



AMENDED
TOWN BOARD MEETING
WEDNESDAY, MAY 28, 2025
6:00 p.m.
FREEDOM TOWN HALL - W2004 COUNTY RD S

1. Call to order, roll call, pledge
2. Verification of posting/adopt agenda
3. Consideration of the minutes of the Town Board meeting on 4/15/2025 & 4/23/2025
4. Public comment session (maximum 15 minutes total)
5. Presentation from Baird on Quarter 1 Financial update—Adam Ruechel
6. Presentation and action on bids from MSA for Maloney Road addition and Parking lots – Dan Rammer
7. Discussion and possible action on Pay App #2 for 2024 project – Crack Seal and Seal Coat project—Dan Rammer
8. Discussion on current engineering projects (VFW D1 - construction update, Vine Road)—Dan Rammer
9. Discussion and possible action on Freedom Athletic Association Diamond 5 proposal
10. Discussion and possible action on Freedom Athletic Association User Agreement for 2025
11. Discussion and possible action on Lions Park Paving Donation
12. Discussion and possible action on Preliminary Plat – Chad & Mark Properties
13. Discussion and possible action on Zoning Change – Chad & Mark Properties
14. Discussion and possible action on Special Event Permits; Adam Fox (Freedom Baseball Club), Dan Able, Skunk Hill
15. Discussion and possible action on Operator Licenses
16. Discussion and possible action on Retailer License Renewals
17. Discussion and possible action on Chapter 19 Parks
18. Discussion and possible action on ordinance enforcement and administrative authority
19. Discussion and possible action on Social Media and Communications Policy
20. Discussion and possible action on Onboarding Training for Elected and Appointed Officials and Staff
21. Department Reports –
 - a. Fire Company Report
 - b. First Responder Report
 - c. Highway Department Report
 - d. Attorney Report
 - e. Planner Report
 - f. Administrator Report
 - g. Park Committee Report
 - h. Outagamie County Police Dept Report
22. Identify Future Agenda Items
 - a) VFW Contract
 - b) Right-of-Way Obstruction Ordinance
23. Consideration Of Vouchers/Direct Deposits
24. Adjourn

Posted on the Board at the Freedom Town Hall and on the Town website on the 27TH of May 2025 by 6:00 PM by the Clerk's Office.

Dana McHugh, Clerk/ Treasurer

TOWN BOARD MEETING MINUTES
WEDNESDAY, APRIL 23, 2025
6:00 p.m.
FREEDOM TOWN HALL - W2004 COUNTY RD S

1. Call to order, roll call, pledge
Chairman Schumacher called the meeting to order at 6pm. Members present: Chairman Justin Schumacher, Supervisor Linda Borneman, Supervisor Jenn Tomazevic, & Supervisor Kevin Schuh, & Supervisor Fox. Also present: Administrator Justin Carlson, Deputy Clerk/ Treasurer Rachel Kolocheski, Clerk/ Treasurer Dana McHugh, Town Planner Jeff Sanders, and Town Attorney Keith Steckbauer. Chairman Schumacher led the Pledge of Allegiance.
2. Verification of posting/adopt agenda
Posted on the 2 Boards at the Freedom Town Hall and on the Town website on the 21st of April 2025 by 4:00 pm by the Clerk's Office. Motion made by Supervisor Borneman to adopt the agenda, Seconded by Supervisor Fox.
Vote: 5 Yea / 0 Nay Motion Carried: Yes
3. Consideration of minutes of Town Board meeting on 3/26/2025 and 2/26/2025
Motion made by Supervisor Borneman to approve the minutes of the Town Board Meeting from 2/26/25, Seconded by Supervisor Fox.
Vote: 3 Yea / 0 Nay Tomazevic & Schuh Abstain Motion Carried: Yes
Motion made by Supervisor Borneman to approve the minutes of the Town Board Meeting from 3/26/25, Seconded by Supervisor Schuh.
Vote: 3 Yea / 0 Nay Tomazevic & Fox Abstain Motion Carried: Yes
4. Public comment session (maximum 15 minutes total)
None
5. Discussion and possible action on Special Event Permit; Breakfast on the Farm
Motion made by Supervisor Borneman to approve the Special Event Permit for Breakfast on The Farm, Seconded by Supervisor Schuh.
Vote: 5 Yea / 0 Nay Motion Carried: Yes
6. Discussion and possible action on Operator Licenses
Motion made by Supervisor Fox to approve the Operators Licenses as presented in the packet (Jaishi & Lezotte), Seconded by Supervisor Schuh.
Vote: 5 Yea / 0 Nay Motion Carried: Yes
7. Discussion and possible action on variance for Dercks/Fields property
Motion made by Supervisor Borneman to deny the variance for the Dercks/Fields property, Seconded by Supervisor Tomazevic.
Vote: 5 Yea / 0 Nay Motion Carried: Yes
8. Discussion and possible action on lights in Citizens Park
9. Discussion and possible action on pay application for VFW Park project (MSA)
Motion made by Supervisor Fox to approve the pay application #1 for \$94,196.06 to Peters Construction, Seconded by Supervisor Borneman.
Vote: 5 Yea / 0 Nay Motion Carried: Yes
10. Discussion and possible action on appointing First Responder Director position
Motion made by Chairman Schumacher to appoint Roger Stanley to First Responder Director Position, Seconded by Supervisor Fox.
Vote: 5 Yea / 0 Nay Motion Carried: Yes
11. Discussion and possible action on First Responder position descriptions
Motion made by Supervisor Borneman to approve the First Responder position descriptions as presented,

Seconded by Supervisor Fox.

Vote: 5 Yea / 0 Nay Motion Carried: Yes

12. Discussion and possible action on Freedom Athletic Association Diamond 5 proposal

13. Discussion and possible action on recently identified failing culvert on Weyers Road

Motion made by Supervisor Fox to add as an alternate to Maloney Road Bid Package, Seconded by Supervisor Borneman.

Vote: 5 Yea / 0 Nay Motion Carried: Yes

14. Discussion and possible action on physical placement of announcements and postings at town hall/offices

15. Discussion and possible action on updating fee schedule to include penalties for yard waste site misuse

Motion made by Supervisor Borneman to adopt the updated fee schedule as presented, Seconded by Supervisor Tomazevic.

Vote: 5 Yea / 0 Nay Motion Carried: Yes

16. Discussion and possible action on amending ordinance Chapter 8: Planning Commission to adopt changes to terms and assigning numerical designation to commissioner seats

Motion made by Supervisor Borneman to approve the changes as amended for Chapter 8, Seconded by Supervisor Fox.

Vote: 5 Yea / 0 Nay Motion Carried: Yes

17. Discussion and possible action on full employee handbook with recent amendments

18. Department Reports –

- a. Fire Company Report
- b. First Responder Report
- c. Highway Department Report
- d. Attorney Report
- e. Planner Report
- f. Administrator Report
- g. Park Committee Report
- h. Outagamie County Police Dept Report

19. Identify Future Agenda Items

- a) VFW Contract
- b) FAA Agreement
- c) Right-of-Way Obstruction Ordinance
- d) Diamond 5 Proposal – First Park Committee**
- e) Lions Park Path Paving – First Park Committee**

20. Consideration Of Vouchers/Direct Deposits

Motion made by Supervisor Borneman to approve the vouchers and direct deposits as presented, Seconded by Supervisor Schuh.

Vote: 5 Yea / 0 Nay Motion Carried: Yes

21. Adjourn

Motion made by Supervisor Borneman to adjourn the meeting at 7:27pm. Seconded by Supervisor Fox.

Vote: 5 Yea / 0 Nay Motion Carried: Yes

Dana McHugh, Clerk/ Treasurer

**SPECIAL TOWN BOARD MEETING MINUTES
TUESDAY, APRIL 15, 2025
5:30 p.m.
FREEDOM TOWN HALL - W2004 COUNTY RD S**

1. Call to order, roll call
Chairman Schumacher called the meeting to order at 5:30 pm. Members present: Chairman Justin Schumacher, Supervisor Margo Fox, Supervisor Linda Borneman, Supervisor Schuh, and Supervisor Valley. Also present: Administrator Justin Carlson, Deputy Clerk/ Treasurer Rachel Kolocheski, and Clerk/ Treasurer Dana McHugh. Chairman Schumacher led the Pledge of Allegiance.
2. Verification of posting/adopt agenda
**Posted on the 2 Boards at the Freedom Town Hall and on the Town website on the 14th of April, 2025 by 4:00 PM by the Clerk's Office. Motion made by Supervisor Borneman to adopt the agenda, Seconded by Supervisor Fox.
Vote: 5 Yea / 0 Nay Motion Carried: Yes**
3. Discussion and possible action on rescinding/amending action taken at the March 26, 2025 meeting of the Town Board of Supervisors regarding agenda item #18: 2025 road project bids (Maloney Road)
**Motion made by Supervisor Valley to rescind the motion taken at the 3/26/25 meeting regarding #18; 2025 Road Project Bids (Maloney Road), Seconded by Supervisor Borneman.
Vote: 5 Yea / 0 Nay Motion Carried: Yes**
4. Discussion and possible action on approving original 2025 road project bid (Maloney Road)
**Motion made by Supervisor Valley to approve the 2025 Road Project Bid to Northeast Asphalt for \$216,883.90, Seconded by Supervisor Borneman.
Vote: 5 Yea / 0 Nay Motion Carried: Yes**
5. Discussion and possible action authorizing MSA to prepare a second 2025 road project bid for additional work on Maloney Road and various municipal parking lot projects
**Motion made by Supervisor Schuh to approve MSA to prepare a second 2025 road project bid for additional work on Maloney Road with various Municipal Parking Lot projects as alternatives, Seconded by Supervisor Borneman.
Vote: 5 Yea / 0 Nay Motion Carried: Yes**
6. Adjourn
**Supervisor Valley made a motion to adjourn the meeting at 5:46pm. Seconded by Supervisor Borneman.
Vote: 5 Yea / 0 Nay Motion Carried: Yes**

Dana McHugh, Clerk/ Treasurer

THE TOWN OF FREEDOM, WISCONSIN

TOWN BOARD SUMMARY SHEET

BOARD SECTION:
DISCUSSION/ACTION
ITEM NUMBER: 1

TITLE: 2025 Town of Freedom General Fund Quarterly
Financial Report

DATE
May 28, 2025
VOTE REQUIRED:
N/A

PREPARED BY: Adam Ruechel, Baird Budget Consultant

Description:

As part of Baird's contractual budgetary/accounting consulting assistance, it is recommended to provide staff and board members with a quarterly financial report to showcase areas where the town is exceeding, on track, or below revenue or expenditure projections for 2025.

Below is a breakdown of estimated general fund revenues and expenditures as of 3/31/2025:

GENERAL FUND REVENUES			
FUND	2025 Budget	3/31 Y-T-D	% of Budget
Taxes	\$ 1,478,562.91	\$ 65,208.23	4.41%
Special Assessment	\$ -	\$ 350.00	
Intergovernmental	\$ 751,519.09	\$ 75,671.65	10.07%
Licenses & Permits	\$ 165,000.00	\$ 36,452.27	22.09%
Fines & Forfeitures	\$ 5,000.00	\$ 1,042.70	20.85%
Public Charges	\$ 324,400.00	\$ 1,800.00	0.55%
Intergovernmental Charges	\$ 8,000.00	\$ -	0.00%
Miscellaneous	\$ 37,000.00	\$ 36,151.28	97.71%
GENERAL FUND EXPENDITURES			
FUND ACCOUNT	2025 Budget	3/31 Y-T-D	% of Budget
General Government	\$ 596,839.27	\$ 320,466.01	53.69%
Public Safety	\$ 599,410.25	\$ 71,668.79	11.96%
Public Works	\$ 1,294,468.71	\$ 264,675.37	20.45%
Health and Human Services	\$ 2,500.00	\$ -	0.00%
Culture, Recreation, and Ed.	\$ 157,256.05	\$ 20,574.38	13.08%
Conservation and Development	\$ 55,006.00	\$ 4,336.57	7.88%
Capital Outlay	\$ 64,001.72	\$ -	0.00%
GENERAL FUND			
CATEGORY	2025	3/31 Y-T-D	% of Budget
GENERAL FUND REVENUE	\$ 2,769,482.00	\$ 216,676.13	7.82%
GENERAL FUND EXPENDITURES	\$ 2,769,482.00	\$ 681,721.12	24.62%
OVER/UNDER	\$ -	\$ (465,044.99)	

As you can see from the table some revenue fund areas such as Miscellaneous are showing as exceeding the quarterly revenue average. Other areas such as Taxes, Public Charges, and Intergovernmental will showcase artificially low as most of those revenue payments are not finalized till quarter 2 or later. Some accounts have fund transfer which occur throughout the course of the year and therefore will show as being artificially low in percentage. This is why you are seeing the artificial negative OVER/UNDER of -\$465,044.99 which is to be expected.

As you can see in the table most expenditure accounts within the general fund are showing to be in good standing in relation towards the % of budget quarterly average which would be 25%. The General Government Fund Account is currently showing at 53.69% of the budget due to the unbudgeted expenditure of Insurance Recoveries:

100-00-51981-000-000	INSURANCE RECOVERIES	168,958.01	168,958.01	0.00	-168,958.01	0.00
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I will be reviewing with staff further regarding this expenditure, but any previous money received for insurance related matters would have been moved into the general fund balances reserves so if the budget is not able to absorb this additional expenditure the general fund balance will be needed to cover the overage.

Below is a breakdown estimated of the capital improvement fund revenues and expenditures as of 03/31/2025:

CAPITAL FUND REVENUES			
FUND	2025 Budget	3/31 Y-T-D	% of Budget
Taxes	\$ 100,000.00	\$ -	0.00%
Bond Proceeds	\$ 1,532,672.00	\$ -	0.00%
CAPITAL FUND EXPENDITURES			
FUND ACCOUNT	2025 Budget	3/31 Y-T-D	% of Budget
Town Hall Outlay	\$ 85,000.00	\$ 39,697.44	46.70%
Hwy Outlay	\$ 85,000.00	\$ -	0.00%
Other Highway Road Projects	\$ 442,672.00	\$ 4,916.80	1.11%
Park Outlay Capital Fund	\$ 1,020,000.00	\$ 12,361.39	1.21%
CAPITAL FUND			
CATEGORY	2025	3/31 Y-T-D	% of Budget
CAPITAL FUND REVENUE	\$ 1,632,672.00	\$ -	0.00%
CAPITAL FUND EXPENDITURES	\$ 1,632,672.00	\$ 56,975.63	3.49%
OVER/UNDER	\$ -	\$ (56,975.63)	

As you can see from the table some revenue fund areas such as Taxes will showcase artificially low as most of those revenue payments are not finalized till quarter 2 or later. Some accounts have fund transfer which occur throughout the course of the year and therefore will show as being artificially low in percentage. This is why you are seeing the artificial negative OVER/UNDER of -\$56,975.63 which is to be expected.





Below is a breakdown estimated of the debt service fund revenues and expenditures as of 03/31/2025:

DEBT SERVICE FUND REVENUES			
FUND	2025 Budget	3/31 Y-T-D	% of Budget
Taxes	\$ 1,220,935.00	\$ -	0.00%
CAPITAL FUND EXPENDITURES			
FUND ACCOUNT	2025 Budget	3/31 Y-T-D	% of Budget
Bond # 2 Principal	\$ 505,000.00	\$ 170,000.00	33.66%
Bond # 2 Interest	\$ 41,200.00	\$ 20,600.00	50.00%
State Trust Fund Loan Principal	\$ 66,538.00	\$ 66,538.05	100.00%
State Trust Fund Loan Interest	\$ 3,368.50	\$ 3,368.49	100.00%
State Trust Fund Loan Principal	\$ 94,000.00	\$ 94,000.00	100.00%
State Trust Fund Loan Interest	\$ 22,814.00	\$ 12,091.05	53.00%
Fire EMS Bond Principal	\$ 170,000.00	\$ -	0.00%
Fire EMS Bond Interest	\$ 72,144.00	\$ 37,771.88	52.36%
Fire Truck Engine Principal	\$ 80,000.00	\$ 80,000.00	100.00%
Fire Truck Engine Interest	\$ 35,970.50	\$ 18,857.00	52.42%
Town of Freedom Principal	\$ 110,000.00	\$ 110,000.00	100.00%
Town of Freedom Interest	\$ 19,900.00	\$ 10,775.00	54.15%
CAPITAL FUND			
CATEGORY	2025	3/31 Y-T-D	% of Budget
DEBT SERVICE FUND REVENUE	\$ 1,220,935.00	\$ -	0.00%
DEBT SERVICE FUND EXPENDITURES	\$ 1,220,935.00	\$ 624,001.47	51.11%
OVER/UNDER	\$ -	\$ (624,001.47)	

As you can see from the table some revenue fund areas such as Taxes will showcase artificially low as most of those revenue payments are not finalized till quarter 2 or later. Some accounts have fund transfer which occur throughout the course of the year and therefore will show as being artificially low in percentage. This is why you are seeing the artificial negative OVER/UNDER of -\$624,001.47 which is to be expected.

Finally attached to this staff note you will find the 1st Quarter Budget Monitoring Report for the Town of Freedom thru 3/31/2025. This report's goal is to provide the staff and board members with a snapshot of 10 key general fund revenue and expenditure accounts Baird/city staff continue to monitor on a regular basis.








The accounts are categorized with a status update of the following:










-  This sign indicates the town has collected money above revenue projections or are currently forecasted to exceed.
-  This sign indicates the town is on track to either hit budgeted amounts for revenue or expenditures.
-  This sign indicates this account is something Baird/town staff will continue to monitor as currently projections are showing this may be below revenue projections or could be above expenditure projections.
-  This sign indicates this account has been confirmed it will end either below revenue projections or has been confirmed it will end above expenditure projections. This is something Baird/town staff will have to address in the future year budget proposal to determine appropriate next steps.

Please review the following attached document and if you have any questions, please let the Town Administrator know and I will work with staff to provide further clarification.

Attachments: 1st Quarter Budget Monitoring Report

1st Quarter Budget Monitoring Report, Town of Freedom, WI thru 3/31/2025

Item #	Title	2024 Budget	2025 Budget	2025 YTD	2025% OF BUDGET YTD	STATUS	Comments/Action Plan (if required)
GENERAL FUND REVENUES							
1	Local Tax Levy	\$ 1,019,730	\$ 1,331,112	\$ 33,736	2.53%		Journal Entry will be made in either Q2 or Q3 as funds are currently in accounts receiveable account and will transferred over.
2	County Sales Tax Share	\$ 135,000	\$ 129,951	\$ 20,319	15.64%		This line item receives payments twice so first installment has been entered and expect final installment in Q3.
3	Shared Tax From State	\$ 443,570	\$ 323,507	\$ -	0.00%		Anticipate to receive small installmet in Q2 otherwise full amount will be received in Q4.
4	State Highway Aid	\$ 185,000	\$ 213,215	\$ 53,260	24.98%		Line Item received first payment and expect final payment in Q3 or Q4.
5	County Recyclng Aid	\$ 160,000	\$ 96,000	\$ 24,492	25.51%		Currently on track to receive full amount.
6	Building Permits	\$ 60,000.00	\$ 100,000.00	\$ 21,425	21.43%		Currently on track to receive full amount.
7	Liquor and Malt Beverage Licenses	\$ 10,000.00	\$ 10,000.00	\$ 385	3.85%		Anticipate having full payment by Q3 as majority are received during that timeframe.
8	Garbage Pick-Up Levy	\$ 309,115.00	\$ 318,400.00	\$ -	0.00%		This will be a journtal entry that will occur to have the full amount applied from the levy received.
9	Interest Income	\$ 2,500.00	\$ 25,000.00	\$ 32,467	129.87%		Currently exceeding budgetary figure for 2025.
10	Rent Revenue	\$ 9,000.00	\$ 12,000.00	\$ 125	1.04%		Anticipate receiving majority of revenue in Q2 and Q3.

1st Quarter Budget Monitoring Report, Town of Freedom, WI thru 03/31/25							
Item #	Title	2024 Budget	2025 Budget	2025 YTD	2025% OF BUDGET YTD	STATUS	Comments/Action Plan (if required)
GENERAL FUND EXPENDITURES							
1	Legal	\$ 12,000.00	\$ 30,000.00	\$ -	0.00%		Currently on track to be within budgetary figures for 2025.
2	Administrative Office-Payroll	\$ 202,288.00	\$ 206,440.00	\$ 57,176	27.70%		Currently on track to be within budgetary figures for 2025.
3	Law Enforcement	\$ 207,866.00	\$ 207,395.00	\$ -	0.00%		Haven't been billed yet for 2025.
4	Building Inspector	\$ 48,000.00	\$ 48,000.00	\$ 18,490	38.52%		Will continue to monitor as forecasted to come in higher but this would also reflect increase revenue for services.
5	Street & Highway Payroll	\$ 137,201.00	\$ 124,411.08	\$ 39,827	32.01%		Will continue to monitor as forecasted to come in higher than budget.
6	Snow Removal	\$ 115,000.00	\$ 60,000.00	\$ 69,820	116.37%		Will consider increasing budget for 2026 to reflect overage.
7	Residential Recycling	\$ 108,970.00	\$ 110,000.00	\$ 27,922	25.38%		Currently on track to be within budgetary figures for 2025.
8	Parks Payroll	\$ 86,659.00	\$ 50,629.17	\$ 2,232	4.41%		Currently on track to be within budgetary figures for 2025.
9	Insurance Recoveries	\$ -	\$ -	\$ 168,958			Will be reviewing with staff to see if transfer from general fund reserves needs to occur to account for expenditure.
10	Town Engineer	\$ -	\$ 25,000.00	\$ -	0.00%		Currently on track to be within budgetary figures for 2025.

Town of Freedom 2025 Roadway and Parking Lot Improvements (#9685262)

Owner: Town of Freedom

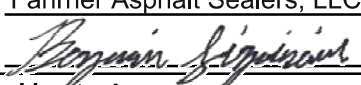



Solicitor: MSA Professional Services - Appleton

05/27/2025 01:00 PM CDT

MSA Project #17727005-117

				Northeast Asphalt, Inc.		MCC, Inc.	
Item Code	Item Description	UofM	Quantity	Unit Price	Extension	Unit Price	Extension
Base Bid - Maloney Road							
1	Mobilization	LS	1	\$4,985.00	\$4,985.00	\$2,600.00	\$2,600.00
2	Traffic Control	LS	1	\$750.00	\$750.00	\$800.00	\$800.00
3	Topsoil Placement and Grading	SY	500	\$5.95	\$2,975.00	\$6.00	\$3,000.00
4	Seeding	SY	500	\$2.00	\$1,000.00	\$1.00	\$500.00
5	Erosion Mat, Class 1, Urban Type B	SY	500	\$2.05	\$1,025.00	\$2.00	\$1,000.00
6	Sawcut	LF	175	\$1.00	\$175.00	\$2.00	\$350.00
7	Pulverize, Salvage, and Regrade Existing Asphalt and Base	SY	3650	\$1.65	\$6,022.50	\$2.00	\$7,300.00
8	Asphalt Driveway, 3-Inch w/ Dense Graded Base, 1-1/4-Inch, 6-Inch	SY	350	\$22.10	\$7,735.00	\$37.00	\$12,950.00
9	Remove Existing Asphalt Driveway Approaches	SY	160	\$9.84	\$1,574.40	\$7.50	\$1,200.00
10	Gravel Shoulder, 2-Foot	LF	2325	\$1.25	\$2,906.25	\$1.40	\$3,255.00
11	Asphaltic Binder, 2.00 Inch, 4MT58-28S	TON	400	\$65.80	\$26,320.00	\$74.50	\$29,800.00
12	Asphaltic Surface, 1.50 Inch, 5MT58-28S	TON	300	\$69.90	\$20,970.00	\$79.25	\$23,775.00
13	Excavation Below Subgrade	CY	275	\$35.00	\$9,625.00	\$23.00	\$6,325.00
Base Bid Total - Lines 1 - 13:					\$86,063.15		\$92,855.00
Additive Alternate A - Town Hall Parking Lot							
A1	Mobilization	LS	1	\$4,985.00	\$4,985.00	\$1,550.00	\$1,550.00
A2	Traffic Control	LS	1	\$750.00	\$750.00	\$200.00	\$200.00
A3	Erosion and Sedimentation Controls	LS	1	\$200.00	\$200.00	\$320.00	\$320.00
A4	Sawcut	LF	215	\$1.00	\$215.00	\$2.00	\$430.00
A5	Mill Existing Asphalt Pavement, 2-Inch	SY	840	\$5.44	\$4,569.60	\$4.00	\$3,360.00
A6	Asphaltic Surface, 2.00 Inch, 5MT58-28S	TON	100	\$107.50	\$10,750.00	\$89.00	\$8,900.00
Alternate A Total - Lines A1 - A6:					\$21,469.60		\$14,760.00
Additive Alternate B - Town Shop Parking Lot							
B1	Mobilization	LS	1	\$4,985.00	\$4,985.00	\$1,200.00	\$1,200.00
B2	Traffic Control	LS	1	\$750.00	\$750.00	\$200.00	\$200.00
B3	Erosion and Sedimentation Controls	LS	1	\$200.00	\$200.00	\$320.00	\$320.00
B4	Topsoil Placement and Grading	SY	90	\$10.00	\$900.00	\$6.00	\$540.00
B5	Seeding	SY	90	\$5.00	\$450.00	\$1.00	\$90.00
B6	Erosion Mat, Class 1, Urban Type B	SY	90	\$6.00	\$540.00	\$2.00	\$180.00
B7	Regrade Existing Gravel Base	SY	1450	\$4.50	\$6,525.00	\$3.00	\$4,350.00
B8	Asphaltic Binder, 2.00 Inch, 4MT58-28S	TON	170	\$86.50	\$14,705.00	\$86.00	\$14,620.00
B9	Asphaltic Surface, 1.50 Inch, 5MT58-28S	TON	125	\$95.50	\$11,937.50	\$93.25	\$11,656.25
Alternate B Total - Lines B1 - B9:					\$40,992.50		\$33,156.25
Additive Alternate C - Historical Society Parking Lot							
C1	Mobilization	LS	1	\$4,985.00	\$4,985.00	\$1,500.00	\$1,500.00
C2	Traffic Control	LS	1	\$750.00	\$750.00	\$200.00	\$200.00
C3	Erosion and Sedimentation Controls	LS	1	\$1,000.00	\$1,000.00	\$400.00	\$400.00
C4	Topsoil Placement and Grading	SY	185	\$10.00	\$1,850.00	\$6.00	\$1,110.00
C5	Seeding	SY	185	\$5.00	\$925.00	\$1.00	\$185.00
C6	Erosion Mat, Class 1, Urban Type B	SY	185	\$6.00	\$1,110.00	\$2.00	\$370.00
C7	Sawcut	LF	50	\$1.00	\$50.00	\$2.00	\$100.00
C8	Pulverize, Salvage and Regrade Existing Asphalt and Base	SY	935	\$6.90	\$6,451.50	\$5.55	\$5,189.25
C9	Asphaltic Binder, 2.00 Inch, 4MT58-28S	TON	115	\$93.50	\$10,752.50	\$83.25	\$9,573.75
C10	Asphaltic Surface, 1.50 Inch, 5MT58-28S	TON	85	\$107.50	\$9,137.50	\$89.60	\$7,616.00
Alternate C Total - Lines C1 - C10:					\$37,011.50		\$26,244.00
Base Bid Total:					\$86,063.15		\$92,855.00
Base Bid + Alternate A Total:					\$107,532.75		\$107,615.00
Base Bid + Alternate B Total:					\$127,055.65		\$126,011.25
Base Bid + Alternate C Total:					\$123,074.65		\$119,099.00
Base Bid + Alternate A & B Total:					\$148,525.25		\$140,771.25
Base Bid + Alternate A & C Total:					\$144,544.25		\$133,859.00
Base Bid + Alternate B & C Total:					\$164,067.15		\$152,255.25
Base Bid + Alternate A, B & C Total:					\$185,536.75		\$167,015.25

