

**CALUMET COUNTY**  
**PLANNING, ZONING & FARMLAND PRESERVATION COMMITTEE**  
**August 10, 2023**  
**THESE MINUTES ARE APPROVED**

**1. Meeting Announcement and Posting**

The meeting was properly announced and posted. Chair Hofberger called the meeting to order at 8:30 A.M.

**2. Roll Call**

Committee Members present: Kesler, Kleckner (virtual), Hofberger, Ott, Budde, Deiter, Geiser

Staff Members present for all or part of the meeting: Meuer, Mohrbacher, Halada

Others Present: Cleveland, Daun, Wollersheim

**3. Pledge of Allegiance**

The pledge of allegiance was recited by all.

**4. Approval of Agenda**

Motion by Deiter and seconded by Kesler to approve the agenda. Motion carried unanimously.

**5. Approval of Minutes from July 11, 2023, Committee Meeting**

Motion by Deiter and seconded by Kesler to approve the minutes from the July 11, 2023, Committee Meeting.

Motion carried unanimously.

**6. Public Participation**

None

**7. Convene Meeting and Enter Public Hearing**

- a. Carl Daun, agents Fredrick and Faye Wollersheim, Alternative Proposal in accordance with Section 62-46(b)(4)(A) of the Calumet County Land Division Ordinance, creation of a parcel with less than 20 acres in size, SW  $\frac{1}{4}$ , SW  $\frac{1}{4}$ , Sec. 26, T18N, R20E, Town of Charlestown, Calumet County, WI. The subject parcel is number 4108.

Halada updated the committee on the proposal. He indicated that the Wollersheims are looking to purchase a piece of farmland from an existing parcel owned by Carl Daun. Before the sale of the property, the owners would like to separate the tillable acreage from the preexisting wetlands on the parcel. This split will create approximately 16 acres of wetlands that will be separated from the buildings and land that can be used for agricultural purposes. Halada explained that the 16 acres do not meet the 20-acre standard set by the Conservation Reserve Program (CRP). Wollersheim indicated that they would like to make a buildable lot on the land. Halada clarified that the current wetland area will not change and will remain CRP land. Meuer also indicated that lots one and two



of the proposal are conforming lots. Three is the only nonconforming lot due to it being under 20 acres in size.

Motion by Budde to authorize staff to approve the alternate requested proposal and seconded by Deiter. Motion carried unanimously.

**8. Close Public Hearing and Reconvene Regular Meeting 8:38 A.M**

**9. Supervisor Reports**

None

**10. Communications**

None

**11. Items for Action or Discussion**

- a. Action – Proposed Dead-end Road Expansion, Randolph Street, Town of Brillion.  
Cleveland updated the committee on the proposed extension of Randolph Street in Brillion. He explained that the current owners of the property are looking to trade land with Zion church to reshape their existing property. He further explained that Zion church would like to create 3 residential lots at the end of Randolph Street. Cleveland indicated that the Town of Brillion approved the proposal at their last meeting. Cleveland also gave a brief history of the property for a better understanding of the proposal. Halada stated that the department has conferred with the State of Wisconsin on how to proceed with the proposal and get the land to a developable state.  
Motion By Ott to approve the extension of Randolph Street seconded by Deiter. Motion carried unanimously.
- b. Discussion – Educational piece on the Land Division process, presented by Matt Halada.  
Halada gave a presentation to the committee on the Land Division process. He spoke about the many refinements that have been made to the process, the overall process, and county requirements. He also indicated that the process is almost entirely done electronically now.

Kleckner arrived virtually at 9:03

**12. Report of Department**

- a. Action – Proposed Dead-end Road Expansion, Randolph Street, Town of Brillion.
- b. Discussion – Educational piece on the Land Division process, presented by Matt Halada.
- c. Staff Updates  
Meuer gave an update on his staff members. Halada was present to give his update.

**13. Upcoming Events/Past Events**

None

**14. Consider Specific Items for Next Meeting Agenda**

None

**15. Discuss Next Meeting – Proposed - Thursday, September 14, 2023; 8:30 A.M.**

The next meeting will be held Thursday, September 14, 2023, at 8:30 A.M.

## **16. Adjournment**

Chair Hofberger adjourned the meeting at 9:31 A.M.

**Respectfully Submitted,**

Amanda Mohrbacher

Recording Secretary