TOWN OF BLACK CREEK PLANNING COMMISION
REZONING HEARING MINUTES
Greg & Alexis Paltzer

Wednesday August 28, 2024 6:00 PM Town Hall

The Town of Black Creek Planning Commission held a rezoning hearing on Wednesday, August 28, 2024 at 6:00 PM at the Town Hall located at N6051 Twelve Corners Road.

Property Owner: Greg & Alexis Paltzer
Property Address: 607 E Forest Street
Black Creek, WI 54106
Description of Parcel as follows:
Greg has requested that parcel no.010046200, being part of the NW ¼ of the NW ¼, of Section 22, Township 23 N, Range 17 E, Town of Black Creek, Outagamie County, **Lot 1, 1.732 acres currently zoned exclusive agriculture be rezoned to general agriculture.**

Members of the Planning Commission present were: Lee Lemke, Glen Bunnell, Bill West and Dan Knutzen (Chairman). Mike Garvey, was unable to attend. Barbara Chizek was the Secretary for the Planning Commission Committee. Seventeen people signed in for the public hearing.

The posting for the hearing was done in the Times-Press and Buyer's Guide, as well as the town web on August 19 and August 26, 2024.

Letters were sent out to the following property owners: Jason Stachowicz, Mark & Lorrie Shafer, Mary Lemke, and Jeff & Michelle Paltzer, as well as the owner of the property.

Dan Knutzen, Chairman, asked Greg and Alexis (property owners) to give an overview as to what the rezoning included and the reasoning for it. The property owners noted that they would like to build in the near future.

The floor was opened for anyone to speak in-favor of the land division. No one spoke.

The floor was opened for anyone against the rezoning. No one spoke against the rezoning.

MOTION: Bunnell made a motion to recommend to the Black Creek Town Board that Greg & Alexis's property be rezoned from Exclusive Agriculture to General Agriculture. Lemke seconded. All said aye. Motion carried.

With no other residents wishing to speak, the public hearing was closed at 6:20 PM.

Barbara A Chizek,
Secretary to Planning Commission

TOWN OF BLACK CREEK PLANNING COMMISION
REZONING HEARING MINUTES
Kyle Heiden

Wednesday August 28, 2024 ***6:00 PM*** ***Town Hall***

The Town of Black Creek Planning Commission held a rezoning hearing on Wednesday, August 28, 2024 at 6:00 PM at the Town Hall located at N6051 Twelve Corners Road.

Property Owner: Kyle Heiden
Property Address: W5172 Wolf Road
Black Creek, WI 54106

Description of Parcels as follows:
Kyle Heiden, has requested that parcel no. 010048500, part of the NW ¼ of the NW ¼, of Section 23, Township 23 N, Range 17 E, Town of Black Creek, Outagamie County, **Lot 2, 3.299 acres currently zoned exclusive agriculture be rezoned to general agriculture.**

Members of the Planning Commission present were: Lee Lemke, Glen Bunnell, Bill West and Dan Knutzen (Chairman). Mike Garvey, was unable to attend. Barbara Chizek was the Secretary for the Planning Commission Committee. Seventeen people signed in for the public hearing.

The posting for the hearing was done in the Times-Press and Buyer's Guide, as well as the town web on August 19 and August 26, 2024.

Letters were sent out to the following property owners: Randy & Sandy Heiden, Scott & Amy Lemke, as well as the owner of the property.

Dan Knutzen, Chairman, asked Kyle (property owner) to give an overview as to what the rezoning included and the reasoning for it. The property owners noted that they would like to build in the near future.

The floor was opened for anyone to speak in-favor of the land division. No one spoke.

The floor was opened for anyone against the rezoning. No one spoke against the rezoning.

MOTION: Lemke made a motion to recommend to the Black Creek Town Board that Kyle's property be rezoned from Exclusive Agriculture to General Agriculture. Bunnell seconded. All said aye. Motion carried.

With no other residents wishing to speak, the public hearing was closed at 6:20 PM.

Barbara A Chizek,
Secretary to Planning Commission

TOWN OF BLACK CREEK PLANNING COMMISION
REZONING HEARING MINUTES
Stephen & Barbara Sassman

Wednesday August 28, 2024 6:00 PM Town Hall

The Town of Black Creek Planning Commission held a rezoning hearing on Wednesday, August 28, 2024 at 6:00 PM at the Town Hall located at N6051 Twelve Corners Road.

Property Owner: Stephen & Barbara Sassman
Property Address: W5199 County Road B
Black Creek, WI 54106

Description of Parcels as follows:
Stephen & Barbara Sassman, has requested that parcel no. 010030900, being part of the NE ¼ of the SW ¼, of section 16, Township 23 N, Range 17 E, Town of Black Creek, Outagamie County, **Lot 1, 2.0000 acres currently zoned exclusive agriculture be rezoned to general agriculture.**

Members of the Planning Commission present were: Lee Lemke, Glen Bunnell, Bill West and Dan Knutzen (Chairman). Mike Garvey, was unable to attend. Barbara Chizek was the Secretary for the Planning Commission Committee. Seventeen people signed in for the public hearing.

