

## NOTICE OF MEETING

### SHEBOYGAN COUNTY EXECUTIVE COMMITTEE

**April 23, 2025**

**2:00 P.M.**

Administration Building  
508 New York Ave  
Sheboygan WI 53081  
Room 302

**Remote Access:**+1 609-795-1671

**Meeting ID:** 834 616 178#

**Virtual:** [meet.google.com/kpu-inoi-hwd](https://meet.google.com/kpu-inoi-hwd)

Members of the Committee may be appearing remotely. Persons wanting to observe the meeting are encouraged to listen remotely.

### **\*AGENDA\***

Call to Order

Certification of Compliance with Open Meeting Law

Correspondence

Approval of Minutes for the March 18th, 2025 Executive Committee Meeting

Consideration of Amsterdam Dunes Wetland Mitigation Bank Credit Sale

Consideration of Resolution No. 01 - Authorizing Land Swap for Redevelopment Project of the Shoreland 400 Rail Trail

Consideration of Ordinance No. 02 - Amending Shoreland Ordinance in Section 2, Town of Plymouth (620 Square Feet of Property-Construction of a driveway over Otter Creek associated with the development of a new residential property)

Consideration of Ordinance No. 03 - Amending Chapter 73 Floodplain Zoning Ordinance

Consideration of Appointment to Property Committee

Discussion on Office Hours for County Offices

County Administrator's Report

*(The County Administrator's Report is a summary of key activities. No action will be taken by the Executive Committee resulting from the report, unless it is a specific item on the agenda.)*

Consideration and Approval of Attendance at Other Meetings/Functions

Review and Approve Vouchers

*Posted on 4/17/2025 at 10:00am*

Next Meeting Date: To Be Determined

Adjournment

Prepared by:  
Natalie Van Dyke  
Recording Secretary

Keith Abler  
Committee Chairperson

A majority of the members of the County Board of Supervisors or any of its committees may be present at this meeting, and it is likely that a majority of the Finance committee will be present, at this meeting to listen, observe and participate. If a majority of any such body is present, their presence constitutes a "meeting" under the Open Meeting Law as interpreted in *State ex rel. Badke v. Greendale Village Board*, 173 Wis. 2d 553 (1993), even though the visiting body will take no action at this meeting.

If listed as an agenda item, the "Administrator's Report" is a summary of key activities for the previous month and planned for upcoming months including performance evaluations, liaison committee issues and County Board issues. No action will be taken by the Executive committee resulting from the report unless it is a specific item on the agenda.

Persons with disabilities needing assistance to attend or participate are asked to notify the County Board Chairman/County Administrator's Office at 920-459-3103 prior to the meeting so that accommodations may be arranged.

## SHEBOYGAN COUNTY EXECUTIVE COMMITTEE MINUTES

Administration Building  
508 New York Ave  
Sheboygan, WI 53081  
Room 302

**March 18, 2025**

**Called to Order: 3:30 PM**

**Adjourned: 3:45 PM**

MEMBERS PRESENT: **In Person:** Keith Abler, William Goehring, Curt Brauer, and Edward Procek

**Remote:** None

MEMBERS ABSENT: Kathleen Donovan

ALSO PRESENT: **In Person:** Amber-Lee Gamotis, Aaron Brault, Steve Hatton, Alayne Krause, Emily Stewart, and Natalie Van Dyke

**Remote:** None

Chairman Abler called the meeting to order at 3:30 PM. Natalie Van Dyke certified compliance with the open meeting law. The meeting notice was posted on March 17th, 2025 at 10:00 am.

There was no correspondence to present to the Committee.

Supervisor Brauer made a motion to approve the minutes of the February 21st, 2025 Executive Committee Meeting. Motion seconded by Supervisor Goehring. Motion carried.

The Committee discussed the Amsterdam Dunes Wetland Mitigation Bank Credit Sale. Planning and Conservation Director Aaron Brault gave an overview and answered questions. Supervisor Brauer made a motion to approve the credit sale as presented. Motion seconded by Supervisor Procek. Motion carried.

County Administrator Alayne Krause provided an overview of the recent WI Counties Association and National Counties Association legislative conferences that she attended. She also discussed recent staffing changes, including the resignation of County Board Supervisor Jacob Immel, noting that letters of interest for the vacancy are due by the end of the week. Administrator Krause also provided an update on the ongoing compensation study, highlighting its progress, and reviewed the ERP project. Additionally, she stated that budget estimates and capital plan requests for 2026 are underway. Next, Administrator Krause addressed the Rocky Knoll Foundation, sharing that its dissolution was being discussed. Administrator Krause also reported that Health and Human Services has been expanding its staff and exploring options for additional workspace. Lastly, she discussed the challenges related to the UW gym and fine arts building, specifically concerning shared utilities and accessibility issues.

