

TOWN OF GIBRALTAR
REGULAR MONTHLY MEETING
WEDNESDAY APRIL 3, 2019
GIBRALTAR TOWN CENTER
4097 HIGHWAY 42, FISH CREEK WI 54212
7:00 PM

Approved:

Call to order: Dick Skare called the regular meeting to order at 7:00 p.m.

Roll call/quorum:

Board members present: Dick Skare, Steve Sohns, Barb McKesson, Dwayne Daubner and Bill Johnson

Board members absent: None

Agenda/proper notice/adopt agenda: *Motion: (Johnson, McKesson) to adopt the agenda as posted. Carried*

Approve minutes of previous meeting(s): *Motion: (Sohns, Johnson) to approve the regular meeting minutes of February 28, 2019 as written. Carried*

Committee Reports

Parks & Lands: Laurie Buske reported that Acorn Tree Service came and spoke about the status of the ash trees in Fish Creek Park.

Fire Department/EMR: Fire Chief Andy Bertges stated call volume 13 up from 10 in 2018. Working with Chief Matske on CI equipment needs. Construction has begun on the new boat; the substructure is complete and delivery is expected the 2nd week of May. At a Door County Fire Chiefs meeting the chiefs were opposed to having Door County EMS service privatized. A Request for Qualifications is being advertised by the county.

Noble House: Laurie Buske stated newsletters are in the mail; programs are set for the year.

Airport: Marty Franke stated the airport was pleased with a \$3,200 year-end profit. The property was brushed and cut last year. The Friends are going to cover the shortfall that came up due to additional repairs on the “Friends” building.

Watershed: Linda Merline stated the sucker watch has begun.

Planning: Linda Merline stated the commission met and reviewed proposals for the Fish Passage Designs.

Harbor Commission: Dave Harris stated the opening is set for May 15, fully staffed. Chase Austin is the Dock Master.

Room Tax: Bill Weddig reported a 16% down for January.

Building Committee: Steve Sohns stated the committee did not meet.

Maintenance Department: Maintenance Supervisor Patrick Strantz reported the beach is cleared. Road brushing is the department’s highest priority for 2019.

Clerk Report: Beth Hagen stated the Spring Election had 539 electors cast their votes yesterday. Dick Skare was re-elected to town chairman and Steve Sohns re-elected to his position as town supervisor. Tim Luetzgen received 237 votes to fill the 4th supervisor seat on the town board. The annual report mailing will be going out within the next few days.

Door County Coastal Byways Council: Additional information is being asked of each of the municipalities to freshen the features that each has to offer. Things to be included from our municipality could be improvements at the beach and the multiple upgrades at the public parking lot and other future projects that are slated to be done that will enhance the byway experience. Next meeting will be in Jacksonport on April 26th at 8:30 a.m.

Chairman: Dick Skare stated at the end of February the town secured an option on the Redmann property. A Meeting of the Electors will be held in September for approval of the \$2.15 million dollar purchase. A biking hub, restoring our watershed, workforce/attainable housing are a few of the ideas for the property. More detailed information will be shared at the Annual Meeting on the 16th.

Public Comment:

- Steve Sohns thanked the voters for their continued support.
- Ron Merkel asked the status of the reduction of WPS and Frontier poles on Hwy. 42.
- Gary Chaudoir stated the Friends of the Airport offer a \$2,000 scholarship that now extend 3-4 years.

Agenda Items:

Discussion and possible action regarding an amendment to the mobile food establishment ordinance:

Attorney Gagan gave a brief overview of the amended and restated ordinance number 1982-05 Section 1 regarding Mobile Food Establishments. *Motion: (Johnson, McKesson) to amend and restate Section 1 of Ordinance #1982-05 Mobile Food Establishments as stated in the ordinance that the town attorney has presented. Carried unanimously.*

Discussion and possible action regarding a forfeiture and fee schedule for town ordinances: Attorney Gagan prepared a forfeiture and fee schedule for town ordinances. The fee schedule is easier to update through time. The mobile food establishment fee is \$300 annually, forfeiture \$300 first offense, \$500 second offense or more. *Motion: (Johnson, McKesson) to approve the adoption of the resolution and fee schedule dated 4/3/2019. Carried unanimously.*

Consideration of GHA request to partner with town on mailing permit #5: *Motion: (Johnson, Sobns) to approve the permit partnership with Gibraltar Historic Association. Carried*

Application for Fish Creek Campground & RV LLC “Class A” and Class “A” retail license: The board reviewed the complete application. This is the first liquor license for Fish Creek Campground & RV LLC. There were concerns on how consumption would work at a campground and the sales in the check in building. Beth will follow up with the Department of Revenue. Better labeling on the diagram of the building will be made (counter vs. bar) *Motion: (Johnson, Sobns) to table. Carried*

Consideration and award of Fish Creek Passage Restoration Engineering Design Proposals: Linda Merline stated 4 proposals were received: Fish Creek Restoration LLC, Robert E. Lee & Associates, Inc., GEI Consultants, Inc., Miller Engineer Scientists. Mary Gansberg it is the expectation that both parts of the grant application would be done under the funding applied for. Gary Van Vreede USFWS, what we want to do is not expensive. What we do not want to do is raise the level of the floodplain. Design for the meander work can be an add on in the contract. *Motion: (Sobns, Johnson) to go with Miller Engineer Scientists for the Fish Creek Passage Restoration Engineering Design Proposal, with the possible design add on for the meander work. Carried*

