



AGENDA
VILLAGE BOARD MEETING
RICHFIELD VILLAGE HALL
4128 HUBERTUS ROAD, HUBERTUS WISCONSIN
FEBRUARY 19, 2015
7:30P.M.

1. Call to Order/ Roll Call
2. Verification of Compliance With Open Meeting Law
3. Pledge of Allegiance
4. REPORT
 - a. "Maker's Lab" Presentation - Friess Lake School District Administrator John Engstrom
 - b. "Status of Richfield's Groundwater Monitoring Program" Presentation - Dr. Douglas Cherkauer
5. PUBLIC COMMENTS (Public comments are an opportunity for citizens to voice concerns to the Board regarding ITEMS ON THE AGENDA ONLY. Public comments are not a public hearing and are typically a one way conversation from a citizen to the Board. Individual comments shall not exceed 3 minutes, with a total time limit of approximately 20 minutes. Unless part of a Public Hearing, handouts will not be accepted by the Village. Comments beyond 20 minutes will be moved to the end of the meeting at the discretion of the President.)
6. CONSENT AGENDA
 - a. Vouchers for Payment
 - b. Treasurer's Report
 - c. Meeting Minutes:
 - i. January 22, 2015 – Regular Meeting
 - d. New Operator Licenses
7. PUBLIC HEARING
 - a. Discussion regarding Ordinance O2015-02-01, an ordinance to amend multiple sections of the Village's Comprehensive Plan relating to "Quarry Redevelopment"
8. DISCUSSION/ACTION ITEMS
 - a. Discussion/Action regarding Ordinance O2015-02-01, an ordinance to amend multiple sections of the Village's Comprehensive Plan relating to "Quarry Redevelopment"
 - b. Discussion/Action regarding a petition to the Plan Commission to amend multiple parcels on the Village's Official Zoning Map from M-5, Mineral Extraction District to Rs-1, Country Estate District and Rs-1R, Country Estate/Remnant Parcel District
 - c. Discussion/Action regarding awarding of bid for 2015 Highway Improvement Program
 - d. Discussion/Action regarding the addition of a Blacksmith Shop on the south end of the Richfield Historical Park, Richfield Historical Society, Petitioners
9. PUBLIC COMMENTS (...Continued)
10. CLOSED SESSION
 - a. Discussion /Action to enter into closed session under Wis. Stats. 19.85(1)(g) update from legal counsel for the governing body who is rendering oral or written advice concerning strategy to be adopted by the governing body with respect to litigation in which it is or is likely to become involved.- Specifically regarding property at 3090 Polk Street
11. RECONVENE IN OPEN SESSION
 - a. Discussion/Action regarding matters address in Closed Session as outlined above
12. ADJOURNMENT

Additional explanation of items on the agenda (Communication Forms) can be found on the village's website at www.richfieldwi.gov.

Notification of this meeting has been posted in accordance with the Open Meeting Laws of the State of Wisconsin. It is possible that members of and possibly a quorum of members of other governmental bodies of the municipality may be in attendance at the above stated meeting to gather information; no action will be taken by any governmental body at the above stated meeting other than the governmental body specifically referred to above in this notice. Requests from persons with disabilities who need assistance to participate in this meeting or hearing should be made to the Village Clerk's office at 628-2260 or www.richfieldwi.gov with as much advance notice as possible.

2



AFFIDAVIT OF POSTING

Pursuant to Sec. 985.02(2), Wis Stats., I, Bradley Calder, being duly sworn, state as follows:

1. I am an adult resident of the State of Wisconsin, and I make this affidavit on personal knowledge.
2. I hereby certify that I posted a copy of the attached:

- 1) Location & Hours of Posting Place
- 2) ARD Mtg - 2015.2.18
- 3) V/Board - 2015.2.19

on Feb 13, 2015 (date), 1:45 P.M. (time), at the Village posting locations, namely: on the outside bulletin board of the Village Hall located at 4128 Hubertus Road, Hubertus; on the outside bulletin board at the Hubertus Post Office located at 3695 Hubertus Road, Hubertus; on the outside bulletin board at the Richfield Post Office located at 1925 Hwy 175, Richfield; and on the outside bulletin board at the Colgate Post Office located at 3392 Hwy Q, Colgate.

Bradley Calder
Signature

2/13/2015
Date

Personally came before me this 13th day of February, 2015.

Margaret M. Runnels
Notary Public, State of Wisconsin
My commission expires 9/25/16

I also certify that notice of such meeting(s) were sent via email to the West Bend Daily News, the Germantown Express News, the Hartford Times Press, and the Milwaukee Journal Sentinel.

Signature

Date

I further certify that a copy has been posted to the Village website www.richfieldwi.gov.

Signature

Date

4 a-b

Reports will be presented at meeting

6



VILLAGE OF RICHFIELD
VILLAGE BOARD COMMUNICATION FORM

6

MEETING DATE: February 19, 2015

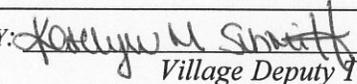
SUBJECT: Consent Agenda
DATE SUBMITTED: February 11, 2015
SUBMITTED BY: Jim Healy, Village Administrator

POLICY QUESTION: DOES THE VILLAGE BOARD WISH TO APPROVE THE ATTACHED CONSENT AGENDA?

ISSUE SUMMARY:

Included for your review are the Vouchers for Payment, Treasurer's Report, the Village Board Minutes from January 22nd and New Operator Licenses.

FISCAL IMPACT:

REVIEWED BY: 
Village Deputy Treasurer

Initial Project Costs:
Future Ongoing Costs:
Physical Impact (on people/space):
Residual or Support/Overhead/Fringe Costs:

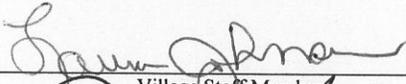
ATTACHMENTS:

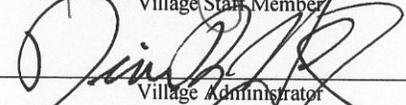
1. Vouchers for Payment
2. Treasurer's Report
3. Meeting Minutes from January 22, 2015
4. New Operator License List, Copy of Applications, Background Investigation Reports

STAFF RECOMMENDATION:

Motion to approve the Vouchers for Payment, Treasurer's Report, the Village Board Minutes from January 22nd, and new Operator Licenses.

APPROVED FOR SUBMITTAL BY:



Village Staff Member


Village Administrator

VILLAGE CLERK USE ONLY
BOARD ACTION TAKEN

Resolution No. _____
Ordinance No. _____
Approved _____
Other _____

Continued To: _____
Referred To: _____
Denied _____
File No. _____

6 a

6a

			VILLAGE OF RICHFIELD	February-15	
			*NEED VOUCHER APPROVAL		
CHECK #	PO#	DATE	PAYEE	AMOUNT	COMMENTS
			BATCH #1		
8745		1/13/15	Ronald Bastian		Quarterly Payroll Re-Issued Check (Closed Account)
8746-8769		1/16/15	Tax Refunds Batch #18		Tax Overpayment
8770-8813		1/16/15	Tax Refunds Batch #19		Tax Overpayment
8814-8822		1/16/15	Tax Refunds Batch #20		Tax Overpayment
8823-8838		1/19/15	Tax Refunds Batch #21		Tax Overpayment
8839-8856		1/19/15	Tax Refunds Batch #22		Tax Overpayment
8857-8878		1/20/15	Tax Refunds Batch #23		Tax Overpayment
8879		1/20/15	USB Financial Services	10,848.00	Length of Service Award Program
8880-8889		1/21/15	Tax Refunds Batch #24 & #26		Tax Overpayment
8890-8914		1/21/15	Tax Refunds Batch #25		Tax Overpayment
8915-8922		1/22/15	Tax Refunds Batch #27		Tax Overpayment
8923-8927		1/22/15	Tax Refunds Batch #28		Tax Overpayment
8928-8932		1/22/15	Tax Refunds Batch #29		Tax Overpayment
8933-8937		1/22/15	Tax Refunds Batch #30		Tax Overpayment
8938-8939		1/22/15	Tax Refunds Batch #31		Tax Overpayment
8940		1/22/15	Miracle Homes	1,000.00	Road Bond Release (2218 Northstar Pl.)
8941		1/22/15	Miracle Homes	2,000.00	Road Bond Release (1083 Cheyenne Court)
ACH		1/26/15	Village of Richfield P/R	15,885.58	Bi-Weekly Payroll
EFTPS		1/27/15	Federal Tax Deposit	5,796.34	FICA Tax
ACH		1/27/15	Wisconsin Dept. of Revenue	2,428.20	State Withholding Tax
ACH		1/27/15	Wisconsin Deferred Compensation	250.00	457 Plan (payroll deduction)
ACH		1/27/15	Wisconsin Dept. of Revenue	0.20	To Make 2014 Whole
8942-8987		1/27/15	January Payables		
8988		1/27/15	Postmaster	924.58	January Newsletter
ACH		1/27/15	Postmaster	440.00	Postage Machine
8989		1/29/15	Charter Communications	136.12	February Charter Charges
8990		1/29/15	AT&T	186.89	February Statement
8991		1/29/15	Northshore Bank Leasing	718.04	February Lease
8992		1/29/15	Delta Dental	206.80	February Dental Insurance (payroll deduction)
8993		1/29/15	WE Energies	4,782.78	January Electric and Heat Charges
ACH		1/29/15	United Healthcare	10,636.63	February Health Insurance
8994		1/29/15	Richfield Volunteer Fire Company	100.00	Inspection Fee's Reimbursed

8995-8998		1/30/15	Tax Refunds Batch #32		Tax Overpayment
8999-9001		1/30/15	Tax Refunds Batch #33		Tax Overpayment
ACH		1/30/15	Wisconsin Retirement	1,568.62	Final 2014 Payment
			TOTAL BATCH #1	57,908.78	Checks Written End of January 2015
	PO#		BATCH #2		
ACH		2/2/15	Village of Richfield P/R	2,046.14	Monthly Payroll
EFTPS		2/2/15	Federal Tax Deposit	555.57	Fica/Fed Tax Deposit
9002		2/4/15	Re-Issue Refund Check #8865 (VOIDED)		Tax Overpayment
ACH		2/5/15	Wisconsin Deferred Compensation	120.00	457 Plan (payroll deduction)
9003-9008		2/6/15	Tax Refund Batch #34		Tax Overpayment
9009		2/6/15	Tax Refund Batch #35		Tax Overpayment
9010-9013		2/6/15	Tax Refund Batch #36		Tax Overpayment
9014		2/6/15	Tax Refund Batch #37		Tax Overpayment
9015	1540390114	2/6/15	Conley Media LLC	20.14	Public Hearing Notices
9016	5679119	2/6/15	Waste Management of Milwaukee	445.56	February Waste Management Invoice
9017	21011	2/6/15	Neu's Building Center, Inc.	273.91	January Purchases Payment
9018		2/9/15	WE Energies	2,196.56	WE Energies Street Lighting
9019		2/9/15	Equal Rights Division	22.50	January Child Labor Permits Issued
9020		2/9/15	Aurora Health Care	96.00	Employee Testing
9021		2/9/15	Robert Schultz	35.00	Mailbox Replacement
ACH		2/9/15	Village of Richfield P/R	18,776.40	Bi-Weekly Payroll
EFTPS		2/10/15	Federal Tax Deposit	6,757.30	Fica/Fed Tax Deposit
ACH		2/10/15	Wisconsin Dept. of Revenue	1,063.28	State Withholding Tax
ACH		2/10/15	Wisconsin Deferred Compensation	250.00	457 Plan (payroll deduction)
			TOTAL BATCH #2	32,658.36	Checks Written Beginning of February 2015
	PO#		**BATCH #3		
10333			Arenz, Molter, Macy & Riffle	6,460.00	Attorney Fee's
19367			Associated Appraisal Consultants	3,958.33	Professional Services Agreement
			BIASEW	100.00	Building Inspector Annual Dues
			Burke Truck & Equipment	32,761.75	Final Payment on Patrol Truck Package
			Business Forms and Accounting	178.93	Deposit Tickets and Checks
			Capital One Bank	613.57	January CC Transactions

		Cintas Corporation	1,012.85	January Cleaning Services
35189		Cities Digital Inc.	753.00	Laserfiche Annual Support and Updates
		Board of Commissioners	47,385.87	Annual Loan Payments
		Compass Minerals America	60,416.33	Bulk Salt Contract
9495		Competitive Mailing Solution	106.90	PostBase Cartridge Set
		Economic Development Corp.	7,180.00	Annual EDWC Investment
		Hopson Oil	6,659.53	January Fuel
727688		E.H. Wolf & Sons, Inc.	730.40	Wolf Super Tractor Fluid
66592		Ehlers and Associates Inc.	2,550.00	2014 Impact Fee Update
		EIASEW	80.00	Electrical Code Update Seminar
		Election Source	29.60	Election Supplies
		Fabco Cat	552.88	Filters and Oil
		Falls Auto Parts & Supplies	109.87	DPW Parts and Supplies
		TOTAL BATCH #3	171,639.81	
	PO#	**BATCH #4		
332478		Fox Welding Supply, Inc.	90.41	Oxygen and Acetylene Tank Refill
RI102302089		FP Mailing Solutions	117.00	Postbase Meter Rent Totals
2086678		GAI Consultants	1,362.21	Professional Services
149538		Kunkel Engineering Group	11,253.25	2015 Hwy Improvement Program and Engineering Services
		Lakeside International Trucking	981.99	Tanks and Cable Purchases
1106587		Lannon Stone Products	1,195.65	Ice Control Sand
		Local Government Property Insurance	5,360.00	Building and Equipment Insurance
		MATCO Tools	99.75	Hammer Repair Kit
2543685		Milwaukee Business Journal	87.95	56 Issue Renewal
		Milwaukee Spring and Alignment	1,492.74	Bolt, Nuts and Washers
61425		Minuteman Press	380.40	Envelopes and Letterhead
56207		MJ Auto Electric LLC	110.00	Snow Plow Motor
C305786		Office Copying Equipment LT	170.28	Copies and Meter Reading
17832		Ontech Systems Inc.	109.00	Computer Support
		Piggly Wiggly	9.31	Office Supplies
		Plumbing Inspectors Assoc.	50.00	Inspector Seminar
		Port A John	204.00	Metros and Liquid Waste Disposal
510810-01-15		Premium Waters Inc.	30.84	January Water Delivery
		Quill	433.95	Office Supplies
		Richfield Volunteer Fire Company	38,635.32	Fire Company Contract February Payment
		Road Equipment Parts Center	138.15	DPW Supplies and Expenses

		Slinger Welding Service	48.00	Straighten Tie Rod
5245		Washington County Treasurer	411.87	County Labor
8092		Washington County Sheriff	24,000.82	January Sheriff Contract Services
5268		WI Rural Water Assoc. Inc.	233.17	Consolidated Safety Audit Group
		Wolf Brother, Inc.	943.77	Calcium Chloride Flakes
		TOTAL BATCH #4	87,949.83	
		TOTAL	350,156.78	

6 b



66

VILLAGE OF RICHFIELD
Treasurer's Report for January 31, 2015

BANK ACCOUNT BALANCES

	Interest Rate	Beginning Balance December 31, 2014	Interest Earned	Ending Balance January 31, 2015
Landmark Checking Account	0.25%	\$ 3,580,311.60	\$ 993.83	\$ 2,727,260.85
LGIP General Fund	0.10%	\$ 3,736,527.14	\$ 233.49	\$ 736,760.63
LGIP Fire Impact Fees	0.10%	\$ 179,107.76	\$ 15.10	\$ 179,122.86
LGIP Park Impact Fees	0.10%	\$ 59,911.09	\$ 5.05	\$ 59,916.41
LGIP Tax Account	0.10%	\$ 4,000,090.07	\$ 261.16	\$ 2,000,351.23
FNB Entrepreneur Plus Account	0.05%	\$ 2,710.96	\$ 0.11	\$ 2,711.07
FNB Platinum MMD Account	0.15%	\$ 257,266.46	\$ 31.72	\$ 257,298.18
Bank Mutual MM Account	0.33%	\$ 250,657.76	\$ 70.05	\$ 250,727.81

CERTIFICATES OF DEPOSIT

	Purchase Date	Expiration Date	Interest Rates	Amount
First National Bank	March 3, 2014	March 3, 2015	0.25%	\$ 251,223.45
First National Bank	October 31, 2014	October 31, 2015	0.35%	\$ 250,662.23

** All CD's are fully FDIC insured**

LETTERS OF CREDIT/PERFORMANCE BONDS/DEVELOPER GUARANTEES

	Purchase Date	Expiration Date	Amount
Reflections Richfield Investments LLC	March 11, 2014	March 16, 2016	\$ 712,650.00
Reflections Richfield Investments LLC	March 11, 2014	March 16, 2016	\$ 150,000.00

PERMIT PERFORMANCE BOND

	Held Since	Expiration Date	Amount
T-Mobile Central LLC Wireless Communication Tower	March 11, 2014	N/A	\$ 25,000.00

6 c

Village of Richfield
4128 Hubertus Road, Hubertus, WI
Village Board Meeting Minutes January 22, 2015
7:30 pm

1. Call to Order/ Roll Call

The meeting was called to order by Village President John Jeffords at 7:31 pm. A quorum of the Village Board was present. Present: Village President John Jeffords; Village Board of Trustees; Rock Brandner, Bill Collins, Dan Neu and Sandy Voss.

