



**AGENDA  
GREEN BAY- SCOTT  
JOINT PLAN COMMISSION  
Wednesday, October 23, 2024  
Scott Town Hall  
5:30 p.m.**



**MEMBERS:**

Ed Dorff, Jerry Hruska, Eric Rakers, Dan Spielman, Ken Rovinski, and Tom Nelson

**APPROVAL OF THE AGENDA:**

Approval of the Agenda for the October 23, 2024 meeting of the Green Bay-Scott Joint Plan Commission.

**APPROVAL OF MINUTES:**

Approval of the minutes from the February 3, 2022, meeting of the Green Bay-Scott Joint Plan Commission.

**COMMUNICATIONS:**

**NEW BUSINESS:**

1. Election of Officers – Chairperson and Vice-Chairperson.
2. Introductions and Joint Plan Commission background, duties, and responsibilities
3. Review/Take Action on a request for a 2-lot Certified Survey Map (CSM) located at 4576 Church Rd. (Parcel SC-450-3). Janet and Wayne Harrig, applicants.
4. Review/Take Action on a request for a 4-lot Certified Survey Map (CSM) located on Parcel SC-230 (fronting on Edmund Road, west of the intersection of Edmund Rd. & Metzler Ct.) Submitted by McNulty Surveying on behalf of Melvin & Geraldine Deprey Trust.
5. Review/Take Action on amendments to the University Heights Covenants.

**INFORMATIONAL:**

Please take notice that it is possible that a quorum of members of the Scott Town Board and probable that a quorum of the Town Plan Commission will attend this meeting. Members of the Scott Town Board and Plan Commission who may be present will not take action on any matter but will attend the meeting as members of the Citizens Advisory Committee.

Any person wishing to attend who, because of a disability, requires special accommodation should contact the Town of Scott at 920-406-9380 at least 48 hours before the scheduled meeting time so that arrangements can be made.

**MINUTES**  
**GREEN BAY-SCOTT JOINT PLAN COMMISSION**  
**Wednesday, February 20, 2019**  
**Scott Town Hall**  
**5:00 p.m.**

**MEMBERS PRESENT:** Ed Dorff, Eric Rakers, Jerry Hruska and Ken Rovinski.

**MEMBERS EXCUSED:** Dale Herold

**OTHERS PRESENT:** Dave Cerny (Town of Scott Staff), Dave Buck (City of Green Bay Staff), Seth Lenss, Joe Moore (via Zoom)

**APPROVAL OF AGENDA:**

A motion was made by K. Rovinski and seconded by E. Rakers to approve the Agenda of February 3, 2022. Motion carried 4-0.

**APPROVAL OF MINUTES:**

Approval of the minutes from the February 19, 2019, Green Bay-Scott Joint Plan Commission meeting.

A motion was made by E. Rakers and seconded by J. Hruska to approve the minutes of the February 20, 2019, Green Bay-Scott Joint Plan Commission meeting. Motion carried 4-0.

**REGULAR BUSINESS:**

- 1. Discussion and action on the annual election of officers on the Joint Plan Commission per Exhibit C of the Boundary Agreement between the City of Green Bay and the Town of Scott - Chair, Vice-Chair, and Secretary.**

A motion was made by E. Rakers seconded by J. Hruska to elect D. Herold as Chair. Motion carried 4-0.

A motion was made by Hruska seconded by E. Dorff to elect E. Rakers as Vice-Chair. Motion carried 4-0.

Secretary position to remain vacant.

- 2. Consideration with possible action of a request to amend the City of Green Bay's Comprehensive Plan for property located in the 4000 Block of Champeau Road (Parcel No. 22-SC490) from commercial to light industry, submitted by Seth Lenss, ICS Properties, LLC, petitioner, on behalf of Joe Moore, agent for the property owners.**

Excerpt from Staff Report:

The proposed Comprehensive Plan amendment would allow for the future rezoning of the property for light manufacturing uses. Petitioners overall goal is to develop self-service storage/warehousing use.

The Green Bay Smart Growth Comprehensive Plan recommends commercial land- use for the subject property as well as all adjoining lands.

The subject 10.8 acre parcel is located at the 4000 Block of Champeau Road adjacent on the east side of northbound State Trunk Highway 54/57. Wequiock Creek runs along the north end of the property. Lands located within the City of Green Bay to the north and northeast is the University Heights Commerce Center currently developed with a medical center. Lands located within the Town of Scott to the south include Tillman Wholesale and Nursery along the highway, a sign company, multi-tenant commercial and residential homes along the southwest corner of Maloney Road and Champeau Road.

City and Town staff have evaluated the request and collectively believe the Comprehensive Plan land-use change from commercial to light industrial may create a detriment for the surrounding neighborhood as a “spot” land use change is not consistent with surrounding land uses and existing or future zoning. We would like to stress that the Joint Plan Commission should not simply consider just the proposed warehousing use but all the uses allowed in the district. The University Heights Commerce Center Light Manufacturing zoning permits much more intense land-uses than the Mixed-Use zoning and changing categories for this parcel isolates a light industrial use that is not consistent with the envisioned future development in this area of the University Heights Commerce Center. The proposed amendment is not consistent and does not provide a transition to existing and proposed uses.

