

**TOWN OF MOSEL
TOWN BOARD MONTHLY MEETING**

APRIL 16, 2009

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, Clerk-Treasurer Rachel Rehbein and Constable Mike Langland. Also present were Sharon Batterman, Delpha McAloon, James Eichmann, Al & Sandy Loth, Bev Lee, Linda Holub, Jim Hodgell, Scott Buboltz, Gail Warnecke, Todd Rakow, Randy Rautmann, Jane Leikip, Nick Schmitz & Bonnie Butzen-Schmitz, Harriett Nelson, Gwen Schroeder, Joe & Kay McGrane, Daniel & Phyllis Schultz, Jeanne Donovan, Ron Sommer, and Jay Christopher. 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 March 19, 2009 Board Meeting.** Motion Warnecke/Scharinger to accept minutes from March 19, 2009; carried 3-0.
- IV. Orchard Beach Drive/Garton Road Residents Meeting.** Jay Christopher presented background on his project on Orchard Beach Drive. He apologized for the noise and traffic. Several residents had questions that Mr. Christopher answered. Mr. Christopher stated there is about two more weeks of heavy equipment work to do and then trees and plants will be transported in. Mr. Christopher was not aware of the easement on Orchard Beach Road. Mr. Christopher will work with the Town on the repair of Orchard Beach Road and the hours of operation of the large trucks.

The following people left the meeting: Sharon Batterman, Delpha McAloon, James Eichmann, Al & Sandy Loth, Bev Lee, Linda Holub, Gail Warnecke, Todd Rakow, Randy Rautmann, Jane Leikip, Nick Schmitz & Bonnie Butzen-Schmitz, Harriett Nelson, Gwen Schroeder, Joe & Kay McGrane, Daniel & Phyllis Schultz, and Jay Christopher.

- V. Jeanne Donovan/Marvin R. Sommer Trust, parcel #59014-181900, N8948 County Road LS. Petition to rezone 2.04 acres from A-1 Prime Agricultural District to R-1 Single-Family Residential District.** Following brief review, motion Scharinger/Warnecke to rezone 2.04 acres, parcel #59014-181900 from A-1 Prime Agricultural District to R-1 Residential District; carried 3-0.
- VI. Certified Survey Map: Jeanne Donovan/Marvin R. Sommer Trust, parcel #59014-181900, N8948 County Road LS.** Following brief review, motion Warnecke/Scharinger to approve the certified survey map for parcel #59014-181900, N8948 County Road LS as presented; carried 3-0.

Jeanne Donovan and Ron Sommer left the meeting. Chairman Zylman moved the Scott Buboltz Ordinance and Permit Violations issue before Public Works, Public Safety and Enforcement.

Clerk-Treasurer Rehbein received two calls from an anonymous caller regarding Scott Buboltz property on N8115 Dairyland Drive. Mr. Buboltz stated he knows the person who called. Mr. Buboltz buys used trucks and cars, fixes them, drives them for awhile, then sells them. Mr. Buboltz would be willing to apply for a Conditional Use Permit so there would be no more complaints. The Board felt Mr. Buboltz was not in violation of the Home Occupation Ordinance.

Scott Buboltz left the meeting.

VII. Public Works, Public Safety and Enforcement.

A. Public Hearing on Conditional Use Permit Reviews

1. **Ardell Motorsports – Motorsports Sales and Services** After brief discussion of concerns with the business, motion Warnecke/Scharinger to defer review of the Conditional Use Permit to the May Board meeting; carried 3-0. Supervisor Warnecke looked over the building permit that was granted to Mr. Ardell in February 2009. He feels the permit should be rescinded due to dollar amount too low, should have applications for permits from the State and the County for a commercial building, and does not have a good drawing of the property including where parking will be located. Motion Scharinger/Warnecke to authorize Attorney Paul Dirkse to send Mr. Travis Ardell a letter stating the above concerns; carried 3-0.
2. **Jerome Buboltz – Landscaping Business in R-1** Mr. Buboltz requested his hours of operation be changed to 6:00 a.m. to 8:00 p.m. in summer. The Board would like to meet with Mr. Buboltz to discuss his intentions. A letter will be sent to Mr. Buboltz asking him to attend the May Board meeting. Motion Warnecke/Scharinger to defer review of the Conditional Use Permit to the May Board meeting; carried 3-0.
3. **Thomas Konz – Automotive Garage** Applicant indicated he was shutting down his business. Motion Warnecke/Scharinger to review the Conditional Use Permit again in 6 months (October 2009); carried 3-0.

