Town of Fulton-Minutes
Tuesday, November 14, 2023 @ 6:00 PM
2738 W Fulton Center Dr. Edgerton, WI
Joint Planning & Zoning Comm. & Town Board Meeting

1. Call to Order-Chairman Sayre called meeting to order at 6:07pm. All members of TB/PZ present. Clerk Siclovan, Chief Kunkel and 5 residents all in attendance.
2. Confirmation of Meeting Notice-Clerk confirmed meeting notices of CKSD, Carl's Shell, Town Hall, Town Website on November 9, 2023. Edgerton reporter Nov 1, 2023
3. Approve Meeting Minutes of October 10th, 2023 **Motion** (Sayre, Amundson) to approve PZ minutes of October 10, 2023. Motion carries. **Motion** (Thompson, Farrington) to approve TB minutes of October 10, 2023. Motion carries
4. Appoint CKSD float commissioner-Randy Langer (4-year term) starting in 2024. Mr. Langer, a waste water engineer, present to answer questions. Board believes Langer a good fit for the CKSD float commissioner. **Motion** (Farrington, Hull) to appoint Randy Langer to 4-year term as CKSD float commissioner starting in 2024. Motion carries
5. Citizen Comment – *No formal action will be taken during this meeting, although issues raised may become part of a future agenda. Participants are allotted a 3-minute speaking period for citizen comment.* No citizens present
6. Reports

- Police: Report-submitted- Chief Kunkel reporting for September and October as Rock County was down previously to Cyber Attack. September: 7 calls, 13 citations and 19 warnings. October: 14 citations and 18 warnings. Officer Swinbank resigned effective 11/15/23. Chief in the process of hiring new Officer. Fire/EMS: Chief Pickering present to report 23 calls for service in Fulton, with average October response time of 8 minutes 45 seconds. Safe Haven Bill has made it to the Governors desk, with hopes of passing. Chairman Sayre asked if any movement on a new way to spread fire fees more fairly through District. Chief Pickering notes the district is looking at impact fees on new construction. Munz-Prichard concerned with the sustainability of impact fees. Per Chief Pickering all talks are in the infancy phase and will be on going. - Boat Patrol: Closed for season. -Tourism Commission: No report CKSD: Rick reported via phone call to Clerk all is running smooth. - Water Utility: No report - Lake District: still working crash control

7. Correspondence-Rock County Health Department letter gave Town Hall well the all clear.
8. Review/Action application for a conditional use permit (CUP) pursuant to Ordinance 425-3-2(F)(1)(a), 112.6-acre parcel in the SW¼ of Sec. 25 of Fulton Township from Shalane Giles LLC Telecom Services on behalf of Tillman Infrastructure, LLC, for parcel 6-6-358, located 7230 N Kidder Rd., Janesville, WI. 53545. They are requesting CUP for operation of a Mobile service facility.

A) Public Hearing **Motion** (Sayre, Thompson) to open public hearing. Motion carries. No public present **Motion** (Comstock, Thompson) to close public hearing. Motion carries.
B) Discussion/Action by PZ (recommendation for TB) for CUP-Discussion ensued regarding possible conditions. John Burchfield, LLC Telecoms present to report project details. John reports the new support tower will be 250 ft in height and for AT&T use for gap to the West of the area. Tillman does lease tower space to other carriers, and this tower is designed for up to three carriers. Lease is for 10 years and then renews at 5-year intervals, for up to 90 years. A $20,000 Surety Bond was offered. **Motion** (Stange, Sayre) to recommend to TB the approval of a conditional use permit (CUP) pursuant to Ordinance 425-3-2(F)(1)(a), 112.6-acre parcel in the SW¼ of Sec. 25 of Fulton Township from Shalane Giles LLC Telecom Services on behalf of Tillman Infrastructure, LLC, for parcel 6-6-358, located 7230 N Kidder Rd.,

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Janesville, WI. 53545. With the following conditions: 1) Approval is for the materials submitted as of October 12, 2023. Any changes shall require, as necessary, new plans, reviews, permits, and issuance of a new or amended Conditional Use Permit. 2) No site improvements shall be made until after the issuance of a building permit (425-4-3B) and driveway access permit. 3) This Conditional Use Permit will be in effect for the length of the land lease on which cellular communications tower is located subject to all necessary requirements pursuant to 425-4-3F. 4) Conditional Use Permit will be subject to Annual Review for the length of the land lease. 5) A Surety Bond for $20,000 will be given to the Town of Fulton. 6) Removal of cellular communications tower will follow State Statute timeline at the end of the lease. Motion carries