Also present: Village Administrator Jim Healy and Administrative Services Coordinator KateLynn Schmitt.

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. PUBLIC COMMENTS

No one spoke.

5. CONSENT AGENDA

- a. Vouchers for Payment
- b. Treasurer's Report
- c. Meeting Minutes:
 - i. December 18, 2014 – Regular Meeting
- d. New Operator Licenses

Motion by Trustee Neu to approve the Vouchers for Payment, Treasurer's Report, the Village Board Minutes from December 18th, and new appointed agent for Daniel Boone Conservation League, Inc.; Seconded by Trustee Brandner; Motion carried unanimously.

6. PUBLIC HEARING

- a. Discussion regarding Ordinance O2015-01-01, an ordinance amendment pertaining to legal, non-conforming properties in the Village.

Motion by Trustee Neu to open the public hearing; Seconded by Trustee Voss; Motion carried unanimously

Curtis Hulterstrum, 1075 Oconobanks Drive, spoke in favor of Ordinance O2015-01-01.

Motion by Trustee Voss to close the public hearing; Seconded by Trustee Neu; Motion carried unanimously.

7. DISCUSSION/ACTION ITEMS

- a. Discussion/Action regarding Ordinance O2015-01-01, an ordinance amendment pertaining to legal, non-conforming properties in the Village.

Motion by Trustee Neu to approve Ordinance O2015-01-01, an ordinance to allow the reconfiguration of legal, non-conforming properties in the Village of Richfield; Seconded by Trustee Brandner; Motion carried unanimously.

- b. Discussion/Action regarding the approval of a lot combination to create a two lot Certified Survey Map for the properties with Tax Keys: V10_0773009 and V10_0773008

Motion to by Trustee Voss to approve the proposed Certified Survey Map for Mr. Curtis Hulterstrum and Ms. Sharon Finger, indicated by Tax Keys: V10_0773008 and V10_0773009, prepared by Don Thoma RLS, subject to the General and Specific Conditions of Approval listed below:

Specific Conditions of Approval:

- 1. That prior to the Village signing the prepared CSM, Ordinance O2015-01-01, be formally adopted and enacted into legislation by the Village Board.

General Conditions of Approval:

1. The subdivider shall satisfy all comments, conditions, and concerns of the Village Engineer, the Village Planner, and all reviewing, objecting and approving bodies, including, but not limited to, the Wisconsin Department of Commerce per Ch. 236, Wisconsin Statutes and Ch. Comm. 85, Wisconsin Administrative Code; Wisconsin Department of Administration per Ch. 236, Wisconsin Statutes; and Washington County.
2. The subdivider shall, on demand, reimburse the Village all costs and expenses of any type that the Village incurs in connection with this development, including the cost of professional services incurred by the Village (including engineering, legal, planning and other consulting fees) for the review and preparation of required documents or attendance at meetings or other related professional services for this application, as well as to enforce the conditions in this conditional approval due to a violation of these conditions.
3. Any unpaid bills owed to the Village by the subject property owner or his or her tenants, operators or occupants, for reimbursement of professional fees (as described above); or for personal property taxes; or for real property taxes; or for licenses, permit fees, or any other fees owed to the Village; shall be placed upon the tax roll for the subject property if not paid within thirty (30) days of the billing by the Village, pursuant to Section 66.0627, Wisconsin Statutes. Such unpaid bills also constitute a breach of the requirements of this conditional approval that is subject to all remedies available to the Village, including possible cause for termination of this approval.

Seconded by Trustee Neu; Motion carried unanimously.

- c. **Discussion/Action regarding a proposal by the Richfield Historical Society for a five (5) year Comprehensive Plan for the Richfield Historical Park**

Motion by Trustee Brandner to approve the proposed Historical Park Master Plan as prepared by the Richfield Historical Society; Seconded by Trustee Neu; Motion carried unanimously.

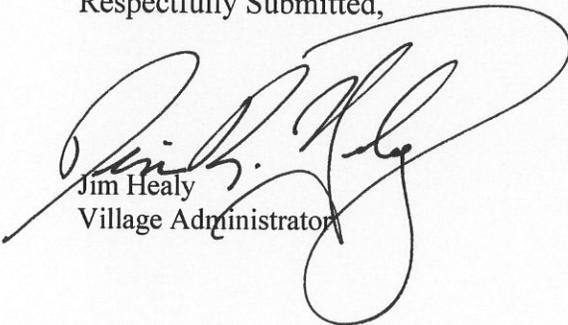
8. PUBLIC COMMENTS (...Continued)

No spoke

9. ADJOURNMENT

Motion by Trustee to adjourn the meeting at 7:53 pm by Trustee Voss; Seconded by Trustee Neu; Motion carried unanimously.

Respectfully Submitted,



Jim Healy
Village Administrator

6 d

February 19, 2015

Meeting

New Operator Licenses

Name	Place of Employment	Course or valid license	Recommendation
Eric R. Suminski	Sloppy Joes	Course	Approved
Kim J. Wolff	Fat Charlies	Course	Approved

8 a



VILLAGE OF RICHFIELD
VILLAGE BOARD COMMUNICATION FORM

8a.

MEETING DATE: February 19, 2015

SUBJECT: Ordinance O2015-02-01, an Ordinance to Amend the Village's Comprehensive Plan
DATE SUBMITTED: February 10, 2015
SUBMITTED BY: Jim Healy, Village Administrator

POLICY QUESTION: DOES THE VILLAGE BOARD WISH TO ADOPT BY ORDINANCE SEVERAL AMENDMENTS TO THE COMPREHENSIVE PLAN?

ISSUE SUMMARY:

In 1963 the Village, then Town, permitted by Conditional Use, the operation of mineral extraction on certain properties. Since approximately the early 1970s this Conditional Use Operation has been dormant. Currently, the below listed properties are zoned M-5, Mineral Extraction District. They are generally located in the southern part of the Village in predominately residential areas:

V10-098600A
V10-098500A
V10-0984001
V10-098400A
V10-1161

Please refer to the attachment for parcel details and locations on both Scenic and Willow Creek Road. Access to these quarry sites was from Country Trunk Highway (CTH) Q via a private road that is believed to have been constructed by Wissota Sand and Gravel Company, the operator at the time. The private road runs adjacent to the railroad tracks and crosses over Willow Creek Road. From there, trucks entered the properties in order to do the quarrying. On the parcel located on the west side of Scenic Road, an underground tunnel was constructed to process and move aggregate to the east side of Scenic Road.

On the Village's adopted Future Land Use Map, these same properties are shown as 'Quarry Redevelopment'. In our Village's Comprehensive Plan, Chapter 11: Community Vision and Implementation the description of 'Quarry Redevelopment' is simply listed as "[T]hese areas will be redeveloped for residential or recreational purposes...."

It is the opinion of Staff that the highest and best use of this property is single family residential. Both, Tax Keys: V10-1161 and V10-0984 are presently occupied by single family residences. In terms of development for the Village, it is the considered opinion of Staff that this is a textbook example of a 'Land Use Conflict'. Land Use Conflicts can develop over time when certain types of land uses are located inappropriately or where adequate buffering and/or screening is not provided between conflicting land uses. Such is the case with our now defunct quarry which is entirely surrounded by single family residential development, FEMA regulated and identified floodplains and other environmentally sensitive areas that fall within the Shore land-Overlay Zoning District.

It was the Plan Commission's policy decision in December to petition the Village Board to amend the Comprehensive Plan and in particular some text and Future Land Use Map (a component of the Comprehensive Plan) to show those previously identified parcels as 'Single Family' rather than 'Quarry Redevelopment'. At the conclusion of their discussion the following motion was made:

Motion by Vice-Chairman Berghammer to direct Staff to prepare a petition to the Village Board, including a formal 'Public Participation Plan', for their consideration to amend the Future Land Use Map to change those parcels along Scenic Road and Willow Creek Road from 'Quarry Redevelopment' to 'Single Family Residential'. Seconded by Trustee Collins; Motion passed without objection.



VILLAGE OF RICHFIELD
VILLAGE BOARD COMMUNICATION FORM

8a

MEETING DATE: February 19, 2015

SUBJECT: Ordinance O2015-02-01, an Ordinance to Amend the Village's Comprehensive Plan
DATE SUBMITTED: February 10, 2015
SUBMITTED BY: Jim Healy, Village Administrator

At the December 18, 2014 Village Board meeting, pursuant to the direction given to them by the Plan Commission, Staff prepared a Public Participation Plan which was adopted by the Village Board with the following motion:

Motion by Trustee Brandner to direct Staff to implement the Public Participation Plan as presented and to direct the matter to the Plan Commission for completion to amend the Future Land Use Map to change those parcels along Scenic Road and Willow Creek Road from 'Quarry Redevelopment' to 'Single Family Residential'. Seconded by Trustee Neu. Motion carried unanimously.

On January 8, 2015 the Plan Commission met at their regularly scheduled meeting and adopted by Resolution a declaration to amend multiple sections of the Village's Future Land Use Map and Comprehensive Plan by the following motion:

Motion by Vice-Chairman Berghammer to approve Resolution R2015-01-01, a Resolution to amend multiple sections of the Comprehensive Plan and to direct Staff to fulfill requirements of Wisconsin State Statutes for giving notice of the proposed Public Hearing on February 19, 2015 at 7:30PM; Seconded by Commissioner Melzer; Motion passed without objection.

The remaining steps left to amend the Future Land Use Map are as follows:

- December 4: Plan Commission (PC) petition to the Village Board (VB) - DONE
- December 18: VB acknowledges petition and adopts Public Participation Plan and refers matter back to PC - DONE
- January 8: PC acknowledges that the requirements of public participation plan have been satisfied and discussion/action on possible resolution.
- January 10: Staff fulfills requirements of State Statutes for giving notice of PC action and Public Hearing - DONE
- February 19: VB holds Public Hearing and potentially adopts by ordinance the Comp. Plan Amendment

Tonight the Staff has scheduled the required Public Hearing for the adoption of the proposed Comprehensive Plan ordinance amendment. Also, pursuant to the Public Hearing notice, the Village Staff has received no communications from the public or any objecting agencies regarding the proposed changes.

FISCAL IMPACT:

REVIEWED BY: 
Village Deputy Treasurer

Initial Project Costs: N/A
Future Ongoing Costs: N/A
Physical Impact (on people/space): Single Family Residential Development
Residual or Support/Overhead/Fringe Costs: N/A

ATTACHMENTS:

1. Ordinance O2015-02-01, an Ordinance to amend multiple sections of the Comprehensive Plan



VILLAGE OF RICHFIELD
VILLAGE BOARD COMMUNICATION FORM

8a

MEETING DATE: February 19, 2015

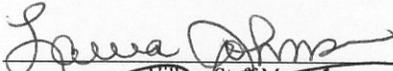
SUBJECT: Ordinance O2015-02-01, an Ordinance to Amend the Village's Comprehensive Plan
DATE SUBMITTED: February 10, 2015
SUBMITTED BY: Jim Healy, Village Administrator

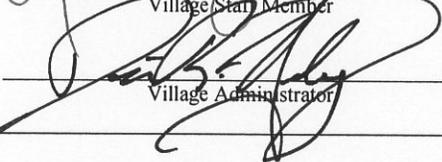
STAFF RECOMMENDATION:

Motion to approve Ordinance O2015-02-01, an Ordinance to amend multiple sections of the Comprehensive Plan.

APPROVED FOR SUBMITTAL BY:

VILLAGE CLERK USE ONLY
BOARD ACTION TAKEN



Village Staff Member


Village Administrator

Resolution No. _____
Ordinance No. _____
Approved _____
Other _____

Continued To: _____
Referred To: _____
Denied _____
File No. _____

ORDINANCE 2015-02-01

AN ORDINANCE AMENDING THE VILLAGE'S COMPREHENSIVE PLAN

WHEREAS, the Village Board is authorized by state law to adopt a comprehensive plan as defined in sections 66.1001(1)(a) and 66.1001(2) of the Wisconsin Statutes and to amend it from time to time;

WHEREAS, the Village Board adopted an update to the original comprehensive plan adopted on November 18, 2004 during the summer of 2014; and

WHEREAS, the Village's Plan Commission submitted a petition to the Village Board consistent with the application procedures and requirements established by the Village; and

WHEREAS, that petition seeks to change the land-use designation of several parcels of land located off of Scenic Road and Willow Creek Road from "Quarry Redevelopment" to "Single-Family" on the Village's 20-year Future Land Use Maps and various other minor text amendments for consistency; and

WHEREAS, the Richfield Plan Commission, by majority vote of the entire commission, has adopted a resolution (R2015-01-01) recommending to the Village Board the amendment of the 10- and 20-year future land use maps in the comprehensive plan;

WHEREAS, the Village Board has conducted a public hearing regarding the recommended revisions to the comprehensive plan on February 19, 2015, upon due notice in compliance with the requirements of sections 66.1001(4)(d), 66.1001(4)(e), and 66.1001(4)(f) of the Wisconsin Statutes;

WHEREAS, the Village Board finds that the comprehensive plan, with the recommended revisions, contains all of the required elements specified in section 66.1001(2) of the Wisconsin Statutes; the comprehensive plan, with the recommended revisions, is internally consistent; and that all procedural requirements and notice requirements have been satisfied;

WHEREAS, the Village Board has carefully reviewed the recommendation of the Richfield Plan Commission and has given the matter due consideration, including consideration of the plan components relating to issues and opportunities, housing, transportation, utilities and community facilities, agricultural, natural and cultural resources, economic development, intergovernmental cooperation, land use, and implementation; and

WHEREAS, the Village Board now determines that the comprehensive plan, with the recommended revisions, will serve the general purposes of guiding and accomplishing a coordinated, adjusted and harmonious development of the Village of Richfield which will, in

accordance with existing and future needs, best promote public health, safety, morals, order, convenience, prosperity and general welfare, as well as efficiency and economy in the process of development.

NOW THEREFORE, the Village Board of the Village of Richfield ordain as follows:

Section 1: Repeal the 20 Year Future Land Use Map of the Comprehensive Plan that is titled and recreate it as shown in Exhibit A, which is attached hereto.

Section 2: Create text in Chapter 9 of the comprehensive plan that is titled "Existing Land Use", Section 9, entitled "Opportunities for Redevelopment" and create it as shown in Exhibit B, which is attached hereto.

