



# GREEN LAKE COUNTY

571 County Road A, Green Lake, WI 54941

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The following documents are included in the packet for the Land Use Planning & Zoning Committee meeting on Thursday, November 7, 2024.

Packet Pages:

- 2        Agenda
  
- 3-4      Draft Meeting Minutes from 9/5/24
  
- 5-13     Land Use & Sanitary Permit reports for August & September 2024
  
- 14-15    Violation Status Reports
  
- 16-18    Register of Deeds Report

If you have questions or need additional information,  
please contact the Land Use Planning & Zoning Department at (920) 294-4156



GREEN LAKE COUNTY  
LAND USE PLANNING & ZONING DEPARTMENT

Matt Kirkman  
Director

Office: 920-294-4156  
FAX: 920-294-4198

Land Use Planning & Zoning Committee Meeting Notice

Date: Thursday, November 7, 2024, Time: 9:00 AM  
Green Lake County Government Center, County Board Room  
571 County Rd A, Green Lake WI

AGENDA

Committee  
Members

Chuck Buss-chair  
Bill Boutwell-vice chair  
Curt Talma  
Gene Thom  
Sue Wendt

Secretary: Karissa Block

Virtual attendance at meetings is optional. If technical difficulties arise, there may be instances when remote access may be compromised. If there is a quorum attending in person, the meeting will proceed as scheduled.

This agenda gives notice of a meeting of the Land Use Planning and Zoning Committee. It is possible that individual members of other governing bodies of Green Lake County government may attend this meeting for informative purposes. Members of the Green Lake County Board of Supervisors or its committees may be present for informative purposes but will not take any formal action. A majority or a negative quorum of the members of the Green Lake County Board of Supervisors and/or any of its committees may be present at this meeting. See State ex rel. Badke v. Vill. Bd. of Vill. of Greendale, 173 Wis.2d 553, 578, 494 N.W. 2d 408 (1993).

1. Call to Order
2. Certification of Open Meeting Law
3. Pledge of Allegiance
4. Minutes of 9/5/2024
5. Department Activity Reports
  - a) Land use & septic permits
  - b) Violation reports
6. Register of Deeds Report
7. Farmland Preservation Plan Committee Update
8. Public Comment (15 minutes total/3-minute limit per person)
9. Committee Discussion
  - a) Future Meeting Dates: December 5, 2024 @ 9:00am
  - b) Future Agenda items for action & discussion
10. Adjourn

Microsoft Teams meeting: This meeting will be conducted through in person attendance or audio/visual communication. Remote access can be obtained through the Microsoft Teams link on the agenda posted on the County website’s Events Calendar:

Microsoft Teams meeting

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**GREEN LAKE COUNTY  
LAND USE PLANNING AND ZONING  
COMMITTEE MEETING MINUTES  
Thursday, September 5, 2024**

**CALL TO ORDER**

Planning & Zoning Chair Chuck Buss called the meeting of the Land Use Planning and Zoning Committee to order at 9:00AM in the Green Lake County Government Center, County Board Room #0902, Green Lake, WI. The requirements of the open meeting law were certified as being met. Public access was available via remote programming as well as in person. The Pledge of Allegiance was recited.

Present: **Bill Boutwell, Curt Talma, Chuck Buss, Gene Thom, Sue Wendt**

Also Present: **Matt Kirkman**, Land Use Planning and Zoning Director; **Karissa Block**, Deputy County Clerk; **Noah Brown**, Land Use Specialist; **Jeff Mann**, Corporation Counsel; **Ryan Schinke**, Land Use Coordinator/Technician; **Jessica McLean (9:12AM Remote)**, County Treasurer; **Cate Wylie (9:02AM)**, County Administrator; **Kenneth Stephani (9:02AM)**, Finance Director; **Renee Thiem-Korth**, Register of Deeds; **Tami Toth**, Legal Assistant

**APPROVAL OF MINUTES**

*Motion/second (Boutwell/Wendt)* to approve the minutes of the 8/01/2024 meeting. Motion carried with no negative vote.

**DEPARTMENT ACTIVITY REPORTS**

- Land Use & Septic Permits
- Violation Reports

Kirkman went over his reports and Mann gave an update on the violation reports.

**DISCUSS & POSSIBLE ACTION ON THE FORMATION OF A FARMLAND PRESERVATION STEERING COMMITTEE**

Kirkman shared that the committee took the public comments into consideration from the August meeting.

*Motion/second (Thom/Boutwell)* to suspend the rules to allow the public to speak. Motion carried with no negative vote.

Natasha Perris, W2956 Highway 23 – Spoke on the potential Steering Committee

Phillip Anastasi, W6766 Hill St. Town of Marquette – Spoke on the potential Steering Committee

Stephanie Prellwitz, Green Lake County Association – Spoke on the potential Steering Committee

Susan McConnel, N4975 Craig Road Green Lake WI – Spoke on the potential Steering Committee

Kirkman, Wylie, and Mann will get together to discuss a prepare a plan for the October meeting.

