

## REGULAR MONTHLY BOARD MEETING MINUTES

### TOWN OF VERONA

Tuesday, August 6, 2013 6:30 P.M.

Town Hall, 335 N. Nine Mound Road Verona, WI 53593-1035

Present: Combs, Rego, Enburg, Geller, Miller

Absent: None

Staff Present: Arnold, Wright, Lease, Judd

Also Present: See sign in sheet.

1. Call To Order/Approval of Agenda

Dave Combs called the meeting to order at 6:34 p.m. Motion to approve the agenda by Enburg. Second by Geller. Motion carried.

2. Public Comment

None.

3. Discussion and action re: road haul permit for Epic

Epic representatives explained that they need a permit to haul soil across Country View Road. Manfred questioned the signage plans and inquired about closing Country View Road to local traffic. Ron Lease suggested that Epic remove the section of road, prepare a better base for hauling, and replace it when the work is finished rather than just damaging the existing road. Mark Geller reported that the plans for the hauling had been discussed at a neighborhood meeting and residents were accepting of the current plan. Motion by Geller to allow for the road haul permit with the following conditions:

The Town of Verona, pursuant to Town Board approval and EPIC SYSTEMS CORPORATION agree that Edgerton Contractors may cross Country View Road from 2826 Country View Road to 2869 Country View Road (A direct crossing) from 10/01/2013 through 12/01/13 and again from 6/1/14 through 11/01/14 subject to the following conditions:

- The existing conditions of Country View Road shall be documented by the Town of Verona and Contractor.
- The truck route shall be a direct crossing 2826 Country View Road to 2869 Country View Road during the hours between 7AM to 5PM Monday through Friday and 8AM through 4PM Saturday's if required.
- The Contractor shall maintain the roadway and entrance to both EPIC Properties throughout the haul period including regular sweeping of the roadway.
- Epic will provide the Town of Verona with a signage plan.
- Contractor shall keep the Town of Verona informed of the progress of hauling.
- Epic will consider replacing the road bed before the hauling takes place to insure that it can handle the weight, and then replace the road surface when the work is complete.
- Epic will be responsible for interim repairs to the road during the hauling period.
- Epic will return the road to good condition when the work is complete.
- A final inspection of the impacted roadway shall take place after 03/01/15.

Second by Miller. Motions approved unanimously.

4. Discussion and action re: run off on Sunset Dr.

Todd Schmitz of 6693 Sunset Dr. explained that he has had drainage issues for sometime, but recently mud rather than water is coming on to his property. He feels it is due to farming practices on the Brown Farm and believes the Town should take action because it's affecting the Town road. He handed out pictures and there was a general discussion of the culverts, ditches, drives, and elevations in the area. Dave Combs suggested the following actions: that staff or MSA find a previous drainage study done for the area, that the Road Patrolman clear the ditch, and the topic be revisited next month. Mark Geller and Greg Miller discussed writing a letter to George Brown, but it was decided that the Town should wait until after next month's meeting when more might be known.

5. Discussion and action re: field access at 6725 Sunset Dr.

Amanda explained that Russ Riley was present because when plans were drawn up for the PB and Sunset intersection his field access was planned for elimination because the Town didn't realize he uses it. He does use the access, and the County staff has suggested three possible actions: a) grandfather the drive, b) move the drive 65' from the intersection to be in keeping with current design standards, or c) eliminate the access. There was a long debate about the Town's policy of only having one drive per residential lot, the safety risk of the situation, and the ability of Mr. Riley to access the back of his lot a different way.

Motion by Geller to grandfather the access. Second by Miller. There was continued discussion in which Manfred Enburg stressed the safety concerns. Bob Rego explained that he was going to abstain because his father once owned the land. Geller: aye; Enburg, no; Miller, no; Rego, abstained; Combs, no. Motion failed.

Motion by Enburg to remove the access and work with the property owner on different way to access the back of the lot. Second by Miller. Geller: aye; Enburg, aye; Miller, aye; Rego, aye; Combs, aye. Motion carried.

6. Reports

Plan Commission – Amanda explained that no action was needed on the Good Shepard Lutheran Church because it had been tabled by the Plan Commission. Manfred gave an overview of the application for a rezoning and CUP for a horse boarding facility at 2782 White Crossing Rd.

