

**TOWN OF PRIMROSE
BOARD OF SUPERVISORS
Unapproved Minutes
MONDAY, March 2nd, 2020 – 8:00 pm
8468 County Hwy A, Verona, WI 53593**

1. Call to Order at 8:05pm. Dale Judd, Martha Gibson, Alex Elkins and Dave Garfoot were present.
2. Reading and approval of Board minutes of February 3rd. Alex asked to change item #13; adding “in case someone reading it does not recognize this.” Martha moved to approve with this change. Alex seconded. Motion passed 3-0.
3. Treasurer’s report and approval of bills.

Dave read the report. Alex moved to approve the report. Martha seconded. Motion passed 3-0.
4. Public comments: Only agenda items may have action taken.
5. Discussion and possible action regarding annual road inspection.

The Road Inspection was reset for Friday, March 13th beginning at 11am.
6. Discussion and possible action regarding revision of the Land Use Plan, Ordinances, and Zoning.

Clerk to send in the last 5 surveys recently received. The survey results should be available for next month’s meeting.

Martha asked to have the Board review the existing Driveway Ordinance. It is unclear whether or not the Town has jurisdiction over non-connecting field roads. If not, it falls to the County and DNR to enforce steep grade road construction for erosion control, wetland and endangered species protection purposes. Martha proposed asking DCTA advice regarding the Town’s jurisdiction. Further she suggested that the County erosion control engineer should be involved in site visits.

It was suggested that the Town should have separate ordinances for driveways and for field roads. Alex asked that the requirements for driveway and field road construction be more precise.

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Jerry Judd commented that the engineer's reports need to be reviewed and approved at public meeting, and that the engineer's reports should clearly state the grades, turning radius, and so forth as specified in the Town the Driveway Ordinance.

Dawn Haag questioned how the Town would enforce cases of non-compliance.

Martha reported that the Town can list activities that will not be acceptable in Conditional Use Permits. The Town would have a list of uses that the Town feels are incompatible with farmland preservation. Other towns are limiting CUPs in this manner. Some towns are not allowing Rural Mixed zoning (RM-16 to -34), but asking the County to do a blanket rezone of everything that is zoned RM to Rural Residential (RR-16 to 34). There would be no charge to the Town for a blanket rezone.

Martha presented the list of changes that the Planning Commission has put together for the revision of the Land Use Plan. Alex to work on rewording of Density Option B changes.

Retirement home exemptions: It was agreed that this should be a narrow, well-defined exception only for the use for people that don't have anything but ag land but have farmed in Primrose for a long time and want a retirement home. Dale felt that 30 years seems too long, and perhaps 15 years would be sufficient. The "ownership" requirement is also under review

7. Discussion and possible action regarding agricultural buildings.
8. Clerk's comments: 2020 Bridge Inspection Agreement, 2020 Meeting Dates revision
9. Business for next month's agenda: Discussion of blanket rezone from RM to RR. Closed session discussion with Town Attorney regarding the Zellmer property. Report of County and DNR jurisdictions of non-connecting field roads. Request for bids for road work.
10. Adjournment 9:51pm Alex moved to adjourn. Martha seconded. Motion passed 3-0.

Minutes submitted by Ruth Hansen.

Post: March 3rd, 2020

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