

Town of Oconomowoc

Board of Supervisors

July 21, 2008

Call to Order/Pledge of Allegiance:

Chairman Hultquist called the meeting to order at 6:00 p.m. with the Pledge of Allegiance. Present were Chairman Hultquist, Supervisors John Roelandts, Janis Husak, Brian Wiemer, and John Koepke. Also present were Police Lieutenant Russ Paar, Highway Superintendent Owen Salzman, Administrator/Planner Jeff Herrmann, and Clerk/Treasurer Terry Leaman. Attorney William Chapman and Police Chief James Wallis were absent and excused.

There were 11 residents in attendance

Approve minutes: July 7, 2008 Board of Supervisors Meeting.

A motion was made by Supervisor Wiemer to approve the minutes as presented. The motion was seconded by Supervisor Roelandts. The motion carried unanimously.

Approve minutes: July 16, 2008 Special Board Meeting:

A motion was made by Supervisor Roelandts to approve the minutes as presented. The motion was seconded by Supervisor Husak. The motion carried unanimously.

Correspondence: None

Comments from the floor on Agenda items or any other items:

Brian Melter – W340N6296 Breezy Point Road

Mr. Melter came regarding the vacation of a portion of Breezy Point Road. He was disappointed that the residents were not informed such a decision as this would be made at the meeting.

The portion of the road in question has not been improved in a number of years. Breezy Point Road was paved, but not this section. If the road is vacated how do the residents get to their properties? Will the residents be paying more taxes because of the extra land? Will the residents have to pay to improve the driveways of the properties?

Breezy Point Road is so narrow there, that there is not enough room to turn a snow plow around. This small portion of road is what is being used for a turn around. Emergency vehicles have a tough time negotiating the road. The residents have nothing to gain from this decision.

Administrator Herrmann mentioned that both roads are within the right of way. The options are: 1) not to abandon the road, 2) abandon the portion of the road in the right of way, 3) maintain the road where it is and pave it.

Highway Superintendent Salzman mentioned that the road is hard to maintain (snow plow) because of the deterioration of the road.

Jim Airoidi – W340N6304 Breezy Point Road -
The best way for residents is for the Town to pave the small portion of the road. It would be a hindrance to the residents to have the responsibility to pave the driveways.

Bob Jackson W340N6298 Breezy Point Road –
His concern is snow removal. It seems that this section of road never gets plowed.

CONSENT AGENDA

1. Consider and Act on Special Event Application for the Jeff Hernbrode Birthday Party, August 16, 200, Okauchee Lion's Park.

Administrator Herrmann mentioned that the Okauchee Lion's Club has applied for an amendment to their Conditional Use Permit to allow this additional event. The County does not have a problem with this application.

2. Consider and Act on Special Event Application for Monica Fest – Fund Raiser at Kenny's, W380N8453 Mill St. – August 23, 2008.

A motion was made by Supervisor Husak to approve the consent agenda. The motion was seconded by Supervisor Wiemer. The motion carried unanimously.

OLD BUSINESS

1. Consider and Act on next Phase of Completion for the Mapleton Community Center.

The Boy Scouts from Troop 99 are willing to use the Community Center as an Eagle project. The Boy Scout Troop proposes the following projects:

- Construct six to seven picnic tables
- Landscape a grilling area and install grilling equipment
- Construct trail map signs
- Construct bird houses
- Native prairie planting
- Invasive species eradication
- Clearing and grubbing trails
- Benches

The Boy Scouts will raise money through donations to pay for the costs associated with the project.

A motion was made by Supervisor Roelandts to approve the Boy Scouts to begin work on picnic tables, benches, a grilling area, grubbing of trails, and invasive species eradication at the Mapleton Community Center. Supervisor Husak seconded the motion.

Supervisor Koepke indicated that because there is a minimum amount of money being expended the Town should move as soon as possible to get this work started.

Administrator Herrmann indicated that the grant the Town has for the Community Center is for \$110,000.00. It is a 50/50 match. The Town only budgeted \$25,000.00 in 2008 for the Community Center. Possibly windows on the building would be the best place to start.

