

# Concord Town Meeting Agenda / Minutes 2005

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## Agenda January 10, 2005

TOWN OF CONCORD  
LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
JANUARY 7, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: ELECTION BOARD MEETING - 6:00 P.M.

THE MONTHLY BOARD MEETING - 7:00 P.M

The Concord Town Board will meet as a election board on Monday, January 10, 2005 at 6:00 p.m. at the Concord Community Center to set the ballot for the spring election in April, 2005.

The regular monthly meeting of the Concord Town Board will be held on Monday, January 10, 2005 at 7:00 p.m. at the Town of Concord Community Center.

The agenda is as follows:

1. Roll Call
2. Minutes from the December meetings
3. Park & Plan Committee, Richard Reinders
4. Zoning Requests
  1. Jeff Meade, conditional use permit for feline shelter
  2. Erin & Tricia Uttech, land split
5. Treasurer's report
6. Payment of bills
7. Highway Foreman's report, Howard Webb
8. Correspondence
9. Old Business
  1. Official town hall
  2. Set fee schedule for Ken Groblewski for school maintenance
  3. Community Center rental fees
10. New Business
  1. Mia Rathcamp, Animal Rescue
  2. Johnson Creek Fire Dept. contract fees
11. Meeting opened to the floor
12. Adjournment

## **Minutes January 10,2005**

State of Wisconsin

Town of Concord ss.

January 10, 2005

The regular monthly meeting of the Concord Town Board was called to order at 7:00 p.m. by the Chairman, Donald Goose with Bill Ingersoll, Bob Perkins, Lloyd Zastrow and Jim Zastrow present.

Bill, a Jefferson County Deputy Sheriff, advised the residents of a number incidents in the county where suspicious vehicles are parked in driveways or along the road. Try to get a license number and description of the vehicle and contact the Sheriff's department so they can check it out.

Lloyd Zastrow, Clerk, read the minutes from the December 13, 2004 board meeting; the Board approved a Ingersoll/Perkins to accept the minutes as read. The Board approved a Ingersoll/Perkins motion to accept the December 29, 2004 book closing minutes.

Richard Reinders, Park & Plan Chairman, said they moved to recommend approval for the Erin Uttech land split proposal and the Jeff Meade conditional use permit for a feline shelter. They also discussed a child day care, dog ordinances, the gravel pit, yard sales, and Community Center usage fees. Marian Speerless also said the Senior Center is open several days a week. The Board approved Perkins/Ingersoll motion to accept the report as read.

The Board approved a Ingersoll/Perkins motion to approve the request from Dr. Jeff Meade for a conditional use permit to operate a charitable companion feline shelter on this 48 acre farm.

The Board approved a Ingersoll/Perkins motion to grant approval to Erin & Tricia Uttech for a land split proposal at W1571 Pleasant Ridge Road. They want to split off the farmhouse with three to four acres and have requested a copy of our road ordinance.

Jim Zastrow, Treasurer, stated in his report that there is a balance of \$1,360.60 in the General Fund, \$109,794.54 in the Money Market Account and \$39,050.42 in the Equipment Fund; the Board approved a Perkins/Ingersoll motion to accept the report as read.

The regular monthly bills were presented for payment; the Board approved a Ingersoll/Perkins motion to pay the bills as presented.

Howard Webb, Highway Foreman, said they did some brushing and have been salting and plowing when needed.

The Board approved a Ingersoll/Perkins motion to designate the Town of Concord Community Center as the official town hall for Concord for the following year.

The Board approved a Ingersoll/Perkins motion to pay Ken Groblewski \$250.00 per month for 16 hours of maintenance of the Community Center.

The Board approved a Perkins/Ingersoll motion to apply to NASCO for a account for supplies for the

Center and the town hall.

The Board approved a Ingersoll/Perkins motion to establish a fee schedule for the next three months for the Center. The schedule is \$15.00 for a room for an afternoon or evening meeting, \$10.00 per hour for the kitchen and \$25.00 per hour for the gyn. The motion also included free use of the Center for local non-profit groups in our township. The Park & Plan will discuss this schedule at their meeting on January 25, 2005 and will report back at the February board meeting.

Marian Speerless said that there will be a Concord Community Center open house on February 13, 2005 from 1-3:30 p.m. with a progress update at 2:00 p.m.

Johnson Creek Fire Department is looking to build a new fire station but no action has been taken at this time.

Mr. Reinders voiced his concerns regarding a boundary agreement with Sullivan. Don said there is not one in place and we probably wouldn't be able to stop them if they want to annex the adjoining farm.

Mrs. Hafmiester said that she would have liked to keep the historic old town hall as the official town hall.

With no further business, the Board approved a Perkins/Ingersoll motion to adjourn.

Respectfully submitted:

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Lloyd Zastrow, Clerk

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Donald Groose, Chairman

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William A. Ingersoll, Supervisor

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Robert Perkins, Supervisor

## Agenda February 14, 2005

TOWN OF CONCORD  
LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
FEBRUARY 11, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: THE MONTHLY BOARD MEETING - 7:00 P.M.

The regular monthly meeting of the Concord Town Board will be held on Monday, February 14, 2005 at 7:00 p.m. at the Town of Concord Community Center.

The agenda is as follows:

1. Roll Call
2. Minutes from the January meeting
3. Park & Plan Committee, Richard Reinders
4. Zoning Request
  - a. Amendment to Jefferson Cty Ordinance Regarding Shoreland Provisions
1. Treasurer's report
2. Payment of bills
3. Highway Foreman's report, Howard Webb
4. Correspondence
5. Old Business
  1. Community Center Rental Fees
6. New Business
  1. Joan Emery, Smart Growth Grant
  2. County Lake Enhancement Project
  3. Mail Box Replacement
  4. Picnic License - Knights of Columbus, St. Mary's (2-11 & 3-11-05)
  5. Mail Box Replacement
  6. Audit Date
7. Meeting opened to the floor
8. Adjournment

## **Minutes February 14, 2005**

State of Wisconsin

Town of Concord ss.

February 14, 2005

The regular monthly meeting of the Concord Town Board was called to order at 7:00 p.m. by the Chairman, Donald Goose with Bill Ingersoll, Bob Perkins, Lloyd Zastrow and Jim Zastrow present.

Lloyd Zastrow, Clerk, read the minutes from the January 10, 2005 board meeting; the Board approved a Perkins/Ingersoll motion to accept the report as read.

Marian Spearless of the Park & Plan Commission, said they need to do further studies regarding a day care center, the dog ordinance was discussed as to fees and control of felines, Community Center fees were again discussed and the need to advertise the facility for weddings and reunions, they discussed extending the moratorium on the gravel pit ordinance issue and there will be a progress report on the hamlet plan in July or August. The Board approved a Ingersoll/Perkins motion to accept the report as given.

Jim Zastrow, Treasurer, stated in his report that there is a balance of \$10,879.42 in the General Fund, \$1,071,390.26 in the Money Market Account and \$39,093.54 in the Equipment Fund; the Board approved a Perkins/Ingersoll motion to accept the report as given.

The regular monthly bills were presented for payment; the Board approved a Perkins/Ingersoll motion to pay the bills as presented.

Howard Webb, Highway Foreman, said they have been plowing and salting and doing maintenance work at the Center and maintaining the plowing equipment.

Joan Emery of the town of Sullivan planning committee spoke to the Board about funding, getting state grants with other townships and the Smart Growth Plan. The State requires that all towns have a growth plan in place by 2010 or the state funding for hiring consultants will be eliminated if the towns are not in compliance.

The Board approved a Perkins/Ingersoll motion to grant a picnic license to the Knights of Columbus of St. Mary's of Sullivan for 2-11-05 and 3-11-05.