The roadway network (Maloney then Champeau) is not designed for higher volume or heavy truck traffic, which could be part of the various light manufacturing land-uses allowed. Additionally, the subject property is large enough to support a plethora of commercial or residential activities and has extremely high visibility with substantial highway frontage and staff feels that manufacturing/warehousing uses are not the highest and best uses of the property.

Applicant: Seth Lenss & Joe Moore

S. Lenss explained that he is proposing self-storage development. He explained:

- ~ That the 10 acre parcel change would not be significant impact on the area.
  - ~ The Town had changed 2 of the parcels to Commercial.
  - ~ His proposal would not create significant traffic.
  - ~ The site has water available but does not have access to the sewer line, without significant cost.
  - ~ His proposal of self-storage would not require sewer lines.
- In closing he is asking for the change in classification.

Neighbor provided an e-mail comment:

*Hello, we are the neighbors to the East of the property and would be most affected by the project.*

*We support the development!*

*Sincerely,*

*Frank and Doris*

Arcuri

Joe Moore, (Realtor listing the property): Explained how, as the Real Estate Listing Agent there have been no willing buyers due to the cost of extending the sewer line. He provided other examples of developments in the area.

Discussion by JPC:

Rakers: Asked staff if they feel there is already too much commercial in the area, and what is the best future land use.

Buck: Explained that the Comprehensive Plan will soon be updated and the land uses in the Joint Planning Area should also be updated.

Cerny: Explained the historic process of including the neighbors with the original planning maps and proposed uses. A change and re-visit to these plans should include the residents and the land owners.

Dorff: Asked about stormwater management due to the large amount of proposed impervious surfaces.

Buck: explained that it is a conceptual plan and that level of detail has not yet been developed.

Rovinski: asked if the Town and the City had discussed how to improve the area with Sewer (and water) and he asked if there is Federal money that would be available.

Buck: Explained that originally the City was going to improve the area thru the use of TIF monies.

Cerny: The Town has been researching some of the same questions about Federal money and infrastructure improvements and is interested in further discussing.

Dorff: Asked for clarification on the process; if this were approved would it go the the Plan Commission. Staff responded yes.

A motion was made by E. Rakers and seconded by Rovinski to deny the request to amend the City of Green Bay's Comprehensive Plan.

Discussion:

Moore addressed the JPC stating that a development like this would be a catalyst for future development, and provide an example of what land values should actually be priced at (being purchased for \$35,000 per acre).

Dorff: Started this meeting looking to have questions answered, which he felt were answered, he would be in favor of the request.

Motion carried 3-1.

## **INFORMATIONAL**

### **1. Joint Plan Commission background discussion**

D. Buck and D. Cerny summarized the background of the Joint Plan Commission, its roles, and its duties. The formation of the Joint Plan Commission is tied to the Boundary Agreement between the City and the Town. That Agreement was approved by the City and the Town on March 3, 2003, and the Joint Plan Commission had their first meeting on October 1, 2003.

Rakers: emphasizes that the Joint Planning Commission has had a good working relationship and the City and the Town has worked together throughout the parcel.

## **ADJOURNMENT:**

A motion was made by Rovinski and seconded by Hroska to adjourn the meeting. Motion carried 4-0.

Meeting adjourned at 6:13 p.m.



**Staff Report to the  
GREEN BAY- SCOTT  
JOINT PLAN COMMITTEE  
Wednesday, October 23, 2024  
Scott Town Hall  
5:30 p.m.**



**Agenda Item #1 – Election of Officers – Chairperson and Vice-Chairperson.**

**Staff Comments:** Since the Joint Planning Committee (JPC) has not met since 2022 a Chair and Vice-Chair will need to be elected. It has been the past practice of the JPC to elect one position from each community and alternate with each election.

**Staff Recommendation:** Since this meeting is occurring late in the calendar year the election can be for the rest of 2024 through 2025. This would be at the JPC's discretion.

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**Agenda Item #2 – Introductions and Joint Plan Commission background, duties, and responsibilities.**

**Staff Comments:** Since there are new members on the Joint Planning Committee and the Committee has met only periodically over the last several years, staff would like to summarize the history and purpose of the JPC.

The formation of the Joint Planning Area (JPA) and the Joint Planning Committee (JPC) is tied to the Boundary Agreement between the City and the Town. That Agreement was approved by the City and the Town on March 3, 2003, and the JPC had their first meeting on October 1, 2003.

The JPA is an area comprised of lands within both City's and the Town's jurisdiction. The JPA is to be developed with an overall Master Plan *"...that will be a general guide that will describe the 'look and feel' of the area, with the intention that future land uses are determined by the 'best-use' of the land."*

Management of the Plan: *"A joint planning committee (JPC) should be established that would be responsible for the Plan and for reviewing proposals in the joint planning area."*

Given the scope outlined in this agreement and the fact that this planning process began over 20 years ago there is a need to review concepts, plans, and land use recommendations. Future meetings can be focused on exploring these efforts in more detail.

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**Agenda Item #3 – Review/Take Action on a request for a 2-lot Certified Survey Map (CSM) located at 4576 Church Rd. (Parcel SC-450-3). Janet and Wayne Harrig, applicants.**

**Staff Comments:** The request is for a 2-lot CSM, located on the south side of Church Rd., east of Craanen Rd. The parent parcel consists of 19.48 acres with an existing single family home locate on the south end of the property. The proposal is to create a new vacant 5.04 acre parcel along Church Road. The remainder of the parent parcel will consist of 14.44 acres. The property is Zoned A-1 General Agriculture; the parcel sizes and road frontage conform to Zoning District.

