

**TOWN OF MOSEL
TOWN BOARD MONTHLY MEETING**

MAY 11, 2010

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 Supervisor Wayne Warnecke, Supervisor Dave Scharinger, Clerk-Treasurer Rachel Rehbein and Constable Mike Langland. Also present were Jim Hodgell, Jeff Verhaeghe, Steve Kondreck, Jim Richerson, Larry Bender, Paul Gavin, Sue Holzwart, and Jerome Buboltz. Clerk-Treasurer Rehbein confirmed proper notice of the meeting.
- II. Public Input: Discussion only – any topic.** No one present offered public input.
- III. Approve/Accept Minutes from April 13, 2010 and April 15, 2010 Monthly Board Meeting, and May 1, 2010 Special Meeting for Road Inspection.** Motion Warnecke/Scharinger to accept minutes from April 13, 2010, April 15, 2010 and May 1, 2010; carried 3-0.
- IV. Public Works, Public Safety and Enforcement.**
- A. Public Hearing on Conditional Use Permit Reviews:**
- 1. WDOT – 188’ Cell tower and 12’x24’ equipment building.** Steven Kondreck was present to answer any questions from the Board. Tower is 170 feet high. Fence will be put in place this week and generator should arrive by end of the month. Site will be completed in June. Motion Scharinger/ Warnecke to renew the Conditional Use Permit and review it again in 1 year (May 2011); carried 3-0.
 - 2. Jerome Buboltz (Stevie B’s) – Landscape Business in R-1.** Motion Scharinger/Warnecke to renew the Conditional Use Permit and review it again in 1 year (May 2011); carried 3-0.
 - 3. Delores Gottsacker – Mini-warehouses.** Constable Langland reported that the grass has been mowed. Motion Warnecke/Scharinger to renew the Conditional Use Permit and review it again in 1 year (May 2011); carried 3-0.
 - 4. Haven Bar & Grill – Tavern and restaurant with beer garden and live music.** Paul Gavin was present to answer any questions from the Board. He had nothing new to report and did not want any changes to the permit. Motion Scharinger/Warnecke to renew the Conditional Use Permit and review it again in 1 year (May 2011); carried 3-0.
 - 5. Sheboygan Rifle & Pistol Club – Shooting range and sportsmen’s club.** Jeff Verhaeghe was present to answer any questions from the Board. The Board was concerned about the look of the caution tape around the perimeter of the club. Jeff will present alternatives to the Board. Motion Scharinger/Warnecke to renew the Conditional Use Permit and review it again in 1 year (May 2011); carried 3-0.
 - 6. Whistling Straits – Tavern & Restaurant in Clubhouse & Pavilion.** Jim Richerson was present to answer any questions from the Board. Chair Zylman reminded Mr. Richerson that any work done over \$1,000.00 needed a building permit. Motion Warnecke/ Scharinger to renew the Conditional Use Permit and review it again in 5 years (May 2015); carried 3-0.
 - 7. Richard Klunck – Concrete contracting business.** Motion Scharinger/Warnecke to deny the Conditional Use Permit; carried 3-0.
 - 8. Thomas Konz – Automotive garage.** Motion Warnecke/Scharinger to review Conditional Use Permit in 6 months (November 2010); carried 3-0.

- B. Update and Possible Action on Temporary Sign removals.** Constable Langland reported that Ardell Motorsports, Four Seasons Comfort, and Motor Propane have removed their temporary signs.
- C. SSA-TAC/MPO (Sheboygan Service Area-Technical Advisory Committee/Metropolitan Planning Organization) Report.** Supervisor Warnecke had nothing to report. He will not be able to attend the May 27 meeting. Chair Zylman will attend in his place.
- D. PGA Update.** The Special Land Use Permit has been signed by both parties. PGA may want to amend the permit to allow more than one communications tower. Chair Zylman and Clerk-Treasurer Rehbein met with Lew Sprague and Jason Kish of Levy Restaurants on April 21 to discuss Liquor and Operator Licenses. Per Levy's request, they were billed for 125 Operator License. They will be billed for any additional licenses after the PGA. According to the Special Land Use Permit the Town will send out letters to residents regarding the Information Session June 22, 2010 (PGA/Kohler cover the cost up to \$1,000.00). Clerk-Treasurer Rehbein received copies of the sample "Proposal for Highway Work" and plans for the event only ramp which will be let on May 11, 2010 and only include the southbound on-ramp pending legal action.
- E. Farmland Preservation Update.** Chair Zylman and Clerk-Treasurer Rehbein attended the WTA meeting April 16, 2010 where this topic was discussed. The bill may be overturned in the future, but for now anyone rezoning out of A-1 will have to pay a conversion fee which the Town will collect at the time of application.
- F. Rural Numbering Update.** Town needs to decide on color, size and specs and has until 2014 to implement the new signs. This item will be discussed and possible action taken at the June Board meeting.
- G. Discuss Dairyland Ditch Repair.** The cost estimate total is \$3,132.37. The Town would require the landowners to pay half. (See also April 13, 2010 Town Board Meeting Minutes.) Motion Warnecke/Scharinger to proceed with the repair upon approval from all landowners; carried 3-0. Chair Zylman will find out if the all the landowners have been contacted and agree to the work.
- H. Computer Issues Report.** Clerk-Treasurer Rehbein reported that on April 27, 2010 her computer had "crashed". Carl Demmin of C&L Concepts was able to recover all the information. He suggested purchasing an external hard drive to do weekly backups and budget for a new computer in 2011. Clerk-Treasurer Rehbein has purchased an external hard drive and will look into cost for a new computer. Quickbooks has also been upgraded to 2010.
- I. Discuss and Approve New Posting Location.** Clerk-Treasurer Rehbein continues to have issues with posting at Grace Church. She has contacted Joe Trester of Joe's Hometown Auto who has agreed to allow the Town to post at his business. It also was discussed that the cemetery be a possible location which would require it to be plowed in winter. Supervisor Warnecke will speak with Joe Trester.
- J. Discuss and Take Action on Road Inspection.** Chair Zylman presented the Board with a list of action items as a result of the Board's Road Inspection. Chair Zylman had contact Sheboygan County Highway Department who estimated the cost would be \$7,000-\$9,000. Motion Warnecke/Scharinger to have Sheboygan County Highway Department paint center lines and edges on Dairyland Drive (6 miles), Garton Road (Rangeline to County Road Y and Dairyland to LS), Orchard Beach Road, Playbird Road (Dairyland to County Road LS, Dairyland to County Road Y-exclude edges), Rangeline Road (Playbird to Garton-center only, Rowe to County Road FF-center only), Rowe Road (Dairyland to County Road Y-center only, County Road Y to Rangeline-center only) Union Road (County Line to Orchard-center only); carried 3-0.
- K. Garton Road T.R.I.P. Project Update and Possible Action.** The prevailing wage calculation is complete. Form will be faxed and a Notice of bid will to be published 2 times in the Review. Bid will be opened at the June 8 Board Meeting.