The Board approved a Ingersoll/Perkins motion of a reimbursement fee of \$35.00 for replacement of mail boxes damaged by town snowplows.

The Board approved a Perkins/Ingersoll motion to purchase a impact wrench and torch for the shop.

The Board set March 1, 2005 at 6:30 p.m. to do a town audit of the books.

Dale Konle said he has put all the town ordinances on the Web site at [Concordwisconsin.org](http://Concordwisconsin.org).

Janice Kriewaldt of the Concord Center Cruisers will be having a Easter Egg Hunt on March 19, 2005 at Dahnert Park but will have the event in the Community Center in case of inclement weather.

With no further business, the Board approved a Ingersoll/Perkins motion to adjourn.

Respectfully submitted,

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Lloyd Zastrow, Clerk

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Donald Groose, Chairman

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William A. Ingersoll, Supervisor

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Robert Perkins, Supervisor

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## Agenda March 12, 2005

TOWN OF CONCORD  
LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
MARCH 12, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: THE MONTHLY BOARD MEETING - 7:00 P.M.

The regular monthly meeting of the Concord Town Board will be held on Monday, March 14, 2005 at 7:00 p.m. at the Town of Concord Community Center.

The agenda is as follows:

1. Roll Call
2. Minutes from the February meeting
3. Park & Plan Committee, Richard Reinders
4. Zoning Request
  1. Amendment to Jefferson Cty Ordinance Regarding Shoreland Provisions
  2. Jack Bender, Conditional use permit, Motorcycle Campout
  3. Vera Dockstader, landsplit
  4. Gordon Zastrow, two acre landsplit
  5. Donald & Kay Kratz, variance for a single family dwelling
5. Treasurer's report
6. Payment of bills
7. Highway Foreman's report, Howard Webb
8. Correspondence
9. Old Business
  1. Community Center Rental Fees
10. New Business
  1. Kelly Loeb, Johnson Creek School referendum
  2. Intersection lighting
  3. Pension Plan changes
11. Meeting opened to the floor
12. Adjournment



**Minutes March 14, 2005**

State of Wisconsin

Town of Concord ss.

March 14, 2005

The regular monthly meeting of the Concord Town Board was called to order at 7:00 p.m. by the Chairman, Donald Groose with Bill Ingersoll, Bob Perkins, Lloyd Zastrow and Jim Zastrow present.

Lloyd Zastrow, Clerk, read the minutes from the February 14, 2005 board meeting; the Board approved a Perkins/Ingersoll motion to accept the minutes as read.

Richard Reinders of the Park & Plan Commission, said they recommended approval to the Board for the following zoning requests from Donald & Kay Kratz of Northside Drive, Jack Bender, Vera Dockstader and Gordon Zastrow. They said that Concord needs to appoint someone to do animal control, they feel that Bill Duchow's catering operation could be a profitable option for the Community Center and

John Gooch brought up that there is a problem with flooding by Inland Road and Hwy 18. Richard said that Bruce Kienski will be at the next meeting to discuss the development of the Hamlet area. The

Board approved a Groose/Perkins motion to accept the report as read.

The Jefferson County Zoning Ordinance regarding Shoreland Provisions was discussed and the Board approved a Ingersoll/Perkins motion to reject the ordinance because it encroaches on the property owners rights.

The Board approved a Perkins/Ingersoll motion to grant a conditional use permit to Jack Bender to have a Saints Cycle Club campout and dance at the Concord House on August 20, 2005. Bill noted that

Jack is to have an emergency person on the property during the event that will have about 200 campers overnight.

The Board approved a Ingersoll/Perkins motion to grant the request from Vera Dockstader of High Mound Road to split 25.7 acres including home and outbuildings to sell.

The Board discussed the Gordon Zastrow of Valley Road, request to split off a 2 acre parcel to build a single family dwelling with a mother-in-law quarters. The Board doesn't have any objections but

no action was taken at this time.

Don and Kay Kratz have requested a variance to build a single family dwelling and outbuildings near a marsh area. The Board said they would go with them to the zoning office to further discuss the situation; no action was taken at this time.

Jim Zastrow, Treasurer, stated in his report that there is a balance of \$921.55 in the General Fund, \$257,765.24 in the Money Market Account and \$39,132.53 in the Equipment Fund; the Board approved a Ingersoll/Perkins motion to accept the report as read.

The regular monthly bills were presented for payment; the Board approved a Ingersoll/Perkins motion to pay the bills as presented.

Howard Webb, Highway Foreman, said they have been plowing and salting, have had a few breakdowns, and have been replacing road signs.

The Board said that the Sheriff Department can use the Community Center for their training session on Monday, March 21, 2005 with no fee to be charged.

The Jefferson County Clean Sweep Hazardous Waste Collection event will be held on April 9, 2005 but call the County regarding times and registration at 920-262-4070.

Jamie Hombsch of the Johnson Creek School Board, explained the referendum issues on the April ballot. The two questions facing the residents of Concord in the Creek district will be the building of a new K-12 school for an amount not to exceed \$21,000,000.00 and a resolution authorizing the School District Budget to exceed revenue limit by \$350,000.00.

The Board tabled the intersection lighting issue for the entrance to Golden Lake Park Circle and Golden Lake Park Drive.

The Board said that they want the Deferred Compensation payment to go in monthly and a statement sent to all the staff that are enrolled as to their portion and the town portion of the payment.

There was a spelling error on the spring ballot and we will contact the County and have the ballots reprinted.

Sheriff Paul Milbrath said that the deputies enjoy coming to the town meetings and

connecting with the residents. He said they came in a little under budget and the levy items are about even. The patrol cars will be out more now that good weather is finally here and asks residents to contact his department about any problem areas. Sheriff Milbrath said that they are doing more Computer Safety talks with school children and have more programs for Seniors who are being targeted by computer scams. He said that he would be glad to talk to the Concord Seniors regarding this issue. The important thing is to be aware of all things around you and to contact his department with any questions or problems. The Board extended a thank you to Bev Stendel for the valance in the board room as she donated not only her time to sew them but the fabric as well and to Marian Speerless for the plants and hangers. Marian Speerless suggested that the big bulletin board in the hall be used as a Concord Community Classified so residents could put up notices as to services that are available. The Board said that they didn't have any objections to the plan.

With no further business, the Board approved a Perkins/Ingersoll motion to adjourn.

Respectfully submitted:

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Lloyd Zastrow, Clerk

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Donald Groose, Chairman

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William A. Ingersoll, Supervisor

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Robert Perkins, Supervisor

## Agenda April 9, 2005

TOWN OF CONCORD  
LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
APRIL 9, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: COMMUNITY CENTER RENTAL FEES - 6:00 P.M.

TOWN OF CONCORD MONTHLY MEETING 7:00 P.M.

The Concord Town Board will meet at 6:00 p.m. at the Community Center on Monday, April 11, 2005 to discuss the Community Center rental fees; at 7:00 p.m. the Town Board will hold its regular monthly board meeting.

The agenda is as follows:

1. Roll Call
2. Minutes from the March meeting
3. Park & Plan Committee, Richard Reinders
4. Zoning Request
  1. John Simon, one acre land split
5. Treasurer's report
6. Payment of bills
7. Highway Foreman's report, Howard Webb
8. Correspondence
9. Old Business
  1. Community Center Rental Fees
  2. Lighting for Golden Lake
10. New Business
  1. Appoint representative for Sullivan EMS
  2. Appointment of two members to Park & Plan Commission
  3. Speed limit change for Golden Lake Park Road
  4. Traffic Safety Proposal
  5. Dog lister appointment
11. Meeting opened to the floor

## 12. Adjournment

## Minutes April 11, 2005

### Regular Town Board Meeting Minutes for April

(unapproved 4/15/08)

State of Wisconsin

Town of Concord ss.

