

AGENDA

JEFFERSON COUNTY BOARD MEETING

TUESDAY

April 21, 2026

4:00 p.m.

Jefferson County Courthouse
311 S. Center Avenue, Room C2063
Jefferson, WI 53549

[Livestream on YouTube](#)

Register in advance for this webinar:

https://zoom.us/webinar/register/WN_N2ghwZR3TQenotKF1KEwmQ

After registering, you will receive a confirmation email containing information about joining the webinar.

1. **CALL TO ORDER**
2. **ADMINISTRATION OF OATH OF OFFICE**
3. **ROLL CALL BY COUNTY CLERK**
4. **PLEDGE OF ALLEGIANCE**
5. **INTRODUCTION OF NEW MEMBERS**
6. **CERTIFICATION OF COMPLIANCE WITH OPEN MEETINGS LAW**
7. **APPROVAL OF THE AGENDA**
8. **RETIREMENT RECOGNITIONS**
9. **ELECTION OF COUNTY BOARD CHAIR**
Note: Nominations are made by written ballot – The Clerk will call on nominees in order of supervisory district number to give a brief statement up to three minutes in length.
10. **ELECTION OF 1ST VICE CHAIR BY SAME PROCEDURE** (See item 9 Note)
11. **ELECTION OF 2ND VICE CHAIR BY SAME PROCEDURE** (See item 9 Note)
12. **COMMUNICATIONS**
 - a. Notice of Public Hearing – Planning and Zoning – April 16, 2026 (page 1-2)
 - b. Annual Committee Reports (page 3-5)
 - c. Treasurer’s Monthly Report
13. **APPROVAL OF THE MARCH 10, 2026 MEETING MINUTES**
14. **PUBLIC COMMENT (agenda items)**
COMMITTEE REPORTS / RESOLUTIONS / ORDINANCES
15. **FINANCE**
 - a. Resolution- Authorizing the County to enter into an Equity Investor Agreement in the amount of \$1.8 million with ThriveED for the Live Local Development Fund (page 6-7)
 - b. Resolution- Accepting Grant Funding from the National Association of County Veterans Service Officers for Attendance at National Conference (page 8-9)

16. HIGHWAY COMMITTEE

- a. Resolution- Approving 2026 asphalt milling quotes (page 10-11)
- b. Resolution- Approving 2026 asphalt pulverizing quotes (page 12)
- c. Resolution- Approving 2026 Local Road Improvement Program asphalt bids (page 13)
- d. Resolution- Approving 2026 pre-mixed hot mix asphalt vendor quotes (page 14)

17. PLANNING & ZONING COMMITTEE

- a. Zoning Report (page 15)
- b. Ordinance- Amending Official Zoning Map (page 16-17)

18. PUBLIC COMMENT (General)

19. ANNOUNCEMENTS

20. ADJOURN

NEXT COUNTY BOARD MEETING

TUESDAY, May 12, 2026

7:00 P.M.

NOTICE OF PUBLIC HEARING
JEFFERSON COUNTY PLANNING AND ZONING COMMITTEE

George Jaeckel, Chair; Steve Nass, Vice-Chair; Blane Poulson, Secretary; Matt Foelker

SUBJECT: Map Amendments to the Jefferson County Zoning Ordinance and Requests for Conditional Use Permits
DATE: Thursday, April 16, 2026
TIME: 7:00 p.m. (Doors will open at 6:30)
PLACE: JEFFERSON COUNTY COURTHOUSE, ROOM C2063
311 S. CENTER AVE, JEFFERSON, WI 53549
OR Via Teams Videoconference

PETITIONERS OR MEMBERS OF THE PUBLIC MAY ATTEND THE MEETING VIRTUALLY BY FOLLOWING THESE INSTRUCTIONS IF THEY CHOOSE NOT TO ATTEND IN PERSON:

| |
|--|
| Teams Meeting Information Link: Join the meeting now Meeting ID: 222 326 323 808 9 Passcode: fy37Vh3D |
|--|

1. Call to Order
2. Roll Call
3. Certification of Compliance with Open Meetings Law
4. Approval of Agenda
5. 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 16, 2026, in Room C2063 of the Jefferson County Courthouse, Jefferson, Wisconsin. Members of the public will be allowed to be heard regarding any petition under consideration by the Planning and Zoning Committee. **PETITIONERS, OR THEIR REPRESENTATIVES SHALL BE PRESENT EITHER IN PERSON OR VIA TEAMS.** Matters to be heard are petitions to amend the official zoning map and applications for conditional use permits. A map of the properties affected may be obtained from the Zoning Department. Individual files, which include staff finding of fact, are available for viewing between the hours of 8:00 a.m. and 4:30 p.m., Monday through Friday, except holidays. If you have questions regarding these matters, please contact Zoning at 920-674-7131.