Motion by Enburg to approve the rezoning from A1ex to A2 with a deed restriction limiting the conditional uses that could be sought to: horse boarding and riding stables; horse shows and events; training of horses at a horse board facility; retail sale of bridles, saddles, grooming supplies and related items at a horse boarding or riding stable; and sanitary plumbing fixtures, namely washroom facilities, in agricultural accessory buildings. In addition, the deed restriction shall limit the number of animals to 36 animal units as defined by the Dane County zoning code. Second by Geller. Motion approved unanimously.

Motion by Enburg to approve the Conditional Use Permit for a horse boarding and riding facility with the understanding that the six findings of fact will be satisfied with the addition of the following conditions:

1) The type of activities will be limited to horse boarding, horse riding facilities, open pasture, equestrian instruction and training, trail riding, private equestrian events, and small public equestrian events or competitions. Horses used in such activities will be personal horses or horses owned by others.

2) The hours of operation will be a twenty-four hour horse boarding daily; otherwise, hours of operation will be 6 a.m. to 10 p.m. daily.

3) The number of employees will be limited five or fewer daily non-family employees, with more as special events require. Other agents may be engaged as necessary for maintenance or improvements such as fencing and landscaping.

4) The above stated proposed activities are for no more than 36 animal units on the Property at any given time.

5) Outside storage will be for fodder, water, and equestrian training and riding. Applicant will institute manure management plan approved by Dane County Land Conservation.

6) All parking will be on the property.

7) Horse riding, equestrian instruction and training, trail riding, pasture, private equestrian events, and small public equestrian events or competitions will be limited to no more than 36 animal units.

8) Outdoor lighting shall be limited to the hours of operation except for any outside security light. All lighting shall be directed away from all neighboring residences.

8) Outside speakers and amplified sounds shall only be operational between 8:00 a.m. and 8:00 p.m.

9) Appropriate sanitary facilities will be provided within the primary horse boarding facility.

10) All pasture and paddocks will be maintained with appropriate vegetation to mitigate risk of erosion and dust from overgrazing. It shall be kept short and weed free.

11) The design of the facility will be similar to the concept plan presented.

Second by Rego. Motion approved unanimously.

Public Works – Discussion and action re: awarding of the contract for annual road maintenance. Kevin Lord presented the bid results. He and Ron Lease suggested not doing Range Trail this year now that it is an alternate route during the PB construction. Instead, they suggested using the money for Range Trail to seal coat Sunset, and then dealing with Range Trail next year. Motion by Enburg to award the contract to Wolf Paving with the understanding the Range Trail will be pulled from the list of repairs and that the Town will work with Wolf or another party to arrange for the sealcoating of Sunset. Second by Miller. Approved unanimously. There was also a discussion of the cracking on Rock Ridge Court. It was determined that Wolf Paving would be asked to make repairs and if needed a bore sample would be taken.

John Wright give an overview of the edits he's made to the driveway ordinance. Manfred suggested making it clear that when a driveway is approved all others, like old field access points, will be negated.

EMS – Bob Rego reported on the County's decision to stop paying for insurance coverage. The Cities will have to pick up the cost, but it hasn't been budgeted.

Fire – Dave Combs reported that the Fire Commission is trying to work with the City of Verona on the speedy staffing on the new department.

Open Space and Parks – Gregg Miller reported that there was not meeting last month. The group is continuing to work on an updated trimming and brushing policy.

Town Chair – No report.

Supervisors – Bob Rego handed out some ideas for how to approach roadway planning and suggested that the Town buy a traffic counter. The others agreed.

Clerk/Treasurer – No report

Planner/Administrator – Amanda reported that the truck basis will be delivered for finishing later this week. She also reported that she's continuing to work with the Sweeneys and the County on the comprehensive plan amendment. Ron Melitsoff reported on the City's Plan Commission meeting and the discussion of the Brown farm.

7. Motion by Miller to approve the payment of bills from July. Second by Rego. Motion carried.
8. Review of building permits, inspection reports, road haul permits, and right-of-way permits - Dave signed a right-of-way permit for MG&E to replace a pole.
9. Motion by Enburg to approve the minutes of the July meeting. Second by Geller. Motion carried.
10. Motion by Enburg/Second by Miller to adjourn. Motion carried at 8:50 pm.

Approved: 9/3/2013

\_\_\_\_\_  
Amanda Arnold  
Planner/Administrator, Town of Verona