April 11, 2005

Bill Ingersoll, Lloyd Zastrow and Karen Zastrow met at 6:15 p.m. at the CCC town hall to discuss a fee schedule for rental of the Community Center. At 6:45 p.m. the oath of office was administered to the newly elected town officers: Chairman Donald Groose, Supervisors Bill Ingersoll and Bob Perkins, Clerk Lloyd Zastrow and Treasurer Jim Zastrow.

The regular monthly meeting of the Concord Town Board was called to order at 7:05 p.m. by the Chairman, Donald Groose with Bill Ingersoll, Bob Perkins, Lloyd Zastrow and Jim Zastrow present.

Lloyd Zastrow, Clerk read the minutes from the March 14, 2005 board meeting; the Board approved a Perkins/Ingersoll motion to accept the minutes as read. The minutes from the March 17, 2005 annual audit were read; the Board approved a Ingersoll/Perkins motion to accept the minutes as read.

Richard Reinders of the Park & Plan Commission, said they recommended approval to the Board for the land split from John Simon. A Hamlet proposal was presented with the goal being to create a focused land use plan along the I-94 corridor while protecting the rural character of the entire Town. There was talk of more than one Hamlet or to make a larger one and that would bring up the matter of a sanitary system. It was stated that we need a balance of commercial and residential building. There was no action was taken on the Gravel Pit Ordinance at this time The next Hamlet discussion will be at the next Park & Plan meeting on April 26, 2005 at 7:00 p.m. The Board approved a Perkins/Ingersoll motion to accept the report.

The Board approved a Perkins/Ingersoll motion to grant to John Simon @ N7018 Hwy E a one acre land split from a 40 acre parcel and to rezone from A-1 to A-3.

Jim Zastrow, Treasurer, stated in his report that there is a balance of \$242.29 in the General Account; \$291,949.04 in the Money Market Account and \$39, 178.15 in the Equipment Fund; the Board approved a Ingersoll/Perkins motion to approve the report as read.

The regular monthly bills were presented for payment; the Board approved a Perkins/Ingersoll motion to pay the bills as presented.

Howard Webb, Highway Foreman, said they have been repairing and replacing road signs, taking care of down trees, will start blacktopping and patching and will soon be mowing parks and cemeteries.

The Board set the fees for the rental of the Community Center.

Room Rental: 1-4 hours - \$15.00 for residents and \$25.00 for non resident

Gym Rental: \$25.00 per hour for residents and \$50.00 for non resident

Kitchen: \$10.00 per hour for residents and \$20.00 for non residents

If alcohol is served, there will be a \$10.00 per hour surcharge and will have to have a local bartender present.

Deposit: \$100.00 for resident and \$200.00 for non residents.

All fees will be paid up front.

There was further discussion about liability insurance, bartender on site, type of alcohol, licensing issues and changing the ordinance to allow alcohol to be served at the Center. Lloyd is to contact the attorney and this will be addressed at the May meeting. The Board approved a Ingersoll/Perkins motion to adopt the above listed fees.

Deputy Sheriff Bill stopped to thank the residents for their support and asked us to continue to be alert to any problems and report them to the office. Boy Scout Justin Langer presented plans to the Board about clean up of the Northwest side of Dahnert Park for his Eagle Scout project. He will contact us as to a clean up date and hopes that many town residents will also help. The Board approved a Ingersoll/Perkins motion to accept the Eagle Scout project for Dahnert Park.

The Board approved a Perkins/Ingersoll motion to install lighting for Golden Lake Park Circle intersections.

The Board approved a Ingersoll/Perkins motion to purchase a new 48" Toro lawnmower for mowing cemeteries for \$2,600.00 plus trade in.

The Board approved a Groose/Perkins motion to appoint Bill Ingersoll as our representative for the Sullivan EMS board.

The Board approved a Perkins/Ingersoll motion to reappoint Richard Reinders and Marian Spreerless to the Park & Plan Commission. Their term will expire 2010.

Don will contact an individual to see if she would like to do the dog listing for Concord.

The Board approved a Perkins/Ingersoll motion to approve the Traffic Safety Proclamation.

The Board said they would check into lowering the speed limit on Golden Lake Park Road.

The Board approved a Perkins/Ingersoll motion to approve the 2005 Town of Ixonia Fire & EMS contract.

The Board approved a Goose/Perkins motion to send Howard Webb to a Reasonable Suspicion Training for Supervisors seminar in Madison on April 28, 2005.

The Board approved a Perkins/Ingersoll motion to allow Cindy Arbiture of The Concord Historical Society to put several display cases in the old town hall.

Cindy Arbiture asked about replacement of the old Concord sign by Hwy E & F. Cindy said she would look into pricing and would give us a few sample ideas.

The issue of the Gravel Pit Ordinance was discussed. After much intense discussion, Bill said that the time had come to get it done and would see about getting something started so it could be discussed at the May board meeting.

With no further business, Ingersoll/Perkins moved to adjourn.

Respectfully submitted,

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Lloyd Zastrow, Clerk

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Donald Goose, Chairman

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William A. Ingersoll, Supervisor

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Robert Perkins, Supervisor



## **Minutes Annual Town Meeting April 12, 2005**

State of Wisconsin

Town of Concord ss.

April 12, 2005

The annual meeting of the Town of Concord was called to order at 7:05 p.m. by the Chairman, Donald Groose with Bill Ingersoll, Bob Perkins, Lloyd Zastrow and Jim Zastrow present.

The Clerk, Lloyd Zastrow, read the minutes from the April 13, 2004 annual meeting; Mr. Richard Reinders moved to accept the minutes as read with the verification as to the date of purchase, seconded by Dave Meyer and carried. The minutes were checked and it was verified that the motion to purchase the school was done at the April 13, 2004 annual meeting.

The receipts classified were read by the Treasurer, Jim Zastrow. Mr. Dave Meyer moved to accept the report as read, seconded by Richard Reinders and carried.

The disbursements classified were read by Lloyd. Mr. Dave Meyer moved to accept the report as read, seconded by Dan Schmocker and carried.

Mr. Ed Schultz moved to petition Jefferson County for \$5,041.00 in road aids, seconded by Ken Groblewski and carried.

Mr. Harold Bobrofsky moved to retain ISB Community Bank as the town's depository, seconded by Vi Schultz and carried.

Lloyd read Tom Mark's report. There were 61 building permits, 49 electrical permits, 28 plumbing permits, 20 heating permits and one re-inspection permit. There was a total of 13 new single family homes, 1 new two family home and 28 other buildings (sheds, spa, garages and pole building). Mr. Jay Lieblang moved to accept the report as read, seconded by Jerry Ingersoll and carried.

Bill Ingersoll said that the Sullivan EMS became active on November 1, 2004 with a staff of 30 volunteers and a new state of the art ambulance. The staff is trained and about six people are in IV training now so that Sullivan can receive the highest ranking from the state for transport. They are generating considerable funds from the runs and Bill hopes that funds will be coming back to the towns to cover the loans shortly.

Don Groose said that the Town has a Gravel Pit Ordinance from Payne & Dolan, one from Waukesha and are waiting for one from Sullivan. Randy Callison asked that a firm date be set for discussing these ordinances and Bill agreed that the time has come for the Town Board to get the job done and to protect the citizens that will be impacted by any gravel pit in any area of our community. Rhonda Leader said she would contact Sullivan and get a copy for the Board. After considerable discussion it was finally decided to have a meeting on April 27, 2005 at 7:00 p.m. at the Community Center to have an open forum for everyone to review and discuss formulation of an ordinance for Concord.

Don said they did the annual road inspection and plan on doing three miles of road this year. They plan on resurfacing Sunnyside, East River Drive and Church Drive.