Contractor's Application for Payment

Owner: <u>Town of Freedom</u> Engineer: <u>MSA Professional Services, Inc</u> Contractor: <u>Fahrner Asphalt Sealers, LLC</u> Project: <u>Crack Seal and Seal Coat</u> Contract: <u>Town of Freedom Crack Seal and Seal Coat</u>	Owner's Project No.: _____ Engineer's Project No.: <u>17727005</u> Contractor's Project No.: <u>1302434410</u>																								
Application No.: <u>2</u> Application Date: <u>5/21/2025</u>																									
Application Period: From <u>5/12/2025</u> to <u>5/14/2025</u>																									
<table border="1" style="width: 100%; border-collapse: collapse;"><tr><td style="width: 70%;">1. Original Contract Price</td><td style="width: 30%; text-align: right;">\$ 59,512.40</td></tr><tr><td>2. Net change by Change Orders</td><td style="text-align: right;">\$ -</td></tr><tr><td>3. Current Contract Price (Line 1 + Line 2)</td><td style="text-align: right;">\$ 59,512.40</td></tr><tr><td>4. Total Work completed and materials stored to date (Sum of Column G Lump Sum Total and Column J Unit Price Total)</td><td style="text-align: right;">\$ 59,512.40</td></tr><tr><td>5. Retainage</td><td></td></tr><tr><td> a. <u>3.75%</u> X <u>\$ 59,512.40</u> Work Completed</td><td style="text-align: right;">\$ 2,231.72</td></tr><tr><td> b. <u>0%</u> X <u>-</u> Stored Materials</td><td style="text-align: right;">\$ -</td></tr><tr><td> c. Total Retainage (Line 5.a + Line 5.b)</td><td style="text-align: right;">\$ 2,231.72</td></tr><tr><td>6. Amount eligible to date (Line 4 - Line 5.c)</td><td style="text-align: right;">\$ 57,280.68</td></tr><tr><td>7. Less previous payments (Line 6 from prior application)</td><td style="text-align: right;">16,777.00</td></tr><tr><td>8. Amount due this application</td><td style="text-align: right;">\$ 40,503.68</td></tr><tr><td>9. Balance to finish, including retainage (Line 3 - Line 4)</td><td style="text-align: right;">\$ 0.00</td></tr></table>		1. Original Contract Price	\$ 59,512.40	2. Net change by Change Orders	\$ -	3. Current Contract Price (Line 1 + Line 2)	\$ 59,512.40	4. Total Work completed and materials stored to date (Sum of Column G Lump Sum Total and Column J Unit Price Total)	\$ 59,512.40	5. Retainage		a. <u>3.75%</u> X <u>\$ 59,512.40</u> Work Completed	\$ 2,231.72	b. <u>0%</u> X <u>-</u> Stored Materials	\$ -	c. Total Retainage (Line 5.a + Line 5.b)	\$ 2,231.72	6. Amount eligible to date (Line 4 - Line 5.c)	\$ 57,280.68	7. Less previous payments (Line 6 from prior application)	16,777.00	8. Amount due this application	\$ 40,503.68	9. Balance to finish, including retainage (Line 3 - Line 4)	\$ 0.00
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Contractor's Certification The undersigned Contractor certifies, to the best of its knowledge, the following: (1) All previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with the Work covered by prior Applications for Payment; (2) Title to all Work, materials and equipment incorporated in said Work, or otherwise listed in or covered by this Application for Payment, will pass to Owner at time of payment free and clear of all liens, security interests, and encumbrances (except such as are covered by a bond acceptable to Owner indemnifying Owner against any such liens, security interest, or encumbrances); and (3) All the Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.																									
Contractor: <u>Fahrner Asphalt Sealers, LLC</u>																									
Signature: <u></u> Date: <u>May 21, 2025</u>																									
<table border="1" style="width: 100%; border-collapse: collapse;"><tr><td style="width: 50%; vertical-align: top;">Recommended by Engineer By: <u></u> Title: <u>Engineer</u> Date: <u>5/22/2025</u></td><td style="width: 50%; vertical-align: top;">Approved by Owner By: _____ Title: _____ Date: _____</td></tr><tr><td colspan="2">Approved by Funding Agency By: _____ Title: _____ Date: _____</td></tr></table>		Recommended by Engineer By: <u></u> Title: <u>Engineer</u> Date: <u>5/22/2025</u>	Approved by Owner By: _____ Title: _____ Date: _____	Approved by Funding Agency By: _____ Title: _____ Date: _____																					
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Approved by Funding Agency By: _____ Title: _____ Date: _____																									

Progress Estimate - Unit Price Work

Contractor's Application for Payment

Owner: Town of Freedom Engineer: MSA Contractor: Fahrner Asphalt Sealers, LLC Project: Town of Freedom Crack Seal and Seal Coat Contract:												Owner's Project No.: Engineer's Project No.: 17727005.112 Contractor's Project No.: 0	
Application No.: 1 Application Period: From 05/12/25 to 05/14/25 Application Date: 5/21/2025													
A	B	C	D	E	F	G	H	I	J	K	L		
Bid Item No.	Description	Contract Information				Work Completed		Materials Currently Stored (not in G) (\$)	Work Completed and Materials Stored to Date (H + I) (\$)	% of Value of Item (J / F) (%)	Balance to Finish (F - J) (\$)		
		Item Quantity	Units	Unit Price (\$)	Value of Bid Item (C X E) (\$)	Estimated Quantity Incorporated in the Work	Value of Work Completed to Date (E X G) (\$)						
Original Contract													
1	Mobilization, Bonds, and Insurance	1	LS	\$ 5,000.00	5,000.00	1.00	5,000.00		5,000.00	100%	-		
2	Traffic Control	1	LS	\$ 3,500.00	3,500.00	1.00	3,500.00		3,500.00	100%	-		
3	Sealing Cracks in Asphalt Paving (Cracks <1.5 inch)	1	LS	\$ 3,100.00	3,100.00	1.00	3,100.00		3,100.00	100%	-		
4	Bituminous Fog Seal	20,710	SY	\$ 0.76	15,739.60	20,710	15,739.60		15,739.60	100%	-		
5	Sealing Cracks in Asphalt Paving (Cracks <1.5 inch)	1	LS	\$ 3,100.00	3,100.00	1.00	3,100.00		3,100.00	100%	-		
6	Bituminous Fog Seal	16,310	SY	\$ 0.76	12,395.60	16,310	12,395.60		12,395.60	100%	-		
7	Sealing Cracks in Asphalt Paving (Cracks <1.5 inch)	1	LS	\$ 3,100.00	3,100.00	1.00	3,100.00		3,100.00	100%	-		
8	Sealing Cracks in Asphalt Paving (Cracks >1.5 inch)	1	LS	\$ 3,100.00	3,100.00	1.00	3,100.00		3,100.00	100%	-		
9	Bituminous Fog Seal	11,470	SY	\$ 0.76	8,717.20	11,470	8,717.20		8,717.20	100%	-		
10	Flexible Paving Infrared Repair	11	EA	\$ 160.00	1,760.00	11.00	1,760.00		1,760.00	100%	-		
Original Contract Totals					\$ 59,512.40		\$ 59,512.40	\$ -	\$ 59,512.40	100%	\$ 0.00		
Change Orders													
					-		-		-		-		
					-		-		-		-		
					-		-		-		-		
					-		-		-		-		
Change Order Totals					\$ -		\$ -	\$ -	\$ -		\$ -		
Original Contract and Change Orders													
Project Totals					\$ 59,512.40		\$ 59,512.40	\$ -	\$ 59,512.40	100%	\$ 0.00		

Progress Billing Invoice

From: Fahrner Asphalt Sealers LLC
2800 Mecca Drive
Plover, WI 54467
Ph. 715-341-2868

To: Town of Freedom (Outagamie Co)
PO Box 1007
Freedom, WI 54131

Invoice #: 8300020911

Date: 05/21/25

Application #: 2

Customer Number: 180335

Contract: 1302434410 Town of Freedom, 2024 Crack Seal & Seal Coat

*** FINAL INVOICE ***

Cont Item	Description	Contract			To Date			This Invoice		% Compl
		Contract	U/M	Unit	Contract	Quantity	Amount	Quantity	Amount	
		Quantity		Price	Amount	JTD	To-Date	This Period	This Period	
01	Mobilization, Bonds, and Insurance	1.000	LS.	5,000.000	5,000.00	1.000	5,000.00	1.000	5,000.00	100.00%
02	Traffic Control	1.000	LS.	3,500.000	3,500.00	1.000	3,500.00	0.000	0.00	100.00%
03	Sealing Cracks in Asphalt Paving (Cracks <1.5 inch)	1.000	LS.	3,100.000	3,100.00	1.000	3,100.00	0.000	0.00	100.00%
04	Bituminous Fog Seal	20,710.000	SY	0.760	15,739.60	20,710.000	15,739.60	20,710.000	15,739.60	100.00%
05	Sealing Cracks in Asphalt Paving (Cracks <1.5 inch)	1.000	LS.	3,100.000	3,100.00	1.000	3,100.00	0.000	0.00	100.00%
06	Bituminous Fog Seal	16,310.000	SY	0.760	12,395.60	16,310.000	12,395.60	16,310.000	12,395.60	100.00%
07	Sealing Cracks in Asphalt Paving (Cracks <1.5 inch)	1.000	LS.	3,100.000	3,100.00	1.000	3,100.00	0.000	0.00	100.00%
08	Sealing Cracks in Asphalt Paving (Cracks >1.5 inch)	1.000	LS.	3,100.000	3,100.00	1.000	3,100.00	0.000	0.00	100.00%
09	Bituminous Fog Seal	11,470.000	SY	0.760	8,717.20	11,470.000	8,717.20	11,470.000	8,717.20	100.00%
10	Flexible Paving Infrared Repair	11.000	EA	160.000	1,760.00	11.000	1,760.00	0.000	0.00	100.00%

Total Contract:	59,512.40		
Total Billed:	100.00%	59,512.40	41,852.40
Less Retainage:		2,231.72	1,348.72
Net Invoices:		57,280.68	40,503.68
Less Previous Applications:		16,777.00	-
Total Due This Invoice:		40,503.68	40,503.68

Terms: DUE UPON COMPLETION
Payment in full is due upon completion unless modified by written contract. A delinquency charge of 1 1/2% per month (18% per annum) will be assessed on any unpaid balance from the previous statement.

EXHIBIT 1

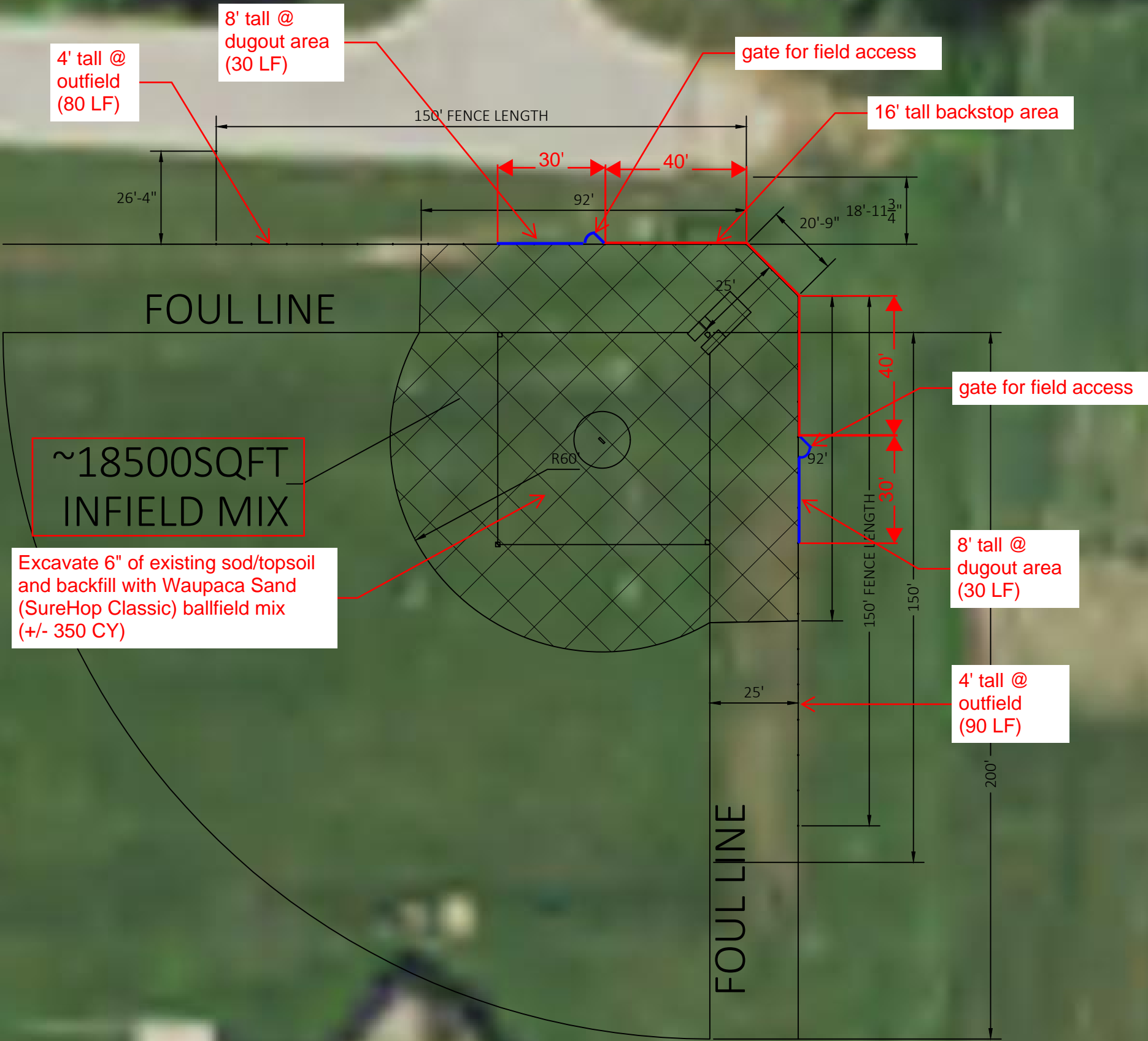
Park Ave

Project Estimate (January 2025)

Excavation & Restoration:	\$7,450
Infield Mix (Incl. Trucking):	\$18,220
Subsurface Drainage & Tile System Option:	\$1,680
SITE WORK TOTAL:	\$ 27,350

Backstop Option 1 (Salvage & Reinstall):	\$13,500
Backstop Option 2 (New 12' Chain Link System):	\$34,000
Backstop Option 3 (New High-Mast Net System):	\$21,000

D4 Restrooms
/ Concessions



Diamond 4

DIAMOND 5 PROPOSAL BETWEEN FREEDOM ATHLETIC ASSOCIATION AND TOWN OF FREEDOM

This is an agreement between the Freedom Athletic Association (FAA) and Town of Freedom (Town) and establishes the terms and conditions regarding the proposed construction and incorporation of a future ballfield facility (Diamond 5) and outlines shared usage of the proposed facility at VFW Park.

This agreement is presented as follows:

1. The FAA proposes to construct Diamond 5 on Town-owned property and as outlined in the VFW Park Master Plan. Such diamond facility shall be constructed at a location consistent with the Master Plan or generally described as being located along the eastern side of the open greenspace area located between Park Avenue and existing Diamond 4.
2. The intent of Diamond 5 shall be to provide additional practice space and/or competition space for FAA-sanctioned T-Ball or elementary-age youth game play, FAA practice play, or other public use.
3. The FAA agrees to fund all capital improvements necessary to construct Diamond 5 including but not limited to initial site work and grading, furnishing, and placing ballfield skin material (infield mix), necessary drainage appurtenances, and backstop/fencing materials as outlined in Exhibit 1.
4. Proposed Diamond 5 shall be subject to the terms and conditions of the Town of Freedom Donation Policy (Resolution 2024-05) and shall be considered a "Public Improvement Project".
5. Town of Freedom shall assume responsibility for future maintenance of Diamond 5 and shall be subject to the same level of maintenance as comparable ballfield facilities (i.e., Rickert Park, VFW Practice Diamond, etc.).
6. The undersigned represent that he or she has the legal authority to bind their respective entities and that records of a specific grant of authority to execute this agreement shall be held within their respective minutes or records.

Town of Freedom:

Dated this _____ day of _____, 2025

By: _____
Justin Carlson, Administrator
Town of Freedom

Freedom Athletic Association

Dated this _____ day of _____, 2025

By: _____
Crystal Malenofski, President
Freedom Athletic Association

2025 USER AGREEMENT BETWEEN TOWN OF FREEDOM AND FREEDOM ATHLETIC ASSOCIATION

This Agreement is made and entered into as of May 28, 2025, by and between the Freedom Athletic Association (“FAA”), a nonprofit organization, and the Town of Freedom (“Town”).

1. PURPOSE

The purpose of this Agreement is to formalize the partnership between the FAA and the Town for the management, scheduling, and maintenance of the Town’s athletic park facilities, and to clarify roles, responsibilities, and expectations for both parties during the 2025 season, with the intention to further develop the financial and operational terms for 2026 and beyond at a later date.

2. TERM

- This Agreement shall be effective upon execution by both parties and shall remain in effect through December 31, 2025, unless amended or terminated in accordance with Section 11.
- The parties agree to meet no later than September 15th, 2025 and append the financial terms for the 2026 season and potentially subsequent seasons.

3. ROLES AND RESPONSIBILITIES

A. FREEDOM ATHLETIC ASSOCIATION

- Acts as the primary program manager for youth and community athletic activities at the Town’s athletic parks.
- Responsible for organizing, scheduling, and running athletic leagues, tournaments, and events.
- Maintains a liaison (point person) for regular communication with Town administration, public works foreman, and the Parks Committee.
- Manages day-to-day maintenance activities after the town’s standard working hours of 7am to 3pm Monday through Friday (painting/chalking of lines, cleaning of restrooms, disposal of trash, etc.) and minor repairs of athletic fields and related facilities, reporting damages of \$500 in value or more or issues presenting an immediate health or safety concern to the Town promptly.
- Coordinates with the Town and other stakeholders for larger capital improvements, subject to Town policies and approval processes.
- Maintains and updates an accurate online scheduling calendar for field and facility usage, with access for designated Town and school athletic director.
- Ensures all scheduling and usage policies are non-discriminatory and open to residents and non-residents, subject to Town policies.

B. TOWN OF FREEDOM

- Retains ownership and ultimate responsibility for all park facilities.
- Provides utilities (e.g., water, electricity) for the athletic parks.
- Provides general maintenance of facilities and grounds (mowing of grass, cleaning of restrooms, disposal of trash, etc.) only during standard hours (7am to 3pm Monday through Friday) of the Department of Public Works.

- Supports larger capital improvements as outlined in the Town's master plan and CIP contingent on available funding and mutual agreement.
- Maintains responsibility for non-recreational park facilities (e.g., pavilions, trails) and coordinates with the FAA for any overlapping use.
- Provides a designated liaison (e.g., Town Administrator or DPW Foreman) for regular communication with the FAA.

4. COMMUNICATION AND TRANSPARENCY

- Both parties commit to regular, open communication and mutual transparency regarding park operations, maintenance, and finances.
- The FAA will provide an annual report at the September Park Committee meeting, detailing:
 - Income generated from park activities (e.g., registrations, concessions, fundraising)
 - Expenditures on programs, maintenance, and capital improvements
 - Amounts set aside for future capital projects
- The Town will provide an annual accounting of its park-related expenditures and investments to include actual costs of labor, benefits, equipment, supplies, etc. by the September Park Committee meeting.

5. SCHEDULING AND FACILITY ACCESS

- The FAA will maintain an online, publicly accessible calendar for field and facility reservations.
- Scheduling authority will be shared among the FAA, Town administration, and the school district's designated representative.
- All groups, including non-FAA affiliated organizations, may request facility use; access will be granted based on availability and in accordance with Town policies on scheduling priority.
- The FAA will coordinate with the Town to ensure equitable access and resolve scheduling conflicts. Priority access will be granted to the school district, then FAA, then all other users in keeping with current and longstanding hierarchy of access.
- The FAA will have access to any area storing FAA-owned equipment or otherwise necessary for typical FAA operations.

6. EQUIPMENT AND MAINTENANCE

- The FAA and Town will each maintain and use their own equipment; shared use of equipment is discouraged due to liability and ownership concerns.
- Any exceptions (e.g., for school events) must be separately negotiated and documented in writing and signed by the Town Administrator and authorized FAA representative.
- The FAA is responsible for routine field grooming and minor repairs; the Town is responsible for major repairs and capital improvements, subject to budget, capital improvement plan, and master plan priorities.
- Town will be responsible for addressing drainage issues both as-needed and long-term as part of future capital investment and park planning.

7. FINANCIAL ARRANGEMENTS

- For 2025, the existing arrangement continues: the FAA will reinvest income from park activities into maintenance and improvements, and the Town will cover utilities.
- Both parties agree to negotiate and implement a financial contribution model for 2026, which may include:
 - A flat fee, per-participant fee, or percentage reinvestment model
 - Creation of a capital improvement fund/endowment for large capital projects
 - Annual review and adjustment based on actual costs and revenues
- Financial transparency and annual reporting are required from both parties.

8. INSURANCE AND LIABILITY

- The FAA shall maintain appropriate liability insurance, naming the Town as an additional insured.
- Both parties agree to comply with all applicable laws, ordinances, and risk management requirements, including recreational immunity provisions as may apply under Wisconsin statutes.
- The agreement shall include anti-indemnification and waiver language as recommended by legal counsel to protect both parties.

9. ANTI-DISCRIMINATION AND PUBLIC ACCESS

- All scheduling and facility use policies must be non-discriminatory and in compliance with applicable state and federal laws.
- Rental access to park facilities will not be denied based on residency, except as otherwise provided in Town policy on priority scheduling.

10. ANNUAL REVIEW AND AMENDMENT

- The parties will meet annually to review operations, financials, and the effectiveness of this partnership, and to make adjustments as needed.
- Any amendments to this Agreement must be in writing and signed by authorized representatives of both parties.

11. TERMINATION

- Either party may terminate this Agreement with 90 days' written notice, subject to good faith efforts to resolve any disputes prior to termination.

12. SIGNATURES

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date first written above.

For the Town of Freedom:

Name: Justin Schumacher

Title: Chairman, Town Board of Supervisors

Date: May 28, 2025

Signature_____

For the Freedom Athletic Association:

Name: Crystal Malenofski

Title: President, FAA

Date: May 28, 2025

Signature_____

I. APPLICATION:

Title of Project: Country Villa Preliminary Plat

Name of Owner: Chad and Mark Properties LLC, rep. Chad Reader

Name of Surveyor/Engineer: Troy E. Hewitt, P.L.S, Robert E Lee & Associates; Michael Leidig, P.E.,
Robert E Lee & Associates.

II. BACKGROUND:

The Owner has submitted an 'Application for Preliminary Plat' (hereafter, Preliminary Plat) for three parcels on or adjacent to CTH E in the Town of Freedom including:

- Tax Parcel Number 090040300 (hereafter, TPN-090040300) located at N3818 CTH E. TPN-090040300 hosts a single-family dwelling
- TPN-090040701 located at N3782 Country Villa Way
- TPN-090040706 located abutting the previous parcels (see Exhibit 1); TPN-090040701 hosts a senior living community; TPN-090040706 is an undeveloped lot.

III. COMPREHENSIVE PLAN:

Wis. Stat. § 66.1001(3)(h) requires a town administering a local subdivision ordinance to do so consistent with an adopted comprehensive plan. As per Wis. Stat. 66.1001(1)(am), '*consistent with*' means: '*furtheres or does not contradict the objectives, goals, and policies contained in the comprehensive plan.*' The Town of Freedom Comprehensive Plan (hereafter, comprehensive plan) was adopted in October 2020 and classifies TPN 090040300, TPN-090040701, and TPN-090040706 as 'Multiple-Family' within a 'Low Density Commercial Corridor' (see Exhibit 2).

The Preliminary Plat is **consistent with** the comprehensive plan.

IV. ZONING ORDINANCE:

TPN 090040300 is 3.38 acres in size and is zoned AGD General Agricultural District, TPN-090040701 is 2.49 acres in size and is zoned RSF Single-Family Residential (hereafter, RSF District), and TPN-090040706 is 7.81 acres in size and is zoned RMF Multi-Family Residential (hereafter, RMF District). The Preliminary Plat, if approved, will result in the creation of:

- Lot 1 – 6.162-acre irregular lot zoned RTF Two-Family Residential District (hereafter, RTF District) intended for two-family development
- Lot 2 – 4.964-acre lot zoned RMF District hosting existing and expanded multi-family development
- Lot 3 – 1.336-acre lot zoned RSF District hosting the existing single-family dwelling
- Lot 4 – 0.850-acre irregular lot zoned RTF District for undetermined use.

Section 54-157(1)a of the Outagamie County Zoning Ordinance (hereafter, zoning ordinance) establishes the following 'Dimensional Requirements' for a RSF District lot 'within an approved and recorded subdivision plat served by public sewer':

1. *Lot area: 9,200 sf. per dwelling.*
2. *Lot width: 75 ft.*
3. *Front yard: 25 ft.*
4. *Side yards: six ft.*
5. *Rear yards: 25 ft.*
6. *Maximum lot coverage: 20 percent.*

Proposed Lot 3 appears to be compliant with the requirements of Section 54-157(1)a of the zoning ordinance.

Section 54-179 of the zoning ordinance establishes the following 'Dimensional Requirements' for RTF District lots hosting two-family dwellings served by public sewer and water:

1. *Lot Area – 9,000 sf. (4,500 sf. per family)*
2. *Lot Width – 75 ft.*
3. *Front yard: 25 ft.*
4. *Side yards: eight feet each.*
5. *Rear yard: 25 ft.*
6. *Maximum lot coverage: 30 percent.*

Proposed Lots 1 and 4 are compliant with the requirements of Section 54-179 of the zoning ordinance contingent upon type, size, density, and location of proposed dwelling units and maximum lot coverage.

Section 54-208 of the zoning ordinance establishes the following 'Dimensional Requirements' for RMF District lots hosting multi-family dwellings:

1. *Lot Area – 10,000 sf.*
2. *Lot Width – 90 ft.*
3. *Front yard: 25 ft.*
4. *Side yards: 20 ft. each.*
5. *Rear yard: 25 ft.*
6. *Maximum Density: 20 ft. dwelling units per net acre.*
7. *Maximum lot coverage: 30%*

Proposed Lot 2 is compliant with the requirements of Section 54-179 of the zoning ordinance contingent upon type, size, density, and location of proposed dwelling units and maximum lot coverage.

V. LAND DIVISION ORDINANCE:

Based on the Concept Plan submitted to and reviewed by the Town in 2024 (see Exhibit 3), it is CPC's understanding the Owner proposed 12 two-family condominium units for TPN-090040706. If that remains the intent, the appropriate application form would be the 'Application for Condominium Plat.' However, CPC will review the Preliminary Plat consistent with the requirements for a condominium plat.

