

Town of Lawrence, **SPECIAL** Town Board Meeting
Town Hall 2400 Shady Court, De Pere WI 54115
Thursday, May 29, 2025, at 5:30 P.M.

****Note Day and Start Time, immediately following Board of Review meeting***

Discussion and Action on the following:

1. Call to Order
2. Roll Call
3. Pledge of Allegiance
4. Approve Agenda
5. Consideration of Payment of due invoices
6. Consideration of Status of Liquor License – Mexico Lindo
7. Review of Recommendations and Reports from Planning & Zoning Board:
 - a. Consider Sign Review at 2851 American Blvd, Parcel L-2191 by Creative Sign Co. - Zorn
 - b. Consider Sign Review at 2423 French Road, Parcel L-452 by Creative Sign Co. - Verhalen
 - c. Consider setting Public Hearing date for request to re-zone from Agricultural Zone (A-1) to Residential (R-1) at Lots 1, 2, and 3 of proposed 3 Lot CSM, Parcel L-480-2 by S. Turriff
8. **Closed Session:** Pursuant to Ch. 19.85(1)(e) Deliberation or negotiation for the purchase of public properties, the investment of public funds, or the conduct of other specific public business, whenever competitive or bargaining reasons require a closed session (*re: Town Land Sales/TIF Development negotiations*) and **Closed Session** Pursuant to Ch. 19.85(1)(c) Considering employment, promotion, compensation, or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility (*Fire Chief Selection Process Update*).
9. Return to Regular Open Session for possible action pursuant to Ch. 19.85 (2) of Wisconsin Stats.
10. Review/Consideration of Fire Chief Position for 2026
11. Adjourn

Patrick Wetzel for Dr. Lanny J. Tibaldo

Posted at the following on May 28, 2025

☒ Town Hall, 2400 Shady Ct; Posted to the Town Website;

☒ Notice to News Media

NOTE: Any person wishing to attend this meeting who, because of disability requires special accommodations, should contact Town Clerk-Treasurer Cindy Kocken, at 920-347-3719 at least 2 business days in advance so that arrangements can be made.

Report Criteria:

Detail report.
Invoices with totals above \$.00 included.
Paid and unpaid invoices included.

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
Alliance Construction & Design, Inc								
15	Alliance Construction & Design, Inc	25-01-0004	Contractors Refund - 3850 Mid Va	05/12/2025	1,000.00	.00		
Total Alliance Construction & Design, Inc:					1,000.00	.00		
Ambrosius Sales & Service								
22	Ambrosius Sales & Service	75769	Lawn Mower Repair	05/19/2025	10.95	.00		
Total Ambrosius Sales & Service:					10.95	.00		
Associated Appraisal Consultants, Inc								
31	Associated Appraisal Consultants,	180604	Town Assessor	06/01/2025	1,476.20	.00		
Total Associated Appraisal Consultants, Inc:					1,476.20	.00		
BE's Refreshments Inc.								
1157	BE's Refreshments Inc.	112975	Water Town Hall	05/15/2025	27.00	.00		
Total BE's Refreshments Inc.:					27.00	.00		
Bitco Insurance Companies								
1114	Bitco Insurance Companies	WC 3736258	Work Comp - Clerk/Admin	05/10/2025	111.57	.00		
1114	Bitco Insurance Companies	WC 3736258	Work Comp - Administrator	05/10/2025	520.66	.00		
1114	Bitco Insurance Companies	WC 3736258	Work Comp - Building	05/10/2025	632.23	.00		
1114	Bitco Insurance Companies	WC 3736258	Work Comp - Public Works	05/10/2025	1,115.70	.00		
1114	Bitco Insurance Companies	WC 3736258	Work Comp - Water	05/10/2025	557.85	.00		
1114	Bitco Insurance Companies	WC 3736258	Work Comp - Sewer	05/10/2025	520.66	.00		
1114	Bitco Insurance Companies	WC 3736258	Work Comp - Town Board	05/10/2025	260.33	.00		
Total Bitco Insurance Companies:					3,719.00	.00		
Brown County WTA								
76	Brown County WTA	052825	Membership Dues	05/28/2025	600.00	.00		
Total Brown County WTA:					600.00	.00		
Calnin & Goss, LLC								
1192	Calnin & Goss, LLC	AR25-0034	Flag Replacement	05/22/2025	375.50	.00		
Total Calnin & Goss, LLC:					375.50	.00		
Clean Water Testing LLC								
102	Clean Water Testing LLC	9010282264	Water Testing	05/08/2025	32.00	.00		
102	Clean Water Testing LLC	9010287959	Water Testing	05/09/2025	64.00	.00		
Total Clean Water Testing LLC:					96.00	.00		
Country Visions Cooperative								
106	Country Visions Cooperative	6440	Soil-Cemetery	05/15/2025	160.00	.00		
106	Country Visions Cooperative	9792	Park Supplies	05/09/2025	112.99	.00		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
Total Country Visions Cooperative:					272.99	.00		
De Pere VFW Post 2113								
1236	De Pere VFW Post 2113	051325	Cemetery Flowers	05/13/2025	200.00	200.00	05/13/2025	
Total De Pere VFW Post 2113:					200.00	200.00		
Diggers Hotline								
125	Diggers Hotline	250 4 19551	WF-Locate Service	04/30/2025	184.50	.00		
125	Diggers Hotline	250 4 19551	SF-Locate Service	04/30/2025	184.50	.00		
Total Diggers Hotline:					369.00	.00		
Dinges Partners LLC								
1239	Dinges Partners LLC	71249	Roof Hook	05/19/2025	339.52	.00		
Total Dinges Partners LLC:					339.52	.00		
Duane's Plumbing Inc								
1028	Duane's Plumbing Inc	101183	Quarry Park-Bathroom Fixtures	05/23/2025	3,876.76	.00		
Total Duane's Plumbing Inc:					3,876.76	.00		
Fameree Consulting & Inspection								
154	Fameree Consulting & Inspection	1171	Electrical Inspection-Zorn Compre	05/08/2025	265.90	.00		
Total Fameree Consulting & Inspection:					265.90	.00		
FIRE CATT								
534	FIRE CATT	15974	Hose Testing	05/13/2025	4,271.40	.00		
Total FIRE CATT:					4,271.40	.00		
Fisher Concrete Sawing, Inc								
972	Fisher Concrete Sawing, Inc	I2025-05-17	Auger Holes for Signs	05/12/2025	150.00	.00		
972	Fisher Concrete Sawing, Inc	I2025-05-20	Cemetery Maintenance	05/16/2025	1,105.00	.00		
Total Fisher Concrete Sawing, Inc:					1,255.00	.00		
Fox Valley Technical College								
166	Fox Valley Technical College	CI012232	Fire Dept Training	01/28/2025	80.00	.00		
Total Fox Valley Technical College:					80.00	.00		
Gannett Media Corp								
175	Gannett Media Corp	0007050736	Public Notices	04/30/2025	236.14	.00		
Total Gannett Media Corp:					236.14	.00		
Government Forms and Supplies LLC								
1238	Government Forms and Supplies	0354480	Checks	05/09/2025	244.01	.00		
Total Government Forms and Supplies LLC:					244.01	.00		
Menards Inc								
286	Menards Inc	46678	Water Dept Supplies	05/07/2025	29.95	.00		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
286	Menards Inc	47221	Park	05/19/2025	12.78	.00		
286	Menards Inc	47306	Water Dept Supplies	05/21/2025	32.21	.00		
Total Menards Inc:					74.94	.00		
Midwest Meters Inc.								
295	Midwest Meters Inc.	0177988-IN	New Meters	05/16/2025	17,639.48	.00		
Total Midwest Meters Inc.:					17,639.48	.00		
Mischief & Magic								
1191	Mischief & Magic	4619	2025 Food Truck Rally Entertainm	03/10/2025	1,000.00	.00		
Total Mischief & Magic:					1,000.00	.00		
Oshkosh Fire & Police Equipment								
320	Oshkosh Fire & Police Equipment	197177	Fit Test	05/19/2025	560.00	.00		
Total Oshkosh Fire & Police Equipment:					560.00	.00		
Paul Collette Construction								
591	Paul Collette Construction	24-06-0010	Contractor Deposit Refund-1262	05/12/2025	1,000.00	.00		
Total Paul Collette Construction:					1,000.00	.00		
Pro One Janitorial Inc								
342	Pro One Janitorial Inc	223347	Monthly cleaning - June	05/20/2025	588.32	.00		
Total Pro One Janitorial Inc:					588.32	.00		
QS1, INC								
1088	QS1, INC	1442	Spartan Engine	03/25/2025	5,167.50	.00		
1088	QS1, INC	1475	Spartan Engine	05/14/2025	1,470.00	.00		
1088	QS1, INC	1480	Truck #4	05/14/2025	2,775.00	.00		
Total QS1, INC:					9,412.50	.00		
Rennert's Fire Equipment Servi, Inc								
360	Rennert's Fire Equipment Servi, In	4189	Pump Test	05/15/2025	468.50	.00		
360	Rennert's Fire Equipment Servi, In	4190	Pump Test	05/15/2025	275.00	.00		
Total Rennert's Fire Equipment Servi, Inc:					743.50	.00		
Rent-A-Flash of WI Inc								
361	Rent-A-Flash of WI Inc	95257	No Truck Sign	05/08/2025	111.70	.00		
Total Rent-A-Flash of WI Inc:					111.70	.00		
Ruechel, Brian C.								
1012	Ruechel, Brian C.	053125	Financial Consultant	05/28/2025	2,000.00	.00		
Total Ruechel, Brian C.:					2,000.00	.00		
Southside Tire Co.								
388	Southside Tire Co.	10322178	Truck #15	05/09/2025	86.10	.00		
388	Southside Tire Co.	10322540	Fire #F3	05/20/2025	73.65	.00		
388	Southside Tire Co.	10322547	Fire #F5	05/20/2025	64.85	.00		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
Total Southside Tire Co.:					224.60	.00		
Sprinkler Company, Inc								
549	Sprinkler Company, Inc	99292	Park Maintenance	05/20/2025	37.56	.00		
Total Sprinkler Company, Inc:					37.56	.00		
Sun Belt Rentals								
687	Sun Belt Rentals	168225575-00	Stump Grinder Rental	04/29/2025	623.74	.00		
687	Sun Belt Rentals	168225575-00	Stump Grinder Rental	04/29/2025	311.86	.00		
Total Sun Belt Rentals:					935.60	.00		
Swinkles Trucking & Excavating Corp								
400	Swinkles Trucking & Excavating C	0064880-IN	Pulverized Top Soil - Parks	05/06/2025	96.25	.00		
400	Swinkles Trucking & Excavating C	0065120-IN	Pulverized Top Soil	05/14/2025	96.25	.00		
Total Swinkles Trucking & Excavating Corp:					192.50	.00		
The Marq								
1237	The Marq	050925	Liquor License Overpayment	05/09/2025	60.00	.00		
Total The Marq:					60.00	.00		
Wil-Kil Pest Control								
801	Wil-Kil Pest Control	77474188	Services 1780 Crimson Ct	05/07/2025	79.50	.00		
801	Wil-Kil Pest Control	77474189	Services 1625 Quarry Park Dr	05/07/2025	79.50	.00		
Total Wil-Kil Pest Control:					159.00	.00		
Wisconsin DNR - Environmental Fees								
830	Wisconsin DNR - Environmental F	405209090-20	Environmantal Fees	05/12/2025	500.00	.00		
Total Wisconsin DNR - Environmental Fees:					500.00	.00		
Wisconsin Public Service Corp								
1134	Wisconsin Public Service Corp	WR 3428267-1	Torchwood Electric & Gas	04/11/2025	73,758.96	73,758.96	05/13/2025	
1134	Wisconsin Public Service Corp	WR 3428412-1	Torchwood Street Lights	04/10/2025	6,287.46	6,287.46	05/13/2025	
Total Wisconsin Public Service Corp:					80,046.42	80,046.42		
Grand Totals:					134,001.49	80,246.42		

Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid	Voided
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Dated: _____

Town Chairman: _____

Town Supervisor: _____

Clerk/Treasurer: _____

Report Criteria:

Detail report.

Invoices with totals above \$.00 included.

Paid and unpaid invoices included.



Agenda Item Review

Meeting Date: May 29, 2025

Agenda Item#: 6

TOWN OF LAWRENCE BOARD MEETING STAFF REPORT

REPORT TO: Dr. Lanny Tibaldo, Town Board Chairman, Town Board
REPORT FROM: Cindy Kocken, Clerk-Treasurer
AGENDA ITEM: **Liquor License Status Update – Mexico Lindo**

FISCAL IMPACT:

- | | |
|------------------------------|----|
| 1. Is there A Fiscal Impact? | No |
| 2. Is it Currently Budgeted? | No |

History and Current Situation

- **Liquor License Approval:** Mexico Lindo received approval on August 5, 2024.
- **180-Day Requirement:** According to Town Ordinance Chapter 101-4, the license will be presumed invalid if not used continuously for more than 180 days unless authorized by the Town Board, February 1, 2025.
- **Owner's Extension Request January 2025:** Owner, Amber Barajas Farias has requested an extension in January 2025 due to ongoing preparations, including working with an architect and awaiting necessary state and local permits. Projected timeline for opening was the end of February or beginning of March 2025.
- **Town Board Granted Extension:** On January 27, 2025 the Town Board approved an extension to May 30, 2025 for Mexico Lindo to open for business to keep the liquor license valid.
- **As of May 28, 2025:** According to the Brown County Health Department, the health inspection was not approved to open for business. Remodel is ongoing.

Considerations for the Town Board

1. **2025-2026 Renewal Applications:** Renewal applications were received for the next licensing year of July 1, 2025 – June 30, 2026 that will be considered at the June 23rd Town Board meeting.

Recommended Action By Town Board

Cindy Kocken

From: Amber Barajas 🌹 <amberbarajas09@icloud.com>
Sent: Wednesday, May 28, 2025 11:14 AM
To: Cindy Kocken
Subject: Re: Town of Lawrence - Extension for Liquor Expiring May 30

Town of Lawrence,

First off we want to say thank you for your patience and working with us while we navigate remodeling this restaurant from scratch. I am attaching pictures to show how far we have come and also show that the bar has been started. Our contractor estimates being done by June 30. We may possibly open for to go orders as soon as our kitchen is done and we think the kitchen will be done tomorrow. We have already had pre-inspection and we can get him back in here to do final inspection as soon as we have kitchen done.

Thank you,
Amber Barajas
Mexico Lindo



EXIT













EXIT

MEXICO
LINDO
COCINA MEXICANA

Corona
Extra















Agenda Item Review

Meeting Date: 5/29/25

Agenda Item#: 7

TOWN OF LAWRENCE BOARD MEETING STAFF REPORT

REPORT TO: Town Board of Supervisors
REPORT FROM: Scott Beining, Building Inspector/Zoning Administrator
AGENDA ITEM: **Staff Report-Scott-Planning/Zoning items**

1. Review of Recommendations and Reports from Planning & Zoning Board:
 - a. Consideration of Sign Review at 2851 American Blvd, Parcel L-2191 by Creative Sign Company.
Zorn Compressor signage. 82 SF of signage proposed. Well within the allowable limits. Non-lit sign. Approval is recommended. PZ voted unanimously to recommend approval on 5/14/25.
 - b. Consideration of Sign Review at 2423 French Road, Parcel L-452 by Creative Sign Company.
Pella/Verhalen Signage. Located at Beck Way/French The size of all signs complies with ordinance regulations. The building fronts on 2 streets with approx.. 1180' of frontage allowing for 890 SF of signage. Approx 470 SF proposed plus the Free standing sign of 700 SF which meets regulations. Approval is recommended. PZ voted unanimously to recommend approval on 5/14/25.
 - c. Consideration of setting a Public Hearing date for request to re-zone from Agricultural Zone (A-1) to Residential (R-1) at Lots 1, 2, and 3 of 3 Lot CSM, Parcel L-480-2 by Scott Turriff.
SET PUBLIC HEARING ONLY. (June 23, 2025?) CSM would create 3 R-1 lots which will meet requirements for size and frontage.



505 LAWRENCE DR, DE PERE, WI 54115
920.336.8900 CREATIVESIGNCOMPANY.COM

CLIENT: ZORN COMPRESSOR

LOCATION: 2851 AMERICAN BLVD
DRAWN BY: TESSA D
SALESPERSON: ALLIE J
DATE: 03/19/2025
LEAD #: 3392
PAGE: 1

REVISION LOG:	INTL	DATE	DESCRIPTION
	TD	04/02/2025	NEW OPTION
	TD	04/04/2025	ADDRESS
	TD	04/08/2025	ADDRESS (SIGN)
	TD	04/08/2025	OPTION B CHOSEN

MONUMENT

QUANTITY: 1 D/F NON-LIT MONUMENT
CABINET: FABRICATED ALUM (6" D)
RAISED
ELEMENTS: 1/2" D ACRYLIC
GRAPHICS: DIGITAL PRINT, 1ST SURFACE
VINYL: PREMIUM WITH GLOSS LAM
FONT: LOGO
MOUNTING: DIRECT EMBEDMENT

INSTRUCTION: PRODUCE & INSTALL.

SQ FT: 32 SQ FT

COLORS:

- ☐ C-1 WHITE
☒ P-3 PMS 109 C
☐ C-4/P-4 BLACK
☐ C-5 VARIOUS DIGITAL PRINT

CUSTOMER SIGNATURE FOR DESIGN APPROVAL:

X

SIGNATURE

DATE

LOCATION VIEW (AFTER)

SCALE: 3/16" = 1'



EXISTING VIEW

N.T.S.



