

## JULY 25, 2016 WHEATLAND TOWN BOARD MEETING

Meeting was called to order by Chairman William Glembocki at 6:00 p.m. on Monday, July 25, 2016 at the Town Hall in New Munster. The meeting opened with the *Pledge of Allegiance*. Town Board members present: Supervisors Andrew Lois and Kelly Wilson. Others present: Clerk Sheila Siegler, Town Treasurer Deborah Vos, Constable Robert Santelli, Town Engineer Len Roecker, Town Attorney Jeff Davison, Fire Chief Lou Denko, Alan Kaddatz, Wayne Kaddatz, George Grenus, Mark Merkling, Greg Governatori and *Westosha Report* reporter Jason Arndt.

Notices were posted in two public areas (Town Hall and Transfer Station) 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.

Minutes of the July 11, 2016 Town Board Meeting was motioned for approval by Andrew Lois and second by Kelly Wilson. Motion carried.

**Fire Dept. Report** - Chief Denko the new fire truck was picked up today and is at the fire station. The fire dept. membership contributed toward additional equipment in the \$10 - 12 thousand area plus the additional \$14,138 for extras for the fire truck. They plan on picking a time for initiation and training on the fire truck to make all members familiar with the truck. Chief Denko said he and Assistant Fire Chief Brian Kerkman spent most of the day at Delavan learning about the new equipment and operation of the truck before driving it back. The truck weighs close to 70,000#.

Regarding the sale of the old fire truck, he suggested several different ways. It will be at least a month before they are ready to sell the truck.

Supervisor Kelly Wilson asked for the June festival totals. Chief said they were down on beer sales but up on food sales in about the same ratio. Still working on some bills. He will have totals for the next meeting.

**Public Safety** - Constable Santelli reported the serpentine belt on the squad had snapped. It was repaired at Uhen's. Also, the bumper skirt will need to be replaced. It was damaged while parking in the ditch area on the side of the road while on a call.

**Public Comments** - none

**Conditional Use Permit Application - Action 50 LLC, 420 W. Westleigh Rd., Lake Forest, IL 60045, James M. Bissing (Owner); Mark Merkling, 5675 392nd Ave., Burlington, WI 53105 (Agent) requesting a Conditional Use Permit for Recreational Vehicle (RV) sales, service and outdoor display & storage in the B-3 Highway Business Dist. on Tax Parcel #95-4-219-314-0640**

(Note: The Town Board adopted Ordinance 2015-004 amending the Land Use Plan Map on August 24, 2015 and the rezoning to B-1 Community Business and C-1 Lowland Conservancy on August 10, 2015.)

**Stormwater Management Maintenance Agreement with New Generation RV LLC**

Chairman Glembocki reported the town board has received a favorable recommendation from the Plan Commission for the Conditional Use Permit Application subject to a storm water maintenance agreement between Mark Merkling and the town and subject to Town Engineer Len Roecker's letter dated June 20, 2016.

Town Engineer Roecker stated his June 20, 2016 correspondence recommended approval to the town board subject to the eight listed conditions.

Town Attorney Davison said the storm water maintenance agreement would incorporate any conditions from Kenosha County in their approval and would be recorded with the deed. It will apply to future owners of the property.

Chairman Glembocki noted the building design and landscaping had been discussed and shown on the plans Mark Merkling presented at the initial plan commission meetings. Mark Merkling assured the board he plans on having a very attractive site that will be an asset to the Town of Wheatland. He said the county also addresses landscaping in their conditions. The board looked over the proposed conditions from the county. Regarding the overnight camping sites, Mark Merkling was supportive of the camping being limited for service repairs only and limited to 96 hours for each site with the number reduced from 10 to five.

Kelly Wilson moved approval of a favorable recommendation to the Kenosha County Planning, Development, and Extension Education Committee for the Conditional Use Permit for Recreational Vehicle (RV) sales, service and outdoor display & storage in the B-3 Highway Business Dist. on Tax

Parcel #95-4-219-314-0640 as requested by Action 50 LLC, Mark Merklng (agent), subject to all statements and documents filed with the application, subject to the Town Engineer Len Roecker's June 20, 2016 letter listing conditions for approval, subject to execution of a storm water maintenance agreement after county approvals and incorporating county conditions, subject to changes in the county conditions to limit the overnight camping parking sites to five, maximum of 96 hours for each parking site and camping designated as service repairs only and subject to all other conditions imposed by Kenosha County Planning and Development. Andrew Lois seconded. Motion carried unanimously.

