

**TOWN OF MOSEL
TOWN BOARD MONTHLY MEETING
JULY 8, 2008**

MINUTES

- I. Call To Order and Verification of Meeting Duly Noticed.** Town Chair Dirk Zylman called the meeting to order at 6:30 p.m. at the Mosel Town Hall, W982 County Road FF, Sheboygan. Other Town officials present were Supervisors Dave Scharinger and Wayne Warnecke and Clerk-Treasurer Rachel Rehbein. Also present were Mike Drossel, Tom Quirt, Robert Ziegelbauer, Mike Langland, Randy Rautmann, Peter Sanville, Anne & John Woepse, Jeff Dederling – Kohler Co., Marvin & Pat Jumes, Paul Gavin, Ann Hahn, Jim Hodgell, and Attorney Paul Dirkse. Clerk-Treasurer Rehbein confirmed proper notice of the meeting.
- II. Public Input: Discussion only.** Tom Quirt asked the Board to consider, regarding the Bird Hunting proposal, adding 25% to the projectile of a shot in regards to setbacks and to take into account the 100+ resident signatures against the proposal. Marvin Jumes contacted Walter Bielski, a retired real estate agent, to get his opinion of property values if the Bird Hunting proposal is approved. Attachment 1 is Mr. Bielski's letter stated he feels the Bird Hunting proposal would not enhance the property values.
- III. Approve Minutes from June 10, 2008 Monthly Board Meeting and June 24, 2008 Special Board Meeting.** Motion Warnecke/Scharinger accept minutes from June 10, 2008 and June 24, 2008 as corrected; carried 3-0.
- IV. Public Hearing on a Special Land Use Permit: Robert Ziegelbauer, N8540 County Road LS, parcel #59014-182462.**
 - A. Presentation of Application for Temporary Camping Sites.** Mr. Ziegelbauer presented his application. He intends to operate a 20-site campground during the 2010 PGA (August 9-15, 2010).
 - B. Open Floor For Public Testimony/Clerk-Treasurer's Contacts.** No one present offered comment and none were received by the Clerk-Treasurer prior to the hearing.
 - C. Close Floor; Take Action Or Set Date To Do So.** Chair Zylman closed the floor. Following brief discussion, motion Scharinger/Warnecke to approve a Special Land Use Permit for a 20-site campground at N8540 County Road LS, parcel #59014-182462 for August 5-18, 2010; carried 3-0.
- V. Selection of Town Constable.** Motion Warnecke/Scharinger to appoint Mike Langland as Town Constable; carried 3-0.
- VI. Sheboygan Rifle Club presentation.** Mike Drossel represented the Sheboygan Rifle Club and presented a possible future plan to build an indoor rifle range. The Board Members and a few residents had concerns regarding the noise.
- VII. Amendments to Chapter 7: Zoning Ordinance of the Mosel Municipal Code, including changes to: (1) permitted uses in the B-1 Business District and I-1 Industrial District. Currently there are no permitted uses in B-1 and I-1; (2) permitted uses in A-1 Prime Agricultural, A-2 General Agricultural and A-3 Rural Preservation Districts; (3) conditional uses in A-2; (4) adding a definition of a "Bird Hunting Preserve"; and (5) the addition of a new zoning district, R-4 Rural Residential District, for the purpose of allowing single-family residential development while still allowing limited gardening and keeping of animals. After much discussion, motion Warnecke/Scharinger to table 7.02 (B)(10) and 7.06(J)(3)(e) until decision is made on Kohler Co.'s Bird Hunting proposal; carried 3-0. Motion Warnecke/Scharinger to amend Ordinance 2008-2 to add 7.05 (K)(1)(d) Warehouse or storage building not more than 3,000 square**

feet; carried 3-0. Motion Warnecke/Scharinger to approve Ordinance 2008-2 and making changes to 7.05(B), 7.05(B)(f), adding 7.05(B)(3)(h), change 7.05(C)(f), no changes to 7.05 (C)(3)(a) and (b), change 7.05(C)(4)(e), omit 7.05(H) R-4 Rural Residential District, and add 7.06 (J)(4)(h); carried 3-0.