Section 18-024 of the Town of Freedom Land Division Regulations (hereafter, land division ordinance) reads as follows:

'A condominium plat prepared under Wis. Stat. ch. 703, creating at least four units with a parent parcel size of five acres or more, shall be reviewed by the Town in the same manner as a conventional subdivision plat as set forth in this Chapter and shall comply with the applicable design standards and required improvements of this Chapter.'

Wis. Stat. § 703.11(2) reads as follows:

'A condominium plat may consist of one or more sheets, shall be produced on media that is acceptable to the register of deeds, and shall contain at least the following particulars:

- (a) The name of the condominium and county in which the property is located on each sheet of the plat. The name of the condominium must be unique in the county in which the condominium is located. If there is more than one sheet, each sheet shall be consecutively numbered and show the relation of that sheet number to the total number of sheets.*
- (am) A blank space at least 3 inches by 3 inches in size in the upper right corner on the first sheet for recording use by the register of deeds.*
- (b) A survey of the property described in the declaration that satisfies all of the following criteria:*
 - 1. The survey complies with minimum standards for property surveys adopted by the examining board of architects, landscape architects, professional engineers, designers, professional land surveyors, and registered interior designers.*
 - 2. The survey shows the location of any unit or building located or to be located on the property.*
 - 3. The survey includes a clear and concise description of the surveyed property, as described in s. 236.34 (1m) (d) 2.*
- (c) Plans that show the location of each building located or to be located on the property and, if there are units in a building, that show the perimeters, approximate dimensions, approximate square footage, and location of each unit in the building. Common elements shall be shown graphically to the extent feasible.*
- (d) All survey maps and floor plans submitted for recording shall be legibly prepared with a binding margin of 1.5 inches on the left side and a one-inch margin on all other sides on durable white media that is 14 inches long by 22 inches wide with*

a permanent nonfading black image. The maps and plans shall be drawn to a convenient scale.'

The proposed Preliminary Plat is **noncompliant** with Section 18-024 of the land division ordinance as it pertains to Wis. Stat. §§ 703.11(2)(am), (b)2, and (c).

Section 18-029 of the land division ordinance establishes requirements for 'Improvements'.

Improvements	
Requirement	Compliant
Bicycle circulation shall be accommodated on streets and/or on dedicated bicycle paths.	Undetermined [1]
Motor vehicle circulation shall be designed to minimize conflicts with pedestrians and bicycles.	Undetermined [1]
The existing street grid should be maintained where present, and well-connected street patterns shall be established in new subdivisions to maximize connectivity and accessibility wherever feasible.	Undetermined [1]
The subdivider shall provide and install street, pedestrianway, and bikeway lighting systems, where appropriate, within the area being developed, upon consultation with the appropriate electric utility and as approved by the Town Engineer, prior to acceptance of the subdivision.	Undetermined [1]
The developer shall reimburse the Town for the installation of all street name signs, temporary dead-end barricades and signs, no parking signs, and traffic control signs as required by Town standards, prior to acceptance of the subdivision.	tbd [2]
Overall composition and location of landscaping shall complement the scale of the development and its surroundings and shall comply with the landscaping requirements of the zoning ordinance.	Undetermined [1]
Street terraces shall be a least four feet in width between the sidewalk and the curb and gutter to allow for planting of trees.	Undetermined [1]
In the development of new subdivisions, the developer shall work with Town staff to create a tree preservation plan that shows exactly which trees will be removed to install infrastructure for the development. The developer shall also provide a plan specifying methods of protecting trees not approved for removal. The developer shall ensure protective structures shall remain in place until construction on site is complete. Trees dead or in poor condition after one year as determined by Town staff shall be replaced by the subdivider.	Undetermined [1]
Stormwater management and erosion control facilities.	tbd [3]
[1] Required information not shown on Preliminary Plat. [2] To be determined by Town Engineer. [3] To be determined by Town Engineer and Outagamie County.	

The Preliminary Plat is **noncompliant** with Section 18-029 of the land division ordinance.

Article III of the land division ordinance establishes ‘Design Standards’ for land divisions.

Design Standards	
Standard	Compliant
Conformity with the Comprehensive Plan.	Yes
Relationship to Existing and Future Development.	
The arrangement of streets in new subdivisions shall make provision for the continuation of existing streets to adjoining areas.	Undetermined [1]
Where adjoining areas are not subdivided or developed and the Comprehensive Plan indicates development is desired, the arrangement of streets in the proposed development shall provide for proper projection of streets to the boundary of the proposed development.	n/a
Access to Public Roadway System.	
A subdivision comprised of 20 or fewer developable lots shall provide access to the existing or planned public roadway system via at least one access point.	Undetermined [1]
Subdivisions comprised of 21 or more developable lots shall provide access to the existing or planned public roadway system via no fewer than two access points.	Undetermined [1]
All Subdivisions.	
If construction of a subdivision is to be phased, the second point of access must be provided before the total number of issued building permits for new dwelling units in the subdivision exceeds 20.	Undetermined [1]
The Plan Commission and Town Board may require additional access points when deemed necessary to provide safe and efficient circulation, and connectivity to the existing or planned road system.	Undetermined [1]
Temporary Road Stubs. (a) The Plan Commission and Town Board may require subdivisions include outlots designated as a temporary road stub, when deemed necessary to provide safe and efficient circulation to potential future development adjoining or adjacent to the proposed subdivision. (b) Such outlots, when required, shall be wide enough to comply with Town road standards and accommodate two-way traffic. (c) Such outlots, when required, shall be maintained by the Homeowner Association until such time as may be dedicated to the Town. Street Design Standards.	Undetermined [1]
Cul-de-sac Streets.	
The use of cul-de-sac streets shall be limited to portions of developments which, due to unusual topographical, environmental, or other particular conditions, may better be served by culs-de-sac than by continuous streets.	Undetermined [1]
Every attempt shall be made to provide for pedestrian connections at the terminus of a cul-de-sac.	Undetermined [1]
All cul-de-sac streets shall terminate in a circular turnaround meeting the dimensional standards of this Chapter.	Undetermined [1]

Culs-de-sac shall not exceed 600 feet in length and shall be measured along the center line from the center of the turnaround to the edge of the right-of-way of the intersecting street.	Undetermined [1]
Sidewalks.	
Sidewalks, paths, trails, or other pedestrian facilities shall be provided for all new subdivisions located within or adjacent to the town core and elsewhere when necessary to complete missing links between, or extensions of, existing sidewalks, paths, trails, or other such facilities.	Undetermined [1]
The Town Board shall require the construction of sidewalks in locations other than required under the preceding provisions of this Chapter if such walks are necessary, in its opinion, for safe and adequate pedestrian circulation.	Undetermined [1]
The Town will consider the construction of a sidewalk on only one side of the street where the right-of-way has very severe topographic or environmental constraints or where there is existing development or mature landscaping.	Undetermined [1]
In the design of the plat, the developer shall make provisions for pedestrianways and bikeways for transport and recreation as required by the Town. Walks and paths away from streets in common areas shall be lighted for safety and to permit visual surveillance.	Undetermined [1]
Lots.	
Lot dimensions and setback lines shall conform to the requirements of the zoning ordinance.	Undetermined [1]
Side lot lines shall be right angles to straight lines or radial to curved street lines on which the lots face whenever possible.	No [2]
Corner lots shall have sufficient width to permit adequate building setbacks from side streets to conform to the zoning ordinance.	n/a
Every lot shall front or abut on a public street, not including alleys, freeways, or half streets.	Yes
Lot lines shall not cross municipal boundary lines.	n/a
Shape of lots shall generally be rectangular. Lots platted on cul-de-sacs will generally be narrower at the street than at the rear lot line. Flag lots or easements or other lot stacking techniques shall be prohibited, except where necessary to accommodate exceptional topography or to preserve natural resources.	No [3]
Excessive Depth of Lots in relation to width shall be avoided and a proportion of two to one (2:1) shall be considered a desirable depth-to-width ratio under normal conditions. Depth of lots or parcels designated for commercial or industrial use shall be adequate to provide for off-street service and parking required by the use contemplated.	Yes
Double frontage and reverse frontage lots shall be prohibited except where necessary to provide separation of residential development from through traffic or to overcome specific disadvantages of topography and orientation.	n/a
Residential lots fronting or backing on arterial streets shall be platted with extra depth.	Undetermined [1]

Where possible, lots shall be created to avoid crossing navigable waterways. When this is required, it shall be approved at the discretion of Town of Freedom.	n/a
[1] Required information not shown on Preliminary Plat. [2] Boundary between proposed Lots 2 and 3 noncompliant with this requirement. [3] Lots 2 and 3 noncompliant with this requirement.	

The Preliminary Plat is **noncompliant** with Article III of the land division ordinance.

Section 18-071.B of the land division ordinance establishes submittal standards for a Preliminary Plat.

Preliminary Plat	
Standard	Compliant
Title of the proposed subdivision not duplicating an existing subdivision in Outagamie County.	Yes
Location of the proposed subdivision by government lot, quarter section, section, township, range, and county.	Yes
A small-scale drawing detailing the section or region in which the subdivision lies within the location of the subdivision located thereon.	Yes
Date, graphic scale, and North arrow.	Yes
Name and address of the owner, subdivider, authorized agent, and land surveyor preparing the plat.	Yes
Entire area contiguous to the proposed plat owned or controlled by the subdivider, even if only a portion of said area is proposed for immediate development. The Town may waive this requirement where it is unnecessary to fulfill the purposes and intent of this chapter and undue hardship would result from strict application thereof.	Yes
Exact length and bearing of the exterior boundaries of the proposed subdivision referenced to a corner established in the Outagamie County Coordinate Monumentation System, and the total acreage encompassed.	Yes
Location and names of any adjacent subdivisions, parks and cemeteries, and owners of record of abutting unplatted lands.	Yes
Location, right-of-way width, and names of any existing or proposed streets, alleys, or other public ways, easements, railroad and utility rights-of-way, and all section or quarter section lines within the exterior boundaries of the plat or immediately adjacent thereto.	Undetermined [1]
Location of all permanent buildings and major structures.	Yes
Location of existing property lines, structures, drainage ditches, streams and watercourses, lakes, wetlands, rock outcrops, wooded areas, slopes 12% or greater, environmentally sensitive areas, and other similar significant features within the parcel being subdivided.	No [2]
Location of Secondary Conservation Areas, as defined in this Chapter.	n/a

Location and type of existing and proposed public easements.	Undetermined [1]
Water elevations of adjoining lakes, ponds, streams, and flowages at the date of the survey, and approximate high and low water elevations.	Undetermined [1]
Type, width, and elevation of any existing street pavements within the exterior boundaries of the plat or immediately adjacent thereto with any legally established center-line elevations.	Yes
Contours at vertical intervals of not more than two feet where the slope of the ground surface is less than 10 percent, and of not more than four feet where the slope of the ground surface is 10 percent or more. Elevations shall be marked on such contours based on National Geodetic Datum of 1929 (mean sea level).	Yes
Location and approximate dimensions of any sites to be dedicated or reserved for parks, open space, drainageways, schools, or other public uses as deemed necessary by the Town.	Undetermined [1]
Approximate dimensions of all lots, and proposed lot and block numbers.	Yes
Existing and proposed land use and zoning included within and immediately adjacent to the proposed subdivision.	Undetermined [1]
Floodplains, wetlands, and any proposed lake and stream access.	n/a
Surface drainage pattern mapping and indication of direction and established peak volume of soil drainage pattern as deemed necessary by the Town.	tbd [3]
Signature and seal of surveyor	Yes
[1] Required information not shown on Preliminary Plat. [2] WI DNR Wetland Indicators are present along southeast boundary of TPN-090040706 (see Exhibit 4). [3] To be determined by Town Engineer and Outagamie County.	

The Preliminary Plat is **noncompliant** with Section 18-070.B of the land division ordinance.

Section 18-120 of the land division ordinance reads as follows:

'Park Dedication Requirements.

- A. *Dedication of Sites. When feasible and compatible with the Comprehensive Plan and Comprehensive Outdoor Recreation Plan, the subdivider shall provide and dedicate to the public adequate land to provide for park, playground, trail, recreation, and open space needs of the land development within the Town of Freedom. The location of such land to be dedicated shall be determined by the Town Board. Where the dedication is not compatible with the Comprehensive Plan and Comprehensive Outdoor Recreation Plan, or for other reasons is not feasible as determined by the Town Board, the subdivider shall, in lieu thereof, pay to the Town a fee as established by the Town Board in the Town of Freedom Fee Schedule.*

- B. *Dedication of Parks, Playgrounds, Trails, Recreation and Open Spaces. The subdivider shall dedicate sufficient land area to provide adequate parks, playgrounds, trails, recreation, and open spaces to meet the needs to be created by and to be provided for the land division, subdivision, or comprehensive development. The minimum dedication shall be one acre for each 25 potential dwelling units or fractions thereof.*
- C. *Combination of Residential Uses. Where a combination of residential uses is intended, the minimum dedication shall be the sum obtained by adding the potential residential units intended for single-family and two-family dwellings, and the potential residential units intended for multi-family dwellings. Where a definite commitment is made to the Town by the developer with respect to those portions of the project intended for single family, duplex and multi-family dwellings, the dedication shall be based upon the maximum dedications which the zoning classification of the parcel will permit.*

Required information not shown on Preliminary Plat.

VI. RECOMMENDATION:¹

CPC recommends **denial** of the Preliminary Plat for the reasons cited in Section V of this Report.

¹ CPC recommendations are based upon professional staff review of application materials provided to CPC. This report provides information and professional opinion for consideration. CPC staff reports are authored by a municipal planner, not a licensed attorney, and do not constitute a legal opinion.

Exhibit 1



Exhibit 2

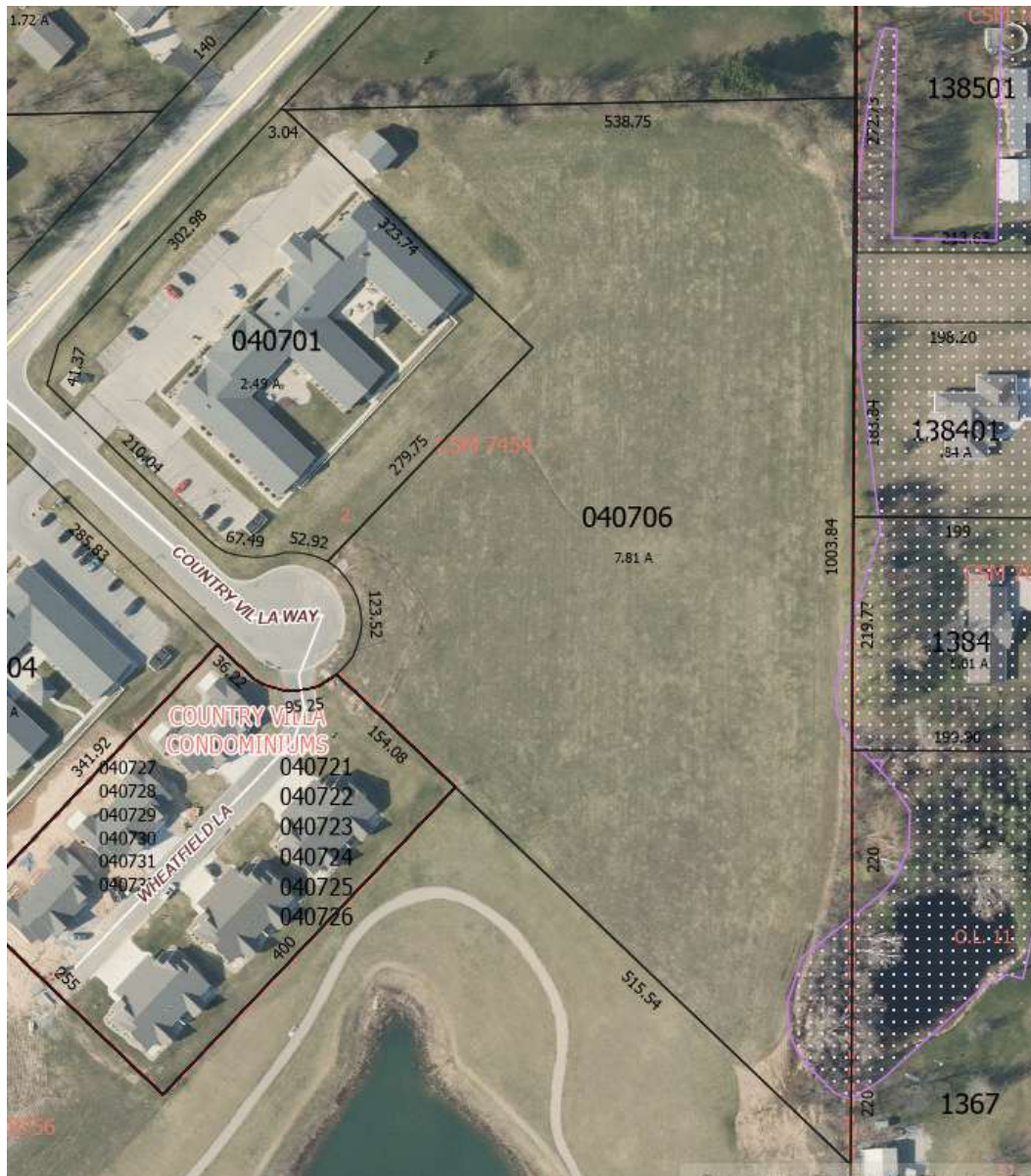


Prepared By Jeffrey Sanders
Community Planning & Consulting, LLC
For the Town of Freedom, Outagamie County, WI
7 May 25

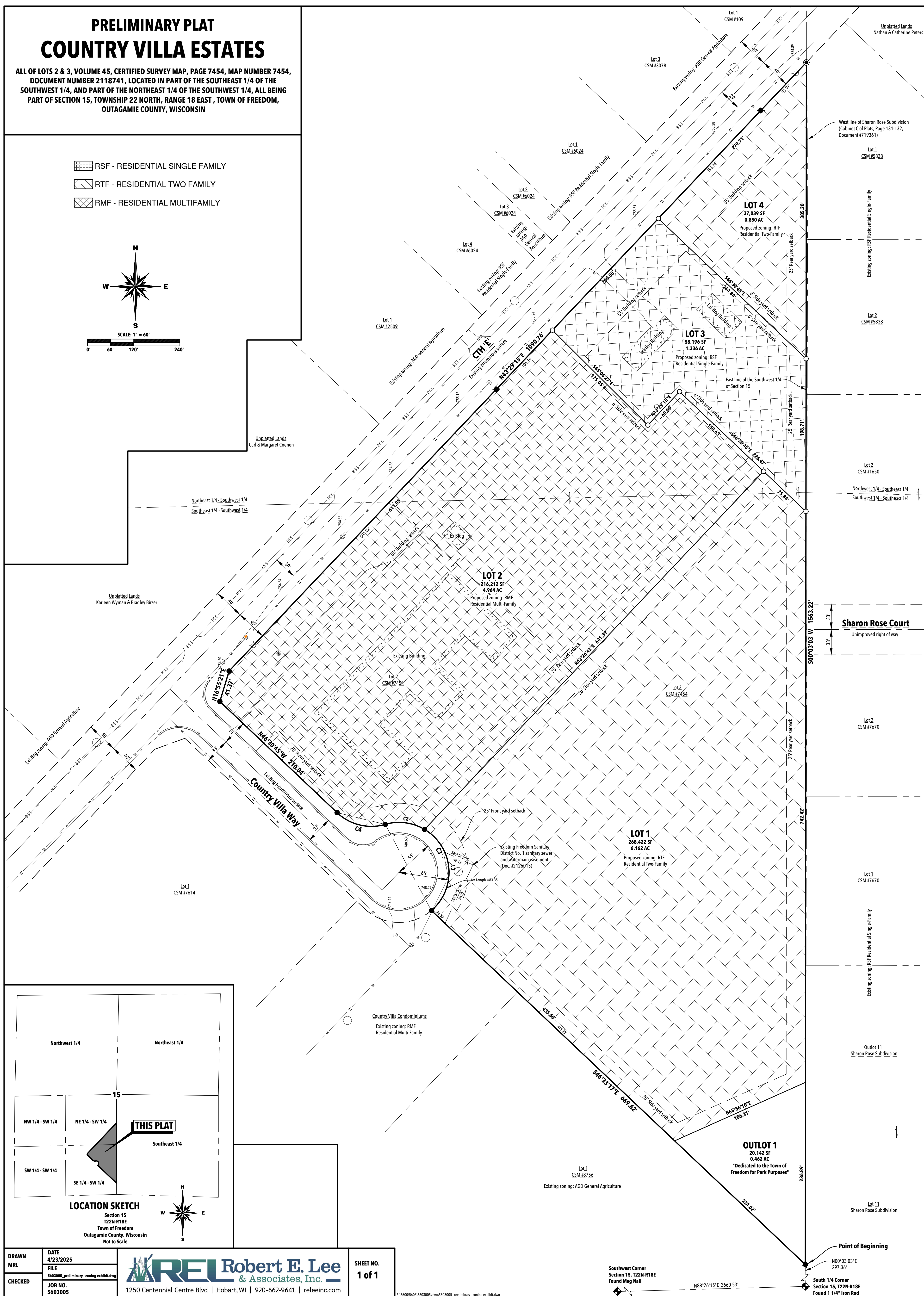
[illegible]

Exhibit 4

- Purple lines w/purple dots – WI DNR Wetland Indicators



ALL OF LOTS 2 & 3, VOLUME 45, CERTIFIED SURVEY MAP, PAGE 7454, MAP NUMBER 7454, DOCUMENT NUMBER 2118741, LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, AND PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, ALL BEING PART OF SECTION 15, TOWNSHIP 22 NORTH, RANGE 18 EAST, TOWN OF FREEDOM, OUTAGAMIE COUNTY, WISCONSIN



DRAWN MRL	DATE 4/23/2025
	FILE 5603005_preliminary - zoning exhibit.dwg
CHECKED	JOB NO. 5603005

 **REL** Robert E. Lee
& Associates, Inc.
1250 Centennial Centre Blvd | Hobart, WI | 920-662-9641 | releeinc.com

SHEET NO.
1 of 1

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**Southwest Corner
Section 15, T22N-R18E
Found Mag Nail**

50.53' ————— **South 1/4 Corner**
Section 15, T22N-R18E
Found 1 1/4" Iron Rod

PRELIMINARY PLAT COUNTRY VILLA ESTATES

ALL OF LOTS 2 & 3, VOLUME 45, CERTIFIED SURVEY MAP, PAGE 7454, MAP NUMBER 7454,
DOCUMENT NUMBER 2118741, LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE
SOUTHWEST 1/4, AND PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4, ALL BEING
PART OF SECTION 15, TOWNSHIP 22 NORTH, RANGE 18 EAST, TOWN OF FREEDOM,
OUTAGAMIE COUNTY, WISCONSIN

ZONING

RSF Single-Family Residential
RMF Multi-Family Residential
AGD General Agriculture

PROPOSED ZONING

RSF Single-Family Residential (Lot 3)
RMF Multi-Family Residential (Lot 2)
RTF Residential Two-Family District (Lots 1 & 4)

MINIMUM LOT AREA AS PLATTED

12,889 Sq.Ft.
0.296 Acres

NUMBER OF LOTS

3 Lots
3 Outlots

OWNER

Chad and Mark Properties, LLC
W2015 Industrial Drive
Freedom, WI 54130
(920) 788-2494

SURVEYOR

Troy E. Hewitt
Professional Land Surveyor #2831
Robert E. Lee & Associates, Inc.
1250 Centennial Centre Boulevard
Hobart, WI 54155
(920) 662-9641

APPROVING & OBJECTING AUTHORITIES

Town of Freedom
Department of Administration
Outagamie County

PARCEL ID

090040701
090040706
090040300

PLATTED AREA

600,012 Square Feet
13.774 Acres

DRAIN TILE NOTE

Any agricultural drain tile disturbed, cut, or
broken as part of the development of the plat or
excavation for home construction must be
repaired and/or relocated to allow for the drain
tile to continue to drain as originally designed.
The cost of repair or relocation must be borne
by the party or his agent damaging the drain.

OUTLOT 2 NOTE

Outlot 2 is reserved for future development.

LEGEND

- Set 1" x 18" iron pipe with cap
weighing 1.13 lbs./lin. ft.
- Set 2.375" outside diameter x 30"
iron pipe min. wt. 3.65 lb./lin. ft.
- Existing 1" iron pipe
- Existing 5/8" iron rod unless noted
- PLSS monument as noted

SCALE: 1" = 60'

Bearings are referenced to the Outagamie County
Coordinate System. The south line of the Southwest 1/4
of Section 15, T22N-R18E bears N88°26'15"W.

All linear measurements have been made to
the nearest hundredth of a foot and computed
to the nearest hundredth of a foot.

All angular measurements have been made
to the nearest three seconds and computed to
the nearest half second.