Section 3: The Village Clerk shall send a copy of this ordinance to each of the following:

- a. the county clerk for Washington and Waukesha counties;
- b. the clerk of every local government unit that is adjacent to the Village;
- c. Wisconsin Land Council;
- d. State of Wisconsin Department of Administration;
- e. Southeastern Wisconsin Regional Planning Commission; and
- f. those public libraries that serve the Village.

Section 4. The several sections of this ordinance are declared to be severable. If any section or portion thereof shall be declared by a court of competent jurisdiction to be invalid, unlawful, or unenforceable, such decision shall apply only to the specific section or portion thereof directly specified in the decision, and shall not affect the validity of any other provisions, sections, or portions thereof of the ordinance. The remainder of the ordinance shall remain in full force and effect. Any other ordinances whose terms are in conflict with the provisions of this ordinance are hereby repealed to those terms that conflict.

Section 5. This ordinance shall be in full force and effect from and after its passage and posting or publication as provided by law.

Passed and adopted this 19th day of February 2015

John Jeffords, Village President

ATTEST:

Jim Healy, Administrator/Clerk/Treasurer

Trends in Land Prices

Historical trends have demonstrated that land prices have steadily increased in Richfield. This trend is expected to continue as the community continues to be discovered by people moving out to the area.

What is particularly impressive is the value of residential development in the Village. In 2013, Residential development accounts for \$1,324,052,500 of the assessed value in the Village. Table 9-6 provides a breakdown of residential property values. This table includes the value of vacant residential land. The average residential property value in Richfield is \$279,690.

As land prices continue to increase, it is anticipated that most remaining farmers will seek ways to sell their acreage for development or sell their development rights. This is not to say that farming will disappear from the landscape. To the contrary, it is anticipated that hobby farms, niche farms, and other operations will remain.

One potential concern that does exist with respect to land prices in the Village is the fact most new housing is of similar value, which may over saturate the market and affect resale values. To offset this, the development of some alternative housing choices (e.g., condos, townhomes, senior housing) could be pursued to provide a greater balance in the community.

Exhibit "B"

Table 9-6. Residential Property Values: 2012

Home Values (Assessed)	Number of Properties
\$0-\$100,000	17
\$100,001-\$200,000	661
\$200,001-\$300,000	1,839
\$300,001-\$400,000	1,084
\$400,001-\$500,000	465
\$500,001 and more	263
Totals	4,329

Source: Associated Appraisals, 2013

9. Opportunities for Redevelopment

The Smart Growth Law requires that communities examine opportunities for redevelopment of blighted, underdeveloped, or other areas of a community. This is different from opportunities for new development on farm fields or lands that have never been built upon. This would involve the revitalization of commercial areas, redevelopment of areas to accommodate different (or more) types of development. There are two areas in the Village that have the greatest potential for redevelopment – the hamlet areas and local quarry sites. Some of the unincorporated hamlets (e.g., Hubertus and Richfield) have already seen investment in older buildings for restoration and revitalization. Opportunities exist for additional commercial development to occupy vacant storefronts in the plazas or infill vacant lots. The conversion of some houses in these areas into office spaces for realtors, physicians, or other professional uses is also possible.

With respect to local quarries, the opportunity exists to redevelop these sites (once the quarry operation activities cease) into residential developments or recreation areas. Such development will be based on the reclamation plan completed for each local quarry operation. The Village currently does not have any properties shown as 'Quarry Redevelopment' on the adopted Future Land Use Map, but it is anticipated that once operations cease on STH 175, the map will be amended to reflect the change in operational status.

When any redevelopment opportunity arises, the Village will rely on zoning requirements, site plan review, and this plan as tools to oversee these activities.

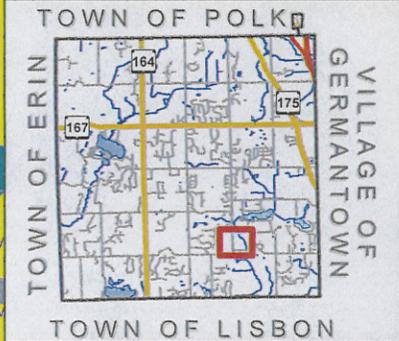
Current Future Land Use: 2014-2033

Legend

- Single Family
- Two Family
- Walkable Hamlet Mixed Use
- Commercial
- Limited Commercial
- Business Mixed Use
- Neighborhood Activity Center
- Office/Light Industrial
- Industrial
- Public Roadway
- Institutional
- Utility
- Railroad
- Quarry
- Quarry Redevelopment
- Recreational
- Water
- Woodlands
- Wetland
- Environmental Corridor (Overlay)



0.1
Mile



This GAI GIS map contains information including but not limited to Washington County. This data is subject to constant change. GAI makes no warranties or guarantees, either expressed or implied, as to the accuracy or correctness of this data, nor accepts any liability arising from any incorrect, incomplete or misleading information contained therein.

10/2019 R:\GIS\Maping\Richfield\GIS\Projects\Current\Map\Map_2014-2033_LU_Change\Change_2014-2033_Correl.net

Information provided by Danah Zoulek 2/13/2015

Questions and Answers about the proposed Reclamation of 609 Scenic Road

Where is the site? 609 Scenic Rd, Hubertus, WI 53033, Located on the west side of the road between Willow Creek Road and W. Lakeview Road

What is proposed? The development of between 2 to 6 residential, country estate zoned, lots.

How large is the site? 40 Acres

Who owns the property? The Holz Estate

Who is buying the site? Village residents, Thomas and Danah Zoulek. Tom owns Mid City Plumbing and Heating Inc. out of Butler, WI, is a graduate of MSOE, a licensed Professional Engineer and Master Plumber. Danah, is a local photographer with a studio located at 2996 Beechwood Industrial Court (Chalet Shopping Center) in Hubertus, is a graduate of UWM and an Army Combat Veteran (OIF).

What is the site zoned? M5 extractive district.

<input checked="" type="checkbox"/>	70.205 M-5 Extractive District.
<p>A. Intent. The M-5 extractive district is intended to provide for the orderly continuation or restoration of quarries or other extractive and related operations in existence on the effective date of the ordinance from which this chapter is derived and to provide for the location in appropriate places of new extractive operations that provide maximum protection to the natural environment. This M-5 district further provides for the restoration of quarries in a manner that will not deteriorate the natural environment.</p> <p>B. Permitted principal uses. There are no permitted principal uses in the M-5 district.</p> <p>C. Permitted accessory uses (see section 70.186). There are no permitted accessory uses in the M-5 district.</p> <p>D. Conditional uses (see section 70.241). Conditional uses in the M-5 district are as follows:</p> <ol style="list-style-type: none">1. Mining or extraction of rock, slate, gravel, sand, topsoil, and other minerals.2. Processing, refining, and washing of rock, slate, sand, or minerals.3. Processing or storage of topsoil.4. Storage of any of the mineral products listed in subsections D(1) and (2) of this section.5. The onsite processing, conversion or packaging of the materials extracted including manufacturing of cement and bituminous concrete products, lime, and the initial preparation of concrete as a ready-mix.	

What does the Village of Richfield 20 year Comprehensive Plan call for?

The current plan adopted in 2014 calls for the properties zoned M5 along Scenic Road to be redeveloped. They are called “Quarry Redevelopment” parcels.

In December 2014 and just weeks after we meet with the Village to discuss the proposed development, the Village began and is currently in the process of modifying the 2014 Comprehensive plan in regards to these Quarry Redevelopment areas. The Village is proposing to eliminate the Quarry Redevelopment classification and reclassify these parcels as "Single Family Dwelling" This prevents the potential use of these lands as a quarry. That is fine with us. However, it does not resolve the issue that these abandoned quarries were never restored and the area is considered unsafe by State, Federal and even our local statutes.

History, Background and Reclamation

In 1963 the Town of Richfield granted a 10 year conditional permitted use permit for the open pit extraction and processing of construction aggregates. The Holz Family leased their property to Wissota Sand and Gravel for this reason. As part of this permit, and as similar to current WDNR Chapter 135 reclamation standards, the pit was to have proper filling and side sloping to allow for a safe landscape upon extraction completion. Side slope grades were and are to be at minimum 3 feet of horizontal run to 1 foot of vertical rise, or less. Topsoil and mulching (stabilization of the finish grade) was to be placed on top of the final rough grading along with a tree line around the perimeter of the property. When the pit was closed the procedures set forth in the conditional permitted use permit called for Town of Richfield to be responsible for inspection and implementation of the site reclamation. This reclamation was never performed.

Why is reclamation important to the Community?

Reclamation is the systematic and engineered reconstruction of the extraction area to provide an environmentally balanced and safe landscape. The reclamation activity eliminates hazards such as steep grades and drop offs and provides surface and ground water management along with erosion control.

The WDNR now requires reclamation on all pits and mines that were in operation after 2001. These plans serve as the tool to guarantee public safety and environmental protection.

What type of housing is being considered under this proposal? Where? When?

2 to 6 single family homes with lots ranging in size of 1.5 to 20 acres. No public roadways would be developed, all homes would have private drives off of Scenic Road. Lots would be sold as soon as restoration operations are complete and proper zoning changes are complete. Home construction would be required within two years of property purchase.

What is involved in the reclamation of 609 Scenic Road?

The site needs to have clean fill material imported to allow for proper filling and side sloping. This will allow for the safe landscape and developable area for up to 6 estate sized, single family lots. The fill would be placed in a phased plan and areas would be landscaped and restored as grading operations are completed.

Typically a combination of fill and overburden are used for reclamation. However, there is no available overburden on site. The small amount of overburden that was removed and placed around the perimeter is where the perimeter tree line was planted.

When would the grading operation start? Spring of 2015

Operating hours? Between the hours of 7am-5pm Monday thru Fridays.

Does the Village have to approve, i.e. “permit”, the proposed reclamation operation?

Grading operations require review and approval for storm water and construction erosion management.

Storm water: Pre 1963 and prior to extraction this 40 acre parcel was a farm field at an elevation approximately 70 feet higher than the base of existing quarry. Based on the minor amount of overburden it is presumed that there was only a small layer of sandy silt loams and organics covering the aggregates. Surface water would have infiltrated quickly. Under heavy loading surface drainage would have sheeted primarily to the northeast corner of the property and discharged to the Bark River watershed.

Currently storm water runoff is contained within the excavated area and enters the aquifer via infiltration. There is no open or standing water within the excavated area.

The overall storm water discharge rate will be unchanged during and after the reclamation. We are planning to construct a dry infiltration area near the center of the property to maintain the infiltration to aquifer. Reclamation will improve the storm water runoff that infiltrates the aquifer.

Erosion Control: The Village can, should and we will create and comply with an erosion control plan for the grading operation. The erosion control plan covers such items as the stabilization of the graded areas, surface water run-off, dust control and street sweeping.

We will provide the Village a plan for the proposed final grades. Our plan is to take approximately 5 years to import the necessary fill. The goal is to fill, grade, stabilize and subdivide the site in the shortest time possible.

What type of fill will be allowed:

The Wisconsin DNR has listed what materials are considered to be clean fill. Those materials are listed in WI DNR500.08 (2) (a). Clean soil, brick, building stone, concrete, reinforced concrete, broken pavement, and wood that is untreated and unpainted.

We will not be accepting wood as part of the fill material.

Where will the fill be coming from:

Fill be coming from local utility, grading and excavation contractors. Fill, typically called spoil, will be generated from local municipal infrastructure and road building projects, WI DOT projects and private commercial and industrial building sites.

Fill is only accepted from contractors that have signed contractual agreements with the grading entity. These contracts will advise the contractors to working hours, routes, accepted materials, required insurance policies, noise control, etc... Contractors delivering spoil must sign off as to where the spoil is coming from and before any spoil is dumped those locations are cross referenced to a WDNR database for contaminated soils.

Does the Village have authority over fill operations?

The Village has the authority to review and permit the erosion control and storm water management as part of the filling operation. We will not be doing any mining on the site so conditional permitted use permit is not needed for mining operations. This work is being considered a grading operation. As like other residential and commercial developments it is common that fill is needed to achieve the necessary grade. This site is not buildable or safe as it stands according to the Village, County, State and Federal government.

What is a Public Nuisance:

According to the Village of Richfield municipal statutes, Chapter 275 regarding Peace and Good Order and Chapter 263 regarding Public Nuisances, the excavation allowed by the Village under the conditional permitted used permit is a public nuisance.

Chapter 275 Article 3 addresses excavations that are considered dangerous. According to Tom Portal, who is the top official for the WDNR regarding nonmetallic mining, along with officials from federal agency MSHA (Mine Safety and Health Administration) this abandoned quarry is considered a public danger due to the open excavations.

Chapter 263 Article 5 addresses public nuisances the affect health. Open pits are public nuisances.

§ 275-3 Open cisterns, wells, basements or other dangerous excavations.

No person shall have or permit on any premises owned or occupied by him or her any open cisterns, cesspools, wells, unused basements, excavations, or other dangerous openings. All such places shall be filled, securely covered, or fastened in such manner as to prevent injury to any person, and any cover shall be of a design, size, and weight that the cover cannot be removed by small children.

§ 263-5 Public nuisances affecting health.

The following acts, omissions, places, conditions, and things are specifically declared to be public health nuisances, but such enumeration shall not be construed to exclude other health nuisances coming within the definitions of § 263-2:

(12)

Open pits, basements, wells, and excavations. All open and unguarded pits, wells, excavations, and basements.

So why is the buyer asking for any Village approvals?

The Scenic Pit LLC wishes to work collaboratively with the Village in order to be “good neighbors”. In addition, their fill operation will result in achieving the long-term Village goals of securing a reclaimed quarry per their 20 Year Comprehensive Plan that was published in 2014.

What are the goals of the village for this property?

As of right now, according to the 20 Year Comprehensive Plan, the Village wants the quarries along Scenic Road to be reclaimed so that they are in compliance with the restoration plan from 1963 signed with Wisconsin Sand and Gravel. Upon our inquiry the village took to legal counsel and have since been advised to change the language in the 20 year comprehensive plan from mine reclamation to single family residential.

Why can't the Village just buy the property and leave it as is?

The owner has not offered to sell the property to the Village. Some of the existing conditions of the property create erosion control and safety problems for an owner without some site stabilization or other measures that create substantial immediate costs. The US Department of Labor, Mine Safety, and Health Administration (MSHA) has a federal campaign promoting the restoration of these abandoned mines. It would be irresponsible for the Village to expect that this property remains “as is” and be rezoned to a single family residential property. In WI we have had deaths due to the dangers of abandoned quarries and mines. More information on abandoned mine safety can be found at:

www.msha.gov/SOSA/SOSAhome.asp

People dump their trash off the side of the road into the pit and the current owners have told stories of the nuisances the pit attracts. There is still a large horizontal concrete shaft that runs under Scenic Rd and although we've expressed our concern for the safety of the road and the old structure that will eventually collapse underneath.

The fact is, we are following the 20 year Comprehensive Plan and preserving the Village's “Country Way of Life” by restoring this scar in the earth and returning it to a more uniformed appearance with the surrounding neighborhoods and residences.

Where would the trucks access the site?

The Scenic Pit LLC would exclusively use Colgate Road to Willow Creek to Scenic Road to gain entrance to the site. This entrance would be designed and constructed in a manner acceptable to the Village's requirements for driveways. Zoulek Construction would be responsible to clean the street on a daily or as needed basis.

What about noise?

The filling operation will primarily consist of trucks dumping their spoil and one or two pieces of heavy equipment grading as necessary. The fill area is located at or below the street level with a heavy tree line located around the perimeter of the property. These elements create a great sound buffer. Truck drivers must not bang truck gates. Backup alarms are required by OSHA but operations will be conducted to

minimize this noise. Truck drivers will not be allowed to use “jake breaking”, i.e. using engine gears to slow down versus brakes.

When can I learn about this project?

Open House February 19th at 7:30pm

Some Rumors to Dispell:

Are we re-opening the quarry?

