

SEPTEMBER 8, 2025

The September 8, 2025 meeting of the Town of Gibson Town Board was called to order by Chairperson Steven Rahmlow at 7:00 p.m. at the Town Hall, 14920 CTH Q, Mishicot, Wisconsin. Pledge of Allegiance was recited and open meetings law compliance was verified.

Chairperson Steven Rahmlow, Supervisor Don Rabitz, Supervisor Duane Argall, and Clerk/Treasurer Linda Herman were present. Others in attendance: James Falkowski, Kelley DeGrand, Mary Zellner, Shaun Wendt, Gayle Lindenberg, Mike Robinson, Richard Wegner, Allen Born, Steve Zeitler, Joe & Gina Kurscheidt, Shanna Guex, Brian Guex, Marcia Guex, Josh Sheffer, Greg Scheurell, Derek & Taylor Krejcarek, Paul Krejcarek, and Annette LaFluer.

Motion by Rabitz, second by Argall, to adopt agenda in any order. All voting aye by voice vote, motion carried.

Minutes of August 4, 2025 meeting approved on motion by Argall, second by Rabitz. All voting aye by voice vote, motion carried.

Next regular meeting set for Monday, October 6, 2025 at 7:00 p.m.

Public Comment –Comment received from Sheffer questioning amount of road work completed and Steve Zeitler spoke regarding Pautz Road, including request for future road work and signage indicating road closed from Cooperstown (CTH R) to Mechas to alert drivers. Mary Zellner presented sign for placement on Old Y Bridge in honor of Frank Hlinak (Rabitz will handle installation).

Building, Zoning & Culvert Permits – (a) Clerk reported issuance of building permit to Larrabee Sportsman Club, 16306 Harpt Lake Road for a shipping container, receipt of correspondence from Manitowoc County Soil & Water Conservation Department regarding approval of Cedar Springs Dairy Farm, LLC expansion request and receipt of Manitowoc County Board of Adjustment correspondence regarding SDA Ahnapee LLC conditional use permit terms.

(b) Greg Scheurell, 5828 Old Y Road, Maribel, requested a culvert permit for field access. **Motion by Rabitz, second by Argall, to approve culvert (18" x 40' w/endwalls). All voting aye by voice vote, motion carried.**

(c) Joseph & Gina Kurscheidt – Variance (Parcel No. 006-024-007-000.00). Argall reported that at the August 13, 2025 town plan commission meeting the variance application of Joseph and Gina Kurscheidt application was approved for property located at 1132 Hillview Road, and the commission recommends approval by the town board. **Motion by Argall, second by Rabitz, to approve variance request for property located at 1132 Hillview Road (Parcel No. 006-024-007-000.00). All voting aye by voice vote, motion carried.** Kurscheidt also requested a driveway permit for new home. **Motion by Rahmlow, second by Argall, to grant driveway permit. All voting aye by voice vote, motion carried.** No culvert is necessary.

(d) Marsha & Brian Guex – Conditional Use Permit (Parcel No. 006-027-008-002.00). Argall reported that at the August 28, 2025 town plan commission meeting the conditional use permit application of Marsha and Brian Guex for businesses of sandblasting and U-Haul Pickup/Drop Off location was approved for property located at 3606 STH 147, Two Rivers, and the commission recommends approval by the town board. Discussion as to how this came to the board. **Motion by Argall, second by Rabitz, to approve conditional use permit for Marsha/Brian Guex for sandblasting and U-Haul businesses as follows: 1 – 3 employees, hours of operation of Monday to Thursday of 8 a.m. to 5 p.m., Friday 8 a.m. to 2 p.m. and Saturday 8 a.m. to 12 p.m. Should the business be sold to new owner, new application will need to be filed with county and town. Any changes in adding additional business, raising number of employees or changing hours of operation shall need town board approval. All voting aye by voice vote, motion carried.**

ARIP Program –Gayle Lindenberg of Robert E. Lee & Associates gave background information on the grant and project. Jackie Spoor of Wisconsin Concrete Pavement Association presented slideshow with information on using a concrete overlay on the project including cost analysis and construction duration. Gayle contributed that project would be bid out with asphalt, but would include a concrete alternative if desired. A short discussion followed on various preliminary design and project details.

