

Approved: 09-08-2021
PLAN COMMISSION MEETING
WEDNESDAY, AUGUST, 11, 2021
5:30 P.M.
FREEDOM TOWN HALL
W2004 COUNTY RD S

1. CALL TO ORDER, ROLL CALL, PLEDGE

Meeting called to order by Chairman Brandon Conrad at 5:30 p.m.

Commissioners present: Dan Reinke, Darin Tiedt, Henry McKenna, Mark Dollevoet, and Ron Mashlan.

Chris Evers - Absent

Also present: Clerk/Treasurer Colleen Laha, Deputy Clerk/Treasurer Billie Jo De Jong and Cedar Corporation Jeff Kussow.

Pledge recited.

2. VERIFICATION OF POSTING & ADOPT AGENDA

Posted on the 2 Boards at the Freedom Town Hall and on the Town website on the 5th day of August 2021 at 2:00 p.m. by the Clerk's Office. Also posted at: Dairyland Depot, Freedom Mini Mart and and Shop & Save Mart/ Halesi, LLC.

Motion by Commissioner Reinke with second by Commissioner Mashlan to approve the agenda as posted.

Vote: 6 Yes 0 No MC

3. CONSIDERATION OF MINUTES FOR THE JULY 14, 2021 MEETING

Motion by Commissioner Tiedt with second by Commissioner McKenna to approve the minutes of the July 14, 2021 meeting. Vote: 6 Yes 0 No MC

4. CORRESPONDENCE:

A. CORRESPONDENCE WITH OUTAGAMIE COUNTY REGARDING PROPOSED LAND DIVISION/LOT

RECONFIGURATION OF W2150/W2152 MALLARD LANE; PIN 090-0260-00; WILLIAM J VAN CAMP

Jeff Kussow from Cedar Corporation reported that Attorney Steven Frassetto sent a letter dated July 27, 2021 to Outagamie County Zoning Administrator, Steve Swanson, urging the County to accept the Town's determination to allow Bill Van Camp's proposal to exchange land between adjoining property, all owned by Bill Van Camp. Steve Swanson replied to Steve Frassetto via email on July 28, 2021 stating that the county will not change their original determination and that Bill Van Camp's proposal may not be allowed per county requirements. Jeff Kussow also reported that Steve Frassetto left Steve Swanson a voicemail requesting that Steve Swanson or Jason Pausma, Outagamie County Senior Planner, visit the site to get a better understanding of the proposal. Steve Swanson replied to Steve Frassetto via email on August 3, 2021 stating that he does not have any questions regarding the proposal and does not need to visit the site to review the proposal.

Jeff Kussow will forward Bill Van Camp information on the Planned Unit Development option.

5. CONSIDERATION OF CERTIFIED SURVEY MAP APPLICATION; DON O & NANCY L GEHRING AND MARK G & KAY M BERESFORD; PIN 090-0873-00, 090-0877-00, 090-0877-01, & 090-0877-02; GREINER RD

Motion by Commissioner Reinke with second by Commissioner Dollevoet to recommend approval of certified survey map application for the property owned by Don O & Nancy L Gehring and Mark G & Kay M Beresford (PIN 090-0873-00, 090-0877-00, 090-0877-01, & 090-0877-02; Greiner Rd) with no conditions. Vote: 6 Yes 0 No MC

6. CONSIDERATION OF FINAL PLAT APPLICATION; MICHAEL J & JOANN VANDENBERG; PIN 090-0266-04; LOT 2 OF CSM #7711; COUNTY HIGHWAY E/CENTER VALLEY ROAD (LOCATED IN SOUTHWEST CORNER OF CTH E/CENTER VALLEY RD INTERSECTION)

Motion by Commissioner McKenna with second by Commissioner Tiedt to recommend approval of the Country Court Living Final Plat for the property owned by Michael J & Joann Vandenberg, Pin 090-0266-04, (Lot 2 of CSM #7711; County Highway E/Center Valley Road) with no conditions.

Vote: 6 Yes 0 No MC

7. DISCUSSION AND POSSIBLE ACTION ON AMENDMENTS TO THE TOWN OF FREEDOM COMPREHENSIVE PLAN AND AMENDING THE TOWN'S OFFICIAL MAP

The Plan Commission and Jeff Kussow, Cedar Corporation, reviewed and compared the future/planned roads shown on the Town's Official Map and Future Land Use Map. The Plan Commission identified future/planned roads that need to be updated on both the Official Map and Future Land Use Map. Jeff Kussow will work with Cedar Corporation's GIS Specialist to create a draft "master" future/planned road map based on Plan Commission's discussion.

8. OTHER PROJECT UPDATES/TIMELINES

- A. INDUSTRIAL PARK EXPANSION CONCEPT PLAN – No update
- B. SCHMIDT PROPERTY RESIDENTIAL DEVELOPMENT CONCEPT PLAN – No update
- C. OTHERS

Jeff Kussow reported that Deputy Clerk Billie Jo De Jong had brought to his attention that it would be a good idea to look at updating the Planning & Engineering Fee Schedule since the last time it was updated was in 2015. Discussion on updating the fee schedule will be placed on the next Plan Commission agenda.

9. BUILDING PERMITS – as provided in packets (see attached).

10. SANITARY DISTRICT REPORT – None

11. FUTURE MEETING SCHEDULE

Next Plan Commission meeting will be held Wednesday, September 8, 2021 at 5:30 p.m.

12. ADJOURN

Motion by Comm. Dollevoet with second by Comm. Mashlan to adjourn at 7:04 p.m. Vote:

6 Yes 0 No MC

Colleen M. Laha Clerk/Treasurer