**PUBLIC COMMENT (15 MINUTES TOTAL / 3 MINUTE LIMIT)**

-none

## **PUBLIC HEARING – 9:30AM**

Chair Buss read the rules of the public hearing

**Item #1: Owner:** Monte Drager, **Location:** W1840 Manchester Street, **Parcel:** 010-00737- 0000. **Legal Description:** Lot #7 and part of Lot #5 of Riverbend Plat, located in Section 8, T14N, R13E, Town of Mackford, ±7.84 acres, **Request:** The owners are requesting a rezone from R1, Single-Family Residence District, to R4, Rural Residential District.

Monte Drager, Owner – Spoke for Item #1

Chair Buss closed Public Comment

Kirkman went over Item #1 application

*Motion/second (Thom/Boutwell)* to approve Item #1. Motion carried with no negative vote.

## **COMMITTEE DISCUSSION**

- a. Next meeting date – October 3, 2024 @ 9:00AM
- b. Future agenda items for action & discussion

## **ADJOURN**

Chair Buss adjourned the meeting at 9:43AM

Respectfully submitted,

**Karissa Block**  
**Deputy County Clerk**

Land Use Permits: 8/1/2024 - 8/31/2024

Town of Berlin

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13741	W457 E WAUSHARA ST	08/09/2024	ERIC VANDENHOUT, RACHEL VANDENHOUT	6000	Accessory Structure - Fence	Building new privacy fence along lot line Building fence in backyard first May add fence along lot line up to road right-of-way, will lower fence to 4' within 75' setback		
13759	N9693 WILDFLOWER LN	08/27/2024	KEVIN & RENEE SCHMIDT TRUST	1200	Accessory Structure - Fence	2 new privacy fences 30' and 50'		

Town of Brooklyn

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13704	N4906 SUGAR LOAF RD	08/19/2024	JENNIFERC AITHER, TIMOTHYL AITHER	490000	Additions / Alterations - Addition/Alteration to Principal Structure	Garage, bathroom, office, bedroom, living room.		
13739	W594 STATE ROAD 23 AND 49	08/09/2024	KLEINDLS SUNSET RENTALS LLC	900	Accessory Structure - Sign	Advertising Sign Attached to Principal Commercial Building		
13750	W2955 HILLSIDE RD	08/20/2024	JOHNJ FRANCIS, KELLYM FRANCIS	9500	Accessory Structure - Retaining Walls	Retaining Wall		
13752	N5493 COUNTY ROAD A	08/20/2024	BRADFORD JAKEL, CARRI JAKEL	1676000	Accessory Structure - Attached Garage	Attached Garage	Accessory Structure - Attached Deck/Patio	Deck
13754	W1351 COUNTY ROAD J , N6601 STATE ROAD 49	08/21/2024	GREEN LAKE COUNTY	0	Accessory Structure - Recreational Building No Plumbing	Post frame shelter on concrete slab		
13757	W881 SUMMIT CT	08/23/2024	KURTE DUPPLER, SUSANM MUELLER	27000	Accessory Structure - Fence	Open style fence	Accessory Structure - Retaining Walls	retaining wall
13761	N7080 FOREST RIDGE RD	08/28/2024	ERIKK COEHOORN, PEGGYL COEHOORN	95000	Accessory Structure - Shed	Polebarn		
13763	N6410 FOREST RIDGE RD	08/30/2024	JANELA WUSTRACK, ROBERTA WUSTRACK	430000	Principal Structure - Single Family	Single-family dwelling with att'd garage.		

Town of Green Lake

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13733	W2120 MELMAR DR	08/01/2024	ROBERT T & KRISTINE L BORTMAN	20000	Additions / Alterations - Addition/Alteration to Accessory Structure	Addition/replacement to existing deck. Also add an overhang.		
13734	N3803 COUNTY ROAD O	08/02/2024	SONNYS ROCKY TOP LLC	10000	Accessory Structure - Agricultural Building	Ag shed		
13742	W2688 OAKWOOD BEACH RD	08/12/2024	BENJAMINJ WALKER, KATHLEEN CORDEIRO	46000	Accessory Structure - Stairs/Walkway	Replacement of flagstone steppers	Accessory Structure - Retaining Walls	Retaining Wall
13748	W1970 PLEASANT AVE	08/19/2024	JULIEM WALZ, MICHAELD WALZ	420000	Accessory Structure - Attached Garage	Attached Garage	Accessory Structure - Porch	Covered Porch
13749	W1947 TULETA HILL RD	08/20/2024	CAROLE SOTTER, DEANA SOTTER	450000	Accessory Structure - Porch	Covered Back Porch	Accessory Structure - Porch	Covered Front Porch
13756	W2956 KAHL RD	08/23/2024	CAROLYN LUKASICK TRUST, MARKJ LUKASICK TRUST	400000	Accessory Structure - Attached Garage	Attached Garage	Accessory Structure - Porch	Covered Porch
13758	W3229 COUNTY ROAD K	08/27/2024	KENNETH D & BETH A ZIK REVOCABLE TRUST	4500	Accessory Structure - Shed	Shed	Accessory Structure - Accessory Structure	Shipping Container
13764	N5201 FOREST GLEN BEACH RD	08/30/2024	MICHAELLEWIS REDMAN LVING TRUST	20000	Accessory Structure - Attached Deck/Patio	Patio replacement	Accessory Structure - Stairs/Walkway	Walkway
13765	W1774 SANDSTONE AVE	08/30/2024	JESSIEA BLYTHE REVOCABLE TRUST, TRENTONC BLYTHE REVOCABLE TRUST	22000	Accessory Structure - Fence	Fence Replacement		

