

TOWN OF IXONIA MONTHLY TOWN BOARD MINUTES

April 13, 2015

TIME & PLACE: The regular Town Board Meeting of the Town of Ixonia was called to order by Chairman Perry Goetsch at 7:00 P.M. at the Town Hall located at W1195 Marietta Avenue pursuant to notice requirements of Wisconsin State Statute 19.84 Public Notice.

ATTENDANCE: Present with Chairman Perry Goetsch was Supervisors Carl Jaeger, Brian Derge, Kitty Krueger, Jeff Taylor, and Clerk Donna Hann. Also, in attendance were 18 citizens.

ITEM #3: PLEDGE OF ALLEGIANCE

ITEM #4: APPROVAL OF MINUTES – Carl Jaeger made a motion to approve the minutes, seconded by Brian Derge. Motion carried.

ITEM #5: REVIEW AND POSSIBLE APPROVAL OF TREASURER REPORTS FOR:

- A) Town of Ixonia
- B) Utility District #1
- C) Utility District #2

Jeff Taylor made a motion to approve the treasurer's reports, seconded by Kitty Krueger. Motion carried and placed on file subject to audit.

ITEM #6: COUNTY SHERIFF'S REPORT AND/OR COUNTY SUPERVISOR'S REPORT - No County Sheriff was present. County Supervisor, Amy Rinard was present. She is looking into when the County's satellite location on Marietta Avenue is going to be put up for sale. The County is hoping to move into their new satellite locations by the end of the year. Judge Kay from the Lake County Municipal Court was present. Ixonia is one of 17 municipalities that is part of this court system. Most cases in Ixonia are resolved without having to get the court system involved. He gave a budget report and explanation of the court.

ITEM #7: PLANNING COMMISSION

- A) Nancy Pillard, a/k/a Thompson Grinders; Petitioner Seeks to Add a 5436 Square Foot Addition to an Existing Building Located in the Industrial Park. Property is .910 acres located at N8138 Maple Street, Ixonia and is currently zoned I-Industrial. Josh Davidson with Oliver Construction is working on the project. Thompson Grinders is looking to add storage space to the side and back of the existing building. The Planning Commission unanimously approved the request. Brian Derge made a motion to approve the plans for an addition to Thompson Grinders. Seconded by Carl Jaeger. Motion carried.
- B) Wisconsin Furniture, LLC; Petitioner Seeks a Conditional Use and A New Plat to Create Four Duplex Lots and One Outlot. The Two Current Parcels are:
012-0816-2232-013 is 1.50 acres located at W1232 Marietta Avenue, Ixonia and is currently zoned C-Community.
012-0816-2232-014 is 0.254 acres located at W1236 & W1238 Marietta Ave, Ixonia and is currently zoned C-Community. Jon Spherris presented the Board with a site plan that was approved unanimously by the Planning Commission. The out lot would be used for storm water retention as required. There will be a developers agreement which will include the contingencies related to the environmental issues. There will also be a grading plan to include public improvements. Resident, Jeff Wegner asked if the unit would be owner occupied. Jon stated that it would not be owner occupied but if someone is willing to put this much money into the property he feels the Town would not have to worry about the condition deteriorating. Perry Goetsch made a motion to approve the site plan for duplexes at the site. Seconded by Jeff Taylor. Motion carried.
- C) The Cosarahdy Corporation, d/b/a Weber's Service; Petitioner Seeks a Conditional Use For a Retail Automotive/Light Truck Repair Business with Outdoor Storage in the Industrial Park. Property is 5.321 acres located at W1206 Industrial Drive & N8069 County Road F, Suite 105, Ixonia; and is currently Zoned I-Industrial. Dave Weber asked which of the two addresses listed for that property is the correct one. This question still needs to be answered. This request was passed unanimously by the Planning Commission. Carl Jaeger made a motion to approve Weber's Service to move from its current location on Marietta Avenue to the Industrial Park. Seconded by Jeff Taylor. Motion carried.