CUSTOMER TO REMOVE SITE SIGN
PRIOR TO INSTALL.

DETAIL VIEW

SCALE: 1/2" = 1'



END VIEW

SCALE: 1/2" = 1'



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VECTOR
LOGO



CONFIRM PMS
COLOR CHOICE

OPTION B

CLIENT: ZORN COMPRESSOR

LOCATION: 2851 AMERICAN BLVD LAWRENCE WI
DRAWN BY: TESSA D
SALESPERSON: ALLIE J
DATE: 04/14/2025
LEAD #: 3799
PAGE: 1

REVISION LOG:

INTL	DATE	DESCRIPTION
---	00/00/0000	DESCRIPTION

POST & PANEL SIGN

QUANTITY: 1
SIDES: S/F
FACE: .090"D ALUM
GRAPHICS: DIGITAL PRINT & CUT VINYL
VINYL: PREMIUM WITH GLOSS LAM
FONT: INFORMA PRO BOLD
POSTS/FRAME: 2" SQ ALUMINUM TUBE

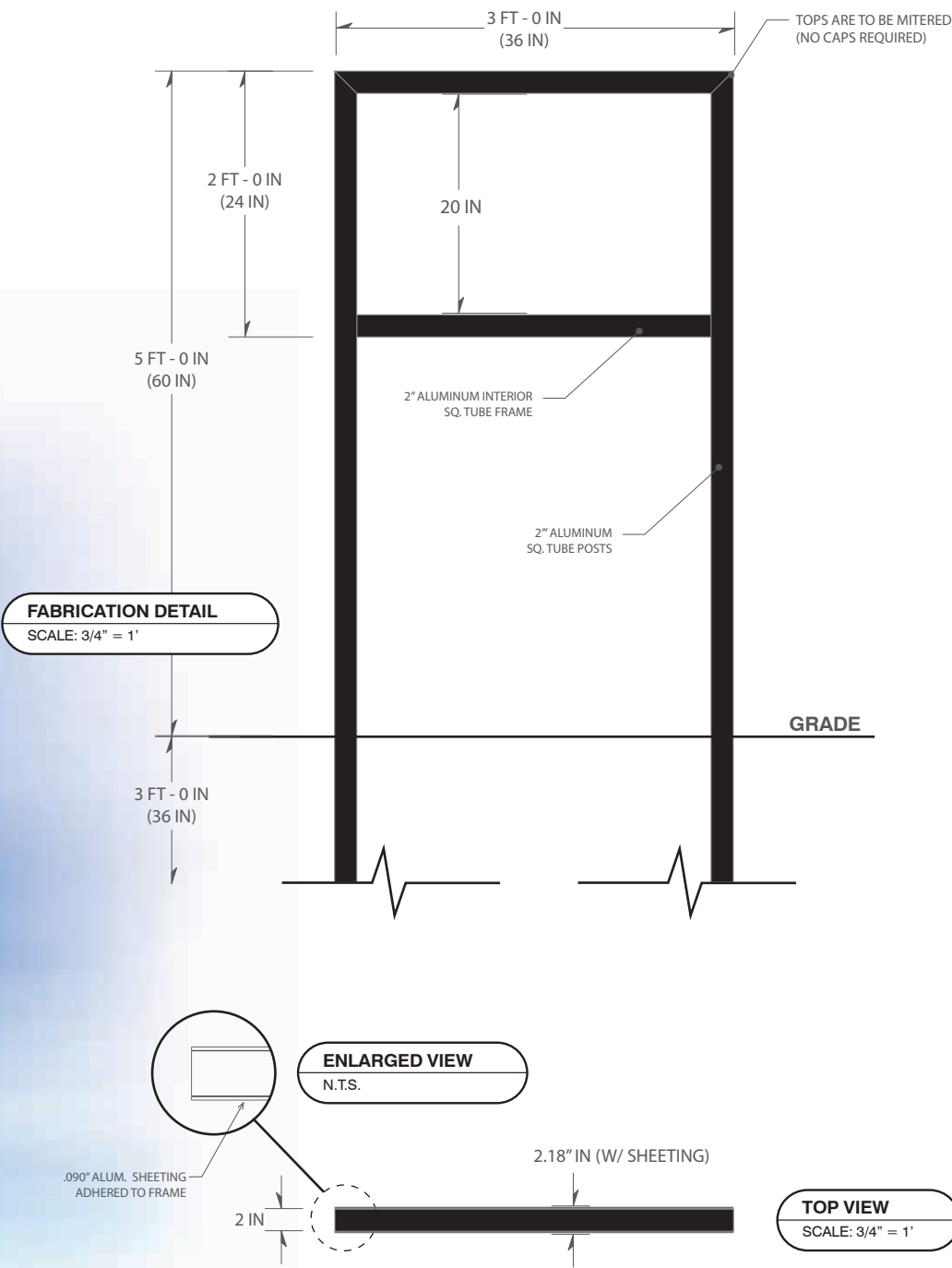
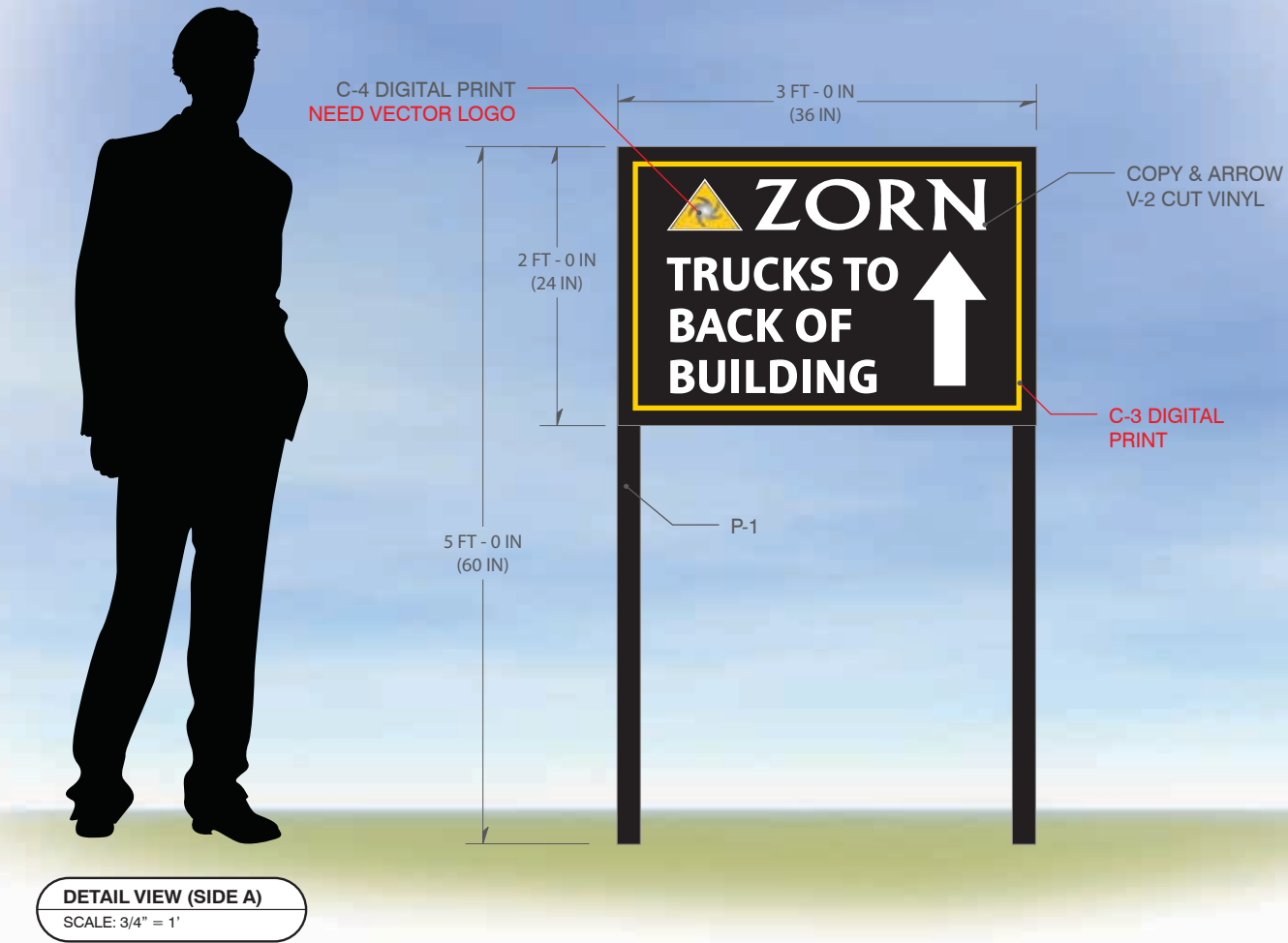
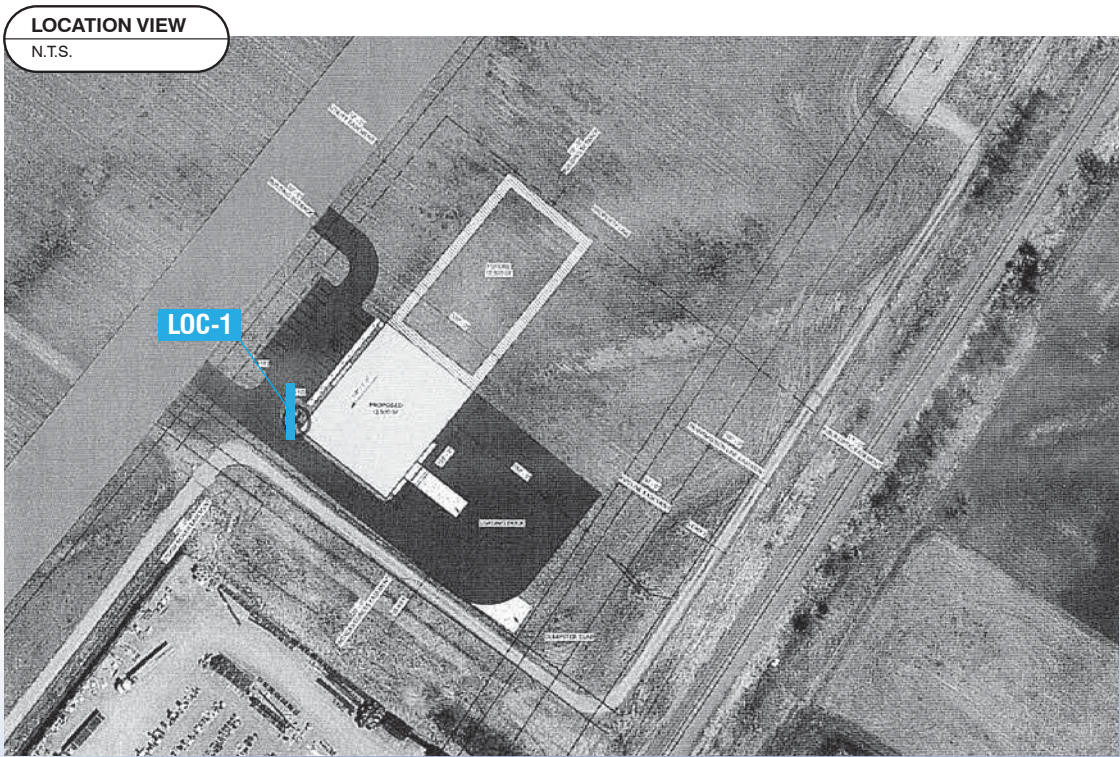
INSTRUCTION: PRODUCE & INSTALL.

