

Town of Somerset
Town Board Meeting Minutes
Wednesday, April 2, 2025
(Not official until approved at next meeting.)

Chair Schachtner called the Town Board meeting to order at 7:00 p.m. Present were Demulling, Witzmann, Germain, Plourde and Schachtner. The Pledge of Allegiance was recited. Schachtner stated Jack Richter requested removal from the agenda. Plourde requested the burning permit at 2130-40th Street be moved under New Business. *Motion by Germain, seconded by Plourde to approve the agenda. Motion carried.*

Public Input: Witzmann announced this is Ed Schachtner's last regular board meeting, stating Ed has faithfully served the Town of Somerset for 43 years and thanked him for his service.

Clerk and Treasurer's Report: *Motion by Plourde, seconded by Witzmann to approve March 5, 2025, Town Board Meeting Minutes. Motion carried. Motion by Witzmann, seconded by Demulling to approve the March Financial Report. Motion carried.*

Building Inspector's Report: *Motion by Witzmann, seconded by Plourde to approve the March Building Inspector's Report. Motion carried.* Discussion on the Stop Work Order issued at 2010 Hwy. 35 by All Croix Inspections. Witzmann stated Town ordinance identifies Penalties Sec. 10-112 and suggested Town attorney send a letter giving a 30-day deadline to acquire a building permit. *Motion by Demulling, seconded by Plourde to approve legal correspondence with 30-day timeline to acquire a building permit for Linda Schmiel at 2010 Hwy. 35. Motion carried.*

Animal Control Officer's Report: *Motion by Demulling, seconded by Germain to approve the March Animal Control Officer's Report. Motion carried.*

Fire/Rescue Commission Report: Plourde read the Fire Rescue Commission Report for March. To date, the total calls are 120 compared to 136 calls for the same time last year. Working with new hires on training. Fire Dept. will donate \$500 to flagpoles. Also noted that Somerset Collision has donated \$500, and Wittstock Builders has donated \$2500. Board appreciated the donations.

Parnell Prairie Preserve: Demulling asked if prep and grading is something the Town can do. Discussion. Witzmann will go out and measure spacing for parking spots and lanes. *Motion by Witzmann, seconded by Demulling to approve the paving of the Parnell Prairie Preserve overflow parking lot for time and materials by with payment out of the Park Fund. Motion carried.*

Parks, Rec & Plan Commission Report-Carson Schifsky/Expansion of Building at 861-180th Avenue for Office/Showroom Zoned R2-Witzmann reviewed SCC 15.330 Ordinance regarding a CUP for a Contractor's Storage Yard. St. Croix County issued a Land Use Permit with authorization to proceed. Schifsky stated no retail, just signing of contracts and dropping of a check by clients. Witzmann advised making sure the road right-of-way is defined, and the new building meets the setbacks. Schifsky stated SCC allowed removal of the fence, if screened with trees, which new trees would be in the road right-of-way. Germain stated the old fence and trees were there by the prior owner and grandfathered in, but if taking out fence/trees, must meet compliance and no trees in the road right-of-way. Discussion on moving the driveway. Schachtner informed a driveway permit would be necessary to move the driveway and the old driveway will have to be removed coinciding. Consensus was that any new plantings must be out of the Town road right-of-way. Discussion on moving the sign by placing it on the building. Plourde asked if the area must be paved. Schifsky stated not at the present time, but permit states two years, however, an extension can be requested.

3 Lot CSM/Michael Erickson Four Seasons Land Surveying & Kevin McElvain-(Robert Martell Trust Property)-Discussion on Lot #3 having a driveway access off County Road I and a shared driveway off 210th Avenue. McElvain was concerned he won't get a future access off County Road I as he plans to further subdivide Lot #3. Schachtner stated one driveway or the other comes out, because Lot #3 has two accesses and Town only allows one. Board advised eliminating the access on County Road I /Lot #3 for approval of this CSM, with the joint driveway easement off 210th Avenue. *Motion by Plourde, seconded by Witzmann to approve the 3 Lot CSM for Kevin McElvain pending the driveway access is removed off County Road I for Lot #3 and the 210th Avenue joint driveway requires a Shared Driveway Maintenance Agreement to be recorded. Motion carried 4 to 1. Germain voted no. Park fees have been paid. Driveways off 210th Avenue need installation prior to recording of CSM.*