The motion carried unanimously.

2. Consider and Act on Monterey Bridge/Dam – proposal from Roth's.

The Roth's have listed a number of conditions to the donation of the dam to the Town. The Administrator asked for some type of guidance from the Board so that he can respond to the Roth's.

A motion was made by Supervisor Husak to deny the proposal made by the Roth's. The motion was seconded by Supervisor Wiemer.

Supervisor Roelandts mentioned that the Town was attempting to do the Roth's a favor by looking at the reconstruction of the dam. He has been in favor of keeping the dam but it may be cost prohibitive to do so. He feels the Town should respond to the Roth's proposal item by item. He wants no conditions on the donation of the dam.

Chairman Hultquist indicated he would be willing to recommend that the Town assist the Roth's in the removal of the current mill.

Supervisor Koepke asked about point number two regarding the exposed land going to the Roth's. He understood that the owner of the dam also owns the water and the land under the dam. If that dam is not reconstructed he would like to see the exposed land be shared with the twelve property owners on the Mill Pond. He was concerned that the Roth's would not keep the land but turn around and sell the property. He suggested that the Administrator send a letter to the Roth's.

There is no current funding for the dam. If the Town replaces the dam we could borrow the funds to do it. Supervisor Koepke handed out a sheet on his thoughts on the dam. He mentioned that there is potential for hydro electric power from the dam. It could possibly generate \$23,000.00 a year. This could make the payments on about ½ the project's costs. To put the hydro electric operation in place would cost about \$100,000.00. There is still no study on the potential impact on the wetlands around the dam and the impact on Ashippun Lake if the dam was removed.

Supervisor Koepke feels that most of the demands of the Roth's are unreasonable.

Supervisor Roelandts indicated that if the dam is removed at the Town's expense then the land under the dam should remain with the Town.

The motion was changed to add that the Administrator send a letter to the Roth's to explain the Town's position. The motion to deny the proposal carried unanimously.

3. Consider and Act on Road P drainage concerns – Larry Frahm.

The Administrator read a letter from Mark Mickelson of Yaggy Colby which indicated that this is a private driveway drainage concern that was not caused by the sewer project. He also felt the situation could be easily resolved by a reputable asphalt contractor.

Supervisor Wiemer made a motion to deny the request of Mr. Frahm for financial payment for repairs to his driveway. Supervisor Husak seconded the motion.

Supervisor Roelandts visited the subject property the day of the meeting. He felt the garage was lower than grade before the road was paved. He also felt the garage could be jacked up and a foundation added to take care of the problem.

Supervisor Husak indicated that many properties have problems and that the Town Board has to rely on the engineering experts opinions.

Mr. Frahm indicated that he is frustrated with the process. He felt the road was raised 6" when it was paved and that this is causing the drainage problems in his driveway. He's now going to have to spend \$7,000.00 to correct the situation.

The motion to deny the request carried unanimously.

NEW BUSINESS

1. Consider and Act on Culvert Replacement and Easement on S. Shore Drive.

Superintendent Salzman indicated that the pumping of the pond has stopped. Flagging is being done on the Hallen's property. He doesn't believe the easement has been secured yet. Mark Mickelson is supposed to be meeting with the Hallen's.

Supervisor Roelandts said that he is comfortable with the estimate from Mark Mickelson. He would like to give Mark the authority to proceed with the project so that the culvert can be replaced. It is collapsed at the present time and no water is running through it.

Supervisor Roelandts made a motion to authorize Mark Mickelson to proceed with the culvert replacement with the cost not to exceed the estimated proposal. Supervisor Wiemer seconded the motion.

Supervisor Koepke indicated that he understands the need to get the culvert replaced but he has concerns on the cost estimate and the fact that there is no money budgeted (\$30,000.00) in 2008 for this project. He would like to see bids from reputable contractors.