No, we are not re-opening a quarry. We have no interest in mining the quarry (per its current zoning which permits mining with a conditional use permit). We simply are looking at this project as a grading project necessary to subdivide the property into 2-6 parcels.

In September, 2014 we approached the Village Administer, Jim Healy, about redeveloping the site including importing clean fill to complete the project. At that time, he told us clean fill is allowable under M5 zoning district.

Are we opening a “landfill” as a letter to the sellers from the Village stated?

No, we are not, and would not open a landfill in our neighborhood. We live in this community, our children go to Amy Belle School and we plan to build our future home at this site and have horses that will rely on the grass that is grown from the soil. A tipping site for acceptable waste material that is environmentally safe is not a landfill. A landfill is a site that collects trash and garbage.

Do we currently own the property at 609 Scenic Rd?

We have an accepted offer, money invested and are set to close in the near future.

How long have you had an accepted offer?

Since October of 2014

Who is doing the filling and grading?

Danah and Tom will be operating the construction entity, the Scenic Pit, LLC, which is a service disabled, veteran owned small business, to reclaim the site.

How does this benefit the Village?

We are restoring an abandoned mine. Our community will be safer, more beautiful, and not have the hazard of the dangers abandoned mines bring. This is in line with the vision of “Our Quality, Country Way of Life”.

Who can you contact with questions? Tom and Danah Zoulek 262-355-6078
tzoulek@midcityplumbing.com or danah@danahzoulek.com

The Village Public Hearing is Thursday, February 19th at 7:30pm
Thank you!





Future Country Estates
NOT A QUARRY!

Improving and Restoring Our
"Country Way of Life"

We Value Our Neighbors and Safe Community

What we believe you should know about the old gravel pit:

Abandoned Mines are DANGEROUS!

The U.S. Department of Labor, Mine Safety and Health Administration (MSHA) has a national campaign to educate communities about the dangers of mines.

<http://www.msha.gov/SOSA/SOSAhome.asp>

OUR PLAN for the gravel pit along Scenic Rd

Future site of Country Estates

We are residents of Richfield and plan to build our future home at this property.

We DO NOT have any plans to open a quarry!

We DO NOT want to disrupt our community. In fact we are trying to improve our community.



The Village is opposing our plans to bring in clean fill to grade out the property for future development (DNR APPROVED materials that ARE NOT contaminated).

In fact the current 20 Year Comprehensive Plan for the Village of Richfield is for these quarries to be reclaimed! Now that we are proposing to reclaim and restore the quarry the Village has made a motion to change the Comprehensive Plan AFTER our accepted offer to purchase. This property is zoned M5 Mineral Extraction District. Our plans for the pit would expedite the restoration process and prevent other buyers from mining it (which the current zoning allows).



HEY, KIDS!

LET'S TALK ABOUT MINING

Did you know that mining is an important part of our daily lives? Mines are located in all 50 states. Over half of the electricity generated in this country comes from coal. Sand, gravel, limestone and other rock products are used in construction. Salt is used in food preparation, as well as to keep wintry roads free of ice. Gold, silver, iron and copper are just a few of the minerals used to make products that are all around us.

Can you name some other products we use each day that come from mining? Can you name the minerals mined where you live?

Did you know that active and abandoned mines can be dangerous places?

While miners are trained to work responsibly and safely, the rest of us may not be able to recognize the dangers that exist at mine sites. Here are a few:

- ✗ hidden openings
- ✗ unstable ladders
- ✗ rotten timbers
- ✗ deadly gases
- ✗ misfired explosives
- ✗ poisonous snakes

Mines Are Not Playgrounds

TAKE THE SAFETY PLEDGE

Become a partner
in the Mine Hazard
Awareness Campaign

"Stay Out—Stay Alive"

I will stay away from active and abandoned mine sites and quarries and tell my friends about the dangers that exist in these places.

Write your name here

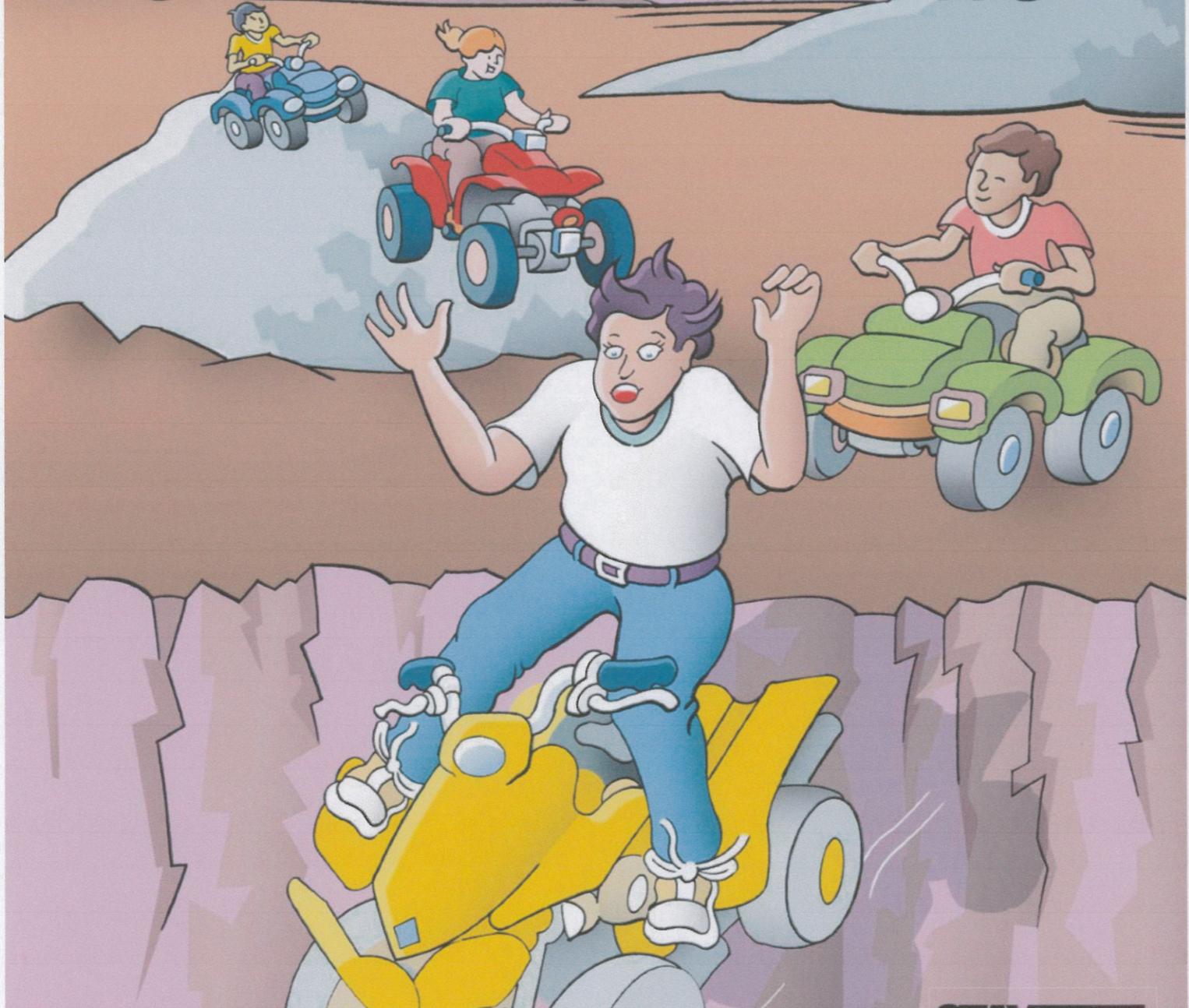
Want more information?

Visit the Mine Safety and Health
Administration's website:
www.msha.gov





STAY AWAY FROM SAND AND GRAVEL PITS



**There are many hidden dangers.
What you can't see can hurt or kill you!**



**STAY OUT
STAY ALIVE**

U.S. Department of Labor, Mine Safety and Health Administration, www.msha.gov



Fatal Accident Summaries for 2011

Man Falls Into Limestone Quarry

The body of a missing University of Wisconsin-Whitewater junior has been found at a limestone quarry after an apparent fall.

The Walworth County Sheriff's Office said the body of the 20-year-old victim was found on Monday at about 7:30 a.m.

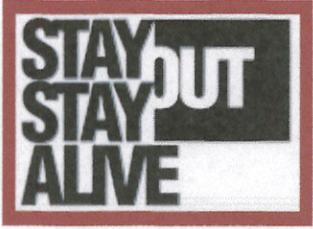
Lisa Otterbacher, of Whitewater Police Department, said that a tip led authorities to a limestone quarry.

"We got a tip this morning and that's where our detectives went and that's where we found him," she said.

The body was located at the base of a gravel pit in the quarry. Authorities said that an initial investigation indicates he had fallen from a ledge. They say foul play isn't suspected.

An autopsy is scheduled for Tuesday morning.

Source: Channel 3000



*Fatal Accident Summaries
for 2008*

July 20, 2008

A 21-year-old Dresser man lost his life Sunday evening in an incident involving the "aggressive and purposely erratic driving" of a Geo Metro on private property at the Dresser Trap Rock Quarry.

The victim was pronounced dead at the scene by EMS personnel, according to the Polk County Sheriff's office.

One passenger in the car was airlifted to Regions Hospital for a severed ear and head injuries and another was transferred to Osceola Medical center for head and collarbone injuries. Two other passengers were uninjured.

There did not appear to be any seatbelts used by the occupants of the vehicle, according to Sheriff Tim Moore.

Source: Inter-County Leader (Frederic, WI)



*Fatal Accident Summaries
for 2007*

July 5, 2007

A 22 year-old man was killed when his truck plunged over the edge of a Springfield, Wisconsin quarry. Five others were injured when the vehicle fell 70 feet into the quarry after they watched a July Fourth fireworks display last night.

Authorities believe the driver might have been mistaken about his location on the property. The entrance to the quarry is blocked by a locked gate.

All five passengers, aged 20-22, were taken to University Hospital in Madison, where one is listed in critical condition.

Danah,

Thanks for the pictures. Below is contact info I said I would send.

Department of Safety and Professional Services (DSPS) <http://dps.wi.gov/Home>

The Mine Safety program is administered by the Department of Safety and Professional Services (DPS) - Industry Services, <http://dps.wi.gov/programs/industry-services>. Their charge is to train operators to ensure compliance with state and federal - MSHA requirements and liaison with the federal Mine Safety and Health Administration (MSHA) <http://www.msha.gov>. DPS also inspects mining operations, responds to complaints, and enforces state codes (see below).

Administrative codes

SPS 307 Explosive Materials - state codes that regulate aspects of blasting. https://docs.legis.wisconsin.gov/code/admin_code/safety_and_environment/301_319/307.pdf
This one might be more to the point.

SPS 308 Mines, Pits and Quarries. https://docs.legis.wisconsin.gov/code/admin_code/safety_and_environment/301_319/308.pdf

- For more information blasting, permits and regulations please see <http://dps.wi.gov/>.
- For more information and a map showing which inspector is designated for your county please see: http://165.189.64.111/Documents/Industry%20Services/Maps/Mine_Explosives%20Map.pdf

I have worked with Pat Murphy in the past - he is very knowledgeable

414 852-3648

- hopefully you can get some information from DSPS or perhaps MSHA that can be presented and affect the situation.

Hope this helps

Tom

We are committed to service excellence.

Visit our survey at <http://dps.wi.gov/customer survey> to evaluate how I did.

Tom Portie

Phone: 608/267-0877

thomas.portie@wisconsin.gov

From: danahzoulekphotography@gmail.com [mailto:danahzoulekphotography@gmail.com] **On Behalf Of** Danah Zoulek

Sent: Thursday, February 05, 2015 5:43 PM

To: Portie, Thomas L - DNR

Subject: Old quarry in Richfield

1/3/15

Part I.

Issues than can occur when mines are abandoned

(Much of the below language comes from the Environmental Assessment for (EA) supporting rule package for Adoption of NR 135. Some from the WDNR webpage.

Background: There is an unfortunate legacy of abandoned mines in Wisconsin due, in part, to the previous absence of reclamation requirements. Abandoned sites are typically unstable and are often safety hazards, environmental threats, attractive nuisances and eyesores. Abandoned mines can result in a loss of productive land use, become dumping grounds for illegal solid waste, show evident loss in wildlife habitat value may contribute to the pollution of waterways and can cause los or degradation of fish and wildlife habitat. They pose aesthetic and economic negatives as well. For example, decreased tax revenues at such sites often have a negative impact on the property value of adjacent landowners. Worse, such sites may present safety hazards that create situations resulting in personal injury or even loss of life.

Abandoned Mine and Quarry Accidents Claim 20 to 30 Lives per Year

<http://geology.com/articles/abandoned-mines.shtml>

Excerpt I.a. From Environmental Assessment for (EA) for Adoption of NR 135 for nonmetallic mining reclamation (attached pdf)

a.k.a. NR 135 EA

Public health and safety would be protected by a reduction in the number of abandoned pits that attract dumping, and in fewer hazards related to highwalls.

As a result of

Excerpt II. From NR 135 EA.

Beyond the visual scars, other concerns related to nonmetallic mining sites include either a short-term or a long-term loss of wildlife habitat and other productive and sustainable land uses result from improperly reclaimed or abandoned nonmetallic mines. Less obvious and perhaps more important are sedimentation of receiving waters and fugitive dust that result from erosion due to wind and water.

When abandoned mines are left in an unstable state the first evidence of problems is often the formation of rills and gullies due to surface water erosion with potential impacts to surface waters and aquatic habitat. Another problem, especially in rural areas, is the illegal and improper dumping of solid - and in some cases hazardous - wastes at abandoned nonmetallic mining sites. This has and continues to present public health and safety hazards, as well as threats to the groundwater and surface water resources. Abandoned sites can also be attractive nuisances and safety hazards especially when high walls remain after mining has been completed. In addition, eroding abandoned mines sometimes have resulted in large quantities of sediment encroaching on neighboring properties, leading to annoyance and loss of beneficial land use.

ANTICIPATED ENVIRONMENTAL EFFECTS OF THE RULE

Direct Effects

The rule requires the reclamation of mines upon the cessation of mining. This reclamation will result in a productive or beneficial land use with a surface that is stable and not susceptible to erosion. Thus, erosion and sedimentation will be reduced or eliminated. To the extent practicable, the reclamation of mining sites will entail grading and regrading so as to result in a stable surface which is capable of supporting the land use approved in the reclamation plan. This, in turn, will tend to result in a landscape that is compatible with the pre-mining landscape and one which, depending on the type of mining, will often tend to blend in with the surrounding topography.

To ensure the success of revegetation the rule will require that an adequate supply of uncontaminated topsoil be stored, protected and eventually replaced at the mining site.

Why should nonmetallic mining sites be reclaimed?

While the a legacy of abandoned mines in Wisconsin cannot be entirely eliminated, the reclamation rule, NR 135, and other measures have resulted in both preventing future abandoned sites and in some reclamation of pre-law sites.

Excerpt III. From NR 135 EA.

Ground and surface water quality will be better protected due to the reduction in mine site runoff. Fewer abandoned mine sites will result in less illegal waste dumping, the deterrence to dumping actually have a reclaimed site it is no longer a "waste place". Illegal dumping is attracted to sites that appear neglected and abandoned as opposed to an attractive and well used area. The combined effect of eliminating abandoned sites will also improve the aesthetics, result in productive post-mining land use and will result in water quality benefits.

Revegetation and other soil stabilization measures will result in less soil erosion caused by wind. Fugitive dust emissions will therefore be reduced.

Summary:

Ideally, the reclamation of nonmetallic mines according to approved plans will result in environmental protection, stable non-eroding sites, productive end land uses and potential to enhance habitat and increase land values and tax revenues. Reclamation of nonmetallic mines protects the environment through reduced erosion and wildlife habitat, allows productive end land uses, and has the potential to increase land values and tax revenues.