**Resolution 2016 -- 003 - in support of a WI Towns resolution calling on the state legislature to adequately and sustainably fund the state transportation system**

Supervisor Andrew Lois moved to adopt Resolution 2016 -- 003 with the clerk directed to send copies to Governor Walker, local legislators and the WI Towns Association. William Glembocki seconded. Motion carried.

**Reports - Correspondence - Announcements**

A. Road report – a tree in Lilly Lake was blocking 75th St. after the recent storm. Chairman Glembocki contacted a tree removal company.

B. Chairman's report - he is meeting with Town Engineer Roecker, Wayne Kaddatz, George Grenus, and Diane Grenus on August 4th at noon in Slades Corners to discuss the drainage issue.

C. Treasurer's report - Treasurer Vos reported a town net worth of \$1,155,005.70. Detailed report was accepted as printed on a motion by Andrew Lois and second by Kelly Wilson.

D. Building Inspector report - none

E. Clerk's report

**Clerk's Report - July 25, 2016 Town Board Meeting**

Subject	Item
Geneva Rd striping	Racine Co. Hwy Dept. will stripe Geneva Rd/Geneva Pl/ 60th St. from Hwy 50/83 to Hwy P/400th Ave. likely the week of July 25th. They have Hwy 50 work and will do at that time. Will save on cost. Striping will be yellow and white fog lines.
75th St. trees	Report from couple of people in L.L. tree completely blocking 75th St. near 335th Ave. Jack cut off a few side branches to allow one lane; Chairman called Arbor to cut up.
water patrol	Salem will be sending in the DNR monthly report for June.
water patrol	PWC is not being covered by water patrol. Town may have to pay for damage.
old raze order	old store in New Munster has a raze order from 2006 that he wants lifted. Told him reason for raze order (though never enforced) hasn't been resolved. Today he asked if he needed permits to hold a rummage sale in the building.
property offered	Real estate agent for property along railroad tracks in village of Wheatland can't sell property, too small, wants to know if town is interested in purchasing.
well testing	Gehring will test town hall water - will also tell him to do park if Niederer hasn't done it.

Constable Santelli noted the water patrol did have problems parking at the beach. They should be parking in the public parking area spots the board decided. If there is not space they should park going up the hill. Santelli also said a parking sign should be replaced. It is all washed off.

F. Other reports

G. Correspondence and Announcements -

- August 6th - L.L. Summerhaven Movie Night at the beach
- August 6th -- Venetian Night at Lilly Lake (L.L. Summerhaven Assoc.)

**Financial matters:**

A. Purchase approval –

B. Other financial matters -

- Paving projects - Board went over the "wish" list of roads to be paved. Clerk will try to

come up with a projected cost for the next meeting based on the priority roads the board stated.

- Tree and brush cutting projects - Chairman explained he received two tree cutting proposals and went over the areas with both companies. One price is \$11,100 and the other \$13,800. He went step-by-step with both so there should not be a misunderstanding. He would recommend the low bidder. Both are reliable companies we've had experience with but he also contacted the DNR so they may do some of this work and we can then do a couple of other roads, in particular 75th St. If the board wants to approve the low bidder, Arbor Images, he would work with them and not have some of those areas cut if DNR is willing to do so and would then trim additional areas such 75th St.

Attorney Davison interjected, the motion should be not to exceed \$11,100 and a revised, written proposal of the adjusted work after the DNR cutting contribution is known should be signed, not the original proposal.

Andrew Lois motioned to approve a proposal from Arbor Images not to exceed \$11,100 but have the chairman work with DNR and have them cut whatever they are able to do. Any money remaining would be used to trim additional areas such as 75th St. and a revised, written proposal from Arbor Images is required for the chairman's signature. Kelly Wilson seconded. Motion carried.

**Adjournment** - Kelly Wilson moved to adjourn at 7:10 p.m. William Glembocki seconded. Motion carried.

Respectfully submitted,

Sheila M. Siegler, Clerk