There were no requests for approval of attendance at special meetings.

Vouchers were reviewed. Supervisor Brauer made a motion to approve the vouchers. Motion seconded by Supervisor Goehring. Motion carried.

The next Executive Committee meeting is scheduled for Wednesday, April 23rd at 2:00 PM.

Supervisor Brauer made a motion to adjourn. Motion seconded by Supervisor Procek. Motion carried.

Natalie Van Dyke, Recording Secretary

William Goehring, Secretary



# ***Sheboygan County*** ***Planning & Conservation Department***

Administration Building

508 New York Avenue

Sheboygan, WI 53081-4126

P: (920) 459-3060

P: (920) 459-1370

F: (920) 459-1371

E: [plancon@sheboygancounty.com](mailto:plancon@sheboygancounty.com)

Director

Aaron C. Brault

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**TO:** Executive Committee Members

**FROM:** Aaron Brault

**DATE:** April 23<sup>rd</sup>, 2025

**RE:** Wetland Mitigation Credit Sale #6

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We have been approached regarding our sixth in-county wetland mitigation bank credit sale. Per the Wisconsin Department of Natural Resources (WDNR) and the US Army Corps of Engineers (USACE), the needed credits for the proposed project is 0.67 fresh wet meadow credits. County Board Resolution 32 (2021/2022) states that the County Administrator is authorized and directed to sell the County's interest in the Amsterdam Dunes Mitigation Bank, subject to Executive Committee approval. The County Administrator and I have met and she supports my recommendation below.

## **Project Information**

Sargento Cheese Inc. (applicant) is proposing to develop a parcel in Plymouth near STH 57 and CTH PP. The development is located in Section 36, Township 15N, Range 21E. The permissions to move forward with a credit purchase needed from WDNR and USACE have been granted to the applicant.

## **Recommendation**

I recommend selling the project's needed credits based on the County Board adopted credit sale policy guidance for **\$53,600**. This amount includes the 20% discount the County Board approved granting local employers looking to expand.

*This amount is derived from the market rate of \$100,000 per credit for wet meadow credits (( $\$100,000 \times 0.67$  credits)  $\times 80\%$  = \$53,600).*

If this sale is approved, the County will have up to 29.64 credits remaining to sell upon various release criteria.

Thank you for your consideration.

COMMITTEE REPORT TO THE COUNTY BOARD

WE, THE EXECUTIVE COMMITTEE

TO WHOM WAS REFERRED RESOLUTION NO: 01

RE: **Authorizing Land Swap for Redevelopment Project of the Shoreland 400 Rail Trail**

HAVE CONSIDERED THE SAME AND RECOMMEND:

- ADDITIONAL TIME BE GRANTED TO CONSIDER THE MATTER
- THE RESOLUTION BE ADOPTED
- FILING WITH THE CLERK
- AMENDING THE RESOLUTION AS FOLLOWS:

RESPECTFULLY SUBMITTED THIS 20th DAY OF May 2025

**EXECUTIVE COMMITTEE**

OPPOSED TO THE REPORT:

CONCURRING IN THE REPORT:

\_\_\_\_\_  
KEITH ABLER

\_\_\_\_\_  
KEITH ABLER

\_\_\_\_\_  
CURT BRAUER

\_\_\_\_\_  
CURT BRAUER

\_\_\_\_\_  
WILLIAM C. GOEHRING

\_\_\_\_\_  
WILLIAM C. GOEHRING

\_\_\_\_\_  
KATHLEEN DONOVAN

\_\_\_\_\_  
KATHLEEN DONOVAN

\_\_\_\_\_  
EDWARD PROCEK

\_\_\_\_\_  
EDWARD PROCEK

1                   SHEBOYGAN COUNTY   RESOLUTION NO. 01 (2025/26)

2  
3           Re:   **Authorizing Land Swap for Redevelopment Project of the Shoreland**  
4               **400 Rail Trail**

5  
6  
7           **WHEREAS**, the Shoreland 400 trail is a 1.67 mile multi-use trail that runs on the Old  
8 Union Pacific rail corridor and is owned by Sheboygan County; and

9  
10          **WHEREAS**, Sheboygan County has been approached by the City of Sheboygan to  
11 provide an in-kind land swap to move a portion of the trail slightly to the west; and

12  
13          **WHEREAS**, the City of Sheboygan proposes to provide to the County land labeled  
14 "Parcel 1-Proposed County Bike Trail Property" on the County Land Transfer Exhibit on file in  
15 the County Clerk's Office in exchange for an approximately .215 acre parcel labeled "Shoreland  
16 400 Rail Trail" on the proposed Land Transfer Exhibit on file in the County Clerk's office; and

17  
18          **WHEREAS**, said swap will help facilitate the redevelopment of the former Mayline  
19 manufacturing site ultimately providing for a stronger tax base and much needed housing; and

20  
21          **WHEREAS**, the City of Sheboygan will replace the Section of the Shoreland 400 Rail  
22 Trial as shown on the exhibit.

