

## TOWN OF HOLLAND BOARD MEETING

June 14, 2023

<b>MEMBERS PRESENT</b>	Chair Bob Stupi, Supervisors Nikole Hauser, Jeff Herlitzke and Mike Hoffman
<b>MEMBERS EXCUSED</b>	David Weber
<b>STAFF PRESENT</b>	Town Crew Supervisor John Frauenkron, Clerk Marilyn Pedretti

### CALL TO ORDER

Chair Stupi called the meeting to order at 6:30 p.m. Notices were properly posted.

### MINUTES

Motion by Herlitzke/Hoffman to approve the minutes of May 10 and May 31. **MOTION** carried.

### CITIZENS' CONCERNS

Mike Koziara, W6531 Casberg Coulee Road, was concerned with open burning and fireworks on Casberg Coulee, especially with the detour. He suggested banning them until the bridge is repaired. Stupi will discuss with the Fire Chief.

### COUNTY SUPERVISOR REPORT

Matt Nikolay, County Supervisor, reported the city and county are meeting to discuss the homeless situation and are working towards a zero homeless goal. He noted the landfill expansion was approved and the PSC certified the County as a Broadband Community.

### LAPC

Erin Duffer, Transportation Planner, La Crosse Area Planning Committee, introduced herself as the replacement for Jackie Eastwood, who will be retiring at the end of the year. She reported Peter Fletcher is also retiring and the County is working on his replacement. Duffer noted their current goal is to get started on public participation and engagement on the metro long range plan.

### PLAN COMMISSION

CSM Hoffman: Isaac Hoffman, N7037 Acorn Street, requested a certified survey map (CSM) to split parcel 8-2040-0 (Lot 10, August Prairie Subdivision), a .72 acre parcel, into two parcels (non-buildable lots). Mike Hoffman reported the Plan Commission unanimously recommended approval of the CSM. He noted it is an odd lot that will be split and owned by adjacent parcels. Motion by Herlitzke/Hoffman to approve the request to split parcel 8-2040-0, Lot 10 of August Prairie subdivision, into two parcels, non-buildable. **MOTION** carried unanimously.

CSM Dummer: Stephen Horton, Horton Surveying, o/b/o Dummer Family Enterprise, N6647 County Road XX, requested a split of parcel 8-805-3, a 1.12 acre parcel into three parcels. Hoffman reported the Plan Commission unanimously recommended approval of the CSM. Steve Horton explained the split will allow for the sale of the house while the other two parcels will continue to be owned by the Dummers. Motion by Herlitzke/Stupi to approve the split of parcel 8-805-3, a 1.12 acre parcel, into three parcels as outlined on the certified survey map. **MOTION** carried unanimously.

Zoning variance Garson: Mike Garson, N6890 Sand Prairie Court, requested a variance to build an accessory building within set-back. Garson explained that he purchased the house

with the plan to build the garage behind the current garage but when he went to the County Zoning Department to apply for a permit, he was informed that the house was erroneously placed within the set-back. Hoffman reported the Plan Commission recommended approval of the variance on a 5-1 vote. He noted members suggested it was not Garson's fault and the requested placement would look decent. Discussion followed. Stupi suggested Garson made the case for hardship. Motion by Stupi/Herlitzke to approve zoning variance for Mike Garson, N6890 Sand Prairie Court, to build an accessory building within the set-back. **MOTION** carried unanimously.

Zoning variance Redsted: Rebecca Redsten, W8188 Old NA, requested a variance to build an accessory building within set-back and to exceed the 17' height limit. Hoffman explained there was a communication glitch and the applicant was not present at the Plan Commission meeting. He reported the Commission recommended denial due to unanswered questions and asked her to make her case tonight. Redsted handed out photos and explained the situation. Discussion followed concerning the drain field, set-backs, property lines, building heights, emergency access and the possibility of attaching the garage. It was the consensus to have Redsted contact the Zoning Department with the various options and the item will be discussed at the July meeting.

CUP Drugan's cell tower: Chad Morgan, o/b/o Ramaker and The Towers, LLC, requested a conditional use permit (CUP) to install a telecommunications tower on parcel 8-952-0 (corner of US Highway 53 and Sylvester Road - Drugan's Castle Mound parking lot) with antennas mounted on tower, fenced compound with equipment mounted on concrete pads, utilities routed to compound from utility meet points, and compound access from existing parking lot. Hoffman reported the Plan Commission approved the CUP on a 5-1 vote with a condition of placing a red light at the top. Morgan explained the request was for a 175' tower with an adequate fall zone and vinyl fencing plus landscaping that will be placed near the Drugan's parking lot using the existing driveway. He noted they would be willing to attach a red light as long as the county approved. Doug Klenke, N6954 Sunrise Lane (commission member), had concerns with the placement and noted the Wisconsin DOT has plans for this intersection and this area is the trailhead for the Holland Bike Trail. He stated this will be unsightly right along Highway 53 and suggested they find a better placement. Morgan explained the parameters they worked with and this was the option chosen by the land owner. Members agreed on the poor placement but State regulations do not allow local municipalities any input. Discussion followed. Motion by Stupi/Hoffman to approve CUP for Ramaker and The Towers, LLC, to install a telecommunications tower on parcel 8-952-0 with the condition of adding a red light on the top of the tower. **MOTION** carried unanimously.