C) Discussion/Action by TB for CUP-**Motion** (Farrington, Sayre) to accept recommendation of PZ and approve a conditional use permit (CUP) pursuant to Ordinance 425-3-2(F)(1)(a), 112.6-acre parcel in the SW¼ of Sec. 25 of Fulton Township from Shalane Giles LLC Telecom Services on behalf of Tillman Infrastructure, LLC, for parcel 6-6-358, located 7230 N Kidder Rd., Janesville, WI. 53545. With the following conditions: 1) Approval is for the materials submitted as of October 12, 2023. Any changes shall require, as necessary, new plans, reviews, permits, and issuance of a new or amended Conditional Use Permit. 2) No site improvements shall be made until after the issuance of a building permit (425-4-3B) and driveway access permit. 3) This Conditional Use Permit will be in effect for the length of the land lease on which cellular communications tower is located subject to all necessary requirements pursuant to 425-4-3F. 4) Conditional Use Permit will be subject to Annual Review for the length of the land lease. 5) A Surety Bond for $20,000 will be given to the Town of Fulton. 6) Removal of cellular communications tower will follow State Statute timeline for removal at the end of the lease. Motion carries

9. Review/Action Ordinance 2023-10. An ordinance amending sections 425-4-2A. (1) and 425-4-2B. (1) concerning general standards and requirements, and Sections 425-4-3C and 425-5-5E. (1) Regarding driveway permits, all of the zoning Ordinance of the Town of Fulton.

A) Public Hearing **Motion** (Thompson, Comstock) to open public hearing. Motion carries. No public present for comment. **Motion** (Sayre, Comstock) to close public hearing. Motion passes.

B) Discussion/Action by PZ (recommendation for TB) on Ordinance 2023-10-Discussion ensued regarding verbiage. Munz-Prichard would like Ordinance to go back to Attorney Schroeder for changes.

C) Discussion/Action by TB on Ordinance 2023-10. **Motion** (Sayre, Farrington) to table Ordinance 2023-10 until verbiage reviewed and amended. Motion carries

10. Review/Action: Aug 2024 TB/PZ Meeting Date move from 8/13/24 to 8/20/24 due to Partisan Primary election on 8/13/24. **Motion** (Sayre, Farrington) to move August 2024 TB/PZ from 8/13/24 to 8/20/24 due to Election conflict. Motion carries

11. Adjourn PZ-**Motion** (Munz-Prichard, Stange) to adjourn PZ. Motion carries

12. Water Board Budget-Board reports water board budget was approved at Budget meeting.

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13. Review/Possible action on Badger Book Purchase -Clerk reports need for more Badger Books. Recommendation by County was 2 more client monitors. WEC suggests 1 per 800 voters. Cost is $2056 per Badger Book. Clerk believes we can get away with adding (1). Citizens and poll workers, Don and Connie Heinan agree having another one to dedicate solely for registration would be of great value. **Motion** (Sayre, Farrington) to approve the purchase of one (1) Badger Book. Motion carries

14. Pay bills/Sign checks/Approval of Voucher list & Financial Statement **Motion** (Hull, Sayer) to pay bills/Sign checks/Approval of Voucher list & Financial Statement. Motion carries

15. Consideration of a motion to convene into Closed Session pursuant to WI State Statute Section 19.85(1)(c) for the purpose of considering employment, promotion, compensation or performance evaluation data of any public employees over which the governmental body has jurisdiction or exercises responsibility. Administrative Assistant, p/t employees. **Motion** (Sayre, Thompson) motion to convene into Closed Session pursuant to WI State Statute Section 19.85(1)(c) for the purpose of considering employment, promotion, compensation or performance evaluation data of any public employees over which the governmental body has jurisdiction or exercises responsibility. Administrative Assistant, p/t employees. Roll Call Vote: Sayre-aye, Farrington-aye, Thompson-aye, Hull-aye, Comstock-aye. Motion carries

16. Reconvene into open session, announce any decisions made in closed session, or make any motions relating to the closed session. **Motion** (Hull, Thompson) to reconvene into open session, announce any decisions made in closed session, or make any motions relating to the closed session. Roll call vote: Hull-aye, Thompson-aye, Sayre-aye, Farrington-aye, Comstock-aye. Motion carries. **Motion** (Comstock, Thompson) to purchase a laptop and log in software for offsite emergency use, not to exceed $900 for both. Motion carries. **Motion** (Thompson, Hull) to approve (1) week PTO per year, up to 20 hours, to be accrued monthly at 1.67 hours for part-time Administrative Assistant. Effective after 90-day probationary period. And to approve the following 6 paid Holidays (after 90 day probationary period) for part-time Administrative Assistant should they fall on a regularly scheduled work day of Monday-Thursday. Pay would be for 5 hours at current hourly rate per Holiday, as follows: New Years Day, Memorial Day, July 4, Labor Day, Thanksgiving Day and Christmas Day. Motion carries.

17. Adjournment-**Motion** (Hull, Thompson) to adjourn TB

Respectfully Submitted
Laura Siclovan, Clerk/Treasurer

Minutes are considered preliminary until approved by the Board

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