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Town of Kingston

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
NONE								

Town of Mackford

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13751	W1482 SUNNY DR	08/20/2024	SUNNY DRIVE FARMS LLC	210000	Accessory Structure - Cell Towers	Bug Tussel - cell tower		

Town of Manchester

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13731	W2740 COUNTY ROAD I	08/22/2024	DARWIN & JANICE KELM LIVING TRUST	50000	Accessory Structure - Detached Garage	New Garage with workshop (no plumbing)		

Town of Marquette

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13738	N2797 COUNTY ROAD B	08/05/2024	GARY L & LINDA A SWANKE	1500	Accessory Structure - Agricultural Building	Greenhouse		
13747	W6204 LAKEVIEW DR N	08/15/2024	KAYCEEM KIENAST, MICKEYA KIENAST	8145	Land Disturbing Activity - Driveways	Asphalt Driveway		

Town of Princeton

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13737	N4792 N LAKESHORE DR	08/05/2024	ANNEC LINNE, JAMESD LINNE	14000	Accessory Structure - Stairs/Walkway	Flagstone stepperd	Accessory Structure - Stairs/Walkway	Permeable Paver Walkway
13740	W3555 MEREDITH LN	08/09/2024	DANIELP CURRAN DECLARATION OF TRUST, MARYALICE CURRAN DECLARATION OF TRUST	41000	Accessory Structure - Stairs/Walkway	Stair System		
13744	N4184 S LAKESHORE DR	08/13/2024	DANIELL GEHRING, JILLM GEHRING	125000	Accessory Structure - Retaining Walls	1 new retaining wall, 1 new walkway 36" wide, 3 replaced ret. walls, 2 replaced walkways, 1 replaced entry walkway, 1 replaced patio (lake). See plan for dimensions.		Replace / Reduce Concrete Driveway. (less 216 sqft)
13746	N4840 N LAKESHORE DR	08/13/2024	RICHARD H & JOYCE A SCHROHE	95000	Accessory Structure - Retaining Walls	Retaining Wall	Accessory Structure - Stairs/Walkway	Stairs
13762	N4840 N LAKESHORE DR	08/30/2024	RICHARD H & JOYCE A SCHROHE	90000	Accessory Structure - Detached Deck/Patio	Replacement of lakeside deck	Accessory Structure - Stairs/Walkway	Replacement of stairs/walkway

Town of Saint Marie

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
NONE								

Town of Seneca

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
NONE								

August 2023 Estimated Cost \$5,371,970.00

2023 YTD Estimated Cost \$31,747,375.00

August 2024 Estimated Cost: \$4,762,745.00

2024 YTD Estimated Cost: \$41,307,440.00

Land Use Permits: 9/1/2024 - 9/30/2024

Town of Berlin

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13772	N9101 WILLARD RD , No Address Available	09/10/2024	WASTE MANAGEMENT OF WISCONSIN INC	880000	Accessory Structure - Accessory Structure	CNG Fueling system with hydraulic intensifier		

Town of Brooklyn

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13767	W2153 PRINCETON RD	09/04/2024	HOOSIER TOWERS LLC	12500	Accessory Structure - Cell Towers	Class 2 Co Locate with ground equipment		
13777	W842 SILVER CREEK RD	09/17/2024	ROSSHARRINGTON LUDEKE	10000	Accessory Structure - Attached Deck/Patio	Attached Deck		
13785	N5504 SHORE DR	09/26/2024	EVANR SENGBUSCH, LAURAT SENGBUSCH	88000	Accessory Structure - Attached Deck/Patio	480 sqft Deck	Accessory Structure - Stairs/Walkway	Stairs

