

**Town of Verona**  
**Town Board Meeting Minutes**  
**Tuesday, December 05, 2023 – 6:30 pm**

Town Board Members Present: Chair Mark Geller, Tom Mathies, Dave Lonsdorf, Deb Paul and Mike Duerst

Staff Present: Administrator/Planner Sarah Gaskell, Clerk/Treasurer Teresa Withee, Public Works Director Chris Barnes and Road Patrolman, Mark Judd

Others: Scott Johnson, Adam Carrico, Dusty Post

1. Call to Order/Approval of the Agenda – Chair Geller called the meeting to order at 6:30 pm. Motion by Duerst to approve the agenda and switch items 7 and 8, second by Lonsdorf. Motion carried by voice vote.
2. Pledge of Allegiance
3. Public Comment – Scott Johnson, 10640 Midtown Rd, Town of Middleton resident, is requesting that the town review reducing the speed limit on Midtown Rd. This road is the dividing line between Town of Middleton and Town of Verona. He would like to know if he can do something to facilitate this process. Geller stated that the town is aware of the additional stress on roads due to development and EPIC traffic. Mathies asked what the Town of Middleton response was to his request – Mr. Johnson stated he has gotten very little response from them. Geller stated this could be a future agenda item.
4. Approval of minutes from November 7, 2023. Motion by Duerst to approve the minutes from November 7, 2023, second by Mathies. Motion carried by voice vote.
5. Committee Reports
  - A. Plan Commission
    - a. Discussion and Possible Action: Riverside Vista (062/0608-303-9000-8 east of 7906 Riverside Road) Concept Plan Review and Rezone. Gaskell reviewed the concept plan and rezone with the board. Discussion by board.
      - Lonsdorf wants to know how the out lot will be monitored.
      - Duerst stated he drove by and it is a mature forest, he feels the people will have a nice walking trail.
      - Gaskell said we don't monitor the makeup of the trees for other lots and we wouldn't do this for a private subdivision.
      - Paul stated that the cul-de-sac should be reviewed for snow plowing and where the snow will be pushed to.
      - Lonsdorf would like to know the tax implication for the town.
      - Mathies stated that the out lot will be distributed to the other owners.
      - Lonsdorf feels we need to review how this is monitored since we will be doing more of these lots in the future.
      - Duerst would like to see an easement off the end of the new road to possibly provide future access to the north it wouldn't have to be used but he would like to see the town retain that possibility.

- Mathies stated they are not required to do the invasive species it is recommended but not required. He said that an easement will make the purchase of those lots less attractive.
- Gaskell stated the other option is to take the road to the extent of the property and but it would require a variance from the county.
- Lonsdorf stated that if the easement was added they would have to redesign the entire concept.
- Adam Carrico stated that putting an easement in that area they would have to eliminate a lot. Paul would like to know if there is a benefit to the town to add the easement.
- Geller stated the plan commission had a very lengthy discussion regarding the plans that were presented. There is nothing in the future land use plan that would require connectivity. He likes the concept plan and feels this is a good example of what the town has for a vision of the conservation lots. He doesn't support an easement.

Motion by Paul to approve the concept plan for Riverside Vista (062/0608-303-9000-8 east of 7906 Riverside Road) and rezone condition on approval of final plat, second by Mathies. Opposed Lonsdorf and Duerst. Motion carried by voice vote.

#### B. Public Works

1. Discussion and Possible Action: Introduction of Resolution 2024-01 A Resolution to Vacate a Segment of Hidden River Road in the Town of Verona; and Set a Date for the Public Hearing. Gaskell updated the board on the process that the board must introduce the resolution not staff. Barnes stated that this will start the process and should be back to the board for a public hearing in February. He reviewed the reason for the vacating of the road. Lonsdorf asked if the owner has weighed in on what they prefer to happen. Barnes stated that he hasn't heard either way.