Decisions on Conditional Use Permits will be made on **April 27, 2026**
Recommendations by the Committee on Rezones will be made on **April 27, 2026**
Final decision will be made by the County Board on **May 12, 2026**

FROM A-1 EXCLUSIVE AGRICULTURAL TO A-3, AGRICULTURAL/RURAL RESIDENTIAL
All are in accordance with ss. 22-339 – 22-350 of the Jefferson County Zoning Ordinance

R4675A-26 – Dennis Lauersdorf: Rezone A-1 to A-3 to create a 1.0-acre residential lots at **N9154 Ski Slide Road** in Town of Ixonia, PIN 012-0816-1224-000 (45.140 ac).

R4676A-26 – Dean Weichmann Trust: Rezone A-1 to A-3 to create a 1.0-acre residential lot across from **W6480 West Road** in Town of Milford, PIN 020-0814-2822-000 (14.150 ac).

R4677A-26 – Chester Dolph: Rezone A-1 to A-3 to create a 1.2-acre farm consolidation around house and septic field at **N7841 County Road G** in Town of Waterloo, PIN 030-0813-2531-001 (1.0 ac) and 030-0813-2531-000 (39.0 ac).

R4678A-26 – Patrick Kleinsteiber: Rezone A-1 to A-3 to create three 2.0-acre residential lots at **N7699 Switzke Road** in Town of Watertown, PIN 032-0815-3322-000 (29.70 ac).

FROM I, INDUSTRIAL TO A-3, AGRICULTURAL/RURAL RESIDENTIAL
All are in accordance with ss. 22-339 – 22-350 of the Jefferson County Zoning Ordinance

R4679A-26– Jacob Nehlsen: Rezone 4.4-acres from I to A-3 to create a residential lot across from **W4448 County Road U** in Town of Cold Spring, PIN 004-0515-3222-001 (8.384 ac). Property is owned by David & Linda Nehlsen.

CONDITIONAL USE PERMIT APPLICATIONS
All are in accordance with ss. 22-581 – 22-587 of the Jefferson County Zoning Ordinance

CU2196-26 – Jason Thiede: Conditional Use to allow for boat storage (transportation services) in two buildings in existing C zone at **N6965 County Road O** in Town of Milford, PIN 020-0714-0433-004 (2.640 ac).

CU2197-26 – Skalitzky Farmland LLC: Conditional Use to allow for grain drying with a capacity of up to 750,000 bushels per year on the existing A-2 zoned lot at **W8889 State Road 89** in Town of Waterloo, PIN 030-0813-0922-002 (4.650 ac).

6. Adjourn

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 accommodation for attendance at this meeting should contact the County Administrator 24 hours prior to the meeting at 920-674-7101 so appropriate arrangements can be made.

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

Committee Reports to the Jefferson County Board of Supervisors 4/21/2026

Intercounty Coordinating Committee (ICC)

The ICC is a consortium of 9 area rural counties that meets 6 times a year, the third Monday of the even numbered months at 9:30 AM. Hosting of the meeting rotates through the counties alphabetically. Jefferson last hosted in December 2025, thus we are not hosting in 2026. The voting group consists of County Board Chairs or their designee, but any supervisor or staff member is welcome to attend if interested. The group discusses common county problems, share information, and suggest solutions. The committee also hears updates from attending area State representatives and receives an update from a WCA representative covering state and federal concerns effecting county government. After updates there is an educational topic program from either local officials or a UW Extension educator.

Upcoming Programs:

April 20, 2026 (Marquette County) “Constitutional Officers & their relationship with the County Board (Speaker TBD)

June 15, 2026 (Sauk County) “Highway and Transportation funding” (Speaker TBD)

August 17, 2026 (Waushara County) “Mitigation of development impacts through JDA’s”(UW Extension)

Oct. 19, 2026 (Adams County) “Affordable Housing/Low income housing” (UW Extension)

December 21, 2026 (Columbia County) “Use of opioid funds” (Speaker TBD)

If you would like to attend please let me know so we can carpool!

Steven J. Nass, Supervisor District #15

Workforce Development Board of South Central Wisconsin

This oversight board (consisting of County Board Chairs or County Executives) meets periodically to elect members to the direct governing board. We have not met this year.

Steven J. Nass, Supervisor District #15

WI County Utility Tax Association

Meetings this year focused on a bill ([AB 559](#)/[SB 556](#)), which has been passed by both the state Senate and Assembly and is awaiting signature from the governor.

This bill adds energy storage facilities and liquefied natural gas (LNG) facilities as qualified properties for utility aid.

This is of special note for Jefferson County as Ixonia is home to one of two LNG facilities in the state. In the past, there has been some discrepancy between the Public Service Commission and the Department of Revenue on whether LNG facilities are eligible for utility aid payments. We have received payment for this facility in the past, but the certainty with this bill ensures the county will continue to receive payment in the future. There is \$750,000 built into Jefferson County’s base budget for this purpose.