Determination to award contract to Blue Sky Contractors, LLC on Fish Creek Beach & Toilet Rooms – Base Bids # 1 and 2 and Alternates #2 and 3: *Motion: (Johnson, Skare) to award the contract to Blue Sky Contractors LLC on Fish Creek Beach & Toilet Rooms base bid #2 in the amount of \$298,186. Carried Motion: (Sobns, Johnson) to award Base #1, Alternate 2 and 3 to Blue Sky Contractors. Carried*

Airport Commission request to consider: Petition the FAA/BOA for Airport Improvement Aid:

Marty Franke asking the town to schedule and conduct a public hearing. Should this be a joint or separate meeting/hearing. *Motion: (Johnson, McKesson) for the town and village to have a joint meeting and public hearing at the Village of Ephraim. Carried*

Airport Commission request to consider: Petition the FAA/BOA for State and Federal Airport

Funding – Crack sealing project: Estimate of \$100,000 for the project, 5% is the combined sponsor responsibility. Marty suggested to have the airport fund this year and at the end of the year have the town and village reduce the amount of the loans due to the town/village. *Motion: (Johnson, Sobns) to approve the request for the \$2,500 for crack sealing out of airport funds and at the end of the year credit back a like amount to the loans. Carried*

Recommendation to assign Glojek Residential Through-the-Fence airport lease agreement to Gary F and William J Glojek: *Motion: (Daubner, Johnson) to approve the Glojek Residential Through-the-Fence airport lease agreement assignment to Gary F and William J Glojek. Carried*

Ephraim-Gibraltar Airport Tractor Maintenance: Marty Franke stated there are ongoing maintenance issues. Strantz will be contacting a New Holland dealer directly in the morning regarding the ongoing oil leak and other maintenance issues. No action is needed.

Airport office “Friends” building request for \$2,500 budget amendment for siding replacement: The project had been agreed to during budget but where the \$2,500 had not been determined. Discussion held that it could be taken from CIP if bundled with another CIP project i.e. a furnace or dock project to cross the CIP threshold.

Partnering project for CIP is undetermined but will be made as soon as practicable. *Motion: (Johnson, Sohns) to table. Carried*

Harbor Commission recommendation for beach pier/platform: Dave Harris not a lot of engineering has been done on the outfall pipe once the engineering is done the commission will be able to come up with a recommendation. Thinking more of a smaller deck over the water but not to tie boats up to or swim off. Sohns asked if a dock could be added to the deck in the future? Harris will explore that option. Take into consideration water depth along with historical dredging. The outfall really cannot be hidden but at least it can be kept from being ripped with ice if extended into the water by covering with a deck engineered for that purpose. The outfall if left near the shore will be finished with riprap to the water's edge.

Consideration to use a portion of the town Chambers Island parking lot for community island

propane distribution: Dave Harris gave an overview of the lack of propane distribution vendors to the island. A Chambers Island Association committee is looking into creating an LLC for the residents to contract a distributor to have all the 100# cylinder tanks filled at one time at one location. What is being asked for is a fenced in area 3-4 cars work of space that can be used as the collection and fill point for the cylinders. A truck would be brought out by barge in Spring to fill all the tanks. Fencing and any other safety requirements will be taken care of by the LLC. *Motion: (Daubner, McKesson) to allow the use of 3-4 vehicle spaces for a propane distribution area for Chambers Island property owners. The location will be worked out with the fire department for best placement in relation to the potential relocation of the fire station. Carried*

Consideration of spring 2019 Dock projects: Capital Improvement Project (CIP) funds: Dave Harris as a reminder \$60000 was put back into CIP the west boat dock ramp is unsafe and unwalkable and too small. Concrete floating dock Galvafoam. \$49533 need to have 3 piles into the lakebed from Kahr \$9750 and the last Allen dock at slip 2 and 3 Port-a-Pier with using pieces \$8,000 total cost \$67283. The commission would like to do all 3 projects this spring. Addition of partnering in the \$2,500 budget amendment for CIP was re considered. *Motion: (Skare, Daubner) to use \$67,283 for 2019 dock projects and \$2,500 for airport siding from CIP funds. Carried, Sohns opposed on principle. Sohns opposition is based on budget discussion agreed to a lower amount than is being approved.*

Budget amendment: Dock 2019 spring projects: *Motion: (Skare, Johnson) to amend the dock budget \$67,283 Carried with Sohns opposed.*

Set 5-year Capital Plan projects, timing, costs and other related financing needs: Skare asked if there were any Phase 2 projects to be moved into Phase 1 – Redmann project. *Motion: (Johnson, McKesson) move to table. Carried*

Set date for 2019 Open Book and Board of Review: The board reviewed multiple dates; Ryan Anderson, Assessor from Associated Appraisal is requesting the board have the Open Book and Board of Review be held as early as possible this year. The Open Book was set for May 18th from 10 a.m. – Noon and Board of Review on June 4th from 6 – 8 p.m.

Approval of Plan Commission term ad: *Motion: (Sohns, Daubner) to approve the Plan Commission term ad. Carried*

Approval of updated resolution to participate in Wisconsin Public Employers group health

insurance program: *Motion: (Johnson, McKesson) to approve the updated resolution to participate in Wisconsin Public Employers Group Health Insurance Program. Carried*

Consideration of Resolution 2019-03 Supporting Scenic Byways Designation *Motion: (Sohns, Johnson) to adopt Resolution 2019-03 Supporting Scenic Byways Designation. Carried*

Payment of Bills: *Motion: (Johnson, Daubner) to pay the bills as presented. Carried*

Adjourn: *Motion: (Daubner, Johnson) to adjourn at 9:18 p.m. Carried*

Respectfully submitted,
Beth Hagen, Clerk