

**TOWN OF LODI  
TOWN BOARD MEETING MINUTES  
TUESDAY, MARCH 30, 2021**

**Call to order & roll call:** Brian Henry, James Brooks, Marc Hamilton, Karla Faust. Absent: Aaron Arnold. Staff present: Public Works Director Brian Ecklor; Town Engineer Ben Peotter (Ayres Associates); Clerk-Treasurer April Goeske.

Also present: Taylor McGee,, Russ Schaefer (Lodi Area EMS Director); Dan & Carol Davison, Don Fulkerson, Bobbi\_\_\_\_\_, John Manchester

**2. Citizen Input:** none

**3. Variances\*:** Parcel 11022-159 @ N2848 Summerville Park Road owned by John & Deborah Manchester:

*\*16-110-030 (2) Minimum Required Setback for Front and Street Side Yards: The required road setback is 30 feet from the Right-of-Way or 63 feet from the centerline of Summerville Park Road, whichever is greater. The property owner is proposing to construct a new residence that would be 32 feet from the right of way, but only 43 feet from the centerline of Summerville Park Road. This requires a variance of 20 feet to be granted for the setback to the centerline of Summerville Park Road.*

*\*16-525-020 (A) Shoreland Setbacks: A setback of 75 feet is required for all structures from the ordinary high-water mark (OHWM) of navigable waters. The property owner is proposing a retaining wall on the east side of the new residence that would be 50 feet from the OHWM of Lake Wisconsin. This requires a variance of 25 feet to be granted to the OHWM setback.*

*Hamilton/Faust motion to approve variances requested (listed above); MC 4-0.*

**4. Summerville Inc. d/b/a Smokey Hollow Campground Class B Intoxicating Liquor and Fermented Malt Beverage License for period of 04/01/21 – 06/30/21 (change of ownership):** Brooks/Hamilton motion to approve licenses as requested and waiving the licensing fee for this remaining license period; MC 4-0.

**4. Streets:**

(a) **Clar-Mar:** Henry – we met with Ayres last week and brainstormed and came up with some new ideas, which they have sent some information already. Both engineers are currently on vacation this week. Brooks – I cannot tell you how frustrated, upset, disappointed and angry I am with the terrible job Ayres has done with this job. If this does not change, I will be recommending terminating the services of Ayres as Town Engineer. After we approved a plan last year they’ve come back over and over again with other options. And now the possibility we’d have to put a cul-de-sac at the end of Clar-Mar, why wasn’t that originally addressed. Hamilton – I agree. We made a decision, made a motion and it carried, and yet we’re still we’re wasting time on this. This is not how business should be run. Carol Davison – I thank Hamilton and Brooks for speaking up. There is now much more damage (to Clar-Mar Road and our property) this Spring than there was last fall due to delays in getting the work done. I plead with you to do the work the town approved last year, and get it done so further damage isn’t done.

**(b) Cross Street:** I did contact Carol Davison and discussed the drainage issues in front of her house, and she understands the issues the town has to consider to fix the issue (which requires roadwork being done uphill on Cross Street to help solve this problem). Faust – so this needs to go on another agenda to possibly put in curb and gutter on Cross Street? Henry – yes. Hamilton – I thought we already had plans for Cross St.? Henry – no engineered plans, just verbal conversation about it. Ben Peotter – digging into our project files I do find a report of a general approach to Cross Street at a cost of \$500,000 estimated. Faust – I think at our next meeting we have to discuss the top 5 roads needing the most work.

**6. Town Hall Operation Hours When Lodi Schools Close:** Henry – do we need to have the Town Hall closed due to inclement weather when Lodi Schools are closed? Karla – no, that’s not how business runs. Hamilton – no. Brooks – no. *Faust/Hamilton that the town office no longer closes for inclement weather when Lodi Schools close; MC 4-0.*

**7. Paradise Island Condominium Association (PICA) Referencing Transfer Site Regulations:** Taylor McGee (condo owner and Secretary of the PICA Board of Directors) – our landscape vendor is not allowed to dispose of grass clippings, etc.... from the Paradise Island Condos at the Town of Lodi Transfer Site. Also 9 of our condo buildings are not allowed to use the Transfer Site at all because they are more than 2-unit buildings (zoned multi-family). I estimate the condos pay about 4% of the total taxes the town collects. Yet the Trevor Ridge Condos are allowed to use the Transfer Site. Goeske – to change who is allowed to use the Transfer Site it’ll require changes to town ordinances. Brooks – it’s something to look into. Hamilton – I don’t like the idea of allowing any vendor to use our Transfer Site, it opens it up to us allowing other vendors to use the site. Brooks – we could see how other municipalities handle this.