Gayle presented proposal on project. **Motion by Argall, second by Rabitz, to accept and execute Robert E. Lee & Associates, Inc. proposal for engineering design, bidding and construction services for the Agricultural Road Improvement Program (ARIP) resurfacing project of Jambo Creek Road and Hillview Road. All voting aye by voice vote, motion carried.**

Town Board Reports – Clerk presented and reported on financial reports, receipt of PASER materials, LRIP Entitlement Funding, submission of bridge aid to county, increase in general transportation aids the next two years, and Waste Management expiration notices for Rockledge Road Bridge materials. The town hall also passed its fire inspection. Rahmlow reported repair of severe washout on Pautz/Melnik Road at cost of \$750.00 by Tower Excavating and pile of trash on Rockledge and other materials will be picked up.

Mishicot Area Ambulance Service –By-Laws/Contract/Per Capita – Rahmlow reported that matters are being worked on at the service and he will continue to provide updates.

Andrew Mancheski Property – Nachtwey Road & Harpt Lake Road Damage –Rabitz obtained estimates from Manitowoc County for necessary work. Nachtwey Road - **Motion by Rabitz, second by Argall, to hire Manitowoc County for Estimate Patch 2 on Nachtwey Road South of Zander Road for estimated cost of \$6,900.00 plus \$500.00 for shouldering. All voting aye by voice vote, motion carried.**

Damage on Harpt Lake Road caused by farm machinery - **Motion by Rabitz, second by Argall, to hire Manitowoc County for Estimate Patch 1; Harpt Lake Rd. North of Zander Road for \$3,600.00 and to send invoice for reimbursement and per diems to farmer after repair. All voting aye by voice vote, motion carried.**

Public Nuisance Ordinance Amendment – **Motion by Rabitz, second by Argall, to enact Ordinance 2025-5 to Repeal and Recreate Chapter 10 of the General Code of Ordinances of the Town of Gibson – Public Nuisances. All voting aye by voice vote, motion carried.**

Recycling Center – Matters will be on October agenda. Argall will contact Tisler to determine collection procedure and pricing for aluminum cans. DNR is requiring adoption of an updated recycling ordinance; Clerk will review their draft and report back to board – needs to be passed by April 2026.

Finance – fund transfer – Discussion on fund balances and interest rates. **Motion by Rabitz, second by Argall, to give clerk option to move up to \$700,000.00 from Bank First money market account to the LGIP account. All voting aye by voice vote, motion carried.**

Jambo Creek Road – Speed Limit - Discussion on speed limit on Jambo Creek Road. Road is currently posted with 45mph signs at two locations, but additional signage could be added to reinforce the existing speed limit of 45 mph. **Motion by Rabitz, second by Argall, to install previously reduced speed limit signs of 45 mph on Jambo Creek Road south of Zander and each way at Holmes Road. Rabitz will contact Manitowoc County to place signs and will add signs at Hillview during ARIP project. All voting aye by voice vote, motion carried.**

Computer Software/Public Posting Boards/Town Website – Clerk explained that the town's website provider is currently requiring a new 3 year contract for \$1136.00/year and an upgrade at a one-time cost of \$800.00. **Motion by Argall, second by Rabitz, to enter into three year agreement with Town Web Design. All voting aye by voice vote, motion carried.** Balance of items will be placed on October 2025 agenda.

Old Y Road Project – Project progress report given by Rabitz and Gayle Lindenberg.

Town Salt Shed/Road Maintenance Work – Rahmlow requesting board members bring some names to October meeting to form a committee to explore a town salt shed and various maintenance work performed by town.

Road Projects – Various/Updates – ROW tree issues, ditch cutting, etc. –Second cutting of ditches will be started. Potholes – board asking for proposals for pothole repair: hourly rate, machine to load, pickup truck plus one person; town will purchase material; for October meeting. Rabitz presented proposal for culvert replacement – base quote will be Hillview Road and Jambo Creek Road. Twin Bridge Road, and Old CC (2) will be added as individual items. Quotes will be requested for October 6 meeting. Bridge inspection maintenance items will be on October agenda. Argall was asked to draft sample letter to property owner regarding nuisance trees for board's review.

Liquor & Operator Licenses – None.

Items for October 6, 2025 Agenda: ditch cutting, recycling center, ambulance and items mentioned herein.

Motion by Rabitz, second by Argall to pay all bills presented, including payroll liabilities. All voting aye by voice vote, motion carried.

Motion by Rabitz, second by Argall, to adjourn. All voting aye by voice vote, motion carried. Meeting adjourned at 9:04 p.m.

Linda S. Herman, Town Clerk