

TOWN OF WEST POINT

Pursuant to Wisconsin State Statute 19.84, the Town Board of the Town of West Point held their regular monthly meeting on Thursday, November 10, 2022 at the West Point Town Hall and via Zoom. The meeting was published in the Lodi Enterprise, the Star News, posted in the three designated places in the Town and on the Town's website.

The Town Board meeting was called to order by Ashley Nedeau-Owen - Town Chairman, at 6:15 p.m. The Town Board members present at the Town Hall were: Ashley Nedeau-Owen - Town Chairman, Kevin Kessler - 1st Supervisor, Scott Earnest - 2nd Supervisor, John Ungrodt - 3rd Supervisor, and David Lendved - 4th Supervisor. Also present were Taffy Buchanan - Town Clerk and Sharon Richmond - Town Treasurer.

The Pledge of Allegiance was said.

A motion was made by David Lendved to approve the agenda with moving agenda item #9 "Blackhawk Ridge Condos – Molli Babler" to the next order of business at 7:00pm 2nd by Scott Earnest – motion carried unanimously.

Citizen Input – None

Copies of the October 13, 2022 Town Board Meeting and the October 24, 2022 Special Town Board meeting minutes were emailed to each Town Board member prior to the meeting for their review. A motion was made by John Ungrodt to approve the October 13, 2022 Town Board Meeting minutes with a correction, 2nd by David Lendved - motion carried unanimously. A motion was made by David Lendved to approve the October 24, 2022 Special Town Board Meeting minutes as presented, 2nd by Scott Earnest - motion carried unanimously.

Treasurer Sharon Richmond had prepared and the Clerk presented the following report: General Fund as of October 31, 2022 - \$554,222.5; Coronavirus Recovery Acct (ARPA Funds) - \$209,022.14; Park Fund \$2,727.00; Historical Society is \$6,285.13; and Savannah Tree is \$1,159.38 is in a 1-year CD (matures 5/24/23). The Town Treasurer and Town Clerk reconciled the bank accounts for the month of October. The Town Board requested the Treasurer show the Coronavirus Recovery Acct (ARPA Funds) as just the amount received and include the interest in the General Fund going forward.

Correspondence – Frank Kuzma talked to the Town Chair about the condition of Juniper Drive. Janet Evert told the Clerk that the pile of brush the County cut still has not been moved from Jensen Drive. Chris Hardy sent an email about a notice he received from the Office of the Commissioner of Railroads about a safety concern for the railroad crossing on McCubbin Road.

The bills were reviewed by each town board member prior to the town board meeting. A copy of the bills, deposits, and budget for 2022 were given to each town board member for their information. A motion was made by Kevin Kessler to approve to pay the bills as presented, 2nd David Lendved – motion carried unanimously.

Kris Lehman, Chairman of the Historical Commission gave the annual report of the Historical Commission / Society. A copy of the report is attached to the minutes.

Reports:

Columbia County Report – Doug Richmond reported the County will have the budget hearing on Tuesday, November 15 at 9:00am and also have a public hearing for solar farms at 1:00pm. The County is working on an IGA between the County and Town for the Promenade.

Lodi Fire Commission – David Lendved reported they had a short meeting on October 24th, 2022 to pay bills.

Sauk Fire District – no report

Sauk Prairie Ambulance – no report

Lodi EMS Commission – no report

Plan Commission – Kevin Kessler reported the Plan Commission advised the Driveway Administrator about the relocation of a driveway for Crystal Lake Park on Gannon Road and about a temporary 3rd driveway on Schoepp Road at Schoepps Cottonwood Resort. The Plan Commission also was presented with information about a lot-line adjustment between Steve Stokes and Terry Shifflet. Blackhawk Ridge Condos was also on the agenda and the Plan Commission recommended denial of the application.

Transfer Site Report – Ashley Nedeau-Owen stated the Transfer Site is still in need of hiring another employee. The Clerk was told by a Transfer Site employee and a resident that the driveway of the Transfer Site is bumpy and needs gravel.

Park & Open Space Committee – David Lendved said they had a meeting on October 18, 2022. The committee plans on meeting every other month in the winter.

Broadband Committee – no report

Fish, Crystal, and Mud Lake District/Pumping – no report

Molli Babler and Matthew Parnell submitted an application for Blackhawk Ridge Condos to the Plan Commission for 6 buildings – 12 units. At the October 20th Plan Commission approved a motion to recommend to the Town Board that the submitted application be denied based on 3 things: 1. Does not comply with density requirements; 2. Not complete – no justification for waiver in the application; 3. Timeline. On October 28, 2022 Molli Babler and Matthew Parnell withdrew their application, because they believe the Condo Plat was already approved in 1995. Attorney Miller said even if the preliminary plat was approved 27 years ago, it wasn't developed, and it would have needed to be resubmitted after 36 months. Also, they would need to follow the current density standards and the stormwater management plan would need to follow current guidelines. A motion was made by Kevin Kessler the Town Board go on record that there is no longer a valid preliminary condo plat on file for Blackhawk Ridge and order that the Town Attorney draft a memo stating the Town's rationale, based on information that we have on hand; and share the memo with the necessary people, 2nd by David Lendved – motion carried unanimously. Molli Babler was at odds on what the next steps are. Ashley Nedeau-Owen stated the applicant should start fresh with the Plan Commission, follow the ordinance and ask for the necessary waivers. Phil Schwarz stated he believes 6 buildings are too dense for the area. Bruce Gibson is interested in purchasing a condo and feels the 12 units would make it more affordable. Michael Dobbert said people want to move to the area for the open space and believes the density, drainage, and driveway don't fit in the community.