**Staff Recommendation:** Staff recommends approval as submitted.

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**Agenda Item #4** – Review/Take Action on a request for a 4-lot Certified Survey Map (CSM) located on Parcel SC-230 (fronting on Edmund Road, west of the intersection of Edmund Rd. & Metzler Ct.) Submitted by McNulty Surveying on behalf of Melvin & Geraldine Deprey Trust.

**Staff Comments:** The request is for a 4-lot CSM, located along Edmund Drive, south of Algoma Road, west of Metzler Court. The parent parcel consists of approximately 13 acres, the 4 new parcels total approximately 2.7 acres (0.67-0.68 acres each) leaving 10 acres undeveloped. The entire area is zoned R-1 Residential, each of the proposed parcels conform to the R-1 Zoning District.

**Staff Recommendation:** Staff recommends approval.

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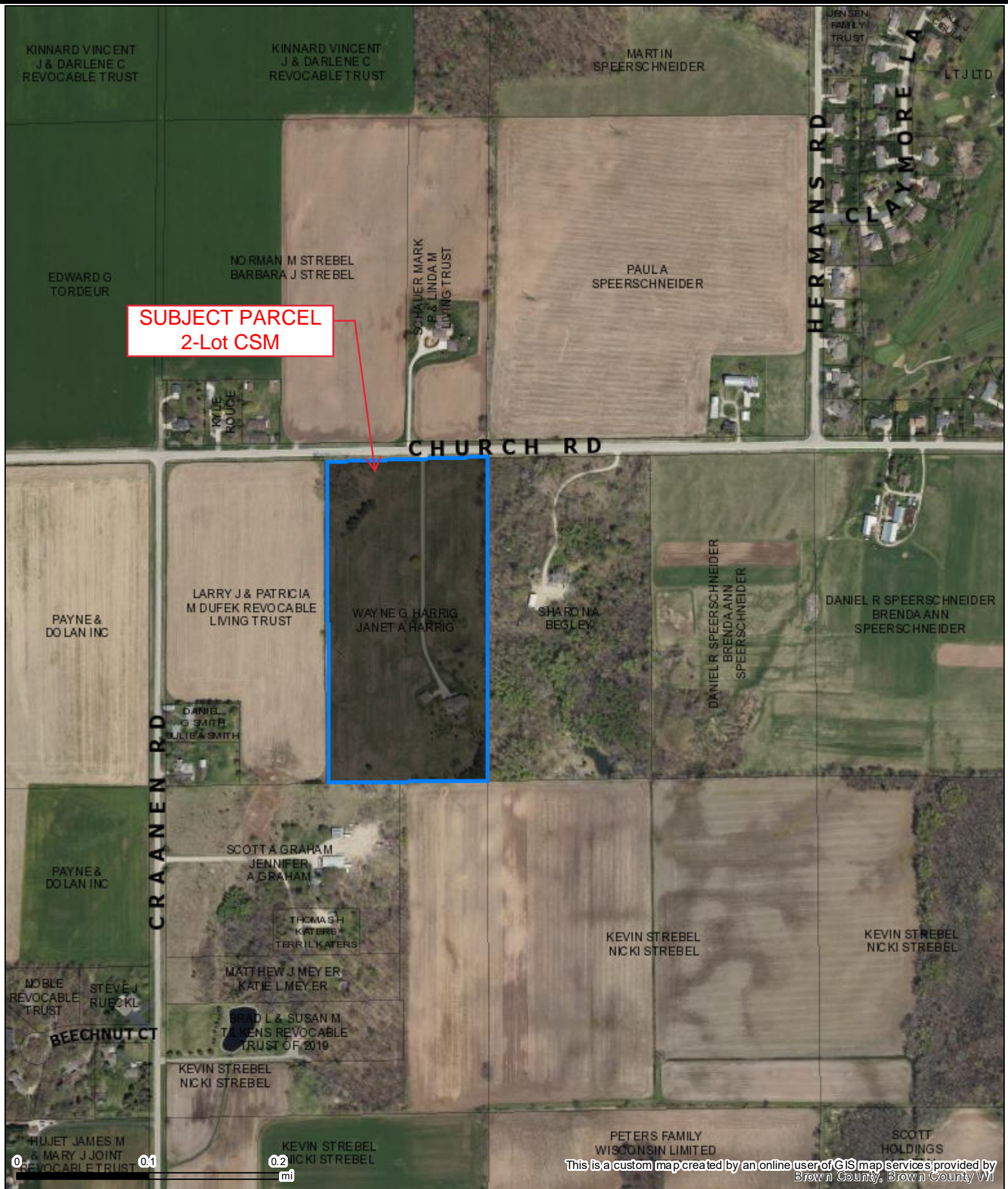
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**Agenda Item #5** – Review/Take Action on amendments to the University Heights Covenants.

**Staff Comments:** Staff will provide an overview of the existing Covenants with recommended updates. The covenants apply to the land entirely within the City's jurisdiction, east of the STH 54/57 interchange.

