

### **NOVEMBER 28, 2022 WHEATLAND TOWN BOARD MEETING**

Meeting was called to order by Chairman William Glembocki at 6:00 p.m. Monday, November 28, 2022, at the Town Hall, and opened with the Pledge of Allegiance. Town Board members present: Chairman William Glembocki and Supervisors Andrew Lois and Kelly Wilson. Others present: Clerk Sheila Siegler, Treasurer Deborah Vos, Fire Chief Louis Denko, Wayne Kaddatz, Mary Kaddatz, Diane Grenus and George Grenus.

Notices were posted in three public areas (Town Hall, Transfer Station and Wheatland Center School) and the town's website. The *Kenosha News and Westosha Report* were notified. Individuals who have requested meeting notices by e-mail were sent agendas as required by state law.

Kelly Wilson moved a motion to approve the November 14, 2022 town board meeting minutes and the draft of the town meeting of electors with correction of the date to 2022 for town meeting of electors. William Glembocki seconded. Motion carried.

#### **Report –**

Fire Dept. – Fire Chief Louis Denko said they are evaluating air paks from three different companies. They are also discussing and researching with other departments for pros and cons. Responding to Chairman Glembocki, Chief Denko said they air paks bottle connections are usually not compatible between different companies. Plus, they have spare bottles so have not run out in the past. They may have some answers at the February board meeting. Current air paks expire in May/June 2023.

#6672 is due for service. He is suspicious of a water head gasket problem. This is one truck Siren Services does not work on (6-liter truck). Ben Harris will be doing the testing. Responding to Chairman, Denko said there is no discoloration of the oil.

Chief Denko said they did have an incident on the STH 50 Fox River Bridge with black ice. They dealt with five cars and two others left the scene. Both east and westbound lanes were closed for a time but everyone worked well together. The temperature dropped and conditions had changed quickly, thus the accidents.

Public safety – none

**Public comment** –none

#### **Petition to Discontinue Public Way**

A. Acknowledge receipt of petition

B. Process required to respond to petition

Chairman Glembocki said Attorney Davison is attending tonight and we take this up when he is present. He had a prior meeting.

#### **Kenosha County Ordinance 6 – amending the text of the Kenosha County General Zoning and Shoreland/Floodplain Zoning Ordinance creating a Solar Energy Systems Ordinance compliant with Section 66.0401 & 66.0403 of the Wisconsin State Statutes.**

Clerk explained solar energy systems have not been addressed in the county zoning ordinance previously. 100-megawatt and larger are the purview of the Wisconsin Public Service Commission (PSC). This ordinance pertains to those systems that are less than the 100-megawatt capacity. The need for this has come up because we will have an application for a solar farm permit in Wheatland in January. Without an ordinance in place, we would not be able to require any oversight. This ordinance will allow the town and county to regulate some items thru a Conditional Use Permit.

This is an ordinance that was created in response to the need for some type of regulation. The Town of Paris has a very large solar farm being constructed but it is regulated by the PSC. Since the ordinance has been passed by the county board already, it will become effective on December 11, 2022 unless a majority of the five towns (Brighton, Paris, Randall, Somers, and Wheatland) in Kenosha County object to the ordinance.

Supervisor Kelly Wilson said she wanted more time to study the ordinance and was not sure solar farms were something Wheatland would want. But in the absence of any ordinance, we will have no part in any regulation. The county is amenable to future changes in the requirements (as allowed by state statutes) but tried to pull from available ordinances in other areas of the country, though solar energy as a commercial venture is a fairly new approach for Wisconsin.

Supervisor Lois said he has discussed this with a county board supervisor who said they spent considerable time discussing the ordinance with the upcoming solar farm application in Wheatland in mind. The county committee was satisfied with the regulations that are required in the ordinance.

Fire Chief Denko stated he has concerns for electric cars with charging stations in garages as

well as fires that can start in the vehicle's batteries. He noted the May barn fire and the solar panels on that building that can be a dangerous for firemen. We need a requirement that charging stations have a permit and also a placard on buildings to warn of what firemen may find whether solar panels, charging stations, electric vehicles, generators, etc. Chairman said we will discuss this on a future agenda.

Kelly Wilson moved to table action on the solar energy system ordinance. William Glembocki seconded. Motion carried.

William Glembocki moved to cancel the December 26 town board meeting because of the Christmas holiday. Andrew Lois seconded. Motion carried.

Chairman took up item eight on the agenda now that Attorney Davison is present.

**Petition to Discontinue Public Way**

- A. Acknowledge receipt of petition
- B. Process required to respond to petition

This is a petition received by the town from residents and owners of Lots 3 and 4 in Sarti Hills Subdivision, Edward & Ingelise and Derek & Mina Temple requesting the 66 ft. road easement be discontinued because it had not been developed in 20 years.

Attorney Davison advised the board that this action cannot take place if there is an adjoining property owner who objects. That could also be the town because the public road also adjoins the easement. If someone objects it is a dead issue.

Chairman Glembocki said the property owner to the south, Tim Lois has stated his objection in writing. He also said it could be in the best interest of the town to also leave this In place for future residential expansion.

Attorney Davison said because we have a known objector, state statutes do not allow the easement to be discontinued. This can be listed on the next agenda for action. There would be no point going thru the public hearing process, notification, etc.

William Glembocki moved to table and list on the December 12, 2022 town board meeting agenda as an action item. Andrew Lois seconded. Motion carried.

**Announcements - Reports - Correspondence –**

**A. Reports**

- 1. Road - Andrew Lois said the county filled potholes on the Hwy 50 crossover of 376<sup>th</sup> Ave.
- 2. Chairman - none
- 3. Supervisor Lois - none
- 4. Supervisor Wilson – said the park announcer's booth roof was supposed to be re-shingled by this date. Clerk said it was reported to her today that it will be done tomorrow. Responding to Wilson, clerk said she would ask if the door is also being replaced tomorrow.

5. Treasurer – Deborah Vos reported an October 31 net worth of \$1,215,572.87. Report was approved as printed on a motion by Kelly Wilson and second by Andrew Lois.

**6. Clerk -**

	<b>November 28, 2022 Meeting - Clerk's Report to Town Board</b>
Westosha Central High School	Westosha Central High School has officially changed the official district name to Westosha Central High School District. <i>Prior name was Central High School District of Westosha.</i>
Fireworks permits	Black Bull donated \$1,415 in permits this year.
Paver patching	376th Ave. - a couple of patches and a patch on 52nd St. on 11/29/2022 weather permitting.
Water patrol boat	Boat repair to replace six ignition coils was completed at MW-Marine.
Health Survey	Kenosha Community Health Assessment survey is open. Kenosha County Public Health Dept. is requesting people will participate either online or on a paper copy that can be brought to the town office. Survey does take a small amount of time but there is a drawing of ten \$100 gift cards for those participating. LINK for the survey is on the front page of the town website <a href="http://www.townwheatland.com">www.townwheatland.com</a> .

Transfer station	Christmas and New Year's holidays will not change the regular hours the transfer station is open. It will be open Saturday, December 24 and Saturday, December 31, 7 a.m. - 3 p.m. for the regular operation.
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B. Correspondence

C. Announcements – Town Office will be closed for the holidays as follows:

- December 23, 24, 25, 26
- December 31 at noon and January 1 & 2

**Financial matters:**

A. Purchase approval – none

B. Other financial matters - none

**Adjournment**

William Glembocki moved to adjourn at 7 p.m. Andrew Lois seconded. Motion carried.

Respectfully submitted,

Sheila M. Siegler, Town Clerk