Bill did a overhead presentation regarding the town, county, and school districts tax rates for 2004-2005. He said we have an assessed valuation of \$139,359,435.00 and explained how the 2 dollar mill rate was necessary for this year because of the extra paving of roads we need to do and how less money is coming from the state and federal government. Bill also stated how important it is for residents to attend the budget hearing in November and the annual meetings so that their voices can be heard as to how they want the town to be run.

Mr. Richard Reinders made a motion that the clerk and treasurer have office hours at the town hall, seconded by Dave Meyer. There was some discussion regarding the pros and cons; a hand vote was called for. There were 4 votes yes, 39 votes nay. Motion denied.

There was a brief discussion about what the Hamlet is and about how it affects the town as a whole.

With no further business, Mr. Jim Gilbert moved to adjourn, seconded by Sandy Perkins and carried.

Respectfully submitted,

Lloyd Zastrow, Clerk

## **Minutes April 27, 2005**

### **non-metallic mineral ordinance planning meeting**

State of Wisconsin

Town of Concord ss

April 27, 2005

The joint meeting of the Concord Town Board and the Park & Plan Committee was called to order at 7:00 p.m. by Chairman, Donald Groose. The meeting was then turned over to Park & Plan Chairman, Richard Reinders.

Richard provided a format for the discussion regarding a proposed ordinance for non-metallic mineral extraction regulation and control. He stated that the Park & Plan and the Town Board discuss the various ordinances from Sullivan, Payne & Dolan and Waukesha and have dialog about present and future mining in Concord. He said that this ordinance would have to be all inclusive so that it would be approved not only by the Town but the County and the State. After this discussion, the meeting will be then open to the public for citizen input and concerns.

Bill said that he had talked with Randy Callison about the Sullivan ordinance and asked if that ordinance was fair and represented the views of the residents of his area. Randy affirmed that statement.

The committee took the Payne & Dolan and Town of Sullivan ordinances section by section and discussed what they wanted and didn't want in Concord's ordinance.

After about two hours, the meeting was opened to the floor. Randy Callison said that the progress was good but wanted to add the 30 or more family provision stating that no mining operation could be permitted in such an area. He had concerns about spot zoning and and protection for these areas if there is a change on the board and no such provision in the ordinance.

Mary Ellen stated that maybe a percentage of families would be better than the 30 family number but also feels that such a provision is needed to protect the families that have property in these areas.

Ken Fekete expressed concern over the impact truck traffic might have on Hwy 18 and Inlynd Rd.

Arlen Carpenter also addressed the issue of a provision for a number, be it a percentage or actual number such as 30 families, to protect those families in such areas. He also stated his concerns for property values if such an operation were to be placed in such a densely populated area.

Bob Perkins noted that there would be much more power in the hands of 30 to 100 family homes than only one family home as far as convincing the current or future boards of not having a pit in there area.

John Gooch thanked the boards for finally working on an ordinance for our town resident's protection. He also asked about the sound factor and the constant noise that would come from such an operation. John would like to know when copies would be available for review.

Richard said they would have copies available for the next Park & Plan meeting.

Bill said that the Board and Park & Plan would meet again on May 24, 2005 at the Park & Plan regular meeting; their meeting will begin at 6:30 p.m. and when they are done with their regular business, the two boards will review the mining ordinance with copies available to town residents.

Richard moved to adjourn, seconded by Bill and carried.

Respectfully submitted,

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Lloyd Zastrow, Clerk

**Agenda May 9, 2005**

Concord Town Board Meeting Agenda

TOWN OF CONCORD

LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
MAY 6, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: TOWN OF CONCORD MONTHLY BOARD MEETING

The regular monthly meeting of the Concord Town Board will be held on Monday, May 9, 2005 at 7:00 p.m. at the Town of Concord Community Center.

The agenda is as follows:

1. Roll Call
2. Minutes from the April meetings
3. Park & Plan Committee, Richard Reinders
4. Zoning Request
  1. John & Carol Schlieper, reconfigure two parcels
  2. Chris & Ann Lueth, reconfigure two lots
  3. Ray & Holly Rausch, variance
  4. Nick Italliano, rezone to commercial
5. Treasurer's report
6. Payment of bills
7. Highway Foreman's report, Howard Webb
8. Correspondence
9. Old Business
  1. Dog Lister
  2. Ordinance - alcohol at the Community Center
  3. Gravel Pit Ordinance

4. Concord Sign

10. New Business

1. Mike Archie, Gravel Pit Ordinance

2. Randy Callison, Petition

3. Roxy Butler, Picnic License

4. Part time summer help

5. Board of Review Date

11. Meeting opened to the floor

12. Adjournment

## **Minutes May 9, 2005**

State of Wisconsin

Town of Concord ss.

May 9, 2005

The regular monthly meeting of the Concord Town Board was called to at 7:00 p.m. by the Chairman, Donald Groose with Bill Ingersoll, Bob Perkins, Lloyd Zastrow and Jim Zastrow present.

Lloyd Zastrow, Clerk, read the minutes from the April 11, 2005 board meeting; the Board approved a Perkins/Ingersoll motion to accept the minutes as read. The minutes from the April 27, 2005 meeting were read; the Board approved a Ingersoll/Perkins motion to accept the minutes as read.

Sheriff Paul Milbrath said that there will be motorcycle police out in the Ranch & Hwy P area and that there are more patrol cars in the Valley Road and county line area. Paul said that he had talked to our Concord Seniors and stressed computer safety regarding bank scams, antique buyer scams and any number of other scams aimed at senior citizens. He also has emergency bulbs for \$3.50 and will leave a box in our office, they have free gun locks available and orange medical update cards that can be put on refrigerators for any emergency personal that come to your homes.

Richard Reinders of the Park & Plan Commission, said they recommended approval to the Board for the zoning requests from John & Carol Schlieper, Chris & Ann Lueth and Ray & Holly Rausch. The hamlet updates were given by Bruce Kaniewski with about 1,800 new homes and condos projected for the hamlet area. There were plenty of comments from the townspeople. The majority said they want to keep the unique character of our rural community as it is now. The Board approved a Perkins/Ingersoll motion to accept the report as read.

The Board approved a Ingersoll/Perkins motion to approve the request from Chris & Ann Lueth on Hwy F, sections 22 & 27 adjoining Goose Lake. They want to reconfigure lot 2 and creating outlot 3 for a suitable homesite.

The Board approved a Perkins/Ingersoll motion to grant the request from Ray & Holly Rausch of W525 Valley Road for a variance for a nonconforming 38.1' setback at W532 Valley Road and a 10 foot variance along the side and back lot line.

The Board approved a Perkins/Ingersoll motion to approve the new plans for Don & Kay Kratz.

The Board approved a Ingersoll/Perkins motion for a request from John & Carol Schlieper of High Mound Road to reconfigure and divide two parcels; one 37 acre parcel will remain A-1 and the second

parcel will consist of 41 acres.

Jim Zastrow, Treasurer, stated in his report that there is a balance of \$622.48 in the General Fund, \$270,583.58 in the Money Market Account and \$39,223.29 in the Equipment Fund; the Board approved a Perkins/Ingersoll motion to approve the report as read.

The regular monthly bills were presented for payment; the Board approved a Ingersoll/Perkins motion to pay the bills as presented.

The Board approved a Ingersoll/Perkins motion to grant a request from George Steffan to build a pole building on his property in Gray Fox Trail. He intends to store a camper and repair old cars in the building.

Howard Webb, Highway Foreman, said they have been patching roads, putting up signs and removing stones from ditches and mowing parks and cemeteries.



**Agenda June 13, 2005**

TOWN OF CONCORD  
LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
JUNE 10, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: TOWN OF CONCORD MONTHLY BOARD MEETING

The regular monthly meeting of the Concord Town Board will be held on Monday, June 13, 2005 at 7:00 p.m. at the Town of Concord Community Center.