OUTLOT 3 RESTRICTIVE COVENANT

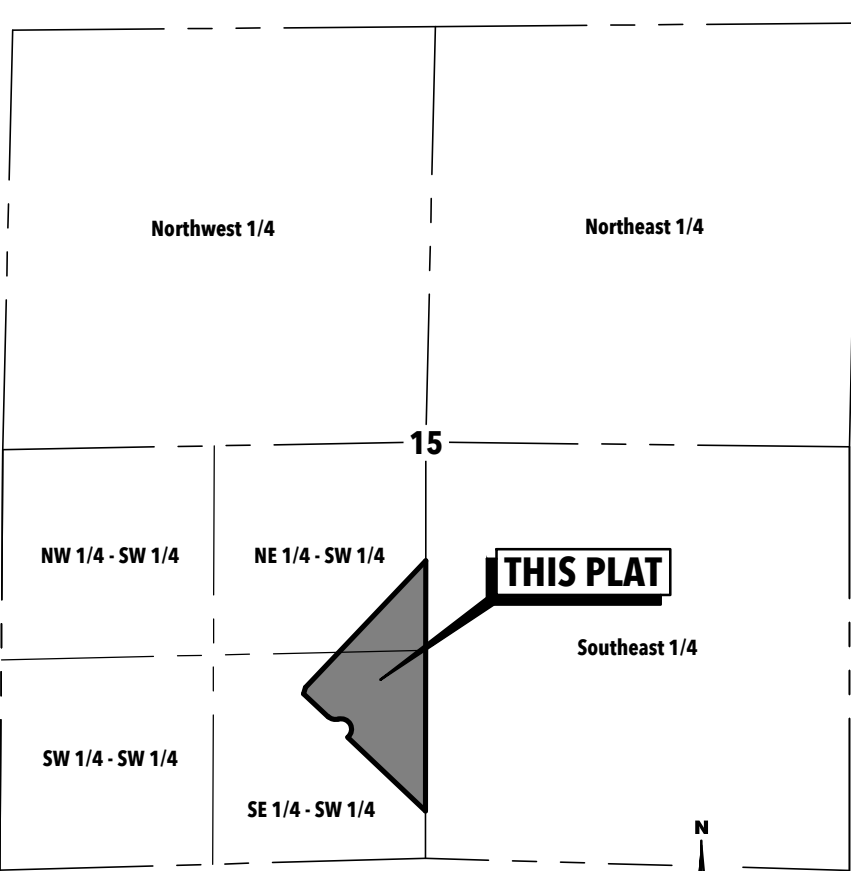
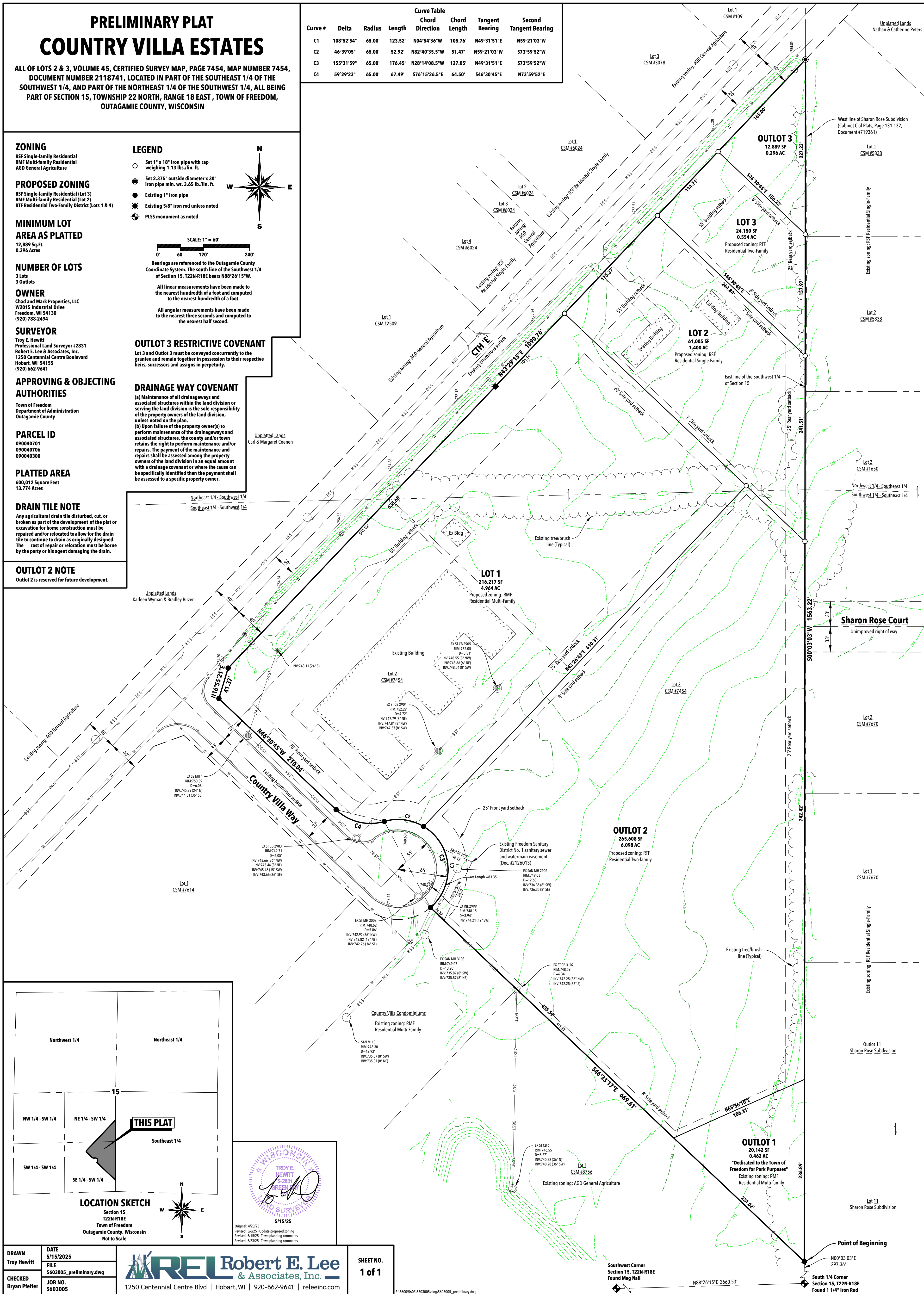
Lot 3 and Outlot 3 must be conveyed concurrently to the
grantee and remain together in possession to their respective
heirs, successors and assigns in perpetuity.

DRAINAGE WAY COVENANT

(a) Maintenance of all drainageways and
associated structures within the land division or
serving the land division is the sole responsibility
of the property owners of the land division,
unless noted on the plan.

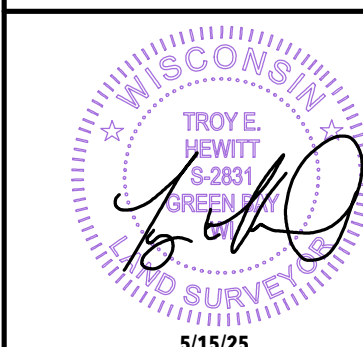
(b) Upon failure of the property owner(s) to
perform maintenance of the drainageways and
associated structures, the county and/or town
retains the right to perform maintenance and/or
repairs. The payment of the maintenance and
repairs shall be assessed among the property
owners of the land division in an equal amount
with a drainage covenant or where the cause can
be specifically identified then the payment shall
be assessed to a specific property owner.

Curve #	Delta	Radius	Length	Chord Direction	Chord Length	Tangent Bearing	Second Tangent Bearing
C1	108°52'54"	65.00'	123.52'	N04°54'36"W	105.76'	N49°31'51"E	N59°21'03"W
C2	46°39'05"	65.00'	52.92'	N82°40'35.5"W	51.47'	N59°21'03"W	S73°59'52"W
C3	155°31'59"	65.00'	176.45'	N28°14'08.5"W	127.05'	N49°31'51"E	S73°59'52"W
C4	59°29'23"	65.00'	67.49'	S76°15'26.5"E	64.50'	S46°30'45"E	N73°59'52"E



LOCATION SKETCH

Section 15
T22N-R18E
Town of Freedom
Outagamie County, Wisconsin
Not to Scale



Original: 4/23/25
Revised: 5/15/25 - Update proposed zoning
Revised: 5/15/25 - Town planning comments
Revised: 5/23/25 - Town planning comments

DRAWN	DATE
Troy Hewitt	5/15/2025
CHECKED	FILE
Bryan Pfeffer	5603005_preliminary.dwg
	JOB NO.
	5603005

REL Robert E. Lee & Associates, Inc.
1250 Centennial Centre Blvd | Hobart, WI | 920-662-9641 | releinc.com

SHEET NO.
1 of 1

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Town of Freedom

OUTAGAMIE COUNTY P.O. BOX 1007 FREEDOM, WI 54131

W2004 County Road S - PO Box 1007 - Freedom, WI 54131
920-788-4548 phone - 920-788-7550 fax
clerk@townoffreedom.org - www.townoffreedom.org

Rezoning Application – Page 1
(Submit 15 copies of Drawings)

Property Owner(s): CHAD AND MARK PROPERTIES LLC

Address/City/Zip: W2015 INDUSTRIAL DR KAUKAUNA, WI 54130

Phone: 920-788-2494 **Fax:** _____ **E-Mail:** chad@readerplumbing.com

Applicant (if other than Owner): Robert E. Lee and Associates

Check: Architect ☐ Engineer ☒ Surveyor ☐ Attorney ☐ Agent ☐

Address/City/Zip: 1250 Centennial Centre Blvd Hobart, WI 54155

Phone: 920-662-9641 **Fax:** _____ **E-Mail:** mleidig@releeinc.com

I/we certify the attached drawings are to the best of my/our knowledge complete and drawn in accordance with all codes.

Owner Signature: Chad Reader **Date:** 4-27-2025

Applicant Signature: Michael Leidig **Date:** 04/28/2025

Zoning Specifics:

Tax Key No.(s): 090040300, 090040701, and 090040706

Address of Property to be Rezoned: NA

Existing Zoning: SFR, MFR, GA **Proposed Zoning:** SFR, TFR, MFR

Current Land Use: RCAC, VACANT, **Proposed Land Use:** RCAC, Duplexes, single family
SINGLE FAMILY

Is the Proposed Zoning consistent with the Town's Comprehensive Plan: Yes ☒ No ☐

State the reasons for the rezoning.

To permit a RCAC expansion of an existing facility, to allow for a plat to be approved by
the County, and to allow for future duplex expansion

Would the rezoning endanger or create an adverse impact to the adjacent neighborhood?

No, there are existing duplexes of the same type proposed, and there is an existing RCAC
facility which would be expanded.

Would the rezoning provide a beneficial impact to the community at large?

Yes, this will provide an increase in tax base as well as needed living areas for community
members.

Are the soils and drainage conditions favorable for your intended use? If not, how will the existing hazards be overcome? During construction, what provisions will be made to prevent soil loss?

To our understanding, there are no hazardous soil conditions that need to be overcome.
Soil loss will be prevented and minimized by following WDNR, County, and Town erosion
control requirements.

Rezoning Application – Page 2

What types of public facilities are currently provided on the land? (e.g. sewer, water, utilities, etc.)

Do these facilities have the capability to support your intended use?

Sewer and water are present in the road outside these parcels and coordination has
already begun to bring these facilities to the new RCAC and possible duplex
development.

What type of community facilities and services will have to be provided resulting from your request?

(i.e., additional water/sewer lines, roads, etc.)

An additional private road may be constructed and two new water and sewer stubs may
be needed.

Are there any comments, information, special conditions related to the land that would be favorable for granting your request?

The Town has already entered into a developers agreement for this development and
preliminary conversations have been positive.

For Town Use Only

Fee: _____ Acct No: _____ Receipt: _____ Date: _____

Date Rec'd Complete: _____ By: _____ Applic. No.: _____

Neighbors within 300 feet notified: _____

Review by Plan Commission: _____

Recommendation to: Approve _____ Deny _____

Review by Town Board: _____

Rezoning is: Approved _____ Denied _____

If denied, date resolution was filed with Outagamie County: _____

Comments: _____

I. APPLICATION

Title of Project: Country Villa Zoning Change

Name of Owner: Chad and Mark Properties LLC, rep. Chad Reader

Name of Surveyor/Engineer: Michel Leidig, P.E., Robert E Lee & Associates

II. BACKGROUND

The Applicant has submitted a 'Rezoning Application' (hereafter, Application) for three parcels on or adjacent to CTH E in the Town of Freedom: Tax Parcel Number 090040300 (hereafter, TPN 090040300 located at N3818 CTH E, TPN-090040701 located at N3782 Country Villa Way, and TPN-090040706 located abutting the previous parcels (see Exhibit 1). TPN 090040300 hosts a single-family dwelling; TPN-090040701 hosts a senior living community; TPN-090040706 is an undeveloped lot.

The proposed zoning change is necessary to accommodate a proposed four-lot Preliminary Plat (hereafter, Plat) and expansion of the senior living use. The entirety of the proposed development is located within the Sewer Service Area Boundary (see Exhibit 2).

III. ZONING ORDINANCE

TPN 090040300 is 3.38 acres in size and is zoned AGD General Agricultural District, TPN-090040701 is 2.49 acres in size and is zoned RSF Single-Family Residential (hereafter, RSF District), and TPN-090040706 is 7.81 acres in size and is zoned RMF Multi-Family Residential (hereafter, RMF District). The Plat, if approved, will result in the creation of:

- Lot 1 – 6.162-acre irregular lot zoned RTF Two-Family Residential District (hereafter, RTF District) intended for two-family development
- Lot 2 – 4.964-acre lot zoned RMF District hosting existing and expanded multi-family development
- Lot 3 – 1.336-acre lot zoned RSF District hosting the existing single-family dwelling
- Lot 4 – 0.850-acre irregular lot zoned RTF District for undetermined use.

Section 54-157(1)a of the Outagamie County Zoning Ordinance (hereafter, zoning ordinance) establishes the following 'Dimensional Requirements' for a RSF District lot 'within an approved and recorded subdivision plat served by public sewer':

1. *Lot area: 9,200 sf. per dwelling.*
2. *Lot width: 75 ft.*
3. *Front yard: 25 ft.*
4. *Side yards: six ft.*
5. *Rear yards: 25 ft.*
6. *Maximum lot coverage: 20 percent.*

Proposed Lot 3 appears to be compliant with the requirements of Section 54-157(1)a of the zoning ordinance.

Section 54-179 of the zoning ordinance establishes the following 'Dimensional Requirements' for RTF District lots hosting two-family dwellings served by public sewer and water:

1. *Lot Area – 9,000 sf. (4,500 sf. per family)*
2. *Lot Width – 75 ft.*
3. *Front yard: 25 ft.*
4. *Side yards: eight feet each.*
5. *Rear yard: 25 ft.*
6. *Maximum lot coverage: 30 percent.*

Proposed Lots 1 and 4 are compliant with the requirements of Section 54-179 of the zoning ordinance contingent upon type, size, density, and location of proposed dwelling units and maximum lot coverage.

Section 54-208 of the zoning ordinance establishes the following 'Dimensional Requirements' for RMF District lots hosting multi-family dwellings:

1. *Lot Area – 10,000 sf.*
2. *Lot Width – 90 ft.*
3. *Front yard: 25 ft.*
4. *Side yards: 20 ft. each.*
5. *Rear yard: 25 ft.*
6. *Maximum Density: 20 ft. dwelling units per net acre.*
7. *Maximum lot coverage: 30%*

Proposed Lot 2 is compliant with the requirements of Section 54-179 of the zoning ordinance contingent upon type, size, density, and location of proposed dwelling units and maximum lot coverage.

IV. COMPREHENSIVE PLAN

A. Zoning Ordinance

Wis. Stat. § 66.1001(3)(j) requires a county administering zoning regulations to do so consistent with an adopted comprehensive plan. As per Wis. Stat. § 66.1001(1)(am), 'consistent with' means: *'furthers or does not contradict the objectives, goals, and policies contained in the comprehensive plan.'*

The Town of Freedom Comprehensive Plan (hereafter, comprehensive plan) was adopted in October 2020 and classifies TPN 090040300, TPN-090040701, and TPN-090040706 as 'Multiple-Family' within a 'Low Density Commercial Corridor' (see Exhibit 3).

The Plat is **consistent with** the Town of Freedom Comprehensive Plan.

The Outagamie County Comprehensive Plan was adopted in 2020 and classifies TPN 090040300, TPN-090040701, and TPN-090040706 as 'Community Mixed Use' and 'Town Center / Highway Mixed Use' (see Exhibit 4). The Plan describes the Community Mixed Use land use classification as:

'Consists of an array of land uses including residential, commercial, light manufacturing, industrial, institutional, recreational, governmental at lower densities than urban areas. Isolated remnants of agricultural/open land. New developments served by sanitary sewer; isolated, existing development served by POWTS.'

'Typical uses: Senior housing (including condominium and townhouse), multi-family apartment complexes, multi-generational housing, small scale commercial retail and office space; restaurants; service establishments.'

The Plat is **consistent with** the Outagamie County Comprehensive Plan.

V. LAND DIVISION ORDINANCE

Section 18-050.B of the Town of Freedom Land Division Regulations (hereafter, land division ordinance) reads as follows:

'Side lot lines shall be right angles to straight lines or radial to curved street lines on which the lots face whenever possible.'

The southern side yard lot line of proposed Lot 3 extends at a right angle from CTH E for 175 ft, takes a 90-degree turn to the northeast where it extends for 60 feet, then takes another 90-degree turn to the southeast where it extends 227 feet to the western boundary of TPN-090040706.

The Plat is **noncompliant** with Section 18-050.B of the land division ordinance.

Section 18-050.F of the land division ordinance reads as follows:

'Shape of lots shall generally be rectangular. Lots platted on cul-de-sacs will generally be narrower at the street than at the rear lot line. Flag lots or easements or other lot stacking techniques shall be prohibited, except where necessary to accommodate exceptional topography or to preserve natural resources.'

Proposed Lots 3 and 4 are **noncompliant** with Section 18-050.F of the land division ordinance.

VI. CPC RECOMMENDATION¹

CPC advises the Town Board recommend to Outagamie County **denial** of the requested zoning changes for the reasons cited in Section V of this Report.

¹ CPC recommendations are based upon professional staff review of application materials provided to CPC. CPC staff reports are authored by a municipal planner, not a licensed attorney, and do not constitute a legal opinion.

Prepared By Jeffrey Sanders
Community Planning & Consulting, LLC
For the Town of Freedom, Outagamie County, WI
6 May 25

[illegible]

Exhibit 2

- Light blue shading – Sewer Service Area Boundary

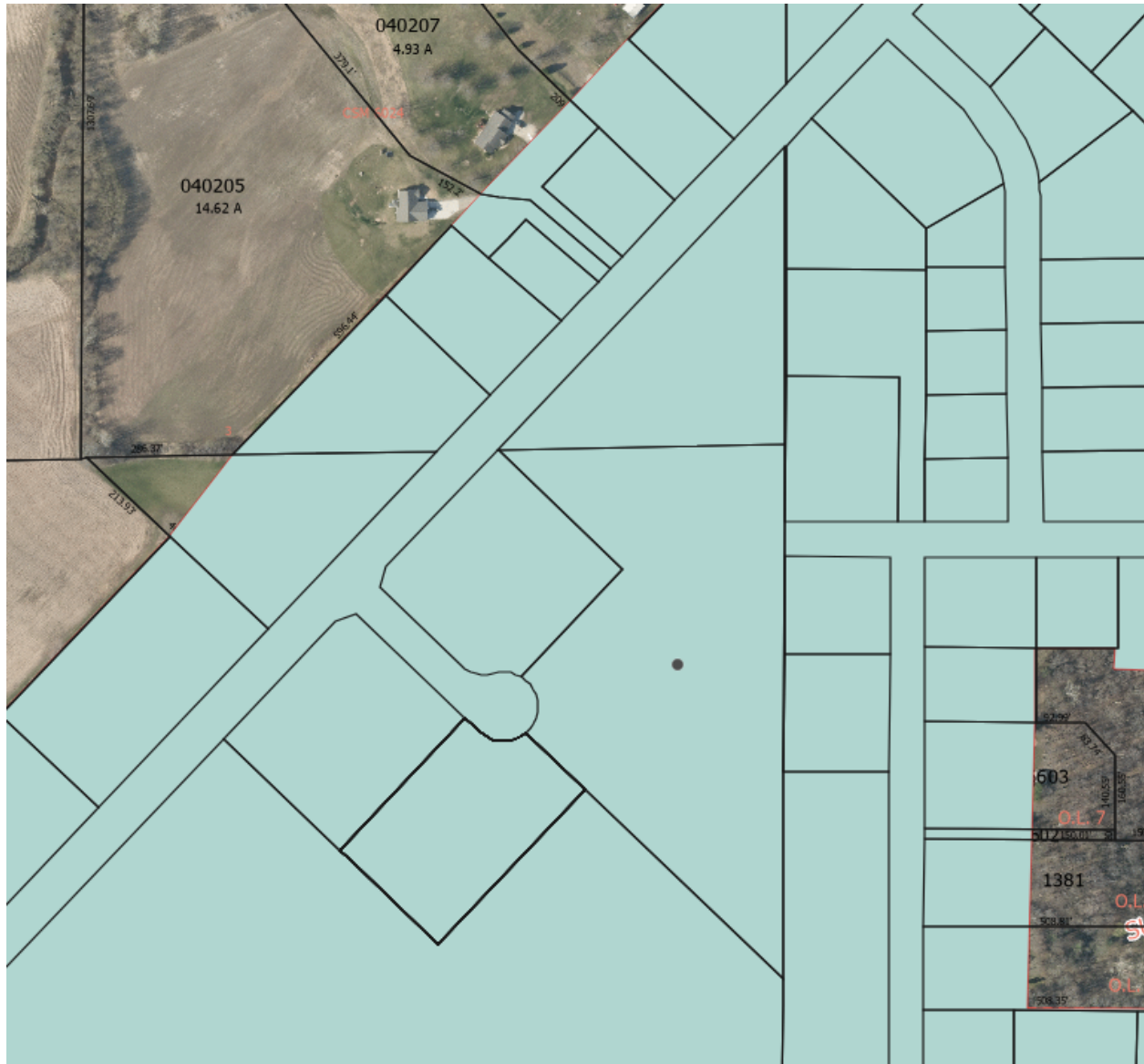


Exhibit 3

- Brown shading – Multi-Family
- Oval w/black vertical lines – Low Density Commercial Corridors

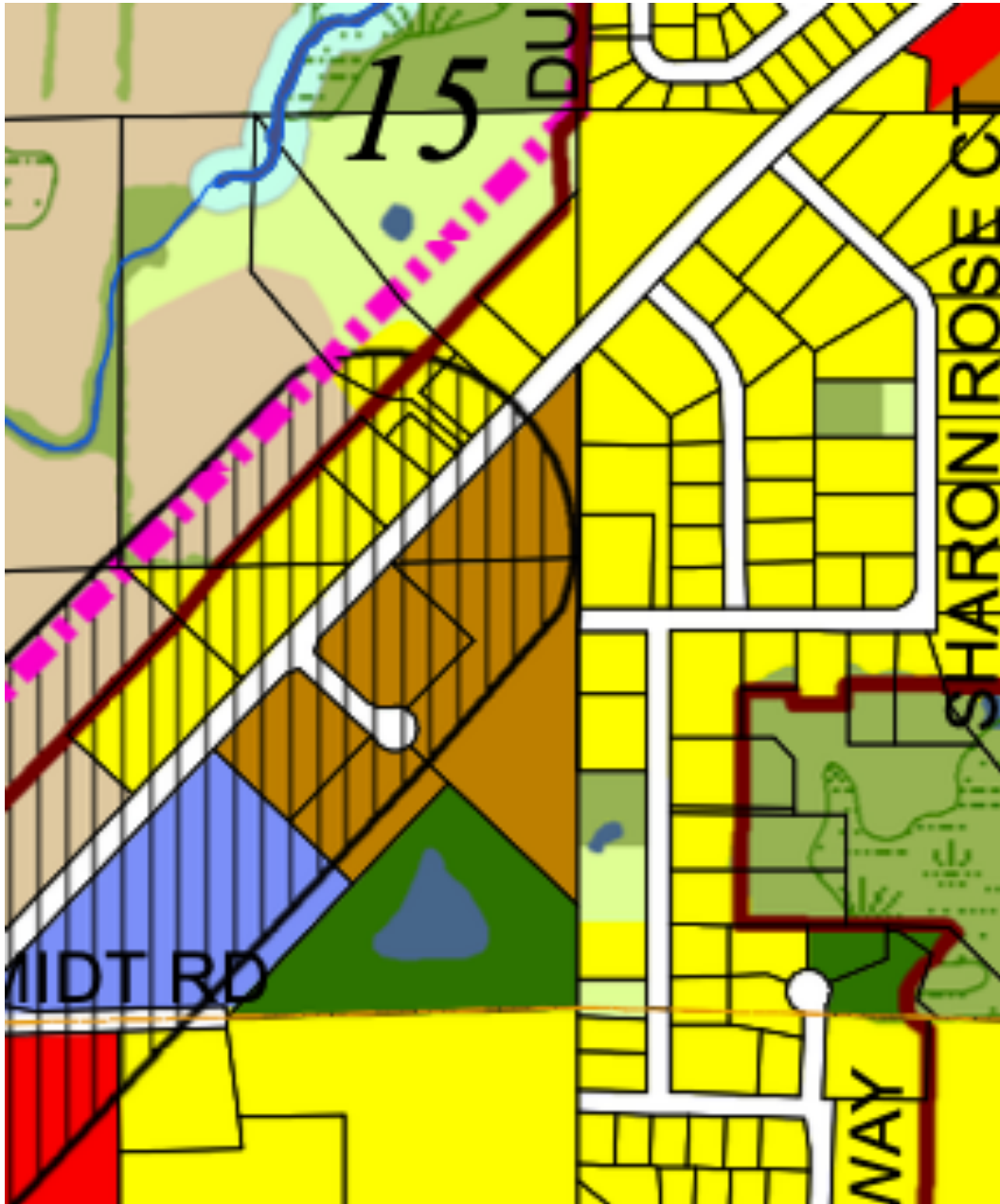


Exhibit 4

- Brown shading – Mixed Use
- Brown oval w/brown dots – Town Center / Highway Mixed Use



Application Date 4-30-25

Event Date June 20 - July 6

Town of Freedom

General Application for Special Events or Operations

Applicant or Contact Information – Please Print Clearly

Applicant or Contact's Name: Dan Abel
Mailing Address: 41663 Echo Valley Rd Freedom WI 54130
Phone: 920-585-1799 Email: _____

Business Application – Complete this section of for a business, school, or church

Business Name: _____
Business Address: _____
Phone: _____ Email: _____

Application Type – Please select the proper category

Special Permit for Hazardous Conditions		Special Outdoor Events	
<input type="checkbox"/>	Operation of an Incinerator	<input type="checkbox"/>	Picnics, Festivals, or Fairs (5)
<input type="checkbox"/>	Fumigation or Thermal Insecticidal Fogging	<input type="checkbox"/>	Carnivals
<input type="checkbox"/>	Storage or Use of Explosives (1)	<input type="checkbox"/>	Displays or Trade Shows
<input type="checkbox"/>	Demolition of Structure through Razing	<input type="checkbox"/>	Concerts or Music Festivals
<input type="checkbox"/>	Burning of a Building Structure	<input type="checkbox"/>	Marathons/Parades or Street Dances (2)
<input type="checkbox"/>	Public Display of Fireworks (2)	<input type="checkbox"/>	Other: _____
Sales		Special Indoor Events	
<input checked="" type="checkbox"/>	Sale of Class C Fireworks (3)	<input type="checkbox"/>	Displays or Trade Shows
<input type="checkbox"/>	Christmas Tree Sales	<input type="checkbox"/>	Home & Garden Shows
<input type="checkbox"/>	Tents (4&5)	<input type="checkbox"/>	Building expos
<input type="checkbox"/>	Air Supported or Membrane Structures	<input type="checkbox"/>	Other: _____

1 N/A to quarrying operations 2 Requires Special Permit 3 Requires Bonding & Insurance 4 Requires Occupancy Permit 5 N/A Residential Occupancies

Description – Briefly describe the location for the Event or Display and any other pertinent information

Corner of Cty Rd S and Cty Rd E

Applicant's Signature: Dan Abel Date: 4-30-25

Approved at the Town Board Meeting on _____

Clerk/Treasurer Signature _____

Send to the following entities: Outagamie County Police Department, Department of Public Works, Freedom Fire Company



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
04/29/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an **ADDITIONAL INSURED**, the policy(ies) must have **ADDITIONAL INSURED** provisions or be endorsed. If **SUBROGATION IS WAIVED**, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).


PRODUCER McGriff, a Marsh & McLennan Agency LLC Company 2000 International Park Drive Suite 600 Birmingham, AL 35243	CONTACT NAME: Nikita Austin 205-581-9438 PHONE (A/C, No, Ext): 1-800-476-2211 E-MAIL ADDRESS: nikita.austin@mcgriff.com FAX (A/C, No):														
INSURED Spirit of 76, LLC 6401 Hwy 40 West Columbia, MO 65202	<table border="1"><thead><tr><th>INSURER(S) AFFORDING COVERAGE</th><th>NAIC #</th></tr></thead><tbody><tr><td>INSURER A :Kinsale Insurance Company</td><td>38920</td></tr><tr><td>INSURER B :</td><td></td></tr><tr><td>INSURER C :</td><td></td></tr><tr><td>INSURER D :</td><td></td></tr><tr><td>INSURER E :</td><td></td></tr><tr><td>INSURER F :</td><td></td></tr></tbody></table>	INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER A :Kinsale Insurance Company	38920	INSURER B :		INSURER C :		INSURER D :		INSURER E :		INSURER F :	
INSURER(S) AFFORDING COVERAGE	NAIC #														
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INSURER B :															
INSURER C :															
INSURER D :															
INSURER E :															
INSURER F :															

COVERAGES **CERTIFICATE NUMBER:** N9GY762M **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:			01003550180	03/06/2025	03/06/2026	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ EXCLUDED PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 Deductible (Occ) \$ 10,000
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	UMBRELLA LIAB <input type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED \$ RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) <input type="checkbox"/> Y/N If yes, describe under DESCRIPTION OF OPERATIONS below		N/A				PER STATUTE <input type="checkbox"/> OTH-ER <input type="checkbox"/> E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Re: Physical Location: W2060 County Rd. S., Freedom, WI 54130
Dates: June 1-July 15, 2025
Certificate Holder, John Urban, and Town of Freedom are Additional Insured under General Liability as required by written contract.