Amanda Truax, Supervisor District #13

**PACE Commission - Statewide group
(Property Accessed Clean Energy)**

The PACE Wisconsin Commission was formed under the Joint Exercise of Powers Law to allow statewide program administration of commercial PACE financing projects. These projects utilize private capital invested into private commercial property to finance energy efficiency, water savings, and other improvements approved by the program guidelines.

These improvements increase the value of the property and subsequently increase the county's tax base. The financings are paid back similarly to property taxes, are non-accelerating, nonrecourse, and run with the land.

In 2025, three projects were approved by the Commission. These projects were in Sauk, Sheboygan, and Dane Counties. The projects ranged from hospitality to senior living and multifamily. The PACE investment alone for these projects combined was over \$50,000,000 and created over 600 jobs.

Jim Braugler, Vice Chairman, Supervisor District #5

Marsh Country Health Alliance (MCHA)

During this term I took over for Supervisor Russel Kutz (due to his retirement from the County Board) as Jefferson County Board of Supervisors representative on the MCHA, also continuing as Secretary.

As Secretary, I participated in quarterly financial-update conference calls.

I also attended the MCHA Annual Meeting in person in October 2025.

The MCHA serves as the mechanism through which Dodge County can be reimbursed by the other member-counties for their residents who live at the Dodge County Nursing Home, called Clearview Longterm Care & Rehabilitation Center, and related health-care facilities.

The MCHA Annual Meeting Agenda includes: 1) Financial updates, 2) a Clearview census update, & 3) Annual Assessment Rate Setting...

The notable event this past year was a tornado that did extensive damage to multiple Dodge County buildings, including the Clearview Longterm Care & Rehabilitation Center and other related health-care facilities. Fortunately, due to the swift actions of staff, no residents were injured.

I look forward to continue representing Jefferson County on the MCHA next term.

Kirk Lund, Supervisor District #14

Blue Spring Lake Management District Report 2025 – 2026

I attended 6 Meetings in the past year.

The major work of the district in the past year has been finishing the dam repairs and submitting a Wake Boat Ordinance to the Town of Palmyra for adoption, which the Town Board did adopt. Other activities included adding generators to the sanitary lift stations around the lake.

John Kannard, Supervisor District #21

Lower Spring Lake Protection & Rehabilitation District Report 2025 – 2026

I attended 4 Meetings in the past year.

The major work of the district in the past year has been vegetation management and pursuing a winter lake drawdown. The winter drawdown is intended to compact the sediment in the bottom of the lake which would increase the water depth. The added depth would allow greater recreation opportunities.

John Kannard, Supervisor District #21

WI County Utility Tax Association Report 2025

Meetings this year focused on a bill (AB 559/SB 556), which has been passed by both the state Senate and Assembly and is awaiting signature from the governor.

This bill adds energy storage facilities and liquefied natural gas (LNG) facilities as qualified properties for utility aid.

This is of special note for Jefferson County as Ixonia is home to one of two LNG facilities in the state. In the past, there has been some discrepancy between the Public Service Commission and the Department of Revenue on whether LNG facilities are eligible for utility aid payments. We have received payment for this facility in the past, but the certainty with this bill ensures the county will continue to receive payment in the future. There is \$750,000 built into Jefferson County's base budget for this purpose.

Amanda Truax, Supervisor District #13

RESOLUTION NO. 2026-_____

Authorizing the County to enter into an Equity Investor Agreement in the amount of \$1.8 million with ThriveED for the Live Local Development Fund and amending the 2026 budget

Executive Summary

In 2023, ThriveED created the Live Local Development Fund (LLDF), a collaboration between ThriveED, Jefferson County and several regional partners including a hospital, banks and foundations as a tool for stimulating growth in housing stock in Jefferson County. Some of the interest collected from this program is used to fund a position in the Jefferson County Economic Development Department.

On November 12, 2025, the County Board voted to amend the Fund Balance Ordinance to include investment in community assets or programs that generate future returns to support County operations. On this same date, the County Board approved the 2026 annual budget which included a transfer out of the General Fund to the Live Local Development Fund in the amount \$1.1 million.

In December of 2025, the County received \$747,035 from the City of Watertown for the County's portion of accumulated tax increment from a tax increment district (TID) that closed earlier in the year. During discussions with the Finance Committee, it was determined that since this revenue was derived from economic development, it should be reinvested into an economic development program. This was not previously included in the 2026 budget.

Jefferson County has formerly pledged \$2 million of funds to LLDF through the enactment of a Donor Agreement. In a donor agreement, all principal and interest pledged remains in the LLDF program.

On April 15, 2026, the Finance Committee voted 5-0 to recommend that Jefferson County enter into an Investor Agreement with ThriveED for the budgeted \$1.1 million and an additional \$700,000 from the City of Watertown TID closure to further support the LLDF. In an equity investor agreement, the investor can choose whether any or all principal and interest generated from the developer loans remain in the program or are returned to the investor. This resolution authorizes the County Administrator to enter into an equity investor agreement with ThriveED.