The goals of reclamation are: (a) To rehabilitate sites where nonmetallic mining takes place after the effective date of an applicable reclamation ordinance, in order to promote the removal or reuse of nonmetallic mining refuse, removal of roads no longer in use, grading of the nonmetallic mining site, replacement of topsoil, stabilization of soil conditions, establishment of vegetative cover, control of surface water flow and groundwater withdrawal, prevention of environmental pollution, development and reclamation of existing nonmetallic mining sites, and development and restoration of plant, fish and wildlife habitat if needed to comply with an approved reclamation plan.

Good reclamation will increase the economic, biological and/or recreational value of the land.

What about "natural revegetation? (A myth?)- Isn't it true that these sites will simply "self-reclaim" if left alone?

"...conditions are drastically different and more hostile than those found in the surrounding area. Only those plants tolerate harsh conditions can survive". Generally speaking development of the plant community clearly is delayed thus increasing the risk of site erosion and sedimentation impacts to waters of the state. Plant diversity and overall site productivity, thus capability of supporting a productive and stable post mining land use is compromised.

Part II.

IRoad safety/Stabiity Concern

WisDOT <http://www.dot.wisconsin.gov/safety/motorist/roaddesign/>

WDNR liasion

<http://dnr.wi.gov/topic/Sectors/TransportationSector.html>

Stay away from sand and gravel pits.



What you can't see
can hurt or kill you!

8 b



VILLAGE OF RICHFIELD
VILLAGE BOARD COMMUNICATION FORM

8b.

MEETING DATE: February 19, 2015

SUBJECT: Rezoning of Properties M-5 to Rs-1 & Rs-1R
DATE SUBMITTED: February 10, 2015
SUBMITTED BY: Jim Healy, Village Administrator

POLICY QUESTION: DOES THE VILLAGE BOARD WISH TO RECOMMEND TO THE PLAN COMMISSION THE REZONING OF SEVERAL PROPERTIES ALONG SCENIC ROAD AND WILLOW CREEK ROAD FROM M-5, MINERAL EXTRACTION DISTRICT TO RS-1, COUNTY ESTATES AND RS-1R, COUNTRY ESTATES/REMNANT PARCEL DISTRICT?

ISSUE SUMMARY:

The Village Board over the last few months has been working in concert with the Plan Commission on several amendments to the Village's Comprehensive Plan. The changes, as you know, were to take parcels that were previously shown on the Future Land Use Map as 'Quarry Redevelopment' and have them changed to 'Single Family'.

As the Village nears the end of that process, the opportunity exists for the Village to make our Official Zoning Map consistent with our Comprehensive Plan by changing the designations from M-5, Mineral Extraction District to Rs-1, Country Estates District and Rs-1R, Country Estates/Remnant Parcel District. At the request of Village President Jeffords, this matter is before the Board tonight for its consideration to recommend to the Plan Commission the scheduling of a Public Hearing in March.

FISCAL IMPACT:

REVIEWED BY: Kathleen Smith
Village Deputy Treasurer

Initial Project Costs: Administrative
Future Ongoing Costs: N/A
Physical Impact (on people/space): Potential Single-Family Development
Residual or Support/Overhead/Fringe Costs: N/A

ATTACHMENTS:

1. DRAFT Public Hearing Notice for Rezoning
2. DRAFT Ordinance for Rezoning
3. GIS Overview Map of Subject Parcels

STAFF RECOMMENDATION:

Motion to direct Staff to prepare a Class II Public Hearing Notice for a scheduled Public Hearing on March 5, 2015 for the purposes of rezoning various parcels as outlined in the attached draft ordinance.

APPROVED FOR SUBMITTAL BY:

VILLAGE CLERK USE ONLY
BOARD ACTION TAKEN

Laura Jones
Village Staff Member

Jim Healy
Village Administrator

Resolution No. _____
Ordinance No. _____
Approved _____
Other _____

Continued To: _____
Referred To: _____
Denied _____
File No. _____

(Class II Pubic Notice)
NOTICE OF PUBLIC HEARING
VILLAGE OF RICHFIELD
Thursday, March 5, 2015

PLEASE TAKE NOTICE:

Notice is hereby given pursuant to Section 19.84, Wis. Stats., and provisions of the Village of Richfield Code of Ordinances, that the Village of Richfield Plan Commission will conduct a public hearing on Thursday, March 5, 2015 at 7:30 p.m. at the Village Hall, located at 4128 Hubertus Road, Hubertus, WI 53033, to consider the petition by the Village Board of Trustees to rezone Tax Keys: V10-1161, V10-116100A, V10-098400A from M-5, Mineral Extraction District to Rs-1, Country Estates District and Tax Keys: V10-0984001, V10-098500A and V10-098500G from M-5 Mineral Extraction District to Rs-1R, Country Estates/Remnant Parcel District.

For information regarding this public hearing, please contact Jim Healy, Village Administrator at (262)-628-2260. A map showing the location of the subject property is available from the Village Clerk during normal business hours.

All interested parties will be heard. Requests from persons with disabilities who need assistance to participate in this meeting or hearing should be made to the Village Clerk's Office at (262)-628-2260 with as much advance notice as possible.

Dated this February 13, 2015

Publication Dates:

February 21, 2015

February 26, 2015

Jim Healy
Village Administrator
Village of Richfield
4128 Hubertus Road
Hubertus, WI 53033
(262)-628-2260

AN ORDINANCE TO REZONE A CERTAIN PARCELS OF LAND IN THE VILLAGE OF RICHFIELD AND TO AMEND THE ZONING MAP OF THE VILLAGE OF RICHFIELD PURSUANT TO SECTION 70.163 OF THE MUNICIPAL CODE

WHEREAS, the Village of Richfield is acting as the petitioner to rezone the following parcel of land: Tax Keys: V10-1161, V10-116100A, V10-098400A from M-5 Mineral Extraction District to Rs-1, Country Estates District and Tax Keys: V10-0984001, V10-098500A and V10-098500G from M-5 Mineral Extraction District to Rs-1R, Country Estates/Remnant Parcel District; and

WHEREAS, the subject properties contain approximately 80 acres; and

WHEREAS, the rezoning petition has been submitted to the Village of Richfield Plan Commission for report and recommendation; and

WHEREAS, the required public notice of the public hearing has been provided consistent with Section 62.23 of the Wisconsin Statutes and the Village's zoning regulations; and

WHEREAS, the Plan Commission conducted a public hearing on March 5, 2015; and

WHEREAS, the Plan Commission has recommended to the Village Board that the rezoning change be made; and of the recommendation of the Plan Commission, having determined that all procedural requirements and notice requirements have been satisfied, having given the matter due consideration, having determined that the rezoning is consistent with the Village's Comprehensive Plan, and having based its determination on the effect of granting of said rezoning on the health, safety, and welfare for the community, and the immediate neighborhood in which said use will be located, and having given due consideration to the municipal problems involved, as well as the impact on the surrounding properties as to the noise, dust, smoke, odor and others, has hereby determined that the rezoning will not violate the spirit or intent the zoning ordinance for the Village of Richfield, will not be hazardous, harmful, noxious, offensive or a nuisance by reason of noise, dust, smoke odor or other similar factors and will not for any other reason cause a substantial adverse effect on the property values and general desirability of the neighborhood as long as the development is conducted pursuant to the following conditions and is in strict compliance with the same.

NOW, THEREFORE, the Village of Richfield Village Board, Washington County, Wisconsin ordains as follows:

Section 1. Zoning Map Change

The subject property is hereby rezoned as described above and depicted in Exhibit 1, attached hereto, and the zoning map of the Village of Richfield is hereby amended to incorporate the zoning of the subject properties.

Section 2. Effective Date

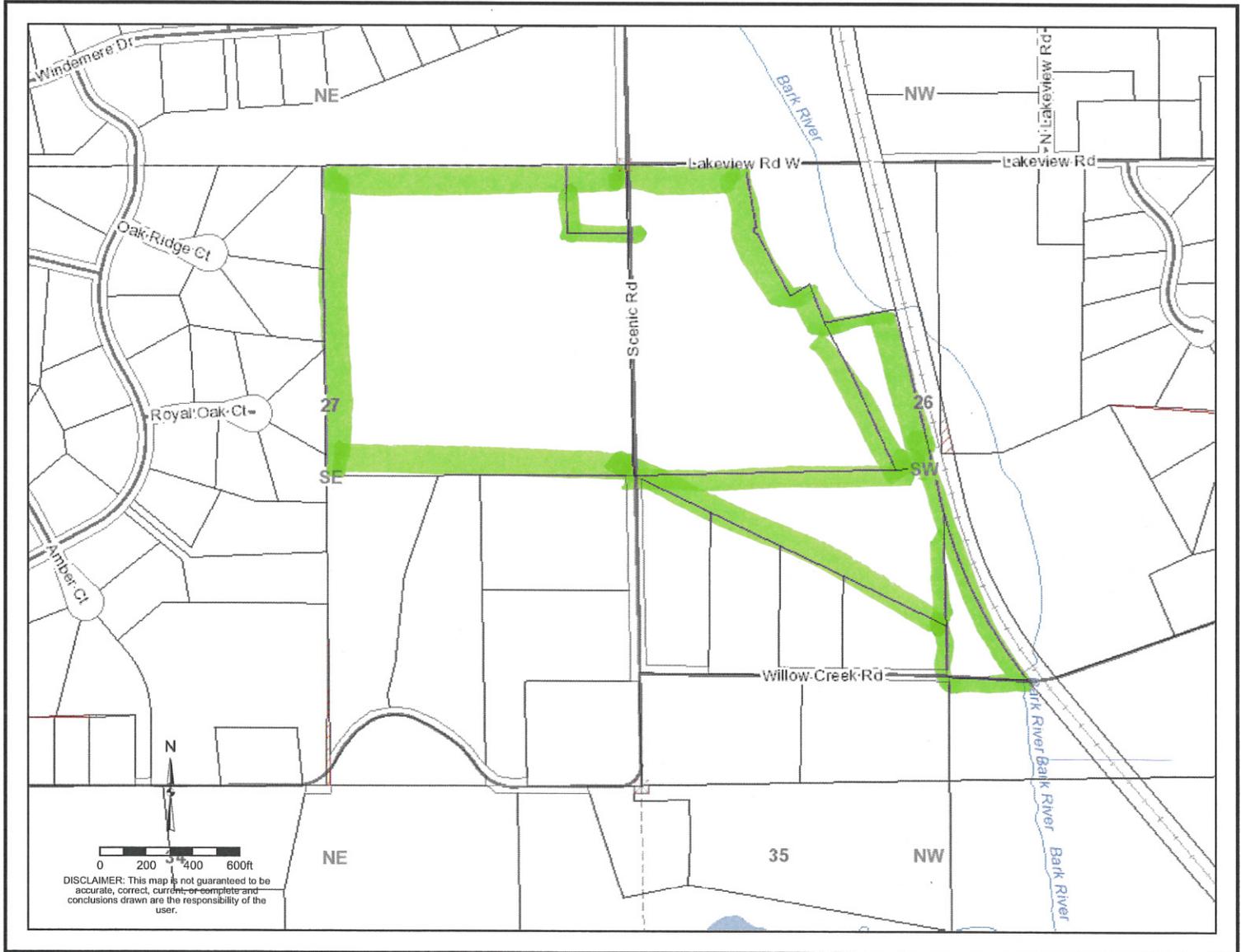
This ordinance shall be in full force and effect from and after its passage and posting or publication as provided by law.

Adopted this ____ day of _____, 2015

John Jeffords, Village President

Attest: Jim Healy, Village Administrator/Clerk

DRAFT



8 c



VILLAGE OF RICHFIELD

VILLAGE BOARD COMMUNICATION FORM

8c.

MEETING DATE: February 19, 2015

SUBJECT: 2015 Highway Improvement Program

DATE SUBMITTED: February 10, 2015

SUBMITTED BY: Jim Healy, Village Administrator

POLICY QUESTION: DOES THE VILLAGE BOARD WISH TO ACCEPT THE LOW BID FOR CONSTRUCTION SERVICES FOR THE 2015 HIGHWAY IMPROVEMENT PROGRAM?

ISSUE SUMMARY:

On January 21, 2015 the Village had its formal bid opening for the 2015 Highway Improvement Program. The Village had three entities bidding this year, Payne & Dolan, Stark Asphalt, and Wolf Paving.

The projects bid include:

- Scenic Road
- Hogsback Road
- Basswood Lane

Alternate #1:

- Ridgewood Knoll

Specific work efforts include pulverizing the existing pavement, regarding the pavement base and shoulders to provide symmetrical cross sections and a hot mix asphalt paving overlay including shoulder reconstruction. Kunkel Engineering Group, the Village Engineers who oversaw our last summer construction season, will continue to work diligently with the Village's administrative Staff including Public Works Supervisor Schmitt to complete the roadwork in a timely fashion.

Following the meeting tonight, Village Staff will seek a Preconstruction Meeting with the contract award winner to discuss timelines and any information brought to the attention of Staff during the Winter Preconstruction meetings held in January and February. It is anticipated that 'Substantial Completion' of the road contract will occur no later than June 30, 2015.

The low bid price was \$683,813.18 from Payne and Dolan, \$770,268.18 including the Alternate #1. The total budgeted for the 2015 Highway Improvement Program is \$779,288.00.

FISCAL IMPACT:

REVIEWED BY:

Village Deputy Treasurer

Initial Project Costs: \$770,268.18

Future Ongoing Costs: Typical road maintenance

Physical Impact (on people/space): Road construction

Residual or Support/Overhead/Fringe Costs: Variable

ATTACHMENTS:

1. January 29, 2015 Correspondence from Village Engineer Mitchell Leisses RE: Construction Award Recommendation
2. 2015 Highway Improvement Program Bid Tabulation
3. 2015 Capital Improvement Plan cutsheets for selected roads



VILLAGE OF RICHFIELD
 VILLAGE BOARD COMMUNICATION FORM

8c

MEETING DATE: February 19, 2015

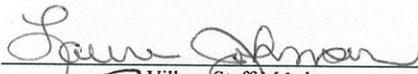
SUBJECT: 2015 Highway Improvement Program
 DATE SUBMITTED: February 10, 2015
 SUBMITTED BY: Jim Healy, Village Administrator

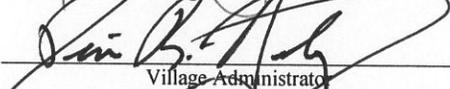
STAFF RECOMMENDATION:

Motion to authorize the Village Administrator to execute a contract with the lowest responsible bidder, Payne and Dolan, for the 2015 Highway Improvement Program in the amount of \$770,268.18.

APPROVED FOR SUBMITTAL BY:

VILLAGE CLERK USE ONLY
 BOARD ACTION TAKEN


 Village Staff Member


 Village Administrator

Resolution No. _____
 Ordinance No. _____
 Approved _____
 Other _____

Continued To: _____
 Referred To: _____
 Denied _____
 File No. _____



107 Parallel Street
Beaver Dam, WI 53916
920-356-9447
Fax 920-356-9454
kunkelengineering.com

January 29, 2015

Mr. Jim Healy, Administrator
Village of Richfield
4128 Hubertus Road
Hubertus, WI 53033

**Re: 2015 Highway Improvement Program
Construction Contract Award – Recommendation**

Dear Mr. Healy:

Please find accompanying this transmittal the “Bid Tabulation” for the 2015 Highway Improvement Program project that was bid on January 21, 2015. As is evident, Payne & Dolan, Inc., from Waukesha, Wisconsin submitted the low base bid in the amount of \$683,813.18.

In addition to the base bid of the above project, improvements to Ridgewood Knoll were bid as an alternate. Although Payne & Dolan wasn’t the lowest bidder on this portion, they are still the low bidder accumulatively, with a total base bid plus alternate of \$770,268.18.

Based upon our analysis and our understanding of the contractor’s past work efforts, we heretofore recommend that the Village of Richfield award a construction contract to Payne & Dolan, Inc., from Waukesha, Wisconsin for the 2015 Highway Improvement Program project, to include the base bid plus the alternate, for a total of **\$770,268.18**, with the project schedule to begin in the spring of 2015.

