

# Town of SPRINGFIELD

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## MEETING MINUTES

Wednesday, March 1, 2023, 7:00 P.M.  
Town Board Meeting

1. CALL TO ORDER, ROLL CALL, PLEDGE OF ALLEGIANCE

Chair Jim Pulvermacher called the meeting to order at 7:00 p.m.

Roll call shows Chair Pulvermacher and Supervisors Dave Laufenberg, Matt Wright, Art Meinholz, and Leon Zinck III present.

Among those also present were Clerk-Treasurer Dianah Fayas, Deputy Clerk-Treasurer Doreen Jackson, Darin and Kristina Ripp, Mike Huizenga, Juanita and Bill Wagner, Matthew and Alana Uebersetzig, Veronica and Paul Anderson, Dave and Sandy Ripp, Leo Spahn, Ken Meinholz, Kurt Acker, Scott Evans, Beth Jones, Kathy Ross, Troy and Ashley Wills, Norma Kalscheur, Dan Brunson, Brad Meinholz, Matt Meinholz, Andra and Forrest Farrell, Tony Pekarske, and Jason Dague.

Pledge of Allegiance was recited.

2. CONFIRMATION OF COMPLIANCE WITH OPEN MEETINGS LAW

The Clerk confirmed that the agenda was posted at town hall and on the Town website.

3. INFORMAL PUBLIC COMMENT TIME – None.

4. MINUTES OF PREVIOUS MEETING: Jan. 20 Development Rights in RNA & Feb. 7, 2023

**Motion by Sup. Zinck, seconded by Sup. Laufenberg to approve the minutes. Motion carried, 5-0.**

5. CHAIRPERSON'S REPORT

Plan Commission Chairperson Endres is in attendance at Chairperson Pulvermacher's request. The Karls family will be coming to the next meeting to discuss their goal of annexation. The Dane County Towns Association will be hosting an educational meeting on road maintenance in the next week or two. Chairperson Pulvermacher had a meeting with the Wisconsin Towns' Association's Town Advisory Committee's Ambassador Program. Chairperson Pulvermacher and Chairperson Endres met with a representative from Madison Metropolitan Sewer to view locations that may be useful in lowering phosphorus in the water since Springfield is the head of the Lake Mendota watershed.

6. RECOMMENDATIONS OF THE PLAN COMMISSION

a. CUP & REZONE FROM A-3 TO AG, 6143 LODI-SPRINGFIELD RD.

PC ACTION: MOTION BY COMMISSIONER WOLFE, SECONDED BY COMMISSIONER WRIGHT TO APPROVE PUTTING THE TOWER ON LODI-SPRINGFIELD ROAD PER THE APPLICATION, AND REZONE TO AG. MOTION CARRIED, 3-1; CHAIRPERSON ENDRES AND COMMISSIONERS BARMAN AND ACKER ABSTAINED.

The Board considered the application of GSS, Inc., as agent for US Cellular for rezoning and a conditional use permit to allow construction of a cellular tower at 6143 Lodi-Springfield Road.

After discussion, Sup. Meinholz moved to deny the application. The motion failed for lack of a second.

**Motion by Sup. Zinck, seconded by Sup. Laufenberg to approve the cell tower, rezone and CUP with the current location and to adopt the draft findings prepared for the Board with the correction that the tower's height will be 155'. Motion failed, 2-3.**

**Motion by Sup. Meinholz, seconded by Sup. Laufenberg to reject the application based on evidence presented by the affected persons which provided substantial evidence of impact to property values if the cellular tower is sited at the proposed location, and to direct the Town Attorney to prepare appropriate findings to reflect the decision. Motion carried, 4-1.**

b. CSM & REZONE FROM A-1(EX) TO AG FOR ONE LOT: DIRECTLY SOUTH OF 5628 WHIPPOORWILL RD.

PC ACTION: MOTION BY COMMISSIONER WOLFE, SECONDED BY COMMISSIONER BARMAN TO APPROVE THE CSM AND REZONE OF THE 5.2 ACRE LOT WITH DEED RESTRICTIONS SPECIFYING: NO FURTHER DIVISION OF THE PROPERTY WITHOUT TOWN APPROVAL; IF WHIPPOORWILL ROAD CUL DE SAC EXPANDS OR REQUIRES IMPROVEMENTS, THE PROPERTY OWNER WILL SHARE IN AND BE ASSESSED PART OF THE EXPENSE OF THE IMPROVEMENTS; MAXIMUM BUILDING SITE ELEVATION OF 1,150'; MAXIMUM 30' PEAK HEIGHT FOR ALL HOMES AND BUILDINGS ON THE PARCEL; RIGHT-TO-FARM LANGUAGE; AND, THE LOT USES ONE DEVELOPMENT RIGHT, LEAVING ONE REMAINING. MOTION CARRIED, 4-2.

The town board and applicant discussed the applications.

**Motion by Sup. Laufenberg, seconded by Sup. Meinholz to approve the CSM and rezone from A-1(EX) to AG for one lot, south of 5628 Whippoorwill Road with the Plan Commissions' recommendations\*. Motion carried, 4-1.**

\* With deed restrictions specifying: no further division of the property without town approval; if Whippoorwill Road cul de sac expands or requires improvements, the property owner will share in and be assessed part of the expense of the improvements; maximum building site elevation of 1,150'; maximum 30' peak height for all homes and buildings on the parcel; right-to-farm language; and, the lot uses one development right, leaving one remaining.

7. OLD BUSINESS

a. Splits determination – Leo Spahn, Farm #21.0

**Motion by Chairperson Pulvermacher, seconded by Sup. Wright to table until the Town receives a concept design. Motion carried, 5-0.**

- b. Middleton Morey Airport update
- c. Blight – Hwy. K & Ashton

**Motion by Sup. Zinck, seconded by Sup. Laufenberg to take off old business. Motion carried, 5-0.**

8. COMMITTEE REPORTS

Sup. Zinck: Sup. Zinck reported on Middleton Fire Commission.

Sup. Meinholz: No report.

Sup. Wright: No report.

Sup. Laufenberg: Sup. Laufenberg reported on Cross Plains EMS.

Chairman Pulvermacher: Chairperson Pulvermacher reported on Waunakee Fire, a draft zoning ordinance amendment, and upcoming meetings.

9. ROAD PATROLMAN'S REPORT

10. CLERK/TREASURER'S REPORT AND CORRESPONDENCE

11. APPROVAL OF BILLS AS PRESENTED

**Motion by Sup. Zinck, seconded by Sup. Laufenberg to pay the bills. Motion carried, 5-0.**

12. ADJOURN

**Motion by Sup. Zinck, seconded by Sup. Meinholz to adjourn the meeting at 9:05 p.m. Motion carried, 5-0.**