

PLAN COMMISSION MEETING MINUTES  
TOWN OF GRANT  
July 28, 2021

**PRESENT:** Thomas Reitter (Chairperson), Charles Gussel, Nathan Wolosek, Ron Becker (Commissioners), Kathleen Lee (Secretary)

**EXCUSED:** Ron Patterson

**CITIZENS:** Sharon Schwab- via phone, Cindy Steltenpohl, Jeremy Rattle, Rowdy Jinsky, Caden Smith, Nathan Jinsky, Trent Rattle

**CALL TO ORDER**

The meeting was called to order at 6:40 pm by N. Wolosek.

**STATE OF PUBLIC NOTICE**

It was stated that the agenda was posted at two posting stations (the Grant Town Hall and the Grant Transfer Station) and on the Town's website.

**MINUTES**

It was moved by N. Wolosek and seconded by R. Becker to approve the June 7, 2021. The motion passed with unanimous ayes.

**CITIZEN INPUT**

N. Wolosek requested an update on the Rekoske property. S. Schwab reported Mary Hughes, the current property owner, will be working with M. Rutz and S. Schwab to develop a schedule for property clean-up. Hughes is willing to clean things up.

C. Gussel reported to S. Schwab that a postal carrier is complaining about the condition of Oak Street. The exact stretch of Oak is not known. There is a plan to repair a paved stretch from 80<sup>th</sup> Street to 3600 linear feet to the east during 2021.

S, Schwab recently talked with a farmer from a neighboring township. He and other farmers have been approached regarding long-term leasing for solar fields. N. Wolosek has been approached in the Town of Saratoga (Wood County). He is in the middle of working on a large solar project there. There is interest in developing similar projects in Portage County. The solar companies develop an operating agreement, basically a conditional use permit. Wood County and the Town of Saratoga have been compensated well for the project. The companies prefer cleared farm land as opposed to forested land. The Town of Grant likely does not need an ordinance because the agreement is handled as a CUP. As a citizen, N. Wolosek has no concerns based on the process he observed in developing an agreement in the T. of Saratoga. (T. Reitter arrived at 6:50 and assumed chairing the meeting). T. Reitter is an active backer of solar farms. We need to remain aware of what is happening in the town regarding solar farms.

**LAKE ROAD LOUD NOISE DISCUSSION AND EFFORT TO RESOLVE**

One of the people who had voiced a noise complaint and the property owner of the site of the noise were in attendance. T. Reitter explained the Town has neither a noise or nuisance ordinance. Ordinance are specific to the local area and function as a law. We have a history of not writing ordinances. Instead we strive to get people to work with one another.

C. Steltenpohl said things have been quiet recently. Previously noise was heard for long hours. J. Rattle (property owner) stated more riding took place in spring when the track was new and the temperatures were cooler. The riders wear protective equipment including helmets. The bikes have stock equipment and have been tested for decibel level and are within Portage County limits. R. Jinsky (father of a rider) explained riding takes place for 15-20 minutes and then a 30 minute break. There are usually 3 or 4 riders on the property at a time. There is typically a total of 3 hours of riding per week. An adult is always present. Riding ends before dark. A riding session takes place after work hours. Many times on weekends they go to another track to ride and are not at the Lake Road site. There are two additional families who ride at the Rattle property.

The parties involved agreed to exchange phone numbers and come to an agreement regarding a riding plan. No one at the meeting knows who is riding a bike at night without lights on the road.

### **CITIZEN INPUT CONTINUED**

A concern for the lack of technology including the number of electrical outlets was discussed. The Town Board has stated there are still questions regarding how the American Recovery Act stimulus money can be used. Supervisor Grys-Luecht has conducted a survey regarding technology needs. It was questioned if technology needs have been identified by other Town groups as a result of this survey.

T. Reitter states the Plan Commission needs a computer and a screen for use during our meetings. He would like to see the layout of the space in the town hall to be rearranged with a screen on the east wall (where voting currently takes place.) Citizens attending the meeting would face east.

R. Becker appreciates the availability of Zoom Town Board meetings, but is concerned about not being heard regarding his concerns on a bridge near his house.

The hall capacity is 44 persons in the original section and 22 in the addition/stage section. It was questioned if we should have a formal contract with Double Down for use of their banquet hall when more people are expected to attend a meeting.

It was suggested to have a large screen (65 to 80 inches) with possible smaller screens on the side walls. It was recommended to hardwire screens.

If a board member or committee member is joining a meeting with a cell phone, they should be using earbuds and Bluetooth to improve their ability to hear the conversation. The sound system in the building needs to be improved so comments from the citizens can be heard.

T. Reitter proposes spending \$18,000 on the upgrades he has identified as necessary.

R. Becker is aware of some people in the Town who are opposed to spending money on technology.

A concern over not having Town Board meeting minutes available was expressed.

T. Reitter suggested moving all election voting to the “stage” area of the building and installing a ramp that would parallel the stage, replacing the current step.

It was questioned if the office needs to be bigger.

Air conditioning should be considered a technology and should be included in the technology upgrade plan. A mini-split unit was suggested. Rebates are available from Focus on Energy. We need to ensure there are adequate BTUs. T. Reitter will price out the cost of air conditioning.

The following were identified as technology needs of the town: screens, air conditioning, enough computers, a conference phone, electronic storage device, more electrical outlets, an improved speaker system, a Zoom camera and other Zoom related equipment.

S. Schwab stated that Treasurer Greg Hakala is reviewing the American Recovery Act to determine if those funds can be used for technology. We have received \$103,000 from the federal government and it is in the bank. It has not been clarified by the federal government, what we can spent that money on. We will need a directive before spending the money. The town official dealing with this issue is Treasurer Hakala (715-423-2120).

T Reitter is offering his assistance to the Town to get the technology plan figured out. He will be more proactive and develop a plan based on the information gathered by Supervisor Grys-Luecht.

Discussion took place again regarding the lack of Town meeting minutes being posted on the website. A draft of a letter to be sent to the clerk and town chair demanding the minutes be posted was started but not completed. There was unanimous agreement that the failure to complete, approve and post minutes the month following a meeting is not acceptable and a dereliction of duty.

#### **ZONING ADMINISTRATOR REPORT**

There were nine permits for a total of \$400. This included two accessory buildings, two addresses, three driveways, one addition, one UAP, plus a penalty.

A conditional use permit application has been received for a dog training and boarding business. The parcels involved will be purchased on August 30<sup>th</sup>. It was decided to place the item on the next agenda (August 18<sup>th</sup>). K. Lee will notify the applicant.

#### **UPCOMING MEETING DATES**

August 18, 2021 @ 6:30

September 15, 2021 @ 6:30

#### **ADJOURNMENT**

The meeting was adjourned at 8:35 pm.

Respectfully submitted,

*Kathleen D. Lee*

Plan Commission Secretary

Approved 08/18/2021