

**Village of Richfield**  
**4128 Hubertus Road, Hubertus, WI**  
**Village Board Meeting Minutes July 18, 2019**  
**7:00 pm**

**1. Call to Order/ Roll Call**

The meeting was called to order by Village President John Jeffords at 7:03 PM. A quorum of the Village Board was present. Present: Village Board of Trustees; Dan Neu, Tom Wolff and Rock Brandner.

Also present: Village Administrator Jim Healy

Excused Absence: Trustee Bill Collins

**2. Verification of Compliance with Open Meeting Law**

Village Administrator Healy verified that the meeting was posted per statute at three local post offices and the Village Hall. Digital copies of the agenda were sent to the West Bend Daily News, Germantown Express News, Hartford Times Press, and the Milwaukee Journal Sentinel.

**3. Pledge of Allegiance**

**4. REPORT:**

**Jamie Ludovic, Washington County Planning and Parks Department** – Report regarding proposed County POWTS Special Assessment. (POWTS), Private On-Site Wastewater Treatment System. Synopsis of Ms. Ludovic’s report – in short, the report details the proposed special assessments intended to recover or defray Washington County’s costs related to developing, maintaining and enforcing a POWTS inventory tracking system as required by §145.20 Wis. Stats. The assessment district includes all incorporated and unincorporated areas of Washington County within which POWTS are located. The County has passed a preliminary resolution authorizing the report, a letter to homeowners and a public hearing because the cost of the program makes sense to be borne by users rather than taxpayers at large. Roughly 40% of properties within the County are serviced by POWTS, an estimated 20,313 parcels as of 6/13/2019 and the remaining properties are serviced by sewer. 25 other Counties throughout Wisconsin currently use fees to support POWTS system programming.

**5. PUBLIC COMMENTS:**

**Bob Lalk, 3663 Neuberg Ct**, Regarding the POWTS Report- Mr. Lalk stated that he doesn’t need the government watching over him and charging to send him a notice about his septic service. Mr. Lalk stated that he is diligent in taking care of his septic service so that as the homeowner he doesn’t accrue a large cost should the system fail.

**Jim Bradach, 4237 Kennedy Circle N**, Regarding the POWTS Report – Mr. Bradach asked Ms. Ludovic of Washington County Planning and Parks if the permit fees collected for septic systems went to Washington County – the answer was yes. Mr. Bradach stated that he had done some math and does not agree with the cost of the program and believed it would be a part time job at best.

**Greg Schmitt, 3140 Upper Woodland Dr** – Regarding the POWTS Report – Mr. Schmitt stated he did some research on the laws and quoted that in 2010, Assembly Bill 950- Eligibility for Grant Funding was published on 6-1-2010. Mr. Schmitt stated programs are already in place and exist and by proposing to charge \$11.00 cannot be justified.

**Village of Richfield**  
**4128 Hubertus Road, Hubertus, WI**  
**Village Board Meeting Minutes July 18, 2019**  
**7:00 pm**

**Jim Schnoll, 4790 Chapel Ct** – Regarding the POWTS Report – Mr. Schnoll stated he is in favor of reducing services as oppose to charging for a POWTS Maintenance Program.

Village President John Jeffords addressed members present from Washington County regarding the POWTS Maintenance Program and asked them to review further their cost estimate. Village President Jeffords stated that he hopes the estimate will be reduced to a more agreeable amount as the proposed estimate doesn't seem like a reasonable number. President Jeffords advised the audience that Administrator Healy would provide to the County any written statements / comments / and or concerns if they were unable to attend the upcoming meeting being held at the County regarding same.

