

MANITOWOC COUNTY PLANNING AND PARK COMMISSION
MINUTES OF THE REGULAR SEPTEMBER 23, 2024 MEETING

Call to Order – Roll Call

The Regular September 23, 2024 meeting of the Manitowoc County Planning and Park Commission was called to order by Chairperson Falkowski at 4:00 p.m. in the County Offices Complex, 4319 Expo Drive, Manitowoc, WI.

Roll call of Commissioners present: Mr. Neils, Mr. Falkowski, Mr. Korinek, Mr. Vogt and Ms. Muench

Commissioners absent: Mr. Dyzak and Mr. Zimmer

Staff present: Tim Ryan, Andrea Raymakers, Reed Gaedtke and Michelle Haupt

Approval of Minutes –

Chairman Falkowski called for a motion to accept the Minutes of the regular July 22, 2024 meeting. Motion to accept the Minutes was made by Mr. Vogt and seconded by Ms. Muench. Motion passed upon a unanimous voice vote.

Approval of Advisory Minutes –

Chairman Falkowski called for a motion to accept the Minutes of the July 22, 2024 advisory meeting. Motion to accept the Minutes was made by Ms. Muench and seconded by Mr. Vogt. Motion passed upon a unanimous voice vote.

Approval of Agenda: Motion made by Mr. Korinek and seconded by Mr. Neils to approve the Agenda as presented. Motion passed upon a unanimous voice vote.

Open Meeting Law Compliance: Mr. Ryan read the Open Meeting Law Compliance stating that the petitions seeking Zoning Map and Ordinance Amendments being heard at this public meeting were referred from the County Clerk; published in the Herald-Times Reporter on September 11, 2024 and September 16, 2024, reviewed by the Commission at a Commission Meeting held on September 23, 2024. The Commission will make a recommendation on each of these requests to the County Board, who will take action at their October 28, 2024 meeting.

Public Comment: Mr. Falkowski asked if there was anyone who wished to speak on any topic other than the public hearings.

There was no one to speak. Mr. Falkowski closed Public Comment.

Public Hearings – Discussion and possible action:

1. **Frederick and Raissa Van Serke Sr** ZMAR NW1/4, SE1/4, Section 29, T19N-R23E, Town of Manitowoc Rapids, from EA, Exclusive Agriculture to LE, Large Estate and GA, General Agriculture.

Mr. Ryan read the Agenda Commentary (copy on file).

Mr. Ryan indicated a letter was received from the Town of Manitowoc Rapids stating that the Town Board and Town Land Use Committee are in favor of this request (copy on file).

Mr. Frederick Van Serke Sr, property owner, spoke and answered questions for the Commission.

Mr. Falkowski closed the Public Hearing.

Motion was made by Mr. Korinek and seconded by Ms. Muench to approve the rezone request. Motion passed upon a unanimous voice vote.

2. **Myriam Ileana Christel** ZMAR NE1/4, NE1/4, Section 6, T19N-R21E, Town of Rockland, from EA, Exclusive Agriculture to GA, General Agriculture.

Mr. Ryan read the Agenda Commentary (copy on file).

Mr. Ryan indicated a letter was received from the Town of Rockland stating that the Town Board is in favor of this request (copy on file).

Ms. Myriam Christel, property owner, spoke and answered questions for the Commission.

Ms. Rosalie Geiger, Town of Rockland Chairperson, spoke in favor of the request.

Mr. Kenneth Christel, family member, spoke in favor of the request.

Mr. Falkowski closed the Public Hearing.

Motion was made by Mr. Korinek and seconded by Ms. Muench to approve the rezone request. Motion passed upon a unanimous voice vote.

3. **Myron and Kathleen Hickman** ZMAR NW1/4, NW1/4, Section 32, T18N-R22E, Town of Liberty, from EA, Exclusive Agriculture to SE, Small Estate.

Mr. Ryan read the Agenda Commentary (copy on file).

Mr. Ryan indicated a letter was received from the Town of Liberty stating that the Town Board and Town Planning Commission are in favor of this request (copy on file).

Mr. Myron Hickman, property owner, spoke and answered questions for the Commission.

Mr. Falkowski closed the Public Hearing.

Motion was made by Mr. Korinek and seconded by Mr. Neils to approve the rezone request. Motion passed upon a unanimous voice vote.

Certified Surveys, Development Plans and Subdivisions – Discussion and possible action:

1. **Sandra Wilke-Loose** CSM Variance, SW1/4, SW1/4, Section 2, T17N-R21E, Town of Schleswig.

Mr. Ryan read a summary of the request (copy on file).

Mr. Jeff DeZeeuw, Corner Point Land Surveyor, spoke and answered questions for the Commission.

Motion was made by Ms. Muench to approve and seconded by Mr. Vogt. Motion passed upon a unanimous voice vote.

Discussion and possible acceptance on Resolution Referring Ordinance Violation to Corporation Counsel for Enforcement (Keith Vonkampen).

Mr. Gaedtke gave an overview of the request to the Commission.

Mr. Ken Schuler, Town of Schleswig Constable, gave an overview.

Mr. Keith Vonkampen, property owner, spoke and answered questions for the Commission.

Laura Roth, property resident, spoke and answered questions for the Commission.

Motion was made by Ms. Muench to approve the resolution and seconded by Mr. Korinek. Motion passed upon a unanimous voice vote.

Discussion and possible acceptance on Resolution Referring Ordinance Violation to Corporation Counsel for Enforcement (Benedict Marx).

Mr. Gaedtke gave an overview of the request to the Commission.

Mr. Benedict Marx, property owner, spoke and answered questions for the Commission.

Mr. Ralph Schuh, Town of Kossuth Chairperson, gave an overview.

Motion was made by Mr. Vogt to approve the resolution and seconded by Mr. Neils. Motion passed upon a unanimous voice vote.

Miscellaneous

Staff Reports – None

Personnel – None

Correspondence – None

Other Matters – None

Next Meeting Date: Next meeting is tentatively scheduled for Monday, October 28, 2024.

Adjournment: Motion to adjourn was made by Ms. Muench and seconded by Mr. Korinek to adjourn at 5:09 pm. Motion passed upon a unanimous voice vote.

Respectfully submitted,

Ms. Muench, Secretary

Date