ITEM #8: REVIEW AND POSSIBLE ACTION ON DEVELOPERS AGREEMENT FOR AUTUMN RIDGE

DEVELOPMENT LLC PHASE THREE – Cory O'Donnell of Autumn Ridge Development LLC stated that there is a concern from the HOA regarding the water system and providing as built plans which can be added to the Developer's Agreement. There are currently provisions for sewer as built. Attorney Stan Riffle stated that adding water system as built to the Developer's Agreement is not necessary because the Town does not get involved in any way with the water system in Autumn Ridge, that is between Autumn Ridge Development LLC and the HOA. Cory O'Donnell stated that he is willing to provide the HOA and the Town with as built. Attorney Riffle said that he is not required to provide them to the Town but if he would like to voluntarily do so he can. Attorney Riffle asked Cory O'Donnell about the road name. Cory O'Donnell has spoken with Andrew Erdmann at the Land Division Office at Jefferson County and his recommendation is to change the north extension of Forest Drive to Woodland Court. Attorney Riffle stated that he has been through the Developer's Agreement and is satisfied with how it is written. Perry Goetsch stated that a copy of the Developer's Agreement was emailed to the HOA but returned as undeliverable. Dave Schmidt of the HOA was present and stated that the plans presented fail to address any of the grading issues and remains the same as the original phase 1. Dave is stating that there is not enough fill over the water main to meet state statute. Dave asked the Board to table approving the Developer's Agreement until all the issues between the HOA, Neumann and the Town be resolved. Both Stan Riffle and Perry Goetsch stated that the

Developer's Agreement has nothing to do with the grading plan. Attorney Riffle did state that a detailed grading plan must be submitted and reviewed by the Town Engineer before anything begins. As far as the water system it is a private system and does not involve the Town. The Town has the option to acquire the water system but has been consistent in stating that they do not want to take over or be a part of the water system in Autumn Ridge. Cory O'Donnell stated that he is working with R.A. Smith to ensure that they will be doing whatever R.A. Smith suggests to make sure the system is done correctly. Outlot 24 has been dedicated in the event a loop system is recommended and needs to be put in. Neumann is currently in the process of receiving feedback from R.A. Smith regarding the water system. Highway Superintendent asked who would be responsible for changing the fire number signs on the north side of Forest Drive to reflect the new name of Woodland Court. The Developer is responsible for the signage. Perry Goetsch made a motion to approve the Developer's Agreement for Phase 3 Autumn Ridge. Seconded by Brian Derge. Motion carried.

ITEM #9: UTILILTY DISTRICT #1 and UTILITY DISTRICT #2

- A) Utility Operator Report/Engineer Report – Brian Genz reported that a quote for televising was received. Quotes are usually given out in the middle of summer this year a quote was sought in January-February which saved about \$5000. The maintenance agreement from Flygt was received. The cost remains the same as the past 3 years.
- B) Review and Possible Action On Village of Lac La Belle Memorandum on Sewer Rate Review – Every April there is a meeting between Lac La Belle, Mary Lane and Utility District #2 regarding the sewer systems. A memorandum was received from the attorney for Lac La Belle stating what the legal options are if the district is unhappy with the sewer rates being paid to the City of Oconomowoc. To take action would be a very long and expensive process. The sewer rate study being done this year in Utility District #2 should give the district a better feel for where we are at. Attorney Riffle is advising the Town to get the results of the rate study before taking any action and to have the Town Chair draft a response to Lac La Belle.

ITEM #10: HIGHWAY DEPARTMENT

- A) Hwy Dept Report – 200 ton of salt is due to arrive this week. The box on truck #6 was sandblasted and painted. All the maintenance of the Park & Rec equipment and Fire Department small engines have been completed.
- B) Review and Possible Action on Accepting Road Bids – Two bids were received for seal coating, one from Fahrner and one from Scott. The bid from Fahrner was lower. Jefferson County will be used for the northern portion of Hustisford to use \$20,000 in highway aid petition money. Bids were received from Payne & Dolan and Wolf Paving for blacktopping. Wolf came in with the lower bid at \$112,727. The blacktop work cannot be awarded yet unless it is contingent on the receipt of the signed agreement from the state being that we changed the trip program. Tabled for final approval on Tuesday, April 21, 2015.
- C) Discussion on Selling Town Truck – Tabled
- D) Discussion Drainage Ditch Cleaning in Ixonia Industrial Park – Will be discussed in the fall during budget.