The agenda is as follows:

1. Roll Call
2. Minutes from the May meetings
3. Park & Plan Committee, Richard Reinders
4. Zoning Request
  1. Jan Klusken, land split
  2. Earl Curran, land split
  3. Tom Benz, Sawyer property plans
5. Treasurer's report
6. Payment of bills
7. Highway Foreman's report, Howard Webb
8. Correspondence
9. Old Business
  1. Liquor License, Cigarette and operators license
  2. Concord Sign
  3. Golden Lake Park Road, reduce speed limit to 35MPH
10. New Business
  1. Jeff Orr, Bridge, Allen Road
  2. Knights of Columbus picnic license
  3. Bin purchase
11. Meeting opened to the floor

## 12. Adjournment

## Minutes June 13, 2005

State of Wisconsin

Town of Concord ss.

June 13, 2005

The Chairman, Donald Groose called the recessed bid opening meeting to order at 6:35 p.m. with Bill Ingersoll, Bob Perkins and Lloyd Zastrow present.

They opened the bid from Jefferson County Highway Department and reviewed it. The bids are as following:

Amon & Sons \$161,926.30

Wolf Paving \$162,665.01

Payne & Dolan \$172,950.00

Jefferson Cty \$198,065.02

The Board approved a Perkins/Ingersoll motion to accept the bid from Amon & Sons for \$161,926.30.

With no further business, the Board approved a Perkins/Ingersoll to adjourn.

State of Wisconsin

Town of Concord ss.

June 13, 2005

The regular monthly meeting of the Concord Town Board was called to order at 7:00 p.m. by the Chairman, Donald Groose with Bill Ingersoll, Bob Perkins, Lloyd Zastrow and Jim Zastrow present.

Lloyd Zastrow, Clerk, read the minutes from the May 9, 2005 board meeting; the Board approved a Perkins/Ingersoll motion to accept the minutes as read.

Bill said that they received a \$200.00 donation from the Oconomowoc Sportsman Club for a basketball court at the Concord Community Center and Don said they received a \$500.00 donation from ISB Community Bank for the Community Center sign.

Richard Reinders of the Park & Plan Commission, said they recommended approval to the Board for the zoning request from Jan Klusken. The Earl Curran zoning request was tabled until he has all the information needed. Mr. Jay Lieblang made a public apology for offending some residents at the last board meeting. He said they discussed the Hamlet and gravel pit and will continue these discussions at the June 28th meeting. The Board approved a Ingersoll/Perkins motion to accept the report as read.

The Board approved a Perkins/Ingersoll motion to table Jan Klusken's zoning request until the July meeting because she does not have a preliminary survey.

The Board approved a Ingersoll/Perkins motion to grant the zoning request from Tom Benz to remove

a two acre site with farm buildings from the original survey submitted in January and returning it so that it will remain a part of the farmland acreage.

Sheriff Paul Milbrath stopped by and said that they are using speed boards to click/ticket speeders in problem areas and reminded us again about all the internet and phone scams. Some residents complained about noise pollution and speeders in Golden Lake Park Circle. Paul said he would send squads out to check on it and handed out free gun locks.

Jim Zastrow, Treasurer, stated in his report that there is a balance of \$8,138.72 in the General Fund, \$258,492.61 in the Money Market Account and \$39,280.84 in the Equipment Fund; the Board approved a Ingersoll/Perkins motion to accept the report as read.

The regular monthly bills were presented for payment; the Board approved a Perkins/Ingersoll motion to pay the bills as presented.

Howard Webb, Highway Foreman, said they have been brushing, Farmington did some chipping, mowing roadsides and culvert work. They have been putting up road signs and took out some fencing.

The Board approved a Ingersoll/Perkins motion to grant a request from Jack Bender for his Used Car Dealer License for 2005.

Lloyd noted that Open Book will be held on June 15, 2005 from 12 Noon to 6:00 p.m. and the Board of Review will convene on July 13, 2005 from 5:00 p.m. to 7:00 p.m.

Lloyd read the letter of intent from Main Street Associates to register a marketable nonmetallic mineral deposit on their property with the Jefferson County Zoning office.

Lloyd read into the minutes a letter from Randall Callison regarding the registration of the nonmetallic mineral deposit. He felt that Main Street Associates is trying to circumvent the on going process by the Town to have an ordinance in place regarding mining. He also felt that they were in violation of the Moratorium on Non-Metallic mining presently in effect. He asks the Town Board to submit an Objection to such land registration by Main Street Associates within the next forty (40) days.

The Board approved a Perkins/Ingersoll motion to grant the following licenses:

Concord House: John L. Bender, Class B Beer & Class B Liquor, Cigarette

Operators: Adam Grulke, Suellen Busalacchi and Wendy Bierdemann

Concord Inn: Lori Ann Frommgen, Class B Beer & Class B Liquor, Cigarette

Operators: David Murack, Andrea Simon, Alice Christian, Misty Peterson, Michelle Ibara, Theresa Helfrich and Pamela Rupnow

Concord General Store: Mike Herro, Class A Beer & Class A Liquor, Cigarette

Operators: Kristie Holverson, Katherine Herro, Ruth Ann Christian, Cheryl Christian

Vetro Winery LLC: Bill & LaVerne Vetrano, Class C Wine License

Roxanne Butler, operators license

The Board approved a Ingersoll/Perkins motion to grant a picnic license to Knights of Columbus, St. Mary's of Sullivan for June 26, 2005.

The Board approved a Perkins/Ingersoll motion to lower the speed limit to 35mph on the entire Golden Lake Park Road.

Jeff Orr of Ayres Associates, Inc. went through the contract between Jefferson County, Concord, Department of Transportation and Ayers. This contract is for the design of the replacement bridge and the necessary approaches for the Elm Road bridge. This project will begin in 2007 for a total of \$35,641.00. The Board approved a Ingersoll/Perkins motion to accept the contract.

There was a discussion about the alcohol that will be served at the June 25th wedding in the Community Center. We currently do not have an agreement for rental of the Center and our insurance agent has some concerns about liability. Lloyd is to type an agreement that was quickly written up by Mr. Reinders, to have the family sign, making them responsible for the control of alcohol and any damage that might occur. The Board approved a Ingersoll/Perkins motion to accept the handwritten agreement.

The Board approved a Ingersoll/Perkins motion to rent a two (2) yard dumpster from Onyx Waste Systems for \$25.00 per month.

Randy Callison spoke to his concerns about Richard Herr of Main Street Associates and his registering his property for a potential gravel pit. He would like the Board to file an objection to the registration and to extend the Moratorium.

The Board approved a Ingersoll/Perkins motion to extend the Moratorium until October 31, 2005 and to contact the attorney to file the proper papers regarding the registering of Mr. Herr's property.

The Board said they are pricing different types of playground equipment for Ruder Park.

With no further business, the Board approved a Perkins/Ingersoll motion to adjourn.

Respectfully submitted,

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Lloyd Zastrow, Clerk

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Donald Groose, Chairman

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William A. Ingersoll, Supervisor

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Robert Perkins, Supervisor

**Agenda July 11, 2005**

TOWN OF CONCORD  
LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
JULY 8, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: TOWN OF CONCORD MONTHLY BOARD MEETING

The regular monthly meeting of the Concord Town Board will be held on Monday, July 11, 2005 at 7:00 p.m. at the Town of Concord Community Center.

The agenda is as follows:

1. Roll Call
2. Minutes from the June meetings
3. Park & Plan Committee, Richard Reinders
4. Zoning Request
  1. Don Kratz, driveway road access
5. Treasurer's report
6. Payment of bills
7. Highway Foreman's report, Howard Webb
8. Correspondence
9. Old Business
  1. Gravel Pit Ordinance
  2. Hamlet
10. New Business
  1. Ixonia Lions - application for a liquor license
11. Meeting opened to the floor
12. Adjournment

## Minutes July 11, 2005

State of Wisconsin

Town of Concord ss.