Jim, should either you or the Village Board have any questions or comments regarding this transmittal, please feel free to contact me at your convenience.

Sincerely,

KUNKEL ENGINEERING GROUP

Mitchell Leisses
Project Manager

Enclosures

cc: Adam Schmitt, DPW Superintendent
John Jeffords, Village President
Ted Helleckson, Payne & Dolan

Bid Tabulation:
2015 HIGHWAY IMPROVEMENT PROGRAM
 Village of Richfield, Wisconsin

Kunkel Engineering Group
 Beaver Dam, Wisconsin
 Ph: 920-356-9447 Fax: 920-356-9454

Bid Date: January 21, 2015 at 1:00 p.m.

No.	Bid Items - Section A Basswood Lane	Unit	Unit Price	Payne & Dolan Jackson, WI Bid	Div of Northwest Asphalt Products, Brookfield, WI Bid	Stark Asphalt Bid	Unit Price	Wolf Paving Oconomowoc, WI Bid	Unit Price	*Contractor* *City*, WI Bid
1)	Pulverize Asphalt Pavement	1606 SY	\$1.62	\$2,601.72	\$2.25	\$3,613.50	\$2.42	\$3,886.52	\$0.00	\$0.00
2)	Undercutting & Base Course Material	140 CY	\$29.25	\$4,095.00	\$30.00	\$4,200.00	\$29.00	\$4,060.00	\$0.00	\$0.00
3)	Aggregate Shoulder	65 TN	\$21.12	\$1,372.80	\$35.00	\$2,275.00	\$17.75	\$1,153.75	\$0.00	\$0.00
4)	HMA Pavement Type E-1	480 TN	\$53.48	\$25,670.40	\$56.80	\$27,264.00	\$58.55	\$28,104.00	\$0.00	\$0.00
5)	Erosion Control (Basswood Lane)	1 LS	\$500.00	\$500.00	\$100.00	\$100.00	\$110.00	\$110.00	\$0.00	\$0.00
6)	Traffic Control & Access (Basswood Lane)	1 LS	\$5,800.00	\$5,800.00	\$1,280.00	\$1,280.00	\$225.00	\$225.00	\$0.00	\$0.00
Subtotal - Section A Basswood Lane				\$40,039.92		\$38,732.50		\$37,539.27		\$0.00
No.	Bid Items - Section B Scenic Road	Unit	Unit Price	Bid	Unit Price	Bid	Unit Price	Bid	Unit Price	Bid
7)	Pulverize Asphalt Pavement	26126 SY	\$1.06	\$27,693.56	\$1.00	\$26,126.00	\$1.15	\$30,044.90	\$0.00	\$0.00
8)	Undercutting & Base Course Material	2050 CY	\$29.25	\$59,962.50	\$28.00	\$57,400.00	\$29.00	\$59,480.00	\$0.00	\$0.00
9)	Aggregate Shoulder	820 TN	\$21.12	\$17,318.40	\$15.75	\$12,915.00	\$17.75	\$14,555.00	\$0.00	\$0.00
10)	HMA Pavement Type E-1	7280 TN	\$45.90	\$334,152.00	\$49.40	\$359,632.00	\$58.12	\$423,113.60	\$0.00	\$0.00
11)	Erosion Control (Basswood Lane)	1 LS	\$500.00	\$500.00	\$200.00	\$200.00	\$1,255.00	\$1,255.00	\$0.00	\$0.00
12)	Traffic Control & Access (Basswood Lane)	1 LS	\$17,500.00	\$17,500.00	\$9,520.00	\$9,520.00	\$2,900.00	\$2,900.00	\$0.00	\$0.00
Subtotal - Section B Scenic Road				\$457,126.46		\$465,793.00		\$531,318.50		\$0.00
No.	Bid Items - Section C Hogsback Road	Unit	Unit Price	Bid	Unit Price	Bid	Unit Price	Bid	Unit Price	Bid
13)	Pulverize Asphalt Pavement	8688 SY	\$1.11	\$9,643.68	\$1.25	\$10,860.00	\$1.59	\$13,813.92	\$0.00	\$0.00
14)	Undercutting & Base Course Material	720 CY	\$31.35	\$22,572.00	\$32.00	\$23,040.00	\$29.00	\$20,880.00	\$0.00	\$0.00
15)	Aggregate Shoulder	520 TN	\$22.68	\$11,793.60	\$16.00	\$8,320.00	\$17.75	\$9,230.00	\$0.00	\$0.00
16)	HMA Pavement Type E-1	2500 TN	\$48.67	\$121,675.00	\$53.30	\$133,250.00	\$59.56	\$148,900.00	\$0.00	\$0.00
17)	Erosion Control (Basswood Lane)	1 LS	\$500.00	\$500.00	\$100.00	\$100.00	\$1,255.00	\$1,255.00	\$0.00	\$0.00
18)	Traffic Control & Access (Basswood Lane)	1 LS	\$7,700.00	\$7,700.00	\$4,720.00	\$4,720.00	\$3,200.00	\$3,200.00	\$0.00	\$0.00
Subtotal - Section C Hogsback Road				\$173,884.28		\$180,290.00		\$197,278.92		\$0.00
No.	Bid Items - Section D CMP Culverts	Unit	Unit Price	Bid	Unit Price	Bid	Unit Price	Bid	Unit Price	Bid
19)	12" CMP Culvert w/Endwalls	36 LF	\$85.90	\$3,092.40	\$62.75	\$2,259.00	\$75.00	\$2,700.00	\$0.00	\$0.00
20)	15" CMP Culvert w/Endwalls	36 LF	\$85.90	\$3,092.40	\$65.75	\$2,367.00	\$90.00	\$3,240.00	\$0.00	\$0.00
21)	18" CMP Culvert w/Endwalls	36 LF	\$113.27	\$4,077.72	\$69.75	\$2,511.00	\$110.00	\$3,960.00	\$0.00	\$0.00
Subtotal - Section D CMP Culverts				\$10,262.52		\$7,137.00		\$9,900.00		\$0.00
No.	ALLOWANCES		Unit Price	Bid	Unit Price	Bid	Unit Price	Bid	Unit Price	Bid
1)	Materials & Compaction Testing		\$2,500.00		\$2,500.00		\$2,500.00		\$2,500.00	
Total Base Bid Including Allowance				\$683,813.18		\$694,452.50		\$778,536.69		\$2,500.00
No.	ALTERNATE A - RIDGEWOOD KNOLL	Unit	Unit Price	Bid	Unit Price	Bid	Unit Price	Bid	Unit Price	Bid
A1)	Pulverize Asphalt Pavement	3300 SY	\$1.62	\$5,346.00	\$1.00	\$3,300.00	\$1.55	\$5,115.00	\$0.00	\$0.00
A2)	Undercutting & Base Course Material	300 CY	\$29.25	\$8,775.00	\$28.00	\$8,400.00	\$29.00	\$8,700.00	\$0.00	\$0.00
A3)	Aggregate Shoulder	150 TN	\$21.12	\$3,168.00	\$25.00	\$3,750.00	\$20.00	\$3,000.00	\$0.00	\$0.00
A4)	HMA Pavement Type E-1	1100 TN	\$59.06	\$64,966.00	\$55.00	\$60,500.00	\$60.23	\$66,253.00	\$0.00	\$0.00
A5)	Erosion Control (Ridgewood Knoll)	1 LS	\$500.00	\$500.00	\$100.00	\$100.00	\$225.00	\$225.00	\$0.00	\$0.00
A6)	Traffic Control & Access (Ridgewood Knoll)	1 LS	\$3,700.00	\$3,700.00	\$1,000.00	\$1,000.00	\$750.00	\$750.00	\$0.00	\$0.00
Alternate A Total Bid (Ridgewood Knoll)				\$86,455.00		\$77,050.00		\$84,043.00		\$0.00



Village of Richfield
Washington County, Wisconsin

HOGSBACK RD - 2015
Friess Lake to St. Augustine



CRISPELL-SNYDER, INC.
PROFESSIONAL CONSULTANTS
1 inch equals 500 feet



Village of Richfield
Washington County, Wisconsin

SCENIC RD - 2015
51
CTH Q to Willow Creek



CRISPELL-SNYDER, INC.
PROFESSIONAL CONSULTANTS

6.1 inch equals 600 feet

This Crispell-Snyder Inc. GIS map software information was not verified by Washington County. This data is subject to change without notice. Crispell-Snyder Inc. does not warrant the accuracy of any data, nor does it warrant the accuracy of any data derived from this map. Crispell-Snyder Inc. is not responsible for any errors or omissions in this map. Crispell-Snyder Inc. is not responsible for any errors or omissions in this map. Crispell-Snyder Inc. is not responsible for any errors or omissions in this map.



REVISED 12/18/14
SCALE: 1" = 20'

PROJECT : J 2014.004B
DATE : 11/18/14
DRAWN BY : MAC
APPROVED BY : BAO

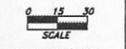
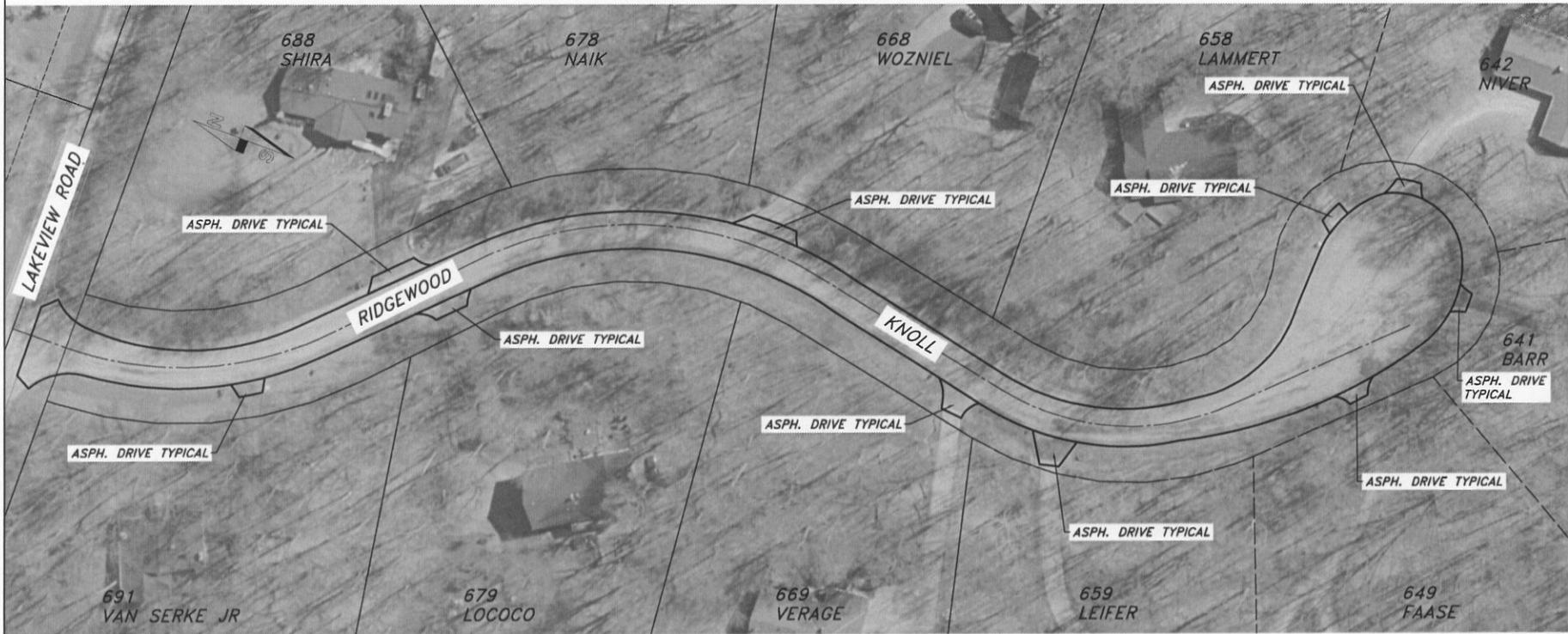
VILLAGE OF RICHFIELD, WISCONSIN
BASSWOOD LANE RESURFACING
2015 HIGHWAY IMPROVEMENT PROGRAM



SHEET 1 OF 1

December 26, 2014 3:53:58 PM
Drawing & User: BAO\BKA\2015 HIGHWAY IMPROVEMENT\2015METAL WORKS

BASSWOOD LANE RESURFACING



REVISED 12/18/14
SCALE: 1" = 30'

PROJECT: # 2014-0048
DATE: 12/18/14
DRAWN BY: NUC
APPROVED BY: BAO

VILLAGE OF RICHFIELD, WISCONSIN
ALT. RIDGEWOOD KNOLL RESURFACING
2015 HIGHWAY IMPROVEMENT PROGRAM



SHEET 1 OF 1

December 28, 2014 8:53 AM
Drawing: 01_Village/KNOLL/ALT. HIGHWAY IMPROVEMENTS/GENERAL MAP.DWG

ALTERNATE RIDGEWOOD KNOLL RESURFACING

8 d



VILLAGE OF RICHFIELD

VILLAGE BOARD COMMUNICATION FORM

8d.

MEETING DATE: February 19, 2015

SUBJECT: Richfield Historical Society – Blacksmith Shop
DATE SUBMITTED: February 12, 2015
SUBMITTED BY: Jim Healy, Village Administrator

POLICY QUESTION: DOES THE VILLAGE BOARD WISH TO ACCEPT THE RECOMMENDATION OF THE PARK COMMISSION TO APPROVE THE NEW CONSTRUCTION OF A BLACKSMITH SHOP IN THE RICHFIELD HISTORICAL PARK AT THE PROPOSED SITE LOCATION EAST OF THE CURRENT SUGAR SHACK?

ISSUE SUMMARY:

Village Staff met with the Richfield Historical Society's (RHS) President Frank 'Buzz' Carr and Historical Site Coordinator Herb Lofy early in 2014 to discuss a potential new Blacksmith Shop proposed to be constructed near the south end of the Richfield Historical Park east of the current Sugar Shack.

On May 8th, Village Administrator Jim Healy and Administrative Services Coordinator KateLynn Schmitt met with several members of the Historical Society in order to better understand what they would like to propose. A summary of their project can be generally described as the following:

- 22' x 40' single story structure with a cedar shingled roof
- RHS would donate lumber, materials, and labor to construct the building
- RHS proposes to handle the clearing of trees themselves
- RHS hopes to complete construction of this building by the end of 2015

Since spring of 2014, the Historical Society has taken several steps to comply with the regulations outlined in the Village of Richfield and the Richfield Historical Society's Master Plan so that they might begin the approval process for a new Blacksmith Shop.

This process began with the update of the Richfield Historical Park Master Plan which came before the Park Commission at the December 10th, 2014 Special Park Commission meeting. At this meeting the following motion was made:

Motion by Commissioner Don Filipiak to recommend approval to the Village Board for the Richfield Historical Society's 2014 Richfield Historical Park Master Plan; Seconded by Commissioner Paul Bernard; Motion passed without objection.

The Village Board then considered the Richfield Historical Park Master Plan at the January 22nd, 2015 Board Meeting. The Village Board voted unanimously to approve the Master Plan with the following motion:

Motion by Trustee Brandner to approve the proposed Historical Park Master Plan as prepared by the Richfield Historical Society; Seconded by Trustee Neu; Motion carried unanimously.

