



Town of Fredonia

P.O. Box 12 • Fredonia, Wisconsin 53021 • 262 / 692-9673

The Home of Flag Day

Plan Commission Minutes

Wednesday January 3rd, 2024

1- Call to Order; Roll call; Pledge of Allegiance. -Called to Order by Chairman Leider at 7:30PM. Present: Chairman Leider, Commissioners Jentges, Janik, Koeppen, Lundh, Paulus, and Winqvist, Clerk Jenkins. In Audience: Christine Luft, Nancy Saltzmann, Dep Clerk Keri Eichner, Supervisor John Depies, Karen Weigle, and Surveyor- Dennis Van Sluys.

2- Approval of Agenda: -Motion to Approve by Paulus, 2nd by Winqvist. Approved Unanimously.

3- Public Comments (Comments are limited to 3 minutes, and may only be regarding Items on the Agenda):

-Christine Luft asked if CSM is normally submitted ahead of the first meeting. Stated in favor of lot remaining A-1. Finally, asked about driveway access to Lot 4.

4- Minutes: Discussion and possible action to approve minutes of the December 6th, 2023 meeting. -Motion to Approve by Winqvist, 2nd by Lundh. Approved Unanimously.

5- 1st Appearance of a Consideration of a Property Division at N5821 Fairway Dr., Fredonia WI 53021 (Parcel Number #04-021-09-000.00) of a 92.32-acre lot into two lots 81.7 and 10.62, respectively, and a Rezoning of 1 Lot Designated A-1 Agricultural to Two Lot, A-1 and A-3, respectively.

Applicant: Karen & Roger Weigle
N5821 Fairway Dr
Fredonia, WI 53021

Agent: Dennis Van Sluys – D & H Land Surveys LLC
1628 Georgia Ave
Sheboygan, WI

-Clerk Jenkins introduced the discussion item and items submitted by the applicant thus far – including draft CSM, perk tests, and permission for driveway access from Ozaukee County. Commission stated no concerns and to proceed as recommended.

6- 1st Appearance of a Consideration of a Property Division at the corner of Pioneer Rd & Hwy H, Fredonia WI 53021 (Parcel Number #04-021-10-002.00) of a 21.61-acre lot into four lots ~5 acres each, and a Rezoning of 1 Lot Designated A-1 Agricultural to Four Lots, A-2, respectively.

Applicant: Karen & Roger Weigle
N5821 Fairway Dr
Fredonia, WI 53021

Agent: Dennis Van Sluys – D & H Land Surveys LLC
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-Clerk Jenkins introduced the discussion item and items submitted by the applicant thus far – including draft CSM, perk tests, and permission for driveway access from Ozaukee County. Surveyor Van Sluys explained



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how the lot plan came into fruition. Commission asked for additional perk tests on the corner lots and an aerial view of Lot 3.

7- Adjourn: *-Motion to Adjourn by Paulus, 2nd by Koeppen. Approved Unanimously.*

Christophe E. Jenkins, Clerk