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**SUBJECT PARCEL**  
2-Lot CSM

This is a custom map created by an online user of GIS map services provided by Brown County, Brown County WI

**Agenda Item #3**  
Map printed on 10/17/2024

**1:6,000**  
1 inch = 500 feet\*  
1 inch = 0.0947 miles\*  
*\*original page size: 8.5"x11"*  
*Appropriate format depends on zoom level*

**Parcel ownership key**

- Parcel Boundary
- Condominium
- Gap or Overlap
- "hooks" indicate parcel ownership crosses a line

- Parcel line
- Right of Way line
- Meander line
- Lines between deeds or lots
- Historic Parcel Line
- Vacated Right of Way

A complete key (legend) is available at:  
[tinyurl.com/BrownDogLegend](http://tinyurl.com/BrownDogLegend)

(920) 448-6480  
[www.browncountywi.gov](http://www.browncountywi.gov)

# PRELIMINARY

## CERTIFIED SURVEY MAP

PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4,  
SECTION 17, T24N-R22E, BEING LOCATION IN THE TOWN OF  
SCOTT, BROWN COUNTY, WISCONSIN.

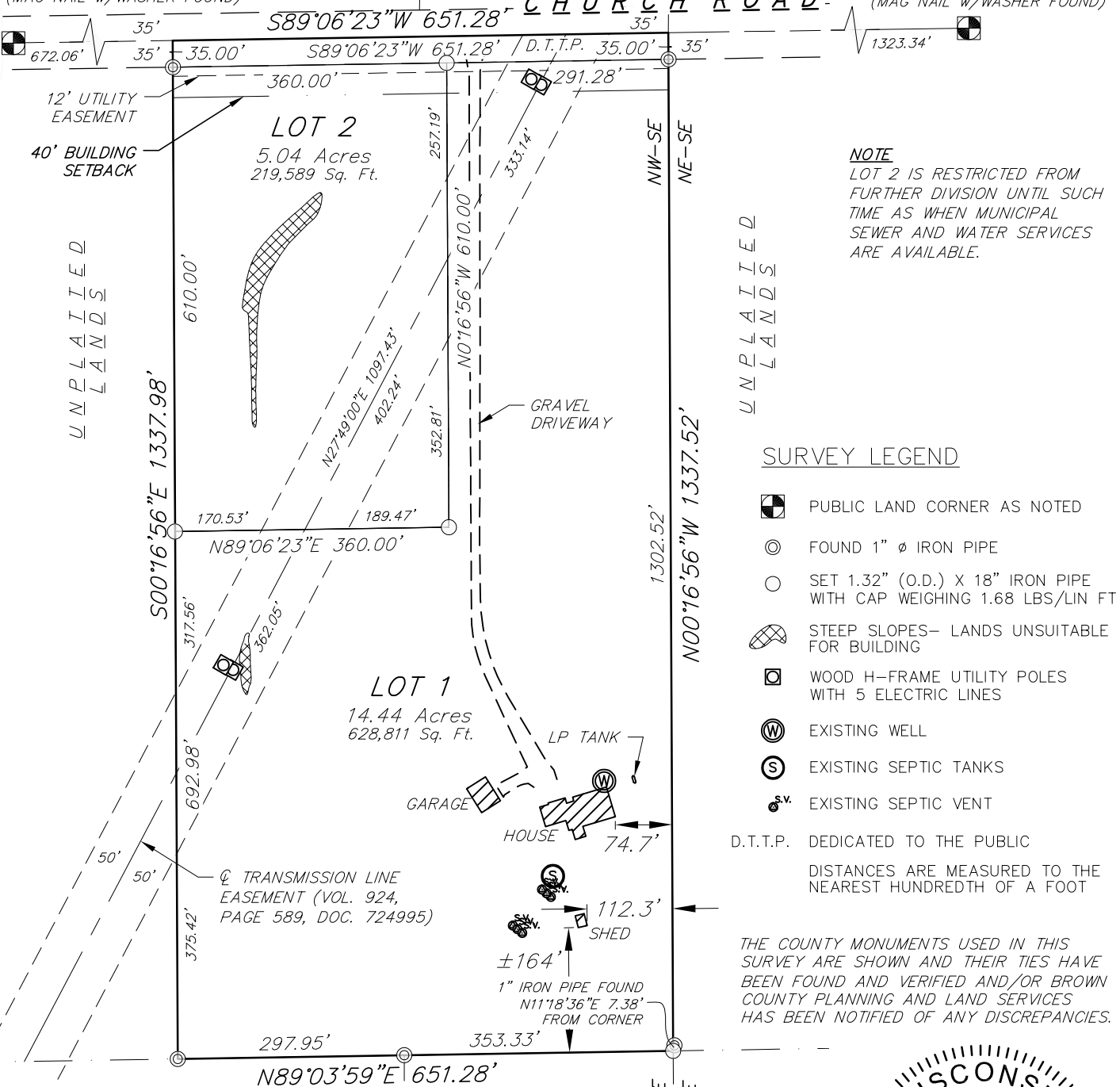


BEARINGS ARE BASED UPON THE  
WISCONSIN COUNTY COORDINATE  
SYSTEM, BROWN COUNTY, THE NORTH  
LINE OF THE SE 1/4 OF SECTION  
17-24-22 MEASURED  
AS BEARING S89°06'23"W