WHEREAS, the Executive Summary is incorporated into this resolution, and

WHEREAS, Jefferson County has amended its Fund Balance Ordinance to allow for community investments that generate future returns to support County operations, and

WHEREAS, Jefferson County has funding available to invest according to the Ordinance, and

WHEREAS, the Jefferson County Board of Supervisors has previously approved an amount of \$1.1 million to be transferred to the Live Local Development Fund in its 2026 annual budget, and

WHEREAS, after the 2026 budget was passed, Jefferson County received \$747,035 from the closure of a tax increment district, and wishes to apply \$700,000 of this amount to the Live Local Development Fund, and

WHEREAS the Finance Committee has reviewed the Investor Agreement with ThriveED and determined that this contractual structure will generate returns competitive with the Local Government Investment Pool, and therefore is a suitable community investment under the Fund Balance Ordinance.


NOW, THEREFORE, BE IT RESOLVED that the Jefferson County shall enter into an Equity Investor Agreement with ThriveED in the amount of \$1.8 million.

Fiscal Note: \$1.1 million of funding for this resolution has been approved by the County Board of Supervisors in its 2026 annual budget. This resolution authorizes an additional \$700,000 of fund balance from the General Fund to be transferred to the Live Local Development Fund. This is a budget amendment. County Board approval requires a two-thirds vote of the entire membership (20 of 30 affirmative votes).

Strategic Plan Reference: Intentional Economic Growth

Referred By:
Finance Committee

04-21-2026

REVIEWED: Corporation Counsel: DHT ; Finance Director: 

RESOLUTION NO. 2026-_____

Accepting Grant Funding from the National Association of County Veterans Service Officers for Attendance at the National Conference

Executive Summary

The National Association of County Veterans Service Officers (NACVSO) has awarded grant funding to the Jefferson County Veterans Service Office to support attendance at the NACVSO National Conference in Reno, NV.

Jefferson County has been awarded \$1,500 per staff member for two staff members, totaling \$3,000. These funds are intended to reimburse costs associated with conference registration, lodging, and travel. The scholarship funds will be released following the conclusion of the conference June 5th, 2026, contingent upon certification by the County Veterans Service Officer (CVSO) that both staff members attended.

Attendance at this conference offers valuable training and professional development while fulfilling the mandatory 16 hours of continuing education required to maintain accreditation necessary to effectively serve veterans and their families.

This resolution authorizes the acceptance of grant funding from the National Association of County Veterans Service Officers and amends the 2026 budget accordingly. The Finance Committee considered this resolution at its meeting on April 15, 2026, and recommended forwarding it on to the County Board for approval.

WHEREAS, the above Executive Summary is incorporated into this resolution, and

WHEREAS, the National Association of County Veterans Service Officers has awarded Jefferson County \$3,000 in grant funding for conference-related expenses, and

WHEREAS, the grant will reimburse expenses for registration, lodging, and travel for two Veterans Service Office staff members attending the NACVSO National Conference in Reno, and

WHEREAS, reimbursement is contingent upon certification by the CVSO that both staff members attended the conference.


NOW, THEREFORE, BE IT RESOLVED that the Jefferson County Board of Supervisors hereby accepts the grant funding in the amount of \$3,000 from NACVSO, and

BE IT FURTHER RESOLVED that the Finance Director is authorized to make any necessary budget adjustments to account for the receipt and reimbursement of these funds.

Fiscal Note: Jefferson County will receive reimbursement of \$3,000 upon verification of staff attendance at the conference. This resolution authorizes the Finance Director to make any necessary budget adjustments to enact this resolution. This is a budget amendment. County Board approval requires a two-thirds vote of the entire membership (20 of 30 affirmative votes).

Referred By:
Finance Committee

04-21-2026


REVIEWED: Corporation Counsel:DHT ; Finance Director: 

**JEFFERSON COUNTY
BUDGET ADJUSTMENT OR AMENDMENT REQUEST**

| <u>Adjustment</u> | <u>Description</u> | <u>Approval Level</u> |
|---|---|-----------------------|
| <input type="radio"/> Level 1 | Adjustments of operating appropriations up to \$4,999 from one account to another <u>within</u> the department's budget | Department Head |
| <input type="radio"/> Level 2 | <input type="radio"/> a. Adjustments of operating appropriations over \$5,000 and up from one account to another <u>within</u> the department's budget. <input type="checkbox"/> b. Substitution of capital items or adjustment of operating to capital appropriations up to \$24,999 from one account to another <u>within</u> the department's budget. | Administrator |
| De. | Transfers between departments within a budgetary function of up to \$24,999. | Administrator |
| <input type="radio"/> Level 3 | Amendments of operating or capital appropriations needing additional funding from contingency funds from that are under 10% of the funds originally appropriated for an individual department. | Finance Committee |
| <input checked="" type="checkbox"/> Level 4 | <input checked="" type="checkbox"/> a. Amendments of operating or capital appropriations needing additional funding from contingency funds from that are over 10% of the funds originally appropriated for an individual department. New programs in a department that were not originally budgeted through increase in expenses with offsetting increase in revenue for that program. (i.e. grant funding or donations) | County Board |
| De. | Substitution of capital items or adjustment of operating to capital appropriations <u>over</u> \$25,000 from one account to another <u>within</u> the department's budget. | County Board |

