

APRIL 25, 2011 WHEATLAND TOWN BOARD MEETING

Meeting was called to order by Chairman William Glembocki at 6:30 p.m. on Monday, April 25, 2011 at the Town Hall in New Munster and opened with the *Pledge of Allegiance*.

Town Board members present – Chairman Glembocki and Supervisors Andrew Lois and Robert Herda. Others present: Clerk Sheila Siegler, Town Attorney Jeff Davison, Tom Young, Tom Barr, Gail Schoch, Jack Bobula, Alan Kaddatz, Don Halbe, Mrs. Halbe, Anthony Zwilling, Lori Zwilling, Tracy Stardy, Mark Merkling, Mary Ochoa-Petersen, Dennis Robers

Notices were posted in six public areas, the town website and the *Kenosha News* and *Westosha Report* were notified. Individuals who have requested meeting notices by e-mail were also sent agendas as required by state law.

Robert Herda moved approval of the March 28, 2011 and April 11, 2011 Town Board Meeting Minutes. Andrew Lois seconded. Motion carried.

- **Fire Dept.** – Alan Kaddatz said the burning permit process is working well with the new fire chief. Chairman said the fire department will be proceeding with the annual fire dept. festival at the end of June.
- **Public Comments** - none
- **Building Inspector – Change of Hours Proposal**

Chairman Glembocki said this item would be moved up in the meeting to allow the building inspector to attend another meeting.

Tim Popanda, Town Building Inspector, said he may have to change his hours because of other commitments and cut back one day. He asked for another month to monitor this and see if Wednesday is the right selection if he were to cut back. Chairman said we will take this up at the June 13th meeting for a decision. Popanda said his schedule could possibly stay the same – five days a week.

- **Building Inspector report of progress of properties given notice of “Buildings in Disrepair” and “raze or repair” notices**

Popanda said nine structures were noticed for enforcement and some have cleaned up on their own.

Savaglio property – former Karow farmette – sold property and the new owner has removed the farm buildings and is working diligently to clean the property. Foundations have to be removed yet. The existing house is likely to be removed because of the deteriorated condition. The realtor for Savaglio called to ask for some of the cash escrow back based on the work completed. Agreement does not allow for partial repayment. Board agreed to wait for all the demolition work to be completed before the escrow is returned.

Zarnstorff and Grawe – both are working on these projects. This is slow progress but it is progress.

Dale Baugh – had recent open heart surgery but has shown some progress on the building repair. His son has been assisting him.

Michael Levandoski - no progress and is not returning calls at this point. This has been an ongoing problem property. Building Inspector asked the town board for the authority to move forward on a raze order for this property. The building is at the crossroads of a major electrical line and it is possible that underground tanks exist in front of the building. Board agreed the raze order process should be started.

8112 335th Ave. – foreclosure started and then it was stopped. They have not paid for the costs incurred by the town to board up the building. Board agreed to wait for the foreclosure and deal with the bank.

- **Alcoholic Beverage Operator License Application (Bartender) –**
Lauren Brooke Czarny, 5833 381st Ave., Burlington – *Local Folks*
Alcohol server course certification and background check requirements have been fulfilled.
Andrew Lois moved approval of the license for Lauren Czarny. Robert Herda seconded. Motion carried.
- **Road report** – Chairman reported the board conducted the annual inspection on April 23rd. It confirmed the roads are in bad shape. Money is short and road aids are proposed to be cut. Some

priorities are 52nd west of "KD," 368th all the way to 31st St., and 399th Ave in Powers Lake. He said Oakwood Shores side streets may need to wait.

Chairman said blizzard costs for a 48 hour period should be reimbursed 75% from Fed and 12.5% from State. That will help some but we won't receive reimbursement until later in the year.

- **Reports –**

Treasurer's Report for March and April was approved on a motion by Andrew Lois and second by Robert Herda.

Other reports - Change town board meeting to May 2nd instead of May 9th. Chairman will be out of town on May 9th and it will also aid the person presenting an application at the Plan Commission meeting which follows tonight.