UNPLATTED  
LANDS

CENTER OF SECTION 17  
T24N-R20E  
(MAG NAIL w/WASHER FOUND)

EAST 1/4 CORNER OF  
SECTION 17, T24N-R20E  
(MAG NAIL w/WASHER FOUND)

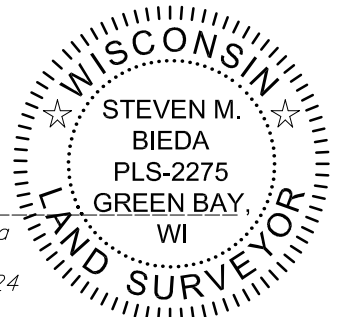
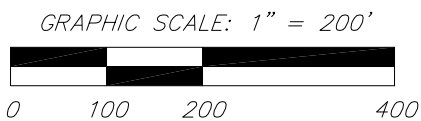


**NOTE**  
LOT 2 IS RESTRICTED FROM  
FURTHER DIVISION UNTIL SUCH  
TIME AS WHEN MUNICIPAL  
SEWER AND WATER SERVICES  
ARE AVAILABLE.

### SURVEY LEGEND

- PUBLIC LAND CORNER AS NOTED
- FOUND 1" Ø IRON PIPE
- SET 1.32" (O.D.) X 18" IRON PIPE WITH CAP WEIGHING 1.68 LBS/LIN FT
- STEEP SLOPES- LANDS UNSUITABLE FOR BUILDING
- WOOD H-FRAME UTILITY POLES WITH 5 ELECTRIC LINES
- EXISTING WELL
- EXISTING SEPTIC TANKS
- EXISTING SEPTIC VENT
- D.T.T.P. DEDICATED TO THE PUBLIC
- DISTANCES ARE MEASURED TO THE NEAREST HUNDREDTH OF A FOOT

THE COUNTY MONUMENTS USED IN THIS SURVEY ARE SHOWN AND THEIR TIES HAVE BEEN FOUND AND VERIFIED AND/OR BROWN COUNTY PLANNING AND LAND SERVICES HAS BEEN NOTIFIED OF ANY DISCREPANCIES.



Steven M. Bieda  
PLS-2275  
August 21, 2024

C:\Users\kbrauer\appdata\local\Temp\AcPublish\_25360\240476 CSM 072924.dwg by: kbrauer 22 Aug 2024 - 10:26a

TAX PARCEL: SC-450-3  
FIELDWORK COMPLETED: 8/12/24

**vierbicher**  
planners | engineers | advisors



Job #: 240476  
Date: 7/30/2024  
Rev: MM/DD/YYYY  
Drafted By: BBEI  
Checked By: MAND

SURVEYED FOR:  
Janet Harrig  
4576 Church Road  
New Franken, WI  
DRAWING # L-12312

SURVEYED BY:  
Vierbicher Associates, Inc.  
400 Security Blvd, Ste 1  
Green Bay, WI 54313  
(920) 434-9670

**SHEET**  
1 OF 4

© Vierbicher Associates, Inc.

# CERTIFIED SURVEY MAP

PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4, SECTION 17, T24N-R22E,  
BEING LOCATION IN THE TOWN OF SCOTT, BROWN COUNTY, WISCONSIN.

## SURVEYOR'S CERTIFICATE

I, Steven M. Bieda, Professional Land Surveyor, PLS-2275, do hereby certify that I have surveyed, divided and mapped part of the Northwest 1/4 of the Southeast 1/4 of Section 17, T24N-R22E, Town of Scott, Brown County, Wisconsin, more fully described as follows:

Commencing at the East 1/4 corner of said Section 17; thence S89°06'23"W, 1323.34 feet along the North line of the Northeast 1/4 of the Southeast 1/4 of said Section to the Northeast corner of the Northwest 1/4 of the Southeast 1/4 of said Section and the POINT OF BEGINNING; thence continuing S89°06'23"W, 651.28 feet along said North line; thence S00°16'56"E, 1337.98 feet to the South line of said Northwest 1/4 of said Southeast 1/4; thence along said South line N89°03'59"E, 651.28 feet to the Southeast corner of said Northwest 1/4; thence N00°16'56"W, 1337.52 feet along the East line of said Northwest 1/4 to the POINT OF BEGINNING.

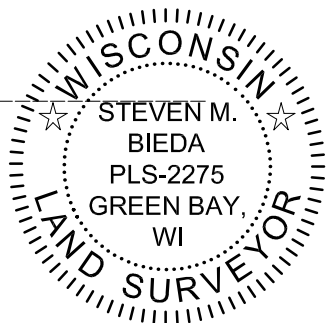
Parcel contains 871,195 square feet / 20.00 acres more or less.

Road dedication 22,795 square feet / 0.52 acres more or less.

Parcel is subject to easements and restrictions of record.

That such plat is a correct representation of all the exterior boundaries of the land survey and the division thereof. That I have made such a survey, land division and plat by the direction of the owners listed hereon. That I have fully complied with the provisions of Chapter 236, section 236.34 of the Wisconsin Statutes, the Town of Scott, and the Brown County Planning Commission code in surveying, dividing and mapping the same.

