

Wheatland Town Board Meeting
34315 Geneva Rd, New Munster, WI 53105
Donna Deuster Clerk 262-537-4340 ddeuster@tn.wheatland.wi.gov
Deb Vos-Treasurer dvos@tn.wheatland.wi.gov
MONDAY, August 26, 2024 – 6:00 P.M.

Pursuant to Section 19.84, Wisconsin Statutes, notice is hereby given to the Public, *Kenosha News* and *Westosha Report* that the WHEATLAND TOWN BOARD will meet to consider and act on the following:

1. Call to Order
2. Pledge of Allegiance
3. Roll call
4. Verification of public notice
5. Approval of minutes of prior meeting(s)
6. Report –
 - A. Fire Dept.
 - B. Public Safety Report –
7. Public comments and questions from residents of the town and other persons present.
Introduction of guests. (Please be advised per State Statute Section 19.84(2), information will be received from the public and there may be limited discussion on the information received. However, no action will be taken under public comments. Please limit comments to no more than 3 minutes.
8. Change of Agent for Bella Vita 34816 Geneva Rd to Heather Marie Boeckenstedt
9. Planning Commission recommendation of the following
Rezoning: Daniel Velasco Palos & Lilana Lozano DeVelasco W4878 Willow end Rd, Elkhorn, WI 53121(owners) request to rezone from B-5 Wholesale Trade and Warehousing District to B-3 Highway Business District on tax parcels 95-4-219-314-0361 and from R-2 Suburban Single-Family Residential District to B-3 Highway Business District on tax Parcel 95-4-219-314-0362 and on part of Parcel 95-4-219-314-0363 located in the SE ¼ section 31T2N, R19E Town of Wheatland.

Comp Plan Amendment Daniel Velasco Palos & Lilana Lozano DeVelasco W4878 Willow end Rd, Elkhorn, WI 53121(owners) request a amendment to the Adopted Land Use Plan map for Kenosha County: 2035 (map 65 of the comprehensive plan) from “Suburban-density Residential” to “Commercial” on Tax on tax parcels 95-4-219-314-0361 and from R-2 Suburban Single-Family Residential District to B-3 Highway Business District on tax Parcel 95-4-219-314-0362 and on part of Parcel 95-4-219-314-0363 located in the SE ¼ section 31T2N, R19E Town of Wheatland.

Conditional Use Permit. Daniel Velasco Palos & Lilana Lozano DeVelasco W4878 Willow end Rd, Elkhorn, WI 53121(owners) request a conditional use permit for outdoor dining and entertainment on tax parcels 95-4-219-314-0361 and from R-2 Suburban Single-Family Residential District to B-3 Highway Business District on tax Parcel 95-4-219-314-0362 and on part of Parcel 95-4-219-314-0363 located in the SE ¼ section 31T2N, R19E Town of Wheatland with the following conditions:

1. Water diversion to be to the North and/or west of the property however possible. Not the east which would affect the drainage slurry in the back of the church.
2. On-site security for evening events.
3. Encourage exiting traffic to travel to the west on 60th Street through signage and security officer.
4. Outside to be used for ceremony only, no live music or catering outside of the barn.
5. All water drainage, storm water, discharge and wastewater with consideration of the project engineer findings and the same shared with the Wheatland Planning Commission.
6. Provide tree lined or buffer area on the East side of the property.
7. Encourage guests to stay on property through fence or other buffers to the east.

10. Contract with Com2 to Ecycle electronics at no charge to the town or residents.
11. Request from Central High School to use our meeting room for 90 min each day with one student and one teacher for the balance of the school year as an off site facility.
12. Ordinance 2024- An Ordinance to create Section 36.26(d) of the code of Ordinances of the Town of Wheatland relating to Comprehensive plan Map Amendments effective January 1, 2024 relating to fees
13. Discussion and possible vote for utilizing tree services other than the county for future tree services.
14. Ordinance 2024- An Ordinance to repeal and recreate section 36.54 of the Code of Ordinances of the Town of Wheatland regarding Public Hearing Fee Effective January 1, 2024.
15. Discussion and possible vote on Wages as discussed in July to take place January 1, 2025

Building Inspector Base wage	\$19,000 00 Annual
Recreation Manager	\$900.00 Annual
Custodial, Park, Transfer Station	15.50 Hourly
Fire Department Inspector	13.50 per Inspection
Office Help as needed	15.50 per hour
16. Discussion and possible vote on Town Hall Fees

Copies	.10 per copy
Fax	1.00 per each printed side
Rental	100.00 plus security deposit of \$100.00
Special Assessment Letter	30.00
17. Reports - Correspondence - Announcements
 - A. Reports
 1. Road f
 2. Chairman Butler.
 3. Supervisor Lois
 4. Supervisor Wilson
 5. Clerk Recycle grant materials are in, Due October 31st
 - B. Correspondence
 - C. Announcements –
18. Financial matters:
 - A. Purchase approval – FNS to remove right of way tree across from 8119 336th Ave at a bid of \$800.00 for cut down and complete removal.
 - B. Other financial matters –
 - C. Clerk's Report of Disbursements for July, 2024
19. Adjournment

Dated: 8-23-2024

Agenda sent: Brett Butler, Kyle Madsen, Kelly Wilson, Lou Denko, Bob Santelli, *Kenosha News*, *Westosha Report*,
Posted: town website www.townwheatland.com, Town Hall, Transfer Station and Wheatland Center School, subscription list

Please note, upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. To request service, contact Town Clerk Donna Deuster, 262.537.4340