

AGENDA

JEFFERSON COUNTY BOARD MEETING

TUESDAY APRIL 18, 2017 7:00 p.m.

**Jefferson County Courthouse
311 S. Center Avenue, Room 205
Jefferson, WI 53549**

1. **CALL TO ORDER**
2. **ROLL CALL BY COUNTY CLERK**
3. **PLEDGE OF ALLEGIANCE**
4. **CERTIFICATION OF COMPLIANCE WITH OPEN MEETINGS LAW**
5. **APPROVAL OF THE AGENDA**
6. **SPECIAL ORDER OF BUSINESS**
 - a. Appointment by County Board Chair and confirmation by County Board – Mary Roberts - Supervisory District 29 (Page 1)
 - b. Swearing in of District 29 Supervisor
7. **COMMUNICATIONS**
 - a. Treasurer's Monthly Report (Addendum)
 - b. County Board Chair Appointment – Dwayne Morris to the Criminal Justice Collaborating Council (CJCC) (Page 2)
 - c. Retirement Recognition
 - d. Zoning Committee – Notice of Public Hearing, April 20, 2017 (Page 3-4)
8. **PUBLIC COMMENT**
9. **ANNUAL REPORTS**
 - a. Clerk of Courts – Carla Robinson
 - b. Corporation Counsel – J. Blair Ward
 - c. District Attorney – Su Happ
 - d. Treasurer – John Jensen

COMMITTEE REPORTS / RESOLUTIONS / ORDINANCES

10. **ADMINISTRATION AND RULES COMMITTEE**
 - a. Resolution – Requesting the State of Wisconsin to Enact Legislation Requiring Accurate Value Comparisons When Establishing the Assessed Value of National Retail Stores (Page 5-6)
11. **FINANCE COMMITTEE**
 - a. Resolution – Repealing Resolution 2005-72 – regarding settling unpaid special assessments with other taxing jurisdictions (page 7)
12. **HIGHWAY COMMITTEE**
 - a. Resolution – Approving 2017 Local Road Improvement Program asphalt bids (Page 8)
 - b. Resolution – Approving 2017 pre-mixed asphaltic concrete vendor quotes (Page 9)
 - c. Resolution – Approving 2017 seal coat oil vendor bids (Page 10)
 - d. Resolution – Approving 2017 asphalt pulverizing and milling bid (Page 11-12)

13. **INFRASTRUCTURE COMMITTEE**
 - a. Resolution – Accepting Highway Satellite Facilities Bid for Lake Mills and Concord (Page 13-14)
14. **PLANNING AND ZONING COMMITTEE**
 - a. Report – Approval of Petitions (Page 15)
 - b. Ordinance – Amend Zoning Ordinance (Page 16)
 - c. Resolution – Extension of Digital Parcel Map Improvement Contract (Page 17)
15. **APPOINTMENTS BY COUNTY BOARD CHAIR**
 - a. Robert Birmingham, Steven Nass, Ed Morse, Steven Mode and Matt Foelker to the Historic Sites Preservation Council (Page 18)
16. **PUBLIC COMMENT** (General)
17. **ANNOUNCEMENTS**
 - a. Wisconsin Counties Association Annual Conference Registration (September 24-26 – WI Dells)
18. **ADJOURN**

**NEXT COUNTY BOARD MEETING
MAY 9, 2017 – 7:00 P.M. - RM 205**



JEFFERSON COUNTY BOARD

Jefferson County Courthouse
311 S. Center Avenue, Room 204 A
Jefferson, WI 53549
Telephone (920) 674-8607


JIM SCHROEDER
County Board Chair

Board Rule 3.06(1) Appointment to Boards, Commissions, Committees and Other Bodies

I, Jim Schroeder, Chairman of the County Board of Supervisors, Jefferson County, Wisconsin, as the appointing authority, hereby appoint Mary Roberts, Fort Atkinson, WI to fill an unexpired term for County Board Supervisor - District 29 ending April 17, 2018.

Effective April 18, 2017

Dated this 11th day of April, 20 17.



Jim Schroeder



JEFFERSON COUNTY BOARD

Jefferson County Courthouse
311 S. Center Avenue, Room 204 A
Jefferson, WI 53549
Telephone (920) 674-8607

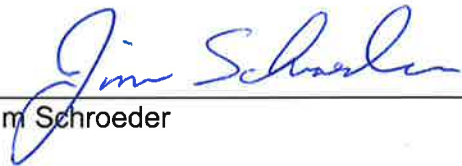
JIM SCHROEDER
County Board Chair

Board Rule 3.06(1)* Appointment to Boards, Commissions, Committees and Other Bodies and Ordinance No. 2014-08 Creating the Jefferson County Criminal Justice Collaborating Council

I, Jim Schroeder, Chairman of the County Board of Supervisors, Jefferson County, Wisconsin, as the appointing authority, hereby appoint Dwayne Morris, Watertown, WI to the Criminal Justice Collaborating Council (CJCC) as the County Board Chair representative for an unexpired term ending April 17, 2018.

