Town of Rome
Nekoosa, WI 54457
www.romewi.com

TOWN OF ROME BOARD MEETING MINUTES

THURSDAY, NOVEMBER 18, 2021 5:00 P.M.

1. Call to Order

   Chairman Carl Hasdal called the meeting to order at 5:00 p.m.

2. Roll Call

   Present: Chairman Carl Hasdal, Supervisors Bob Baurhyte, Dan Gohmann, Daniel Minter, Jerry Wiessinger; Administrator Jami Gebert; Clerk/Treasurer Amy Reuteman

3. Certify Posting of Meeting

   Amy Reuteman certified that on Friday, November 12, 2021, the Agenda for the Town of Rome Board meeting for Thursday, November 18, 2021 was posted at:

Emailed to the Wisconsin Rapids Tribune	*3:00 p.m.*
Posted at the Rome Town Hall	*2:40 p.m.*
Posted at Pritzl's Trading Post	*4:00 p.m.*
Posted at Nekoosa Port Edwards State Bank	*4:05 p.m.*

4. Approve the Agenda

   Motion by Wiessinger/Gohmann to approve the agenda. Motion carried.

5. Pledge of Allegiance

6. Citizen Comments – During the Citizen Comment period of the agenda the Town Board welcomes comments from any town resident, not a member of the Town Board, on any item not on the agenda. Please know that pursuant to State law the Board cannot engage in conversation with you but may ask questions. The Board may refer the item to staff, a standing committee or a future board agenda for discussion and action. Each person wishing to speak will have up to 3 minutes to speak. Speakers are asked to submit a card to the Clerk/Treasurer providing their name, address and topic for discussion

   a. The board will also take comment from the public on agenda items as called by the Chair, but not during Citizen Comment. Please note that once the board begins discussion on an agenda item no further comment will be allowed from the public on that issue

   Robb Sigler, President of the Nekoosa Port Edwards State Bank spoke in support of Sand Valley's TIF #1. He stated that the Nekoosa Port Edwards State Bank is heavily involved with Sand Valley and feels that the approval of the request from Sand Valley is imperative to move the project forward. He stated that he is proud to be working with them on this project and the benefit to the community will be huge with no cost to the Town of Rome.

NO ACTION CONTEMPLATED EXCEPT POSSIBLE REFERRAL TO FUTURE AGENDA:

7. Information Updates, Meeting Recaps, Recent Correspondence, Current Events, Announcements

   Supervisor Minter announced that the Lester Public Library of Rome is partnering with the Adams County Library to apply for a grant for a fully purchased bookmobile. Administrator Gebert presented a 2020-2021 tippage comparison that had been previously asked for. The Administrator also presented an ad that Lifestar placed in the Rambler thanking the towns of Rome, Monroe and Big Flats. She announced that the Town, County and School Board notices for the Spring Election are on the Town website. The Annual Holiday Craft Fair will be held in Town Hall on Saturday from 9 – 3 p.m.

8. Department and Committee Reports

   - □ Plan Commission
   - □ Community Development Authority
   - □ Rome Lester Library Board
   - □ Utility Committee
   - □ Police and Fire Commission
   - □ Visit Rome WI, Inc
   - □ Parks and Recreation Committee
   - □ Zoning
   - □ 14 Mile Joint Water/Environmental Committee
   - □ Alcohol Beverage License Review
   - □ Rome Fire Department
   - □ Rome Public Works
   - □ Rome Police Department
   - □ Administration
   - □ Adams County Report

   No comments.

DISCUSS AND POSSIBLE ACTION ON THE FOLLOWING ITEMS:

9. Discussion and action – Approval of the November 4, 2021 meeting minutes

   Motion by Baurhyte/Wiessinger to approve the November 4, 2021 meeting minutes. Motion carried.

10. Discussion and possible action – Approval of Ordinance No. 21-17, Recommendation from the Plan Commission on consideration of the proposed Comprehensive Plan map 9 amendment from Forestry to Outdoor Recreation and proposed zoning map amendment from FR (forest & outdoor recreation) to PUD (Planned Unit Development District) relating to the property owned by Wisconsin Dunes LLC described as parcel numbers 030-00327-0000, 030-00328-0000, 030-00330-0000, 030-00331-0000, 030-00332-0000, 030-00333-0000, 030-00335-0000; all parcels also described as part of Section 26, Town 20N, Range 05E, Town of Rome, Adams County, WI, total area 280 acres

    Attorney Flanagan stated that this property, which is owned by Wisconsin Dunes, LLC, will be on the northwest corner of the Sand Valley golf area. This item and the next agenda item are to revise the projected plan for that area to allow for an additional golf course and a residential subdivision. The Plan Commission held a Public Hearing and have recommended it for approval. These will be four to five-acre home sites.