**8. Closed session per WSS 19.85(1)(f) “Considering financial, medical, social or personal histories or disciplinary data of specific persons, preliminary consideration of specific personnel problems or the investigation of charges against specific persons except where par. (b) applies which, if discussed in public, would be likely to have a substantial adverse effect upon the reputation of any person referred to in such histories or data, or involved in such problems or investigations” re: Ayres Associates:**

**(a) Closed session:** *Brooks/Faust motion to go into closed session; MC 4-0.*

**(b) Motion to return to open session:** *Faust/Hamilton motion to return to open session; MC 4-0.*

**(c) Any action on closed session matter:** no action at this time

**9. Auction update:** Brooks – I had listed the 12 tables and 92 metal folding chairs; they were sold on Wisconsin Surplus. They have been paid for by the bidder (though town has not received the check to-date), but he has not picked them up by the 3/29/21 deadline. I will follow-up on that. I believe the proceeds from the auction should go towards furniture for the Town Hall and/or the Town Hall Fund. Ecklor – I left a phone message with the bidder to call me regarding arranging to pick them up.

**10. Transfer Site compost:** Ecklor – gathered quotes from several different vendors and in a variety of different methods. Last meeting, we discussed going with Bob’s Landscaping. I have trimmed some trees at the Transfer Site so that residents who want compost could get it. I don’t know that we need to remove any of it right now, move it some and offer it to residents. My recommendation would be (insert). Hamilton – so what are you estimating the cost? Ecklor - \$600 - \$800 for the excavator. Brooks – I don’t think we need to hire anyone, I think we can move it ourselves.

*Henry/Hamilton motion to authorize the Public Works Department to spend up to \$1,000 to hire Bob's Landscaping; MC 3-1 (Brooks – no)*

**11. Lodi EMS:** Henry – some of us received flyers regarding money the EMS has saved and what is being done with that money. Schafer – that “surplus” was based on the on-call hour calculations showing the savings having a hybrid (some volunteer, some employee) staff rather an all-employee staff. Hamilton – you (Schafer) have informed us many times about how \$174,000 was saved, and I talked to your Treasurer Tom Marx who couldn't explain that statement either. I want to see an audit of the EMS financials. I'm told Tom Marx offered to take over doing EMS financials after Jay Gawlikoski left because the City of Lodi wouldn't do it (like they are doing for the LAFD) unless there was an audit of the LAEMS financials. Schafer – I don't disagree with an audit; I agree that needs to be done due to the changeover the past couple of years in who is doing our financials. The \$174,000 you have to look at as a donation to the community from the volunteers. That flyer was written by EMS Director Russ Shafer and I disagree with it. Brooks – did the flyer get run past the EMS Commission and approved by them? Schafer – no, it's about donated funds and those are not run past the Commission. The Commission members saw the flyer, but it wasn't approved by them. Hamilton – I feel the flyer was misleading and unprofessional. Brooks – I too was concerned about how the public would feel about the municipalities taxing the residents when the flyer made it seem EMS had a large surplus. Hamilton – I thank you (Schafer) for explaining this and clearing it up.

**12. Minutes, Financials & Reports:**

- (a) **Report on End-of-Year 2021 Financials:** no comments, questions or concerns.
- (b) **Town Board Meeting Minutes of 02/23/21 and 03/12/21:** Henry - 2/23 minutes there should be an asterisk by the audit issue and lightbulbs. *Henry/Faust motion to approve 03/12/21 minutes; MC 4-0.* 03/23/21 minutes to come back to next meeting with corrections.
- (c) **Revenues vs. Expenditures Report thru 03/25/21:** no comments, questions or concerns.
- (d) **Payment of Bills thru 03/25/21:** *Hamilton/Henry motion to approve payment of bills totaling \$97,674.88; MC 4-0.*
- (e) **Building Permits thru 03/25/21:**