23  
24          **NOW, THEREFORE, BE IT RESOLVED** the Sheboygan County Board of Supervisors  
25 authorizes the Sheboygan County Planning and Conservation Director to sign all necessary  
26 documents to effect the proposed land transfer to the City of Sheboygan or the Redevelopment  
27 Authority of the City of Sheboygan.

28  
29                   Respectfully submitted this 15<sup>th</sup> day of April, 2025.

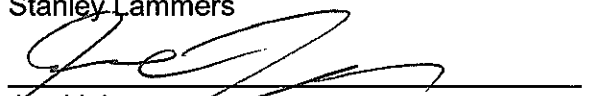
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32                   **PLANNING, RESOURCES, AGRICULTURE, AND EXTENSION COMMITTEE\***

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34   
35 \_\_\_\_\_  
36 Rebecca Clarke, Chairperson

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38 \_\_\_\_\_  
39 Henry Nelson, Vice-Chairperson

37  
38   
39 \_\_\_\_\_  
40 John Nelson, Secretary

38  
39   
40 \_\_\_\_\_  
41 Stanley Lammers

41  
42   
43 \_\_\_\_\_  
44 Joe Liebau

44                                   Opposed to Introduction:

45  
46 \_\_\_\_\_

45  
46 \_\_\_\_\_

47  
48 \*County Board members signing only  
49 C:8453\305647

**FISCAL NOTE**  
**April 2025**

**Resolution No. 1 (2025/26) RE: Authorizing Land Swap for Redevelopment of Project  
of the Shoreland 400 Rail Trail**

**Funding:**

No additional funding is required.

Respectfully Submitted,



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Steve Hatton, Finance Director  
April 15, 2025



COMMITTEE REPORT TO THE COUNTY BOARD

WE, THE EXECUTIVE COMMITTEE

TO WHOM WAS REFERRED ORDINANCE NO: 02

RE: **Amending Shoreland Ordinance in Section 2, Town of Plymouth (620 Square Feet of Property-Construction of a driveway over Otter Creek associated with the development of a new residential property**

HAVE CONSIDERED THE SAME AND RECOMMEND:

- ADDITIONAL TIME BE GRANTED TO CONSIDER THE MATTER
- THE ORDINANCE BE ENACTED
- FILING WITH THE CLERK
- AMENDING THE ORDINANCE AS FOLLOWS:

RESPECTFULLY SUBMITTED THIS 20th DAY OF May 2025

**EXECUTIVE COMMITTEE**

OPPOSED TO THE REPORT:

CONCURRING IN THE REPORT:

\_\_\_\_\_  
KEITH ABLER

\_\_\_\_\_  
KEITH ABLER

\_\_\_\_\_  
CURT BRAUER

\_\_\_\_\_  
CURT BRAUER

\_\_\_\_\_  
WILLIAM C. GOEHRING

\_\_\_\_\_  
WILLIAM C. GOEHRING

\_\_\_\_\_  
KATHLEEN DONOVAN

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KATHLEEN DONOVAN

\_\_\_\_\_  
EDWARD PROCEK

\_\_\_\_\_  
EDWARD PROCEK



47 presented most recently at the public hearing held by the Sheboygan County  
48 Planning, Resources, Agriculture, and Extension Committee on April 8, 2025.

49  
50 Section 3. **Effective Date.** The herein Ordinance shall take effect  
51 upon publication.


52  
53 Respectfully submitted this 15th day of April, 2025.

54  
55 **PLANNING, RESOURCES, AGRICULTURE, AND EXTENSION COMMITTEE\***

56  
57   
58 \_\_\_\_\_  
59 Rebecca Clarke, Chairperson

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61 \_\_\_\_\_  
62 John Nelson, Secretary

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65   
66 \_\_\_\_\_  
67 Henry Nelson, Vice-Chairperson

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70 \_\_\_\_\_  
71 Stanley Lammers

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74 \_\_\_\_\_  
75 Joe Liebau Jr.

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Opposed to Introduction:

\_\_\_\_\_

\_\_\_\_\_

\*County Board members signing only

Countersigned by:

76  
77 \_\_\_\_\_  
78 Keith Abler, Chairperson

**FISCAL NOTE**  
**April 2025**

**Ordinance No. 2 (2025/26) RE: Amending Shoreland Ordinance in Section 2, Town of  
Plymouth**

**Funding:**

No additional funding is required.