The posting for the hearing was done in the Times-Press and Buyer's Guide, as well as the town web on August 19 and August 26, 2024.

Letters were sent out to the following property owners: Seth Baehman, Shris Lemmers, Dennis & Nancy VandeWalle, Justin Gorges, Dan James, John Mazuroski, as well as the owner of the property.

Dan Knutzen, Chairman, asked Stephen & Barbara (property owners) to give an overview as to what the rezoning included and the reasoning for it. The property owners noted that the lot is close to their current address and that they would like to build in the future.

The floor was opened for anyone to speak in-favor of the land division. No one spoke.

The floor was opened for anyone against the rezoning. No one spoke against the rezoning.

MOTION: Bunnell made a motion to recommend to the Black Creek Town Board that Stephen & Barbara's property be rezoned from Exclusive Agriculture to General Agriculture. West seconded. All said aye. Motion carried.

With no other residents wishing to speak, the public hearing was closed at 6:20 PM.

Barbara A Chizek,
Secretary to Planning Commission

TOWN OF BLACK CREEK PLANNING COMMISION
REZONING HEARING MINUTES
Dan & Sherah Justus

Wednesday August 28, 2024 ***6:00 PM*** ***Town Hall***

The Town of Black Creek Planning Commission held a rezoning hearing on Wednesday, August 28, 2024 at 6:00 PM at the Town Hall located at N6051 Twelve Corners Road.

Property Owner: Dan Justus
Property Address: W4002 Krueger Rd
Appleton, WI 54913

Description of Parcels as follows:
Dan Justus, has requested that parcel no.010079200, being part of the SW ¼ of the SW ¼, of Section 36, Township 23 N, Range 17 E, Town of Black Creek, Outagamie County, **Lot 1, 1.00 acres currently zoned exclusive agriculture be rezoned to general agriculture.**

Members of the Planning Commission present were: Lee Lemke, Glen Bunnell, Bill West and Dan Knutzen (Chairman). Mike Garvey, was unable to attend. Barbara Chizek was the Secretary for the Planning Commission Committee. Seventeen people signed in for the public hearing.

The posting for the hearing was done in the Times-Press and Buyer's Guide, as well as the town web on August 19 and August 26, 2024.

Letters were sent out to the following property owners: Norman Steffens, Steve & Staci Zahn, Marshal & Bobbi jo Noeller, as well as the owner of the property.

Dan Knutzen, Chairman, asked Dan Justus (property owner) to give an overview as to what the rezoning included and the reasoning for it. The property owner noted that the land was west of Krueger Road and East of EE, and that it is next to his existing lot. He would like to build a shed in the future.

The floor was opened for anyone to speak in-favor of the land division. No one spoke.

The floor was opened for anyone against the rezoning. No one spoke against the rezoning.

MOTION: West made a motion to recommend to the Black Creek Town Board that Dan's property be rezoned from Exclusive Agriculture to General Agriculture. Lemke seconded. All said aye. Motion carried.

With no other residents wishing to speak, the public hearing was closed at 6:20 PM.

Barbara A Chizek,
Secretary to Planning Commission

TOWN OF BLACK CREEK PLANNING COMMISION
REZONING HEARING MINUTES
Dwight & Sherri LaMarche

Wednesday August 28, 2024 ***6:00 PM*** ***Town Hall***

The Town of Black Creek Planning Commission held a rezoning hearing on Wednesday, August 28, 2024 at 6:00 PM at the Town Hall located at N6051 Twelve Corners Road.

Property Owner: Dwight LaMarche
Property Address: N6535 County Rd PP
Black Creek, WI 54106

Description of Parcels as follows:
Dwight LaMarche, has requested that parcel no.010020300, being part of the NW ¼ of the SE ¼, of Section 10, Township 23 N, Range 17 E, Town of Black Creek, Outagamie County, **Lot 1, 3.00 acres currently zoned exclusive agriculture be rezoned to general agriculture.**

Members of the Planning Commission present were: Lee Lemke, Glen Bunnell, Bill West and Dan Knutzen (Chairman). Mike Garvey, was unable to attend. Barbara Chizek was the Secretary for the Planning Commission Committee. Seventeen people signed in for the public hearing.

The posting for the hearing was done in the Times-Press and Buyer's Guide, as well as the town web on August 19 and August 26, 2024.

Letters were sent out to the following property owners: Todd & Renee Minlschmidt, Janet Check, and Arlin & Janet Springstroh, as well as the owner of the property.