July 11, 2005

The regular monthly meeting of the Concord Town Board was called to order at 7:00 p.m. by the Chairman, Donald Groose with Bill Ingersoll, Bob Perkins, Jim Zastrow and Lloyd Zastrow present.

Lloyd Zastrow, Clerk, read the minutes from the June 3rd and June 13, 2005 board meetings; the Board approved a Perkins/Ingersoll motion to accept the minutes as corrected.

Park & Plan Committee Chairman, Richard Reinders, said that the committee discussed further revisions to the non-metallic extraction ordinance. They moved to pass along the new draft to the town board. They also discussed the Hamlet and have decided to do a door to door survey to get a better idea of what the majority of residents of Concord want their town to be like in the future. The Board approved a Ingersoll/Perkins motion to accept the report as given.

The Board approved a Ingersoll/Perkins motion to grant the request from Don Kratz for the new driveway location.

The Board approved a Ingersoll/Perkins motion to approve the preliminary survey from Jan Klusken.

John Simon asked the town board to be at county zoning meeting to be held on August 1, 2005 at 8:30 am to discuss the possible relocation of his one acre home site lot.

Jim Zastrow, Treasurer, stated in his report that there is a balance of \$374.68 in the General Fund, \$226,814.04 in the Money Market Account and \$39,345.52 in the Equipment Fund; the Board approved a Perkins/Ingersoll motion to accept the report as read.

The regular monthly bills were presented for payment; the Board approved a Perkins/Ingersoll motion to pay the bills as presented.

Ken Groblewski of the Highway Department, said they put up some road sign, the roadside mowing is complete and they will be putting in several culverts in the next week.

The Board approved a Perkins/Ingersoll motion to approve the Morton Salt contract for the price of \$35.88 per ton.

The Board approved a Perkins/Ingersoll motion install a light at the north exit of Golden Lake Park Circle for an approximate cost of \$230.00. Don noted that to install a light at the south entrance would cost about \$3600.00 and they felt that the cost did not warrant the installation of a light.

Attorney Tom Levi appeared to discuss the non-metallic mineral extraction ordinance and the objection to Mr. Herr's letter of land registration. He noted that many of the changes were made to strengthen the ordinance in case of a court fight. There was much discussion about the changing of the distance from the quarry for notification or voting purposes, the 30 home provision and qualified electors, zoning powers and action of protest. Bob Perkins moved to amend Section 5, paragraph F, seconded by Bill



Ingersoll. Bill Ingersoll moved to amend the changes recommended by Attorney Levi to change the distance to read 1,320 feet in Section 2, seconded by Bob Perkins; Bill Ingersoll moved to amend the ordinance to read that no quarrying operations could take place if thirty (30) or more homes are within one-half mile band of the proposed perimeter of the quarry, seconded by Bob Perkins.

The Board approved a Ingersoll/Perkins motion to adopt the Non-metallic Mineral Mining Ordinance as amended.

The Board approved a Perkins/Ingersoll motion to have Mr. Levi file an objection to the above mentioned filing by Mr. Herr.

The Board approved a Perkins/Ingersoll motion to grant permission to the Vetro Winery to place a 4 foot by 5 foot sign at Hwy B and the NW corner of Hillside Drive.

The Board approved a Perkins/Ingersoll motion to grant a picnic license to Roxanne Butler of the Baseball Association for July 12, 13, 18 and 19, 2005.

The Board approved a Ingersoll/Perkins motion to allow the Ixonia Lions Club to apply for an existing Class B Beer and Liquor license to be used in the Concord Community Center.

Attorney Levi suggested to the town residents that they proceed slowly to develop a comprehensive plan for Concord that is right for all the residents and not to rush into any plans just to have something on the books.

With no further business, the Board approved a Perkins/Ingersoll to adjourn.

Respectfully submitted:

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Lloyd Zastrow, Clerk

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Donald Groose, Chairman

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William A. Ingersoll, Supervisor

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Robert Perkins, Supervisor

**Agenda August 6, 2005**

TOWN OF CONCORD  
LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
AUGUST 6, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: OPEN RECESSED BOARD OF REVIEW MEETING

TOWN OF CONCORD MONTHLY BOARD MEETING

The recessed Board of Review meeting will be called to order at 7:00 p.m. and a report will be given by the town clerk. The Board will then adjourn the Board of Review Sini Di.

The regular monthly meeting of the Concord Town Board will be held on Monday, August 8, 2005 at 7:10 p.m. at the Town of Concord Community Center.

The agenda is as follows:

1. Roll Call
2. Minutes from the June meetings
3. Park & Plan Committee, Richard Reinders
4. Zoning Request
  1. Steve Pelikan, land splits
  2. Chuck Daniels, road name
  3. Christine Hoffmann, rezoning
5. Treasurer's report
6. Payment of bills
7. Highway Foreman's report, Howard Webb
8. Correspondence
9. Old Business
  1. Serving alcohol at the Community Center
  2. Ixonia Lions Club liquor license

10. New Business

1. Jefferson Cty Safe Communities Coalition donation request

11. Meeting opened to the floor

12. Adjournment

## Minutes August 8, 2005

State of Wisconsin

Town of Concord ss.

August 8, 2005

The regular monthly meeting of the Concord Town Board was called to order by the Chairman, Donald Groose with Bill Ingersoll, Bob Perkins, Jim Zastrow and Lloyd Zastrow present.

A Jefferson County Sheriff Deputy stopped in to see if there was anything in particular we wanted him to check on but everything seemed to be in order and he said he would check with us again next month.

The adjourned Board of Review was called to order by the Chairman, Donald Groose. Lloyd stated that all the necessary paperwork was sent out to the residents who appeared at the Board of Review.

The Board approved a Perkins/Ingersoll motion to adjourn the Board of Review Sini-Di.

Lloyd Zastrow, Clerk, read the minutes from the July 11, 2005 board meeting; the Board approved a Perkins/Ingersoll motion to accept the minutes as corrected.

Dave Meyer of the Park & Plan Committee, said they recommend approval of the land split requested by Steve Pelilkan & Associates on Bakertown Drive to rezone from A1 to A3. They also updated a survey and will be sending it out to all landowners and asked that a first aid kit be placed in the Community Center. The Board approved a Ingersoll/Perkins motion to accept the report as given.

The Board approved a Ingersoll/Perkins motion to grant the request from Steve Pelikan Associates for a land split rezoning from A1 to A3.

The Board approved a Ingersoll/Perkins motion to grant the request from Chuck Daniels to name the road on his property Abbey Road.

Jim Zastrow, Treasurer, stated in his report that there is a balance of \$321.39 in the General Fund, \$219,100.22 in the Money Market Account and \$39,411.65 in the Equipment Fund; the Board approved a Ingersoll/Perkins motion to accept the report as read.

The Board approved a Perkins/Ingersoll motion to approve the agreement with the Johnson Creek Fire Department.

The Board approved a Perkins/Ingersoll motion not to donate any monies to the Jefferson County Safe Communities Coalition.

Mr. Gary Boldbeck spoke to the comments made by Richard Reinders at the July meeting. He feels that Mr. Reinders were inappropriate and he will be sending a letter to the Board regarding this matter.

With no further business, the Board approved a Perkins/Ingersoll motion to adjourn.

Respectfully submitted,

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Lloyd Zastrow, Clerk

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Donald Groose, Chairman

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William A. Ingersoll, Supervisor

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Robert Perkins, Supervisor

**Special Meeting Johnson Creek Fire Department Sept 5, 2005**

September 5, 2005

MEMO: CONCORD AREA RESIDENTS

FROM: CONCORD TOWN BOARD

RE: JOHNSON CREEK FIRE DEPARTMENT

The Concord Town Board will be meeting with the town boards of the Johnson Creek Fire District to discuss the future plans for the possibility of building a new fire station and other financial matters.