Effective April 6, 2017.

Dated this 6th day of April, 2017.



Jim Schroeder

NOTICE OF PUBLIC HEARING
JEFFERSON COUNTY PLANNING AND ZONING COMMITTEE

Steve Nass, Chair; Greg David, Vice-Chair; Don Reese, Secretary; Amy Rinard; George Jaeckel

SUBJECT: Map Amendments to the Jefferson County Zoning Ordinance and Requests for Conditional Use Permits

DATE: Thursday, April 20, 2017

TIME: 7:00 p.m. (*Courthouse doors will open at 6:30*)

PLACE: Room 205, Jefferson County Courthouse, 311 S. Center Ave., Jefferson, WI

1. **Call to Order**
2. **Roll Call**
3. **Certification of Compliance with Open Meetings Law Requirements**
4. **Approval of Agenda**
5. **Explanation of Public Hearing Process by Committee Chair**
6. **Public Hearing**

NOTICE IS HEREBY GIVEN that the Jefferson County Planning and Zoning Committee will conduct a public hearing at 7 p.m. on Thursday, April 20, 2017, in Room 205 of the Jefferson County Courthouse, Jefferson, Wisconsin. A hearing will be given to anyone interested in the proposals. **PETITIONERS, OR THEIR REPRESENTATIVES, SHALL BE PRESENT.** Matters to be heard are petitions to amend the official zoning map of Jefferson County and applications for conditional use permits. A map of the properties affected may be obtained from the Zoning Department. Individual files are available for viewing between the hours of 8 a.m. and 4:30 p.m., Monday through Friday, excepting holidays. If you have questions regarding these matters, please contact Zoning at 920-674-7131.

**FROM A-1, EXCLUSIVE AGRICULTURAL TO A-3, AGRICULTURAL/RURAL
RESIDENTIAL**

R3959A-17 – Michael Klein to create a 6-acre A-3, Agricultural/Rural Residential building site near **N4922 South Farmington Rd** from PINs 008-0715-3644-000 (39.75 Ac) and 008-0715-3643-000 (30 Ac), Town of Farmington, in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R3960A-17 & CU1915-17 - James Buske/Edwin Buske Jr Property to rezone a 4-acre A-3, farm consolidation lot around the home at **W1682/W1684 County Road P** and sanction its use as a duplex in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance. The property is part of PINs 012-0816-2123-000 (39.17 Ac) and 012-0816-2014-000 (40 Ac), Town of Ixonia.

R3961A-17 – Abby Schopen/WR, BL & RF, BA Schopen Trusts Property to create a 2-acre A-3, farm consolidation lot around the buildings at **N4809 Christberg Rd** in the Town of Jefferson from PIN 014-0615-0612-000 (58.38 Ac) in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R3962A-17 – Ben Rusch/Rusch Dairy Farm LLC Property to create three, 2-acre A-3 building sites on **Mack Ln** from PIN 016-0514-0111-001 (18.23 Ac) in the Town of Koshkonong. This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R3963A-17 – David & Diana Schroeder to rezone two, 0.503-acre areas from PIN 018-0713-3343-003 (28.139 Ac), each to be added to an existing A-3 zone on **Hope Lake Rd** in the Town of Lake Mills and utilizing consolidation of parcels of record from PINs 018-0713-3312-000 (39.67 Ac) and 018-0713-3313-000 (39.67 Ac). This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R3964A-17 – Bernard Gilbert to create a 2.2-acre and a 2.1-acre A-3 building site on **Carlin Trail** from PIN 024-0516-2424-000 (32 Ac) in the Town of Palmyra. This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

R3965A-17 – Bernard Gilbert to create a 2-acre A-3 building site on the **north side of State Road 59** from PIN 024-0516-2413-000 (27.48 Ac) in the Town of Palmyra. This is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance.

FROM A-1, EXCLUSIVE AGRICULTURAL TO N, NATURAL RESOURCE

R3966A-17 – Bernard Gilbert to rezone to Natural Resource a 2.3-acre area of PINs 024-0516-2413-000 (27.48 Ac) and 024-0516-2424-000 (24 Ac) near **W281 State Road 59** in the Town of Palmyra. This is in accordance with Sec. 11.04(f)12 of the Jefferson County Zoning Ordinance.

