

REGULAR TOWN BOARD MEETING

The Clay Banks Town Board met on Monday, September 14th at the town hall. Chairman Johnson called the meeting to order at 6:20PM. Officers present were Johnson, Heimbecher, Olson, B. Bongle and J. Bongle. Heimbecher made a motion to approve the agenda as presented, seconded by Olson. Motion carried.

Public Comments & Suggestions: Jeff Zahn complemented the broadband project crew is working hard, later and in the rain. Al Coyer mentioned the Town Hall parking lot could use a seal coat to save what is there.

Mark Lee from Third Coast Company and Development gave a presentation on the Door County Community Housing conversations, specifically to affordable and worker/employee housing push within the county. He is available as a resource if needed. A general discussion took place on the topic.

Olson made a motion to approve the minutes of August 10th as presented, seconded by Heimbecher. Motion carried.

Treasurer's Report: Cash accounts totaled \$337,460.20. CD's totaled \$224,326.82, for a grand total of \$561,787.11.

Communications: All communications presented.

Committee Reports: Olson stated Southern Door Fire Board presented the 2027 Budget.

Old Business:

A. Broadband Update. Doug Weimer gave a project update. The main fiber continues to be worked on. The directional boarding machine will be in the area soon, no date at this time. Splicing crews are in the area. Clar Lin Road will be done in the week of September 28th. The project is moving in the right direction and keeps moving forward. Heimbecher reported on some work remaining on Taube Road and Helmholtz Road. He also reported the end of Helmholtz Road has not yet been cleaned up.

B. Discussion on Zoning Text Amendment Proposed Changes. Chairman Johnson reviewed what has transpired to date with our original amendment request. The County has denied and understood why it has been denied. Still looking for the guidance we originally asked for. He reported the County is going to rewrite their Zoning Ordinance, but this could take a couple of years, and we cannot wait for that to happen to address the issues we have in the town right now. He met with Julie Schmelzer and Barbara Lawton to come up with some ideas of how adjustments can be made to the Ordinance to help the town now. Chairman Johnson presented the ideas the three came up with and is asking for Town Board approval to move forward with putting a formal request together. Heimbecher made a motion to approve pursuing a discussion and coming up with language for another text amendment request, seconded by Olson. Motion carried.

C. Disaster Aid for Snowstorm Elsa. Clerk Bongle reported we received the \$4,062.37 from the WI Disaster Fund in August. This application is complete.

D. Town Hall Rental Agreement Updates. Clerk Bongle reported Attorney Nesbit has reviewed the agreement with updates and approved as is. He further directed the town should not monitor alcohol at private events. Based on this direction, Clerk Bongle presented the updated Agreement for the board to review. The only change is the addition that "All rentals conclude at 9:00PM". Heimbecher made a motion to approve the updated Town Hall Rental Agreement as presented, seconded by Olson. Motion carried.

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E. Open Treasurer Position Appointment and Transition. Chairman Johnson made a motion to accept Breanna Bongle's resignation effective September 30th, seconded by Heimbecher. Motion carried. Chairman Johnson made a motion to appoint Becky Mathison as Town Treasurer to fill the remaining term beginning October 1st, seconded by Heimbecher. Motion carried.

F. Short Term Rental Violation – On-Street Parking. Chairman Johnson reported we have had some issues and will continue to monitor it.

New Business:

A. Door County Tourism Zone Commission – Bylaw Amendments. Clerk Bongle presented the proposed changes to the Bylaws for the board to review. Heimbecher made a motion to approve the amendments to the Commission Bylaws as recommended by the Commission and authorize their adoption in accordance with the bylaws' amendment process, seconded by Olson. Motion carried.

B. Short Term Rental License Application – Elkendier Properties WI LLC - 1650 Helmholtz Road. Clerk Bongle presented the application. Still waiting on a Registered Agent agreement and current property insurance. What was provided for those with the application will not satisfy the requirement. Olson made a motion to approve the STR License for Elkendier Properties upon receipt of a Registered Agent agreement and current property insurance, seconded by Heimbecher. Motion carried.

C. 2027 Budget. Clerk Bongle presented the preliminary proposed 2027 Budget for the board to review. She reported she does not have all the state aid numbers and the Southern Door Fire Board Levy. She reported out 2027 levy limit is \$127,042.00.

Roads:

A. Updated Highway Budget. Chairman Johnson presented the updated budget for the board to review.

B. Sealcoating. Chairman Johnson reported this project is complete.

C. South Lake Michigan Drive Shoulder Repair. No updates to provide.

D. Brushing. Chairman Johnson reported this continues to be worked on.

E. Grass Cutting. Consensus to complete one swath this fall.

Bills: Bills in the amount of \$240,181.96 were presented for payment. Olson made a motion to approve the payment of bills as presented seconded by Heimbecher. Motion carried.

Adjourn: A motion was made by Heimbecher to adjourn at 6:56PM, seconded by Olson. Motion carried.

Jessica Bongle, Clerk