Administrator Herrmann mentioned that there is potential to get some of the money back from FEMA for this project. It comes down to a mitigation issue. Can the costs be related to the storm? It is possible the Town will get reimbursed for the costs of the pumping.

The motion to approve the replacement of the culvert carried unanimously.

2. Consider and Act on CSM for Wes Preschler, Michigan St., Monterey.

Administrator Herrmann mentioned that Mr. Preschler is turning 3 lots into one which are on the Mill Pond. The Plan Commission already approved the CSM.

A motion was made by Supervisor Roelandts to approve the CSM. The motion was seconded by Supervisor Husak. The motion carried unanimously.

3. Consider and Act on Resolution to reduce the Right of Way on Michigan Street from 66 feet to 33 feet.

Administrator Hermann indicated that in order for Mr. Preschler to get the CSM he needed the right of way reduced on Michigan Street. The Highway Department has no problems with the Right of Way changes.

A motion was made by Supervisor Husak to adopt the Resolution changing the right of way of Michigan Street from 66 feet to 33 feet. The motion was seconded by Supervisor Koepke. The motion carried unanimously.

4. Consider and Act on status of abandonment/vacation of a portion of Breezy Point Road.

Administrator Herrmann suggested that it might be best that this is more of a discussion instead of a decision making item. He would like to hear what the Board's thoughts are.

Highway Superintendent Salzman indicated that the portion of the road that is being discussed is virtually destroyed. That makes it difficult to plow.

The Chairman recommended that there be no decision made this evening on this topic.

Administrator Herrmann asked if the road should be maintained or not maintained. Possibly it should be abandoned because of the condition.

Supervisor Roelandts indicated that when he was at the site he questioned the availability of space for the trucks to turn around. There is no other place for a cul-de-sac and the Boulevard is on Town property.

A rough estimate of having the Town pave the approximate 150 feet of road would be about \$4,500.00. It would probably be less than the cost of improving the neighbor's driveways.

It was recommended that cost estimates be available for the next Board meeting.

5. Chairman Hultquist: Nothing

6. Supervisor Reports

a. John Koepke: The feed Mill in Mapleton was torn down today.

b. Brian Wiemer: Nothing

c. Janis Husak: Nothing

d. John Roelandts: Nothing

7. Attorney Chapman: Absent and excused

8. Highway Superintendent Salzman: Nothing

9. Lieutenant Russ Paar:

a. Consider and Act on Wisconsin Conference on Highway Safety, August 19, 20, 21 – Baraboo, WI – Officer Jennifer Luick.

A motion was made by Supervisor Husak to approve the attendance of Officer Luick at the Wisconsin Conference on Highway Safety. The motion was seconded by Supervisor Wiemer. The motion carried unanimously.

A question was raised regarding how often the police officers are on bikes. Lt. Paar responded that Officers are not on them as often as they would like but that the frequency will increase.

10. Administrator/Planner Herrmann

a. Going Green Seminar on September 12, 2008 in Oconomowoc.

Administrator Herrmann wanted the Board to be aware of this conference and if anyone would want to attend they should let him know.

b. Attendance at David Verhasselt Farm Day.

This item was removed from the agenda by the Administrator.

c. Set date for next Budget Workshop.

The next budget workshop will be Wednesday, August 6th at 8:00 a.m.

11. Clerk/Treasurer

a. Approve Operator's Licenses per List

A motion was made by Supervisor Husak to approve the Operator's Licenses pending the approval of the Police Chief. The motion was seconded by Supervisor Roelandts. The motion carried unanimously.

12. Approve Vouchers and Checks

A motion was made by Supervisor Wiemer to approve the vouchers and checks pending the review by the Administrator. The motion was seconded by Supervisor Koepke. The motion carried unanimously.

13. Adjourn

A motion was made by Supervisor Roelandts to adjourn the meeting. The motion was seconded by Supervisor Husak. The motion carried unanimously. The meeting adjourned at 6:55 p.m.

Respectfully submitted,

Terry A. Leaman
Clerk/Treasurer