R3967A-17 – Ardis Eilenfeldt Trust/Harold & Carol Deback Trust Property to rezone 2.2 acres of PIN 002-0714-1941-002 (34.5 Ac) to Natural Resource. This is in accordance with Sec. 11.04(f)12 of the Jefferson County Zoning Ordinance. The site is in the Town of Aztalan, **near N5845 Harvey Rd.**

CONDITIONAL USE PERMIT APPLICATIONS

CU1917-17 – Justin Thiede for conditional use to allow an extensive on-site storage structure in a Residential R-2 zone at **N2811 Monarch Ln**, on PIN 016-0614-3113-000 (15.63 Ac) in the Town of Koshkonong. This is in accordance with Sec. 11.04(f)2 of the Jefferson County Zoning Ordinance.

CU1918-17 – Chet Dolph/D&P Dolph Trust Property to allow expansion of an intensive agricultural dairy operation to up to 989.5 livestock units at **N7841 County Rd G**, Town of Waterloo, in an A-1, Exclusive Agricultural zone. The site is made up of PINs 030-0813-2531-000 (39 Ac), 030-0813-2523-000 (40 Ac), 030-0813-2524-000 (20 Ac), 030-0813-2532-000 (40 Ac), 030-0813-2542-000 (40 Ac) and 030-0813-2641-001 (5 Ac). This is in accordance with Sec. 11.04(f)6 and 11.05(d) of the Jefferson County Zoning Ordinance and falls under standards and requirements of Wisconsin Administrative Rule ATCP51.

A quorum of any Jefferson County Committee, Board, Commission or other body, including the Jefferson County Board of Supervisors, may be present at this meeting.

Individuals requiring special accommodations for attendance at the meeting should contact the County Administrator at 920-674-7101 24 hours prior to the meeting so that appropriate arrangements can be made.

A recording of the meeting will be available from the Zoning Department upon request.

Further information about Zoning can be found at www.jeffersoncountymi.gov.

RESOLUTION NO. 2017-___**Requesting the State of Wisconsin to Enact Legislation Requiring Accurate Value Comparisons When Establishing the Assessed Value of National Retail Stores**Executive Summary

Some national retail stores are arguing that the assessed value of their new store should be based on comparing it to nearby vacant or abandoned stores from a different market segment, and in many cases, courts have sided with the national retail stores requiring communities to refund tax revenue. This method of valuation is known as the "Dark Store" theory of valuation. This resolution is an advisory resolution requesting the Wisconsin Governor and Legislators to enact legislation to require accurate value comparisons when establishing the assessed value of national retail stores. The Administration and Rules Committee considered this resolution at its March 29, 2017 meeting and voted to forward to the County Board for approval.

WHEREAS, the Executive Summary is hereby incorporated by reference into this resolution, and

WHEREAS, some national retail stores in Wisconsin have argued that the assessed value of their property for property tax purposes should be based on the fair market value of the building if it was vacant or abandoned, and

WHEREAS, some national retail stores are using what is known as the "Dark Store" theory to argue that the assessed value of a new, thriving store should be based on comparing their buildings to nearby vacant or abandoned stores from a different market segment and in many cases, courts have sided with the national retail stores, requiring communities to refund tax revenue, and

WHEREAS, lawsuits in Wisconsin are forcing assessors to reduce the assessed value of thriving national retail stores, shifting the tax burden to local businesses and homeowners, and

WHEREAS, homeowners in Wisconsin pay over 70% of the total statewide property tax levy, and

WHEREAS, the Indiana State Legislature has on two occasions in the last two years overwhelmingly passed bipartisan legislation prohibiting assessors from valuing new national retail stores the same as nearby abandoned stores from a different market segment, and

WHEREAS, the Michigan State House overwhelmingly passed similar legislation in May of 2016, and

WHEREAS, the disproportionate burden of property taxes on homeowners will worsen unless legislators take action to amend the property tax law and prevent some national retail stores from receiving significant reductions in the assessed value of their commercial stores resulting in a significant reduction in their property taxes, and

NOW, THEREFORE, BE IT RESOLVED by the Jefferson County Board of Supervisors that the Wisconsin Governor and Legislators are hereby requested to enact legislation that protects homeowners and small businesses from having more of the property tax burden shifted to them by requiring accurate value comparisons when establishing the assessed value of national retail stores.

BE IT FURTHER RESOLVED that this Board requests the Wisconsin Governor and Legislators to enact legislation requiring assessors to consider as comparable only those sales within the same market segment exhibiting a similar highest and best use, rather than similarly sized but vacant properties in abandoned locations, when using the comparable sale method of valuation.