COLORS:

- P-1 BLACK
- C-2/ V-2 WHITE/ORACAL751-010 WHITE VINYL
- C-3 PMS 109 C
- C-4 VARIOUS DIGITAL PRINT

CUSTOMER SIGNATURE FOR DESIGN APPROVAL:

SIGNATURE
DATE



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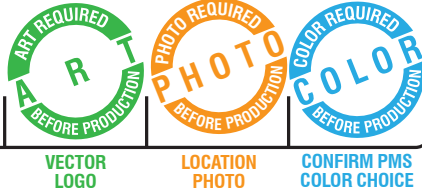
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CLIENT: VERHALEN INC

LOCATION: 2423 FRENCH RD, DE PERE

DRAWN BY: BILL V

SALESPERSON: SARAH B

DATE: 03/25/2025

LEAD #: 3118

PAGE: 2

REVISION LOG:	INTL	DATE	DESCRIPTION
	BV	04/10/2025	INC RIGHT SIDE UP
	TD	05/02/2025	SALES
	BV	05/05/2025	VERHALEN HEIGHT

PYLON

QUANTITY: 1

SIDES: D/F

LIGHTING: LED (WHITE)

CABINET: FABRICATED ALUM (30"D)

RETAINER: BLEED FRAME

FACES: FLEX

GRAPHICS: DIRECT DIGITAL PRINT, 1ST SURFACE

VERHALEN, INC: ALUM. CHANNEL LETTERS (2"D)

LIGHTING: HALO LIT LED (WHITE)

MOUNTING: OFFSET 2" FROM POLE COVER

POLE COVER: FABRICATED ALUMINUM (22"D)

PHOTO EYE/TIMER: BY ELECTRICIAN

MOUNTING: BOLT CAGE

INSTRUCTION: PRODUCE AND INSTALL ILLUMINATED
PYLON SIGN

SQ FT: 200 SQ FT

COLORS:

■ P-1/C-1 PMS 115C

■ P-2/C-2 BLACK

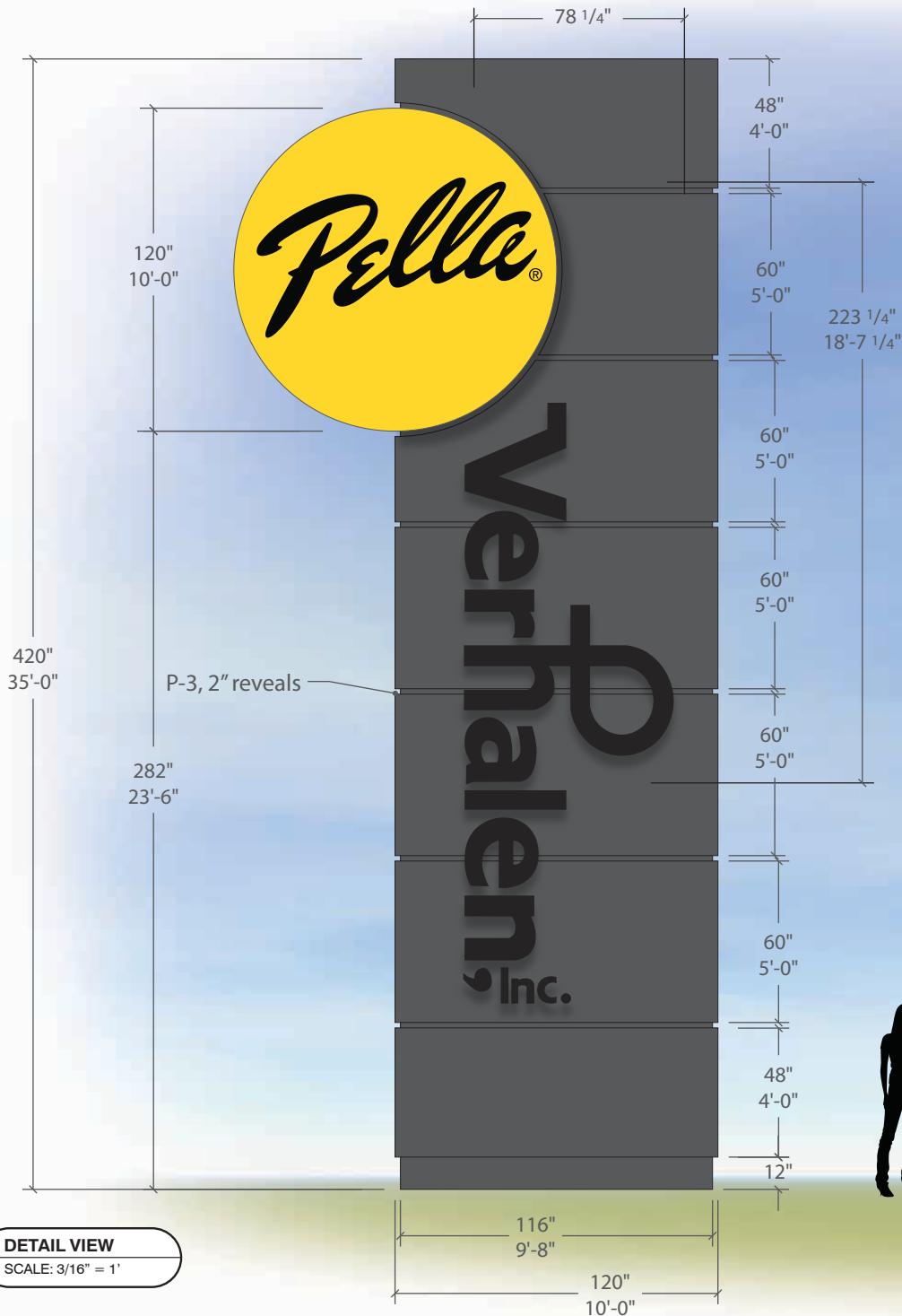
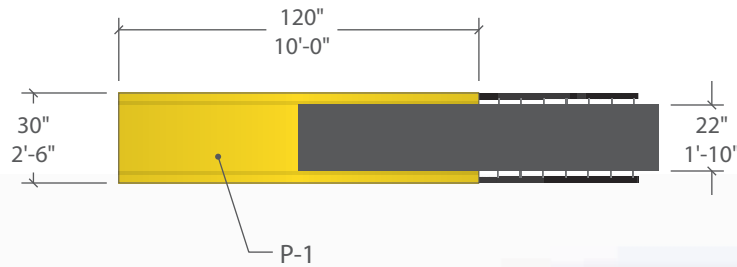
■ P-3 MP12416 SHIPYARD GREY

CUSTOMER SIGNATURE FOR DESIGN APPROVAL:

X

SIGNATURE

DATE



LIT SIGN

THIS SIGN WILL REQUIRE ELECTRICAL HOOK UP. CUSTOMER IS REQUIRED TO SCHEDULE A LICENSED ELECTRICIAN TO RUN POWER TO THE SIGN AND DO FINAL HOOK UP. TALK TO YOUR SIGN CONSULTANT IF:

- YOU WOULD LIKE CREATIVE SIGN TO COORDINATE YOUR ELECTRICAL
- YOU HAVE ANY QUESTIONS REGARDING THE POWER REQUIREMENTS FOR YOUR SIGNAGE.

