

**TOWN OF GIBRALTAR
PLAN COMMISSION
TUESDAY, NOVEMBER 15, 2011
7:00 P.M.
GIBRALTAR TOWN CENTER**

Call to order: The regular meeting of the Gibraltar Plan Commission was called to order at 7:04 p.m. by Linda Merline, chairman.

Roll Call/Quorum: Chairman Merline stated that a quorum of the Commission was present. Members present: Linda Merline, Britt Unkefer, Brian Hackbarth, Tom Blackwood and Andy Coulson

Proper Notice/Adopt Agenda: Merline verified the agenda had been properly noticed. *It was moved by Hackbarth and seconded by Unkefer to adopt the agenda as posted. Motion carried.*

Approve minutes of last meeting: *It was moved by Coulson and seconded by Hackbarth to approve the minutes of October 25, 2011 as amended. Motion carried.*

UW-Stevens Point Community Well Water Testing Program: *It was moved by Hackbarth and seconded by Coulson to remove from the table. Motion carried.* Merline explained the information she obtained from Liberty Grove. The test results given to Liberty Grove did not contain names coordinating with wells. Merline outlined the prices for each tier of the testing. (Homeowners package-\$49, Metals package-\$42, and Triazine (pesticide) \$27). Liberty Grove chose not to do the pesticide test; however they did the basic homeowners and metals packages.

Merline stated that she contacted Kevin Masarik, the representative from UW-Stevens Point, and confirmed the Town of Gibraltar is penciled in for July 31st 2012. Hackbarth asked if well depths came up during Merline's conversation with Masarik. Merline answered they did not. Coulson asked if Johnson thought the program was worthwhile for Liberty Grove. Merline responded, yes the Town of Liberty Grove was surprised with how well the tests results came back. Hackbarth stated he is not sold on the program. He questioned why not utilize the well water testing in Ephraim. Blackwood answered that the UW-Stevens Point program is education based. Merline continued, saying that UW-Stevens Point is doing a comprehensive groundwater analysis of the whole state. In addition, Merline commented that the Town of Gibraltar's Comprehensive plan states that the town is to encourage well testing by property owners. Hackbarth's concern was with well depths. He is concerned, even with names and address of property owners omitted, that person's with shallow wells will be mapped out and ultimately have to replace their well. Coulson stated that this program is voluntary. If a property owner knows they have a shallow well they do not have to participate. Hackbarth stated that the concept of the program is to get the data. Even if the names are not provided, local officials are given the results. His concern was with what government will do with the results. Hackbarth used the example of new standards for septic systems and the burden that is put on property owners to replace their system. Blackwood reiterated that the program is voluntary and the results are used to provide a picture of water quality in the area. Unkefer's concern was with cost and who is going to volunteer their time and money to help with this program? Coulson suggested that the town impose an extra fee on top of the cost of the testing to cover the town's wages for processing and delivering the tests. *It was moved by Coulson and seconded by Blackwood to set a price with an additional fee for costs accrued by the town and offer the UW-Stevens Point Community Well Water Testing program to the residents of Gibraltar.* Hackbarth read from the packets provided by Kevin Masarik stating his concerns with the results from the testing be used against property owners. Motion carried with Hackbarth opposed. Merline asked if the commission wanted to move forward with deciding what tier of testing the town wanted to have

done. Blackwood stated that all they had to do was put their support for or against the program, the details will be decided later. Coulson recommended a price of \$122 (\$118, for all three tiers of testing + \$4 for office processing). Blackwood suggested the commission ask Kevin Masarik what tier of testing would be best for the Town of Gibraltar. Merline will call Masarik and find out what testing is best for the town. The date of testing, what tier of tests, and all other data will be decided on after the Town Board makes a recommendation of interest or not.

Public Comment: Steve Sohns suggested that the commission put a disclaimer on the publications to notify property owners of the potential of recognition by government officials if their well water has issues. Sohns also commented that the spreadsheet that Liberty Grove had on file for participants is subject to open records. Even if the results are received without names and addresses the spreadsheet (on file at the town office) could be used to cross-reference and thus find out the property owner.

Designation of Heavy Traffic Route: *It was moved by Hackbarth and seconded by Coulson to take from the table. Motion carried.* Coulson asked for an explanation of the road classification provided to the commission. Maskell explained that the data was collected from the Paser program the town had done on all roads. Coulson asked what the residents of Spring Road were requesting. Merline reviewed the petition from the residents of Spring Road.

- Erect signs at either end of Spring Road to prohibit heavy trucks from using the road as a through route.
- Enforce heavy truck prohibition and increase enforcement of existing speed limits.
- Consider lowering the 45 mph limit south of Wandering Road.

Merline reviewed the process of designating a heavy truck route. Heavy truck routes are designated by road exclusion. At this time the Town of Gibraltar has two roads with weight restrictions on them; Cottage Row Road and South Highland Road.

Merline stated that she would have a hard time telling trucks not to go on the road if the problem is only for 2 months out of the year. Hackbarth concurred with Merline. Merline would also like the speed limit enforced. Merline stated that she would like the town to monitor the speed issue on Spring Road, especially during the months of July and August. Hackbarth did note that since August he has noticed an increase in law enforcement presence on Spring Road. Merline stated she would not support excluding Spring Road from a heavy truck route. She said there are only two major roads for trucks to go on in Fish Creek and those are Highway 42 and Spring Road. Merline suggested renting an electric speed limit sign from the county to be placed on Spring Road next summer. Unkefer asked how often speed limits are evaluated. The commission would like John Fairchild to count driveways to find out if more have been added since the last time the speed limit was evaluated. *It was moved by Hackbarth and seconded by Coulson to recommend the Gibraltar Town Board not designate any heavy traffic routes at this time, however continue with increased speed limit enforcement on Spring Road. Motion carried.*

Public Comment: Linda Laarman asked if the information obtained from the Paser Program precludes the Town of Gibraltar Comprehensive plan. Steve Sohns answered saying they are two separate things. The Paser program is used to evaluate roads. The program is used throughout the state of Wisconsin.

Committee Reports:

Chair: Merline reported that there is a Public education/Discussion meeting on Planning and Zoning issues through the county on November 29th. She encouraged the commission to attend.

Maps: Nothing to report.

Updates on Parks & Lands and Bike Path: Hackbarth reported that the maintenance department is removing trees in the parks from the wind storms. Also he is waiting on the budget to be passed.

Public Power: Nothing to report.

Surface and Groundwater Protection: Nothing to report.

Public Parking: Coulson reported that Baudhuin is working on a conceptual plan for public parking. Hackbarth asked when the plan would be finished. Coulson stated he would check with Baudhuin. Hackbarth asked if the clerk could check what fiscal year the invoice is for.

Attainable Housing: Nothing to report.

Set the Next Meeting Date: No meeting in December. January 24th, 2012 is the next regularly scheduled meeting.

Adjourn: *It was moved by Unkefer and seconded Blackwood by to adjourn. Motion carried and the meeting adjourned at 8:24 p.m.*

Respectfully Submitted,

Julia Maskell
Deputy Clerk