BE IT FURTHER RESOLVED that the County Clerk is directed to forward a copy of this resolution to Governor Scott Walker, the Wisconsin Counties Association and Jefferson County's Legislative Representatives with the request that they assist in this endeavor.

Fiscal Note: No fiscal impact.

Ayes _____ Noes _____ Abstain _____ Absent _____ Vacant _____

Requested by
Administration & Rules Committee

04-18-17

J. Blair Ward: 03-30-17

REVIEWED: Administrator JK; Corp. Counsel JBK; Finance Director JCW

RESOLUTION NO. 2017-__

Repealing Resolution No. 2005-72 regarding settling unpaid special assessments with other taxing jurisdictions

Executive Summary

Effective December 15, 2013, the Wisconsin State Legislature amended section 66.0413, Wisconsin Statutes. The new law clarifies that municipalities are now responsible for costs associated with razing a structure in their jurisdiction. When a municipality makes the decision to raze a building, it cannot automatically pass the cost on to the County as it could under the prior law. Counties now have the option of reimbursing a municipality for razing costs when property taxes are not paid. This resolution repeals Resolution No. 2005-72 which requires payment to municipalities of up to \$10,000 by the County for costs associated with razing a structure. The Finance Committee met on March 9, 2017, and recommended forwarding this resolution to the County Board for approval.

WHEREAS, the Executive Summary is hereby incorporated by reference into this resolution,

NOW, THEREFORE, BE IT RESOLVED that Jefferson County Resolution No. 2005-72 is hereby repealed in its entirety.

Fiscal Note: No fiscal impact.

Ayes ___ Noes ___ Abstain ___ Absent ___ Vacant ___

Requested by Finance Committee

J. Blair Ward: 04-07-17

04-18-17

REVIEWED: Administrator [Signature]; Corp. Counsel [Signature]; Finance Director [Signature]

RESOLUTION NO. 2017-__

Approving 2017 Local Road Improvement Program asphalt bids

Executive Summary

The Jefferson County Highway Department obtains funding through the Wisconsin Department of Transportation (WisDOT) Local Road Improvement Program (LRIP) for select projects. For 2017, Jefferson County bid two projects that include funding from WisDOT in the LRIP Program for asphalt material purchases (CTH Y, CTH P). The Highway Committee met on March 28, 2017, and recommended forwarding this resolution to the County Board for approval.

WHEREAS, the Executive Summary is hereby incorporated by reference into this resolution, and

WHEREAS, the Jefferson County Highway Committee was authorized to receive bids on pre-mixed asphalt products needed in 2017, and

WHEREAS, such bids were received and opened on March 27, 2017, with the following results:

<u>Company</u>	<u>Bid Prices (PG58-28 Asphalt)</u>		
	<u>5 LT</u>	<u>4 LT</u>	<u>3 LT</u>
Wolf Paving <i>**Lowest combined asphalt bid including haul cost.</i>	\$39.10 per ton	\$36.20 per ton	\$35.20 per ton
Rock Road Co., Inc.	\$44.00 per ton	\$42.00 per ton	\$41.00 per ton
Payne & Dolan, Inc.	\$40.35 per ton	\$36.85 per ton	\$35.30 per ton




NOW, THEREFORE, BE IT RESOLVED the asphalt bids for the Local Road Improvement Program (LRIP) projects for Jefferson County including County Highway Y (US 18 – STH 26) in 2017 and County Highway P (CTH E – CTH F) in 2017/2018 be awarded to Wolf Paving from Oconomowoc, Wisconsin.

Fiscal Note: The Wisconsin Department of Transportation requires asphalt purchase projects through the Local Road Improvement Program (LRIP) be awarded to a paving contractor. The funds for asphalt purchases will come from Highway Construction Account 53312 and the Wisconsin Department of Transportation LRIP funds.

Requested by
Highway Committee

04-18-17

Bill Kern: 03-28-17

REVIEWED: Administrator ; Corp. Counsel ; Finance Director 

RESOLUTION NO. 2017-__

Approving 2017 pre-mixed asphaltic concrete vendor quotes

Executive Summary

On March 27, 2017, the Highway Department received quotes from all area vendors for pre-mixed asphalt. The Highway Department purchases the asphalt from the vendors and delivers the material to the job site for placement by County crews. The vendor selected by the County will be determined by the location of the project and the plant location to obtain the best price for each project. The Highway Committee met on March 28, 2017, and recommended forwarding this resolution to the County Board for approval.

