

MINUTES OF THE TOWN OF GREENBUSH
OCTOBER 4, 2021

PUBLIC HEARING

Planning Commission Chairman Jim Weinbauer called the Planning Commission Public Hearing to order at 7:30 p.m. Planning members present were Allen Gross, Jim Sheets and John Easley.

The Commission discussed the land division request of Todd and Melanie Bastian on Parcel #59002008961 located at W9183 County Rd C in Section 31 of the Town of Greenbush for the purpose of selling a pole building and adjoining acreage. Proposal A is to create a 3.05 acres lot with 250' of frontage on Division Road. Alternative Proposal B is to create a parcel of 10 acres that border on the stream that runs through the property. In all cases the zoning of the land in both the existing and new parcel would remain as A-5 (Limited Further Development Agricultural District).

The commission advised that only one land division would be allowed. The Bastians responded requesting the commission focus on Alternate Proposal B. Because of the sizable floodplain on the western parcel, Todd Bastian did not believe that the property was suitable to build a home. The commission advised possible zoning changes but the Bastian's resolved to make no such amendment to their application. The Bastians were advised not to imply the lot was suitable for a residence as they market the parcel for sale. The commission advised the matter will receive a public hearing at the October 25th Planning Commission meeting.

With no further the business, the public hearing was concluded at 8:02 p.m.

BOARD MEETING

Chairman Limberg called the Town Board meeting to order at 8:05 p.m. Board members present were Dan Klahn, Beth Lagacy and Mary Kracht. Pledge of Allegiance was recited.

Motion Kracht / Klahn to approve clerk's report as presented. Motion approved.

Motion Kracht/ Klahn to approve treasurer's report as presented. Motion approved.

The floor was opened for Public Comments. Dan Klahn reported that Sheboygan County roadside mowing had mangled his County Number Sign and other signage near his driveway.

Fire Department Chief Steve Dickman provided a written report in lieu of a personal appearance at the meeting. The report included the experience of the first Pop-Up Covid Clinic at the fire station, and maintenance performed on Tender #3 and Engine #2. Fire calls through September and a financial report were included.

Chairman Limberg gave his maintenance report for the month. He noted that the timer for the parking lot lights was malfunctioning. There is also a report of a leak in the roof of the firehouse. A commercial roofer will be consulted for repairs. Toilet valve replacement in the town hall is mostly complete. The front door lock was also recently replaced.

The board instructed the clerk to place an advertisement for a cleaning person, as our current part-time cleaner submitted her resignation in September.

Clerk/Treasurer Miller described the need to pass a resolution to satisfy the filing with the state election commission regarding the ward boundaries associated with the non-partisan redistricting that Sheboygan County is undertaking. Motion Legacy/Kracht to approve Town Board Resolution 2021-1. Reaffirmation of Ward Boundaries. Motion Carried.

Beth Lagacy provided a draft of a new hall rental agreement and posted rules to be considered for 2022. The board will review a final draft at the next regularly scheduled board meeting.

Beth Lagacy requested to have a combination lock on the back door so as to make the hall more accessible for our monthly renters. Chairman Limberg suggested that each board member be issued an additional key that could be shared with such renters more routinely. Chairman Limberg will look into getting additional keys made.

Chairman Limberg reported on the agreement reached for Spancrete to pay \$8243.03 for the road damage on Chickadee Road that occurred during the Highway 23 construction project. An invoice will be issued to Spancrete and copied to John Leonhard, an engineer at Kapur, Inc.

Chairman Limberg reported that the culvert on Glen Road are largely complete.

Beth Lagacy recently approached vehicle owners who had illegally parked behind the concrete barriers on Center Street. Chairman Limberg reported that the vehicles have been removed. A discussion ensued about the location of the barriers for winter. The board resolved to ask Sheboygan County to move the barriers back toward the river to the chain link fence line to allow property owners better access to their properties for off road parking (on lawns) if desired.

Beth Lagacy reported that a non-conforming driveway was being used on a property on Glen Road. Pictures indicated that aggregate has been used to fill the drainage ditch on the roadside allowing access to a field from the road. Motion Legacy/Kracht to provide Drake Dairy with a letter citing the non-conforming driveway and further indicating that the aggregate in the drainage ditch must be removed. The letter should also indicate that if a driveway is desired an appropriate application must be approved and an appropriate culvert installed. Failure to remove the aggregate will result in the Town of Greenbush contracting with Sheboygan County Highway Department to remove the gravel and the cost of such contract will be billed to Drake Dairy. Motion carried.

Chairman Limberg discussed the need to review the conditional use permit issued to Calen and Lindsay Leider in 2021 at W8501 Spring Valley Drive for changes in the request. The board concurred that shortening the driveway from the original 1789.6 feet to 706.2 feet would not require a different conditional use permit and the final plans would be approved when the building permit is issued.

Clerk/Treasurer Miller reported that ARPA Grant reporting is now deferred to April, 2022

The Board will schedule a Budget Workshop for October 19, 2021, at 7:00 p.m. to review the budget for the 2022 calendar year. The board also scheduled the Budget Hearing to take place on November 11, 2021 at 7:00 p.m.

The board reviewed the Tax Levy Newsletter draft presented and suggested changes. The board may consider final approval of the Newsletter to be included in tax bills at the October 25th meeting.

The board made no change to the annual billing of the Town of Mitchell Fire Protection Fee which will remain at \$8600 for the 2022 calendar year.

The board reviewed correspondence presented. It included an email from the County Treasurer advising the board of new bonding or ordinance requirements for property tax collection starting in December, LRIP Meetings available, WTA local meeting announcement, Air Quality exception requests from two local manufacturers,

The board reviewed building permits for the month of August.

Motion Kracht/Klahn to approve bills presented for payment. Motion carried

Motion Kracht/Klahn to adjourn at 9:28 p.m. Motion carried.