19 Lot-Preliminary Plat of Hillside Estates Subdivision off 70th Street & 1 Lot CSM off 160th Avenue-Doug Zahler/St. Croix AR-Al Wittstock-Review, Discuss and Consider Approval-Zahler explained Lot #1 will be created by administrative review under the new SCC Ordinance and the rest will become the 19 Lot Major Plat of Hillside Estates. Lot #1 will not be part of the major subdivision. New road connecting to 70th Street. Discussion on two future town road access stubs. Zahler stated no objections to building it, topsoil, seeding, mowing and signage to make people aware it is a future Town road access. Germain asked Zahler to present the curb and gutter/stormwater plan and it was discussed. Maintenance of the stormwater pond will be through the Homeowner's Association. Demulling questioned what if the Homeowners can vote to dissolve the association and then no one maintains the ponds. Reynolds commented the original proposal was 3" compacted asphalt surface and Jewell proposes 3.5" compacted asphalt surface for road, with larger aggregate and not driveway mix, reduce the base course by ½ inch or go with the full base and cut the subbase ½" lower. Wittstock stated he has no objections to that requirement of road paving, as he has checked with Monarch and the cost would be about the same. Schachtner suggested we go with the Town engineer's recommendation if there is no difference in cost. Germain brought up clustering mailboxes on cul-de-sacs required. Germain asked if there is a setback along railroad tracks. Zahler has not researched. *Motion by Witzmann, seconded by Demulling to approve the Preliminary Plat 19 lots of Hillside Estates and Lot 1 off 160th Avenue for St. Croix AR-Al Wittstock with the recommendation that the two stub roads be built with no base and not paved, can be grass for Town mowing, the paving of the new Town road would be 3.5" compacted with less base as recommended by Jewell Engineering, and the Town requires a Developer's Agreement, park fees paid and road construction and paving bond/LOC for 120% of the project. Motion carried.*

Information from St. Croix County/John Hilgers Regarding Rezonings & Consideration of Implementing Model Application Form Provided by SCC for Rezonings-*Motion by Plourde, seconded by Demulling to table the County's provided application form for rezonings. Motion carried.*

Old Business 210th Avenue Guardrail Concerns & Follow-Up-Witzmann requested Doug Zahler amend the drawings as built, because the plans do not reflect the guardrail that has been installed. Zahler confirmed he will provide an as-built drawing and send to Jeff Reynolds/Jewell for review. The current drawing is not what was installed, and the Town requests the drawing to reflect what was installed.

St. Croix Condo Garage-Fence/Trees in Road Right-of-Way-Witzmann stated this issue goes back to November 2024 to accommodate trees/fence in the road right-of-way by transferring property to owner. Town does not own the property as WIS DOT is the owner. Three options-move trees and fence, cut the trees down or accept the fact that the trees/fence are in the large right-of-way and land owned by WIS DOT and leave them. *Motion by Germain, seconded by Demulling to drop the issue and not send the letter. Motion passed 3 to 2 with Demulling, Plourde, Germain voting yes and Witzmann and Schachtner voting no. Motion carried.*

Right-of-Way Professionals Inc. TLE Offer, Warranty Deed & Information on LaGrandeur Road Right-of-Way for Village Project/Trail along LaGrandeur Road/Town Hall Property-Discuss & Consideration- Schachtner stated the plan will not be impacting the Town's pine trees along LaGrandeur. Germain stated the information from the Village meeting was that the trail will be constructed whether the Town deeds the land/TLE or not. Germain stated he is not in favor of giving up land for the path; if someone does not sign, the project will proceed closer to the road. Germain questioned if a survey needs to be done to reflect the changes on the Town's parcel. Witzmann stated he believes the project is valuable to the community. *Motion by Plourde, seconded by Demulling to table the issue until the next joint meeting April 23. Motion carried.*

Consider Approving Public Works Labor Rates & Equipment Rates-*Motion by Witzmann, seconded by Plourde to approve the updated Labor & Equipment rates. Motion carried.*

Fred Meyers Second Driveway Update-Demulling spoke with Fred Meyers and asked him to barricade the driveway and not use it. Demulling suggested the Town look into amending the corner lots/driveway ordinance. Demulling requested holding off on sending the legal letter. Meyers asked if anything has been done with other second driveways. Schachtner cautioned the Town Board in the future, in making special exceptions for certain lots, please proceed cautiously. Schachtner stated the other second driveways are not what we are addressing, we are addressing Meyer's driveway. Germain stated he does not want it on the Town Board agenda, he would like it on a committee agenda or workshop. Plourde explained St. Croix County has changed their ordinance and have delegated the driveways to the Towns. Witzmann stated all factors need to be considered. *Motion by Germain, seconded by Plourde, to turn it over to the Transportation & Facilities Committee or workshop next month. Motion carried.*