| | | | |
|-------------------------------------|--------------------------|--|--------------|
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | Amendments of operating or capital appropriations needing funding from <u>general fund balance</u> . | County Board |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | | |

| Increase | Decrease | Account# | Account Title | Amount |
|----------|----------|--------------|------------------------|----------|
| | | 13401 532325 | Registration | |
| | | | 550 | |
| | | 13401 532336 | Lodging | 210.00 |
| | | 13401 532334 | Commerical Travel | 1,250.00 |
| | | 13401 532339 | Other Travel & Tolls | 990.00 |
| | | 13401 485200 | Donations - Restricted | 3,000.00 |

Description of Adjustment:  Date 20260331
 Two CVSO staff members were awarded an National Association of County Veterans Service Officers scholarship totaling \$3,000, covering registration, travel, and lodging for the conference. The county will be reimbursed for this amount once the **CVSO confirms** that the staff members attended the conference. Requesting to add funds to the appropriate accounts.

Department Head Signature _____
 County Administrator Signature _____ Date April 1, 2026

- 1) Salaries and Fringes are not included as operating above, any changes to salaries and fringes must be discussed with the County Administrator.
- 2) The County Administrator shall make the determination if the budget adjustment needs to go to the County Board.
- 3) Any items \$10,000 and above must be capitalized.

RESOLUTION NO. 2026-_____

Approving 2026 asphalt milling quotes

Executive Summary

On March 4, 2026, the Highway Department received quotes from area vendors for asphalt milling. The Highway Department schedules all projects to work on-site with the selected vendor. This resolution authorizes the Jefferson County Highway Department to accept the seasonal quotes for 2026 from all vendors listed below 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. The Highway Committee considered this resolution at its meeting on March 24, 2026, and recommended forwarding it on to the County Board for approval.

WHEREAS, the Executive Summary is incorporated into this resolution, and

WHEREAS, the Jefferson County Highway Department is authorized to receive quotes on milling needed in 2026, and

WHEREAS, such quotes were received and opened on March 4, 2026, with the following results:

| <u>Company</u> | <u>Milling</u> |
|---|---|
| Asphalt Contractors | \$0.4700 per sq. yd. @ 1 inch depth (County) |
| | \$0.5700 per sq. yd. @ 1 inch depth (County Night) |
| | \$0.8000 per sq. yd. @ 1 inch depth (Town) |
| | \$0.6100 per sq. yd. @ 2 inch depth (County) |
| | \$0.7700 per sq. yd. @ 2 inch depth (County at Night) |
| | \$1.2000 per sq. yd. @ 2 inch depth (Town) |
| | \$0.7900 per sq. yd. @ 3 inch depth (County) |
| | \$1.0000 per sq. yd. @ 3 inch depth (County at Night) |
| | \$1.2500 per sq. yd. @ 3 inch depth (Town) |
| | \$0.9700 per sq. yd. @ 4 inch depth (County) |
| | \$1.2500 per sq. yd. @ 4 inch depth (County at Night) |
| \$1.5000 per sq. yd. @ 4 inch depth (Town) | |
| WK Construction | \$0.6900 per sq. yd. @ 1 inch depth (County) |
| | \$2.8900 per sq. yd. @ 1 inch depth (County at Night) |
| | \$2.1200 per sq. yd. @ 1 inch depth (Town) |
| | \$0.7100 per sq. yd. @ 2 inch depth (County) |
| | \$2.9200 per sq. yd. @ 2 inch depth (County at Night) |
| | \$2.1600 per sq. yd. @ 2 inch depth (Town) |
| | \$1.0400 per sq. yd. @ 3 inch depth (County) |
| \$2.9600 per sq. yd. @ 3 inch depth (County at Night) | |

\$2.3700 per sq. yd. @ 3 inch depth (Town)
\$1.3400 per sq. yd. @ 4 inch depth (County)
\$3.2900 per sq. yd. @ 4 inch depth (County at Night)
\$2.8800 per sq. yd. @ 4 inch depth (Town)