Andrew Lois moved a motion to reschedule the regular May 9th town board meeting to May 2nd and Robert Herda seconded. Motion carried.

U.S. Census Report – 3373 is the total at this point. The state estimate for January 1 was 3443 – census is 70 people less

Clerk stated the housing units line up with our calculations which would mean all households were counted.

The Community Impact Program wants to explain their program and was scheduled for May 9th. Chairman said to reschedule the presentation to May 2nd or May 23rd.

Clerk reported receiving a Time Warner notice – they are changing their channels. Everyone will need to have a cable box. Information will be included in the next billing.

- **Announcements – Kenosha County HOUSEHOLD HAZARDOUS WASTE COLLECTION – May 7 – 8 am – 1 pm at Kenosha County Center - Hwy 45 & 50**

A thank you letter was received from Sheriff Beth for the town's Officer Friendly donation for the Safety Poster Contest.

Clerk said the town has to let the Kenosha County Highway Director, Gary Sipsma, know by the end of April if we are interested in joining in with the bidding contract for line striping on Geneva Rd. We are not prepared to go ahead at this point. Board will decide at May 2nd meeting if the county can wait that long.

Clerk also reported controlled burn agreement has been received from the town attorney and will be on May 2nd meeting.

- **Financial matters:**

A. Purchase approval - none

B. Clerk's Report of Disbursements for March, 2011 – next meeting.

C. Board agreed to require vehicle license number for launch fee envelopes which will be printed by Johnson Business. Board agreed to wording on the 18 x 24 launch fee sign.

- **77th Street - from 328th Ave. to east side of Lilly Lake**

A. Discussion with property owners with frontage on 77th St. regarding ownership and maintenance of street

B. Action in regard to public or private ownership and maintenance of street

Don Halbe presented board members with a document detailing the process they've gone thru. They currently have the two east end property owners opposed to keeping the road private. The drainage issue on the east end is a problem for them. Michael Smith has not responded to their many requests.

Halbe's group is aware they could go forward but they would then bear the costs for the three homeowners. It would be a burden on the remaining homeowners to take the full costs.

The choice would be go private with some adjustment from Kenosha County on the purchase and taxes or request the road be declared a public road.

Snowplowing is contracted privately and split among the owners with property on the road. He was not sure if all the owners have paid their share. Sharon Grossmann is in charge of collecting the money.

Chairman said the town doesn't really want the road but for the safety of the people and the liability issues, we need to look at it.

Chairman responded to the question on whether 77th St. would be slated for a public boat launch if it were to become private. Chairman said Lilly Lake is not big enough to require two launches and no parking available for a launch site on 77th St. There is just no room.

Attorney said a “no outlet” sign should be put up. Chairman said “no parking” signs could also be put up and enforced.

Don Halbe asked if the board wanted them to go back to Kenosha County with the support of the town to see if they could negotiate a lower cost. Chairman asked if that would be an issue if we waited and gave them more time to go back to the county.

The town attorney said the real issue will be when you have major road work to do. If you’re stating people are unwilling at this point to join in and it is not equitable, is that the best course? Attorney explained some of the ramifications and the costs that could be involved. He did not feel it would work for them.

Chairman asked for the matter to be tabled to June 13th meeting – if not 100% acceptance of the private road, town will walk away from the issue.

Sharon Grossmann, 32906 77th St., arrived. She related that her husband, Jim, had put in a dry bed of stone at the east end and it does drain under “JI.” She did not have knowledge of the details of the installation. She said property owners on the east end did not want to be responsible for maintenance of the road. Digging up the road and going under “JI” could be costly.

Chairman proposed we table the decision to June 13th. Don Halbe disagreed with the 100% participation requirement. If they were willing to pay for the others who would not agree, that should not be an issue. Andrew Lois said they have to look at the big cost and are you all willing to pay everyone else’s share?

Andrew Lois moved to table the decision regarding 77th St. to the June 13th meeting. Bill Glembocki seconded. Motion carried.

Robert Herda moved to adjourn at 7:35 p.m. Andrew Lois seconded. Motion carried.

Respectfully submitted,

Sheila M. Siegler, Town Clerk