Motion by Mathies to introduce Resolution 2024-01 a Resolution to Vacate a Segment of Hidden River Road in the Town of Verona; and Set a Date for the Public Hearing, second by Paul. Dusty Post asked if this will go back to the original deed. Barnes stated that it would. They would like to know if they will be forced by the county to provide an easement. Geller stated they can check into this and let them know. The public hearing will be held on February 6<sup>th</sup>. Geller would like to get them a complete outline of the process. Abstention by Duerst. Motion carried by voice vote.

2. Discussion: Proposal to Vacate Sugar Ridge Road in the Town of Verona. Barnes introduced the proposal. He will consult with the town attorney on the process.

#### C. Finance Committee – no meeting

#### D. Natural and Recreational Areas – Lonsdorf stated they reviewed and edited the NRAC Natural and Recreational Areas plan.

#### E. EMS Commission – Lonsdorf stated they will be approving the budget.

#### F. Senior Services Committee – meeting is scheduled for December 12<sup>th</sup>.

- G. Town Chair's Business – Neighborhood meeting discussed Country View Rd. Epic, City of Verona and the Town will meet next week.
- H. Supervisor Announcements – Lonsdorf stated that he has been writing articles for the Verona press for the past year. He offered to write an article for the town if they would like anything published let him know.

6. Staff Reports

- A. Administrator/Planner Report was included in the packet. Gaskell stated that she will let everyone know the location of the fire district joint meeting.
- B. Public Works Director Report was included in the packet. Duerst stated he found a boom mower that is 5 hours north. He would like to go with Mark Judd and look at it next week. Gaskell stated would like this left up to Mark and there are other things to consider.
- C. Clerk/Treasurer Report was included in the packet. Clerk Withee informed incumbents that non-candidacy paperwork deadline is Dec 22<sup>nd</sup> and Jan 2<sup>nd</sup> for nomination paperwork. Packets were provided to incumbents.

7. New Business (was #8 on the agenda)

- A. Discussion and Possible Action: Resolution 2023-07 – Appointment of Town of Verona Election Personnel for the 2023-2025 term. Motion by Geller to approve Resolution 2023-07 Appointment of Town of Verona Election Personnel for the 2023-2025 term, second by Duerst. Discussion by board. Motion carried by voice vote.
- B. Discussion and Possible Action: Adoption of the Proposed Fitch-Rona EMS District 2023 Operating Budget. Motion by Lonsdorf to approve the Proposed Fitch-Rona EMS District 2023 Operating Budget, second by Duerst. Motion carried by voice vote.
- C. Discussion and Possible Action: Approval of the 2023 MSA Engineering Services Contract, Gaskell stated that hourly rate for Kevin Lord increased \$10 per hour. Staff has been satisfied with their work. Barnes stated that their rates are competitive. Motion by Geller to approve the 2023 MSA Engineering Services Contract, second by Duerst. Discussion by board. Motion carried by voice vote.
- D. Discussion and Possible Action: Adoption of the 2024 Draft Budget. Mathies asked about judicial expenses vs revenue. Gaskell stated that this is just an estimate since this going to be our first full year. Mathies would like to put zero for MPO and move this to Plan Commission since they haven't requested any money. He understands we are only approving the general budget categories not individual line items. Motion by Mathies to approve the adoption of the general category amounts proposed for the 2024 budget, second by Duerst. Motion carried by voice vote.
- E. Discussion: Check Register Review. Discussion by board.

8. Old Business (was #7 on the agenda)

- A. Motion by Geller to go into Closed Session per Wis. Stats. §19.85 (1) (g): Conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved (Potential litigation regarding City of Verona Ordinance No. 23-1020), second by Duerst. Roll call vote – Mathies; aye, Lonsdorf; aye, Duerst; aye, Paul; aye, Geller; aye. Motion carried.
- B. Motion by Duerst to return to open session, second by Mathies. Motion carried by voice vote. 8:43
- C. Discussion and Possible Action: Issues discussed in closed session. Motion by Mathies, second by Duerst to approve the boundary dispute per the agreement and authorize Sarah Gaskell to sign. Motion carried by voice vote.

9. Motion by Duerst to adjourn, second by Mathies, meeting adjourned without objection at 8:45 pm.

Prepared by Teresa Withee, Town Clerk

Approved: January 2, 2024