Steven M. Bieda  
PLS-2275  
August 21, 2024



## GENERAL NOTES

1. Lots 1 and 2 contain steep slopes that are unsuitable for building. No development shall occur in areas labeled 'Steep Slope-Lands Unsuitable for Building' unless a geotechnical study is submitted to and approved by Brown County Planning Commission.
2. The property owners, at the time of construction, shall implement the appropriate soil erosion control methods outlined in the Wisconsin Construction Site Erosion and Sediment Control Technical Standards (available from the Wisconsin Department of Natural Resources) to prevent soil erosion. However, if at the time of construction the Town has adopted a soil erosion control ordinance, it shall govern over this requirement. This provision applies to any grading, construction, or installation-related activities.
3. Development on Lot 2 requires public sewer and water be available OR acquisition of all state, county, and/or municipal permits concerning onsite sewage disposal systems for sanitary waste disposal.

## RESTRICTIVE COVENANTS

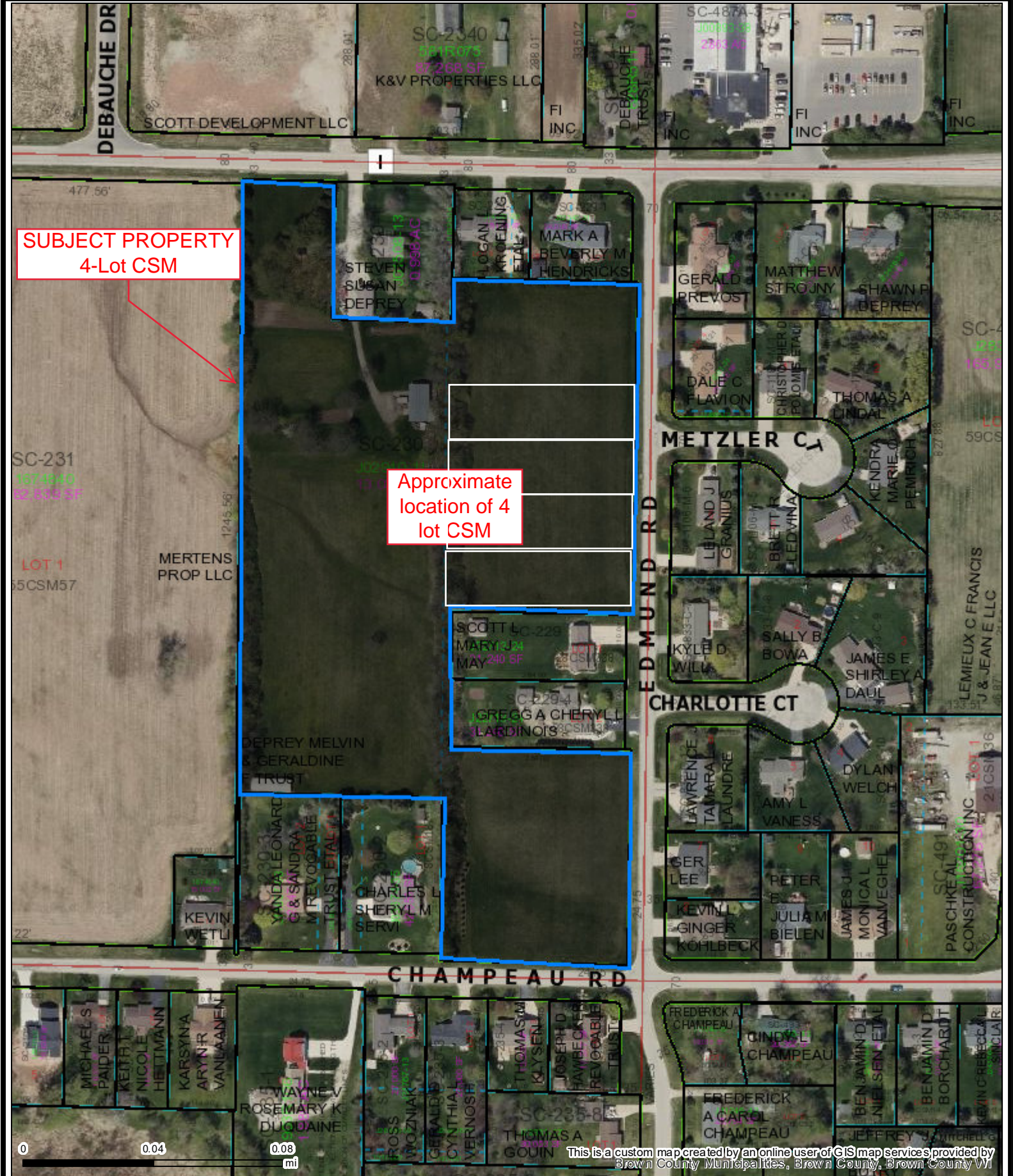
1. The land on all side and rear lot lines of all lots shall be graded by the lot owner and maintained by the abutting property owners to provide for adequate drainage of surface water.
2. No poles, pedestals or buried cable are to be placed so as to disturb any survey stake or obstruct vision along any lot lines or street line, a disturbance of a survey stake by anyone is a violation of section 236.32 of the Wisconsin Statutes.