Tri County Paving

\$0.9600 per sq. yd. @ 1 inch depth (County)
\$2.5600 per sq. yd. @ 1 inch depth (County at Night)
\$1.3600 per sq. yd. @ 1 inch depth (Town)
\$0.9600 per sq. yd. @ 2 inch depth (County)
\$2.5600 per sq. yd. @ 2 inch depth (County at Night)
\$1.3600 per sq. yd. @ 2 inch depth (Town)
\$1.1800 per sq. yd. @ 3 inch depth (County)
\$2.8400 per sq. yd. @ 3 inch depth (County at Night)
\$1.7000 per sq. yd. @ 3 inch depth (Town)
\$1.4800 per sq. yd. @ 4 inch depth (County)
\$3.5700 per sq. yd. @ 4 inch depth (County at Night)
\$1.9600 per sq. yd. @ 4 inch depth (Town)

Payne & Dolan

\$1.1000 per sq. yd. @ 1 inch depth (County)
\$1.6000 per sq. yd. @ 1 inch depth (County at Night)
\$1.8000 per sq. yd. @ 1 inch depth (Town)
\$1.1500 per sq. yd. @ 2 inch depth (County)
\$1.8000 per sq. yd. @ 2 inch depth (County at Night)
\$1.9000 per sq. yd. @ 2 inch depth (Town)
\$1.4000 per sq. yd. @ 3 inch depth (County)
\$2.0000 per sq. yd. @ 3 inch depth (County at Night)
\$2.1000 per sq. yd. @ 3 inch depth (Town)
\$1.7000 per sq. yd. @ 4 inch depth (County)
\$2.2500 per sq. yd. @ 4 inch depth (County at Night)
\$2.4000 per sq. yd. @ 4 inch depth (Town)

NOW, THEREFORE, BE IT RESOLVED that the Jefferson County Highway Department is authorized to accept the seasonal quotes for 2026 from all vendors utilizing the vendor that provides the best value for the county based on unit price and production unless the vendor cannot meet the project schedule of the department, in which case the next lowest priced vendor shall be used based on unit price and production.

Fiscal Note: Funds have been allocated in 2026 Highway Maintenance Account No. 53311 and Highway Construction Account No. 53312.

Referred By:
Highway Committee

04-21-2026

REVIEWED: Corporation Counsel: DHT ; Finance Director: MAD

RESOLUTION NO. 2026-_____

Approving 2026 asphalt pulverizing quotes

Executive Summary

On March 4, 2026, the Highway Department received quotes from area vendors for asphalt pulverizing. The Highway Department schedules all projects to work on-site with the selected vendor. This resolution authorizes the Jefferson County Highway Department to accept the seasonal quotes for 2026 from all vendors listed below 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. The Highway Committee considered this resolution at its meeting on March 24, 2026, and recommended forwarding it to the County Board for approval.

WHEREAS, the Executive Summary is incorporated into this resolution, and

WHEREAS, the Jefferson County Highway Department is authorized to receive quotes on full depth pulverizing needed in 2026, and

WHEREAS, such quotes were received and opened on March 4, 2026, with the following results:

| <u>Company</u> | <u>Full Depth Pulverizing</u> |
|---------------------|--|
| Payne & Dolan | \$0.4300 per sq. yd. (County) \$0.5600 per sq. yd. (Town) |
| WK Construction | \$0.7100 per sq. yd. (County) \$0.8800 per sq. yd. (Town) |
| Tri-County Paving | \$0.9400 per sq. yd. (County) \$0.6200 per sq. yd. (Town) |
| Kartechner Brothers | \$1.0100 per sq. yd. (County) \$1.2700 per sq. yd. (Town) |

NOW, THEREFORE, BE IT RESOLVED that the Jefferson County Highway Department is authorized to accept the seasonal quotes for 2026 from all vendors utilizing the vendor that provides the best value for the County based on unit price and production unless the vendor cannot meet the project schedule of the department, in which case the next lowest priced vendor shall be used based on unit price and production.

Fiscal Note: Funds have been allocated in 2026 Highway Maintenance Account No. 53311 and Highway Construction Account No. 53312.

Referred By:
Highway Committee

04-21-2026

REVIEWED: Corporation Counsel: DHT ; Finance Director: MAD

RESOLUTION NO. 2026-_____

Approving 2026 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 2026, Jefferson County bid three projects that includes funding from WisDOT in the LRIP Program for asphalt material purchase: Jefferson County (CTH D, USH 18 – CTH B), Jefferson County (CTH D, CTH B – CTH E), and Town of Oakland (Friedel Ave, Ripley Rd – Friedel Ave (Termini)). Payne & Dolan was the lowest responsible bidder to supply asphalt for these projects based on asphalt price and haul costs.

This resolution awards the asphalt bid for the 2026 Local Road Improvement Program (LRIP) projects for Jefferson County (County Highway D, CHI), (County Highway D, CHID), Town of Oakland (Friedel Ave, TRI) to Payne & Dolan, Incorporated. The Highway Committee considered this resolution at their meeting on March 24, 2026, and recommended forwarding it to the County Board for approval.

