

## **Newbold Plan Commission May 5, 2022**

A meeting of the Newbold Plan Commission was held on May 5th, 2022 beginning at 4:00 PM at the Newbold Fire Station.

**Members in attendance:** Mike Sueflohn, Dan Chronister, Dick Guidinger, Jeff Pennucci, Jim Staskiewicz, Ryan Rezny and Bill Jaeger.

**Members excused:** All present.

**Absent:** None.

**Others present:** Mr. Greg Maines.

**1.0 Call the meeting to order:** Mr. Sueflohn called the meeting to order at 4:00 PM.

**Verification of posting:** The Agenda for this meeting was properly noticed by posting a copy on each of the three (3) Town bulletin boards.

**2.0 Review and approval of minutes of April 7, 2022.** Mr. Chronister moved with second by Mr. Guidinger to approve the minutes as presented. Motion carried.

**3.0 Discussion/Action - Proposed land division located at 4630 Apperson Dr., Town of Newbold S 15 T37 R8, Parcel #NE-123-1, Presented by Greg Maines, PLS from Maines and Associates.** Mr. Maines presented a Certified Survey Map for land division of an 8.8 acre property into two lots plus a 0.6 acre dedicated public right of way for the adjacent Apperson Drive. One proposed lot is the site of the former Newbold School and it would be the larger lot at 5.14 acres. The other lot would be 2.99 acres which includes some land flooded by Newbold Creek. The Creek area is vegetated but may have open water that could be navigable to the Rhinelander Flowage. The lot may be considered to have lake frontage. The proposed lot is irregularly shaped which complicates calculation of the average lot width needed for a lake lot. Mr. Maines stated he calculated the average lot width to be 205 feet. Mr. Staskiewicz moved to recommend approval of the land division as presented assuming the town of Newbold would accept the dedicated road right of way. Mr. Chronister seconded the motion which was approved by a voice vote of the Commissioners.

**4.0 Chairman's Report.** Mr. Sueflohn reported that the Lake Nokomis Tourist Rooming House Administrative Review Permit which was on the April agenda has been approved. Mr. Sueflohn also mentioned the Electors approved construction of a new Town Hall and introduced our new Plan Commissioner Ryan Rezny.

**5.0 Administrative Review.** None presented.

**6.0 Public comment.** None presented.

Meeting adjourned at 4:31 pm.

Submitted by,

Bill Jaeger, Secretary