

**TOWN OF PRIMROSE  
BOARD OF SUPERVISORS  
SEPTEMBER 15, 2009**

**MINUTES**

1. Call to order by Dale Judd. Present Chairman Dale Judd, Supervisors Dave Garfoot, Alex Elkins, Clerk Winnie Losenegger. Absent Treasurer Patty Peltekos.
2. Motion by Garfoot, second by Judd to approve minutes as presented. Motion carried.
3. Motion by Elkins, second by Garfoot to accept A/B portion of treasurer's report as Presented. Motion carried.
  - C. Only item for discussion was invoice for Comprehensive Plan which was not itemized. Has been requested and will be presented for payment at that time.
4. Public Comment

Question why Hydric Soils not on agenda as requested at August meeting.  
Clerk explained that there was no new information so not on agenda
5. Clerk's Comments

Announcement of Updating Dane County Towns meeting  
Information on Interoperable Radio system proposed by Dane County  
New Glarus EMS contract is being worked on and should be available at  
October meeting
6. Discussion/action John & Mary Varda

The Varda's presented additional information on their request for a primary farm house suggesting a site off of Norland Road (Residence A) instead of off of Hwy. A. Elkins remarked that the Planning Commission had not seen this site and we cannot overlook their involvement. Also observed that approved sites A1 thru A4 and if a culvert was in then water should be able to get through. However, county will not approve going wetlands.

A ballot vote was taken on Residence A with 3 for denial and none for approval.

Varda's requested a vote on sites A1-A3. A ballot vote was taken with 1 for approval and 2 for denial.
7. Discussion/action with Duane and Judy Wagner re driveway location

The Wagners asked for reconsideration of the driveway location approved by The Board previously. They would like to enter on the east end rather than the west. The board thinks the east end is too steep and asked that an engineering plan be submitted. A ballot vote was taken on the re-location with 3 for denial of the east end option.
8. Discussion with Gary Berge on split of 40 acre parcel

Gary Berge would like to split a 40 acre parcel into two 20 acre parcels each which would be for agricultural use only. It was recommended that he re-zone to A-4 which is a new classification for ag only with no residential building allowed. He will check with the county on zoning.

9. Discussion/action with Don Esser's

The Esser's have requested a variance to allow them to split off their residence on a 2 acre parcel rather than 4. The Board suggested they meet with the Planning Commission at their October meeting and come back to the board in October.

10. Deed Restriction on Richard Lehrer Property

The County has recommended a deed restriction on the R. Lehrer property showing that only 2 densities are approved and no more residential building is allowed. Motion by Judd, second by Garfoot to approve deed restriction as requested by County. Motion carried.

11. Discussion with Dawn and Virgil Haag re density verification

The Haags had requested a density verification on the original Haag farm and the Au farm now owned by Duane Wagner. It was agreed between the 2 parties that there are splits with 6 on the Haag property and 2 on Wagner's. Motion by Judd, second by Elkins to approve the split. Motion carried.

12. Ord. 16--Preservation of Topography near Property Lines

Motion by Garfoot, second by Elkins to approve Ord. 16 as recommended by Dane County Towns. Motion carried.

13. Discussion on Proposed Flood Storage

No decision made on this proposal although the comment was made that it used to take 4 hours for waters from Mt. Horeb to reach this area and now takes 8-10 hours so probably a good idea.

14. Mt. Horeb Fire District Budget

The Mt. Horeb Fire District budget has increased by 5.48%. Judd will attend the district meeting on September 23 and would like approval or denial of budget. Motion by Garfoot, second by Elkins to accept budget as presented. Motion carried.

15. New Glarus Fire District

The presentation by Malcolm Austin was cancelled until October as budget not complete.

16. CSM Revisions

New revisions to the CSM policy as recommended by the County would mean that if you sold 4 acres, not only would the 4 acres have to be surveyed but the entire property. It was highly recommended that people call their representative with objections to the policy.

17. Thrive Proposal

Thrive is an organization that is encouraging local business to buy locally. They have asked the Towns to support this and asked that Primrose agree to pay \$63.00 per year for 3 years. Motion by Judd, second by Elkins to approve our joining with Thrive. Motion carried.

18. Business to Next Month

Consistency of granting variances

What is non-farm development vs. farm development

Further discussion on Comprehensive plan.

Pg. 7 of Land Use Plan particularly terminology of "land Holdings" under Zoning portion.

19. Motion by Judd, second by Garfoot to adjourn. Motion carried.

Submitted by: \_\_\_\_\_  
Winnie Losenegger, Clerk