Respectfully Submitted,



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Steve Hatton, Finance Director  
April 15, 2025

COMMITTEE REPORT TO THE COUNTY BOARD

WE, THE EXECUTIVE COMMITTEE

TO WHOM WAS REFERRED ORDINANCE NO: 03

RE: **Amending Chapter 73 Floodplain Zoning Ordinance**

HAVE CONSIDERED THE SAME AND RECOMMEND:

- ADDITIONAL TIME BE GRANTED TO CONSIDER THE MATTER
- THE ORDINANCE BE ENACTED
- FILING WITH THE CLERK
- AMENDING THE ORDINANCE AS FOLLOWS:

RESPECTFULLY SUBMITTED THIS 20th DAY OF May 2025

**EXECUTIVE COMMITTEE**

OPPOSED TO THE REPORT:

CONCURRING IN THE REPORT:

KEITH ABLER

KEITH ABLER

CURT BRAUER

CURT BRAUER

WILLIAM C. GOEHRING

WILLIAM C. GOEHRING

KATHLEEN DONOVAN

KATHLEEN DONOVAN

EDWARD PROCEK

EDWARD PROCEK

SHEBOYGAN COUNTY ORDINANCE NO. 03 (2025/26)

Re: **Amending Chapter 73 Floodplain zoning Ordinance**

**WHEREAS**, the Sheboygan County Floodplain Ordinance promotes the public health, safety, convenience and welfare and promotes and protects against uncontrolled development in the floodplain and riverine areas; and

**WHEREAS**, the County Board has authority to adopt floodplain regulations pursuant to Wis. Stat. 59.692, 59.694 and the requirements of 87.30; and

**WHEREAS**, the Planning, Resources, Agriculture and Extension Committee, pursuant to Wis. Stat. 59.69(5)(e), held a public hearing regarding the proposed changes to the County's Floodplain Ordinance on April 8, 2025;.

**NOW, THEREFORE**, the County Board of Supervisors of the County of Sheboygan does ordain as follows:

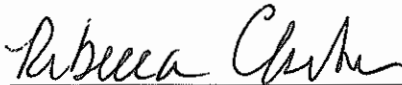
Section 1. **Amending Chapter 73.** Chapter 73 of the Sheboygan County Code of Ordinances is hereby amended as follows (only those Sections or portions of Sections affected appear – deletions indicated by strikeouts; additions by shading):

73.05(2)(b) 4. Flood Storage: Unincorporated Sheboygan County” Sheboygan County and Incorporated Areas Flood Storage Districts Panels 9, ~~10~~, 13 and 14, effective 8/24~~29~~/2024.

Section 2. **Effective Date.** The herein Ordinance shall take effect upon enactment.

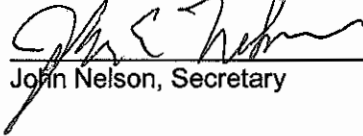
Respectfully submitted this 15th day of April, 2025.

**PLANNING, RESOURCES, AGRICULTURE, AND EXTENSION COMMITTEE\***



Rebecca Clarke, Chairperson

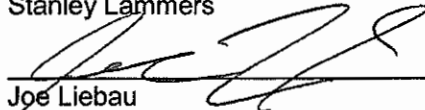
Henry Nelson, Vice-Chairperson



John Nelson, Secretary



Stanley Lammers



Joe Liebau

Opposed to Introduction:

\*County Board members signing only  
Countersigned by:

Keith Abler, Chairperson  
C:8453\313578

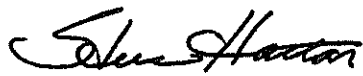
**FISCAL NOTE**  
**April 2025**

**Ordinance No. 3 (2025/26) RE: Amending Chapter 73 Floodplain zoning Ordinance**

**Funding:**

No additional funding is required.

Respectfully Submitted,



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Steve Hatton, Finance Director  
April 15, 2025



# SHEBOYGAN COUNTY

**Keith Abler**  
*County Board Chairman*

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TO THE HONORABLE MEMBERS OF THE SHEBOYGAN COUNTY BOARD:

We, the Executive Committee, do hereby submit for your confirmation the following appointment as a result of the resignation of Jacob Immel:

Property Committee

**Stephanie Arndt, 535 Richmond Ave, Sheboygan Falls, WI 53085**  
*(to fill the unexpired term of Jacob Immel through April 2026)*

Respectfully submitted this 23<sup>rd</sup> day of April, 2025.

## EXECUTIVE COMMITTEE

\_\_\_\_\_  
Keith Abler, Chairman

\_\_\_\_\_  
Curt Brauer, Vice-Chairman

\_\_\_\_\_  
William Goehring, Secretary

\_\_\_\_\_  
Ed Procek, Member

\_\_\_\_\_  
Kathleen Donovan, Member