TOWN OF PRIMROSE
BOARD OF SUPERVISORS
Minutes
MONDAY, October 3rd, 2016 – 7:30 pm
8468 County Hwy A, Verona, WI 53593

1. Call to Order at 7:37pm. Present were Dale Judd, Alex Elkins, Kristy Gorman, Jerry Judd and Steve Flach.
2. Jenny Minter: Special presentation and discussion of the Mount Horeb Joint Area Fire Department project status and ballot referendum.

   Jenny Minter gave an overview of the FD project. She presented an explanatory statement, the current flier, and "Frequently Asked Questions" handouts. The flier had been mailed out, but several residents reported not receiving it. Ms. Minter stated that they would go through the mailing lists again to try to resolve this.

   Ms. Minter explained the need for an improved facility, the cost breakdown of the shared Police/Fire Department building. With a total FD building cost of $8.4M, the cost to Primrose per a $100,000 assessed value would be $12.50 per year for the 40-year term of the loan. This loan is shared evenly across the Town of Primrose. In terms of the concept of repairing the existing building, she stated that estimated costs for 2017 bay repair, repair of the sinking floor, new metal around the main bay, new insulation, plumbing and bringing it all up to code would be $2M. Addressing the lack of sleeping quarters and a bathroom upgrade would be about $805,000. Total estimated costs of repairs to original building is $2.8M.

   The December 21st MHJAFD meeting will count votes for/against the project. 7 of 8 of the townships will need to approve of the project for it to pass.

   The Clerk is to hand out a simplified explanation sheet at the November 8th election to help clarify the referendum for voters.
3. Reading and approval of September 12th Board Minutes: Alex moved to approve. Dale seconded. Motion passed 2-0.
4. Financial Reports: Alex moved to approve. Dale seconded. Motion passed 2-0.
5. Treasurer's Report.
6. Approval of Bills
7. Property Tax Revaluation: Discussion and possible action regarding property tax revaluation schedule and contract with Accurate Assessment.

   The clerk read the correspondence from Bill Gaber regarding a market revaluation and the related costs. Alex asked to see a trend of valuation over the last 3 years. If the numbers are not changing, perhaps only do maintenance for 2017. Dale made a motion to table this until next month's meeting until the numbers are available.

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8. Bug Tussel: Discussion and possible action regarding proposal to locate a 300' internet tower on Stoll parcel 0507-204-8000-4.

Ken Franzmann represented Bug Tussle Wireless. The purpose of the proposed tower would be to put internet into the region and to provide cell phone coverage in association with AT&T mobil. They propose using the existing field road, leasing a 100'x100' area, and fencing off 50'x50'. Dale suggested the tower be moved to higher ground, in order to allow use of a shorter tower, as he felt a 300' tower to be an eyesore. Both Alex and Dale objected to the violation of the Town's Land Use plan with the proposed location, in that it involves development of agricultural land. Alex asked to see proposals for other locations that do not conflict with the Comprehensive Plan. Alex questioned that a separate RF engineer had assessed the location. Dale made motion to deny Bug Tussel's proposal to put the 300' tower. Alex abstained until he has more information. Item to be tabled until next month's meeting.

Ray Jast reported that it is within the Town's rights to uphold the Town's Land Use plan. He also stated that any municipality that does not have a cell tower ordinance then is governed by the County. He indicated that not listed in the State Statute regarding restrictions of action by municipalities is "denial because it does not comply with the Town's Land Use Plan". The County would have to state this for us. He further pointed out that since the Town does not have a cell tower ordinance, that we are governed by the County. The County would therefore have to apply this restriction.

The Bug Tussel Wireless application is acknowledged as received by the Board. This issue to be on the November Board of Supervisors Meeting.

9. Security system for Town Hall and Garage: Discussion and possible action regarding installation of security cameras and motion detector lights.

   Clerk reported costs of material theft, vandalism repair and reduction of insurance rates would outweigh the costs of installing a camera system and lights. Alex said that this is available locally and is not expensive. Dale made motion to install with a cap of 500$. Alex seconded. Motion passed 2-0.

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10. Equipment Update: Discussion and possible action regarding current equipment and repair options.

    The Clerk reported current costs of repair and maintenance for the Orange Truck. Dale said that for a second truck is good, and that move ahead with repairs. In order to reduce costs, it should be primed in the Town garage. The tractor should be taken in immediately for warrantee work to address hydraulic code issues.

11. Clerk's comments:

    The Clerk reported that the County will no longer provide election data input services. It is estimated that for a town of the size of Primrose 10 to 20 hours of work would be required per election. The Board requested being kept up to date on the issue so that a decision could be made prior to Spring elections.

12. Public comments: Only agenda items may have action taken.

    Tim Lourim: He presented a US Department of the Interior February 7th, 2014 letter regarding cell towers related to wild migratory birds. He suggests that the Town asks support from the County in enforcing protection of migrating species.

13. Discussion/possible action on proposed agricultural buildings. None

14. Business for next month's agenda:

    USCellular, Bug Tussel, Bill Haak, Revaluation.

15. Adjournment: Alex moved to adjourn, Dale seconded. Motion passed 2-0. 10:00pm

Posted October 4th, 2016

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