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SITE



SITE

CLIENT: VERHALEN INC

LOCATION: 2423 FRENCH RD, DE PERE
DRAWN BY: BILL V
SALESPERSON: SARAH B
DATE: 03/25/2025
LEAD #: 3118
PAGE: 3

REVISION LOG:	INTL	DATE	DESCRIPTION
	TD	05/02/2025	SALES

WALL MOUNT CABINET

QUANTITY: 1
SIDES: S/F
LIGHTING: LED (WHITE)
CABINET DESC: FABRICATED ALUM (DEPTH TBD - BACK NOTCHED OUT MULTI LEVEL WORK AREA)
RETAINER: BLEED
FACES: FLEX
GRAPHICS: DIRECT DIGITAL PRINT, 1ST SURFACE
MOUNTING: FLUSH TO BUILDING (MULTIPLE LEVELS AND MULLIONS INVOLVED)

PHOTO EYE/TIMER: BY ELECTRICIAN

INSTRUCTION: PRODUCE AND INSTALL WALL MOUNT CABINET

SQ FT: 78.6 SQ FT

COLORS:

- P-1/C-1 PMS 115C
■ P-2/C-2 BLACK

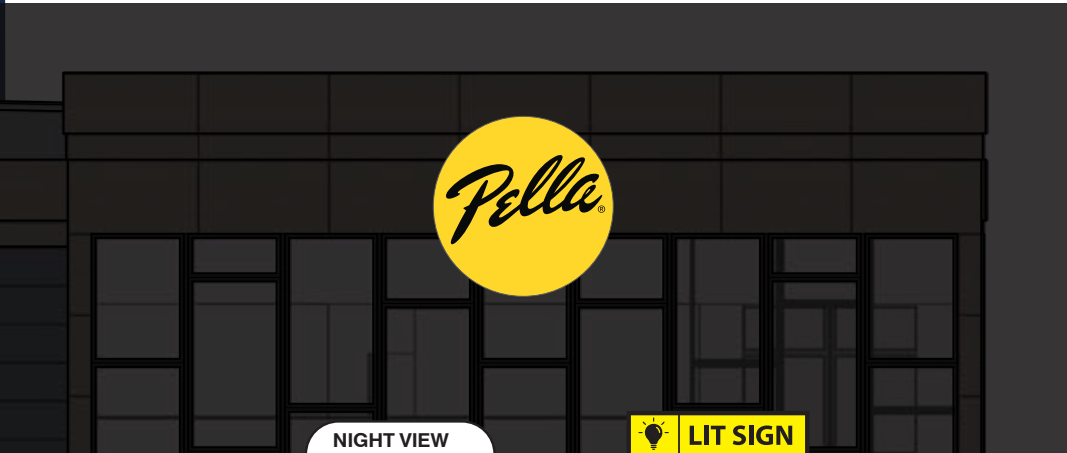
CUSTOMER SIGNATURE FOR DESIGN APPROVAL:

SIGNATURE

DATE

WEST ELEV.

SCALE: 3/32" = 1'



LIT SIGN
THIS SIGN WILL REQUIRE ELECTRICAL HOOK UP. CUSTOMER IS REQUIRED TO SCHEDULE A LICENSED ELECTRICIAN TO RUN POWER TO THE SIGN AND DO FINAL HOOK UP. TALK TO YOUR SIGN CONSULTANT IF:
• YOU WOULD LIKE CREATIVE SIGN TO COORDINATE YOUR ELECTRICAL
• YOU HAVE ANY QUESTIONS REGARDING THE POWER REQUIREMENTS FOR YOUR SIGNAGE.

Direct Digital Print on Flex Face
Bleed Frame

120"
10'-0"



NOTCH OUT BACK

P-2 Returns
& BACK SIDE
OF CABINET

TBD

MULLION

WALL

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CONTACT YOUR SIGN CONSULTANT TO PURCHASE THE RIGHTS TO THIS DESIGN.

CONCEPTUAL DRAWING ONLY

All sizes and dimensions are illustrated for client conception of the project and are not to be understood as being exact size or exact scale. Renderings, including lighting effects, opacities, and coloration, are an approximation.

CUSTOMER RESPONSIBILITIES

Please review all drawing details closely, as Creative Sign will produce signs as approved drawing indicates. Some changes may occur based on production needs. While Creative Sign will make all efforts to correct any obvious spelling or grammatical errors, the customer is responsible for confirming that the above copy, including names and titles, appear as desired. Creative Sign will make every effort to closely match colors, including PMS, where specified. We cannot guarantee exact matches due to varying compatibility of surface materials and paints used.



CLIENT: VERHALEN INC

LOCATION: 2423 FRENCH RD, DE PERE
DRAWN BY: BILL V
SALESPERSON: SARAH B
DATE: 04/03/2025
LEAD #: 3118
PAGE: 5

REVISION LOG:	INTL	DATE	DESCRIPTION
	BV	04/15/2025	VERHALEN LOGO
	TD	05/02/2025	SALES

MONUMENT

QUANTITY: 4
SIDES: D/F
CABINET: FABRICATED ALUM (12"D)
LIGHTING: NON LIT
FACES: 090" ALUM
VERHALEN: .25" BLACK ACRYLIC
GRAPHICS: CUT VINYL, 1ST SURFACE
FONT: GANTARI BOLD

ACCENT: 2"

POLE COVER: FABRICATED ALUMINUM (18"D)
FACES: 090" ALUM
LOGO/COPY: .25" CLEAR ACRYLIC (PAINTED)
.25" WHITE ACRYLIC (DIRECTIONALS)
GRAPHICS: CUT VINYL, 1ST SURFACE
MOUNTING: DIRECT EMBEDMENT