CERTIFICATE HOLDER Dan Abel W1663 Echo Valley Rd. Freedom, WI 54130	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE 
---	---

Application Date 4-23-2025Event Date July 26, 2025

**Town of Freedom
General Application for Special Events or Operations**

1. Applicant or Contact Information – Please Print

Applicant or Contact's Name Linda Borneman
 Mailing Address W1968 Tralee Ln
 City Freedom State WI Zip Code 54130
 H Phone _____ W Phone _____ Mobile 920-619-2892
 FAX _____ E-Mail Linda.skunkhill@gmail.com

2. Business Application – Complete this section if for a business, school, church or fraternal organization

Business Name Murphy's Skunk Hill Bar
 Business Address N4102 Cty Rd C
 City Freedom State WI Zip Code 54130
 Business Phone 920-734-3777 Extension _____ FAX _____

Is the Event or Operation located within the Freedom Sanitary District? ☐ Yes ☐ No**3. Application Type – Check the Category and the Specific Event from the List**

- | | |
|---|---|
| <input type="checkbox"/> Special Permit for Hazardous Conditions
<input type="checkbox"/> Operation of an Incinerator
<input type="checkbox"/> Fumigation or Thermal Insecticidal Fogging
<input type="checkbox"/> Storage or Use of Explosives ¹
<input type="checkbox"/> Demolition of a Structure through Razing
<input type="checkbox"/> Burning of a Building or Structure
<input type="checkbox"/> Public Display of Fireworks ²
<input type="checkbox"/> Other _____
<input type="checkbox"/> Sales
<input type="checkbox"/> Sale of Class C Fireworks ³
<input type="checkbox"/> Christmas Tree Sales
<input type="checkbox"/> Tents⁴ and 5
<input type="checkbox"/> Air Supported or Membrane Structures | <input type="checkbox"/> Special Permit for Assembly of Unrelated Individuals
<input checked="" type="checkbox"/> Special Outdoor Events
<input type="checkbox"/> Picnics, Festivals or Fairs ⁵
<input type="checkbox"/> Carnivals ²
<input type="checkbox"/> Displays or Trade Shows
<input type="checkbox"/> Concerts or Music Festivals
<input type="checkbox"/> Marathons/Parades or Street Dances ²
<input type="checkbox"/> Other <u>car show</u>
<input type="checkbox"/> Special Indoor Events
<input type="checkbox"/> Displays or Trade Shows
<input type="checkbox"/> Home and Garden Shows
<input type="checkbox"/> Building Expos
<input type="checkbox"/> Other _____ |
|---|---|

1. Requires Emergency Operations 2. Requires Special Permit 3. Requires Emergency Response 4. Requires Company Permit 5. 4 to Residents/Customers

4. Description – Briefly Describe the Location for the Event or Display and any other Pertinent Information

Attach Additional Sheets as Necessary including Plot Plans or Drawings

See back for map. Beer & soda will be served outside in tent. burgers & brats will also be served. Tents will have fire extinguisher & "no Smoking" signs. customers will be bringing drink from inside.

I agree to comply with all applicable codes, statutes and ordinances and with the conditions of this permit, understand that the issuance of the permit creates no legal liability, express or implied, on the part of the municipality, and certify that the above information is accurate. I expressly grant the building inspector, the fire inspector or those inspectors' authorized agents, permission to enter the premises for which this permit is sought at all reasonable hours and for any purpose necessary to inspect the work that is being done.

5. Applicant's Signature Linda Borneman Date 4-23-2025

6. Approval Conditions – This permit is issued pursuant to the following conditions☐ See attached for conditions of approval**7. Permit Issued By:**

Freedom Fire Department _____ Date _____

Outagamie County Sheriff's Department _____ Date _____

Public Works Department _____ Date _____

Application Date 4-23-2025Event Date weekends from Memorial Day to end of October

Town of Freedom
General Application for Special Events or Operations

1. Applicant or Contact Information – Please Print

Applicant or Contact's Name Linda Borneman
 Mailing Address W1968 Trakee Ln
 City Freedom State WI Zip Code 54130
 H Phone _____ W Phone _____ Mobile 920-619-2892
 FAX _____ E-Mail Linda.skunkhill@gmail.com

2. Business Application – Complete this section if for a business, school, church or fraternal organization

Business Name Murphy's Skunk Hill Bar
 Business Address N4102 Cty Rd C
 City Freedom State WI Zip Code 54130
 Business Phone 920-734-3777 Extension _____ FAX _____

Is the Event or Operation located within the Freedom Sanitary District? ☐ Yes ☐ No**3. Application Type – Check the Category and the Specific Event from the List**

- | | |
|---|---|
| <input type="checkbox"/> Special Permit for Hazardous Conditions
<input type="checkbox"/> Operation of an Incinerator
<input type="checkbox"/> Fumigation or Thermal Insecticidal Fogging
<input type="checkbox"/> Storage or Use of Explosives ¹
<input type="checkbox"/> Demolition of a Structure through Razing
<input type="checkbox"/> Burning of a Building or Structure
<input type="checkbox"/> Public Display of Fireworks ²
<input type="checkbox"/> Other _____
<input type="checkbox"/> Sales
<input type="checkbox"/> Sale of Class C Fireworks ³
<input type="checkbox"/> Christmas Tree Sales
<input type="checkbox"/> Tents⁴ and 5
<input type="checkbox"/> Air Supported or Membrane Structures | <input type="checkbox"/> Special Permit for Assembly of Unrelated Individuals
<input checked="" type="checkbox"/> Special Outdoor Events
<input type="checkbox"/> Picnics, Festivals or Fairs ⁵
<input type="checkbox"/> Carnivals ²
<input type="checkbox"/> Displays or Trade Shows
<input type="checkbox"/> Concerts or Music Festivals
<input type="checkbox"/> Marathons/Parades or Street Dances ²
<input type="checkbox"/> Other _____
<input type="checkbox"/> Special Indoor Events
<input type="checkbox"/> Displays or Trade Shows
<input type="checkbox"/> Home and Garden Shows
<input type="checkbox"/> Building Expos
<input type="checkbox"/> Other _____ |
|---|---|

1. Not including explosives 2. Requires Special Permit 3. Requires Building and Fire Code 4. Requires Occupancy Permit 5. Not for Residential Occupancies

4. Description – Briefly Describe the Location for the Event or Display and any other Pertinent Information
 Attach Additional Sheets as Necessary including Plot Plans or Drawings

allow customers to use picnic tables outside with their drink (no glass) for there entertainment

I agree to comply with all applicable codes, statutes and ordinances and with the conditions of this permit, understand that the restrictions of the permit create no legal liability, express or implied, on the state or municipality, and certify that the above information is accurate. I expressly grant the building inspector, the fire inspector or their authorized agents, permission to enter the premises for which this permit is sought at all reasonable hours and for any purpose to inspect the work that is being done.

5. Applicant's Signature Linda Borneman **Date** 4-23-2025

6. Approval Conditions – This permit is issued pursuant to the following conditions ☐ See attached for conditions of approval

7. Permit Issued By:

 Freedom Fire Department Date _____

 Outagamie County Sheriff's Department Date _____

 Public Works Department Date _____

Application Date 4-23-2025Event Date Sept 6, 2025

Town of Freedom
General Application for Special Events or Operations

1. Applicant or Contact Information – Please Print

Applicant or Contact's Name Linda Borneman
 Mailing Address W1968 Tralee Ln
 City Freedom State WI Zip Code 54130
 H Phone _____ W Phone _____ Mobile 920-619-2892
 FAX _____ E-Mail Linda.skunkhill@gmail.com

2. Business Application – Complete this section if for a business, school, church or fraternal organization

Business Name Murphy's Skunk Hill Bar
 Business Address N4102 Cty Rd C
 City Freedom State WI Zip Code 54130
 Business Phone 920-734-3777 Extension _____ FAX _____

Is the Event or Operation located within the Freedom Sanitary District? ☐ Yes ☐ No**3. Application Type – Check the Category and the Specific Event from the List**

- | | |
|---|--|
| <input type="checkbox"/> Special Permit for Hazardous Conditions
<input type="checkbox"/> Operation of an Incinerator
<input type="checkbox"/> Fumigation or Thermal Insecticidal Fogging
<input type="checkbox"/> Storage or Use of Explosives ¹
<input type="checkbox"/> Demolition of a Structure through Razing
<input type="checkbox"/> Burning of a Building or Structure
<input type="checkbox"/> Public Display of Fireworks ²
<input type="checkbox"/> Other _____
<input type="checkbox"/> Sales
<input type="checkbox"/> Sale of Class C Fireworks ³
<input type="checkbox"/> Christmas Tree Sales
<input type="checkbox"/> Tents⁴ and 5
<input type="checkbox"/> Air Supported or Membrane Structures | <input type="checkbox"/> Special Permit for Assembly of Unrelated Individuals
<input type="checkbox"/> Special Outdoor Events
<input checked="" type="checkbox"/> Picnics, Festivals or Fairs ⁵
<input type="checkbox"/> Carnivals ²
<input type="checkbox"/> Displays or Trade Shows
<input type="checkbox"/> Concerts or Music Festivals
<input type="checkbox"/> Marathons/Parades or Street Dances ²
<input type="checkbox"/> Other <u>Pony Pull</u>
<input type="checkbox"/> Special Indoor Events
<input type="checkbox"/> Displays or Trade Shows
<input type="checkbox"/> Home and Garden Shows
<input type="checkbox"/> Building Expos
<input type="checkbox"/> Other _____ |
|---|--|

1. Requires Emergency Operations 2. Requires Special Permit 3. Requires Bartering and Insurance 4. Requires Occupancy Permit 5. Not to Exceed 100 Occupancies

4. Description – Briefly Describe the Location for the Event or Display and any other Pertinent Information

Attach Additional Sheets as Necessary including Plot Plans or Drawings

See back for map. Beer & soda served outside in tent. brats & burgers will also be served. Tents will have fire extinguishers and "no smoking" signs. Drinks will be carried from outside to outside.

I agree to comply with all applicable codes, statutes and ordinances and with the conditions of this permit, understand that the issuance of the permit creates no legal liability, express or implied, on the side of municipality, and certify that the above information is accurate. I expressly grant the building inspector, the fire inspector or the code inspector or authorized agents, permission to enter the premises for which this permit is sought at all reasonable hours and for any proper purpose to inspect the work that is being done.

5. Applicant's Signature Linda Borneman Date 4-23-2025

6. Approval Conditions – This permit is issued pursuant to the following conditions ☐ See attached for conditions of approval

7. Permit Issued By:

Freedom Fire Department _____ Date _____

Outagamie County Sheriff's Department _____ Date _____

Public Works Department _____ Date _____

Application Date 4/21/25Event Date Aug. 8+9, 2025

Town of Freedom

General Application for Special Events or Operations

Applicant or Contact Information – Please Print Clearly

Applicant or Contact's Name: Adam FoxMailing Address: W2086 Finnigans Ridge Lane FreedomPhone: 920 858-3134 Email: freedombaseballclubfbc@gmail.com

Business Application – Complete this section of for a business, school, or church

Business Name: _____

Business Address: _____

Phone: _____ Email: _____

Application Type – Please select the proper category

Special Permit for Hazardous Conditions	Special Outdoor Events
<input type="checkbox"/> Operation of an Incinerator	<input type="checkbox"/> Picnics, Festivals, or Fairs (5)
<input type="checkbox"/> Fumigation or Thermal Insecticidal Fogging	<input type="checkbox"/> Carnivals
<input type="checkbox"/> Storage or Use of Explosives (1)	<input type="checkbox"/> Displays or Trade Shows
<input type="checkbox"/> Demolition of Structure through Razing	<input type="checkbox"/> Concerts or Music Festivals
<input type="checkbox"/> Burning of a Building Structure	<input type="checkbox"/> Marathons/Parades or Street Dances (2)
<input type="checkbox"/> Public Display of Fireworks (2)	<input checked="" type="checkbox"/> Other: <u>wiffleball tourney</u>
Sales	Special Indoor Events
<input type="checkbox"/> Sale of Class C Fireworks (3)	<input type="checkbox"/> Displays or Trade Shows
<input type="checkbox"/> Christmas Tree Sales	<input type="checkbox"/> Home & Garden Shows
<input type="checkbox"/> Tents (4&5)	<input type="checkbox"/> Building expos
<input type="checkbox"/> Air Supported or Membrane Structures	<input type="checkbox"/> Other: _____

1 N/A to quarrying operations 2 Requires Special Permit 3 Requires Bonding & Insurance 4 Requires Occupancy Permit 5 N/A Residential Occupancies

Description – Briefly describe the location for the Event or Display and any other pertinent information

The annual wiffleball tournament is a community event sponsored by the FBC + also serves as a fundraiser for the D4 Grandstand. It is held in the "flag football" area outside of Diamond 4.

Applicant's Signature: [Signature] Date: 4/18/25

Approved at the Town Board Meeting on _____

Clerk/Treasurer Signature _____

Send to the following entities: Outagamie County Police Department, Department of Public Works, Freedom Fire Company

All OK'd by Htwe-

Shannon Hicks
Gabriel Muelemans
Sherry Herrbold
Melissa Bowers
Brianna Desten
Melissa Desten
Kenneth Murphy
Mayce VanHandel
Sandra Lezotte
Nina Fink
Danielle VanderHeiden
Carsten McHugh
Margo Fox
Rebecca Schultz
Katie Feucht
James Tryba

Kelly J Fochs
Rebecca L VanKauwenberg
Christina Reitzner
Emily Evers
Laurel Mischler
Edna Rodriguez
Mark K Becker
Allison C Siebers
Madison Fietzer
Macy Brisbane
Kate E VanDenBerg
Alayna M VandeHei
Shana M Juedes
Chloe Keideth
Maitea Gerrits
James Regazzi
Morgan Reese
Briana Arndt
Crystal Wasurick
Maureen LeBoeuf
Ashley Brouchoud

TOWN OF FREEDOM
OUTAGAMIE COUNTY
OFFICIAL NOTICE

2025– 2026 LICENSE YEAR

Published pursuant to Section 125.04 of the Wisconsin Statutes

Notice is hereby given that the following persons have given an application to the Town Board of the Town of Freedom for a license to sell intoxicating liquor and/or fermented malt beverages in the Town of Freedom, granting of which is now pending.

<u>APPLICANT</u>	<u>CLASS</u>	<u>PLACE</u>
Bobbi J. Mitchell N4249 State Rd 55 Freedom, WI 54130	BLB	Bobbi and Jeremy's Leap Inn N 4114 County Rd E Freedom, WI 54130
Mark Gerrits N6686 Autumn Blaze Court Seymour, WI 54165	BLB	Beaver's LLC N 4111 County Rd E Freedom, WI 54130
Kevin L. Sturm, Agent W3012 Garvey Road Freedom, WI 54130	BLB	KA Home Tavern N 4106 County Rd E Kaukauna, WI 54130
Crystal Malenofski, Agent N4181 Birch Trail Freedom, WI 54130	BB	Freedom Athletic Assoc. Freedom VFW Park P.O. Box 1033 (State Rd 55) Freedom, WI 54131
Adhikari Sontosh, Agent W6631 E Midway Road Appleton, WI 54915	AB, AL	Plymouth Enterprise LLC Freedom BP N 4135 State Rd 55 Freedom, WI 54130
Taylor James VandeWettering, Agent N4223 Birch Trail Freedom, WI 54130	BLB	Field of Scenes, LLC N3732 Uni Drive Freedom, WI 54130
Kurt Murphy, Agent W2933 Garvey Rd Freedom, WI 54130	BLB	Skunk Hill Bar, LLC Murphy's Skunk Hill N 4102 County Rd C Freedom, WI 54130
Khiyyam Fazal, Agent 7 Shoreside Drive South Barrington, IL 60010	BLB	Colonial House Inc Colonial House Supper Club N 4330 County Rd E Freedom, WI 54130
Holly Meulemans, Agent N4132 Oak Lane Kaukauna, WI 54130	AB, AL	Freedom Mini Mart Inc. W4012 County Rd E Appleton, WI 54913

James R. Weihbrecht, Agent 1772 Cinnabar Way Green Bay, WI 54311	BLB	JWCW, LLC Irish Waters Golf Club N4265 Murphy Rd Freedom WI 54130
Jason Haack, Agent 140 N. Oakland Ave. Green Bay, WI 54303	BLB	Fox Valley Golf Club W 1759 County Rd UU Freedom WI 54130
James Tryba, Agent N3504 County E Freedom, WI 54913	BLB	Tryba's Simply Country, LLC N3514 County Rd E Freedom, WI 54913
Jeffrey John Baker, Agent W2247 Rock Garden Court Freedom, WI 54913	BLB	Wingers LLC Buzz's W2116 County Rd S Freedom, WI 54130
Nega Raj Bhurtel, Agent 1817 Hulke Drive Appleton, WI 54915	AB, AL	Halesi LLC Shop and Save Mart W2048 County Rd S Freedom, WI 54130
Taylor, Emily, Agent 1805 Otter Creek Road Nashville, TN 37215	AB, AL	Dollar General Store #14362 N3887 State Road 55 Freedom, WI 54130

This notice is hereby published in the Appleton Poste Crescent May 2025 on 3 consecutive days;
May 19, 20, 21 by the Town Clerk/Treasurer.

-Dana McHugh

* LocaliQ

Wisconsin GANNETT

PO Box 630848 Cincinnati, OH 45263-0848

AFFIDAVIT OF PUBLICATION

Town of Freedom
Town Of Freedom Outagamie Cty
Po Box 1007
Freedom WI 54131-1007

STATE OF WISCONSIN, COUNTY OF BROWN

I being duly sworn, doth depose and say that I am an authorized representative of the Appleton Post Crescent, a newspaper published at Appleton, Wisconsin; and that an advertisement of which the annexed is a true copy, taken from said paper, has been published in said newspaper in the issues dated:

05/19/2025, 05/20/2025, 05/21/2025

That said newspaper was regularly issued and circulated on those dates and that the fees charged are legal.

Sworn to and subscribed before on 05/21/2025

Legal Clerk

Notary, State of WI, County of Brown

My commission expires

Publication Cost: \$383.40

Tax Amount: \$0.00

Payment Cost: \$383.40

Order No: 11296933

Customer No: 1012640

PO #:

of Copies:

1

THIS IS NOT AN INVOICE!

Please do not use this form for payment remittance.

NICOLE JACOBS
Notary Public
State of Wisconsin

TOWN OF FREEDOM
OUTAGAMIE COUNTY
OFFICIAL NOTICE

2025- 2026 LICENSE YEAR

Published pursuant to Section 125.04 of the Wisconsin Statutes
Notice is hereby given that the following persons have given an application to the Town Board of the Town of Freedom for a license to sell intoxicating liquor and/or fermented malt beverages in the Town of Freedom, granting of which is now pending.

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Mark Gemils N6686 Autumn Blaze Court Seymour, WI 54165	BLB	Beaver's LLC N 4111 County Rd E Freedom, WI 54130
Kevin L. Sturm, Agent W3012 Garvey Road Freedom, WI 54130	BLB	KA Home Tavern N 4106 County Rd E Kaukauna, WI 54130
Crystal Malenofski, Agent N4181 Birch Trail Freedom, WI 54130	BB	Freedom Athletic Assoc Freedom VFW Park P.O. Box 1033 (State Rd 55) Freedom, WI 54131
Adhikari Sontosh, Agent W6631 E Midway Road Appleton, WI 54915	AB, AL	Plymouth Enterprise LLC Freedom BP N 4135 State Rd 55 Freedom, WI 54130
Taylor James VandeWettering, Agent N4223 Birch Trail Freedom, WI 54130	BLB	Field of Scenes, LLC N3732 Uni Drive Freedom, WI 54130
Kurt Murphy, Agent W2933 Garvey Rd Freedom, WI 54130	BLB	Skunk Hill Bar, LLC Murphy's Skunk Hill N 4102 County Rd C Freedom, WI 54130
Khiyyam Fazal, Agent 7 Shoreside Drive South Barrington, IL 60010	BLB	Colonial House Inc Colonial House Supper Club N 4330 County Rd E Freedom, WI 54130
Holly Meulemans, Agent N4132 Oak Lane Kaukauna, WI 54130	AB, AL	Freedom Mini Mart Inc. W4012 County Rd E Appleton, WI 54913
James R. Weihbrecht, Agent 1772 Cinnabar Way Green Bay, WI 54311	BLB	JWCW, LLC Irish Waters Golf Club N4265 Murphy Rd Freedom WI 54130
Jason Haack, Agent 140 N. Oakland Ave. Green Bay, WI 54303	BLB	Fox Valley Golf Club W 1759 County Rd UU Freedom WI 54130
James Tryba, Agent N3504 County E Freedom, WI 54913	BLB	Tryba's Simply Country, LLC N3514 County Rd E Freedom, WI 54913
Jeffrey John Baker, Agent W2247 Rock Garden Court Freedom, WI 54913	BLB	Wingers LLC Buzz's W2116 County Rd S
Nega Raj Bhurtel, Agent 1817 Hulke Drive	AB, AL	Halesi LLC Shop and Save Mart W2048 County Rd S Freedom, WI 54130
Taylor, Emily, Agent 1805 Otter Creek Road Nashville, TN 37215	AB, AL	Dollar General Store #14362 N3887 State Road 55 Freedom, WI 54130

This notice is hereby published in the Appleton Post Crescent May 2025 on 3 consecutive days; May 19, 20, 21 by the Town Clerk/Treasurer -Dana McHugh
Run: May 19, 20, 21, 2025 WNAXLP

Issue Report: Chapter 19: Parks
From: Administrator Carlson
To: Board of Supervisors
Date: May 28, 2025

BACKGROUND

There has been some confusion over some language and procedural items in the parks ordinance. This confusion has caused issues with posting updated, accurate signage on park rules, enforcing park rules, and following procedures set forth in the ordinance regarding rentals and documentation required for obtaining exclusive access to park facilities.

ISSUES

Issue #1

Section 19.03(20) – Dogs in Parks

- A. *No person shall bring animals onto Park property, with the exception of leashed dogs on roads, paved trails, and chipped or gravel paths. Dogs are not allowed on playgrounds, athletic fields, picnic areas, lawns or in park structures.*
- B. *All persons shall secure their dog on a leash eight feet or shorter in length and maintain their dog under control, meaning connected to a leash held by a person at all times.*
- C. *Dogs are not to run at large. It shall be unlawful for any person, who is the owner of, or in possession of, or charged with the care of a dog, to permit same to run at large within any Town Park.*
- D. *Dogs must display current rabies tag and current registration tags.*
- E. *All dog excrement must be immediately picked up and disposed of in a designated waste container or removed from the Park.*
- F. *This subsection shall not apply to certified guide dogs that are under control by the use of a harness or other restraint and are accompanying blind, deaf or mobility impaired persons, as provided under Wis. Stats. § 174.056.*
- G. *The Town Board may authorize animals onto park property for special events.*

Issue: Posted signage, ordinance language, and website language stated different things regarding dogs in the parks. The Town website, prior to any current staff, posted “*dogs are not allowed in the park—only service dogs!*” Other areas of the website had also posted language indicating dogs were allowed in Lions Park only...

Reason for Concern and Clarification: Officer Scharbarth has requested proper signage to enable enforcement, but staff unknowingly ordered signs reflecting the website language, not the ordinance language. Supervisor Margo Fox has also raised concerns about this inconsistency. We want to be able to post accurate signs that reflect the current desires of the Board and community.

Issue #2

19.07 RESERVATION OF PARK SPACE.

- a. *Policy on reservation. The Parks are primarily for the nonexclusive use of the residents and visitors of the Town. However, under proper circumstances, exclusive use of the same or parts*

thereof may be permitted. This section is intended to regulate exclusive use of municipally owned Parks, or parts thereof.

- b. Reservation of park space. A person or group, firm, organization, partnership, or corporation, residing in or having its registered office in the Town of Freedom, may reserve the use of a park facility or a park; shelter by written application filed with the Town Clerk for a permit for exclusive use of the same. The Town Clerk shall issue permits for exclusive use of a portion of a park or park shelter, while the Town Board shall issue permits for the exclusive use of Town Parks. Park facilities are reserved on a first-requested, first-reserved basis.*
- c. Application. Applications shall be filed with the Town Clerk at least 14 days prior to the date on which the exclusive use of the entire park is requested, or at least three days prior to the date on which a park shelter or a portion of a park is to be used, and shall set forth the following information regarding the proposed exclusive use:*
 - 1. The name, address, and telephone number of the applicant.*
 - 2. If the exclusive use is proposed for a group, firm, organization, partnership or corporation, the name, address, and telephone number of the headquarters of the same and the responsible and authorized heads or partners of the same.*
 - 3. The name, address and telephone number of the person who will be responsible for the use of the said park, area, or facility.*
 - 4. The date when the exclusive use is requested and the hours of the proposed exclusive date.*
 - 5. The anticipated number of persons to use the said Park, area, or facility.*
 - 6. Any additional information which the Town Board or Town Clerk finds reasonably necessary to a fair determination as to whether a permit should be issued.*
- d. Rental fee. All applicants for rental of Park space or shelters for which a permit is required shall pay a rental fee. The daily fee will be set by the Town Board and will be reviewed periodically.*
- e. Action on application. The Town Board shall act on all applications for permits for exclusive Park use (not shelter use) after consulting with the applicant, if necessary.*
- f. Reasons for denial. Applicant may be denied for any of the following reasons:*
 - 1. If it is for a use which would involve a violation of federal or state law or any provisions of this Code.*
 - 2. If the granting of the permit would conflict with another permit already granted.*

Issue: As with other ordinances, the town has not historically followed this portion of the parks ordinance in regard to exclusive use situations. Given multiple groups use park facilities for their exclusive use, staff requests direction on how to handle these items going forward.

RECOMMENDATIONS

Staff recommends discussing these items and having the Board clarify the proper process for addressing these issues.

On the issue of dogs, staff requests the Board indicate whether it wants to keep the current ordinance language or amend it and what, if anything, they want park rules signs to say regarding dogs.

On the issue of the process for applying for exclusive use of the parks, staff requests the Board review the language in consideration of other agreements it currently has with other exclusive users (school, FAA, etc.) and determine whether to keep this process for park space reservation in place, amend it, or strike it from the ordinance.

CHAPTER 19

TOWN PARKS

19.01 FEES OR DEDICATIONS:

(1) In order that adequate land shall be dedicated, reserved and preserved for development of public parks, recreation and open space, and to provide for proper location of such sites as the Town develops, the following provisions shall be established:

- (a) A park fee shall be paid for development of all open space in the amount of \$300.00 per single family residence, \$600.00 per two family residence, and \$300.00 per unit for multi-family dwellings. The park fee shall be paid at the time of application for a Building Permit.

Said fees shall apply to all buildable residential lots created after the effective date of this ordinance, whether by Certified Survey Map, Subdivision Plat, or Warranty Deed.

