

TOWN OF FREDONIA  
TOWN BOARD MINUTES

**Town Board Meeting  
September 8, 2021**

A meeting of the Town Board of the Town of Fredonia was held on Wednesday, September 8, 2021, following a Public Hearing in the Fredonia Town Hall. Chair L. Leider called the meeting to order at 7:33 pm, following the public hearings. In attendance:

**Chairman:** Chair Lance Leider  
**Supervisors:** Chris Janik, John Depies, Matt Miller  
**Clerk:** Bob Eichner  
**Treasurer:** Absent  
**Absent:** Supervisor Jim Stemper  
**Building Inspector:** John Derler  
**Waubeka Fire Dept.:**

This meeting was held in compliance with the Open Meeting Law - copies of the agenda were posted in at least three public places in the Town, posted on the website and e-mailed to the Sounder and the Ozaukee Press.

**Minutes:** Motion to approve the minutes of the August 11, 2021 public hearings and the board meeting was made by M. Miller; second J. Depies; carried.

**Financial Report:** Motion to approve the August, 2021 financial report by C. Janik; second by M. Miller; carried.

**Public Comments:** Ms. Chris Luft questioned why we are taking a revote on the Camp Awana Road Zone change. She believed that nothing has changed. She also believes that the town is not understanding the overlay district as described in the zoning code. She is upholding her protest petition and noted that a supermajority vote of the whole board is required. Ms. Pat Bialzik gave a history of the deed restriction. Mr. Steven Sand spoke to the fact that he was not properly noticed and why he has a deed restriction. Chairman Leider pointed out that this is not a public hearing only an open meeting requiring 24-hour notice.

**Building Inspector:** John Derler said there were no new permits issued. Jeff Thoma was introduced as interim building inspector, L. Leider moved to accept Jeff Thoma as interim building inspector; second by J. Depies; carried

**Consideration of Resolution 2021-05:** Resolution 2021-05 for the release of a Deed Restriction between Kevin and Donna Stageman and the Town of Fredonia was presented and read publicly by Clerk Eichner. Motion to approve the resolution was made by C. Janik; second by J. Depies; roll call vote 4 aye – 0 nay; Motion carried.

**Discussion of Conditional Use Permit for DR AG Services:** Dan Risch owner was present to address some concerns expressed by neighbors of the operations at DR AG Services. Noise was on concern. Mr. Risch stated that they have had some days requiring start time early in the morning and he will try to control the morning noise. Mr. Risch had also agreed to build a fence along his east property line last September. He said he delayed that until his new building is completed as he is using the area of the fence as spoil storage for the construction. The building is delay mainly due to current costs, but Mr. Risch expects to begin construction early next year, and agreed to notify the Town when construction begins. No further action was taken.

**Consideration of a Land Division and Zoning Change:** The final CSM and Zoning change from A-1 to A-2 at W3896 Fredonia Kohler Road was presented. Motion to approve the CSM and zone change was made by L. Leider; second by M. Miller; carried.

**Reconsideration of a Certified Survey Map and Zone Change:** Reconsideration by Boss Realty/Shotz LLC at N6326 Camp Awana Road. A revised zoning request was presented, indicating C-2 on the entire twenty acres, with a C-1 overlay on the existing ponds and wetlands as shown on the Ozaukee County Wetland maps. Noting that Ms. Luft's protests requires a vote of the entire Town Board, L. Leider moved that the vote be delayed until the full Board is present, perhaps in October; second by M. Miller; carried. No further action was taken.

**Town Roads:** Steve Rathke asked that Pioneer road remains closed through the winter. The board agreed.

**Recycling Center:** Cardboard all picked up. Still have plastic bales. Batteries, light bulbs, and scrap aluminum is gone.

**Update of the Disposition of the Waubeka Mill collapse:** Clerk Eichner reported that Mr. Sheridan is pursuing a chapter 30 permit for a boat house at the button factory.

**Mailings Received:** Any other supervisors that want to attend WTA convention let the Clerk know by September 17<sup>th</sup>.

**Approve payment of Claims:** Claims presented for payment: from: 8/12/21 to 9/7/21; check 14933 through 14956 The total for all checks and EFT's issued was \$129,321.71. Waubeka Street Light Account checks 507 and 508 issued total \$648.61. A motion to approve payments was made by M. Miller; second J. Depies; carried.

**Adjourn:** Motion to adjourn by J. Depies; second by C. Janik; carried. Meeting adjourned at 8:50 p.m.

Respectfully Submitted for Bob Eichner, Clerk,