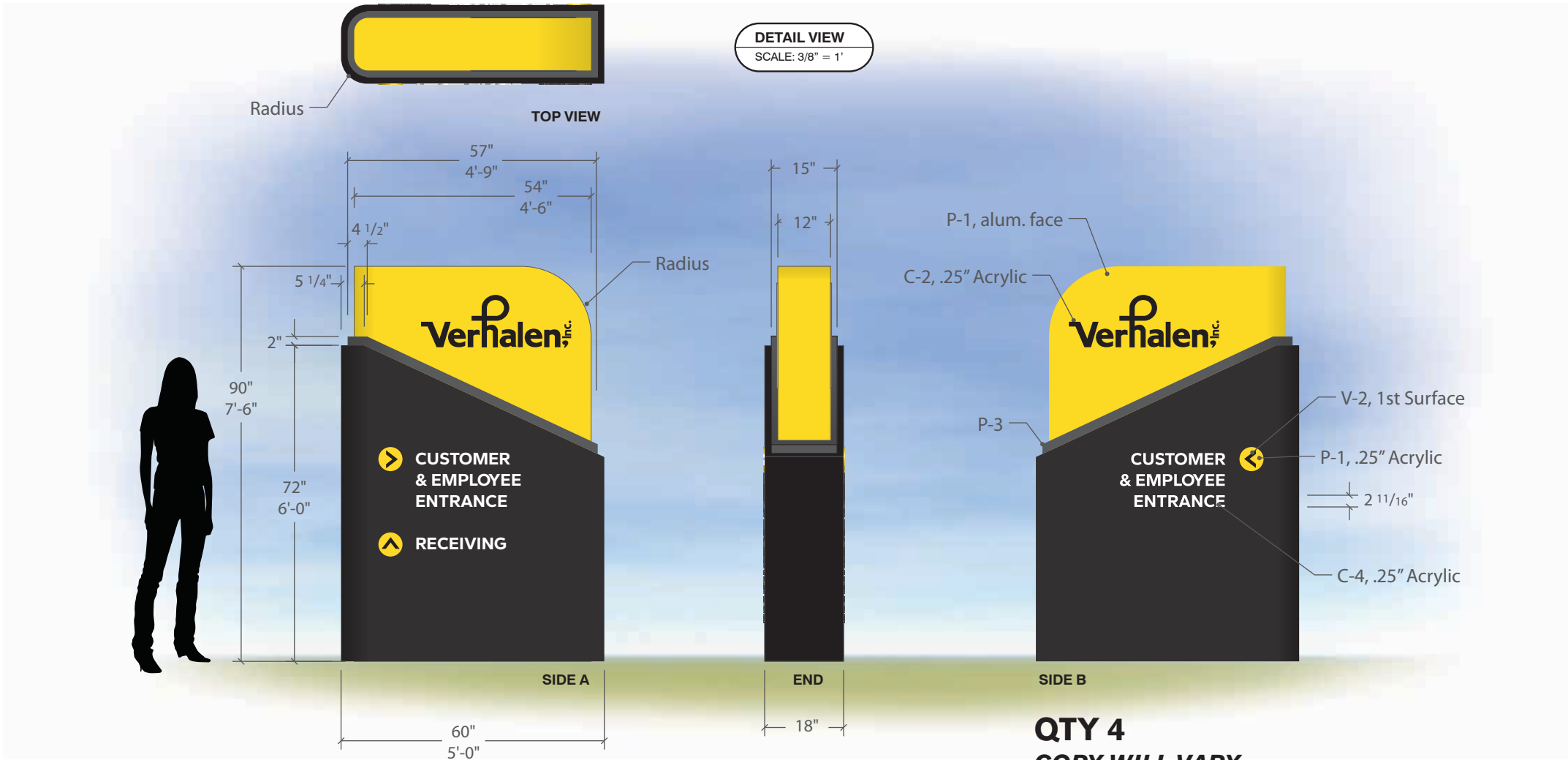
INSTRUCTION: PRODUCE AND INSTALL NON LIT
DIRECTIONAL SIGNAGE

COLORS:

- ☒ P-1 PMS 115C
☒ P-2/V-2 BLACK/ORACAL 751-070 BLACK
☒ P-3/C-3 MP12416 SHIPYARD GREY/PMS COOL GRAY 10CP
☐ C-4 WHITE

CUSTOMER SIGNATURE FOR DESIGN APPROVAL:

 SIGNATURE
DATE



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CLIENT: VERHALEN INC

LOCATION: 2423 FRENCH RD, DE PERE
DRAWN BY: BILL V
SALESPERSON: SARAH B
DATE: 05/01/2025
LEAD #: 3118
PAGE: 6

REVISION LOG:	INTL	DATE	DESCRIPTION
	BV	05/01/2025	ADDED PAGE
	TD	05/02/2025	SALES
	BV	05/02/2025	, INC.
	BV	05/05/2025	WIDER
	BV	05/05/2025	COPY

MONUMENT

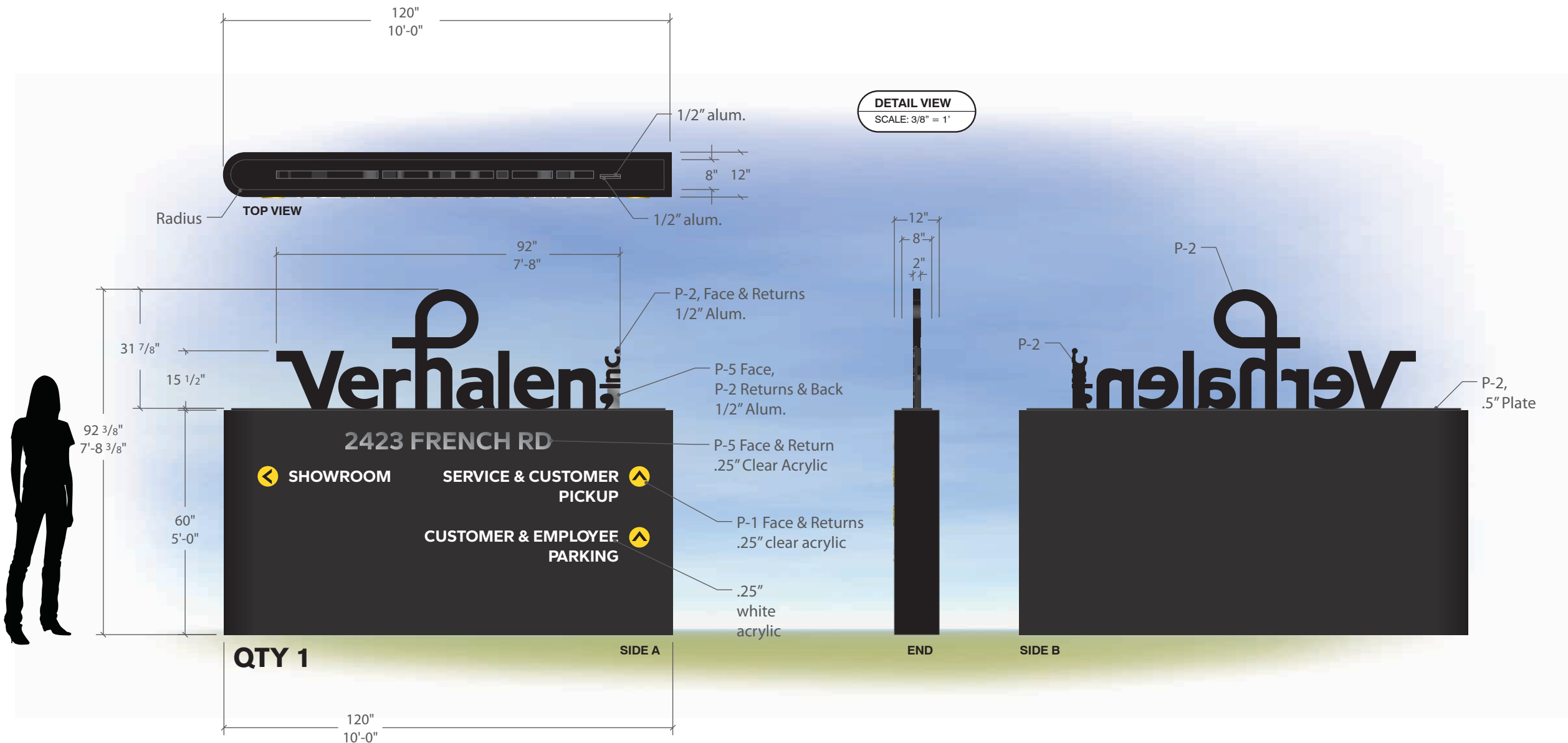
QUANTITY: 1
SIDES: S/F
CABINET: FABRICATED ALUM (12"D)
LIGHTING: NON LIT
FACES: 090" ALUM
VERHALEN: 2" D FABRICATED ALUM.
MOUNTING: MOUNT TO TOP OF CABINET W/
1/2" PLATE
DIRECTIONALS: .25" CLEAR ACRYLIC (PAINTED)
.25" WHITE ACRYLIC (DIRECTIONALS)
FONT: GANTARI BOLD
GRAPHICS: CUT VINYL, 1ST SURFACE
MOUNTING: DIRECT EMBEDMENT
INSTRUCTION: PRODUCE AND INSTALL NON LIT
DIRECTIONAL SIGN

COLORS:

- ☒ P-1 PMS 115C
☒ P-2/V-2 BLACK/ORACAL 751-070 BLACK
☒ P-3 MP12416 SHIPYARD GREY
☐ C-4 WHITE
☒ P-5 SILVER METALLIC MP 41 342SP

CUSTOMER SIGNATURE FOR DESIGN APPROVAL:

 SIGNATURE
DATE



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505 LAWRENCE DR, DE PERE, WI 54115
920.336.8900 CREATIVESIGNCOMPANY.COM

CLIENT: VERHALEN INC

LOCATION: 2423 FRENCH RD, DE PERE

DRAWN BY: BILL V

SALESPERSON: SARAH B

DATE: 05/01/2025

LEAD #: 3118

PAGE: 7

REVISION LOG:

INTL	DATE	DESCRIPTION
TD	05/02/2025	SALES

CUSTOMER SIGNATURE FOR DESIGN APPROVAL:

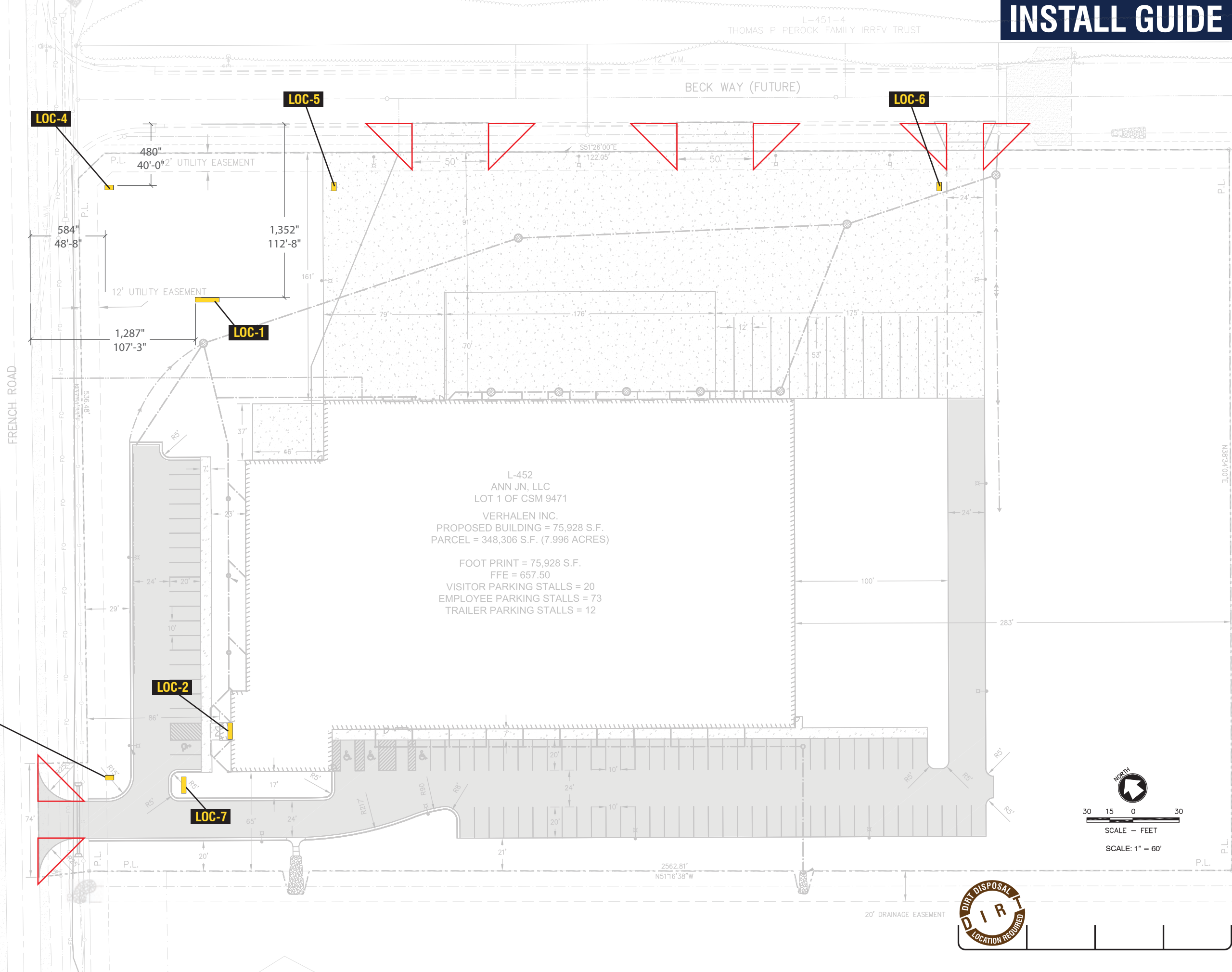
X

SIGNATURE

DATE

EXACT FINAL PLACEMENT OF SIGNS MAY VARY DUE TO FINAL
CONSTRUCTION, TREES, UTILITIES, POWERLINES, CITY
ORDINANCES & SIGN CODE, OR UNFORSEEN CONDITIONS.

INSTALL GUIDE



25-04-0040
L-480-2**TOWN OF LAWRENCE
CSM REVIEW APPLICATION****GENERAL INFORMATION**

Purpose:	A Certified Survey Map (CSM) is a legal recorded property description created in accordance with Wisconsin Statutes 236 and Brown County Ordinances Chapter 21. All CSMs must be created by a registered land surveyor. A CSM can divide property in 1-4 parcels. Five or more parcels require a subdivision plat.
Fee:	\$75.00
Meeting Dates/Times:	Meetings of the Planning and Zoning Board occur the second Wednesday of each month at the Lawrence Town Hall, 2400 Shady Ct., De Pere, WI 54115 at 6:00pm. Application and supporting document(s) must be submitted seven (7) days prior to meeting.
Application/Information Submittal:	A completed application along with appropriate fee must be submitted to the Town's Business Office. One (1) complete copy of the information being presented to the Board must be included with the application along with a .pdf copy via email. A representative is required to attend and present the information at the meeting.
Ordinance:	<u>Town Ordinance § 267-29</u>

READ ALL INSTRUCTIONS PROVIDED BEFORE COMPLETING. IF ADDITIONAL SPACE IS NEEDED, ATTACH ADDITIONAL PAGES.

SECTION 1: APPLICANT INFORMATION

Applicant Name: Troy Hewitt		
Mailing Address: 1250 Centennial Centre Blvd		
City: Hobart	State: WI	ZIP Code: 54155
Email: thewitt@releeinc.com		
Phone Number: 920-662-9641		

SECTION 2: LANDOWNER/DEVELOPER INFORMATION (IF DIFFERENT FROM APPLICANT)

Owner/Developer Name: Maddie Buhrandt		
Mailing Address: 2609 Lawrence Dr		Email:
City: De Pere	State: WI	ZIP Code: 54155
Email: turriffm24@gmail.com		
Phone number: 920-217-9601		

SECTION 3: PROJECT OR SITE LOCATION

Project Address:	2609 Lawrence Dr	Parcel #(s):	L-480-2
Parcel Size:	176,278 square feet / 4.047 acres		
Current Zoning District:	A-1: Agriculture	Frontage:	369.6'

Legal Description: PART OF LOT 1, VOLUME 30 OF CERTIFIED SURVEY MAPS, PAGE 335, MAP NUMBER 4776, DOCUMENT NUMBER 1418683, BROWN COUNTY RECORDS, BEING PART OF LOT 97, WILLIAM'S GRANT SUBDIVISION AND PART OF LOT 96, WILLIAM'S GRANT SUBDIVISION, TOWN OF LAWRENCE, BROWN COUNTY, WISCONSIN



**TOWN OF LAWRENCE
CSM REVIEW APPLICATION**

SECTION 4: CSM INFORMATION

Present Use of Parcel:	Residential
Proposed Use of Lots:	Residential

Please submit 1 hard copy and 1 PDF copy of the CSM if the property is located within the Town.

SECTION 5: CERTIFICATION and PERMISSION

CERTIFICATION: I hereby certify that I am the owner or authorized representative of the owner of the property which is the subject of this permit application. I certify that the information contained in this form and attachments is true and accurate. I certify that the project will be in compliance with all permit conditions. I understand that failure to comply with any or all of the provisions of the permit may result in permit revocation and a fine and or forfeiture under the provisions of applicable laws.

PERMISSION: I hereby give the Town permission to enter and inspect the property at reasonable times, to evaluate this notice and application, and to determine compliance with any resulting permit coverage.