- (b) In lieu of the payment of park fees, the developer of a subdivision may provide and dedicate to the public, to be held by the Town of Freedom, land for park and recreation needs of the Town. The Planning Committee shall ascertain during site review process and/or plot review process that the proposed sites are suitable for the proposed use. The size and location of all dedications shall be subject to unanimous approval by the Town of Freedom Town Board.

19.02 TOWN PARKS COMMITTEE

(1) Purpose. One purpose of this ordinance is to establish a Town Parks Committee and set forth its organization, powers and duties, to further the development and use of the Town park system for the benefit of current and future residents of the Town.

(2) Authority: Establishment. The Town Board hereby establishes a Five (5) member Park Committee pursuant to Chapter 60 of the Wisconsin Statutes, to act in an advisory capacity to the Town Board in regard to matters relating to the Town Parks.

(3) Membership. The Park Committee shall consist of at least one (1) Town Board Member, who may be the Town Board Chairperson, who shall act as chairperson of the Park Committee. The remaining four (4) committee members shall be appointed by the Town Chairperson subject to approval by majority of the Town Board. The citizen

members, who are not otherwise town officials, shall be persons of recognized experience and qualifications relating to the Park and Recreation Programs in the Town. Appointments shall be made in April of each year.

(4) Term of Office. The term of office for the Park Committee Chairperson and each committee member shall be for a period of three (3) years, ending on April 30, or until a successor is appointed and qualified, except:

(a) Initial Terms. The initial appointments to the Park Committee made during April, shall appoint citizen members for staggered terms as follows: two (2) persons for a term that expires in one (1) year; one (1) person for a term that expires in two (2) years; and one (1) person for a term that expires in three (3) years.

(b) Town Board Member or Chairperson. The Park Committee Member who is a Town Board Member or Town Board Chairperson, shall serve for a term concurrent with his or her term on the Town Board or until replaced at the reorganizational meeting of the Town Board.

(5) Vacancies. A person who is appointed to fill a vacancy on the Park Committee shall serve for the remainder for the term of the individual who he or she replaces.

(6) Compensation, Expenses. The Town Board of the Town of Freedom may establish a per diem allowance for citizen members of the Park Committee, and, in addition, the Town Board may reimburse reasonable costs and expenses as allowed under Section 60.321, Wis. Stats.

(7) Rules; Records. The Park Committee may adopt rules for the transaction of its business, subject to Town Ordinances, and shall keep a record of its resolutions, transactions, findings and determinations, which shall be a public record under Sections 19.21-19.39, Wis. Stats.

(8) Powers. The Park Committee, subject to Town Board jurisdiction, shall have the power to (a) make recommendations to the Town Board regarding the acquisition and reservation of lands for park purposes; (b) make recommendations for the laying out, improvement and maintenance of parks in the Town; (c) provide general oversight for the use of town parks by other non-profit, civic or charitable entities who are operating recreational programs; (d) recommend regulations for the use and enjoyment of the parks by the public; (e) provide general oversight for the maintenance of the town parks.

19.03 PARK REGULATIONS

(a) Purposes. In order to protect the parks, parkways, recreational and conservancy areas with the Town of Freedom from injury, damage or desecration, these regulations are enacted.

(b) Definitions. The following words, terms and phrases, when used in this chapter, shall have the meanings ascribed to them in this subsection, except where the context clearly indicates a different meaning:

"Park" means and includes all grounds, structures and watercourses which are or may be located within any area dedicated to the public use as a park, parkway, recreational or conservancy area in the Town of Freedom.

(c) Specific Regulations.

(1) *Littering prohibited*. No person shall litter, dump or deposit any rubbish, refuse, earth or other material in any Park.

(2) *Sound devices*. No person shall operate or play any amplifying system unless specific authority is first obtained from the Town Board.

(3) *Billposting*. No person shall post, paste, fasten, paint or attach any placard, bill, notice, sign or advertising matter upon any structure, tree or other natural object in any park, except Park regulations and other signs authorized by the Town Board.

(4) *Throwing stones and missiles prohibited*. No person shall throw stones or other missiles in or into any Park.

(5) *Removal of park equipment prohibited*. No person shall remove benches, seats, tables or other park equipment from any Park.

(6) *Trapping*. It shall be unlawful to conduct trapping activities of any nature, in any village park, except when authorized by the Town Board.

(7) *Making of fires*. No person shall start, tend or maintain a fire except in personal grills or as authorized by the Town Board. Personal grills shall be used only in designated picnic areas. The use of personal grills is permitted provided lawns and vegetation are not endangered. Unburned fuel and ashes shall be disposed of in such a manner as to prevent fire or damage to any Park property.

(8) *Protection of Park property*. No person shall kill, injure or disturb or attempt to injure or disturb waterfowl, birds or animals, wild or domestic, within any Park, except as permitted by this chapter. No person shall climb any tree or remove flowers or fruit, wild or cultivated, or break, cut down, trample upon, remove or in any manner injure, deface, write upon or misuse any tree, shrub, flower, flowerbed, turf, soil, ornament, building, structure, apparatus, bench, table, official notice, sign or other property within any Park.

(9) *Motorized Vehicles*. Except for authorized maintenance vehicles, no

person shall operate an unlicensed or licensed motorized vehicle outside of areas specifically designated as parking areas or areas where the operation of such vehicles is specifically permitted. Motor vehicles are restricted to the roads and drives and parking areas. No motor vehicles of any nature may be used on the seeded areas except vehicles which have Town authorization for shows, rides or exhibits and then only for the purpose of loading and unloading.

(10) *Snowmobiles.* No person shall operate a snowmobile in a Town Park except when authorized by the Town Board.

(11) *Speed limit.* No person shall operate any vehicle in a Town Park in excess of ten miles per hour, unless otherwise posted.

(12) *Glass beverage bottles in Parks prohibited.* No person shall bring into, carry onto or possess while in any public Park, glass bottles or glass containers, including those containing or normally used for containing soda, water, fermented malt beverages or alcohol. No person at any time shall be allowed to drink from glass containers in any Town Park.

(13) *Reckless driving in Parks prohibited.* No person shall operate a motor vehicle in a reckless manner in any Parks.

~~(14) *Parking in Parks.* No person shall park any motor vehicle in any Park in the Town except in designated parking area.~~

Parking in Parks. No person shall park any motor vehicle in any Park in the Town except in designated parking areas. Subject to certain exceptions as described in Section 19.06 and 19.07, vehicles may not park in any Town park between the hours of 11:00 p.m. and 5:00 a.m.
[Ord. 16-01]

(15) *Horse and carriage.* No person shall ride a horse or drive a horse-drawn vehicle in any Park, except when approval of the Town Board is obtained first. It shall be unlawful for any person to ride a horse or drive a horse-drawn vehicle in a careless, negligent or reckless manner which may endanger the safety and well-being of others.

(16) *Removing tree protectors.* No person shall remove any device for the protection of trees or shrubs.

(17) *Golfing and sporting activities.* No golfing or practicing golf shall be allowed in Town Parks or recreation areas.

(18) *Arrows.* No person shall use or shoot any bow and arrow in any Town Park.

(19) *Fees and charges.* The Town Board shall have the authority to establish such fees as deemed necessary for use of any Park facility, structure or land area. It shall be unlawful to use such areas without payment of such fee or charge when required.

(20) *Animals.*

a. No person shall bring animals onto Park property, with the exception of leashed dogs on roads, paved trails, and chipped or gravel paths. Dogs are not allowed on playgrounds, athletic fields, picnic areas, lawns or in park structures.

b. All persons shall secure their dog on a leash eight feet or shorter in length and maintain their dog under control, meaning connected to a leash held by a person at all times.

c. Dogs are not to run at large. It shall be unlawful for any person, who is the owner of, or in possession of, or charged with the care of a dog, to permit same to run at large within any Town Park.

d. Dogs must display current rabies tag and current registration tags.

e. All dog excrement must be immediately picked up and disposed of in a designated waste container or removed from the Park.

f. This subsection shall not apply to certified guide dogs that are under control by the use of a harness or other restraint and are accompanying blind, deaf or mobility impaired persons, as provided under Wis. Stats. § 174.056.

g. The Town Board may authorize animals onto park property for special events.

(21) *Firearms; hunting.* Discharging of any firearm or weapon of any kind is prohibited in all Parks as provided in Town Code.

(22) *Fish cleaning.* Cleaning of fish in shelters, toilet facilities or picnic areas is prohibited in all Town Parks.

(23) *Controlled substances.* Possessing, using or dispensing of a controlled substance in violation of the Uniform Controlled Substances Act is prohibited in all Town Parks.

(24) *Alcohol beverage use.* Alcohol beverages may only be possessed, consumed, or dispensed in a Town Park pursuant to a permit and regulations as prescribed in the Code of Ordinances.

(25) *Sale of goods.* The sale of any items from a Park shall be limited to non-commercial organizations. A written statement of noncommercial status must be filed with the Town Board prior to the sale of any goods. The Town Board shall determine the number of noncommercial organizations to be vending at one time. The Town Board may grant permission for the sale of goods to any commercial organization if the sale would be in the best interest of those served.

19.04 OPERATION OF REMOTE OR RADIO-CONTROLLED TOYS OR DEVICES PROHIBITED.

It shall be unlawful for any person to fly, operate or make use of any remote or radio controlled model airplane or helicopter, in, over or upon any street, Park road, Park, or public property except when approval by the Town Board is obtained first.

Section III. Regulations Regarding Protection of Turf on Public Property.

19.05 TURF PROTECTION ON PUBLIC PROPERTY.

Except as authorized by the Town Board, no person shall dig into the turf of any Park for any purpose whatsoever or remove any trees or flowers, including the use of metal detectors and digging for buried objects in Parks.

19.06 PARK HOURS.

(a) Park Hours. Subject to certain exceptions listed below, all Town Parks shall be closed from 11:00 p.m. to 7:00 a.m. the following day.

(b) Park closing and opening dates. The chief of police or Town Board will have full authority to open and close any Park because of weather conditions, physical condition, construction or when, in the interest of public safety, it is deemed necessary.

19.07 RESERVATION OF PARK SPACE.

(a) Policy on reservation. The Parks are primarily for the nonexclusive use of the residents and visitors of the Town. However, under proper circumstances, exclusive use of the same or parts thereof may be permitted. This section is intended to regulate exclusive use of municipally owned Parks, or parts thereof.

(b) Reservation of park space. A person or group, firm, organization, partnership or corporation, residing in or having its registered office in the Town of Freedom, may reserve the use of a park facility or a park; shelter by written application filed with the Town Clerk for a permit for exclusive use of the same. The Town Clerk shall issue permits for, exclusive use of a portion of a park or park shelter, while the Town Board shall issue permits for the exclusive use of Town Parks. Park facilities are reserved on a first-requested, first-reserved basis.

(c) Application. Applications shall be filed with the Town Clerk at least 14 days prior to the date on which the exclusive use of the entire park is requested, or at least three days prior to the date on which a park shelter or a portion of a park is to be used, and shall set forth the following information regarding the proposed exclusive use:

1. The name, address and telephone number of the applicant.
2. If the exclusive use is proposed for a group, firm, organization, partnership or corporation, the name, address and telephone number of the headquarters of the same and the responsible and authorized heads or partners of the same.
3. The name, address and telephone number of the person who will be responsible for the use of the said park, area or facility.
4. The date when the exclusive use is requested and the hours of the proposed exclusive date.
5. The anticipated number of persons to use the said Park, area or facility.
6. Any additional information which the Town Board or Town Clerk finds reasonably necessary to a fair determination as to whether a permit should be issued.

(d) Rental fee. All applicants for rental of Park space or shelters for which a permit is required shall pay a rental fee. The daily fee will be set by the Town Board, and will be reviewed periodically.

(e) Action on application. The Town Board shall act on all applications for permits for exclusive Park use (not shelter use) after consulting with the applicant, if necessary.

(f) Reasons for denial. Applicant may be denied for any of the following reasons:

1. If it is for a use which would involve a violation of federal or state law or any provisions of this Code.
2. If the granting of the permit would conflict with another permit already granted.

Freedom Fire Dept. monthly chiefs report

May 2025

April fire report- total calls (8)

(incident types)

(100) Fires – 2

(200) explosion, overheat – 0

(300) rescue, ems incident - 0

(400) hazardous conditions – 1

(500) service call – 0

(600) good intent call –5

(700) false alarm –0

(800) severe weather – 0

(900) special incident – 0

Mutual Aid given – 2

Mutual aid received – 1

Auto Aid given– 1

Thank you,

Respectfully submitted by

Mark Green – fire chief

Freedom EMS
Department Report for
Town Board Meeting Wed. 5/28/2025
Submitted: Mon. 5/21/2025

EMERGENCY RESPONSE DATA:	<p>YTD total calls as of 5/21/25: 84</p> <ul style="list-style-type: none"> May 2025 MTD total: 12 calls (0 missed calls) <p>April 2025 total: 18 calls (0 missed calls)</p> <p>YTD total calls as of 4/30/25: 72</p> <ul style="list-style-type: none"> Oneida – 4 (5.5%) Country Villa – 16 (22%) Missed calls – 1 (2%)
24/7/365 RESPONSE GOAL:	<p>Ongoing goal is to have at least 1 person respond to every EMS call, 24/7/365</p> <ul style="list-style-type: none"> 0 missed calls since our previous Town Board report
MEMBERSHIP:	<ul style="list-style-type: none"> We now have 10 members on our roster We're always looking for new members Onboarding 1 new applicant who just finished EMR class Training & license level upgrades in May: <ul style="list-style-type: none"> 1 member finished EMT class 1 member finished Paramedic class
RECRUITMENT UPDATE:	<ul style="list-style-type: none"> Giving out EMR/EMT course enrollment information to interested people as they inquire Plan to update our department information on the town website Plan to link our application to the town website
AEDs:	<ul style="list-style-type: none"> Willing to hold CPR/AED class for DPW staff anytime soon.
ADMINISTRATION:	<ul style="list-style-type: none"> Have started paying EMRs for calls & meetings in 2025. Introducing & orienting staff to Workhorse payroll system.
SPECIAL EVENTS:	<ul style="list-style-type: none"> Providing special event coverage with an EMS team at the following events: <ul style="list-style-type: none"> Fri 5/30/25, Country Fest Sun 6/8/25, Breakfast on the Farm (J-Springs Dairy, N4182 Cty EE)
COUNTRY VILLA:	<ul style="list-style-type: none"> Director of Country Villa attended our business meeting on Mon. 5/19/25 for mutual familiarization between our agencies. Ongoing meetings are planned to enhance our working relationship.
MASS CASUALTY INCIDENT (MCI):	<ul style="list-style-type: none"> Our members will attend a large-scale MCI training exercise with multiple agencies at Kaukauna in July We will be covering other MCI training in our regular monthly continuing education training this summer
COMMUNITY DISASTER PLAN:	<ul style="list-style-type: none"> Our community disaster plan is overdue for updating Planning to start work on an update this summer
FREEDOM SCHOOLS RN:	<ul style="list-style-type: none"> Recently met with the Freedom Schools RN for mutual familiarization, relationship building & some pre-planning in light of the construction

Submitted on 5/21/2025:

Roger Stanley, RN, CCP, NRP
EMS Director
Freedom EMS

DPW Report May 21, 2025

- Purchased and installed a new AED at the town garage for the DPW staff and yard waste site residents
- Monitoring Weyers road culvert weekly and after significant rain in accordance with the highway commissioners recommendations. Should be 1-2 weeks for permit finalization and being ready for bids.
- Working with MSA, Contec, and Outagamie County for Weyers road culvert design and The DNR for permitting.
- Diamond 2 and 3 restrooms main sewer line was damaged by Eletrical contractor, line was jetted out and repaired to allow to use. This line will be permenitly repaired by the general contractor on the project (Peters Concrete) and the jetting invoice will be directed to the electrical contractor.
- The new Kubota zero turn lawn mower that was purchased under the CIP arrived and is in use.
- All the grass in all the parks has been sprayed with pre-emergent herbicide for weed control. The Town plans to do all the fertilizing and herbicide applications this year. Working with previous years contractors to communicate this.
- Purchased aquatic herbicide and sprayed larger culverts and box culvert structures to control weeds
- Sunshine road, removed one lane from the road that was breaking apart from poor drainage and not being able to “bleed out”. This area was compacted and filled in with $\frac{3}{4}$ crush road material. Planning to schedule paving inconjunction with future road projects.
- Industrial drive, there was a raised catch basin that pushed up and flooding the immediate resident. Cut a section of the road and curb out, removed all the risers which allow to drop the catch basin 3” to allow for water to drain via the catch basin before flooding the resident facility.
- Performed playground equipment inspections of park equipment and started replacing damaged and unsafe equipment.
- Installed new posts for the volleyball net near diamonds 2 and 3
- Sink hole on Columbia ave. removed a 4’x6’ section of road, repaired road base and resurfaced the road with 5” of compacted cold mix purchased from MCC
- Used the same mix and repaired the parking lot in the VFW parking lot that was removed for drainage work earlier in the year.
- John Deere Tractor with the Kage shadow blade was sent out for repairs. This unit was out of warranty however; the company stood behind the product and took it back for service. They found that this unit was not set-up correctly and they installed a list of new parts and corrected all of the issues. Unit was returned with training and should be ready for winter. In the process of removing the plow and setting up the mower for cutting ditches and clearing right of ways.

- Road failure on Greiner Road, the left side of the lane for about 100' was pushed down making a large depression causing the surface to crumble. Called and discussed this with Tideview farms, unsure if this was a road that was going downhill for awhile or extreme weight going over the road. The in-slope of the road was graded to high from the property owner which contributed to the road not draining properly and could have aided in the road failing. There is a locate in for this area, once clear we will cut out the road replace with road material (3/4 Crush) and compact. For a large area like this and the repairs on sunshine road I plan to work these paving patches into other larger paving projects with northeast asphalt.
- The new grapple for the mini excavator is in use and has increased the safety, efficiency, and effectiveness of processing the yard waste site. (30-40% time savings)
- Lift has been rented and flags are being put up this week around town, replacing flags and ropes at citizens park.
- Purchased Hi-Vis shirts for the DPW operators
- Vandalism at the soccer field concessions has led to installing a lock box and locking the bathrooms. These bathrooms will be accessible for all soccer events with the coaches and lead personal unlocking/locking the doors accordingly. Randercom is scheduled to install security cameras and swipe bags that will provide remote digital control of this area. Once installed we will reevaluate the bathroom access.
- Large tree in the VFW park between the pavilion and the basketball court was blown over from the storms on 5-16-2025. Purchased a 1" timber bull rope to aid in falling and pulling this tree out of another tree.
- Country Fields subdivision is nearing completion, curbs are installed, aprons are being installed, restoration work is in progress, and the road paving is scheduled within the next couple weeks. The DPW crew is waiting for the restoration work to be complete then we plan on installing all of the street signage and house address signage.
- Fox meadows subdivision work is picking back up from the winter. Closing McHugh road on 5-22-2025 to tie into the storm sewer. They have the final grade on the pond and area adjacent to the park.
- Working with eagle scout who will be installing a 16'x60' fence behind the soccer field goal. This along with the snow fence will aid in reducing balls from going into the drainage pond. Subdivision will have a row of arborvitae's planted as a green fence long term.
- Needed to go in a different direction with sign post installation that included working safely, efficiently, and effectively as compared to past practices. After reviewing several quotes for both post hole diggers and sign posts a decision was made to purchase a 9" post hole digger attachment for the Cat305 mini excavator. This will allow for installing both 4x4 and 4x6 posts correctly.
- Started culvert inspections, this was last done in 2006 by Mead and Hunt engineering. This will now be completed every other year.

- Paser (road certification) inspections are scheduled to be completed later this summer with a deadline of this fall.
- Completed a road analysis to determine the crack filling, shoulder work, sealing coating schedule for this year. Preparing documents to go out for bid in the next week or two with work to be performed during this season.

Department of Public Works Crew

John Guadagni

Jeremy Mitchell

Reed Simons

Tom Lemmers

I. POTENTIAL MATTERS REQUIRING TOWN ACTION

A. none

II. PENDING MATTERS REQUIRING PLAN COMMISSION ACTION

A. Bruce Gonnering CSM, CTH C – Submitted to Outagamie County; Concept review by Town Planner

III. PENDING MATTERS REQUIRING TOWN BOARD ACTION

A. Bruce Gonnering CSM, CTH C – Submitted to Outagamie County; Concept review by Town Planner

IV. OTHER PLANNING & ZONING MATTERS

none

V. ZONING RELATED LEGISLATION / COURT DECISIONS

none



Administrator Report
Prepared for Town Board of Supervisors
April 23, 2025

WEEKLY UPDATE FOR 5-12-2025 AND 5-19-2025

Vandalism Issues at Soccer Field Bathrooms

Unfortunately, DPW has reported numerous issues of vandalism and misuse of the bathroom facilities by the soccer fields. These issues include leaving water running overnight and various damages. The DPW Foreman notified stakeholders this week of these issues and determined that the best course of action for now is to lock the bathrooms and only allow access during events. DPW installed a key box on the wall with a code to access the key for the bathrooms. We've asked event organizers to open the bathrooms for their events and lock them once the events conclude. We will continue exploring options to address this ongoing issue.

Yard Waste Site Issues

At my direction, staff will be compiling an ongoing listing of violations at the yard waste site that we are able to identify. I will include these in my report to foster awareness of the amount and frequency with which these instances are occurring. There has been some disagreement about the best approach for enforcing these rules and what process it should follow. This reporting is only for informational purposes.

- 5/16 @4:30 PM- Silver Chevy Colorado illegally dumps in Dumpster placed for DPW (Identified)
- 5/16 @1:35 PM- Resident is observed swiping in another vehicle who doesn't have an access card, this vehicle then illegally dumps (full dump trailer and several black garbage bags) Both Identified
- 5/17 @ 9:35 AM- Silver Truck illegally dumps in Dumpster placed for DPW
- 5/18 @12:40 PM -Truck without access card dumps his load outside of the gate and leaves
 - 1:08 PM- Uses DPW Dumpster (outside the gates)
 - 1:39 PM- Uses DPW Dumpster (outside the gates)

RanderCom Update

Work continues to switch over our IT/Security/Access Control systems to RanderCom. They were in the Parks looking to address some of those areas this week and initially had hoped to have the pavilion switched over, but ran into some delays. They will continue to focus on the infrastructure at the parks for the time being before eventually moving on to the Fire/EMS Building.

RFP Update

Our RFP for online permitting and payment systems has closed. We received submissions from Granicus, Citizenserve, Cloudpermit, HeyGov, Polimorphic, and VivaCivic. We will be reviewing the proposals and assessing them based on a number of factors including cost structures, scope of features, implementation timelines, training availability for staff, user-friendliness, references, etc. Significant staff time will be consumed by this review process, as we hope to have a report compiled and a recommendation for the May 28th Board meeting.



TID 1 Storage Unit Property Sale

After connecting briefly with Attorney Steckbauer on this matter, I drafted and sent a letter to the new listed owner of the property at the listed address. The intent of the letter was simply to make the new owner aware of an existing development agreement associated with the property and that the development has not yet been completed. I also requested they provide us with a point of contact for dealing with the company so we may email/call and make correspondence easier and timelier than sending letters. I await a response from the new owners regarding the property.

Attorney Steckbauer is reviewing the agreement between the Town and former owner Mr. Van Lanen and assessing the situation. There is currently no timeline on when that review will be completed.

Follow-up Meeting with FAA

Chairman Schumacher, Supervisor Fox, and I met with FAA representatives again to go over a proposed 2025 agreement between the parties for operational responsibilities, primarily. No financial terms were added at this time due to budgets for 2025 already being set and the year underway. The agreement is intended to be a stopgap with both parties wanting to meet again later in the year to discuss a longer-term approach for the 2026 season and beyond. The draft agreement is being reviewed by Attorney Steckbauer, and we hope to have it available for Board discussion/possible approval at the May Board meeting.

Recent Park Rules Signs Removed

New Park Rules signs have been removed as of today (Monday, May 19th) due to an error over the allowance of dogs.

Distressed Tree in VFW Park

Supervisor Fox relayed to staff there is a tree that is uprooted, probably from the significant winds from late last week. The DPW Foreman assessed the situation Monday (May 19th) and is developing a plan to address the tree and remove it safely with as little disturbance to the surrounding area as possible. While we have been focused on removing ash trees at the direction of our regional DNR program contact, we also have several large cottonwood trees that are not ideal for parks as they are susceptible to being uprooted/losing limbs/etc. We continue to focus on improving the tree situation in the park as best we can with limited resources.

Fire Inspection Service

Summit provides contracted inspection services on the sprinkler system at the Fire/EMS building and recently passed on a new contract proposal. Fire Chief Mark Green recommended continuing with the same service as they are familiar with the facilities and there have been no issues with their services. After reviewing, I will likely be signing the extension agreement with Summit.



Suburban Technologies Acquired Lappen Security Features

Suburban Technologies has acquired Lappen Security's monitored intrusion and fire alarm business. As we continue to transition to RanderCom, this should have minimal impact on our operations moving forward. However, the Historical Society and Fire/EMS building still have active Lappen systems (now Suburban Technologies), so there will be some need for working with the new vendor for at least the short-term.

WEEKLY UPDATE FOR 4-28-2025 AND 5-5-2025

Out of Office Business

I was out of the office from April 29th through May 5th, but still handled some business for the town while away, including the following items:

- Responding to RFP questions for our online permitting/payment software solution RFP.
- Forwarding a grant opportunity through Kubota to Chairman Schumacher and Supervisor Fox to distribute to local 501c3 groups with public improvement project ideas. This grant was due on May 9th, so I passed it along as soon as I could.
- Following up on some communications regarding a lighting repair issue at the Fire/EMS building.
- Dealing with expiring licensing for our Barracuda IT devices and working with them to identify a new reseller to go through for support of those devices. Corporate Network Solutions had been handling that, but as we are no longer affiliated with them, we need to use a different outlet for support. I worked directly with Barracuda and RanderCom on this issue extensively.

Social Media Policy

Given our new camera systems at the town garage and our desire to enforce yard waste site rules and other rules throughout the town's properties, like those at the town's parks, we should develop a clear social media policy to govern the content of what we post, our policy for responding to comments, our policy for using personal social media profiles to disseminate town-related items, etc. There are complicated public record rules around this matter and having an established policy will help to ensure the town's compliance with standard practices, public record retention, and also to protect staff/town officials from any potential issues regarding social media posts. I will work to have a policy proposal to you for consideration at the May Board meeting.

Ordinance Issues

We continue to experience issues with our ordinances that are causing confusion and contradictory information. Most recently, our Parks ordinance states animals are not allowed in the parks, with the exception of *"leashed dogs on roads, paved trails, and chipped or gravel paths. Dogs are not allowed on playgrounds, athletic fields, picnic areas, lawns or in park structures."* Our town website stated in multiple places *"dogs are not allowed in the parks."* This language was on the town's website prior to any current staff working for the town.

At the request of our Outagamie Sheriff's Deputy Erin Scharbarth, town staff ordered signage for the parks stating the rules and hours of the parks. Unfortunately, staff used the website, not the ordinance, resulting in the signs saying "dogs are not allowed" when, in fact, our ordinance does allow them under



certain conditions. So, we will either have to make new signage that reflects the current ordinance language or consider amending the ordinance language.

Further, staff raised questions about the park ordinance regarding rentals and fees and expressed concerns that the town has not been following these provisions. I will continue to review this ordinance and offer an opinion on the matter later, but it is another example of our ordinances creating confusion for staff, Board members, and residents.