At the February 11, 2015 Special Park Commission meeting the Park Commission considered one of the newly included projects in the 2014 Richfield Historical Park Master Plan. The RHS Blacksmith Shop. Per section six (6), 'Site Alterations and Additions', of the Village of Richfield and Richfield Historical Society's Management Agreement which states;

"The Richfield Park Commission and Village Board shall have direct responsibility to approve or deny future buildings



VILLAGE OF RICHFIELD
 VILLAGE BOARD COMMUNICATION FORM

8d

MEETING DATE: February 19, 2015

SUBJECT: Richfield Historical Society – Blacksmith Shop
 DATE SUBMITTED: February 12, 2015
 SUBMITTED BY: Jim Healy, Village Administrator

or roads. RHS will not accept donations of additional structures, or erect any additional structures, such as homes, churches, barns, or other historical buildings on the 29-acre site, without first obtaining approval from the Village Board in writing. Construction or acceptance of any structure(s), regardless of size or condition, will be subject to language in Village Ordinance 70-133(9) Neighborhood Work Shop and Public Hearing Requirements. A public hearing with the Park Commission will also be required before the Park Commission would make a recommendation to the Village Board.”

A public meeting notice for the Neighborhood Work Shop and Public Hearing ran on January 31, 2015 and February 4th, of 2015 likewise residents within 300’ of the Historical Park were mailed a public meeting notice on January 28th, 2015.

Minutes from the Neighborhood Work Shop Meeting held on February 4th were taken and have been included in your packet as an attachment for review.

Having met all of the requirements in the Village of Richfield and Richfield Historical Society’s Management Agreement Section six (6) ‘Site Alterations and Additions’ to the Richfield Historical Park, the Park Commission recommended approval to the Village Board for the construction of the Blacksmith Shop in the Historical Park with the following motion:

Motion by Commissioner Don Filipiak to recommend approval to the Village Board the new construction of a Blacksmith Shop in the Richfield Historical Park at the proposed site location east of the current Sugar Shack; Seconded by Commissioner Heidi Woelfel; Motion passed without objection.

Tonight the Richfield Historical Society is seeking final approval from the Richfield Village Board to begin the construction process for a new Blacksmith Shop in the Richfield Historical Park.

FISCAL IMPACT:

REVIEWED BY: 
 Village Deputy Treasurer

Initial Project Costs: \$3,180 funding provided from the RHS
 Future Ongoing Costs: Variable
 Physical Impact (on people/space): Erection of a building in the Historical Park
 Residual or Support/Overhead/Fringe Costs: Variable

ATTACHMENTS:

1. 2014 Richfield Historical Park approved Master Plan addendum for the Blacksmith Shop
2. Village of Richfield and Richfield Historical Society Management Agreement
3. Minutes from the February 4th, 2015 Neighborhood Work Shop Meeting
4. Minutes from the February 11th, 2015 Special Park Commission Meeting

STAFF RECOMMENDATION:

Motion to authorize the Richfield Historical Society to coordinate with Village Staff to begin the construction process for a Blacksmith Shop in the Richfield Historical Park at the proposed site location east of the current Sugar Shack.



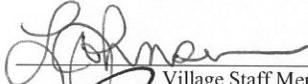
VILLAGE OF RICHFIELD
VILLAGE BOARD COMMUNICATION FORM

8d

MEETING DATE: February 19, 2015

SUBJECT: Richfield Historical Society – Blacksmith Shop
DATE SUBMITTED: February 12, 2015
SUBMITTED BY: Jim Healy, Village Administrator

APPROVED FOR SUBMITTAL BY:



Village Staff Member


Village Administrator

VILLAGE CLERK USE ONLY
BOARD ACTION TAKEN

Resolution No. _____
Ordinance No. _____
Approved _____
Other _____

Continued To: _____
Referred To: _____
Denied _____
File No. _____

Addendum A RHS Blacksmith Shop

We propose to erect a timber frame blacksmith shop as shown in the attached drawings. Its dimensions would be approximately 22' X 40' with a cedar shingled roof. We feel a good location would be across the road from the sugar shack / granary with a 20' set back. We feel this location would not require the removal of any valuable trees nor infringe on the foot path. A donated gravel path would connect it to the current road.

We are working with Tim Einwalter who is an architect and a member of our society to design this structure. The plans call for supporting this building on 12 – 12" X 4' concrete piers with the floor being 6" above the park road. The required gravel fill will be donated.

We are ready to start clearing this site as soon as the approval process is complete and we have received permission from Village to proceed. This building is to be completed by the end of 2015.

After several meetings with the sites committee we have concluded that we have all the necessary material for the timber frame, ceiling joists and roof rafters. Some of these items are being stored in several barns and others will be donations that will have to be picked up. It's possible that some items would be cut at the next Threshereer.

Here is the list of materials and other costs for this project.

Cedar shingles	\$1,500.00
Concrete and forms	\$400.00
Assorted screws, nails and anchors	\$500.00
Exterior plywood 8 sheets	\$280.00
<u>Possible trucking expense</u>	\$500.00
	<hr/>
	\$3,180.00

Due to the fact that there are always unexpected costs that have not been accounted for I would budget \$3,180.00 not to exceed \$5,000.00 for this project. Of that amount we currently we have \$1,100.00 pledged. I would expect \$600.00 after we break ground and an additional \$500.00 next year.

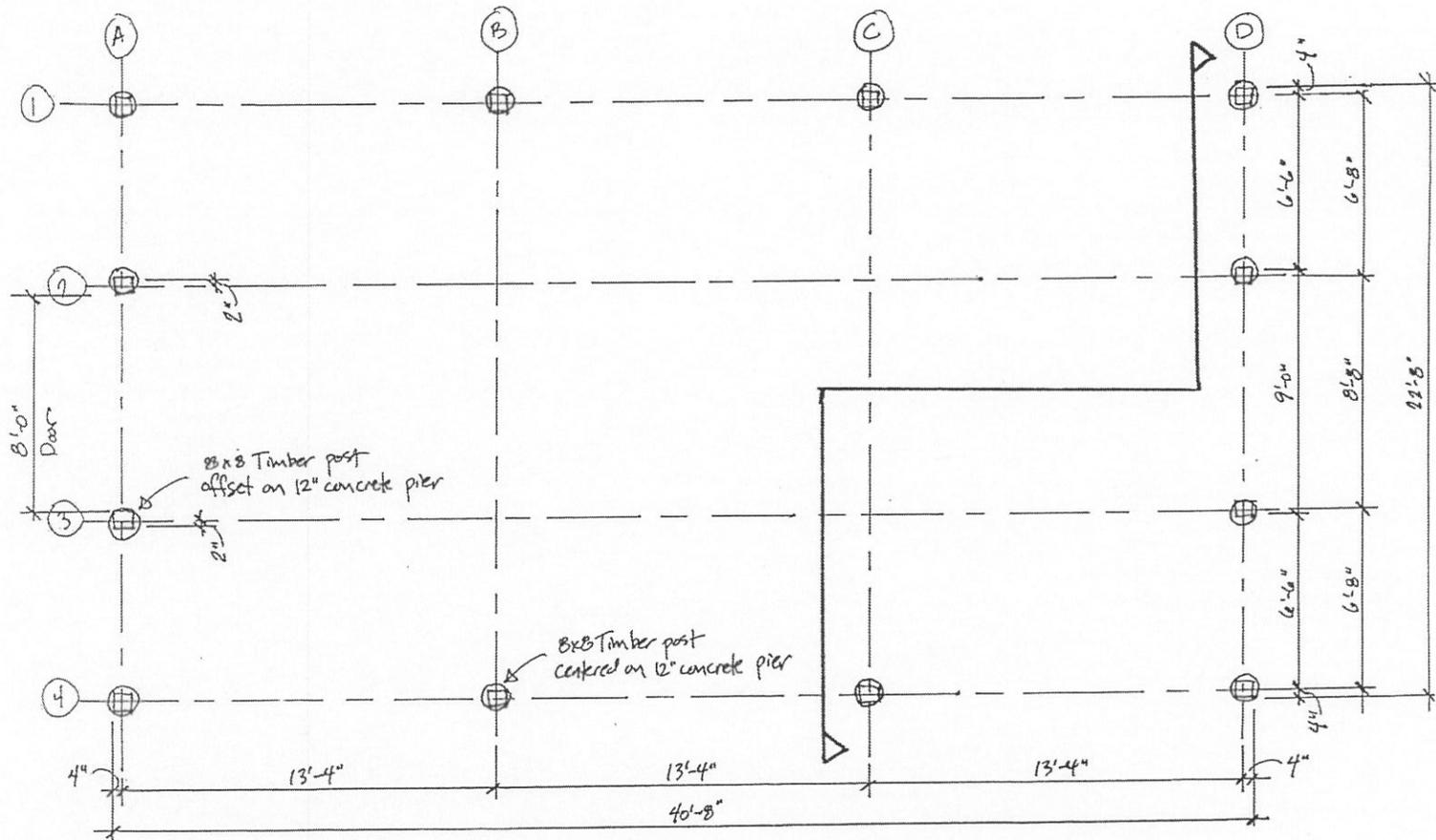
This building would be an ongoing project and depending on donations, it would be embellished over time. I do not contemplate the need for additional funding from the RHS beyond normal maintenance as with all our buildings. The future plans would include a possible line shaft to power equipment we have in storage along with a permanent forge, hood and chimney.

Policies for use of all park buildings is and has always been set by the RHS board. This addition would follow that existing policy. Anyone using it would be a member of our society and would follow these policies with out exception.

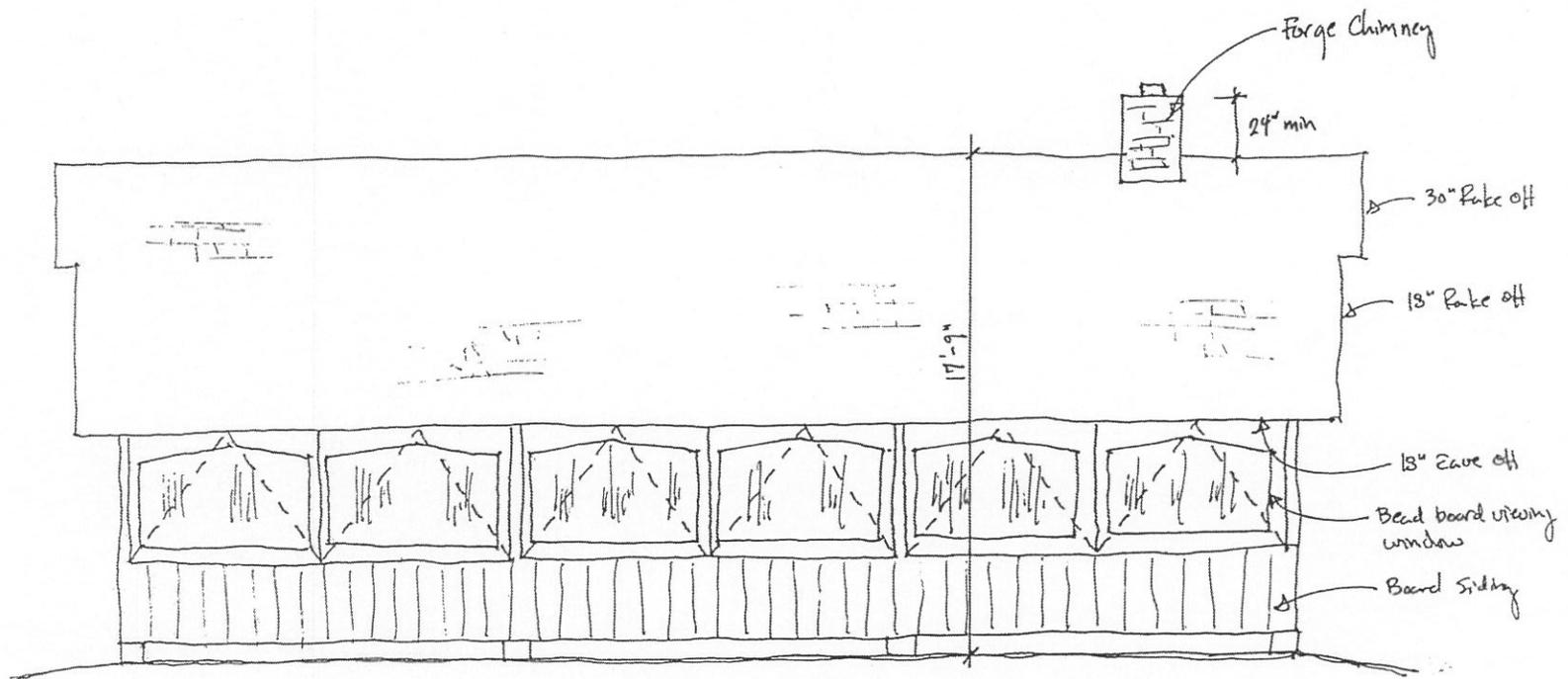
I can report that we have two anvils with hand tools and a portable forge already pledged to this project. Moebius Ironworks located in Richfield has also stated they wish to help with this project. We would expect donations of additional items as the project moves forward. I believe this project should be added to next years publications to encourage donations of money and additional equipment.

We are convinced this would be a great addition to our park and provide an anchor project for our crew for 2015. Our crews work on the Grist Mill cannot proceed until its foundation is complete giving us time to work on this building. This project is fully funded by the Richfield Historical Society and will not require funding from the Village.

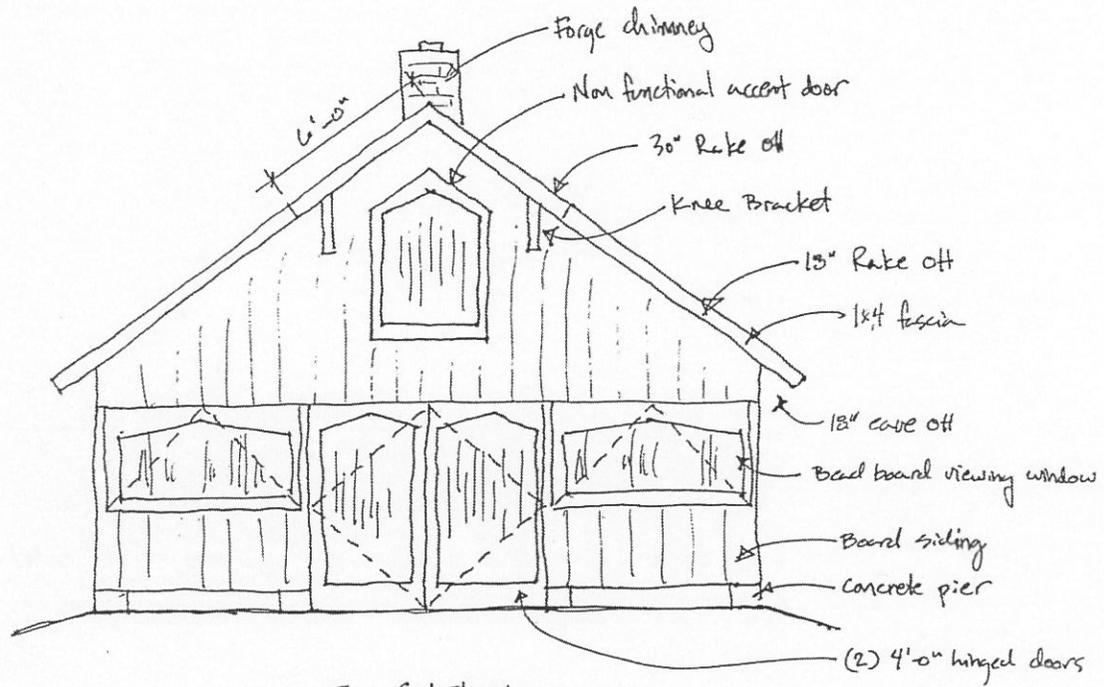
Del Schmechel
11/21/2014



○ Floor Plan / Foundation Plan
 $\frac{1}{4}" = 1'-0"$



○ Type Side Elevation
 $\frac{1}{4}" = 1'-0"$



Typ End Elevation
 1/4" = 1'-0"

**VILLAGE OF RICHFIELD &
RICHFIELD HISTORICAL SOCIETY
MANAGEMENT AGREEMENT**

The Village of Richfield, and the Richfield Park Commission (hereinafter "VILLAGE"), hereby declare that the Richfield Historical Society, Inc. (hereinafter "RHS") will manage the Richfield Historical Park, one of several parks in the Richfield Park System.