WHEREAS, the Executive Summary is hereby incorporated by reference into this resolution, and

WHEREAS, the Jefferson County Highway Committee is authorized to receive quotes on pre-mixed asphaltic concrete products needed in 2017, and

WHEREAS, such quotes were received and opened on March 27, 2017, with the following results:

<u>Company</u>	<u>Price (per ton)</u>	<u>Location</u>
Wolf Paving	\$39.10, \$36.20, \$35.20 PG58-28	Delafield
Wolf Paving	\$39.10, \$36.20, \$35.20 PG58-28	Sun Prairie
Payne & Dolan, Inc.	\$40.35, \$36.85, \$35.30 PG58-28	LaGrange
Payne & Dolan, Inc.	\$40.35, \$36.85, \$35.30 PG58-28	Waukesha
Payne & Dolan, Inc.	\$40.35, \$36.85, \$35.30 PG58-28	Sussex
Rock Road Company	\$44.00, \$42.00, \$41.00 PG58-28	Milton

NOW, THEREFORE, BE IT RESOLVED that the Jefferson County Highway Department is authorized to purchase pre-mixed asphaltic concrete products at the listed prices from any of the asphalt vendors in 2017.




Fiscal Note: The Highway Department will determine the best price for each project (asphalt price plus trucking) when selecting a plant location. The department will also consider plant schedule and availability. Funds have been allocated in 2017 Highway Maintenance Account No. 53311 and Highway Construction Account No. 53312.

Ayes _____ Noes _____ Abstain _____ Absent _____ Vacant _____

Requested by Highway Committee

04-18-17

Bill Kern: 03-28-17

REVIEWED: Administrator ; Corp. Counsel ; Finance Director 

RESOLUTION NO. 2017-__

Approving 2017 seal coat oil vendor bids

Executive Summary

On March 27, 2017 the Highway Department received bids from area vendors for seal coat emulsions. The contractor provides the emulsions and transportation to the county job sites. Vendors selected by the County will be determined by the location of the project and the plant location to obtain the best price for each project. The Highway Committee met on March 28, 2017, and recommended forwarding this resolution to the County Board for approval.

WHEREAS, the Executive Summary is hereby incorporated by reference into this resolution, and

WHEREAS, the Jefferson County Highway Committee is authorized to receive bids on bituminous asphalt products needed in 2017, and

WHEREAS, such bids were received and opened on March 27, 2017, with the following results:

<u>Company</u>	<u>Type of Asphalt (emulsion)</u>	<u>Bid Price</u>
Henry G. Meigs, Inc.	CRS-2 (Applied)	\$1.7290 per gallon
	CRS-2 (Product)	\$1.5790 per gallon
	HFRS-2 (Applied)	\$1.7290 per gallon
	HFRS-2 (Product)	\$1.5790 per gallon
	HFRS-2P (Applied)	\$1.9320 per gallon
	HFRS-2P (Product)	\$1.7820 per gallon
	CSS-1 (FOB Ship Pt.)	\$1.5500 per gallon
	CRS-2PD (Applied)	\$1.5290 per gallon
	CRS-2PD (Product)	\$1.3790 per gallon
	Flint Hills – Farnher Asphalt	CRS-2 (Applied)
HFRS-2 (Applied)		\$1.7400 per gallon
HFRS-2P (Applied)		\$1.9400 per gallon
CRS-2P (Applied)		\$1.9400 per gallon
CRS-2PD(Applied)		\$1.4300 per gallon

NOW, THEREFORE, BE IT RESOLVED that the Jefferson County Highway Department is authorized to purchase emulsion products from the vendors listed at the bid prices in 2017.

Fiscal Note: The funds to come from the Highway Maintenance Account 53311 and the Highway Construction Account 53312.

Ayes _____ Noes _____ Abstain _____ Absent _____ Vacant _____

Requested by
Highway Committee

04-18-17

Bill Kern: 03-27-17; J. Blair Ward: 03-31-17

REVIEWED: Administrator [Signature]; Corp. Counsel [Signature]; Finance Director [Signature]

RESOLUTION NO. 2017-___

Approving 2017 asphalt pulverizing and milling bids

Executive Summary

On March 27, 2017, the Highway Department received bids from area vendors for asphalt pulverizing and milling. The Highway Department schedules all projects to work on-site with the selected vendor. The vendor selected by the County will be determined by the location of the project and the plant location to obtain the best price for each project. The Highway Committee met on March 28, 2017, and recommended forwarding this resolution to the County Board for approval.