The meeting will take place at the Milford town hall on Wednesday, September 7, 2005 at 5:00 p.m.

**Agenda September 12, 2005**

TOWN OF CONCORD  
LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
SEPTEMBER 9, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: TOWN OF CONCORD MONTHLY BOARD MEETING

The regular monthly meeting of the Concord Town Board will be held on Monday, September 12, 2005 at 7:00 p.m. at the Town of Concord Community Center.

The agenda is as follows:

1. Roll Call
2. Minutes from the August meeting
3. Park & Plan Committee, Richard Reinders
4. Zoning Request
  1. Juan & Aurora Salazar, land splits
  2. Paul Thomas, variance
  3. Christine Hoffmann, land split
  4. Anne Sandvig, driveway entrance
5. Treasurer's report
6. Payment of bills
7. Highway Foreman's report, Howard Webb
8. Correspondence
9. Old Business
  1. Serving alcohol at the Community Center
  2. Smart Growth/Comprehensive plan for Concord
10. New Business
  1. Memorandum of Understanding/Statewide Voter Registration System
  2. St. Mary's of Sullivan, picnic license (10-9-2005)
  3. John Waldschmidt

4. Randy Callison, park equipment (Ruders)
5. Art Rams, driveway problems
6. Johnson Creek Fire Department agreement
7. Town of Ixonia Fire & EMS 2006 contract

11.Meeting opened to the floor

12.The Board may enter into closed session prior to adjournment, pursuant to Section 19.85 (1) (G) to confer with legal counsel and could adjourn from closed session.



## Minutes September 12, 2005

### September Town Board Meeting Minutes

State of Wisconsin

Town of Concord

ss.

September 12, 2005

The regular monthly meeting of the Concord Town Board was called to order at 7:00 p.m. at the Concord Community Center by the Chairman, Donald Groose with Bill Ingersoll, Bob Perkins, Lloyd Zastrow and Jim Zastrow present.

Mr. Don Groose led the Pledge of Allegiance and asked for a moment of silence in honor of 9-11 and Hurricane Katrina victims.

Lloyd Zastrow, Clerk, read the minutes from the August 8, 2005 board meeting; the Board approved a Perkins/Ingersoll motion to accept the minutes as read.

Richard Reinders, Park & Plan Chairman, said they recommended approval to the Board for the zoning requests from Paul Thomas, Juan & Aurora Salazar, and Christine Hoffmann. He also noted that 261 surveys were returned and that they had further discussion concerning Smart Growth. The Board approved a Perkins/Ingersoll motion to accept the report as read.

Richard noted that 261 surveys were returned with 249 surveys filled out completely and 12 surveys stated "do nothing or leave the town as is". He said the results indicated that the majority of residents want the town to stay as rural as possible with limited growth. The Board approved a Perkins/Ingersoll motion that the town board and Park Plan hold a joint meeting on September 27, 2005 to discuss the results of the survey and the Smart Growth issue.

The Board approved Perkins/Ingersoll motion to grant the request from Paul Thomas for placement of a storage shed in the side yard set back at W2289 Northside Drive.

The Board approved a Perkins/Ingersoll motion to set the speed limit on Northside Drive at 45mph in cooperation with the Town of Ixonia.

The Board approved a Ingersoll/Perkins motion to grant the request from Christine Hoffmann of N6031 Willow Glen Road for land splits to create a one acre residential parcel, a two acre parcel with attached three acre natural resource out lot with a remainder of 28.9 acres AG 1 and a conditional use permit to allow grazing of animals on the out lot.

The Board approved a Ingersoll/Perkins motion to grant the request from Anne Sandvig concerning driveway access on Ski Slide Road.

The Board didn't take any action on the Salazar zoning request as they did not appear at the meeting.

Jefferson County Deputy Beam asked if there were any concerns that he needed to be aware of. There were questions about uncontrolled intersections and the illegal shooting of deer. He also noted that there would be a police presence for the Breast Cancer Motorcycle Rally on 9-24-2005 on Concord Center Drive.

The Board approved a Ingersoll/Perkins motion to grant approval to the Steve Pellikan driveway request.

Jim Zastrow, Treasurer, stated in his report that there is a balance of \$290.03 in the General Fund, \$296,888.03 in the Money Market Account and \$39,493.93 in the Equipment Fund; the Board approved a Ingersoll/Perkins motion to accept the report as read.

The regular monthly bills were presented for payment; the Board approved a Perkins/Ingersoll motion to pay the bills as presented.

Town of Concord

September 12, 2005

Page 2

Howard Webb, Highway Foreman, said that they are done paving Church, Sunnyside and East River Drive, are replacing culverts, patching roads and mowing roadsides.

Lloyd noted that the town census now stands at 2,069 residents, he presented about 100 surveys to the Board from the Concerned Residents and their concerns about keeping Concord rural, and the Oestreich lawsuit was settled out of court.

Randy Callison addressed the board about playground equipment for Ruder Park. The Board approved a Ingersoll/Perkins motion to allocate \$1800.00 for new equipment for the Ruder Park.

Bob Perkins moved to table the serving of alcohol at the CCC until the October meeting, failing to get a second, the motion failed. The Board did approve an Ingersoll/Perkins that would allow alcohol at the Center with restrictions.

The Board approved a Perkins/Ingersoll motion to approve the modifications to the Non-Metallic Mining Ordinance as presented by Attorney Levi.

The Board approved a Perkins/Ingersoll motion to approve the Memorandum of Understanding with the County of Jefferson for the purpose of complying with the Help America Vote Act of 2002 through the Statewide Voter Registration System.

The Board approved a Perkins/Ingersoll motion to grant a picnic license to St. Mary's Catholic Church for October 9, 2005.

Art Rams of Sunnyside Drive, addressed the Board about driveway problems and also a hidden driveway; the Board said they would take care of the problem.

The Board approved a Ingersoll/Perkins motion to accept the Johnson Creek Fire Department voting power agreement.

The Board approved a Ingersoll/Perkins motion to accept the Town of Ixonia Fire & EMS 2006 annual contract. The fire contract base fee is \$7,000.00 plus run fees and the EMS fee is \$2,000.00 plus run fees.

Attorney Tom Levi explained the mandated Smart Growth plan that needs to be in effect by 2010. The plan must contain zoning, subdivision regulation and official mapping and the town board must act consistently with the plan once it is adopted.

There was a lengthy question and answer period with the following persons responding: John Walschmidt, John Gooch, Richard Reinders, Scott Naylor, Tom Gatchrock, Dale Konle, David Janquardt, Tom Duchow, Larry Oliverson, Mia Rathcamp, Kurt Rathcamp and Duane Pitterle.

The Board approved a Perkins/Ingersoll motion to go into closed session to discuss the mining ordinance issue with legal counsel and the meeting will be adjourned in closed session.

Respectfully submitted,

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Lloyd Zastrow, Clerk

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Donald Groose, Chairman

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William A. Ingersoll, Supervisor

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Robert Perkins, Supervisor

**Agenda October 10, 2005**

TOWN OF CONCORD  
LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
OCTOBER 8, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: TOWN OF CONCORD MONTHLY BOARD MEETING

The regular monthly meeting of the Concord Town Board will be held on Monday, October 10, 2005 at 7:00 p.m. at the Town of Concord Community Center.