While the RHS will manage and oversee the 29-acre park, it is clearly understood that the entire 29-acres is owned by the VILLAGE for the benefit of all residents who are granted access to this site during normal park hours, except for restricted access to historical buildings on the site, which may be visited only during hours established by RHS.

NOW, THEREFORE, in consideration of the fulfillment of the management obligations of the parties hereinafter set forth, **IT IS MUTUALLY AGREED**, by and between the VILLAGE, the Richfield Park Commission and the RHS, Inc as follows:

1. Premises

The VILLAGE hereby delegates management duties to RHS, for the term and upon the conditions hereinafter set forth, herein, for those premises situated in the Village of Richfield, Washington County, State of Wisconsin, legally known as:

Richfield Historical Park

Part of the Northwest ¼, Southwest ¼ and Northeast ¼ of the Northwest ¼ of Section 9 Villageship 9 North, Range 19 East, in the Village of Richfield, Washington County, Wisconsin described as follows:

Twenty-nine (29) acres of land area and all existing buildings.

The Historical Park Masterplan is modified to exclude three acres south of the new nature park entrance. It is understood that those three acres will be included and maintained by the VILLAGE as part of the nature park. This acreage is approximately 40 feet south of the granary. The Historical Park Masterplan has been updated with a line detailing this southern boundary approximation. {Therefore: Original 27 acres, minus three acres south of the new nature park road. Plus, five acres of land north of the Historic Park acquired in 2005 from Harkelroad. Total: 29 acres.}

2. Term of Management Agreement

The initial term of this management agreement shall be for twenty-five (25) years, commencing on February 1, 2006 and ending on February 1, 2031. RHS and the VILLAGE shall have the option to renew this management agreement for additional 25-year terms in perpetuity. The renewal term shall be on similar terms and conditions as the initial agreement.

3. Use of Premise

RHS shall occupy the premises and the buildings thereon for the purpose of operating and maintaining the property as the Richfield Historical Park. The intent of the RHS is to not just

have static displays, but to develop a fully operational 1870's vintage mill with its surrounding land and related buildings. RHS also utilizes the premise for other historical operations, such as tapping maple trees, growing a garden and providing sitting areas in a natural setting.

RHS shall open the Messer/Mayer Mill to the public on scheduled days during at least four months of each calendar year, barring any unforeseen circumstances. RHS shall furnish the other portions of the Mill, residence and outbuildings with period furniture and other artifacts. RHS shall provide curatorial services and supervision of repairs and maintenance for the operation of the Richfield Historical Park property. Parts of the structures may be used for RHS administrative and support services.

A masterplan for the 29-acre parcel must be adopted by the Park Commission and Village Board before June 1, 2010.

Any new walking/hiking trails to be installed anywhere on the parcel shall first be approved by the Park Commission after conferring with RHS.

4. Village Funding

The Village Board shall consider any funding request and the budgeting information of RHS during its annual deliberations on the VILLAGE budget. The Village Board shall determine, during its annual budget deliberations, what amount, if any, it shall provide to RHS and for what specific purposes related to the maintenance, operation, improvement and preservation of the Richfield Historical Park property by RHS under this Management Agreement. The Village Board may decide to provide no funds or financial support whatsoever for the maintenance, operation, improvement or preservation of the Richfield Historical Park to RHS.

The Richfield Park Board shall be responsible for installing and maintaining trails throughout the 29-acre Historical Park.

5. Fees

RHS may require an admission charge to the Messer/Mayer Mill and other buildings. The RHS is also entitled to rent buildings and grounds for special events, such as family reunions, birthday parties, weddings, etc provided that no alcohol is allowed on the property without first obtaining a permit from the Village. RHS will have a contract with any users who rent out the facilities or premise.

No admission fees will be charged for individuals using the park or trails for personal recreation.

6. Other Activities of RHS

RHS may hold festivals and other public activities on the property, operate a gift shop, and retain all proceeds from such activities and operations, provided that no direct expenses therefore shall be paid from any funds that are provided by the VILLAGE. RHS has the right to close the Richfield Historical Park for RHS events with the approval of the Park Commission. RHS shall not hold or allow events to be held after 10 p.m. daily.

7. Insurance

The RHS is responsible for purchasing general liability insurance coverage, including personal and contractual liability with minimum limits of at least two million (\$2,000,000) dollars for each occurrence and four million (\$4,000,000) dollars in the aggregate and naming the VILLAGE as an additional insured under the policy. RHS will furnish the VILLAGE with a certificate of insurance annually.

The RHS shall maintain and pay for fire and extended coverage on the personal property kept on the premises. RHS will maintain a separate list of antiques and appraisals, if needed, of said items. The VILLAGE will not be responsible or replace any personal property at the site.

The VILLAGE shall be responsible for securing (special) coverage on the real property located within the Historical Park. The VILLAGE shall also provide general liability coverage on the property. RHS and its insurance shall be primarily responsible for any claims or liability of any kind related to or arising from special events, activities, maintenance, functions, work, or undertakings of any kind held, sponsored, or otherwise initiated by RHS members, volunteers, contractors or assigns on the premises. The Village Insurance policy shall be primarily responsible for all other claims, unless otherwise caused by RHS, its members, volunteers, contractors or assigns. RHS is responsible for reporting in writing the replacement cost values of the structures on the site by October 1 of each year.

The VILLAGE will not provide workers compensation insurance for the volunteer members of the RHS. It is the sole responsibility of RHS to develop a safety program to ensure the safety of all members and volunteers. RHS will be responsible for maintaining a release form for all members or volunteers who work on projects at the site. RHS will require all members and volunteers to sign a liability and injury waiver of insurance prior to any participation in the restoration project. All volunteers agree to hold harmless the VILLAGE. Copies of waivers to be provided to the VILLAGE on a quarterly basis.

Nothing in this Management Agreement shall be construed so as to authorize or permit any insurer of the VILLAGE or RHS to be subrogated to any right of the VILLAGE or RHS against the other party arising under this Management Agreement. The VILLAGE and RHS each hereby release the other for any loss to the property to be insured by either party under the terms of the Management Agreement, the extent of their respective insurance coverage for any loss or damage caused by any such casualty, even if such incidents shall be brought about by the fault or negligence of either party or person for whose acts or negligence the other party is responsible. Each of the VILLAGE and RHS shall obtain appropriate waivers of subrogation from their respective insurance carriers giving effect to this paragraph.

8. Indemnity Provision

RHS shall indemnify and hold harmless the VILLAGE from and against any and all claims arising from RHS's use of the premises and shall further indemnify and hold harmless the VILLAGE from any and all claims arising from any negligence or intentional acts of RHS, its agents, employees, customers, invitees, contractors, subcontractors and all other persons, and against all costs, attorney fees, expenses and liabilities incurred in the defense of such claim or any action proceeding brought thereon. The liability referred to herein also includes but is not limited to, statutory liability and liability under worker's compensation laws in connection with

claims for damages as the result of injury or death of any person or property damage to any property sustained by RHS, its agents and employees.

9. Accountability

RHS shall furnish the VILLAGE a copy it's federal and state tax returns. The VILLAGE may inspect RHS's books at any time, with reasonable advance notice.

10. Right of Entry

The VILLAGE shall have the right of access to any and all portions of the premises, at any and all reasonable hours, and upon reasonable notice, for the purpose of inspecting, analyzing and/or gathering information relating to the operation of the premises or to the premise itself.

11. Compliance with Laws

RHS shall comply with all applicable rules, regulations, laws, ordinances, statutes or orders of any governmental authority, federal, state or local, lawfully exercising authority over the premises or over the operations carried out pursuant to this Management Agreement, including but not limited to Wisconsin's Open Records Law and any public bidding requirements that may apply to RHS.

12. Assignment and Subleasing

RHS shall not mortgage, hypothecate, pledge or otherwise encumber or assign the Management Agreement herein created; neither shall RHS sublet or sublease the premise, in whole or in part.

13. Modification or Amendment of Management Agreement

This Management Agreement may be modified or amended upon the mutual agreement of the parties. However, such modification or amendment must be in writing, dated and fully executed by both parties.

Any unforeseen circumstances, problem, dispute or disagreement regarding the role of either party in the Management Agreement or regarding the use and operation of the Richfield Historical Park property that is not addressed by the express terms of this Management Agreement shall be resolved by the Richfield Village Board.

14. Site Alterations and Additions

The Richfield Park Commission and Village Board shall have direct responsibility to approve or deny future buildings or roads. RHS will not accept donations of additional structures, or erect any additional structures, such as homes, churches, barns, or other historical buildings on the 29-acre site, without first obtaining approval from the Village Board in writing. Construction or acceptance of any structure(s), regardless of size or condition, will be subject to language in Village Ordinance 70-133(9) *Neighborhood Work Shop and Public Hearing Requirements*. A public hearing with the Park Commission will also be required before the Park Commission would make a recommendation to the Village Board.

Significant site alterations, such as forestry, wetland filling, modifying masterplan, changing aesthetics of park, etc. must first be approved by the Richfield Park Commission. The VILLAGE will notify and confer with RHS if any alterations or modifications are to be performed by the VILLAGE at the Historical Park.

RHS can make minor structural changes, additions or alterations to the structures on the site as deemed necessary. The Village's building inspector shall be consulted when required by local and state building codes. The VILLAGE will waive all building fees associated with the improvements to the site. Additions, alterations and changes shall be submitted in report form.

15. Termination

This Management Agreement may be terminated at any time upon the mutual agreement of both the RHS and VILLAGE. Either the RHS or VILLAGE may cancel this Management Agreement with at least one hundred eighty (180) days written notice. If the Management Agreement is cancelled, both parties pledge to work together by sharing all records, documents and data required to ensure a smooth transition.

16. Reports

RHS shall submit a monthly written report summarizing Richfield Historical Park activities to the Park Commission Chair that may be added to the agenda for discussion purposes. The report shall be submitted via email no later than 5 p.m. one day prior to the Park Commission meeting.

17. Regulations

This Management Agreement shall be binding upon the parties, hereto, their respective heirs, devisees, personal representatives, administrators, successors and assigns. It cannot be varied or waived by any oral representations or promise of any agent or other person of the parties hereto; any such variance or waiver must be in writing, dated and fully executed by both parties.

No waiver by the VILLAGE or RHS of any breach of any provision of this Management Agreement shall be deemed for any purpose to be a waiver of any breach of any other provision hereof, or of any continuing or subsequent breach of the same provision.

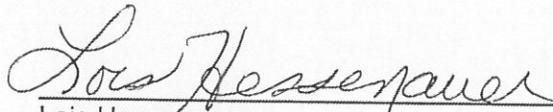
Each right of the parties hereto is accumulative and is in addition to each other legal right which the party may have in the event of any default of the other.

In the event any covenant, condition or provision herein contained is held to be invalid by a final judgment of any court of competent jurisdiction, the invalidity of such covenant, condition or provision shall not in any way affect any other covenant, condition or provision herein contained.

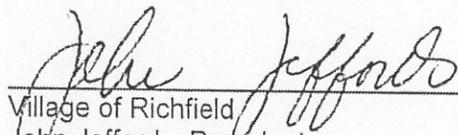
This Management Agreement shall be construed and enforced in accordance with the laws of the State of Wisconsin.

Dated and executed this 21st day of May, 2009.

Signed:

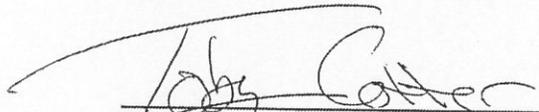


Lois Hessehauser
President, Richfield Historical Society



Village of Richfield
John Jeffords, President

Attest:



Village of Richfield
Toby Cotter, Administrator/Clerk

Neighborhood Workshop Meeting
Village of Richfield, 4128 Hubertus Road, Hubertus, WI

2/4/2015
6:00 p.m.

1. Call to Order/Roll Call

Administrator Jim Healy called the meeting to order at 6:00 p.m.

Present at the meeting were Richfield Historical Society (RHS) President Frank 'Buzz' Carr, RHS Sites Committee Chair Herb Lofy, RHS Education Committee Chair Sharon Lofy, RHS Project Coordinator Del Schmechel, RHS member Cindy Schmechel, and Administrative Services Coordinator KateLynn Schmitt.

2. DISCUSSION ITEMS

- a. Discussion regarding the Richfield Historical Society's project plans for the proposed Blacksmith Shop**

No one spoke.

3. ADJOURNMENT

Meeting adjourned at 7:00 p.m.

Respectfully Submitted,

KateLynn Schmitt
Administrative Services Coordinator

1. Call to Order/Roll Call

Commissioner Ken Meeks called the meeting to order at 6:05 p.m.

Present at the meeting were Commissioners Paul Bernard, Virgil Dawson, Donald Filipiak, Heidi Woelfel, DPW Supervisor Adam Schmitt and Administrative Services Coordinator KateLynn Schmitt.

Park Commission Chair Tom Wolff and Commissioner Larry Schmitt were excused absences.

2. Verification of Compliance with Open Meetings Law

Administrative Services Coordinator Schmitt stated that the agenda was posted at all three local U.S Post Offices, Village Hall and on the Village website. Copies of the agenda were also digitally sent to the West Bend Daily News, Hartford Times Press, and the Milwaukee Journal Sentinel.

3. Pledge of Allegiance

4. Meeting Minutes

a. December 10, 2014– Special Meeting

Motion by Commissioner Paul Bernard to approve the meeting minutes from the December 10, 2014 Special Park Commission meeting; Seconded by Commissioner Don Filipiak; Motion passed without objection.

5. PUBLIC HEARING

a. Public hearing required per section 14 of the Village of Richfield and Richfield Historical Society Management Agreement ‘Site Alterations and Additions’ to discuss the addition of a Blacksmith Shop to the Richfield Historical Park

Motion by Commissioner Don Filipiak to open the public hearing; Seconded by Commissioner Paul Bernard; Motion passed without objection.

No one spoke.

Motion by Commissioner Paul Bernard to close the public hearing; Seconded by Commissioner Don Filipiak; Motion passed without objection.

6. DISCUSSION/ACTION ITEMS

a. Discussion and recommendation to the Village Board regarding the addition of a Blacksmith Shop to the Richfield Historical Park

Motion by Commissioner Don Filipiak to recommend approval to the Village Board the new construction of a Blacksmith Shop in the Richfield Historical Park at the proposed site location east of the current Sugar Shack; Seconded by Commissioner Heidi Woelfel; Motion passed without objection.

b. Discussion/Action regarding dates for the Richfield Soccer WAVE Camp and KMSL Tournament in Heritage Park

Motion by Commissioner Don Filipiak to authorize the Richfield Soccer Club to host the annual KMSL tournament in Heritage Park on Saturday, May 30th, 2015 and to allow for prep time on Friday, May 29th, 2015, and to approve the Milwaukee WAVE Camp Monday, June 15th, 2015 through Friday, June 19th, 2015; Seconded by Commissioner Paul Bernard; Motion passed without objection.

c. Discussion/Action regarding park dates for Richfield Historical Society events in the Richfield Historical/Nature Park

Motion by Commissioner Paul Bernard to authorize the list of 2015 Richfield Historical Society event dates and times in the Village Historical and Nature Park; Seconded by Commissioner Don Filipiak; Motion passed without objection.

d. Discussion regarding the Staff Park Operations Report

Administrative Services Coordinator Schmitt gave a brief report on events and maintenance in the Richfield Parks.

New DPW Supervisor, Adam Schmitt introduced himself to the Richfield Park Commission.

7. ADJOURNMENT

Motion by Commissioner Heidi Woelfel to adjourn; Seconded by Commissioner Don Filipiak; Motion passed without objection at 6:36 p.m.

Respectfully Submitted,

KateLynn Schmitt
Administrative Services Coordinator

DRAFT