Town of Green Lake

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13771	W2610 OAKWOOD BEACH RD	09/10/2024	GEORGE A & AMY H RUBLE	25000	Accessory Structure - Attached Deck/Patio	Attached Deck	Accessory Structure - Stairs/Walkway	Stairs down from Deck
13783	W3087 COUNTY ROAD K	09/25/2024	JOEL SALZMAN, STACY SALZMAN	120000	Accessory Structure - Detached Garage	Detached Garage		
13784	W1430 SPRING GROVE RD	09/25/2024	ADAMR VANDE SLUNT, KATIEL VANDE SLUNT	1500000	Accessory Structure - Attached Deck/Patio	Patio	Accessory Structure - Porch	Screen Porch
13790	W2022 COUNTY ROAD K	09/30/2024	GREGORYD DICKENSON	45000	Land Disturbing Activity - Driveways	Driveway Slab	Accessory Structure - Attached Deck/Patio	Wrap around deck

Town of Kingston

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13779	W5591 COUNTY ROAD B	09/20/2024	JEDA HENRY, JESSICAM HENRY	2000	Accessory Structure - Shed	Shed		

Town of Mackford

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13776	W1598 COUNTY ROAD S	09/16/2024	DANIEL A & DIANN M POLLESCH	200	Accessory Structure - Storage Buildings	17'x 20' storage shed	Accessory Structure - Storage Buildings	6'x8' garden tool shed
13788	W1835 E MANCHESTER ST	09/30/2024	MANUEL ORTIZ, NICHOLE ORTIZ	35000	Accessory Structure - Shed	shed with concrete slab		

Town of Manchester

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13773	W4783 LANE 6	09/10/2024	EDNAELAINE MAST, MATTHEW MAST	50000	Additions / Alterations - Addition/Alteration to Principal Structure	20 x 22 ft living room addition to the house.	Additions / Alterations - Addition/Alteration to Principal Structure	



13781	N2355 STATE ROAD 73	09/24/2024	MAM FARMS LLC	219000	Ag. Structure - Agricultural Building	Calf Barn Addition		
13787	W4800 COUNTY ROAD X	09/27/2024	JEFFERY T & TERRY L KLING	8000	Accessory Structure - Stairs/Walkway	Ramp	Accessory Structure - Stairs/Walkway	Replacement Steps

Town of Marquette

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13780	N3179 PUCKAWAY SHORES RD	09/23/2024	WILLIAM CORNELL	150	Additions / Alterations - Addition/Alteration to Principal Structure	Replace existing deck. 26.5ft x 10ft.		

Town of Princeton

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
13766	N4836 N LAKESHORE DR	09/20/2024	JOHN H JR & PAMELA A ROBISON	600000	Accessory Structure - Attached Garage	Attached Garage	Accessory Structure - Attached Deck/Patio	Wrap around Deck
13768	W5445 BEND RD	09/06/2024	RICHARD R & NANCY L LEFEBVRE	45000	Land Disturbing Activity - Impervious Surface Treatment Device	18 Infiltration Chambers	Accessory Structure - Detached Garage	Detached Garage
13769	W3447 ORCHARD AVE	09/09/2024	KIMBERLYA LAPCEWICH, SCOTTJ LAPCEWICH	7200	Accessory Structure - Attached Deck/Patio	Replacement of Existing Deck		
13770	N4746 N LAKESHORE DR	09/24/2024	BYCZYNSKI LIVING TRUST	1345671	Accessory Structure - Attached Garage	Attached Garage	Accessory Structure - Porch	Screen Porch
13774	W3574 ORCHARD AVE	09/12/2024	MARK SCHIESEL, REBECCA SCHIESEL	56729	Accessory Structure - Detached Garage	Detached Garage	Accessory Structure - Retaining Walls	Retaining Walls
13778	W3764 BEYERS COVE RD	09/23/2024	WAJDA DECLARATION OF TRUST	481000	Accessory Structure - Porch	Front Porch	Principal Structure - Single Family	SFD 3 Bed 1665.5 sqft of living space

Town of Saint Marie

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
NONE								

Town of Seneca

Permit Number	Site Address	Issued Date	Owner Name	Estimated Cost	Project_1 Type/SubType	Project_1 Description	Project_2 Type/SubType	Project_2 Description
NONE								

September 2023 Estimated Cost \$7,062,934.00

2023 YTD Estimated Cost \$38,810,309.00

September 2024 Estimated Cost:

2024 YTD Estimated Cost:

\$5,530,450.00

\$46,837,890.00

## Sanitary Permits: 8/1/2024 - 8/31/2024

Sanitary Permit	County Permit	Parcel Number	Site Address	Owners	Date Issued	Permit Type	System Type	Plumber Name	Additional Permit Type	Final Insp Date	Ind Site Dsgn	Additional Explanation	County FEE	DSPS Fee	Total Cost to Applicant
202424133		016014330000	N5011 FOX RIVER LN	STEVEN SLAGER, VANESSAM SLAGER	08/14/2024	New System	Holding Tank	Jeramiah Storer		01/02/1900	No	Holding tank for camper	\$ 355.00	\$ 100.00	\$ 455.00
202424134		020006360100	W5694 TOWN LINE RD	MARK FRANK, SUSAN FRANK	08/01/2024	New System	Holding Tank	Handel, H		01/02/1900	No		\$ 355.00	\$ 100.00	\$ 455.00
202424136		004002750300	N6410 FOREST RIDGE RD	JANELA WUSTRACK, ROBERTA WUSTRACK	08/21/2024	New System	Conventional (Non-Pressurized In-Ground)	Chris Schmid		01/02/1900	No	3 bedroom house	\$ 280.00	\$ 100.00	\$ 380.00
202424137		008004020000	W6712 PARK VIEW LN	, DOROTHY YODER, WILBUR YODER, WILLIAM YODER	08/22/2024	Replacement System	At-Grade	Dustin Hoffmann		01/02/1900	No	3 bedroom house permit	\$ 280.00	\$ 100.00	\$ 380.00
202424138		014005130000	N2853 NICOLET RD	COLLEENM ETZLER, DARYLD ETZLER	08/22/2024	Replacement System	Conventional (Non-Pressurized In-Ground)	Dustin Hoffmann		01/02/1900	No	3 bedroom house	\$ 280.00	\$ 100.00	\$ 380.00
202424139		020000550000	W3089 COUNTY ROAD F	JENNIFERL GURKOWSKI, RYANR JOHNSON	08/30/2024	Replacement System	Mound	Jeffrey Novak		01/02/1900	Yes	3 bedroom house ISD Mound	\$ 280.00	\$ 100.00	\$ 380.00

**Total**      \$ 1,830.00    \$ 600.00    \$ 2,430.00

**Total Sanitary Permits Issued 8/1/2024 - 8/31/2024**

System Type	Total Count	New System Total Count	Replacement System Total Count	Revision Total Count
At-Grade	1	0	1	0
Conventional (Non-Pressurized In-Ground)	2	1	1	0
Holding Tank	2	2	0	0
Mound	1	0	1	0
Grand Total	6	3	3	0

**Total Sanitary Permits Inspected 8/1/2024 - 8/31/2024**

System Type	Total Count	New System Total Count	Replacement System Total Count	Revision Total Count
Conventional (Non-Pressurized In-Ground)	6	2	4	0
Grand Total	6	2	4	0

## Sanitary Permits: 9/1/2024 - 9/30/2024

Sanitary Permit	County Permit	Parcel Number	Site Address	Owners	Date Issued	Permit Type	System Type	Plumber Name	Additional Permit Type	Final Insp Date	Ind Site Dsgn	Additional Explanation	County Fee	DSPS FEE	Total Cost to Applicant
202424140		006007950200	W3209 COUNTY ROAD K	LOUISA KOLSSAK II LIVING TRUST	09/04/2024	Replace ment System	Conventional (Non-Pressurized In-Ground)	Jeremiah Storer		01/02/1900	No	5 bedroom house	\$ 280.00	\$ 100.00	\$ 380.00
202424141		016008960800	W5508 BEND RD	RITA SCHMIDT TIMM, STEVEN TIMM	09/09/2024	Replace ment System	Conventional (Non-Pressurized In-Ground)	Ben Kinas		01/02/1900	No	2 bedroom house	\$ 280.00	\$ 100.00	\$ 380.00
202424142		008002770500	W5343 COUNTY ROAD FF	SAMUEL MAST, WANDAD MAST	09/11/2024	New System	Holding Tank	Allen Logan		01/02/1900	No	shop bathroom	\$ 355.00	\$ 100.00	\$ 455.00
202424143		016002890000	N5226 STATE ROAD 73	HURLEY HOLDINGS LLC	09/16/2024	New System	Conventional (Non-Pressurized In-Ground)	Ben Kinas		01/02/1900	No	Hoist assembly building	\$ 280.00	\$ 100.00	\$ 380.00
202424144		004009660100	W1205 ILLINOIS AVE	HUFFMAN FAMILY WISCONSIN QUALIFIED PERSONAL RESIDENCE TRUST	09/17/2024	Replace ment System	Conventional (Non-Pressurized In-Ground)	Ben Kinas		01/02/1900	No	2 bedroom garage north of house	\$ 280.00	\$ 100.00	\$ 380.00
202424145		006010221000	W1712 SANDSTONE AVE	ROCHELLEL CIEZAK REVOCABLE TRUST	09/23/2024	New System	Conventional (Non-Pressurized In-Ground)	Ben Kinas		01/02/1900	No	5 bedroom house (renewal of 201924041)	\$ 280.00	\$ 100.00	\$ 380.00
202424146		020002500400	W2635 FOX RIVER SHRS E	HAROLDA CONN, LEONARDR CONN, MARY CONN	09/24/2024	New System	Conventional (Non-Pressurized In-Ground)	Ben Kinas		01/02/1900	No	2 bedroom house	\$ 280.00	\$ 100.00	\$ 380.00
202424149		010001380100	N2036 COUNTY ROAD A AND S	JEANNINE JUSTMANN IRREVOCABLE TRUST	09/30/2024	Replace ment System	Conventional (Non-Pressurized In-Ground)	Allen Logan		01/02/1900	No	3 bedroom house	\$ 280.00	\$ 100.00	\$ 380.00