- L. **Discuss Comprehensive Plan Implementation Meeting.** Supervisor Warnecke or Supervisor Scharinger or Chair Zylman will attend the meeting May 20, 2010 at Riverview Middle School in Plymouth.
 - M. **Discuss and Possibly Take Action on No Parking on County Road MM.** Chair Zylman received a complaint regarding vehicles parking on County Road MM near Whispering Orchards. The Sheboygan County Sheriff's Department was also called and they felt a no parking sign was not necessary because the road is not busy and is straight. Sue Holzwart explained it is a continuing problem with the neighbor. The Board took no action.
 - N. **Discuss Possible Building Permit Violation.** Constable Langland will contact the landowner to make an appointment to meet with him along with Supervisor Warnecke or Supervisor Scharinger and determine if the building is a storage shed or hunting cabin.
 - O. **Ordinance and Permit Violations.** Constable Langland reported property on County Road MM and Dairyland Drive do not have permits for work they are doing. Constable Langland received a dog complaint which turned out to be in the Town of Herman.
 - P. **Constable's Report and Log Review.** The Constable's log was reviewed and signed.
- V. **Correspondence/Communications/Contacts.**
- A. **Sheboygan Fire Department request.** The Sheboygan Fire Department is requesting a contribution from the Town for their fire safety education for children. The letter will be filed in the Clerk-Treasurer's office.
 - B. **E-mails regarding flyers.** Captain Cory Roeseler suggested an ordinance be passed by the Town to deter flyers/newspapers being thrown on yards. No action will be taken.
 - C. **Recycling Grant Award.** The Town has been awarded \$1,654.33 for the 2010 recycling program.
 - D. **Sheboygan County Economic Development Corporation.** They are looking at property at Highway 42 and Playbird Road for future business development.
 - E. **Others.** Chair Zylman shared with the Board a copy of the monthly retainer fee engagement letter from Attorney Paul Dirkse. Supervisor Scharinger has contacted Earthwise Recycling who will come to the Transfer Station in Fall to collect e-waste. Information will come out in the Fall Newsletter.
- VI. **Financials:**
- A. **2010/2011 Tax Collection Update.** Sheboygan County will collect taxes this year at a cost of \$1.62 per parcel. Sheboygan County is working with Community Bank & Trust so tax payers can pay at the any of the banks locations.
 - B. **Possible Action on Uncollectable Personal Property Taxes.** Attorney Dirkse has sent a letter to Richard Klunck demanding payment.
 - C. **Discuss and Take Action on Cleveland State Bank CD which matures May 27, 2010.** Motion Warnecke/Scharinger to take out a 6 month CD at Cleveland State Bank for the amount of \$240,000.00 at a rate of 1.20%; carried 3-0.
 - D. **Review Financial Reports.** The financial reports were reviewed and filed in the Clerk-Treasurer's office.
 - E. **Review and Approve Voucher List.** Motion Scharinger/Warnecke to approve payment of all items on the voucher list, a total of \$9,040.11 as presented; carried 3-0.
 - F. **Building Permit, Conditional Use, Rezoning, and Variance Applications Report.** The value of the building permits issued April 1-30, 2010 was \$69,000.00. Total fees collected were \$178.00. The year-to-date total value is \$438,676.00. There were no Driveway Permits issued, no new rezoning applications requested, two Conditional Use/Special Land Use applications distributed and one new Variance application distributed.

VII. Review Upcoming Calendar of Events.

- A. **May 25, 2010 Board of Review 4-6 p.m.** To date there is one scheduled appointment.
- B. **June 8, 2010 Board Meeting 6:30 p.m.**
- C. **June 22, 2010 PGA Information Session 7 p.m.**
- D. **July 13, 2010 Board Meeting 6:30 p.m.**
- E. **Others.** Clerk-Treasurer Rehbein will be on vacation June 10-18, 2010, May 27, 2010 MPO meeting, Comprehensive Plan Meeting May 20, 2010, August 3, 2010 Board Meeting, Supervisor Warnecke on vacation May 27-31, 2010.

VIII. Future Agenda Items: Discussion Only. None

- IX. **Adjourn.** Motion Scharinger/Warnecke to adjourn; carried 3-0. Meeting adjourned at 8:30 p.m.

Dirk Zylman, Chair

ATTEST:

Rachel Rehbein, Clerk-Treasurer

Approved on June 8, 2010