Report 6/7/23 meeting: Hoffman had nothing further to report.

## **STORMWATER UTILITY COMMISSION**

Villa Farms drainage issue: Hoffman reviewed the General Engineering Company (GEC) stormwater report concerning a drainage issue between two properties. He noted the drainage easement is owned by the homeowner's association and it will be their responsibility to repair.

Sylvester Road engineering: Hoffman reviewed the quote by SEH Inc. to inspect the culvert work to be performed this summer on Sylvester Road at a cost of \$3,300. Motion by Herlitzke/Hauser to approve the chair sign the SEH agreement for inspections for the proposed charges. **MOTION** carried unanimously.

Report 6/7/23 meeting: Hoffman reported the Town crew will be working on culvert inspections for those roads on the seal coating list. He noted they did inspect Casberg Coulee, Moe Coulee and Flaten Road last year during the seal coating process and addressed the various needs at that time.

## **PARK COMMITTEE**

Park equipment replacement: Hauser reported that, during park inspections, several pieces of equipment were flagged for damage and a quote was provided for replacement. Motion by Herlitzke/Hoffman to approve the replacement of park equipment in the amount of \$3,202.70. **MOTION** carried unanimously.

Flury Field dedication: Hauser reported the May 23<sup>rd</sup> dedication went well and there was a good turn-out.

Report on 5/31/23 meeting: Hauser reviewed the minutes and noted several items were held over for further discussion.

## **PUBLIC WORKS**

Waldenberger Road: Stupi reported he had a discussion with Scott Heinig, Village Administrator, about possible annexation of the land along Waldenberger Road and was informed there were no immediate plans. Discussion followed. Motion by Herlitzke/Hauser to pulverize and double seal coat Waldenberger Road in an amount not to exceed \$22,000. **MOTION** carried unanimously.

Stop sign: Dan Veglahn, N8362 McWain Drive, requested that when the area south of McWain is developed, the Town install a 3-way stop at McWain and Ducke Drive to slow down traffic. Rick Hauser, W7915 Prairie Meadow Street, commented that stop signs have been proven to not slow traffic but are used to determine who yields in a road way. He noted they have two in their neighborhood and he wants them removed because people either ignore them or slow down then accelerate. Koziara said the same thing happened where he lived in Holmen. Discussion followed. It was the consensus to revisit the request when the property to the south is developed.

Storm damage chipping: Stupi reported he had Town Crew supervisor John Frauenkron obtain three quotes to perform storm clean-up along Casberg Coulee and Moe Coulee but only one company provided a quote. Discussion followed. Motion by Herlitzke/Hauser to approve Dave's Tree Service to do tree and brush removal on the roads specified on this bid in an amount not to exceed \$13,000. **MOTION** carried unanimously.

Town chipping service: Stupi asked for input concerning the Town chipping service and noted that with the spring storm damage our crew spent four consecutive weeks just chipping which pushed everything else behind schedule. Hoffman suggested offering the service bi-monthly rather than monthly. Herlitzke suggested adjusting the frequency to early spring and late summer but to keep the restrictions. David Carlson, W7798 Park Avenue (crew member), said they had 95 chipping stops this month which takes at least three days. Frauenkron (crew supervisor) noted a lot of the piles are people who repeat every month. Hauser said the service has been abused and adjustments need to be made. Stupi suggested two options: (1) rather than our crew, hire a company to perform the monthly service or (2) provide spring and late summer service only. He questioned what happens with a storm event and suggested the Town could hire out. It was the consensus to continue the discussion next month.

Dodge tires: Stupi noted there were two quotes for replacing the Dodge truck tires but one was missing from the packet. Discussion followed. Motion by Herlitzke/Hoffman to approve

purchasing new tires for the Dodge in an amount not to exceed \$2,750. **MOTION** carried unanimously. Stupi will work with Frauenkron on the best option.

Pole saw: Frauenkron reviewed the three quotes and noted they are all for the same piece of equipment but offer different discounts. Discussion followed. Motion by Herlitzke/Hoffman to approve the purchase of a pole saw from Ace Hardware in an amount of \$710. **MOTION** carried unanimously.