WHEREAS, the Executive Summary is incorporated into this resolution, and

WHEREAS, the Jefferson County Highway Department was authorized to receive bids on pre-mixed asphalt products needed in 2026, and

WHEREAS, such bids were received and opened on March 4, 2026, 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> |
| Payne & Dolan, La Grange <i>**Lowest combined asphalt bid including haul cost for all projects.</i> | \$46.00 per ton | \$44.00 per ton | \$41.00 per ton |
| Payne & Dolan, Waukesha | \$46.00 per ton | \$44.00 per ton | \$41.00 per ton |
| Wolf Paving, Delafield | \$48.50 per ton | \$47.00 per ton | \$44.50 per ton |
| Kartechner Bros., Reeseville | \$54.65 per ton | \$53.72 per ton | \$47.72 per ton |

WHEREAS, Payne & Dolan is the lowest responsible bidder to provide asphalt for the projects based on asphalt price and haul costs for all three projects listed below:

- County Highway D (USH 18 – CTH B): County Highway Improvement – Supplemental (CHI)
- County Highway D (CTH B – CTH E): County Highway Improvement – Supplemental (CHID)
- Friedel Ave (Ripley Rd – Friedel Ave Termini) – Town of Oakland (Town Road Improvement (TRI))

NOW, THEREFORE, BE IT RESOLVED the asphalt bids for the Local Road Improvement Program (LRIP) projects for Jefferson County and Town of Oakland be awarded to Payne & Dolan, Incorporated after all state and municipal agreements are signed.

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 the WisDOT Local Road Improvement Program.

Referred By:
Highway Committee

04-21-2026
REVIEWED: Corporation Counsel: DHT ; Finance Director: MAD

RESOLUTION NO. 2026-_____

Approving 2026 pre-mixed hot mix asphalt vendor quotes

Executive Summary

On March 4, 2026, 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.

This resolution authorizes the Jefferson County Highway Department to purchase pre-mixed asphaltic concrete products at the prices listed below from any of the asphalt vendors in 2026. The Highway Committee considered this resolution at its meeting on March 24, 2026, and recommended forwarding it to the County Board for approval.

WHEREAS, the Executive Summary is incorporated into this resolution, and

WHEREAS, the Jefferson County Highway Department is authorized to receive quotes on pre-mixed asphalt products needed in 2026, and

WHEREAS, such quotes were received and opened on March 4, 2026, with the following results:

| Company | Location | Mix Design | 5LT | 4LT | 3LT | 4MT | 4MT Night | 3LT Night |
|------------------|-----------------|-------------------|------------|------------|------------|------------|------------------|------------------|
| Payne & Dolan | La Grange | PG58-28 | \$46.00 | \$44.00 | \$41.00 | \$47.50 | N/A | N/A |
| Payne & Dolan | Waukesha | PG58-28 | \$46.00 | \$44.00 | \$41.00 | \$47.50 | \$49.00 | \$43.00 |
| Wolf Paving | Delafield | PG58-28 | \$48.50 | \$47.00 | \$44.50 | \$48.50 | \$52.50 | \$48.50 |
| Kartechner Bros. | Reeseville | PG58-28 | \$54.65 | \$53.72 | \$47.72 | \$54.31 | \$84.31 | \$77.72 |

NOW, THEREFORE, BE IT RESOLVED that the Jefferson County Highway Department is authorized to purchase pre-mixed asphalt products at the listed prices from any of the asphalt vendors in 2026.

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, availability, and production rates. Funds have been allocated in 2025 Highway Maintenance Account No. 53311 and Highway Construction Account No. 53312.

Referred By:
Highway Committee

04-21-2026

REVIEWED: Corporation Counsel: DHT ; Finance Director: MAD

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 February 19, 2026 and March 26, 2026, as required by law pursuant to Wisconsin Statutes, notice thereof having been given, and being duly advised of the wishes of the townboards and persons in the areas affected, hereby makes the following recommendations. The Committee has reviewed and considered the facts presented in the application and received in public hearing and finds that the criteria listed in Wis. Stat. 91.48 and Jefferson County Zoning Ordinance Section 22-56(b) have been met for the below listed petitions. The Committee further finds that the petitions are consistent with the Jefferson County Comprehensive Plan and Farmland Preservation Plan.

Further support for the Committee's recommendations can be found in the Staff Reports and individual petition files on record in the Planning & Development Office.