Clerk Training Opportunity

The Wisconsin Town's Association is putting on a Clerk Bootcamp one-day training and both Dana and Rachel expressed interest in attending. The training is on Friday, June 13th in Peshtigo, WI. The cost is only \$50 per attendee. I've authorized this training and look forward to Dana and Rachel continuing to develop their knowledge and skills in their positions.

B's Brew/Citizens Park Parking Lot

B's Brew is resurfacing the parking lot, which is shared with the town for Citizens Park, and inquired if the town would like to pay for its half of the lot. The invoice they provided is through Glatz Excavating and is in the amount of \$4,820. I asked John to assess the possibility of doing this, as the money would need to come out of the DPW's budget and this was not a budgeted item. We have not determined whether or not to proceed with this at this time or not.

Local Government Summit

I have registered to attend the first Local Government Summit, hosted by the Local Government Institute of Wisconsin. It is a one-day event being held at the Fox Cities Exhibition Center in Appleton on June 19th. The topics will include AI, cyber security, civic engagement, and feature representation from the WCA, LWM, and WTA. Cost of the summit is \$75.

2025 WCMA Summer Conference

I've also registered for the WCMA Summer Conference scheduled for June 25th through 27th in Sturgeon Bay. The twice-annual gathering of administrators and vendors from around Wisconsin is a great networking opportunity and always provides interesting insights and takeaways to apply to our own community and administration.

Fahrner Completing 2024 Fog Sealing

Fahrner informed us this week they are looking to complete last year's fog sealing maintenance projects. They will be notifying affected residents. Staff also posted their notice on our social media page and posted information on our website. Roads being treated are:

- Blarney Court, Shamrock Circle, Dublin Way, Clover Court, Finnigans Ridge lane, Serenity Ridge Court, Kylea Court, Olive Graden Way, Raspberry Lane, Clematis Way, Rose Petal Court, Rose Garden Way, Rock Garden Court

RFP Process Online Permitting/Payment Software

The deadline for vendor questions was Wednesday, May 7th. I will be compiling all of the questions and responses and sending to all vendors interested in proposing for our requested needs. We've had several



reach out and express interest, so we are optimistic that we will get a good sense of the scope of services available and a good idea of pricing ranges.

Proposals are due by the end of the day on May 16th, with any demonstrations needed to take place the following week. We will compile the proposals and assess them against our needs and provide the Board with a comprehensive report and recommendation at the May meeting on the 28th.

Second Road Bid Update

Our second road bid for ¼ mile of Maloney Rd. and the town's parking lots has been issued. In speaking with Engineer Dan Rammer, as well as John, the culvert project will not be included as an alternate at this time. The reason is that we were hoping to get a number for the cost of the project through the County and we have been working through the steps with the DNR and others to get an idea of the scope and cost of the project. It was not possible to have that done in the timeline required to get the bids out to be considered for the May 28th Board meeting. We will still seek a cost estimate on the culvert repair for Weyers road, but it was not included in the bidding for our second road project.

Once we have these numbers, we can assess the best path forward on this issue and ensure we are pursuing the most cost-effective strategy to address our needs.

Park Committee Meeting: May 7, 2025 6:00pm

1. Call to order, roll call

Committee members present: Margo Fox, Joe Zellmer, Absent: Amiee Feltz, Paul Hermes

Also in attendance: Justin Carlson, Crystal M. (FAA), representatives of the Freedom Soccer Club, representative of the Freedom Lions Club.

2. Verification of Posting and Adopt Agenda - Motion made by Joe Zellmer, 2nd by Margo Fox

3. Open Comment (max. 15 minutes)

Matthew Groenjes (and father Dave) spoke regarding Matthew's Eagle Scout Project to build a backstop to prevent soccer balls from going into the Fox Meadows development behind when kicked toward the goal. 60 ft x 16 ft high backstop is proposed; soccer season starts in 2 weeks, Matthew has been in contact with FAA President regarding needs. Administrator Carlson will get donation form to Matthew to fill out prior to starting and gave verbal approval for Matthew to start project asap. Matthew will need Diggers Hotline to be called, Admin. Carlson stated John from DPW will assist with this process. Matthew asked regarding funding from Soccer Club or need to fundraise all funds himself. Chris R. will talk to Soccer Club, FAA and Lions Club about a possible cost share (approximately \$400 total cost).

4. Lions Park proposal for design update courtesy of MSA

5. Discussion and possible action on Lions Park paving

Bid from Absolute Asphalt for all sidewalks - \$30,000 - this cost will be entirely covered by the Lions Club in addition to any potential contingencies

Questions: Passive Park? Maintenance in winter, plowing?

Responses: No maintenance asked for in winter

Unanimous recommendation to Town Board to consider Lions Club proposal for paving.

*** Margo will request this agenda item to be placed onto Town Board Meeting agenda May 28**

6. Discussion and possible action on Diamond 5 - formal proposal made by Crystal M of the FAA

Unanimous recommendation to Town Board to view updated proposal (per Atty Steckbauer's review) to move forward with the project

***Margo will request this agenda item to be placed onto Town Board Meeting agenda May 28**

7. Discussion and possible action on soccer club funding towards the master plan

Looking to kick off capital campaign for fundraising ideas (reference of FAA's proposal for D5)

8. Discussion and possible action on soccer club concerns regarding retention pond

Snow fencing will be going up from DPW currently, will be addressing with Eagle Scout project

Additional concerns raised by the soccer club:

- Current condition of the parking lot, piles of blacktop millings still in piles in the lot
- Did rolling of soccer diamonds happen? Admin Carlson will check with John from DPW.
- Grass cutting needs, is there a schedule? How can we plan for painting? Admin Carlson will share Chris R.'s cell phone # with John to be able to text to update with a cutting schedule.
- Can foot bridges be returned to original locations (dead grass will give away where this is)?
- Overall concern of drainage within VFW Park - this concern was also shared by all stakeholders

9. Diamond 1 updates

The site is rough graded and all storm sewer has been installed except for a couple underdrain connections. Electrical conduit, wiring, light bases, and scoreboard have been installed. Block retaining wall is currently under construction along the east side of the field. Project is on schedule.

10. Adjourn at 6:46pm Motion made by Joe Zellmer , 2nd by Margo Fox

***NEXT MEETING IS SCHEDULED** for Wednesday, June 4, 2025 at 6:00. If not needed, the next meeting will be Wednesday, July 2, 2025 at 6:00pm.



OUTAGAMIE COUNTY SHERIFFS OFFICE

Total CAD Calls Received, by Nature of Call in Zone

<u>Nature of Call</u>	<u>Total Calls Received</u>	<u>% of Total</u>
911 Misdialed	15	3.38
Abdominal A-Adam Response	1	0.23
Vehicle Accident	6	1.35
Accident with Extrication	1	0.23
Accident in a Parking Lot	1	0.23
Law Alarms - Burglary Panic	4	0.90
Animal Bite	1	0.23
Animal Call	3	0.68
Assist Citizen or Agency	23	5.18
Breathing Problem D-David	2	0.45
Burglary	1	0.23
Business Check	1	0.23
Chest Complaint D-David	1	0.23
Choking A-Adam Response	1	0.23
Civil Matter Assist	1	0.23
Civil Process	1	0.23
Carbon Monoxide Alarm	1	0.23
Crime Prevention	132	29.73
Disturbance	3	0.68
Domestic Disturbance	2	0.45
Fainting A-Adam	1	0.23
Falls A-Adam Response	1	0.23
Fire Alarm Commercial	3	0.68
Fire Vegetation or Grass	1	0.23
Follow Up	11	2.48
Fraud Complaint	4	0.90
Jail GPS Checks	12	2.70
Harassment	1	0.23
Hazard in Roadway	2	0.45
Headache C-Charles Response	1	0.23
Juvenile Complaint	3	0.68
Vehicle Lockout	1	0.23
MABAS Incident	1	0.23
Medical Assistance No Injury	1	0.23
Missing Person	1	0.23
Motorist Assist	4	0.90
Ordinance Violation	1	0.23
Parking Enforcement	2	0.45
Suicide A-Adam	1	0.23
Reckless Driving Complaint	7	1.58
Medical Pre-Alert	1	0.23
School Safety	16	3.60

<u>Nature of Call</u>	<u>Total Calls Received</u>	<u>% of Total</u>
Sick A-Adam	2	0.45
Sick D-David	1	0.23
Suspicious Incident	2	0.45
Suspicious Person	2	0.45
Suspicious Vehicle	4	0.90
Testing Only	1	0.23
Theft Complaint	10	2.25
Traffic Enforcement	73	16.44
Traffic Stop	67	15.09
Traumatic Injuries B-Boy	1	0.23
Welfare Check	4	0.90

Total reported: 444

Report Includes:

All dates between `00:00:01 04/01/25` and `23:59:59 04/30/25`, All nature of incidents, All cities matching `FRT`, All types, All priorities, All agencies, All zones

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Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
VOX	5/01/2025	VOXTELESYS	
		Manual Check	
100-00-51410-223-000		ADMIN OFFICE PHONE	102.65
	APRIL		
		Total	102.65
457B	4/25/2025	EMPOWER 457B - WDC	
	APRIL 25, 2025	PAYROLL	
		Manual Check	
100-00-21536-000-000		457 B PAYABLE	175.00
		DANA \$50, REED \$25, JOHN \$100	
		Total	175.00
AT&T	5/14/2025	AT&T	
		Manual Check	
100-00-55200-220-000		PARKS UTILITIES	139.10
	APRIL		
		Total	139.10
40420	5/28/2025	ACCU CLEAN	
	MAY		
100-00-51600-240-000		TOWN HALL BLDG MAINT	125.00
	MAY		
		14208	
100-00-52200-240-000		FIRE DEPARTMENT BLDG MAINTEN	125.00
		14208	
100-00-55200-241-000		PARKS VFW MAINTENANCE	125.00
		14208	
100-00-55200-242-000		PARKS HISTORICAL SOC MAINT	125.00
		14208	
		Total	500.00
40421	5/28/2025	AIRGAS USA, LLC	
100-00-52300-332-000		FIRST RESP-FAP- DISP SUPPLIES	441.18
		9160441438	
		Total	441.18
40422	5/28/2025	ALL-LIFT SYSTEMS	
100-00-53300-235-000		STREETS & HWY OTHER MAINT/DITC	437.89
		0480977-IN	

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Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
Total			437.89
40423	5/28/2025	AMBROSIUS SALES & SERVICE	
100-00-55200-810-000	PARKS	EQUIPMENT	89.21
		74822	
Total			89.21
40424	5/28/2025	BELLIN HEALTH OCCUPATIONAL HEALTH SERVICES	
		DOT DRUG SCREEN	
100-00-53230-240-000	HWY GARAGE BLDG MAINTENANCE		35.00
		DOT DRUG SCREEN	14059797
100-00-52300-000-000	FIRST RESPONDERS		65.00
		14059574	
Total			100.00
40425	5/28/2025	BOUND TREE MEDICAL	
100-00-52300-332-000	FIRST RESP-FAP- DISP SUPPLIES		177.81
		106115678	
100-00-52300-332-000	FIRST RESP-FAP- DISP SUPPLIES		106.35
		85750461	
100-00-52300-331-000	FIRST RESP-FAP- NON DISP EQUIP		448.23
		85745834	
100-00-52300-332-000	FIRST RESP-FAP- DISP SUPPLIES		200.94
		85776206	
Total			933.33
40426	5/28/2025	BUREAU OF CORRECTIONAL ENTERPRISES	
100-00-55200-810-000	PARKS	EQUIPMENT	68.15
		924-003397	
Total			68.15
40427	5/28/2025	CARSTENS	
100-00-53300-370-000	STREETS & HWY RDWAY SUPPLIES		5.37
		277062	
100-00-53300-370-000	STREETS & HWY RDWAY SUPPLIES		649.00
		277303	

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Check Nbr	Check Date	Payee	Amount
100-00-55200-340-000		PARKS OPERATING SUPPLIES	17.93
		278149	
100-00-55200-810-000		PARKS EQUIPMENT	34.24
		278192	
		Total	706.54
<hr/>			
40428	5/28/2025	COMMUNITY PLANNING & CONSULTING	
100-00-56400-215-000		TOWN PLANNER	658.00
		1360	
		Total	658.00
<hr/>			
40429	5/28/2025	DAKOTA SCHUH	
		REIMBURSEMENT	
100-00-52300-330-000		FIRST RESP-FAP- TRAINING	1,947.09
		REIMBURSEMENT	
		Total	1,947.09
<hr/>			
40430	5/28/2025	DIGGERS HOTLINE	
100-00-53300-235-000		STREETS & HWY OTHER MAINT/DITC	84.60
		250455851	
		Total	84.60
<hr/>			
40431	5/28/2025	EMPLOYEE RESOURCE CENTER, INC (ERC)	
100-00-51410-134-000		ADMIN OFFICE EAP BENEFITS	215.00
		ERC-0525-1097	
		Total	215.00
<hr/>			
40432	5/28/2025	FAHRNER ASPHALT SEALERS, LLC	
100-00-53300-232-000		STREETS & HWY SEALCOAT/CRACK F	40,503.68
		8300020911	
		Total	40,503.68
<hr/>			
40433	5/28/2025	FOX ELECTRIC	
100-00-52200-240-000		FIRE DEPARTMENT BLDG MAINTEN	175.00
		2933	
		Total	175.00

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Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
40434	5/28/2025	FOX VALLEY HUMANE ASSOCAITION	
100-00-54900-000-000		HUMANE SOCIETY EXP	160.00
		6182	
		Total	160.00
40435	5/28/2025	FREEDOM MINI MART	
100-00-53300-355-000		STREETS & HWY FUEL	596.34
		APRIL	
		Total	596.34
40436	5/28/2025	FREEDOM SANITARY DISTRICT #1	
		APRIL	
100-00-51600-390-000		TOWN HALL MISC EXP	75.00
		APRIL	
		2025013	
100-00-52220-000-000		PUBLIC FIRE PROT WATER BILL	26,326.25
		2025015	
		Total	26,401.25
40437	5/28/2025	FREEDOM SCHOOL DISTRICT	
100-00-41140-000-000		MOBILE HOME FEES	693.52
		APRIL- MOBILE HOME FEES	
		Total	693.52
40438	5/28/2025	GARROW PROPANE CORPORATION	
100-00-53300-370-000		STREETS & HWY RDWAY SUPPLIES	677.35
		436727	
100-00-53300-355-000		STREETS & HWY FUEL	602.20
		436728	
		Total	1,279.55
40439	5/28/2025	GOLD CROSS	
100-00-52300-332-000		FIRST RESP-FAP- DISP SUPPLIES	746.08
		8932	
		Total	746.08
40440	5/28/2025	HARTERS FOX VALLEY DISPOSAL	

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Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
100-00-55200-212-000		PARKS CONTRACTED SERVICE	219.00
		1245283	
100-00-53635-000-000		RECYCLING	9,025.20
		1245283	
100-00-53620-380-000		REFUSE SERVICE GARBAGE DISPOSA	24,207.30
		1245283	
100-00-55200-383-000		PARKS TRASH/RECYCLING	64.00
		1245283	
		Total	33,515.50
40441	5/28/2025	HEART OF THE VALLEY CHAMBER OF COMMERCE	
		HEART OF THE VALLEY COC- ANNUAL RENEWAL	
100-00-51100-320-000		TOWN BOARD DUES & PUBLICATIONS	280.00
		HEART OF THE VALLEY COC- ANNUAL RENEWAL 21417	
		Total	280.00
40442	5/28/2025	HEARTLAND BUSINESS SYSTEMS	
100-00-51410-311-000		ADMIN OFFICE TECH & COMP	90.00
		796776-H	
		Total	90.00
40443	5/28/2025	HINTZ TRUCKING	
100-00-55200-241-000		PARKS VFW MAINTENANCE	3,500.00
		1136	
100-00-55200-340-000		PARKS OPERATING SUPPLIES	256.00
		1141	
		Total	3,756.00
40444	5/28/2025	INTELLICORP RECORDS	
100-00-52300-000-000		FIRST RESPONDERS	23.10
		1594002	
		Total	23.10
40445	5/28/2025	KLINK HYDRAULICS	
100-00-53300-354-000		STREETS & HWY VEHICLE EXP	138.92
		45566	

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Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
100-00-53300-354-000		STREETS & HWY VEHICLE EXP	9.46
		45919	
		Total	148.38
40446	5/28/2025	MCC INC	
100-00-53300-370-000		STREETS & HWY RDWAY SUPPLIES	436.25
		368291	
		Total	436.25
40447	5/28/2025	MCHUGH'S PLUMBING REPAIRS FROM IMPROPER WINTERIZATION	
100-00-55200-390-000		PARKS MISC EXP	1,225.00
		REPAIRS FROM IMPROPER WINTERIZATION PARKS	
		Total	1,225.00
40448	5/28/2025	MENARDS - DEPERE	
100-00-55200-390-000		PARKS MISC EXP	107.95
		46669	
100-00-53300-370-000		STREETS & HWY RDWAY SUPPLIES	107.67
		46575	
100-00-53300-370-000		STREETS & HWY RDWAY SUPPLIES	292.14
		46140	
100-00-55200-390-000		PARKS MISC EXP	74.69
		47263	
		Total	582.45
40449	5/28/2025	MSA PROFESSIONAL SERVICES INC	
100-00-52400-000-000		BUILDING INSPECTOR	6,466.77
		015760	
100-00-55200-212-000		PARKS CONTRACTED SERVICE	6,491.77
		015873	
400-00-57620-000-000		PARK OUTLAY CAPITAL FUND	9,874.75
		015872	
100-00-55200-212-000		PARKS CONTRACTED SERVICE	417.50
		014848	
400-00-57339-000-000		OTHER HIGHWAY ROAD PROJECTS	1,975.98
		015839	

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Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
100-00-56400-000-000		TOWN ENGINEER	3,626.96
		015839	
		Total	28,853.73
40450	5/28/2025	OUTAGAMIE COUNTY HIGHWAY DEPARTMENT	
100-00-53400-000-000		STREETS & HWY SNOW REMOVAL	29,261.16
		1021634	
		Total	29,261.16
40451	5/28/2025	OUTAGAMIE COUNTY RECYCLING & SOLID WASTE	
100-00-53635-000-000		RECYCLING	20.00
		37467	
		Total	20.00
40452	5/28/2025	OUTAGAMIE COUNTY TREASURER	
100-00-51440-110-000		ELECTIONS	1,509.54
		130683	
100-00-45200-000-000		ADDRESSES REVENUE	120.00
		130710	
		Total	1,629.54
40453	5/28/2025	PACKERLAND RENTAL	
100-00-53300-371-000		STREETS & HWY FLAGS	420.00
		3067	
		Total	420.00
40454	5/28/2025	RACHEL ROCHE REIMBURSEMENT	
100-00-52300-000-000		FIRST RESPONDERS	94.90
		REIMBURSEMENT	
		REIMBUREMENT	
		Total	94.90
40455	5/28/2025	RANDERCOM, LLC	
100-00-51410-311-000		ADMIN OFFICE TECH & COMP	957.00
		918701	
		Total	957.00

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Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
40456	5/28/2025	RED POWER DIESEL	
100-00-52200-240-000		FIRE DEPARTMENT BLDG MAINTEN 5708	2,553.27
Total			2,553.27
40457	5/28/2025	REINDERS INC	
100-00-55200-340-000		PARKS OPERATING SUPPLIES 2731994-00	559.34
100-00-55200-340-000		PARKS OPERATING SUPPLIES 2732947-00	242.50
Total			801.84
40458	5/28/2025	SERVICE MOTOR CO INC	
400-00-57324-000-000		HWY OUTLAY U02300	24,814.31
400-00-57324-000-000		HWY OUTLAY U02341	18,143.72
400-00-57324-000-000		HWY OUTLAY P85288	264.34
400-00-57324-000-000		HWY OUTLAY LATCH	376.18
400-00-57324-000-000		HWY OUTLAY U02343	3,945.43
Total			47,543.98
40459	5/28/2025	SEYMOUR LUMBER	
100-00-53300-370-000		STREETS & HWY RDWAY SUPPLIES 2504-143907	641.12
100-00-53300-370-000		STREETS & HWY RDWAY SUPPLIES 2504-144667	448.00
Total			1,089.12
40460	5/28/2025	SOCIETY INSURANCE	
100-00-51600-510-000		TOWN HALL PROPERTY/LIABIITY IN WP 562665	2,076.00
Total			2,076.00

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Accounting Checks

Posted From: 4/24/2025 From Account:
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Check Nbr	Check Date	Payee	Amount
40461	5/28/2025	SUMMIT FIRE PROTECTION	
100-00-55200-241-000		PARKS VFW MAINTENANCE 3201084	85.99
100-00-55200-810-000		PARKS EQUIPMENT 3201047	345.37
100-00-55200-242-000		PARKS HISTORICAL SOC MAINT 3191741	90.74
100-00-51600-240-000		TOWN HALL BLDG MAINT 3187290	332.65
100-00-53230-240-000		HWY GARAGE BLDG MAINTENANCE 3187354	361.78
100-00-52200-240-000		FIRE DEPARTMENT BLDG MAINTEN 3265500	396.10
100-00-52200-240-000		FIRE DEPARTMENT BLDG MAINTEN 3258970	369.00
		Total	1,981.63
40462	5/28/2025	TERMINIX- WIL-KIL	
100-00-52200-240-000		FIRE DEPARTMENT BLDG MAINTEN 77474934	84.24
100-00-55200-242-000		PARKS HISTORICAL SOC MAINT 77474503	139.10
		Total	223.34
40463	5/28/2025	THE UNIFORM SHOPPE	
100-00-52300-000-000		FIRST RESPONDERS 7567	48.95
100-00-52300-000-000		FIRST RESPONDERS 8166	71.90
		Total	120.85
40464	5/28/2025	TUNDRA STONE PRECAST	
100-00-53300-235-000		STREETS & HWY OTHER MAINT/DITC 239,250,251,254,257	1,387.81
		Total	1,387.81

CCU POOLED GENERAL CHECKING

Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
40465	5/28/2025	UNIFIRST CORPORATION	
100-00-51600-240-000		TOWN HALL BLDG MAINT	74.41
		1481037204	
100-00-55200-241-000		PARKS VFW MAINTENANCE	32.16
		1481037203	
100-00-52200-240-000		FIRE DEPARTMENT BLDG MAINTEN	54.16
		1481038887	
100-00-55200-241-000		PARKS VFW MAINTENANCE	32.16
		1481038014	
100-00-55200-241-000		PARKS VFW MAINTENANCE	32.16
		1481038882	
100-00-51600-240-000		TOWN HALL BLDG MAINT	74.41
		1481038016	
100-00-51600-240-000		TOWN HALL BLDG MAINT	74.41
		1481038885	
Total			373.87
40466	5/28/2025	VAN HANDEL WASTE & RECYCLING	
100-00-53300-370-000		STREETS & HWY RDWAY SUPPLIES	390.00
		55K00005	
Total			390.00
40467	5/28/2025	WISCONSIN TOWNS ASSOCIATION	
		DANA & RACHEL CLERK BOOTCAMP	
100-00-51410-330-000		ADMIN - TRAIN/TRAVEL/TUITION	100.00
		DANA & RACHEL CLERK BOOTCAMP	
		2025 NEW CLERK BOOTCAMP	
100-00-51600-240-000		TOWN HALL BLDG MAINT	50.00
		TOWN OFFICER HANDBOOK	
		1797	
Total			150.00
40468	5/28/2025	WOLF RIVER LAWYERS	
100-00-51300-210-000		MUNICIPAL ATTORNEY LEGAL	3,277.64
		2568	
Total			3,277.64
DELTA	5/01/2025	DELTA DENTAL OF WISCONSIN	

Manual Check

5/27/2025 5:39 PM

Reprint Check Register - Full Report - ALL

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CCU POOLED GENERAL CHECKING

Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
100-00-21590-000-000		VISION PAYABLE	85.40
		919666	
100-00-21540-000-000		DENTAL PAYABLE	639.68
		919666	
		Total	725.08

EFTPS 4/25/2025 EFTPS
04/25/2025 PAYROLL

Manual Check

100-00-21512-000-000		FEDERAL W/H TAXES PAYABLE	1,306.55
		FED	
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	1,164.53
		EE SS	
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	1,164.53
		ER SS	
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	272.33
		EE MED	
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	272.33
		ER MED	
		Total	4,180.27

WE EN 5/01/2025 WE ENERGIES

Manual Check

100-00-53230-240-000		HWY GARAGE BLDG MAINTENANCE	287.51
		MAY	
100-00-55200-220-000		PARKS UTILITIES	119.52
		MAY	
100-00-53420-000-000		STREET LIGHTING	3,188.87
		MAY	
100-00-52200-240-000		FIRE DEPARTMENT BLDG MAINTEN	1,183.53
		MAY	
100-00-51600-240-000		TOWN HALL BLDG MAINT	795.35
		MAY	
100-00-55200-242-000		PARKS HISTORICAL SOC MAINT	324.74
		MAY	
100-00-55200-241-000		PARKS VFW MAINTENANCE	53.42
		MAY	
100-00-55200-220-000		PARKS UTILITIES	195.94
		MAY	
100-00-55200-220-000		PARKS UTILITIES	10.89
		MAY	

CCU POOLED GENERAL CHECKING

Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
100-00-55200-241-000	PARKS	VFW MAINTENANCE	59.96
		MAY	
100-00-55200-220-000	PARKS	UTILITIES	287.31
		MAY	
100-00-55200-241-000	PARKS	VFW MAINTENANCE	100.26
		MAY	
100-00-52200-240-000	FIRE DEPARTMENT	BLDG MAINTEN	204.92
		MAY	
100-00-53420-000-000	STREET LIGHTING		533.83
		MAY	
100-00-55200-220-000	PARKS	UTILITIES	40.85
		MAY	
100-00-55200-241-000	PARKS	VFW MAINTENANCE	169.78
		MAY	
100-00-52200-240-000	FIRE DEPARTMENT	BLDG MAINTEN	19.86
		MAY	
Total			7,576.54

WRIGHT 5/05/2025 WEX BANK- WRIGHT EXPRESS

Manual Check

100-00-52200-355-000	FIRE DEPARTMENT	FUEL	503.20
		APRIL	
Total			503.20

CELLCOM 5/05/2025 CELLCOM

Manual Check

100-00-51410-223-000	ADMIN OFFICE PHONE		429.04
		APRIL	
Total			429.04

NETWORK 5/01/2025 NETWORK HEALTH
MAY

Manual Check

100-00-21530-000-000	HEALTH INSURANCE PAYABLE		14,954.03
	MAY	10806696	
Total			14,954.03

SVC CHG 4/30/2025 CAPITAL CREDIT UNION
APRIL CCU SERVICE CHARGES

Manual Check

100-00-51520-316-000	TREASURER BANK SERVICE CHGS		70.00
	ACH FEE	ACH FEE	

CCU POOLED GENERAL CHECKING

Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
Total			70.00
SVC CHG	4/30/2025	CAPITAL CREDIT UNION	
APRIL ACH FEE		Manual Check	
100-00-51520-316-000		TREASURER BANK SERVICE CHGS	70.00
ACH FEE		ACH FEE	
Total			70.00
GFC LEAS	5/15/2025	GFC LEASING	
Manual Check			
100-00-51410-311-000		ADMIN OFFICE TECH & COMP	176.30
		I01015672	
100-00-51410-311-000		ADMIN OFFICE TECH & COMP	129.96
		IN15162025	
Total			306.26
SPECTRUM	5/01/2025	SPECTRUM-FIRE STATION	
Manual Check			
100-00-52200-240-000		FIRE DEPARTMENT BLDG MAINTEN	170.00
		MAY	
Total			170.00
SPECTRUM	5/01/2025	SPECTRUM-TOWN	
Manual Check			
100-00-53230-240-000		HWY GARAGE BLDG MAINTENANCE	119.99
		MAY	
100-00-51600-350-000		TOWN HALL	229.99
		MAY	
Total			349.98
VOL FIRE	4/30/2025	FREEDOM VOLUNTEER FIRE COMPANY, INC	
APRIL PAYMENT		Manual Check	
100-00-52200-212-000		FIRE DEPARTMENT CONTRACTED S	11,583.33
		APRIL 2025	
Total			11,583.33
457b 5 23	5/23/2025	EMPOWER 457B - WDC	
may 23, 2025 paycheck		Manual Check	
100-00-21536-000-000		457 B PAYABLE	175.00
		DANA \$50, REED \$25, JOHN \$100	