New Business- JoAnn Hardegger/Somerset Community Day Ditch Clean-Up on April 26th at 9 am and Dumpster Request-Hardegger requested a friendly competition between Town and Village with two dumpsters for use by participants. Free picnic to follow sponsored by Steve Kaufmann. *Motion by Witzmann, seconded by Plourde to approve a 30-yard dumpster for the Ditch Clean-Up Day on April 26th. Motion carried.*

Burning Permit Follow-Up at 2130-40th Street: Witzmann stated at the February meeting, there was a public comment about wood and brush being burned at 2130-40th Street/Bjorkman parcel generated from a commercial tree service. WI DNR does not allow commercial brush to be hauled in and burned. The WI DNR sent Bjorkmans a letter. Witzmann suggested the Town attorney send a warning letter to 2130-40th Street stating if burning continues, the burning permit will be revoked. A property owner cannot take and burn wood products from a commercial business. *Motion by Germain, seconded by Plourde to approve Town attorney sending a warning letter to Bjorkmans at 2130-40th St. Motion carried.*

Review & Discuss Water Runoff from 60th Street from Retention Pond onto Neighboring Property Owned by Larry Hecht at 1915-60th Street-Plourde stated he would like to get approval to move forward for Jewell to inspect 60th Street and provide the Town with some solutions. Jeff Walker spoke on behalf of Hechts, saying the water is coming down the west side and the water does not flow until the north end. Walker stated the culvert is pitched backwards. On the east side of the road, there is no water flowing at all. The water flows down 60th Street on the west side and falls 2' short of the pipe. The water is not getting into the stormwater holding pond, it is going across the road. Discussion. *Motion by Germain, seconded by Demulling to approve Town engineer, Jeff Reynolds inspect and review the 60th Street plans, reporting back to the Town Board for May meeting. Motion carried.*

Consider Setting Open Book & Board of Review Dates & Times (Open Book, May 2 1:30-3:30pm/BOR May 14, 5-7pm)-*Motion by Witzmann, seconded by Germain to set the Open Book date/time as Friday, May 2, 1:30pm-3:30pm and Board of Review date/time as Wednesday, May 14, 5pm-7pm. Motion carried.* Plourde and Witzmann have attended the training.

2025 Pea Soup Days Donation to Chamber Fireworks Request-*Motion by Germain, seconded by Plourde to donate \$1000 to the Pea Soup Days Fireworks. Motion carried.*

Oath of Office for Newly Elected Town Board Chair & Supervisors for 2 Year Term Beginning April 22, 2025-Koester administered the Oath of Office to Douglas Plourde, Town Chair, Lenny Germain and Jason Crotty, Town Supervisors. The official Oath Book was signed.

Appointment to Committees-Plourde to Appoint to Fire/Rescue, Parks/Rec/PC, Transportation & Facilities-Plourde appointed Witzmann (Chair) to Fire/Rescue Commission, Crotty/Demulling (Chair) to Transportation & Facilities Committee and Germain/Plourde (Chair) to Parks, Rec & Planning Commission.

Transportation & Facilities Committee-205th Avenue Road Project-Progress Update & Issues Report from Jewell Associates/Jeff Reynolds-CADD files received. Plan to adjust center profile for driveways to fit better, adjust cut and fill to reduce costs. Plourde is the lead contact person and Witzmann will be assisting. Scott Whitsett suggested May 1st for providing a construction estimate.

Town Hall Projects Update-Generator, Concrete, Flagpoles & Recognition of Donations for Flagpoles-Generator has been purchased from Menards, concrete-waiting until frost is out of ground, flagpoles ordered.

Equipment Update-Dagelmann Update-Schachtner suggested the Town purchase a lawnmower and proceed with listing the Dagelmann on online auction rather than trade.

Summer Work Hours-*Motion by Plourde, seconded by Germain, to postpone until the next Transportation & Facilities & Board meeting. Motion carried.*

Announcements: Ed's Retirement Party, Friday, April 11, 4-8 pm at LaPointe Events

Annual Town Meeting, Tuesday, April 15, 7 pm

Joint Meeting at Village Hall, Wednesday, April 23, 7 pm

WI Towns Assoc. Dist. Mtg., Thursday, April 24, 6:30 pm at Co. Hwy. Dept.

Adjourn: *Motion by Plourde, seconded by Germain to adjourn. Meeting adjourned at 9:45 p.m.*

Jeri Koester,
Clerk