

## TOWN OF HOLLAND BOARD MEETING

January 8, 2020

<b>MEMBERS PRESENT</b>	Chair Steve Michaels, Supervisors Jeff Herlitzke, Mike Hoffman, Jerome Pedretti, Robert Stupi
<b>STAFF PRESENT</b>	Clerk Marilyn Pedretti, Town Crew John Frauenkron

### CALL TO ORDER

Chair Michaels called the meeting to order at 7:00 p.m. Notices were posted.

### MINUTES

Motion by Hoffman/J Pedretti to approve the minutes of December 11, 2019. **MOTION** carried.

**CITIZENS' CONCERNS:** none given.

### COUNTY SUPERVISOR REPORT

Matt Nikolay, County Board Supervisor, reported the County has issued a design contract for County Road XX.

Patrick Barlow, County Board Supervisor, asked if the Board had any questions concerning a presentation sent earlier outlining the County's 2019 finances and 2020 budget and tax impact. He noted he is not running for county board this spring and thanked the Board for their support and will look forward to continued collaboration and cooperation as Village president.

### PUBLIC WORKS

Wolfe Road: Members reviewed the background information on a request by Mathy Construction to vacate that portion of Wolfe Road that lies within their property boundaries. Stupi suggested any culvert issues could be addressed by Mathy while they are working on the road. Motion by Stupi/Herlitzke to allow Mathy Construction to begin design and construction of a turn-around at Wolfe Road where it enters their property and include notification of property owners that will be affected. **MOTION** carried unanimously.

Town crew updates: John Frauenkron, Town Crew Supervisor, highlighted several areas on their written report. Discussion followed concerning disposal of wood piles.

### PLAN COMMISSION

Annexation: Jim Christenson and Rick Beyer, RJ 35, LLC, requested annexation of parcels 8-1129-7 and 8-1129-0 (located at W8068 State Road 35) to the Village of Holmen. Stupi explained that this would require a resolution in accordance with Section 4 of the Boundary Agreement as the land is outside the Boundary Agreement area. He noted the applicants' letter requested annexation due to high levels of nitrates but at the Plan Commission meeting a test of the nitrates was not done. Jim Christianson, RJ 35, reported they tested the well water and it came back at 17.4 parts per million, which is over the 10 ppm considered safe. Stupi reported the Plan Commission unanimously recommended denial and that the area should remain in the Town as mid-lot resident as stated in the Comprehensive Plan.

Hoffman noted his nitrates were high and he installed a reverse osmosis mechanism to resolve the issue. Rick Beyer, RJ 35, stated it is hard to explain to prospective buyers about the nitrates and they are not comfortable developing without sewer and water. Michaels

stated that the land should remain in the Town's tax base. Stupi noted that such an annexation would create a "balloon-on-a-string". Nathan Skemp, 201 Main Street, attorney representing RJ 35, stated the Boundary Agreement would not prevent individual property owners from annexation and that State Statute would allow the Village to pay five years tax base for the land. He noted the developers are adamant about annexation.

Herlitzke asked if the land could be changed to small lot residential. Stupi explained the Plan Commission studied the area on the west side of Amsterdam Prairie Road several years back during a Comprehensive Plan amending process. The Commission noted the area was close to the river and that mid-lot residential would be most appropriate to lessen the impact of drainage issues. He noted the amendment process starts each December.

Motion by Stupi/J Pedretti to recommend denial of allowing annexation for parcels 8-1129-7 and 8-1129-0 at W8068 State Road 35 in accordance with Section 4 of the Boundary Agreement. **MOTION** carried unanimously.

Mitigation of drainage issues: Stupi explained the Plan Commission action of separating the three areas into individual motions and leaving the prioritizing to the Town Board. Discussion followed concerning each option, priorities and when/how funds would be allocated. Input was received from Plan Commission members present: Steve Mieden, Ben Filter and Kathy Warzynski. Jared Noffke, N7105 Bice Avenue, noted there was ponding in his backyard this past summer where they had not excavated last spring. Ivy Noffke, N7105 Bice Avenue, stated they did not care if the option was aesthetically pleasing but rather that it would save their home from further flooding.

Discussion followed on whether the Bittersweet Road engineering needed a hybrid option. Ryan Ziegler, N6970 Bittersweet Road, expressed his concern with trenching all around the corner at Meadow Way. Further discussion followed.

Motion by Herlitzke/Hoffman for General Engineering Company to draw up the designs on each 1, 2 and 3 so we have the designs in our pocket as we go out for bid on all of them and then we will be able to prioritize based upon costs after the bids and figure out how we pay for it. Stupi asked for clarification on the Bittersweet option and it was the consensus to do the swale around the property extending behind home plate. **MOTION** carried unanimously.

Report on 1/2/19 meeting: Stupi reported that the Plan Commission has tabled the "snow emergency" policy until the Fire Department develops their notification app.

## **FIRE DEPARTMENT**

Michaels reported on the number of calls, a firefighter was sworn in and a Fire Board member was removed. J Pedretti reported that the firefighters contracts were renewed for three years. Kathy Warzynski, W7728 Meadow Way, asked about the progress of establishing a Fire Commission. Michaels will add to their meeting agenda.

## **ENVIRONMENTAL IMPACT FEE FUND**

Clerk Pedretti reported receiving several calls asking about the status of the fund requests from last spring's public meeting. Discussion followed. It was the consensus to leave the funds "as is" until an item becomes imperative.

## **TOWN HALL**

Hall entrance: Michaels reported he made an executive decision for safety reasons and had the gutters installed.

Carpet replacement: Michaels reported the money was budgeted to replace the carpet in the board room. Motion by Herlitzke/J Pedretti to authorize replacing the carpet in the board room not to exceed \$1,650. **MOTION** carried unanimously.

Restroom floors: Michaels reported the money was budgeted to apply a poly coat to the hall restroom floors. Discussion followed concerning warranties. Motion by J Pedretti/Hoffman to go with poly coating not to exceed \$2,900 with the best warranty. **MOTION** carried unanimously.

## **TREASURER'S REPORT AND BILLS**

The December Treasurer's report and January invoices were reviewed. A check was added to register four board members for the WTA District Meetings in La Crosse on February 28<sup>th</sup>. Motion by Stupi/Herlitzke to pay the January bills in the amount of \$46,817.02. **MOTION** carried unanimously.

## **ANNOUNCEMENTS**

Clerk Pedretti reported there will be a primary election held on February 18<sup>th</sup>. Stupi asked that the community center land discussion be added to the next agenda.

## **ADJOURN**

Motion by Herlitzke/J Pedretti to adjourn. **MOTION** carried unanimously. Adjourned at 8:08 p.m.

Respectfully submitted,  
Marilyn J. Pedretti  
Town Clerk