Signature of Applicant: 	Date: 4/24/25
--	-------------------------



*****FOR OFFICE USE ONLY***
APPLICATION/PAYMENT RECEIVED BY**

Name: _____ Check # 132748 Amount: \$ 75.-

Date: _____ Meeting Date: 5/14/25

Permit #: <u>25-04</u> ⁰⁰⁴⁰ 0002
Parcel #: <u>L-480-2</u>

District: _____ Zoning: _____



2400 Shady Court * De Pere, WI 54115 * Phone: (920) 336-9131 * Fax: (920) 336-9193

CSM Application Flowchart

CSM APPLICATION WITH SUPPORTING
DOCUMENT(S) TURNED INTO STAFF AT
TOWN HALL



STAFF REVIEW
REVIEW BY ZONING
ADMINISTRATOR



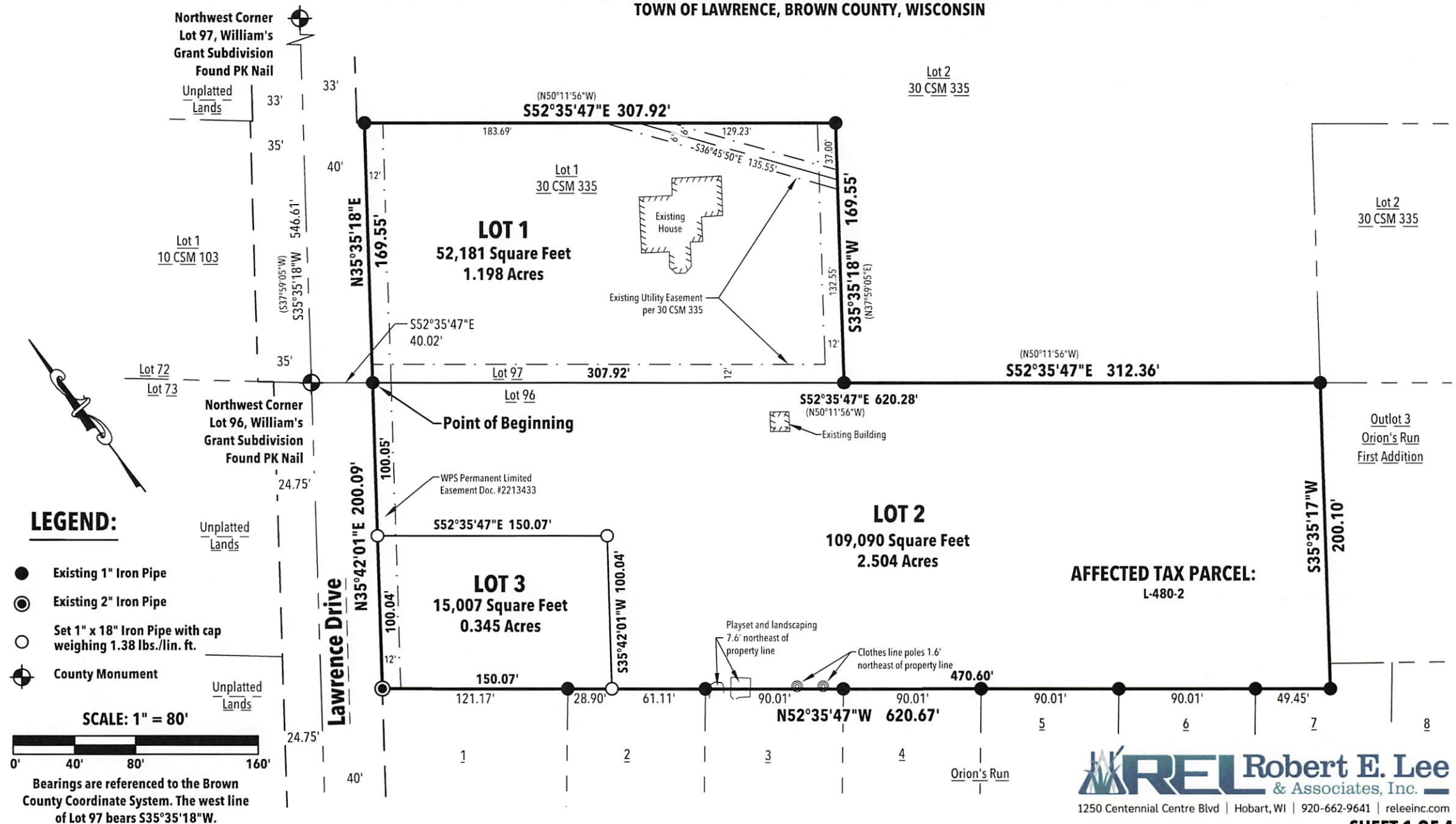
PLANNING AND ZONING MEETING
RECOMMENDS OR DOES NOT
RECOMMEND TO TOWN BOARD



FINAL REVIEW BY TOWN BOARD
WHICH MEETS THE 2ND AND 4TH
MONDAY OF EACH MONTH AT
6:30PM AT THE TOWN HALL.

CERTIFIED SURVEY MAP

PART OF LOT 1, VOLUME 30 OF CERTIFIED SURVEY MAPS, PAGE 335, MAP NUMBER 4776, DOCUMENT NUMBER 1418683,
BROWN COUNTY RECORDS, BEING PART OF LOT 97, WILLIAM'S GRANT SUBDIVISION AND PART OF LOT 96, WILLIAM'S GRANT SUBDIVISION,
TOWN OF LAWRENCE, BROWN COUNTY, WISCONSIN



CERTIFIED SURVEY MAP

PART OF LOT 1, VOLUME 30 OF CERTIFIED SURVEY MAPS, PAGE 335, MAP NUMBER 4776, DOCUMENT NUMBER 1418683, BROWN COUNTY RECORDS, BEING PART OF LOT 97, WILLIAM'S GRANT SUBDIVISION AND PART OF LOT 96, WILLIAM'S GRANT SUBDIVISION, TOWN OF LAWRENCE, BROWN COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE

I, Troy E. Hewitt, Professional Land Surveyor, do hereby certify that by the order and under the direction of the owners listed hereon, I have surveyed, mapped and divided part of Lot 1, Volume 30 of Certified Survey Maps, Page 335, Map Number 4776, Document Number 1418683, Brown County Records, being part of Lot 97, William's Grant Subdivision and part of Lot 96, William's Grant Subdivision, Town of Lawrence, Brown County, Wisconsin, more fully described as follows:

Commencing at the northwest corner of said Lot 97; thence S35°35'18"W, 546.61 feet on the west line of said Lot 97 to the northwest corner of said Lot 96; thence S52°35'47"E, 40.02 feet on the north line of said Lot 96 to the east right of way of Lawrence Drive, the POINT OF BEGINNING; thence N35°35'18"E, 169.55 feet on said east right of way to the north line of said Lot 1; thence S52°35'47"E, 307.92 feet on said north line to the northeast corner of said Lot 1; thence S35°35'18"W, 169.55 feet on the east line of said Lot 1 to the southeast corner thereof; thence S52°35'47"E, 312.36 feet on said north line of Lot 96; thence S35°35'17"W, 200.10 feet on the west line of Outlot 3, Orion's Run First Addition, Volume 23 of Plats, Page 98, Document Number 2661337, Brown County Records and continuing on a west line of Lot 7, Orion's Run, Volume 23 of Plats, Page 49, Document Number 2569645 to a north line of said Lot 7; thence N52°35'47"W, 620.67 feet on the north line of said Lot 7 and continuing on the north line of Lot's 6, 5, 4, 3, 2 and 1 of said Orion's Run to said east right of way; thence N35°42'01"E, 200.09 feet on said east right of way to the Point of Beginning.

Said parcel contains 176,278 Square Feet (4.047 Acres) of land more or less.

That the within map is a true and correct representation of the exterior boundaries of the land surveyed and the division of that land and that I have fully complied with the provisions of Chapter 236.34 of the Wisconsin Statutes, Chapter 267 of the Town of Lawrence Municipal Code and Brown County Planning Commission in the surveying, mapping and dividing of the same.

Dated this _____ day of _____, 2025.

Troy E. Hewitt PLS #2831
ROBERT E. LEE & ASSOCIATES, INC.

RESTRICTIVE COVENANTS

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

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.

EROSION CONTROL NOTE

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.

**PART OF LOT 1, VOLUME 30 OF CERTIFIED SURVEY MAPS, PAGE 335, MAP NUMBER 4776, DOCUMENT NUMBER 1418683,
BROWN COUNTY RECORDS, BEING PART OF LOT 97, WILLIAM'S GRANT SUBDIVISION AND PART OF LOT 96, WILLIAM'S GRANT
SUBDIVISION, TOWN OF LAWRENCE, BROWN COUNTY, WISCONSIN**

As Owner's, we hereby certify that we caused the land described on this certified survey map to be surveyed, divided and mapped as represented on this map. We also do further certify that this Certified Survey Map is required by s-236.34 to be submitted to the following for approval or objection:

Scott P. Turriff **Date** **Janelle R. Turrif** **Date**

as Trustees of the Scott P. Turriff and Janelle R. Turriff Revocable Trust dated September 15, 2014

Personally came before me this _____ day of _____, 2025, the above named Scott P. & Janelle R. Turriff, to me known to be the same person who executed the foregoing instrument and acknowledged the same.

Notary Public, State of Wisconsin

(print name) _____

My commission expires:_____

CERTIFIED SURVEY MAP

PART OF LOT 1, VOLUME 30 OF CERTIFIED SURVEY MAPS, PAGE 335, MAP NUMBER 4776, DOCUMENT NUMBER 1418683,
BROWN COUNTY RECORDS, BEING PART OF LOT 97, WILLIAM'S GRANT SUBDIVISION AND PART OF LOT 96, WILLIAM'S GRANT
SUBDIVISION, TOWN OF LAWRENCE, BROWN COUNTY, WISCONSIN

CERTIFICATE OF THE BROWN COUNTY PLANNING COMMISSION

Approved for the Brown County Planning Commission this _____ day of _____, 2025.

Devin Yoder
Senior Planner

TOWN BOARD APPROVAL CERTIFICATE

Approved by the Town of Lawrence this _____ day of _____, 2025.

Cindy Kocken, Clerk-Treasurer

CITY OF DE PERE EXTRA TERRITORIAL APPROVAL CERTIFICATE

Approved by the City of De Pere Common Council on _____ day of _____, 2025.

Carey E. Danen, City Clerk

Date

TREASURER'S CERTIFICATE

As Brown County Deputy 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 (L-480-2) as of the date listed below.

Raymond Suennen
Brown County Treasurer

Date