Dan Knutzen, Chairman, asked Dwight & Sherri (property owners) to give an overview as to what the rezoning included and the reasoning for it. The property owners noted that the land is North of County Hwy PP, north of Ballard, on the west side of the road, and that they would like to build in the future.

The floor was opened for anyone to speak in-favor of the land division. No one spoke.

The floor was opened for anyone against the rezoning. No one spoke against the rezoning.

MOTION: Lemke made a motion to recommend to the Black Creek Town Board that Dwight & Sherri's property be rezoned from Exclusive Agriculture to General Agriculture. Bunnell seconded. All said aye. Motion carried.

With no other residents wishing to speak, the public hearing was closed at 6:20 PM.

Barbara A Chizek,
Secretary to Planning Commission

TOWN OF BLACK CREEK PLANNING COMMISION
REZONING HEARING MINUTES
Karen & Eugene Atkinson

Wednesday August 28, 2024 ***6:00 PM*** ***Town Hall***

The Town of Black Creek Planning Commission held a rezoning hearing on Wednesday, August 28, 2024 at 6:00 PM at the Town Hall located at N6051 Twelve Corners Road.

Property Owner: Karen & Eugene Atkinson
Property Address: N5810 State Rd
Black Creek, WI 54106

Description of Parcels as follows:
Eugene & Karen Atkinson has requested that parcel numbers 010042300 & 010042400, being part of the NW ¼ and the SW ¼, of the SW ¼ Section 20, Township 23 N, Range 17 E, Town of Black Creek, Outagamie County, zoned exclusive agriculture be rezoned to general agriculture.

Members of the Planning Commission present were: Lee Lemke, Glen Bunnell, Bill West and Dan Knutzen (Chairman). Mike Garvey, was unable to attend. Barbara Chizek was the Secretary for the Planning Commission Committee. Seventeen people signed in for the public hearing.

The posting for the hearing was done in the Times-Press and Buyer's Guide, as well as the town web on August 19 and August 26, 2024.

Letters were sent out to the following property owners: Guy & Karen Smith, Walter & Sandra Hess, and Murphy Construction, as well as the owner of the property.

Bill West asked what the total acreage was. Dan Knutzen, Chairman, noted that it was **about 5.2 acres, with property being on State road next to the land owners.** The property owners noted that they would be leaving approximately 109 acres in Exclusive Agriculture.

The floor was opened for anyone to speak in-favor of the land division. No one spoke.

The floor was opened for anyone against the rezoning. No one spoke against the rezoning.

MOTION: Bunnell made a motion to recommend to the Black Creek Town Board that Eugene & Karen's property be rezoned from Exclusive Agriculture to General Agriculture. West seconded. All said aye. Motion carried.

With no other residents wishing to speak, the public hearing was closed at 6:20 PM.

Barbara A Chizek,
Secretary to Planning Commission

TOWN OF BLACK CREEK PLANNING COMMISION
REZONING HEARING MINUTES
Zach & Tracy Holschbach

Wednesday August 28, 2024 6:00 PM Town Hall

The Town of Black Creek Planning Commission held a rezoning hearing on Wednesday, August 28, 2024 at 6:00 PM at the Town Hall located at N6051 Twelve Corners Road.

Property Owner: Tracy Holschbach
Property Address: N5359 Mullen Rd
Seymour, WI 54165

Description of Parcels as follows:
Tracy Holschbach, has requested that parcel no.010053400 & 010053401, being part of the SE ¼ of the SW ¼, of Section 25, Township 23 N, Range 17 E, Town of Black Creek, Outagamie County. **All of Lot 2 and part of Lot 1, .50 acres currently zoned exclusive agriculture be rezoned to general agriculture.**

Members of the Planning Commission present were: Lee Lemke, Glen Bunnell, Bill West and Dan Knutzen (Chairman). Mike Garvey, was unable to attend. Barbara Chizek was the Secretary for the Planning Commission Committee. Seventeen people signed in for the public hearing.

The posting for the hearing was done in the Times-Press and Buyer's Guide, as well as the town web on August 19 and August 26, 2024.

Dan Knutzen, Chairman, asked Zach (property owner) to give an overview as to what the rezoning included and the reasoning for it. The property owner noted that they would like to build a shed in the near future.

The floor was opened for anyone to speak in-favor of the land division. No one spoke.

The floor was opened for anyone against the rezoning. No one spoke against the rezoning.

MOTION: West made a motion to recommend to the Black Creek Town Board that Zach & Tracy's property be rezoned from Exclusive Agriculture to General Agriculture. Lemke seconded. All said aye. Motion carried.

With no other residents wishing to speak, the public hearing was closed at 6:20 PM.

Barbara A Chizek,
Secretary to Planning Commission