**Total**    \$ 2,315.00    \$ 800.00    \$ 3,115.00

Total Sanitary Permits Issued 9/1/2024 - 9/30/2024

System Type	Total Count	New System Total Count	Replacement System Total Count	Revision Total Count
Conventional (Non-Pressurized In-Ground)	7	3	4	0
Holding Tank	1	1	0	0
Grand Total	8	4	4	0

Total Sanitary Permits Inspected 9/1/2024 - 9/30/2024

System Type	Total Count	New System Total Count	Replacement System Total Count	Revision Total Count
Conventional (Non-Pressurized In-Ground)	3	2	1	0
Mound	1	1	0	0
Grand Total	4	3	1	0

Land Use Violations Report  
September/October 2024

First Notice

Parcel Number	Site Address	Owner Name	Permit #	Violation Type	Violation Description
004009170100	W2955 Hillside Road	John Francis	13736	Shoreland	Retaining wall built within shoreland setback, without a land use permit, and wall is greater than six feet not designed by a professional engineer.
006010630000	N4941 Horner Road	Hill Creek Acres LLC	13808	Shoreland and Zoning	Building wall without land use permit and building within shoreland setback, structure not permitted in A1 zoning
004018310000	W1715 North Street	William J Riebe Living Trust	13775	Zoning	Construction within the sideyard setback
004011040201	N5493 County Road A	Bradford Jakel	13809	Shoreland	No land use permit and structures within shoreland setback.

Second Notice

Parcel Number	Site Address	Owner Name	Permit #	Violation Type	Violation Description
006016860000	W1172 Spring Grove Road	Lizbeth Olsen	13745	Zoning	Fence built without LUP and is not open style or 4 feet in height when within the streetyard setback

Sent to Corp. Counsel

Parcel Number	Site Address	Owner Name	Permit #	Violation Type	Violation Description
004003750100	N6264 N lawson Dr	David Santee	13356	Zoning	Establishing a residence without a conditional use permit on C-2 parcel.
004003750100	N6264 N Lawson Dr	David Santee	13460	Zoning	Operating a long term rental in a zoning district that does not allow long term rentals as an allowed use.
020004510000, 020004550000	Hopp Road Right of way	Hopp	13395	Floodplain	Installed three sets of three culverts in 2008 without WDNR or County Zoning approval. Resolution is to remove all three sets of culverts to restore natural flooding conditions. Update: Joe said he would work with the Town's attorney to draft a legal letter to Mike Arrowhead of Walleyes for Tomorrow. The letter would be worded in such a way that Walleyes for Tomorrow will be responsible for removing the culvert sets on both parcels.
014001810000	N4356 PINE RD E	PAUL PETERSEN	13618	Zoning	3 Recreational Campers in A-1, Farmland Preservation District
008004680000	W6502 STATE ROAD 44	Carolee Miller	13533	Shoreland	No LUP and building within the shoreland setback. Certified Mailing -unclaimed resent through S.O.

Monthly Violations Resolved  
4

YTD Violations Resolved  
14

Resolved

Swanke	Construction of a non-open style fence along the road right of way without a land use permit
Kleindl	Section 350-43.B(4)(b) for a second free-standing advertising sign. Section 350-65 for a sign with no land use permit
Hallman	No LUP for conversion of Ag building to house, No reconnection permit for sanitary system, House not being lived in by owner / operator of the farm. House is in process of being torn down
Henry	Building without a LUP. Building in shoreland setback

