

TOWN OF MAPLE CREEK PLAN COMMISSION MEETING

Monday, August 4, 2025 – 6:00 p.m.

Town Hall, W10388 County Road W

Call to order, Pledge of Allegiance and Roll Call—Vice Chairman Gitter

The August 4, 2025 Plan Commission meeting was called to order by Vice-Chairman Gitter at 6:00 p.m.

Vice-Chairman Gitter led the Pledge of Allegiance.

PC members present: Paul Gitter, Donna Young, Mike Siewert, Joe Close and Lynette Gitter, Clerk.

PC members absent: Gary Coroneos

Others present: None

Open Meeting Notices Verification—Clerk

A notice for this meeting was posted on Tuesday, July 29, 2025 at the three Town posting boards located at the Town Hall, Sugar Bush by the Ball Diamond and the Corner of W & Stilen Road, by Clerk Gitter, and on the Town website at www.townofmaplecreek.com by Treasurer Much.

Public Input: Pursuant to WI Statutes 19.83(2) and 19.84(2), the public may present matters for Town Planning Commission consideration, however, they cannot be discussed or acted upon until the subject matter, of the proposed action, has been noticed. None

Specific matters for discussion and possible action

A. Approve the July 7, 2025 minutes

Motion made by Young, seconded by Siewert, to approve the July 7, 2025 meeting minutes. Ayes 4, Opposed 0, Abstain 0, Absent 1. MOTION CARRIED.

B. Review and recommendation to Town Board of CSM for Barry/Janet Duch, N6135 County Rd D—Split of tax parcel No. 160028800 into 2 parcels. Lot 1-proposed-Approx. 3.17 acres/404.22 ft. road frontage, Lot 2-proposed-Approx. 35.89 acres/594.54 ft. road frontage.

Vice Chairman Gitter stated that both parcels, after the split, would conform to the Town's Lot size ordinance. After some discussion; Motion made by Close, seconded by Young, to approve the split of tax parcel no. 160028800 into two parcels, for Barry/Janet Duch. Ayes 4, Opposed 0, Abstain 0, Absent 1. MOTION CARRIED.

C. Information only:

1. Shoreland Zoning Permit issued---Paul Reichel---Small Shed---N6170 County Road W

The permit was reviewed with not questions.

2. Preliminary CSM---Sharon Hintzke---Proposed lot split---N5064/N5072 Hintzke Road---tax parcel No. 160047400. Lot 1 is split zoned and a re-zone would be needed to correct the split zone or a reconfigured lot to follow existing zoning lines will be required.

This CSM as proposed does not conform to the County's Zoning ordinance and is denied. This will go back to the Hintzke's and the surveyor for a possible re-zone or a reconfigured lot.

Future Agenda Items: Discussion/Action on future agenda items? None

Adjournment/Calendar: Next Planning Commission meeting as needed

The clerk stated that the next PC meeting would be on Monday, September 1st which is Labor Day. It was the consensus of the Plan Commission to change the date of the meeting to Thursday, September 4th, if needed.

Motion made by Siewert, seconded by Close, to adjourn at 6:20 p.m. Ayes 4, Opposed 0, Abstain 0, Absent 1. MOTION CARRIED.

These minutes were taken and recorded by Lynette Gitter and were approved this 4th day of August, 2025 by:

_____ Absent _____	Gary Coroneos, Chairman _____	Paul Gitter, Vice-Chairman
_____	Mike Siewert	_____ Donna Young
_____	Joe Close	