    Motion by Gohmann/Wiessinger to approve Ordinance No. 21-17, Recommendation from the Plan Commission on consideration of the proposed Comprehensive Plan map 9 amendment from Forestry to Outdoor Recreation and proposed zoning map amendment from FR (forest & outdoor recreation) to

PUD (Planned Unit Development District) relating to the property owned by Wisconsin Dunes LLC described as parcel numbers 030-00327-0000, 030-00328-0000, 030-00330-0000, 030-00331-0000, 030-00332-0000, 030-00333-0000, 030-00335-0000; all parcels also described as part of Section 26, Town 20N, Range 05E, Town of Rome, Adams County, WI, total area 280 acres. Motion carried.

11. Discussion and possible action – Recommendation from the Plan Commission on consideration of the proposed Planned Unit Development Project Plan amendment relating to property owned by Wisconsin Dunes LLC (Sand Valley Golf Course) – Revise site plan to add a golf course, a residential subdivision to include rental homes and estate lots, and expanding the existing driving range

    Motion by Wiessinger/Minter to approve the recommendation from the Plan Commission on consideration of the proposed Planned Unit Development Project Plan amendment relating to property owned by Wisconsin Dunes LLC (Sand Valley Golf Course) – Revise site plan to add a golf course, a residential subdivision to include rental homes and estate lots, and expanding the existing driving range.

    Administrator Gebert pointed out that the entrance for this area will be off of the existing entrance for Sand Valley on Archer Ave and will not come off of 16th Avenue.

    Motion carried.

12. Discussion and possible action – Approval of Ordinance No. 21-18, Recommendation from the Plan Commission on consideration of the proposed Comprehensive Plan map 9 amendment from Forestry to Rural Residential and zoning map amendment from FR (forest & outdoor recreation) to R-5 (Rural Estate Residence District) relating to the property owned by Gregory Meinholz described as follows parcel number 030-00613-0000, also described as the NE ¼, SE ¼, Section 06, Town 20N, Range 06E, Town of Rome, Adams County, WI, total area 40 acres

    Attorney Flanagan stated that this item relates to a comprehensive plan amendment as well as a rezone. The applicant is planning to build their own home and personal storage. The Plan Commission held a public hearing and have recommended it for approval. Administrator Gebert stated that the property owner stated that it will be his desire to maintain the current trails.

    Motion by Wiessinger/Gohmann to approve Ordinance No. 21-18, Recommendation from the Plan Commission on consideration of the proposed Comprehensive Plan map 9 amendment from Forestry to Rural Residential and zoning map amendment from FR (forest & outdoor recreation) to R-5 (Rural Estate Residence District) relating to the property owned by Gregory Meinholz described as follows parcel number 030-00613-0000, also described as the NE ¼, SE ¼, Section 06, Town 20N, Range 06E, Town of Rome, Adams County, WI, total area 40 acres. Motion carried.

13. Discussion and possible action – Approval of Ordinance No. 21-, Recommendation from the Plan Commission on consideration of the proposed Comprehensive Plan map 9 amendment from Forestry to Rural Residential and proposed zoning map amendment from FR (forest & outdoor recreation) to R-4 (Rural Residence district) relating to the property owned by Timberland Investment Resources LLC described as parcel number 030-00557-0000, also described as the NE ¼, SE ¼, Section 04, Town 20N, Range 06E, Town of Rome, Adams County, WI, total area 40 acres

    Attorney Flanagan stated that this item relates to an amended comprehensive plan and rezone. The applicant requested subdividing for seven lots. The Plan Commission held a Public Hearing and has recommended this for denial.

Motion by Wiessinger/Gohmann to affirm the recommendation of denial from the Plan Commission of Ordinance No. 21-, on consideration of the proposed Comprehensive Plan Map 9 amendment from Forestry to Rural Residential and proposed zoning map amendment from FR (forest and outdoor recreation) to R-4 (rural residence district) relating to the property owned by Timberland Investment Resources, LLC described as parcel number 030-00557-0000, also described as the NE ¼, SE ¼, Section 04, Town 20N, Range 06E, Town of Rome, Adams County, WI, total area 40 acres. Motion carried.