Casberg Coulee bridge: Stupi reported lots of input from citizens at Monday night's special meeting and was happy the engineer and County Highway Commissioner were on hand to answer questions. He asked members for their input. Hauser said Monday's meeting was very informative and this process is all new to the Town with much to learn. Hoffman suggested the meeting helped the residents understand the issue better and if he lived there he would be frustrated too, but the process is going to take time. Herlitzke said he empathized with the residents and drove the area on Monday. He was concerned with the emergency vehicles especially during winter conditions. He shared information he received from a company that rents bridge spans that could be placed over the current road to allow for one-lane traffic and noted that the rental does have a high cost. Discussion followed concerning safety, winter maintenance, costs, engineering and whether this would jeopardize the Town funding. Jerry Heintz, N7318 Casberg Coulee Road, asked if the Town does not spend the total \$800,000 funding, could it be used towards the rent. Stupi answered that such an expense would not be allowable and would need to be covered by the Town. It was the consensus to seek further information. Stupi stressed to the residents that nothing has been decided and that the Town will continue to look at all options.

Crew report: John Frauenkron, Town Crew Supervisor, reviewed the written Town Crew report.

## **FIRE DEPARTMENT**

Fire Commission agreement: Stupi reported there were minor word changes but otherwise the agreement was ready. Motion by Hoffman/Hauser to authorize the Town to sign the Fire Commission agreement from the fire department. **MOTION** carried unanimously.

AEDs for remote areas: Stupi explained the suggestion to provide an AED with training somewhere along Casberg Coulee Road to address the emergency response time due to the detour. Discussion followed. It was the consensus to continue discussion next month.

Report on 5/16/23 meeting: Herlitzke noted the draft minutes were not ready but that it was a short meeting. He reported fire calls are up and the new truck has arrived and is getting examined by the La Crosse Fire Department maintenance department. He reported they hired the fifth full-time firefighter and have one more to go.

## **LIQUOR LICENSE RENEWALS**

Liquor license renewals: Stupi reported the following have applied for liquor license renewals: Class "B" Combined: Drugan's Castle Mound Inc., W7665 Sylvester Road, Agent: Michael Drugan; Whispering Pines Campground, N8905 U.S. Highway 53, Agent: Alex Parcher; and Class "B" Beer: Holmen Rod & Gun Club, W7503 County Road T, Agent: Bruce Hansen; Gunslick Trap Club, N6767 Briggs Road, Agent: Jon Erickson. Motion by Hauser/Herlitzke to approve the Class "B" Combined as listed on the agenda. **MOTION** carried unanimously. Motion by Hoffman/Herlitzke to approve the Class "B" Beer for Holmen Road & Gun Club and Gunslick Trap Club. **MOTION** carried unanimously.

Operator's licenses: Clerk Pedretti provided the following list of operator's license applications:

- Holmen Rod & Gun Club: Bruce Hansen, Zachery Kaatz, Mark Kunes and Craig Nagel;
- Holmen Gunslick Trap Club: Jon Erickson, Mark Kopp and Michael Leavitt;
- Drugan's Castle Mound: Shyann Blough, Justin Davis, Brennan Drugan, Keegan Drugan, Molly Graff, David Hutson, Brook Mashak, Constance Pelowski, Sarah Sagler and Rochelle Stone with pending applications awaiting "Responsible Beverag Server" certificates from Terry Craig, Maddy Grossklaus, Annalea Lange, Brooke LaPiount, Adam Login, Sara Moesley and Meghan Tomlinson;
- Whispering Pines Campground: Adam Kennedy.

Motion by Hauser/Herlitzke to approve the operator's licenses to serve alcoholic beverages as listed. **MOTION** carried unanimously.

### **TOWN ADMINISTRATION**

Hall chairs and tables: Pedretti reported that after multiple attempts to order the chairs, they are scheduled to arrive tomorrow. She suggested with funding available in the Town Hall account, the Town could purchase pub tables. Discussion followed. Motion by Herlitzke/Hoffman to purchase five pub tables in the amount of \$500. **MOTION** carried unanimously.

McGilvray Bridges prints: Stupi reported Klenke came up with the idea to rotate the McGilvray Bridges prints in the display case at the front door. After discussion, it was the consensus to give it a try.

### **TREASURER'S REPORT AND BILLS**

The Treasurer's report and invoices were reviewed. Motion by Herlitzke/Hauser to accept the Treasurer's report and to pay the bills in the amount of \$363,106.58. **MOTION** carried unanimously.

### **ANNOUNCEMENTS AND FUTURE AGENDA ITEMS**

Stupi will be out of town until the 30<sup>th</sup> and Herlitzke will have the Town cell phone. Agenda will include continued Casberg Coulee discussion.

### **ADJOURN**

Motion by Herlitzke/Hauser to adjourn. **MOTION** carried. Adjourned 8:27 p.m.

Respectfully submitted,  
Marilyn J. Pedretti  
Town Clerk