

**MONDAY, DECEMBER, 18, 2017, BOARD MEETING  
7 PM IN THE TOWN HALL AT 2379 TOWN HALL RD., MT. HOREB, WI.**

**IN ATTENDANCE:** Board Chair, Mike Fagan; Supervisor I, John Rosenbaum; Supervisor II, Richard Schwenn; Treasurer, Rebecca Boelhower Santi; and Clerk, Susan Duerst Severson.

**NOTICE OF THE MEETING:** pursuant to Wisconsin Open Meeting Law was confirmed. Notice of the meeting was published in the *Mt. Horeb Mail* on 12/14/17. The agenda was posted in the three customary locations in the Town of Springdale on 12/14/17, as required by law. Quorum present.

**CALL TO ORDER:** 7:03 PM by Board Chair, Mike Fagan.

**NOVEMBER TOWN BOARD MINUTES:** MOTION by Rosenbaum/Fagan to approve the minutes of the November 13 meeting as presented with minor corrections. MOTION carried 3-0.

**PUBLIC INPUT – NON AGENDA ITEMS:**

**Pat Downing, Dane Co Board Representative** for 12 years recapped some of his accomplishments in this role and solicited support/signatures for his upcoming election.

**SENDING AGENDAS FOR REGULAR MONTHLY TOWN BOARD & PLAN COMMISSION MEETINGS to everyone on the town's email list.**

Discussion. Board solicited comments from attendees. All commenting were in favor of the town sending agendas via mass email. An informal survey emailed to all citizens currently on the Town's email list yielded 26 in favor of receiving agenda emails; none opposed. It was pointed out that our citizens residing in the Verona Area School District likely do not get the only paper we publish agendas in (*Mt. Horeb Mail*). Fagan voiced concern that citizens could become indifferent to our emails and not notice when a safety alert is sent. **NO ACTION TAKEN.**

**APPOINT ELECTION INSPECTORS** (26) two-year term (January 1, 2018 through December 31, 2019) MOTION by Schwenn/Rosenbaum to approve all of the following as Election Inspectors for the Town of Springdale during 2018 and 2019. MOTION carried 3-0

Colleen Bass	Greg Bass	Diann Chapman	Mary Cook
*Loretta Docken	Esther Esser	*LaVonne Evenson	Tia Fagan
Steve Gauger	Gina Gessler	Scott Grabins	Barbara Hartman
Evelyn Hruska	Cindy Jaggi	Amy Jester	Joanne Landry
Wendie McKernan	Sheila Mittelstaedt	Sandra Osborn	David Potter
Luann Smith	*Carol Statz	Jan Swartz	Sue Welch
Trouti Winkelman	Marilyn Zurbuchen	*Chief Inspectors	

**LIQUOR LICENSE OPERATORS** Riley Tavern

- New license: MOTION by Schwenn/Rosenbaum to approve an Operator's License for Cody **Bauer**. Motion Carried 3-0.
- Renewing license: MOTION by Rosenbaum/Fagan to approve the renewal Operator's License for Kim **Gobrecht** (new employer). Motion Carried 3-0.

**SEPTIC HOLDING TANK** – Mike **Healy** 8864 Offerdahl Rd: Healy submitted the required:  *Holding Tank Site Plan, Soil Evaluation Report, and Holding Tank Servicing Contract* from Public Health Madison & Dane County outlining the conditions under which Dane County agrees to grant a permit. Discussion: Soil evaluation determined the site was suitable for a holding tank only. Springdale does not allow holding tanks in new residence; this holding tank request is for an accessory building. MOTION Rosenbaum/Fagan to approve a septic holding tank for sanitary facilities in the accessory structure noted in the site plan with the conditions outlined by Public Health when the fee is received by the Town. MOTION carried 3-0.

**BUILDING ENVELOPE** - Casey/Kayla **Jentz** Offerdahl Rd/Sec. 21– Revised concept plan- building envelope. Jentz presented a site plan with building envelope revision being E/W 200' x N/S 500' to include a home

**MONDAY, DECEMBER, 18, 2017, BOARD MEETING  
7 PM IN THE TOWN HALL AT 2379 TOWN HALL RD., MT. HOREB, WI.**

and barn. Discussion. History: When the 2011 concept plan (designed to preserve farmland) was approved, the agreed-upon building envelope was designed for a non-farm residence, not for a residence and a barn. Jentz stated his plan is to raise Angus on the remainder of the 35-acre lot. The Springdale Plan Commission motion recommended an envelope being 100' x 500'; motion carried 6-2. MOTION Fagan/Schwenn to extend the existing concept plan building envelope to a point 500' south of Offerdahl Rd. along the west property line and to the east 150'. Within the 500' x 150' building envelope a single-story residence and all agricultural buildings shall be permitted pending approval of the driveway from Offerdahl Road. Motion Carried 2-1 Rosenbaum Opposed.

**DRIVEWAY PERMIT:** Casey/Kayla **Jentz** Offerdahl Rd./Sec. 21: MOTION by Schwenn/Rosenbaum to approve driveway permit for Casey/Kayla **Jentz** Offerdahl Rd./Sec. 21 along the west lot line as presented in the site plan as long as it/buildings do not exceed the 500' building envelope. Motion carried 3-0.