- VIII. Discuss timeline for acting on Planning & Zoning Commission's recommendation for changes to the "Smart Growth" Comprehensive Plan.** The Board accepted the information from the Planning and Zoning Commission, no action was taken.
- IX. Consideration and possible action on Kohler Co.'s Petition to rezone and application for Conditional Use Permit for a Bird Hunting Preserve.** No action was taken.
- X. Ordinances, Policies and Licensing:**
- A. Operator's (Bartender's) Licenses (6)** Upon review of the applications, motion Scharinger/Warnecke grant operator's licenses to Kimberly Beauchaine, Nicole DeBlaey, Samantha Gundersen, Mark Grunwald, Cortney Shimp, and Kristin TeWinkle; carried 3-0.
- XI. Public Works, Public Safety and Enforcement.**
- A. Ditch "obstruction" interpretation.** Chairman Zylman spoke to Greg Schnell of the Sheboygan Highway Department. He said they do not allow anything in the right-of-way. Attorney Dirkse will draft a driveway ordinance.
- B. Santana Drive follow-up.** Sheboygan County cleaned out the ditch. Board will wait and see if that helps with the water problems.
- C. Transfer Station repair update.** Veolia made the repairs. Scharinger will work with Lynn Pagel to update information of what can and cannot be brought to the Transfer Station.
- D. Conditional Use Permits review.** Clerk-Treasurer Rehbein will get a list of CUP coming due in July and August.
- E. SSA-TAC/MPO (Sewer Services Association-Technical Advisory Committee/Metropolitan Organization) report.** Warnecke reported the City of Sheboygan has concerns with an agreement with Morgan Aircraft. Town of Mosel could potentially be a part of negotiations. Warnecke submitted a Draft copy of the Sheboygan Metropolitan Planning Area Transportation Improvement Program Calendar Years 2008-2011 dated June, 2008. The copy of available in the Clerk-Treasurers office.
- F. Garton Road repair follow-up.** Repairs are done. Chairman Zylman gave approval to Sheboygan County to repair culvert on Dairyland Drive for a cost estimate of \$1,000.00 and to have Sheboygan County do ditch cutting.
- XII. Personnel:**
- A. Review procedures for changing the Clerk-Treasurer to an appointed position.** After discussion, will look at passing an ordinance at August 12 meeting.
- XIII. Correspondence/Communications/Contacts.**
- A. Letter to DOT regarding Jay Schickel request.** Letter was sent July 2, 2008.
- B. Sheboygan County Planning & Resources Department Letter.** Scharinger to follow-up on letter from Sheboygan County Planning & Resources Department requesting recycling information and what is and is not accepted at the Transfer Station.
- XIV. Closed Session:** Chairman Zylman announced the Board may enter into closed session for the purpose of deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, for competitive or bargaining reasons, concerning a development agreement with Kohler Co. for the Whistling Straits Cottages project, pursuant to Wis. Stat. §19.85(1)(e). Motion Zylman/Warnecke to go to close session. Upon a role call vote Scharinger-aye, Warnecke-aye, Zylman-aye the Board went into closed session for the purpose indicated.

XV. Open Session: The Board will reconvene in open session to discuss and possibly act on any matters which arise in closed session. Motion Warnecke/Scharinger to reconvene into open session; Scharinger-aye, Warnecke-aye, Zylman-aye. The Board took no action on the closed session item.

XVI. Financials:

- A. Review Financial Reports.** The Financial reports were reviewed and filed in the Clerk-Treasurer's office.
- B. Review and Approve Voucher List.** Motion Scharinger/Warnecke to approve payment of all items on the voucher list, a total of \$14,064.22, as presented; carried 3-0. The Alliant Energy and Veolia bills were not received prior to the Board Meeting but will be due before the next meeting. Motion Scharinger/Warnecke to authorize Clerk-Treasurer Rehbein to pay Alliance Energy for \$10.55 and Veolia for \$451.72 and report the payment on August Voucher list.
- C. Martenson & Eisele, Inc. bill payment.** Martenson & Eisele, Inc. submitted a bill for \$2,500.00 with no job designation. Attorney Dirkse stated it was for Kohler Co. and payment should come from their development fund. The Board requested Martenson & Eisele resubmit their bill to the town stating it is in regards to the Kohler Co. proposal. Martenson & Eisele will not receive payment until the new bill is received.
- D. Building Permit, Conditional Use, Rezoning, and Variance Applications Report.** The value of the building permits issued June 1-30, 2008 were \$23,200.00. This brings the year-to-date total value to \$1,441,815.00. Total fees collected June 1-30, 2008 were \$88.00 with a \$33.00 late fee. There were two Conditional Use applications. One was presented at this meeting, the second to be presented at a future meeting. There were no Driveway Permits, Rezoning and Variance Applications distributed.

XVII. Review Upcoming Calendar of Events. The following upcoming events were noted: 1) Village of Howards Grove Transportation Plan Meeting - July 10, 7:00 p.m. 2) Board of Review Open Book – July 16, 4-6 p.m. 3) Office Closed – July 28-30, 4) Board of Review – August 6, 6-8 p.m., 5) WMCA Conference, Stevens Point – August 20-22, 6) Partisan Primary – September 9, 7 a.m. - 8 p.m. , 7) General Election – November 4, 7 a.m. - 8 p.m.

XVIII. Future Agenda Items: Discussion Only. No items were discussed.

XIX. Adjourn. Motion Warnecke/Scharinger to adjourn; carried 3-0. Meeting adjourned at 9:35 p.m.

Dirk Zylman, Chairman

ATTEST:

Rachel Rehbein, Clerk-Treasurer

Approved on August 12, 2008