## **6. CONSENT AGENDA**

- a. Vouchers for Payment
- b. Treasurer's Report
- c. Meeting Minutes
  - i. May 16, 2019 – Regular Meeting
  - ii. June 20, 2019 – Regular Meeting
- d. Applications for New Operator's Licenses
- e. Applications for Temporary Operator's Licenses
- f. Application for Temporary Class "B" Picnic License Richfield Volunteer Fire Company – Richfield Days
- g. Application for Unenclosed Premise → American Legion Post 522
- h. Application for Unenclosed Premise → Basse's Taste of Country

Motion by Trustee Brandner to approve the Vouchers for Payment, Treasurer's Report, Minutes of the May 16, 2019 and June 20, 2019 Regular Meetings, New Operator's License Applications per the attached list, Applications for Temporary Operator's Licenses (per attached list), Applications for Temporary Class "B" Picnic License for RVFC for Richfield Days (August 23-25<sup>th</sup>) and Applications for Unenclosed Premises for American Legion Post 522 and Basse's Taste of Country per the conditions noted on the applications. Seconded by Trustee Neu: Motion carried without objection.

## **7. PUBLIC HEARINGS**

- a. Discussion regarding Ordinance O2019-07-01, An Ordinance to rezone parcel identified by Tax Key: V10\_138600B from Rs-2, Single Family Residential to I-1, Institutional District – Germantown School District, petitioner
- b. Discussion regarding Ordinance O2019-07-02, An Ordinance amendment to Sec. 70.200 related to Permitted Principle Uses in the B-4, Highway Business District for "Barber and Beauty Shops" - Mrs. Bridget Prichard, petitioner

President Jeffords read the Public Hearings aloud.

Motion by Trustee Wolff to Open the Public Hearing for item 6a; Seconded by Trustee Neu; Motion carried without objection by voice vote.

Public Hearing Comments: None

Motion by Trustee Wolff to Close the Public Hearing for Item 6a; Seconded by Trustee Brandner; Motion carried without objection by voice vote.

**Village of Richfield**  
**4128 Hubertus Road, Hubertus, WI**  
**Village Board Meeting Minutes July 18, 2019**  
**7:00 pm**

Motion by Trustee Wolff to Open the Public Hearing for Item 6b; Seconded by Trustee Neu; Motion carried without objection by voice vote.

Public Hearing Comments: None

Motion by Trustee Wolff to Close the Public Hearing for Item 6b; Seconded by Trustee Neu; Motion carried without objection by voice vote.

## **8. DISCUSSION/ACTION**

- a. **Discussion/ Discussion/Action regarding Ordinance O2019-07-01, an Ordinance to rezone parcel identified by Tax Key: V10\_138600B from Rs-2, Single Family Residential to I-1, Institutional District – Germantown School District, petitioner**

Motion by Trustee Wolff to approve Ordinance O2019-07-01, An Ordinance to rezone parcel V10\_138600B from Rs-2 Single Family Residential to I-1, Institutional District petitioned by the Germantown School District, subject to the following Specific Conditions of Approval:

1. The applicant must receive approval for the Site, Building and Plan of Operation from the Plan Commission pursuant to Sec. 70.133 of the Village Code.
2. The applicant must pay all professional fees associated with the development of the subject property and Amy Belle Elementary School.
3. The applicant must provide Village Staff a copy of the filed deed restrictions for the subject property prohibiting the construction of any enclosed building for a period of 20-years.
4. The applicant must provide Village Staff with sufficient funds to cover the cost of a solar powered sign as determined by the Village's Public Works Supervisor along with the reimbursement for a painted crosswalk across Willow Creek Road;

Seconded by Trustee Neu; Motion carried without objection.

- b. **Discussion/Action regarding Ordinance O2019-07-02, an Ordinance to amendment to Sec. 70.200 related to Permitted Principle Uses in the B-4, Highway Business District for “Barber and Beauty Shops” - Mrs. Bridget Prichard, petitioner**

Motion by Trustee Brandner to approve Ordinance O2019-07-02, an Ordinance to amend Section 70.200 of the Village of Richfield Code to allow “Barber and Beauty Shops” as a Permitted Principal Use in the B-4, Highway Business District at the advice of the Village Attorney and per the attached Ordinance; Seconded by Trustee Neu; Motion carried without objection.