22 Aug 2024 - 10:26a C:\Users\kbrauer\appdata\local\Temp\AcPublish\_26360\_240476 CSM 072924.dwg by: kbrauer









**SUBJECT PROPERTY**  
4-Lot CSM

Approximate  
location of 4  
lot CSM

**Agenda Item #4**

Map printed on 10/17/2024

**1:2,400**

**1 inch = 200 feet\***

**1 inch = 0.0379 miles\***

*\*original page size: 8.5"x11"*  
*Appropriate format depends on zoom level*

**Parcel ownership key**

- Parcel Boundary
- Condominium
- Gap or Overlap
- "hooks" indicate parcel ownership crosses a line

- Parcel line
- Right of Way line
- Meander line
- Lines between deeds or lots
- Historic Parcel Line
- Vacated Right of Way

This is a custom map created by an online user of GIS map services provided by Brown County Municipalities, Brown County, Brown County WI

A complete key (legend) is available at:  
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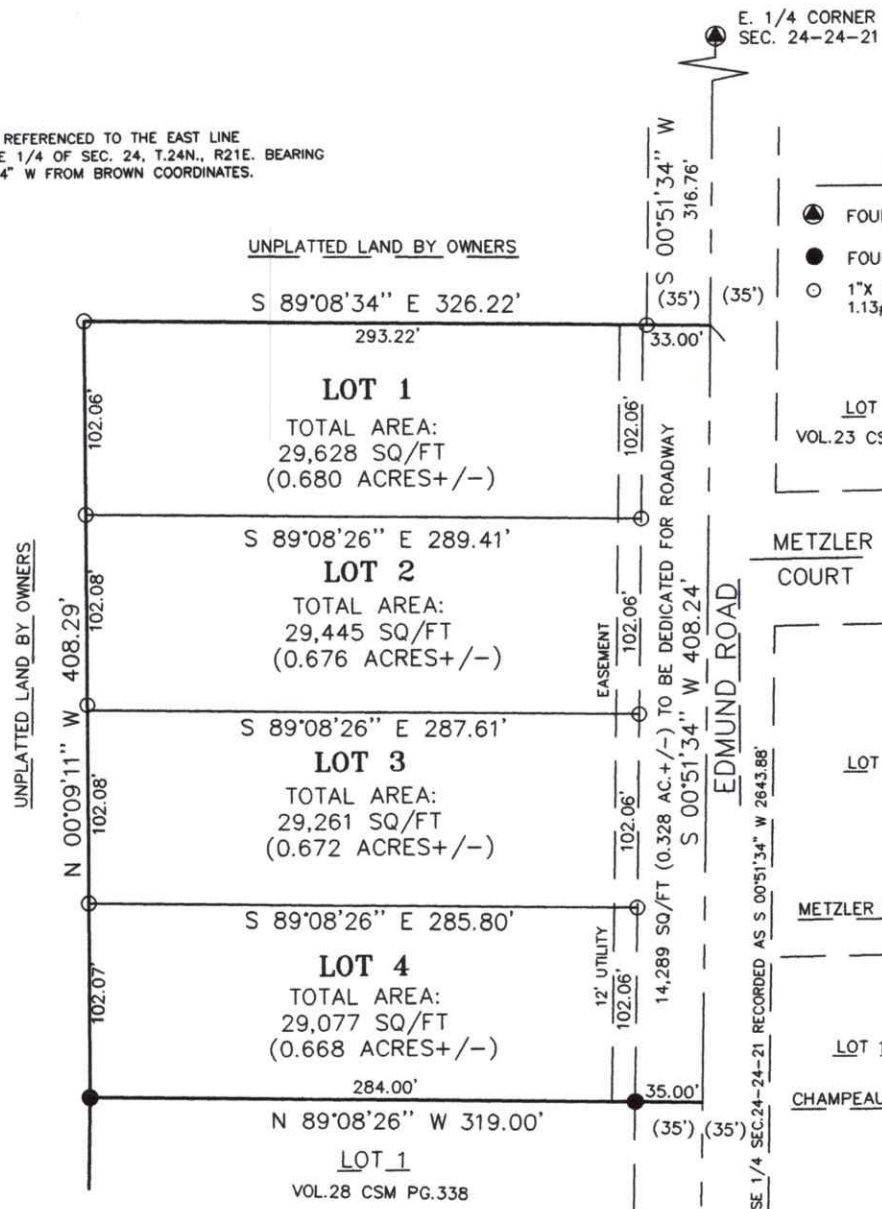
(920) 448-6480  
[www.browncountywi.gov](http://www.browncountywi.gov)

PRELIMINARY

CERTIFIED SURVEY MAP NO. \_\_\_\_\_  
IN PART OF THE NE 1/4 OF THE SE 1/4 OF SECTION 24,  
T.24 N., R.21 E., TOWN OF SCOTT, BROWN COUNTY, WISCONSIN.

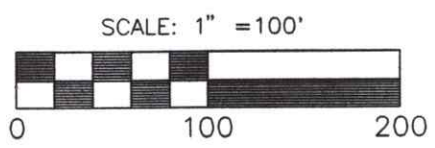


BEARINGS REFERENCED TO THE EAST LINE  
OF THE SE 1/4 OF SEC. 24, T.24N., R21E. BEARING  
S 00°51'34" W FROM BROWN COORDINATES.