14. Discussion and possible action – Approval of Ordinance No. 21-19, Recommendation from the Plan Commission on consideration of amendments to Chapter 320 (Streets and Sidewalks) and Ordinance No. 21-20, Chapter 360 (Zoning) relating to driveway regulations

    Attorney Flanagan stated that there are two proposed ordinances that were recommended for approval by the Plan Commission for driveway standards for buildings or structures. There is also a change that would require the driveway permits be reviewed and approved by the Fire Chief. Supervisor Wiessinger stated that he agrees with the Ordinance changes but feels that the requirements should not extend to 500 feet. He feels that the Town should keep it at 200 feet.

    Motion by Wiessinger/Baurhyte to approve Ordinance No. 20-19 recommendation from the Plan Commission on consideration of amendments to Chapter 320 (Streets and Sidewalks) and Ordinance No. 20-20, Chapter 360 (Zoning) relating to driveway regulations, but leaving the length of the driveway at 200 feet for these requirements.

    Director of Public Works Brad Martinson pointed out that the Board should consider that the long driveways on some lake lots would now require turn arounds between the house and the lake to meet these new requirements. These homes may now have a gravel driveway and will need a permit to asphalt them. Interim Fire Chief Kane stated that there are alternatives that would allow for less space. The alternatives would allow for 50 feet of turn around instead of 100 feet.

    Motion carried.

15. Discussion and possible action – Approval of Resolution No. 21-27, Approving 2022 Wages and Per Diems for Town Staff, Volunteer Firefighters and Committees

    Administrator Gebert explained that there is a slight amendment to add and clarify wages for snow plow drivers.

    Motion by Wiessinger/Baurhyte to approve Resolution No. 21-27, approving 2022 wages and per diems for Town Staff, Volunteer Firefighters and Committees with the amendment for the pay of the snowplow drivers. Motion carried.

16. Discussion and possible action – Approval of Resolution No. 21-28, Approving Revisions to the Town of Rome Fee Schedule

    Administrator Gebert stated that this new fee schedule includes the change to discontinue taking electronics at the Transfer Site. The Transfer Site attendants will be handing out brochures letting the residents know where they can take their electronics in the area. The costs for disposal of electronics by the Town of Rome was discussed.

Motion by Baurhyte/Wiessinger to approve Resolution No. 21-28, approving revisions to the Town of Rome Fee Schedule. Motion carried.

17. Discussion and possible action – Rome Fire Department Volunteers recruitment ideas

    Chairman Hasdal wants the Board to start thinking about various ways to help recruit volunteers for the Fire Department. He suggested that the Town conduct exit interviews. He feels now that the Board approved the Interim Fire Chief to full time that this is going to be a large part of the Fire Chiefs responsibilities going forward. Administrator Gebert suggested that the Board send her their ideas, concerns or thoughts on the matter.

18. The Board may go into closed session under 19.85(1)(e) for deliberating or negotiating the purchasing of public properties, the investing of public funds or conducting other specified public business, whenever competitive or bargaining reasons require a closed session, TIF #1, Developer's Agreement with Sand Valley

    Motion at 5:39 p.m. by Wiessinger/Baurhyte to enter into closed session under 19.85(1)(e) for deliberating or negotiating the purchasing of public properties, the investing of public funds or conducting other specified public business, whenever competitive or bargaining reasons require a closed session, TIF #1, Developer's Agreement with Sand Valley. Motion carried by unanimous roll call vote.

19. The Board reserves the right to enter into open session authorized by Wis. Stat. Section 19.85(2) to possibly take action from the closed session and continue with the agenda

    Motion at 6:37 p.m. by Wiessinger/Gohmann to return to open session as authorized by Wis. Stat. Section 19.85(2) to possibly take action from the closed session and continue with the agenda. Motion carried by unanimous roll call vote.

    No action taken on closed session item.

DATES AND ITEMS FOR FUTURE AGENDA/MEETINGS

20. Next agenda items

    Firewise billing
    Snowplowing planning/operations

21. Next meeting date and time

    Thursday, December 2, 2021 at 5:00 p.m.

ADJOURNMENT

Motion by Gohmann/Wiessinger to adjourn the meeting at 6:41 p.m.

Respectfully submitted,

Amy Reuteman
Clerk/Treasurer