TOWN OF LODI BUILDINGS PERMITS ISSUED:					
				2021	as of 03/25/21
DATE	# 21-	ISSUED TO	ADDRESS	CONST. VALUE	FOR
01/05/21	01	JEFF & ANDREA SIMMONS	W11614 Demyneck	\$12,000	remodel
01/19/21	02	TED & CHRIS TRAEEDER	N2118 Shamrock	\$20,000	basement finish
01/24/21	03	VOID	void	\$0	void
02/23/21	04	CARL & NANCY TATSUGUCHI	W11356 Red Cedar	\$181,000	replace deck; add screen porch
03/08/21	05	KEITH & KAREN KURT	N1802 Ryan	\$29,516	PV system
03/08/21	06	BRADLEE & MACKENZIE NOVOTNY	W11396 Bay	\$0	access/driveway
03/15/21	07	BRADLEE & MACKENZIE NOVOTNY	W11396 Bay	\$687,000	SINGLE FAMILY RESIDENCE
03/15/21	08	CYNTHIA ZUELKE	W11361 CTH V	\$220,000	SINGLE FAMILY RESIDENCE

1,149,516

### 13. Chairman/Commission/Committee/Department Reports:

- (a) **Chairman Report:** We had a Triangle Meeting regarding the Site Selection Committee, which included Fire & EMS being in the same building. Also, information re: obtaining possible grants for the building. This is my last Town Board meeting; I will miss the work (at least some of it) and it's been my pleasure to work with everyone and the community.
- (b) **Transfer Site:** Running smoothly. Recent burning ban has created quite a burn pile. I will have some future items for the board to address.
- (c) **Public Works:** Ecklor – I've been in contact with several vendors regarding various park and road projects. Hamilton – did you find out who did the blacktop patches on Ryan Road? Ecklor – I haven't been able to reach CCHD Area Supervisor Brian Doherty to ask him.
- (d) **Plan Commission:** Met on 03/09/21 re: Manchester variances.
- (e) **Park Commission:** Brooks – talked to Tim Escher and there may be a donation of \$3,500 from their family for Okee park(s). The Byrns Ball Diamond is pretty much reserved nearly every day for the next 3-4 months, so we're working on fixing the fence. We've been looking at a basic basketball court for Arbor Valley Park which would run about \$40,000-\$50,000 (check with BE regarding this cost). Brooks – I checked with the WI DNR to see if there's any grants available. I found in talking to the WI DNR that there actually IS a Recreational Plan for the Town of Lodi that needs to be updated.
- (f) **LAFD Commission:** Faust – we're finalizing our draft of the IGA, our goal is to submit a final draft by May 1. Brooks – the first **Site Selection Committee** meeting was held on March 17th (the next one is scheduled for Wednesday, March 31<sup>st</sup>). Several locations were discussed, including putting a secondary station in Harmony Grove. We received a letter from the COL, TOL and TOWP it started as a LAFD & LAEMS combined station. Now the proposal shows no reason to bring the LAEMS in the same station with the LAFD. I believe there may have been a vote stating the building would only be a LAFD building but have not found that motion(s) to-date. There will be a company hired to talk to landowners of land identified as possible sites for building. The Site Selection Committee works only on where the building should/could be; not to decide which departments will be in the building – that is a decision of the 3 municipalities. Schafer – our current facility meets our needs just fine and into the future; there is no need for us to be in the same building with the LAFD. Putting us in with LAFD could affect our staffing. Brooks – we had a study done that stated the LAEMS does not need to be in the same building. I firmly believe the 3 municipalities need to have a Special Joint meeting to discuss WHAT will be in this building the Site Committee is to be looking at a Site for. Henry – we must do what is the best for the Town of Lodi residents we represent. I'm all for a joint meeting being held to discuss all this in one setting. Brooks – the City of Lodi is the one talking about putting a satellite station in Harmony Grove so some of the LAFD equipment would go to that building and thus the current LAFD station would be large enough as it is. Tim Franz is available to attend another joint meeting to represent the study that was done.
- (g) **LAEMS Commission:** Schafer – we have not had a meeting in several months; hoping after election in April to restart the meetings.

**14. Upcoming meeting date(s):** March 31<sup>st</sup> Site Selection Committee; April 6<sup>th</sup> Spring General Election; April 13<sup>th</sup> Plan Commission; April 14<sup>th</sup> Fire Commission; April 14<sup>th</sup> Park Commission; April 20<sup>th</sup> Annual Town Meeting; April 27<sup>th</sup> Town Board;

**15. Future agenda item(s):** audit; rental of Town Hall, Okee School, Byrns Shelter; Transfer Site 3<sup>rd</sup> dumpster; 2021 roadwork;

**16. Adjourn:** Faust/Hamilton motion to adjourn at 8:35 p.m.; MC 4-0.

*April D. Goeske*  
*Clerk-Treasurer*