# POWTS FAILURE REPORT 10/21/2024

Open					
Parcel Number	Site Address	Owner Name	Permit #	Violation Description	Violation Date
NONE					
Notice Sent					
Parcel Number	Site Address	Owner Name	Permit #	Violation Description	Violation Date
14000360000	N2634 COUNTY ROAD H	STEFFES BURT J	21074	camper hooked up to the septic	10/17/2024
154000570000	145 SHERMAN AVE	LOESL CYNTHIA MARIE; LYSY DEBORAH	15424008	Tank Failure	9/20/2024
154000820100	320 W 2ND ST	RAUSCH LEO M & GREGORY J	15424012	House with fixtures and no POWTS	9/30/2024
Final Notice Sent					
Parcel Number	Site Address	Owner Name	Permit #	Violation Description	Violation Date
NONE					
Sent To Corp Counsel					
Parcel Number	Site Address	Owner Name	Permit #	Violation Description	Violation Date
004003750100	N6264 N LAWSON DR	SANTEE DAVID ROY	326	Drain field is failing and pump/float wiring is not legal.	1/31/2024
006001980000	W591 THOMAS RD	WILKE CARL H	00624010	Tank not Watertight	5/18/2022
008004020000	W6712 PARK VIEW LN	; YODER DOROTHY ; YODER WILBUR ; YODER WILLIAM	00824056	Illegally installed holding tank of some kind. Has new sanitary permit installed 202424137. Waiting on abandonment	5/17/2024
016000090000	N6123 SWAMP RD	HEBBE JAMES A	01624006	Tank not Watertight	4/26/2022
016000900100	N5771 COUNTY ROAD D	ARNESON COURTNEY L	201724075	Drain field failure	6/24/2024
016004630000	N4487 MAPLE LN	KLEIN JUSTIN T	58848	Tank not Watertight	8/5/2022
016004790100	N4185 WICKS LNDG	CLANCY PATRICK J; CLANCY ROBERT J; CLANCY SOWLE COLLEEN	01624043	Illegal holding tank	3/31/2020
016008320000	N5528 COUNTY ROAD T	WEIR LAVERNE J	01624079	Tank not Watertight	12/12/2023
016009230000	N4922 RAY SHORTER RD	PROG ROD-GUN CLUB	010024256	Tank Failure	5/29/2021
018006720200	N7506 STATE ROAD 73	CLEMENTS JR CECIL D	000148246	Drain field failure	4/30/2024
020002500400	W2635 FOX RIVER SHRS E	CONN HAROLD A; CONN LEONARD R; CONN MARY	000037515	Tank has roots growing into it. No longer watertight or structurally sound. discharging effluent to the groundwater table.	5/21/2024



# GREEN LAKE COUNTY

## OFFICE OF THE REGISTER OF DEEDS

**Renee Thiem-Korth**  
Register of Deeds

Office: 920-294-4021  
FAX: 920-299-5075

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November 7, 2024

To: Land Use Planning and Zoning Committee

RE: Register of Deeds Office Third Quarter Report 2024

I am happy to announce the Register of Deeds office has a new part-time Deputy Register of Deeds. Kimberly Sell has joined Pam Weber and me to provide a fully staffed office for Green Lake County. Kimberly is extremely willing to learn and has been doing a great job. We are very happy to have her in the office with us.

Moving forward, the quarterly report presented to you will be the same format as the annual report. This format should be easy to use and make things a bit more uniform throughout the year. I have also included a comparison from last year to this year.

At the end of the third quarter, the Register of Deeds revenue is over last year at this time, and well over where I had anticipated the budget would be. We continue to have large real estate transactions come through to help with the Transfer Tax revenue. We have seen several lake homes and a business with sales of several millions of dollars.

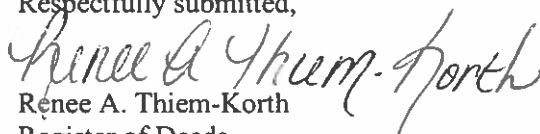
Our revenue for online usage is also above this time last year. The hope is for this to keep increasing as we continue to complete the back indexing of documents already in our system. Back indexing allows for the documents to become easily available and user friendly to those paying for our online services.

At the annual Land Information meeting on September 11<sup>th</sup>, the Land Information Council approved their 3-year land information plan. One of the approvals, was for the Register of Deeds office, and to finish the scanning projects, started in 2000. With some luck this project should be able to be started in 2026. I will be coming forward to you, hopefully, in fall of 2025 with this project proposal. The money for the scanning project will come from funds provided from recordings in the Register of Deeds office and grants applied for by the Land Information Officer. The Treasurer's and County Clerks offices have both utilized these funds for scanning projects as well.

Per Statute 59.72, the county may retain \$8 of each document the Register of Deeds office files or records if certain conditions are met. One of the conditions is to develop, implement and maintain the countywide plan for land records modernization on the internet. This project will complete the scanning and digitizing of the last real estate record books for Green Lake County, provide all our real estate documents online, and provide backup for the last of the books as well. These documents, like the others, should then provide revenue for the County.

If you have any questions, please contact me at your convenience or stop into the office.