LEGEND

- FOUND "MAG" NAIL W/WASHER
- FOUND IRON PIPE (1' O.D. UNLESS NOTED)
- 1" X 18" IRON PIPE SET WEIGHING 1.13#/LIN.FT. W/ ID CAP



OWNERS:  
MELVIN & GERALDINE F. DEPREY TRUST  
3866 ALGOMA ROAD  
NEW FRANKEN, WI. 54229



McNULTY SURVEYING & MAPPING LLC  
300 E. PARK STREET  
FORESTVILLE, WI. 54213  
(920) 856-6711

PART OF PARCEL NO. SC-230  
SHEET 1 OF 3

FD. 2" I.P.  
S.E. CORNER  
SEC.24-24-21



*Terrence J. McNulty*  
6-19-24

CERTIFIED SURVEY MAP NO. \_\_\_\_\_  
IN PART OF THE NE¼ OF THE SE ¼ OF SECTION 24, T.24 N., R.21 E.,  
TOWN OF SCOTT, BROWN COUNTY, WISCONSIN.

**SURVEYOR'S CERTIFICATE**

I, Terrence J. McNulty, professional land surveyor, hereby certify: That I surveyed, divided and mapped in part of the NE ¼ of the SE ¼ of Section 24, T. 24 N., R. 21 E., Town of Scott, Brown County, State of Wisconsin.

Described as follows: Commencing at the East ¼ corner of said section; thence S 00°51'34" W along the East line of said Southeast ¼ section 316.76 feet to the point of beginning; thence continuing S 00°51'34" W along said East line 408.24 feet; thence N 89°08'26" W 319.00 feet to the Northwest corner of Lot 1 certified survey map 4489 recorded in volume 28, page 338, document # 1336840; thence N 00°09'11" W 408.29 feet; thence S 89°08'34" E 326.22 feet to the point of beginning. Said parcel containing 137,700 square feet, 3.024 acres of land more or less.

I further certify that this map is a correct representation of the exterior boundaries and the division thereof, that I have made this survey by the order of Steve Deprey, and that I fully complied with the provisions of Chapter 236.24 of the Wisconsin Statutes and the land division ordinances of the Brown County, and the Town of Scott in surveying, dividing, and mapping the same.

Dated this 19th day of June 2024

Terrence J. McNulty  
Terrence J. McNulty, P.L.S. No. 2339



**OWNER'S CERTIFICATE**

As trustees of the Melvin & Geraldine F. Deprey Trust, we hereby certify that we caused the land described on this plat to be surveyed, divided, dedicated and mapped as represented on this Certified Survey Map. I also certify that this Certified Survey Map is required by s.236.10 or s.236.12 to be submitted to the following for approval or objection. Town of Scott, and Brown County Planning Commission.

Dated this \_\_\_\_\_ day of \_\_\_\_\_ 2024

\_\_\_\_\_  
Steven Deprey  
STATE OF WISCONSIN

\_\_\_\_\_  
Sandra Yanda

COUNTY OF \_\_\_\_\_

Personally came before me this \_\_\_\_\_ day \_\_\_\_\_, 2024, the above named Steven Deprey and Sandra Yanda, trustees of the Melvin & Geraldine F. Deprey Trust,

\_\_\_\_\_  
To me know to be the persons who executed the foregoing instrument and acknowledged the same.

\_\_\_\_\_  
Print or Type Name: \_\_\_\_\_  
Notary Public, State of Wisconsin  
My Commission Expires \_\_\_\_\_

CERTIFIED SURVEY MAP NO. \_\_\_\_\_  
IN PART OF THE NE¼ OF THE SE ¼ OF SECTION 24, T.24 N., R.21 E.,  
TOWN OF SCOTT, BROWN COUNTY, WISCONSIN.

Certificate of the Town of Scott

Resolved, that the map described hereon in the Town of Scott, Melvin & Geraldine F. Deprey Trust, owner, has been submitted and approved by the Town of Scott

Date \_\_\_\_\_ Approved \_\_\_\_\_

(Town Chair/Clerk)  
Town of Scott

Certificate of the Brown County Treasurer

As duly elected Brown County Treasurer, I hereby certify that the records in our office show no unredeemed taxes, and no unpaid or special assessments affecting any of the lands included in this Certified Survey Map as of the date listed below.

Date \_\_\_\_\_ Approved \_\_\_\_\_

Charles Mahlik, County Treasurer

Certificate of the Brown County Planning Commission

This certified survey map in the Town of Scott, Melvin & Geraldine F. Deprey Trust, owner, has been submitted and approved by the County Planning Commission.

Date \_\_\_\_\_ Approved \_\_\_\_\_

Devin Yoder, Senior Planner


Notes:

The property owners, at the time of construction, shall implement the appropriate soil erosion control methods outlined in the "Wisconsin Construction Site Erosion and Sediment Control Technical Standards" (available from the Wisconsin Department of Natural Resources) to prevent soil erosion. However, if at the time of construction the Town has an adopted soil erosion control ordinance, it shall govern over this requirement. This provision applies to any grading, construction, or installation-related activities.

Restrictive covenant:

The land on all side and rear lot lines of all lots shall be graded by the lot owner and maintained by the abutting property owners to provide for adequate drainage of surface water.

The construction of structures which rely upon onsite sewerage disposal systems for sanitary waste disposal shall be prohibited until all state, county, and municipal regulations have been met and a sanitary permit has been issued by the Brown County Zoning Administrator's Office.



TERRENCE J.  
MCNULTY  
S-2339  
FORESTVILLE  
WI

T. J. McNulty  
6-19-24