

## OCTOBER 22, 2012 WHEATLAND TOWN BOARD MEETING

Meeting was called to order by Chairman William Glembocki at 6:30 p.m. on Monday, October 22, 2012 at the Town Hall in New Munster. He opened the meeting with the *Pledge of Allegiance*.

Town Board members present – Chairman Glembocki and Supervisor Andrew Lois. Robert Herda was excused. Others present: Clerk Sheila Siegler, Fire Chief Lou Denko, Jack Bobula, M. Ruggles, K. Ruggles, D. Ruggles, and Dean Peters.

Notices were posted in six public areas and the town website. 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.

**Fire Dept.** – Chief Denko reported all school fire safety activities for fire education week are completed. They used the fire safety house at both Wheatland Center School and St. Alphonsus School and at the pancake breakfast. The annual October fire department pancake breakfast was a success. They should net \$2900 - \$3000 profit. Donations helped make it a success.

The budget shortfall - all equipment inspections have been put off for 2013. One inspection was necessary. It did show a problem and did have a warranty on it so it was good that it was done. Chairman asked if there was a safety issue with postponing the inspections. Chief said delaying the Non destructive test on the ladder and the air compressor testing will not hurt. The other testing on the trucks and equipment was already done earlier this year.

They have been meeting with Jt. Services concerning radio signals not being received by the county. There is a follow up meeting on Wednesday. Silver Lake Tower has not been tested for two years and may not be working. Fire Dept. is investigating whether it is structurally possible to add height to the existing tower at the firehouse. We are at 100 ft. now. We have a demo repeater on it now. Sections run about \$1500 per 20 ft. section and believe we can add two sections, 40 ft. Randall and Twin Lakes Fire Departments may donate toward the cost if the receiver is installed. It will help also them receive signals.

- **Public comments** - None
- **Discussion and possible action for creation of “no parking” zone for 59<sup>th</sup> St. west of Hwy “83”**

Mike Ruggles who is operating the Wheatland Convenience Center explained that with the existing parking on both sides of 59<sup>th</sup> St. it is hampering trucks entering and exiting the driveway entrances to the station. Ruggles does not know who the truck owners are. Chairman noted it is also a safety issue and once snowplowing begins, the road needs to be clear of parked vehicles.

Ruggles said that beginning November 1<sup>st</sup> they are planning to be open until midnight.

Andrew Lois moved a motion to proceed with a resolution to prohibit parking on both sides of 59<sup>th</sup> St. by the October 29<sup>th</sup> meeting. William Glembocki seconded. Motion carried.

- **Schedule October 29, 2012, 6:15 p.m. Town Board Meeting in place of the regular meeting of the town board normally held on November 12, 2012**

William Glembocki moved a motion to schedule the November 12 town board meeting to October 29 at 6:15 p.m. because of lack of a quorum on November 12. Andrew Lois seconded. Motion carried.

- **Reports**

A. Road report – the board will wait to repair the culvert at the intersection of 71<sup>st</sup>/314<sup>th</sup> Ave. in Oakwood Shores until next spring. Two holes have appeared on both sides of the culvert opening. It may require pulling the whole culvert and paving over which could end up being a big job.

TDS green post has been run over again at the intersection of Geneva Rd./344<sup>th</sup> Ave. TDS will be out to fix and hopefully in the future move to another location.

B. Other reports – the town will be receiving a \$2500 credit from Veolia for the recycled scrap metal over the past 1.5 years. Veolia said they were waiting to make the requested changes on the cardboard door but it will be done by the end of October.

Farm Fresh Atlas is selling ads to advertise farms who sell their own produce. It is legit in case anyone asks.

Signs for motorcycle riding are in the town office. The motorcycle club gave us a bill for the three signs. Chairman will select a site for two signs. One of the signs will replace one that was stolen.

### **Assessing service contract 2013 thru 2016 – discussion and possible action**

Chairman said this has been discussed thoroughly the past few meetings. We did send out Requests for Proposals and published same in the *Kenosha News*. We received two responses. One

was received from Associated Appraisal Consultants, Inc. for an annual fee of \$32,000 for a 4 yr contract. Another was received from Grota Appraisal who did not respond as the RFP requested. In speaking to Grota, Chairman Glembocki said the annual fee would \$18,500 for one year and a revaluation in second year Grota estimated would be \$65,000. This would equal \$83,500 for two years. Associated has revaluation figured in for every two years and would equal \$64,000 (\$32,000 each year).

Dean Peters said Associated does visit each property for a revaluation. It does not mean they enter the house. They will request entrance if there is a question and the property owner can request they do an on-site assessment if they are refuting the assessed value.

Supervisor Lois said it is better to keep up the values so they don't get too far out of market value and then there is a big jump. Supervisor Lois also said Dean Peters knows the property and the property owners now after two years on the job. That makes for a better relationship and a better job.

Clerk said Supervisor Robert Herda listened to the meeting discussion and has called to say he believes we should stay with Associated.

Chairman Glembocki moved a motion to approve a four-year contract with Associated Appraisal Consulting Inc. for an annual fee of \$32,000. This will include a revaluation in 2013 and 2015 and the contract does include a performance clause which allows the town to rescind the contract for good cause. He stressed it would have to be "good cause" and not just a disagreement with the assessor. Supervisor Lois seconded. Motion carried.

- **Announcements –**

- Trick or Treat Hours for Wheatland – Sunday, October 28, 2 – 5 p.m.
- 2013 Town Budget Hearing & Special Meeting of Electors – October 29, 7 p.m.
- **November 6, 2012 Election – TOWN HALL – 7 a.m. – 8 p.m.**
- Absentee Voting (Early Voting) at the Town Office - Monday thru Friday, 8 a.m. – 5 p.m. beginning Monday, October 22 and ending Friday, November 2 at 5 p.m.
- U.S. Post Office Plan to limit hours at the New Munster Post Office – **Community Meeting, Wednesday, October 24, 5 p.m.** at the Wheatland Town Hall
- **Financial matters:**

A. Purchase approval –

B. Other financial matters – William Glembocki moved approved a bill for the Lilly Lake Protection and Rehabilitation District from Aron and Associates for consultation services of 2.75 hrs @ \$65/hr, total of \$178.75 for the 2012 calendar year. Andrew Lois seconded. Motion carried.

- **Adjournment**

Motion to adjourn at 7:13 p.m. was moved by William Glembocki, second by Andrew Lois. Motion carried.

Respectfully submitted,

Sheila M. Siegler, Clerk