to invite the Town Chairman from the Town of Liberty to discuss the procedure they went through to introduce a fire fee on their tax bill. The fire department was encouraged to improve their ISO rating to help with homeowner property insurance bills across the township.

The Town Board reviewed the monthly correspondence which includes: Approved Right of Way Policy and ATV Permit for all terrain vehicles from the Sheboygan County Transportation Director, email from Nathan Frazier concerning ongoing GIS and mapping activities in County Planning, a notice of newly elected school board members in the Elkhart Lake-Glenbeulah School District, a notification of proposed revocation of air pollution control permits at Nema USA on Taylor Drive in Sheboygan and the Monroe Clinic, emails regarding the Scenic View Betterment from Andy Chuvan, a notice of statewide budget listening sessions scheduled from the Wisconsin Towns Association, a notice from the US Dept. of the

Treasury regarding Coronavirus State and Local Fiscal Recovery Funds, a notice of hearing and comments period from the Wisconsin Elections Commission on the certification of residence process for judicial candidates, a notice of calculation of the payment of In Lieu of Tax paid by the Department of Natural Resources on State Land, Minutes from the County Board of Canvassers on Spring Elections, Notice of Preliminary Decision to grant confidential status on information submitted to the DNR on behalf of Aldrich Chemical Company, Notice of WTA Capitol Day for members of Senator LeMahieu's District.

The Town Board reviewed the monthly Building Permits.

Motion Kracht/Klahn to approve bills presented for payment this month. Motion carried.

Motion Klahn/Kracht to adjourn meeting at 9:14 p.m. Motion carried.