WHEREAS, the Executive Summary is hereby incorporated by reference into this resolution, and

WHEREAS, the Jefferson County Highway Committee is authorized to receive bids on full depth pulverizing and milling needed in 2017, and

WHEREAS, such bids were received and opened on March 27, 2017, with the following results:

<u>Company</u>	<u>Full Depth Pulverizing</u>
Payne & Dolan	\$0.2650 per sq. yd.
Pavement Maintenance	\$0.3200 per sq. yd.
Tri-County Paving	\$0.3480 per sq. yd.
The Kraemer Company	\$0.3970 per sq. yd.
WK Construction	\$0.5440 per sq. yd.
<u>Company</u>	<u>Milling</u>
Tri-County Paving	\$0.336 per sq. yd. @ 1 inch depth
	\$0.336 per sq. yd. @ 2 inch depth
	\$0.454 per sq. yd. @ 3 inch depth
	\$0.507 per sq. yd. @ 4 inch depth
WK Construction	\$0.367 per sq. yd. @ 1 inch depth
	\$0.397 per sq. yd. @ 2 inch depth
	\$0.499 per sq. yd. @ 3 inch depth
	\$0.549 per sq. yd. @ 4 inch depth
Payne & Dolan	\$0.570 per sq. yd. @ 1 inch depth
	\$0.570 per sq. yd. @ 2 inch depth
	\$0.570 per sq. yd. @ 3 inch depth
	\$0.450 per sq. yd. @ 4 inch depth

Pavement Maintenance \$0.640 per sq. yd. @ 1 inch depth
\$0.670 per sq. yd. @ 2 inch depth
\$0.690 per sq. yd. @ 3 inch depth
\$0.720 per sq. yd. @ 4 inch depth

The Kraemer Company \$1.35 per sq. yd. @ 1 inch depth
\$1.42 per sq. yd. @ 2 inch depth
\$1.50 per sq. yd. @ 3 inch depth
\$1.62 per sq. yd. @ 4 inch depth

NOW, THEREFORE, BE IT RESOLVED that the Jefferson County Highway Department is authorized to accept the seasonal bids for 2017 from all vendors utilizing the lowest priced vendor, unless the vendor cannot meet the project schedule of the department, in which case the next lowest priced vendor shall be used.


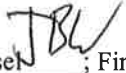

Fiscal Note: Funds have been allocated in 2017 Highway Maintenance Account No. 53311 and Highway Construction Account No. 53312.

Ayes _____ Noes _____ Abstain _____ Absent _____ Vacant _____

Requested by
Highway Committee

04-18-17

Bill Kern: 03-28-17; J. Blair Ward: 04-05-17

REVIEWED: Administrator ; Corp. Counsel ; Finance Director 

RESOLUTION NO. 2017-__

Accepting Highway Satellite Facilities Bid for Lake Mills and Concord

Executive Summary

In 2013, Jefferson County determined that the satellite facilities for the Highway Department needed to be replaced along with the main highway facility and in 2015 the County Board authorized the County Administrator to proceed with the construction of two replacement satellite facilities. Two new sites were selected, one in Lake Mills and one in Concord.

Construction bids were received on April 21, 2016, with the lowest bid to construct the new facilities being \$2,130,222. All bids were rejected because they were significantly higher than anticipated. The County Administrator and Highway Commissioner reviewed options for cost savings on the structures which included downsizing the facilities, simplifying the design, and giving an option for a pole building structure. The facility and specifications were updated and new bids were received on April 4, 2017. A joint meeting of the Highway Committee and Infrastructure Committee was held on April 11, 2017, to review the bids. The joint committee recommended accepting the bid of KSW Construction as the lowest responsible bidder and forwarding this resolution to the County Board for approval.

WHEREAS, the Executive Summary is hereby incorporated by reference into this resolution, and

WHEREAS, Resolution 2014-68 was approved authorizing the County Administrator to proceed with construction of two new satellite facilities for the Highway Department, and

WHEREAS, bids were received on April 21, 2016, and after review were rejected based on the facility costs of \$2,130,222 that exceeded the budgeted costs, and

WHEREAS, the County Administrator and Highway Commissioner worked with the project architect to reduce the size and scope of the buildings, and

WHEREAS, new bids were received on April 4, 2017, with the following results:

<u>Contractor</u>	<u>Total Base Bid</u>	<u>Site Work</u>	<u>Site Utilities</u>
KSW Construction	\$ 1,476,570	\$ 62,514	\$ 51,000
Lakeside Construction	\$ 1,501,000 (with pole building option)	\$ 190,000	\$ 123,445
Cardinal Construction	\$ 771,000 (Concord site only)	\$ 10,700	\$ 20,207

WHEREAS, the lowest responsible bid to construct the Lake Mills and Concord satellite facilities, including the site work and site utilities, was from KSW Construction, and

WHEREAS, the Infrastructure Committee and Highway Committee have reviewed the bids and related documents and recommend acceptance of the low bids set forth on the bid tabulation above for Lake Mills and Concord for the total bid price of \$1,590,084 (\$1,476,570 building, \$62,514 site grading, \$51,000 site utilities).