The agenda is as follows:

1. Roll Call
2. Minutes from the September meeting
3. Park & Plan Committee, Richard Reinders
4. Zoning Request
  1. Matthew Paulson - driveway
  2. Dave Van Ert, Certified Survey-road approval & land splits
  3. Paul Thomas, Nursery/garden center & landscape business
5. Treasurer's report
6. Payment of bills
7. Highway Foreman's report, Howard Webb
8. Correspondence
9. Old Business
  1. Serving alcohol at the Community Center
  2. Smart Growth/Comprehensive plan for Concord
10. New Business
  1. Jeff Orr, bridge information
  2. Mia Rathcamp - Disaster relief effort

3. Extension of moratorium until December 31, 2005
  4. Randy Callison, Gravel Pit Ordinance
  5. Randy Callison, Ethics
  6. Bill Ingersoll, basektball
  7. Set budget planning meeting date
  8. Website discussion
11. Meeting opened to the floor

## Minutes October 10, 2005

### Town Board Meeting Minutes October

State of Wisconsin

Town of Concord ss. October 10, 2005

The regular monthly meeting of the Concord Town Board was called to order at 7:00 p.m. at the Concord Community Center by the Chairman, Donald Groose with Bill Ingersoll, Bob Perkins, Lloyd Zastrow and Jim Zastrow present. Mr. Don Groose led the Pledge of Allegiance.

Lloyd Zastrow, Clerk, read the minutes from the September 12, 2005 board meeting; the Board approved a Perkins/Ingersoll motion to approve the minutes as read.

Richard Reinders, Park & Plan Chairman, said they recommended approval of the Paul Thomas garden center/landscape business zoning request. Mike Herro brought a conceptual plan for a subdivision plot on the west side of Golden Lake Park Road and Ruders Circle. They asked him to revise the plan to conform to the one acre requirement for lot size or to have 17 plots with open space to equal one acre. They also discussed the Park & Plan survey results and questions about development controls, border agreements and hamlet expansion. They are planning on having a meeting with Professor Steve Grabow on October 26, 2005 at 7:00 p.m. at the Community Center to have a discussion concerning the Smart Growth plans. Richard also requested a tape recorder to tape the minutes and had concerns about the land split fees. The Board approved a Perkins/Ingersoll motion to accept the report as read and for the purchase of a tape recorder.

The Board discussed the matter of the land split fees and Lloyd suggested that the matter be researched before any changes are made and address it at the November meeting.

The Board approved a Ingersoll/Perkins motion to grant approval of the driveway for Matthew Paulus.

The Board approved a Ingersoll/Perkins motion to grant approval for the final certified survey for Dave Van Ert on Pleasant Ridge Road. The board also viewed the road and cul tu sac plans that had been approved in June.

The Board didn't take any action on the Paul Thomas zoning request as they did not appear at the meeting.

Jim Zastrow, Treasurer, stated in his report that there is a balance of \$716.78 in the General Fund, \$92,062.94 in the Money Market Account and \$39,573.03 in the Equipment Fund; the Board approved a Ingersoll/Perkins motion to accept the report as read.

The regular monthly bills were presented for payment; the Board approved a Perkins/Ingersoll motion to pay the bills as presented. Lloyd is to check on the bill from DOT for bridge work.

The Board approved a Perkins/Ingersoll motion to grant a driveway variance for Steve Pelikan.

The Board approved a Ingersoll/Perkins motion to table the issue of serving alcohol restrictions at the Community Center until the November board meeting.

Jeff Orr, of Ayers Associates, presented a short overview of the progress on the West River Bridge and approaches. He said that because of an identified presence of Native American occupation on the rise west of the Oconomowoc River, the state requires a field investigation of the site from Vicki Twinde-Javner of the Mississippi Valley Archeology Center. She stated that the site investigation could run to \$76,000.00 and we would be responsible for 20% of that fee. After much discussion, the Board said that they wanted to study this issue because of the extra costs and the different options regarding the bridge.

Mia Rathcamp asked the Board if they had a disaster contingency plan for Concord, Don said we do not have a plan for Concord but Mia asked him to get the information and put it on the website. Mia also asked if the Board would be interested in donating a tree to the Stoughton area which was devastated by a tornado and had lost hundreds of trees. Bill asked Mia to research the project and report back at the next meeting.

The Board approved a Perkins/Ingersoll motion to extend the mining ordinance moratorium until December 31, 2005.

Randy Callison thanked the Board for extending the moratorium and asked what court that lawsuit might be referred to. Randy asked that a copy of a letter he was about to read to be entered in the minutes. Randy noted the codes of ethics for local government officials. This was in reference to the Hamlet plan and the possible gain to an individual or family members of the chairman because of his actions in establishing the hamlet plan. Randy noted that the Chairman must recuse himself from any further actions regarding hamlet plans. He also asked that all correspondence regarding the hamlet be directed to the clerk and the supervisors.

Mr. John Waldschmidt asked the supervisors to consult Attorney Levi to get a legal opinion regarding the hypothetical or actual behavior of Mr. Goose regarding the ethical or legal issues regarding his actions with the hamlet plans and to be sure that there will not be any client/attorney privilege in this matter and that it would all be open to public scrutiny. The Board approved a Ingersoll/Perkins motion to seek legal counsel in this above mentioned request.

The Board approved a Perkins/Ingersoll motion to allow a basketball team to have open gym on Thursday evenings from 7 to 9 p.m. for no fee.

The Board directed Karen to research the type of forms that we need to rent the town hall for all types of activities and to be sure that our insurance covers all type of liability.

The Board will have a budget planning meeting on November 1, 2005 at 6:00 p.m. at the Community Center.

The Board had to postpone a decision on the petition to dedicate the road in the Union Hill subdivision as the road needs a second coat of blacktop.

The Board thanked Mr. Joe Thamke for all of his dedication and hard work in putting together a wonderful program for our town picnic.

There was a great deal of discussion regarding the town website. Don said that the attorney has a Town of Concord Website Access Policy that he wants on the website. The residents said they would like the website to comply with the open meetings record laws and have any and all legal information

available at all times. The Board approved a Ingersoll/Perkins motion that we continue the website as we have in the past.

With no further business, the Board approved a Perkins/Ingersoll motion to adjourn.

Respectfully submitted,

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Lloyd Zastrow, Clerk

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Donald Goose, Chairman

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William A. Ingersoll, Supervisor Robert Perkins, Supervisor



**Agenda November 14, 2005**

TOWN OF CONCORD  
LLOYD ZASTROW, CLERK  
N6828 CTH-E  
OCONOMOWOC, WISCONSIN 53066  
NOVEMBER 12, 2005

MEMO

TO: THE CONCORD AREA RESIDENTS

FROM: THE CONCORD TOWN BOARD

RE: TOWN OF CONCORD MONTHLY BOARD MEETING

The regular monthly meeting of the Concord Town Board will be held on Monday, November 14, 2005 at 7:00 p.m. at the Town of Concord Community Center.

The agenda is as follows:

1. Roll Call
2. Minutes from the October meeting
3. Park & Plan Committee, Richard Reinders
4. Zoning Request
  1. David Stewart -Land split
  2. Juan Salazar - Land split
  3. Paul Thomas, Nursery/garden center & landscape business
5. Treasurer's report
6. Payment of bills
7. Highway Foreman's report, Howard Webb
8. Correspondence
9. Old Business
  1. Rental Agreement for Community Center
  2. Smart Growth/Hamlet
  3. Mia Rathcamp - Diaster relief effort
  4. West River Drive Bridge

5. Mike Herro - dedication of Union Hill road

10. New Business

1. Randy Callison

2. Park fees on land splits

3. 8:00 p.m. Attorney Levi - Mining Ordinance

11. Meeting opened to the floor

12. The Board may enter into closed session prior to adjournment, pursuant to Section

19.85 (1) (G) to confer with legal counsel and could adjourn from closed session.

**Minutes November 14, 2005 (Missing ???)**

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