The Town has a small grant to help pay for a road project on Slack Road. The Town Engineer has been looking at where Slack Road is currently located and what

easements would be needed for the work to be done. The Town has a year to decide on how things will be handled.

The Town Engineer also suggested working on Wartner Road when Columbia County works on County Road V to save money.

The Town Engineer is working with the County on getting the permits needed to be able to get started on Schoepp Road. He hopes to be able to have bids by February.

Andy Zimmer, the former Town Engineer, in a memo dated November 9, 2022, recommended the reduction in surety for Shifflet Properties LLC to zero, once they have completed the shouldering and sign installation. Andy Zimmer will email the Town Chair, Town Clerk, and Town Engineer when those items have been completed. A motion was made by Scott Earnest to reduce the surety balance down to zero contingent on the conditions stated in Andy Zimmer's memo are completed, 2nd by Ashley Nedeau-Owen – motion carried unanimously.

John Ungrodt is still working on putting together information for opening roads for ATV / UTV routes in West Point.

The Town has multiple road signs that need to be installed. The Town Chair will contact the County Highway Department to install the signs.

The Town Board budgeted \$5,000.00 for reimbursement of the \$20.00 difference in "affiliate" and non-affiliate" cost the West Point residents who participate in the Sauk Prairie Area Recreation programs pay. Residents will need to submit their reimbursement requests by the deadline of the 1st of February, June, September, or December to receive reimbursement approval at the Town Board meeting following the deadline.

The Town needs a new Assessor, the contract with Gardiner Appraisal expired 10/31/22 and we were notified by them on October 15th that they could not be our assessor anymore. The Town needs a revaluation in 2023, because we just received 2nd notice of being out of compliance from the Wisconsin Department of Revenue. A motion was made by David Lendved to authorize the Clerk to send out a RFP with a deadline of December 6th and decide on an Assessor at the December meeting, 2nd by Scott Earnest – motion carried unanimously.

A motion was made by Scott Earnest to raise the compensation to \$60.00 per meeting for all members of the Plan Commission, 2nd by David Lendved – motion carried unanimously.

The Town Chair nominated Curt Wilkinson to the Plan Commission, Edie Eberle to the Historical Commission, and John Ungrodt to the Lodi Area EMS Commission. He also nominated Ken Ryan, Scott Ness, Frank Cook, Karen Anderson, and David Lendved to the Parks and Open Space Committee. A motion was made by Ashley Nedeau-Owen to approve all nominations, 2nd by David Lendved – motion carried unanimously.

The Board reviewed the “draft” Sauk Fire District IGA. They had concerns about Articles 8 & 9 and wondered if they should have a limit on borrowing. They also wondered about the “executive committee” and how they were formed. David Lendved will take the concerns to the district.

“Lodi Area Fire Department – Fire Truck – Letter of Intent” was postponed.

The next regular town board meeting will be on Thursday, November 10, 2022, at 7:00pm, on the agenda is: Public Hearing for vacating portion of Steckelberg Drive, Doescher CSM, Atv / Utv Routes, liquor license, approve budget, Alebay Way acceptance, LAFD fire truck – letter of intent, Town roads, and any other business that can be legally added to the agenda.

A motion was made by David Lendved to adjourn the November 10, 2022, Town Board meeting at 9:28pm, 2nd by Kevin Kessler – motion carried unanimously.

Respectfully Submitted By

Taffy Buchanan

Town Clerk



**WEST POINT AREA HISTORICAL COMMISSION/SOCIETY
ANNUAL REPORT TO THE TOWN OF WEST POINT BOARD
November 10, 2022**

2022

Meetings: Commission – 5 meetings
Society – 7 meetings + Annual Meeting

Programming: None.

Projects & News: Calendar. We have a few 2022 calendars left. This past year has been busy with many long meetings working on the 2023 calendar. We are keeping the price the same as previous years and continue to have the prison at Portage print the calendar.

Lodi Ag Fair & Old School House: The fair was moved back to the month of July. The Fair Board used the schoolhouse during the fair for other activities this year including a presentation by the Lodi Valley Area Historical Society. We had a total of 487 visitors during the time the schoolhouse was open for general visits.

Facebook page: The society has over 838 regular followers. Chris Ryan continues to do a great job with our Facebook page.

New Commissioner: We welcome Diane Kazmeirczak to our group and look forward to working with her.

As always, we need ideas and pictures for the calendar.

Thank you for your continued support!