NOW, THEREFORE, BE IT RESOLVED that the County Administrator is authorized to contract with KSW Construction in the amount of \$1,590,084 for the construction of two new highway satellite facilities which includes construction, site utilities, and site work for Lake Mills and Concord satellite facilities.

Fiscal Note: One million dollars has been allocated for the construction of the two new satellite facilities as part of the new highway facility project. These funds are currently in the Capital Projects Fund for highway facilities, Business Unit 8151. Two Hundred Thousand Dollars will be paid from funds remaining from the amount allocated for the demolition of the old highway facility. Proceeds from the sale of existing satellite facilities will be deposited into the Capital Projects Fund and will be available to the County Board for future use. Four Hundred Thousand Dollars will be transferred from the Highway Department Fund to the Capital Projects Fund. This resolution is a budget amendment and requires 20 out of 30 affirmative votes for passage.

Ayes _____ Noes _____ Abstain _____ Absent _____ Vacant _____

Requested by
Highway and Infrastructure Committees

04-18-17

Bill Kern & J. Blair Ward: 04-11-17 & 04-12-17; Tammy Worzalla: 04-12-17

REVIEWED: Administrator JKW; Corp. Counsel [Signature]; Finance Director MCW

**REPORT
TO THE HONORABLE MEMBERS OF THE JEFFERSON COUNTY
BOARD OF SUPERVISORS**

The Jefferson County Planning and Zoning Committee, having considered petitions to amend the official zoning map of Jefferson County, filed for public hearing held on November 20, 2003, and March 16, 2017, as required by law pursuant to Wisconsin Statutes, notice thereof having been given, and being duly advised of the wishes of the town boards and persons in the areas affected, hereby makes the following recommendations:

APPROVAL OF PETITIONS R2757A-03 AND R3958A-17

DATED THIS 27th DAY OF MARCH 2017

Donald Reese, Secretary

**THE PRIOR MONTH'S AMENDMENTS R3918A-16, R3942A-16, R3956A-17 AND
R3957A-17 ARE EFFECTIVE UPON PASSAGE BY COUNTY BOARD, SUBJECT TO
WIS. STATS. 59.69(5).**

ORDINANCE NO. 2017-__

Amend Zoning Ordinance

Executive Summary

WHEREAS, the Jefferson County Board of Supervisors has heretofore been petitioned to amend the official zoning map of Jefferson County, and

WHEREAS, Petition R2757A-03 was referred to the Jefferson County Planning and Zoning Committee for public hearing on November 20, 2003, and Petition R3958A-17 was referred for public hearing on March 16, 2017, and

WHEREAS, the proposed amendments have been given due consideration by the Board of Supervisors in open session,

NOW, THEREFORE, BE IT ORDAINED that the Jefferson County Board of Supervisors does amend the official zoning map of Jefferson County as follows:

**FROM A-1, EXCLUSIVE AGRICULTURAL TO A-3,
AGRICULTURAL/RURAL RESIDENTIAL**

Modify the original approval of December 9, 2003, and rezone to create a 1.56-acre lot around the pre-1977 home at **N8776 County Road E** and a 1-acre vacant building site adjacent, both from PINs 032-0815-1424-000 (29 acres). The site is in the Town of Watertown, and the request is in accordance with Sec. 11.04(f)8 of the Jefferson County Zoning Ordinance. This utilizes the last available A-3 zone for the property, therefore rezoning is conditioned upon recording of an affidavit acknowledging that fact. It is further conditioned upon road access approval and receipt by Zoning of a suitable soil test for the vacant lot, and upon approval and recording of a final certified survey map for both lots. (R2757A-03 – Donald Kiedrowski)

FROM A-T, AGRICULTURAL TRANSITION TO R-2, RESIDENTIAL

Rezone all of PIN 016-0513-2511-000 (27.404 acres) to allow for new residential construction along **Koshkonong Mounds Road** in the Town of Koshkonong, in accordance with Sec. 11.04(f)2 of the Jefferson County Zoning Ordinance. This action is conditioned upon road access approval, upon receipt by Zoning of suitable soil tests and preliminary and final subdivision plat approvals including extraterritorial plat review. Rezoning shall be null and void and of no effect one year from date of County Board approval unless all applicable conditions have been completed by that date. (R3958A-17 – Jeffrey & Deborah Lemke)

