

MINUTES—PUBLIC HEARING

APRIL 9, 2025

1. **CALL TO ORDER WITH ROLL CALL.**

THE PUBLIC HEARING WAS CALLED TO ORDER AT 6: OOPM WITH THE FOLLOWING MEMBERS PRESENT: CHAIRMAN, STEVE SCHOPF, ELIZABETH GAUGER, MARK GRAUPMAN, MYLES DANNHAUSEN, CLERK PAM KRAUEL, ALONG WITH 12 INDIVIDUALS IN THE AUDIENCE. EXCUSED, DALE WIEGAND.

2. **PROPERLY NOTICED AND ADOPT THE AGENDA.**

KRAUEL REPORTED THERE WAS A CLASS II NOTICE IN THE DOOR COUNTY ADVOCATE, POSTED IN THREE PUBLIC PLACES INCLUDING THE TOWN WEB SITE AND A MAILING TO PROPERTY OWNERS WITHIN 300 FEET OF THE PROJECT.

DANNHAUSEN MOVED TO ADOPT THE AGENDA, SECOND BY GAUGER, MOTION CARRIED.

3. **FOLLOWING PROCEDURES FOR THE CONDUCT OF THIS PUBLIC HEARING** WAS READ BY CHAIRMAN SCHOPF.

4. **OPEN THE HEARING**

PROPOSED STORAGE UNITS LOCATED ON INDIGO ROAD. PARCEL#008-01-21292641G2. OWNER, CODY GIESSEMAN, JACKSON BOEHLKE AND PETER HURTH ENGINEER FROM STANTEC ENGINEERING GAVE A PRESENTATION TO THE AUDIENCE.

HURTH INDICATED THERE WILL BE ONE ACCESS COMING OFF INDIGO ROAD AND HE DISPLAYED A SITE PLAN OF THE PROPERTY. THEY ARE PROPOSING THE FIRST BUILDING RIGHT AWAY AND SECOND BUILDING IN THE FUTURE. HE INDICATED THE TWO BUILDINGS DO MEET THE MUNICIPAL CODE ALONG WITH THE 40% IMPERVIOUS SURFACE.

JACKSON BOEHLKE, PARTNER WITH CODY GIESSEMAN INTRODUCED HIMSELF TO THE PUBLIC AND EXPLAINED THE LAYOUT OF THE PROJECT ALONG WITH THE AESTHETICS OF WHAT PROPERTY WILL LOOK LIKE. THEY INTEND TO WORK WITH THE RESIDENTS TO IMPROVE THE CONDITIONS OF THE PRIVATE ROAD. EACH OF THE UNITS WILL BE PRIVATELY OWNED WITH A HOMEOWNERS ASSOCIATION IN PLACE AND RIGHT OF REFUSAL. THEY ARE ANTICIPATING SELLING EACH UNIT AT \$190,000.00. THEY WOULD BE PROVIDING WATER IN EACH UNIT AND ONE BATHROOM ADDED ON TO EACH BUILDING FOR THE USE OF ALL UNIT OWNERS. FLOOR DRAIN IN EACH UNIT THAT WILL GO INTO A 3000 GALLON HOLDING TANK. THERE IS A STORM WATER RUNOFF PLAN ON THE PROPERTY PER DNR REGULATIONS. PROPERTY IS 3.03 ACRES.

THE DEVELOPORS REASSURED THE AUDIENCE THEY WILL WORK WITH THE RESIDENTS ON INDIGO ROAD IN REGARDS TO SHARED ROAD MAINTENANCE.

THERE WERE A NUMBER OF QUESTIONS FROM THE AUDIENCE WHICH THE DEVELOPERS ADDRESSED. ONE OF THOSE CONCERNS WAS CONTROLLING NO CAMPING ON THE PROPERTY.

SCHOPF ASKED IF NO MORE QUESTIONS THE NEXT MEETING WILL BE IN FRONT OF THE PLAN COMMISSION FOR ARCHITECTURAL REVIEW AND THE TOWN BOARD FOR CONSIDERATION OF APPROVAL.

5. ADJOURNMENT.

DANNHAUSEN MOVED TO ADJOURN THE PUBLIC HEARING, SECOND BY GRAUPMAN, MOTION CARRIED.
6:30PM.

RESPECTFULLY;
PAM KRAUEL
CLERK-TREASURER