CCU POOLED GENERAL CHECKING

Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
Total			175.00
457b 05 09	5/09/2025	EMPOWER 457B - WDC	
MAY 9, 2025 PAYROLL			
Manual Check			
100-00-21536-000-000		457 B PAYABLE	175.00
DANA \$50, REED \$25, JOHN \$100			
Total			175.00
EFTPS 5 09	5/09/2025	EFTPS	
MAY 9 2025 PAYROLL			
Manual Check			
100-00-21512-000-000		FEDERAL W/H TAXES PAYABLE	1,220.91
FED			
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	1,204.22
EE SS			
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	1,204.22
ER SS			
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	281.64
EE MED			
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	281.64
ER MED			
Total			4,192.63
EFTPS 5 23	5/23/2025	EFTPS	
MAY 23, 2025 PAYROLL			
Manual Check			
100-00-21512-000-000		FEDERAL W/H TAXES PAYABLE	1,139.07
FED			
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	1,031.63
EE SS			
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	1,031.63
ER SS			
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	241.26
EE MED			
100-00-21511-000-000		SS/MEDICARE TAXES PAYABLE	241.26
ER MED			
Total			3,684.85
WI DEP REV	5/23/2025	WISCONSIN DEPARTMENT OF REVENUE	
MAY 2025 PAYROLL			
Manual Check			
100-00-21600-000-000		GARNISHMENT PAYABLE	1,401.20
MAY 2025 PAYROLL			

CCU POOLED GENERAL CHECKING

Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

Check Nbr	Check Date	Payee	Amount
Total			1,401.20
<hr/>			
US BANK MAY	5/23/2025	US BANK	
MAY CC STATEMENT			
		Manual Check	
100-00-52300-000-000		FIRST RESPONDERS	254.94
		MAY CC	
100-00-53230-240-000		HWY GARAGE BLDG MAINTENANCE	2,363.62
		MAY CC	
100-00-52300-331-000		FIRST RESP-FAP- NON DISP EQUIP	481.99
		MAY CC	
100-00-51100-330-000		TOWN BOARD TRAINING/TRAVEL/TUI	553.00
		MAY CC	
100-00-51410-223-000		ADMIN OFFICE PHONE	106.99
		MAY CC	
100-00-51410-311-000		ADMIN OFFICE TECH & COMP	217.92
		MAY CC	
100-00-55200-241-000		PARKS VFW MAINTENANCE	30.60
		MAY CC	
100-00-51600-350-000		TOWN HALL	107.59
		MAY CC	
100-00-51440-110-000		ELECTIONS	174.11
		MAY CC	
100-00-51410-310-000		ADMIN OFFICE OFFICE SUPPLIES &	57.38
		MAY CC	
Total			4,348.14
<hr/>			
WI DEP REV 4	4/25/2025	WISCONSIN DEPARTMENT OF REVENUE	
APRIL 2025 PAYROLL			
		Manual Check	
100-00-21600-000-000		GARNISHMENT PAYABLE	1,870.77
		APRIL 2025 PAYROLL	
Total			1,870.77
<hr/>			
Grand Total			297,180.84

CCU POOLED GENERAL CHECKING

Accounting Checks

Posted From: 4/24/2025 From Account:
Thru: 5/28/2025 Thru Account:

	Amount
Total Expenditure from Fund # 100 - GENERAL FUND	237,786.13
Total Expenditure from Fund # 400 - CAPITAL PROJECTS	59,394.71
Total Expenditure from all Funds	297,180.84

Unposted Included

Fund: All Funds

Account Number		2025 May	2025 Actual 05/28/2025	2025 Budget	Budget Status	% of Budget
100-00-41110-000-000	GENERAL PROPERTY TAXES	0.00	38,583.94	1,331,111.72	-1,292,527.78	2.90
300-00-41110-000-000	GENERAL PROPERTY TAXES	0.00	0.00	1,220,935.00	-1,220,935.00	0.00
400-00-41110-000-000	GENERAL PROPERTY TAXES	0.00	0.00	100,000.00	-100,000.00	0.00
100-00-41140-000-000	MOBILE HOME FEES	1,419.15	13,928.93	16,000.00	-2,071.07	87.06
100-00-41811-000-000	USE VALUE PENALTY	0.00	0.00	1,500.00	-1,500.00	0.00
100-00-41910-000-000	COUNTY SALES TAX SHARE	0.00	90,898.50	129,951.19	-39,052.69	69.95
TAXES		1,419.15	143,411.37	2,799,497.91	-2,656,086.54	5.12
100-00-42300-000-000	SPECIAL ASSESSMENTS	0.00	350.00	0.00	350.00	0.00
SPECIAL ASSESSMENTS		0.00	350.00	0.00	350.00	0.00
100-00-43410-000-000	STATE SHARED REVENUES	0.00	376,627.20	323,507.37	53,119.83	116.42
100-00-43420-000-000	FIRE INSURANCE AID	0.00	0.00	30,000.00	-30,000.00	0.00
100-00-43430-000-000	EXEMPT COMPUTER	0.00	0.00	761.78	-761.78	0.00
100-00-43440-000-000	PERSONAL PROPERTY AID	45,185.81	45,185.81	46,078.50	-892.69	98.06
100-00-43530-000-000	STATE HWY AID	0.00	106,519.54	213,215.44	-106,695.90	49.96
100-00-43651-000-000	DNR URBAN FORESTRY GRANT	0.00	5,000.00	5,000.00	0.00	100.00
100-00-43691-000-000	ATC FUNDS	36,956.00	36,956.00	36,956.00	0.00	100.00
100-00-43790-000-000	COUNTY RECYCLING AID	0.00	41,457.00	96,000.00	-54,543.00	43.18
100-00-43792-000-000	INTERGOVERNMENTAL CONTRACTS	0.00	519.88	0.00	519.88	0.00
INTERGOVERNMENTAL REVENUES		82,141.81	612,265.43	751,519.09	-139,253.66	81.47
100-00-44102-000-000	DOG LICENSES	165.00	1,745.00	2,500.00	-755.00	69.80
100-00-44110-000-000	LIQUOR & MALT BEVERAGE LICENSE	2,315.00	2,915.00	10,000.00	-7,085.00	29.15
100-00-44113-000-000	CABLE FRANCHISE FEE	253.72	11,120.99	49,500.00	-38,379.01	22.47
100-00-44300-000-000	BUILDING PERMITS	6,977.50	43,512.50	100,000.00	-56,487.50	43.51
100-00-44400-000-000	PLANNING CHARGES	850.00	5,720.00	1,000.00	4,720.00	572.00
100-00-44900-000-000	OTHER PERMITS & FEES	0.00	0.00	2,000.00	-2,000.00	0.00
LICENSES AND PERMITS		10,561.22	65,013.49	165,000.00	-99,986.51	39.40
100-00-45100-000-000	LAW & ORDINANCE VIOLATIONS	30.00	735.97	2,000.00	-1,264.03	36.80
100-00-45200-000-000	ADDRESSES REVENUE	-20.00	830.00	3,000.00	-2,170.00	27.67
FINES, FORFEITS AND PENALTIES		10.00	1,565.97	5,000.00	-3,434.03	31.32
100-00-46420-000-000	REFUSE & GARBAGE COLLECTION	0.00	0.00	318,400.00	-318,400.00	0.00
100-00-46725-000-000	PARK IMPACT FEES	300.00	3,300.00	6,000.00	-2,700.00	55.00
PUBLIC CHARGES FOR SERVICES		300.00	3,300.00	324,400.00	-321,100.00	1.02
100-00-47390-000-000	FREEDOM SCHOOL PARK REIMB	0.00	0.00	8,000.00	-8,000.00	0.00
INTERGOV'T. CHARGES FOR SERV.		0.00	0.00	8,000.00	-8,000.00	0.00
100-00-48100-000-000	INTEREST REVENUE	0.00	46,174.75	25,000.00	21,174.75	184.70
410-00-48100-000-000	INTEREST REVENUE	0.00	36.05	0.00	36.05	0.00
420-00-48100-000-000	INTEREST REVENUE	0.00	1,986.21	0.00	1,986.21	0.00
100-00-48200-000-000	RENT REVENUE	0.00	125.00	12,000.00	-11,875.00	1.04
100-00-48900-000-000	MISC REVENUES	1,657.40	8,357.30	0.00	8,357.30	0.00
410-00-48900-000-000	MISC REVENUES	15,756.66	15,756.66	1,714.37	14,042.29	919.09
420-00-48900-000-000	MISC REVENUES	30,321.84	30,321.84	43,471.44	-13,149.60	69.75

Unposted Included

Fund: All Funds

Account Number	2025 May	2025 Actual 05/28/2025	2025 Budget	Budget Status	% of Budget
MISCELLANEOUS REVENUES	47,735.90	102,757.81	82,185.81	20,572.00	125.03
400-00-49101-000-000 STATE TRUST FUND LOAN	0.00	1,532,675.00	0.00	1,532,675.00	0.00
400-00-49102-000-000 BOND PROCEEDS	0.00	0.00	1,532,672.00	-1,532,672.00	0.00
OTHER FINANCING SOURCES	0.00	1,532,675.00	1,532,672.00	3.00	100.00
Total Revenues	142,168.08	2,461,339.07	5,668,274.81	-3,206,935.74	43.42

Unposted Included

Fund: All Funds

Account Number		2025 May	2025 Actual 05/28/2025	2025 Budget	Budget Status	% of Budget
100-00-51100-110-000	TOWN BOARD WAGES OR SALARIES	2,083.33	9,291.65	25,000.00	15,708.35	37.17
100-00-51100-130-000	TOWN BOARD SOCIAL SEC/MEDICARE	159.40	710.89	1,912.50	1,201.61	37.17
100-00-51100-320-000	TOWN BOARD DUES & PUBLICATIONS	280.00	2,335.00	2,000.00	-335.00	116.75
100-00-51100-330-000	TOWN BOARD TRAINING/TRAVEL/TUI	553.00	2,021.30	4,000.00	1,978.70	50.53
100-00-51300-210-000	MUNICIPAL ATTORNEY LEGAL	3,277.64	5,244.64	30,000.00	24,755.36	17.48
100-00-51410-110-000	ADMIN OFFICE WAGES OR SALARIES	17,048.97	89,825.51	206,440.00	116,614.49	43.51
100-00-51410-130-000	ADMIN OFFICE SOCIAL SEC/MEDICA	1,205.46	6,337.38	15,792.66	9,455.28	40.13
100-00-51410-131-000	ADMIN OFFICE WRS	1,184.90	6,242.85	14,357.48	8,114.63	43.48
100-00-51410-132-000	ADMIN OFFICE EMPLOYEE BENEFITS	7,047.82	31,578.32	63,827.04	32,248.72	49.47
100-00-51410-134-000	ADMIN OFFICE EAP BENEFITS	215.00	1,075.00	5,000.00	3,925.00	21.50
100-00-51410-135-000	ADMIN OFFICE LIFE/AD/STD/LTD	0.00	0.00	2,724.36	2,724.36	0.00
100-00-51410-223-000	ADMIN OFFICE PHONE	638.68	2,467.33	8,000.00	5,532.67	30.84
100-00-51410-310-000	ADMIN OFFICE OFFICE SUPPLIES &	57.38	713.04	4,200.00	3,486.96	16.98
100-00-51410-311-000	ADMIN OFFICE TECH & COMP	1,571.18	13,210.61	31,495.23	18,284.62	41.94
100-00-51410-312-000	WORKHORSE SUPPORT FEES	0.00	0.00	3,250.00	3,250.00	0.00
100-00-51410-315-000	ADMIN OFFICE PRINT /ADV	0.00	0.00	2,500.00	2,500.00	0.00
100-00-51410-330-000	ADMIN - TRAIN/TRAVEL/TUITION	100.00	477.00	3,000.00	2,523.00	15.90
100-00-51440-110-000	ELECTIONS	1,683.65	10,632.93	30,000.00	19,367.07	35.44
100-00-51510-000-000	AUDIT & ACCOUNTING	0.00	10,100.00	13,700.00	3,600.00	73.72
410-00-51510-000-000	AUDIT & ACCOUNTING	0.00	0.00	3,400.00	3,400.00	0.00
420-00-51510-000-000	AUDIT & ACCOUNTING	0.00	0.00	3,400.00	3,400.00	0.00
430-00-51510-000-000	AUDIT & ACCOUNTING	0.00	0.00	3,400.00	3,400.00	0.00
100-00-51520-316-000	TREASURER BANK SERVICE CHGS	0.00	315.00	3,000.00	2,685.00	10.50
100-00-51530-110-000	ASSESSMENT OF PROPERTY WAGES O	0.00	27,600.00	55,000.00	27,400.00	50.18
100-00-51600-110-000	TOWN HALL WAGES	61.81	3,912.53	700.00	-3,212.53	558.93
100-00-51600-130-000	TOWN HALL SS/MEDICARE	4.36	279.06	50.00	-229.06	558.12
100-00-51600-131-000	TOWN HALL WRS	4.30	271.92	40.00	-231.92	679.80
100-00-51600-132-000	TOWN HALL EMP BENEFITS	27.56	1,823.98	250.00	-1,573.98	729.59
100-00-51600-240-000	TOWN HALL BLDG MAINT	1,526.23	11,647.05	15,000.00	3,352.95	77.65
100-00-51600-350-000	TOWN HALL	337.58	2,220.77	5,000.00	2,779.23	44.42
100-00-51600-371-000	TOWN HALL FLAGS	-112.00	470.70	600.00	129.30	78.45
100-00-51600-390-000	TOWN HALL MISC EXP	75.00	1,326.86	5,000.00	3,673.14	26.54
100-00-51600-510-000	TOWN HALL PROPERTY/LIABIITY IN	2,076.00	35,296.50	45,000.00	9,703.50	78.44
100-00-51981-000-000	INSURANCE RECOVERIES	0.00	168,958.01	0.00	-168,958.01	0.00
GENERAL GOVERNMENT		41,107.25	446,385.83	607,039.27	160,653.44	73.53
100-00-52100-000-000	POLICE DEPARTMENT	0.00	0.00	207,395.00	207,395.00	0.00
100-00-52200-110-000	FIRE DEPARTMENT WAGES	45.30	45.30	1,500.00	1,454.70	3.02
100-00-52200-130-000	FIRE DEPARTMENT SS/MED	3.26	3.26	110.00	106.74	2.96
100-00-52200-131-000	FIRE DEPARTMENT WRS	3.15	3.15	45.00	41.85	7.00
100-00-52200-132-000	FIRE DEPT EMP BENEFITS	23.73	23.73	210.00	186.27	11.30
100-00-52200-212-000	FIRE DEPARTMENT CONTRACTED S	0.00	46,333.32	139,000.00	92,666.68	33.33
100-00-52200-240-000	FIRE DEPARTMENT BLDG MAINTEN	5,335.08	24,298.22	45,500.00	21,201.78	53.40
100-00-52200-350-000	FIRE SIGNS/ADDRESSES	0.00	443.48	3,000.00	2,556.52	14.78
100-00-52200-355-000	FIRE DEPARTMENT FUEL	503.20	1,440.97	4,000.00	2,559.03	36.02
100-00-52220-000-000	PUBLIC FIRE PROT WATER BILL	26,326.25	52,652.50	113,000.00	60,347.50	46.60
100-00-52300-000-000	FIRST RESPONDERS	558.79	2,329.57	25,000.00	22,670.43	9.32
100-00-52300-110-000	FIRST RESP DIRECTOR WAGES	0.00	0.00	5,000.00	5,000.00	0.00
100-00-52300-130-000	FIRST RESPOND DIRECTOR SS/MED	0.00	0.00	382.50	382.50	0.00
100-00-52301-110-000	FIRST RESPOND ASST DIR WAGES	0.00	0.00	2,500.00	2,500.00	0.00
100-00-52301-130-000	FIRST RESPOND ASST SS/MED	0.00	0.00	191.25	191.25	0.00
100-00-52400-000-000	BUILDING INSPECTOR	6,466.77	32,277.28	48,000.00	15,722.72	67.24

Unposted Included

Fund: All Funds

Account Number		2025 May	2025 Actual 05/28/2025	2025 Budget	Budget Status	% of Budget
100-00-52600-000-000	EMERGENCY GOVT	0.00	0.00	3,500.00	3,500.00	0.00
100-00-52600-110-000	EMERGENCY DIRECTOR WAGES	0.00	0.00	1,000.00	1,000.00	0.00
100-00-52600-130-000	EMERGENCY DIR SS/MED	0.00	0.00	76.50	76.50	0.00
PUBLIC SAFETY		39,265.53	159,850.78	599,410.25	439,559.47	26.67
100-00-53230-240-000	HWY GARAGE BLDG MAINTENANCE	3,167.90	7,135.20	35,000.00	27,864.80	20.39
100-00-53300-110-000	STREETS & HWY WAGES OR SALARIE	11,124.24	72,532.41	124,411.08	51,878.67	58.30
100-00-53300-130-000	STREETS & HWY SOCIAL SEC/MEDIC	789.41	5,145.29	9,517.45	4,372.16	54.06
100-00-53300-131-000	STREETS & HWY WRS	738.39	3,457.11	8,646.57	5,189.46	39.98
100-00-53300-132-000	STREETS & HWY EMPLOYEE BENEFIT	2,948.08	9,616.69	74,823.36	65,206.67	12.85
100-00-53300-230-000	STREETS & HWY OUTAGAMIE CTY RD	0.00	0.00	44,695.00	44,695.00	0.00
100-00-53300-231-000	STREETS & HWY ROAD SWEEPING	0.00	0.00	10,000.00	10,000.00	0.00
100-00-53300-232-000	STREETS & HWY SEALCOAT/CRACK F	40,503.68	40,503.68	100,000.00	59,496.32	40.50
100-00-53300-235-000	STREETS & HWY OTHER MAINT/DITC	1,910.30	9,987.44	100,000.00	90,012.56	9.99
100-00-53300-354-000	STREETS & HWY VEHICLE EXP	148.38	17,541.52	20,000.00	2,458.48	87.71
100-00-53300-355-000	STREETS & HWY FUEL	1,198.54	4,435.67	20,000.00	15,564.33	22.18
100-00-53300-370-000	STREETS & HWY RDWAY SUPPLIES	3,646.90	6,516.94	10,000.00	3,483.06	65.17
100-00-53300-371-000	STREETS & HWY FLAGS	420.00	420.00	1,500.00	1,080.00	28.00
100-00-53300-390-000	STREETS & HWY MISC/ENGINEERING	0.00	320.34	30,000.00	29,679.66	1.07
100-00-53400-000-000	STREETS & HWY SNOW REMOVAL	29,261.16	107,226.72	60,000.00	-47,226.72	178.71
100-00-53420-000-000	STREET LIGHTING	3,722.70	18,512.53	50,000.00	31,487.47	37.03
100-00-53510-110-000	SNOW REMOVAL WAGES	0.00	7,494.49	17,268.98	9,774.49	43.40
100-00-53510-130-000	SNOW REMOVAL SS/MED	0.00	545.68	1,321.08	775.40	41.31
100-00-53510-131-000	SNOW REMOVAL WRS	0.00	520.88	1,200.19	679.31	43.40
100-00-53510-132-000	SNOW REMOVAL EMP BENEFITS	0.00	1,595.54	10,385.91	8,790.37	15.36
100-00-53620-000-000	REFUSE SERVICE	0.00	0.00	318,400.00	318,400.00	0.00
100-00-53620-380-000	REFUSE SERVICE GARBAGE DISPOSAL	24,207.30	119,940.00	0.00	-119,940.00	0.00
100-00-53620-382-000	REFUSE SERVICE YARD WASTE	0.00	0.00	12,000.00	12,000.00	0.00
100-00-53635-000-000	RECYCLING	9,045.20	46,339.98	110,000.00	63,660.02	42.13
100-00-53635-110-000	RECYCLING WAGES/SAL	888.34	1,758.28	71,705.18	69,946.90	2.45
100-00-53635-130-000	RECYCLING SS/MED	63.55	124.01	5,485.45	5,361.44	2.26
100-00-53635-131-000	RECYCLING WRS	61.74	122.20	4,983.51	4,861.31	2.45
100-00-53635-132-000	RECYCLING EMPL BEN	233.04	555.44	43,124.95	42,569.51	1.29
410-00-53901-000-000	TIF #1 EXPENDITURES	0.00	6,375.00	0.00	-6,375.00	0.00
PUBLIC WORKS (OLD)		134,078.85	488,723.04	1,294,468.71	805,745.67	37.75
100-00-54900-000-000	HUMANE SOCIETY EXP	160.00	160.00	1,500.00	1,340.00	10.67
100-00-54920-000-000	CIVIC PROGRAMS	0.00	0.00	1,000.00	1,000.00	0.00
HEALTH AND HUMAN SERVICES		160.00	160.00	2,500.00	2,340.00	6.40
100-00-55200-110-000	PARKS WAGES OR SALARIES	7,626.72	15,657.58	50,629.17	34,971.59	30.93
100-00-55200-130-000	PARKS SOCIAL SEC/MEDICARE	533.31	1,114.70	2,520.61	1,405.91	44.22
100-00-55200-131-000	PARKS WRS	530.04	1,088.19	2,289.97	1,201.78	47.52
100-00-55200-132-000	PARKS EMPLOYEE BENEFITS	3,290.83	5,315.25	19,816.30	14,501.05	26.82
100-00-55200-212-000	PARKS CONTRACTED SERVICE	7,128.27	16,054.03	10,000.00	-6,054.03	160.54
100-00-55200-220-000	PARKS UTILITIES	793.61	4,209.03	20,000.00	15,790.97	21.05
100-00-55200-221-000	PARKS VFW PK LIGHTING	0.00	0.00	8,000.00	8,000.00	0.00
100-00-55200-241-000	PARKS VFW MAINTENANCE	4,221.49	8,091.19	8,000.00	-91.19	101.14
100-00-55200-242-000	PARKS HISTORICAL SOC MAINT	679.58	2,803.32	5,000.00	2,196.68	56.07
100-00-55200-340-000	PARKS OPERATING SUPPLIES	1,075.77	2,337.37	7,000.00	4,662.63	33.39
100-00-55200-355-000	PARKS FUEL	0.00	0.00	10,000.00	10,000.00	0.00

Unposted Included

Fund: All Funds

Account Number		2025 May	2025 Actual 05/28/2025	2025 Budget	Budget Status	% of Budget
100-00-55200-383-000	PARKS TRASH/RECYCLING	64.00	799.24	3,000.00	2,200.76	26.64
100-00-55200-390-000	PARKS MISC EXP	1,407.64	3,534.65	1,000.00	-2,534.65	353.47
100-00-55200-810-000	PARKS EQUIPMENT	536.97	1,764.96	10,000.00	8,235.04	17.65
CULTURE, RECREATION AND EDU.		27,888.23	62,769.51	157,256.05	94,486.54	39.92
100-00-56400-000-000	TOWN ENGINEER	3,626.96	3,626.96	25,000.00	21,373.04	14.51
100-00-56400-215-000	TOWN PLANNER	658.00	6,298.00	25,000.00	18,702.00	25.19
100-00-56401-110-000	PLANNING COMM WAGES OR SALARIE	0.00	1,125.00	5,000.00	3,875.00	22.50
100-00-56401-130-000	PLANNING COMM SOCIAL SEC/MEDIC	0.00	86.07	6.00	-80.07	1,434.50
CONSERVATION AND DEVELOPMENT		4,284.96	11,136.03	55,006.00	43,869.97	20.25
100-00-57100-000-000	CONTINGENCY FUND	0.00	0.00	64,001.72	64,001.72	0.00
400-00-57140-000-000	TOWN HALL OUTLAY	0.00	39,697.44	85,000.00	45,302.56	46.70
400-00-57324-000-000	HWY OUTLAY	47,543.98	47,543.98	85,000.00	37,456.02	55.93
400-00-57339-000-000	OTHER HIGHWAY ROAD PROJECTS	1,975.98	21,659.00	442,672.00	421,013.00	4.89
400-00-57620-000-000	PARK OUTLAY CAPITAL FUND	9,874.75	123,502.20	1,020,000.00	896,497.80	12.11
CAPITAL OUTLAY		59,394.71	232,402.62	1,696,673.72	1,464,271.10	13.70
410-00-58100-610-000	DEBT SERVICE PRINCIPAL	0.00	100,000.00	0.00	-100,000.00	0.00
410-00-58100-620-000	DEBT SERVICE INTEREST	0.00	14,138.75	0.00	-14,138.75	0.00
420-00-58100-620-000	DEBT SERVICE INTEREST	0.00	50,107.50	0.00	-50,107.50	0.00
300-00-58101-610-000	BOND #2 PRINCIPAL	0.00	170,000.00	505,000.00	335,000.00	33.66
300-00-58101-620-000	BOND #2 INTEREST	0.00	20,600.00	41,200.00	20,600.00	50.00
300-00-58109-610-000	STATE TRUST 02021106.01 PRINCI	0.00	66,538.05	66,538.00	-0.05	100.00
300-00-58109-620-000	STATE TRUST 02021106.01 INTERE	0.00	3,368.49	3,368.50	0.01	100.00
300-00-58110-610-000	FIRE EMS BOND #3 PRINCIPAL	0.00	0.00	170,000.00	170,000.00	0.00
300-00-58110-620-000	FIRE EMS BOND #3 INTEREST	0.00	37,771.88	72,144.00	34,372.12	52.36
300-00-58112-610-000	FIRE TRUCK ENGINE PRINCIPAL	0.00	80,000.00	80,000.00	0.00	100.00
300-00-58112-620-000	FIRE TRUCK ENGINE INTEREST	0.00	18,857.00	35,970.50	17,113.50	52.42
300-00-58113-610-000	STATE TRUST 02220518.01	0.00	94,000.00	94,000.00	0.00	100.00
300-00-58113-620-000	STATE TRUST 02220518.01 INT	0.00	12,091.05	22,814.00	10,722.95	53.00
300-00-58115-610-000	TOWN OF FREE (RES 2021-03) PRI	0.00	110,000.00	110,000.00	0.00	100.00
300-00-58115-620-000	TOWN OF FREE (RES 2021-03) INT	0.00	10,775.00	19,900.00	9,125.00	54.15
DEBT SERVICE		0.00	788,247.72	1,220,935.00	432,687.28	64.56
Total Expenses		306,179.53	2,189,675.53	5,633,289.00	3,443,613.47	38.87
Net Totals		-164,011.45	271,663.54	34,985.81	-236,677.73	776.50