B. SSA-TAC/MPO (Sheboygan Service Area-Technical Advisory Committee/Metropolitan Planning Organization) Report. Next meeting is April 23, 2009 at 1:30 p.m. with the Rowe Road event only ramp on the agenda.

C. Immanuel Cemetary survey update. Clerk-Treasurer Rehbein contact D&H Land Surveys and Hinze Bruggink LLC. D&H indicated to her that a survey was done in 2006. Clerk-Treasurer Rehbein obtained a copy and it is stored with the Immanuel Cemetary file. Hinze Bruggink LLC gave a price quote of \$1,000-1,200 to do a survey complete with locating headstones. The Board decided, in the future the Town should work with Kohler to get the property line issue corrected. The Board will locate the rebar property line markers on Saturday April 18 while they do the road inspection.

D. Playbird Road speed limit update. Chariman Zylman had nothing new to report. A traffic study has not been done yet.

E. Reduce weight limits on Rangeline Road. Sheboygan County contacted Chairman Zylman telling him Rangeline Road was getting damage by trucks traveling on it due to the closure of Highway 42. Motion Warnecke/Scharinger to have the County post and maintain a weight limit on Rangeline Road; carried 3-0.

F. Smart Growth discussion. After a brief discussion, motion Scharinger/Warnecke to hold the Smart Growth Public Hearing Tuesday, June 2, 2009 at 7:00 p.m.

G. Ordinance and Permit Violations. Constable Langland has spoken to several late dog license owners. Clerk-Treasurer Rehbein has received a couple late dog license applications; one did not include the late fee. Clerk-Treasurer Rehbein will call them.

H. Constable's Report and Log Review. The Constable's log was reviewed and signed.

VIII. Correspondence/Communications/Contacts. Clerk-Treasurer Rehbein has received a Government Accountability Board Incentive check for \$100.00. It will be deposited into the Elections account and can only be used for election expenses.

IX. Personnel:

A. Poll Workers Compensation discussion and possible action. Currently the poll workers are paid \$7.00 an hour. Minimum wage will be changing to \$7.25 on July 24, 2009. Motion Scharinger/Warnecke to increase poll workers compensation to \$8.00 an hour; carried 3-0.

X. Financials:

A. Land Use, Zoning and Variance Application Fees discussion and possible action. Attachment 1 shows the current fee, breakdown of changes and proposed fee increase. Motion Warnecke/Scharinger to increase Board of Appeals Application fee to \$300.00, Conditional Use Permit Application fee to \$200.00 and Rezoning Application fee to \$350.00; carried 3-0.

B. Review auditors letter. Board members reviewed the auditor's letter. Motion Warnecke/Scharinger to approve as presented; carried 3-0.

- C. **Review Financial Reports.** The Financial reports were reviewed and filed in the Clerk-Treasurer's office.
- D. **Review and Approve Voucher List.** Motion Warnecke/Scharinger to approve payment of all items on the voucher list, a total of \$13,566.79, as presented; carried 3-0.
- E. **Building Permit, Conditional Use, Rezoning, and Variance Applications Report.** The value of the building permits issued March 1-31, 2009 was \$274,704.00. Total fees collected were \$876.00. The year-to-date total value is \$310,804.00. There were no Driveway Permits issued, one new rezoning application requested, no new Conditional Use application distributed and no new Variance Application distributed.

XI. Review Upcoming Calendar of Events.

- A. **April 17, 2009 Sheboygan County Unit of the Wisconsin Towns Association meeting, 7:30 p.m.** Chairman Zylman and Supervisor Warnecke attending.
- B. **April 18, 2009 Road Inspection, 8:00 a.m.**
- C. **April 21, 2009 Board of Appeals Meeting, 7:30 p.m.**
- D. **April 22, 2009 Heads of Government Meeting, 6:00 p.m.**
- E. **April 23, 2009 Board of Review training, 9:00 a.m.-12:00 noon.** Chairman Zylman, Supervisor Scharinger and Clerk-Treasurer Rehbein attending. In addition, Supervisor Warnecke is attending a SSA-TAC/MPO meeting April 23.

XII. Future Agenda Items: Discussion Only. At May meeting it will be discussed if the Town should have Peter Scheuerman of Between the Lakes Building Inspections do more inspections including electrical.

XIII. Adjourn. Motion Warnecke/Scharinger to adjourn; carried 3-0. Meeting adjourned at 9:00 p.m.

Dirk Zylman, Chairman

ATTEST:

Rachel Rehbein, Clerk-Treasurer

Approved on May 12, 2009