ITEM #11: REVIEW AND POSSIBLE ACTION ON STORM WATER GRANT APPLICATION AND MEMBERSHIP WITH COALITION GROUPS – Brandon Foss, Town Engineer is recommending the Town join the coalition group, Renew the Rock at a cost of \$2000 so that we can hopefully get \$26,000 in grant money. The application is due April 15. The membership is on an annual basis. The grant money would help to pay for the MS4 Storm Water Management study we are being required to do. The Town was close to receiving this grant last year but did not have enough points. Joining this coalition would most likely give us the points needed to receive the grant this year. Jeff Taylor made a motion to join the Renew the Rock coalition. Seconded by Kitty Krueger. Motion carried.

ITEM #12: PUBLIC HEARING ON

- A) CLASS "B" BEER SEASONAL LICENSE: Ixonia Snappers Baseball, LLC, at N9147 North Road, Watertown. Refreshment Stand at Ixonia Fireman's Park Hardball Diamond, N8345 Park St., Ixonia. Carl Jaeger made a motion to approve the Class "B" Beer license for the Ixonia Snappers. Seconded by Brian Derge. Motion carried.
- B) CHANING PREMIS LOCATION – COMBINATION CLASS "B" AND "CLASS B" LIQUOR LICENSE Dale Saeger; Agent, N8896 Branch Road, Ixonia – Ixonia Volunteer Fire Department Inc. – Ixonia Fireman's Hall and Outdoor Pavilion/Food Stand – N8345 Park St. and Refreshment Stand at Ixonia Fireman's Park Softball Diamond, N8345 Park St., Ixonia. Carl Jaeger made a motion to approve the change of the premis location of the Combination Class "B" Liquor License for the Ixonia Volunteer Fire Department – Fireman's Hall. Seconded by Kitty Krueger. Motion carried.

ITEM #13: REVIEW AND POSSIBLE ACTION ON TOWN OWNED LAND RENTAL BIDS – One bid was received for the 2 acres of land next to the Town Hall from Roger Degner for \$80 an acre. Carl Jaeger made a motion to approve the rental of the land adjacent to the Town Hall to Roger Degner for \$80 an acre. Seconded by Brian Derge. Motion carried.

ITEM #14: REVIEW AND POSSIBLE ACTION ON SPECIAL EVENT PERMIT FOR IXONIA LIONS CLUB TOWN & COUNTRY DAYS TRUCK PULLS AND PARADE – Carl Jaeger made a motion to approve the two special event permits for the Ixonia Lions Club. Seconded by Brian Derge. Motion carried.

ITEM #15: REVIEW AND POSSIBLE ACTION ON OPERATORS LICENSE FOR Linda Miley, Cruisin 16 BP; Ashley Ortmann, Ixonia Youth Baseball; Marcie Peirick, Ixonia Youth Baseball. Jeff Taylor made a motion to approve the three operator's licenses. Seconded by Brian Derge. Motion carried.

ITEM #16: SET DATES – Transfer Site Meeting Tuesday, April 14, 2015 @ 1:00 p.m.; Sensenbrenner Listening Session Friday, April 17 @ 10:30 a.m.; Annual Meeting Tuesday, April 21, 2015 @ 7:00 p.m.; Planning Commission Wednesday, April 22, 2015 @ 7:00 p.m.; Open Book Monday, April 27, 2015 from 2:30-4:30 p.m.; Park & Rec Meeting Tuesday, April 28, 2015 @ 7:00 p.m.; Town Board Meeting Monday, May 11, 2015 @ 7:00 p.m.

ITEM #17: ADJOURN – Brian Derge made a motion to adjourn. Seconded by Carl Jaeger. Motion carried.

Chairman, Perry Goetsch

Supervisor, Jeff Taylor

Supervisor, Kitty Krueger

Supervisor, Brian Derge

Supervisor, Carl Jaeger

Clerk, Donna Hann