APPROVAL OF PETITIONS

R4663A-26, R4667A-26, R4668A-26, R4669A-26, R4670A-26,
and R4673A-26

DATED THIS TWENTY-FIRST DAY OF APRIL 2026

Blane Poulson, Secretary

THE PRIOR MONTH'S AMENDMENTS

R4665A-26, R4639T-25, R4666T-26 and R4674T-26

ARE EFFECTIVE UPON PASSAGE BY COUNTY BOARD, SUBJECT TO WIS.
STATS. 59.69(5)

ORDINANCE NO. 2026-_____

Amending Official Zoning Map

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

WHEREAS, Petitions R4663A-26, R4667A-26, R4668A-26, R4669A-26, R4670A-26, R4672A-26 and R4673A-26 were referred to the Jefferson County Planning and Zoning Committee for public hearing on February 19, 2026 and March 26, 2026, and

WHEREAS, at its meeting on March 30, 2026, the Planning and Zoning Committee considered the request to amend the Official Zoning Map of Jefferson County after conducting a public hearing regarding the requested amendment, and after receiving a recommendation from the affected Town, hereby make the following recommendation to the Board of Supervisors in open session, and

WHEREAS, the Planning and Zoning Committee has found that the criteria and standards set forth in s. 91.48 of the Wisconsin Statutes and ss. 22-56(b) of the Jefferson County Zoning Ordinance for rezoning out of an A-1 Exclusive Agricultural zone have been met and the petitions are consistent with the Jefferson County Comprehensive Plan and Farmland Preservation Plan as identified in the Decision of the Planning and Zoning Committee, and

WHEREAS, consistent with the recommendations of the Planning & Zoning Committee, the Board of Supervisors finds, where applicable, the standards set forth in s. 91.48 of the Wisconsin Statutes and ss. 22-56(b) of the Jefferson County Zoning Ordinance for rezoning out of an A-1 Exclusive Agricultural zone are met by the proposed amendment to the official zoning map, and

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

All are in accordance with ss. 22-339 – 22-350 of the Jefferson County Zoning Ordinance

Rezone A-1 to A-3 to create a 1.0-acre residential lot at **N2824 Hardscrabble Road** in Town of Sullivan, PIN 026-0616-3622-002 (4.992 ac). Rezoning is conditional upon receipt of and recording of the final certified survey map, access approval of maintaining authority and receipt of suitable soil test. This is in accordance with ss. 22-339 – 22.350 of the Jefferson County Zoning Ordinance. R4663A-26 – Allen Carnes

Rezone A-1 to A-3 to create a 4.1-acre farm consolidation around the existing house and outbuildings at **N5566 County Road N** in Town of Aztalan, PIN 002-0714-2624-000 (32.50 ac). Rezoning is conditional upon receipt of and recording of the final certified survey map and extraterritorial plat review. This is in accordance with ss. 22-339 – 22.350 of the Jefferson County Zoning Ordinance. R4667A-26 – Cynthia Pitzner Trust.

Rezone A-1 to A-3 to create a 2.265-acre residential lot across from **N7288 Ceasar Road** in Town of Farmington, PIN 008-0715-0121-001 (49.712 ac). Rezoning is conditional upon receipt of and recording of the final certified survey map, receipt of suitable soil test and access approval by maintaining authority. This is in accordance with ss. 22-339 – 22.350 of the Jefferson County

Zoning Ordinance. R4668A-26 – David & Karen Christian Family Farms LLC

Rezone A-1 to A-3 to create a 1.960-acre farm consolidation around the existing house and buildings at **N5366 S Farmington Road** in Town of Farmington, PIN 008-0715-2534-000 (40.0 ac). Rezoning is conditional upon receipt of and recording of the final certified survey map and receipt of suitable soil test with recommendation to make lot 2.0-2.1 acres connecting it to the back lot line. This is in accordance with ss. 22-339 – 22.350 of the Jefferson County Zoning Ordinance. R4669A-26 – Rodney L Koepfel Trust

Rezone A-1 to A-3 to create a 5.0-acre farm consolidation around the existing house and buildings at **N2888 Kunz Road** in Town of Koshkonong, PIN 016-0514-0632-000 (22.0 ac) and in Town of Sumner, PIN 028-0513-0141-006 (3.0 ac). Rezoning is conditional upon receipt of and recording of the final certified survey map and extraterritorial plat review. This is in accordance with ss. 22-339 – 22.350 of the Jefferson County Zoning Ordinance. R4670A-26 – Gary G & Mary Anne Kunz Trust

FROM A-3, AGRICULTURAL/RURAL RESIDENTIAL TO A-2, AGRICULTURAL & RURAL BUSINESS WITH CONDITIONAL USE

All are in accordance with ss. 22-304 – 22-310 of the Jefferson County Zoning Ordinance

Rezone 1.20-acres from A-3 to A-2 to allow for contractor's equipment and materials at **W7877 Kowski Lane** in Town of Waterloo, PIN 030-0813-1412-001 (3.272 ac). Rezoning is conditional upon receipt of plat of survey. This is in accordance with ss. 22-304 – 22-310 of the Jefferson County Zoning Ordinance. R4673A-26 – Joshua Davis.

The above zoning amendments shall be null and void and have no effect one year from the date of County Board approval unless all applicable conditions have been completed.

Fiscal Note: Passage of this Ordinance has no determinable fiscal impact.

Referred By:
Planning and Zoning Committee

04-21-2026

REVIEWED: Corporation Counsel: DHT ; Finance Director