- c. **Discussion/Action regarding the purchase of a Bobcat skid steer milling/planer attachment**

Motion by Trustee Wolff to authorize Public Works Supervisor Thicke to execute a purchase order with Bobcat Plus of Bulter, Wisconsin for a Bobcat 18” mill/planer per the attached price quote at a cost not to exceed \$13,480; Seconded by Trustee Neu; Motion carried without objection.

**Village of Richfield**  
**4128 Hubertus Road, Hubertus, WI**  
**Village Board Meeting Minutes July 18, 2019**  
**7:00 pm**

Administrator Healy added the additional comments:

The cost to rent this piece of equipment for one (1) day is \$450.00, one week rental cost is \$1,200 and one month would cost \$3,200. Therefore it makes sense to purchase this piece of equipment and continue to make improvements to the roads in the Village.

**d. Discussion/Action regarding the execution of a contract for fireworks for the 2019 Richfield Days celebration**

Motion by Trustee Neu to authorize the Village President to execute a contract with J&M Displays, for the purpose of providing a fireworks display at the 2019 Richfield Days at a cost not to exceed \$6,500; Seconded by Trustee Brandner; Motion carried without objection.

**e. Discussion/Action regarding the approval to seek an inspection warrant to determine structural stability of a property located at 3431 S Shore Drive (Tax Key: V10\_096200B)**

Motion by Trustee Brandner to authorize the Village Attorney to petition the Washington County Circuit Court for an inspection warrant for property located at 3431 S Shore Drive (Tax Key: V10\_096200B) to determine if the subject property should be considered unsafe, unsanitary, or otherwise unfit for human habitation, occupancy, or use; Seconded by Trustee Neu; Motion carried without objection.

Trustee Neu added this is long overdue.

**f. Discussion/Action regarding an extraterritorial preliminary plat for property identified by Tax Key: LSBT\_0167999, Town of Lisbon – MK/S-EP, LLC., petitioner**

Motion by Trustee Neu to recommend to the Village Board the approval of the proposed extraterritorial Preliminary Plat for Haass Farms on land identified by Tax Key: LSBT\_0167999 in the Town of Lisbon subject to the following Specific Condition of Approval provided on the packet Communication Form, dated: July 18, 2019 Meeting Date.

1. The applicant receives all other necessary approvals;

Seconded by Trustee Brandner; Motion carried without objection.

**g. Discussion/Action regarding an extraterritorial Two-Lot CSM for properties at N93W25447 Tomahawk Drive and W253N9367 Bittersweet Drive (Tax Keys: LSBT\_0157138001 and LSBT\_0157137002), Town of Lisbon – Mr. Brad Wilman, petitioner**

Motion by Trustee Wolff to approve the petitioned extraterritorial Two-Lot Certified Survey Map for Mr. Brad Wilman, for properties identified by Tax Keys: LBST\_0157138001 and LBST\_0157137002 in the Town of Lisbon subject to the following Specific Conditions of Approval:

1. The applicant receive approval from Waukesha County and the Town of Lisbon
2. On page 6 the signature block for the Plan Commission be removed

**Village of Richfield**  
**4128 Hubertus Road, Hubertus, WI**  
**Village Board Meeting Minutes July 18, 2019**  
**7:00 pm**

3. On page 6 the signature block for the Village Board be modified to say “Jim Healy, Village Clerk” rather than “Donna Cox, Deputy Clerk”;

Seconded by Trustee Neu; Motion carried without objection.

**9. PUBLIC COMMENTS – No Additional Comments**

**10. ADJOURNMENT**

Motion by Trustee Wolff to adjourn the meeting at 8:17 PM; Seconded by Trustee Brandner; Motion carried without objection.

Respectfully Submitted,

Jim Healy  
Village Administrator