**LOT LINE ADJUSTMENT:** Linus **Hellenbrand**-Vullings/CSM- lot line adjustment/CTH J/Sec. 14: MOTION Rosenbaum/Schwenn to approve CSM for the lot line adjustment as submitted. Discussion: The adjoining lot owners, the Vullings –CSM 11591, wish to add enough acreage to attain at least 5 acres which allows livestock in A-1 zoning. The acreage to be added is between the existing western lot line and a ravine with minimal impact on the remaining tract of land in agriculture. The preliminary CSM by Thom R. Grenlie, Professional Land Surveyor shows Lot 1 of 5 acres net and the remaining land, agricultural land in Lot 2 of 25.96 acres net. Motion carried 3-0.

**RESIDENTIAL ACCESSORY BUILDING-** Will **Smith**/9243 CTH S//SEC. 6: Smith presented a site plan dated 12/15/17. MOTION Schwenn/Rosenbaum approval of the RAB permit as presented on the site plan with the conditions as follows:

1. No commercial or business activity of any kind shall be associated with the interior or exterior of the structure.
  2. Water in the structure shall be limited to that permitted in A-1 zoning by Dane Co. (Water to wash vehicles but, no sink, no bathroom...)
  3. The maximum dimensions of the structure shall be 50' x 70' with the height of the building not to exceed a mean height of 16'.
  4. The southern end of the structure shall be at least 120' from the southern property line.
  5. Screenings with the existing trees and vegetation shall be maintained and additional screening vegetation shall be added on the south side or at the lot line.
  6. A "Cool Roof" shall be prohibited on the structure.
  7. In-floor heat may be installed as permitted in A-1 zoning.
  8. All lights shall be dark-sky lighting in compliance with the Town of Springdale Dark Sky Lighting ordinance.
- MOTION Carried 3/0

**DRIVEWAY PERMIT** Will **Smith**/9243 CTH S//SEC. 6: MOTION Fagan/Schwenn to approve driveway access off the existing residential driveway to the approved RAB as shown on the presented site plan. Motion carried 3-0

**DRIVEWAY PERMIT:** Tim/Makila **Fecht** Dairy Ridge Rd./Sec. 13, 5. RAB & Driveway Permit –extension of existing driveway Awaiting slope verification from owner. No Action Taken.

**DRIVEWAY PERMIT:** Roberta **Kurtz** Gammeter Rd Lot 1: Awaiting discontinuance of hammer-head on Gammeter Rd, confirmation of access to Town Rd, and Driveway permit application. No Action Taken

**DRIVEWAY PERMIT:** Chris/Cindy **Hanson** 2410 Hwy 92 Sec. 18.1 Discussion relating to 12/13/18 email report from Engineer Berquist which follows:

"I visited the driveway at 4210 STH 92 and checked it relative to the submitted plans and Town driveway guidelines. The resident happened to be there as well, so I stopped and chatted with him about my observations. Overall it looks correct. I checked the width, ditches, and rough dimensions of curves. There are 3 things that do not meet the Town guidelines, all of which probably cannot be addressed until spring.

-The surface of the driveway is called out to be a 2-inch layer of ¾ inch crushed aggregate. There are some areas with the smaller aggregate, but most of the driveway is still the big 3 to 4 inch rocks. The resident indicated his desire to leave the drive as-is until the construction traffic is done, and then surface it off. This idea has some logic, so perhaps the Town could make the surface completion a condition prior to occupancy?

**MONDAY, DECEMBER, 18, 2017, BOARD MEETING  
7 PM IN THE TOWN HALL AT 2379 TOWN HALL RD., MT. HOREB, WI.**

-There is an area at the 2<sup>nd</sup> culvert in from the road that has very steep 2:1 slopes. The plan (and Town rules) require a minimum of 3:1 slopes. Getting the proper slopes will mean adding a length of culvert pipe to make the bank longer. While this would be a safety issue in the long term, the Board will need to decide if it can be allowed until spring 2018 when the work can be done.

-The turnaround at the top does not seem to be as large as planned. I paced out approximately 45 feet by 30 feet (1350 square feet), while the application stated a 2,830 square foot turnaround would be provided. I think that there is still enough room for a 38-foot vehicle to safely reverse direction (using a "T" maneuver), I just wanted to call that out as it was specifically listed in the Board minutes from 3/20/17."

As a result, Rosenbaum asked Hanson to also submit written approval from the local Fire Dept. Driveway permit set to expire 4/21/18. MOTION: Rosenbaum/Fagan to allow Hanson time to complete all the items noted above to the Engineer and Town's satisfaction by submitting supporting documentation to the Town, weather permitting before the permit expires. If necessary, Hanson can apply with the Chair for an extension. Motion carried 3-0

**DRIVEWAY PERMIT:** Jack (John) Page 1997 Springrose Rd Premier Builders Permit application received by the Town on December 15, too late for the December 18 Board meeting. Will be on the January 15, 2018, agenda. No Action Taken.

**ROADS:** Fagan stated Patrolman/Town is not satisfied with the corrections Scott Construction has performed to date on warranted work they did on Town Hall Rd. The Township is looking into seeking reimbursement. No Action Taken.

**BILLS:** MOTION by Schwenn/Fagan to approve payment of bills as submitted for Board review. MOTION carried 3-0.

**SCHEDULING OF UPCOMING BOARD MEETING** Monday, January 15, 7 PM

**ADJOURN:** MOTION by Schwenn/Fagan to adjourn. MOTION carried 3-0.

*Respectfully Submitted, Susan Duerst Severson, Clerk*