

## Unapproved Minutes

Town of Blue Mounds  
Board Meeting  
Monday, February 12, 2018

Dennis Jelle opened the meeting at 7:00 p.m. Also present were Supervisors, John Brixy and Wayne Jones, Clerk Helen Kahl, and Treasurer Nancy Goplin.

Brooke Gagner, our Sheriff's Department representative gave a report on 2017 calls within the township. There were 576 calls total. She had various questions from the audience.

John moved to approve the minutes, Wayne seconded, motion passed 3-0.

Nothing for road report.

Building and Grounds. He replaced two big bulbs outside, one must be defective.

### Public Comments

Z & L not present, postponed to later in agenda.

Jesse Schauf postponed to March, they are not ready.

Preliminary Discussion on Zentner Rezone. Valla Zentner and her son, Kyle LaFond, appeared to request a rezone. The farm is 124 acres and they want to preserve 35 as a farmette. The 5 acres with the current buildings is zoned residential. They would add 30 acres to that parcel and rezone it. After much discussion, it was mentioned by Kory from General Engineering that they could probably qualify under Larger Scale Home Based Businesses CUP under AG zoning, especially if they would bring perhaps bee hives on the acreage.

John recommended we consider the rezoning of approx. 35.1 acres to AG District, under which they would operate a Large-Scale Home-Based Business with an annual inspection by the town board or their representative to make sure that what is said in the CUP for the current business... is being complied with, that the business will stay as is. The LUC will need to make a visit and give their opinion. The 2 full time equivalent employees will need to be addressed in the CUP.

Discussion RE Commercial Corridor on HWY F, south of HWY ID. Jim Van Camp. They're in the Commercial Corridor but it would have to be planned, he cannot just rezone the whole thing commercial. John suggested a letter of intent saying he is in the Commercial Corridor, but not commit to anything. We cannot blanket zone it but we will assist in helping him, under the Zoning Code and the Land Use Plan.

Re being assigned to District 5 of the Dane County Towns Association, we have been moved. John gave a history of why we asked to be moved and why it is now a better fit. We have been trying to get into another district where we would have better representation as well.

Jack Zahler appeared representing Z & L Properties. Dennis summarized the petition saying the office building would be allowed under the Commercial with CUP's for other uses for the office/warehouse space/laboratory testing. The silo is permitted and there cannot be another barn or silo painted with a sign within a half mile of their silo. They will be on next month's agenda for the CUP's (water testing lab business, storage building & meet code for existing storage yard area). John moved that ordinance Z2018-1 be passed, as read by the clerk. Wayne 2<sup>nd</sup>. Ordinance passed 3-0. The CUP's will be tied to a specific area of the parcel, on the map.

John had no new information about AB-109.

Land Use Committee Report. They had 2 site visits at Z & L and Schauf. They will probably be visiting Zentner property before the March meeting. RE Lust Auction, the LUC has not yet voted and are waiting for specifics before they vote, perhaps on the next site visit meeting.

Economic Development. Lots of things going on in Mt. Horeb.

Dennis gave a report on the Fire District wage situation. He showed a survey of area departments and apparently the district is not paying what other area departments are. There is a shortage of people available, even Madison finding it difficult to find qualified people. John asked about our interns, why are they going elsewhere? 3 have stayed and are working full time. The new fire station will allow us to have people come from other departments and sleep overnight.

Correspondence:

Dennis announced that Erpenbach will be speaking and taking questions at the Barneveld Public Library on 2/17/8 or at the Waunakee Community Center 2/24/18.

Dennis brought up the bill he got from DaneCom. John reiterated that we opted out of DaneCom under the original contract that the County came up with. Since we don't have radios, they don't have an argument to collect from us.

Helen explained the bills/levies. John moved to pay the bills of \$512,036.23. Wayne 2<sup>nd</sup>. Motion passed 3-0.

John moved to adjourn at 9:10. Wayne seconded, motion passed 3-0.

Respectfully submitted,

Helen Kahl, Clerk