Ayes _____ Noes _____ Abstain _____ Absent _____ Vacant _____

Requested by
Planning & Zoning Committee

04-18-17

Deb Magritz: 04-06-17

REVIEWED: Administrator [Signature]; Corp. Counsel [Signature]; Finance Director [Signature]

RESOLUTION NO. 2017-____

Extension of Digital Parcel Map Improvement Contract

Executive Summary

Digital parcel maps delineating land ownership are a key component of the Jefferson County Geographic Information System (GIS). This information is used by the general public and real estate professionals including assessors, appraisers, title searchers, land surveyors and attorneys along with local, state and federal officials. The digital parcel maps for the rural areas of Jefferson County were automated in the early nineteen nineties by digitizing hand drawn maps and transforming the coordinate data to the Public Land Survey System grid. These digital parcel maps have served the County well for the past 20 plus years. However, the digitizing and transforming process resulted in some horizontal positional inaccuracies that are evident when overlaying the digital parcel lines over orthophotography. The parcel map improvement project integrates property surveys, orthophotography and other survey data to increase the accuracy of the County's digital parcel maps. Pro-West and Associates of Walker, Minnesota, was awarded the contract in May of 2016 as the lowest responsible bidder at a cost of \$8.85 per parcel. This first phase of the multi-year project has allowed Pro-West and Associate technicians to become conversant in the County's digital parcel maps unique characteristics and records systems for accessing surveys, deeds and other documents required to improve parcel map accuracy. This resolution authorizes the Land Information Office to extend the current contract with Pro-West and Associates of Walker, Minnesota, for additional parcel mapping services at a cost of \$59,994.15. The Planning & Zoning Committee considered this resolution at its March 27, 2017 meeting and voted to forward to the County Board for approval.

WHEREAS, the Executive Summary is hereby incorporated by reference into this resolution, and

WHEREAS, a request for proposals to provide digital parcel mapping service was received from 6 companies in 2016, and

WHEREAS, the price per parcel of \$8.85 proposed by Pro-West and Associates was 32% less then next lowest price of \$13.00, and

WHEREAS, Pro-West and Associates is agreeable to providing parcel mapping services for an additional 6,779 parcels at the same \$8.85 price per parcel, and

WHEREAS, solicitation of new bids could increase the price per parcel due to the additional vendor costs of developing proposals, and

WHEREAS, the Planning and Zoning Committee recommends extending the current contract with Pro-West and Associates of Walker, Minnesota, to provide additional parcel mapping services in 2017, and




WHEREAS, extending this contract is consistent with section 8 of the Jefferson County Purchasing Ordinance for the purchase of professional services.

NOW, THEREFORE, BE IT RESOLVED that the Jefferson County Board of Supervisors does hereby authorize the Land Information Office to extend the current contract with Pro-West and Associates of Walker, Minnesota, for additional parcel mapping services at a cost of \$8.85 per parcel for a total project cost of \$59,994.15.

Fiscal Note: The project is funded in the 2017 budget account 1303.521219 through a Wisconsin Land Information Program Strategic Initiative Grant of \$50,000 and non-tax levy Land Information Program retained fees of \$9,994.15.

Requested by Planning and Zoning Committee
Andy Erdman & J. Blair Ward: 03-20-2017

04-18-17

REVIEWED: Administrator: ; Corp. Counsel: ; Finance Director: 

Item 15a-e

APPOINTMENTS BY COUNTY BOARD CHAIR

By virtue of the authority vested in me I do hereby appoint and request the County Board's confirmation of the following individuals as members of the designated Consortiums, Commissions and Committees:

Historic Sites Preservation Council

- a. Robert Birmingham, Madison, WI for a term ending April 17, 2018.
AYES _____ NOES _____ ABSENT _____ ABSTAIN _____

- b. Steven Nass, Town of Lake Mills, WI for a term ending April 17, 2018.
AYES _____ NOES _____ ABSENT _____ ABSTAIN _____

- c. Ed Morse, City of Lake Mills, WI for a term ending April 17, 2018.
AYES _____ NOES _____ ABSENT _____ ABSTAIN _____

- d. Steven Mode, Town of Hebron, WI for a term ending April 17, 2018.
AYES _____ NOES _____ ABSENT _____ ABSTAIN _____

- e. Matt Foelker, Town of Hebron, WI for a term ending April 17, 2018.
AYES _____ NOES _____ ABSENT _____ ABSTAIN _____

04-18-2017