Respectfully submitted,

  
Renee A. Thiem-Korth  
Register of Deeds



# REGISTER OF DEEDS OFFICE

## 2024 THIRD QUARTER REPORT

				GROSS REVENUE	COUNTY REVENUE
<b>WISCONSIN REAL ESTATE TRANSFER FEES</b>				<b>\$458,582.10</b>	
County Share	20%	\$91,716.42			<b>\$91,716.42</b>
WDOR Share	80%	\$366,865.68			
<b>RECORDINGS</b>					
Real Estate	2576 recordings & 3 plats *			<b>\$77,430.00</b>	<b>\$38,790.00</b>
County Land Records Fees	\$8 fee	\$20,608.00			
State Land Records Fees	\$7 fee	\$18,032.00			
County ROD Recording Fees	\$15 fee	\$38,640.00	* 3 X \$50		
<b>VITAL STATISTICS</b>					
<b>Births Certified - 1st Copy \$5</b>	261				
Add'l Certified copies \$3	216			<b>\$5,868.00</b>	<b>\$1,953.00</b>
Fees Rmtd to State-Trust Fund \$7	\$1,827.00				
Fees Remitted to State \$8	\$2,088.00				
<b>Deaths Cerified - 1st Copy \$7</b>	359				
Add'l Certified copies \$3	3,390				
Fees Remitted to State \$13	\$4,667.00			<b>\$17,350.00</b>	<b>\$12,683.00</b>
<b>Marriages Cert. - 1st Copy \$7</b>	137				
Add'l Certified copies \$3	221				
Fees Remitted to State \$13	\$1,781.00			<b>\$3,403.00</b>	<b>\$1,622.00</b>
<b>Divorce Certificate - 1st Copy \$7</b>	6				
Add'l Certified copies \$3	5				
Fees Remitted to State \$13	\$78.00			<b>\$135.00</b>	<b>\$57.00</b>
<b>Official Records Online \$2.50</b>	41				
				<b>\$102.50</b>	<b>\$102.50</b>
<b>TAPESTRY/MONARCH REVENUE</b>				<b>\$7,869.51</b>	<b>\$7,869.51</b>
<b>LAREDO COPY FEE</b>				<b>\$9,172.50</b>	<b>\$9,172.50</b>
<b>LAREDO REVENUE</b>				<b>\$28,333.92</b>	<b>\$18,988.53</b>
<b>COPIES</b>				<b>\$1,817.50</b>	<b>\$1,817.50</b>
<b>MISC. INCOME</b>				<b>\$25.70</b>	<b>\$25.70</b>
<b>TOTAL GROSS REVENUE</b>				<b>\$610,089.73</b>	
<b>TOTAL COUNTY REVENUE</b>					<b>\$184,797.66</b>

# REGISTER OF DEEDS OFFICE

## 2023 THIRD QUARTER REPORT

			GROSS REVENUE	COUNTY REVENUE
<b>WISCONSIN REAL ESTATE TRANSFER FEES</b>			<b>\$359,105.70</b>	
County Share	20%	\$71,821.14		\$71,821.14
WDOR Share	80%	\$287,284.56		
<b>RECORDINGS</b>				
Real Estate	2,474		<b>\$74,220.00</b>	<b>\$37,110.00</b>
County Land Records Fees	\$8 fee	\$19,792.00		
State Land Records Fees	\$7 fee	\$17,318.00		
County ROD Recording Fees	\$15 fee	\$37,110.00		
<b>VITAL STATISTICS</b>				
<b>Births Certified - 1st Copy \$5</b>	256			
Add'l Certified copies \$3	199		<b>\$5,717.00</b>	<b>\$1,877.00</b>
Fees Rmtd to State-Trust Fund \$7	\$1,792.00			
Fees Remitted to State \$8	\$2,048.00			
<b>Deaths Cerified - 1st Copy \$7</b>	324			
Add'l Certified copies \$3	2,939		<b>\$15,297.00</b>	<b>\$11,085.00</b>
Fees Remitted to State \$13	\$4,212.00			
<b>Marriages Cert. - 1st Copy \$7</b>	146			
Add'l Certified copies \$3	245		<b>\$3,655.00</b>	<b>\$1,757.00</b>
Fees Remitted to State \$13	\$1,898.00			
<b>Divorce Certificate - 1st Copy \$7</b>	1			
Add'l Certified copies \$3	0			
Fees Remitted to State \$13	\$13.00		<b>\$20.00</b>	<b>\$7.00</b>
<b>Official Records Online \$2.50</b>	36		<b>\$90.00</b>	<b>\$90.00</b>
<b>TAPESTRY/MONARCH REVENUE</b>			<b>\$7,634.44</b>	<b>\$7,634.44</b>
<b>LAREDO COPY FEE</b>			<b>\$7,869.00</b>	<b>\$7,869.00</b>
<b>LAREDO REVENUE</b>			<b>\$24,125.77</b>	<b>\$16,167.14</b>
<b>COPIES</b>			<b>\$1,919.75</b>	<b>\$1,919.75</b>
<b>MISC. INCOME</b>			<b>\$1.00</b>	<b>\$1.00</b>
<b>TOTAL GROSS REVENUE</b>			<b>\$499,654.66</b>	
<b>TOTAL COUNTY REVENUE</b>				<b>\$157,338.47</b>