

## **Minutes of the Town of Newbold Town Board Finance and Regular Town Board Meeting held on Thursday, November 11, 2021**

The Town of Newbold Town Board met on **Thursday, November 11, 2021** at 6:00 p.m. for the Town Board Finance meeting and Regular Monthly Meeting, at the Newbold Fire Station, 4588 Highway 47, Rhinelander, Wisconsin, 54501, Oneida County, Wisconsin. The following were in attendance: Chairman Dave Kroll; Supervisors, Jim Staskiewicz, Mike Sueflohn, Mike McKenzie and Dan Hess; along with Kim Gauthier, Clerk and Jodie Hess, Treasurer.

The finance meeting was called to order by Chairman Dave Kroll at 6:00 p.m.

### **Budget Transfers and Approval of Disbursements:**

*Motion by Mr. Staskiewicz and Mr. Sueflohn to approve the transfer from designated funds highway reserve to general road reconstruction budget in the amount of \$20,384.63. That motion carried on a voice vote of all aye. Motion by Mr. Hess and Mr. McKenzie to approve bills and disbursements as presented. That motion carried on a voice vote of all aye.*

**Financial reports** received which included the budget expenditure report, banking summary and cash status and designated funds reports.

*Motion by Mr. Staskiewicz and Mr. McKenzie to authorize the Clerk and Treasurer to transfer final 2021 budget transfers at year end. That motion carried on a voice vote of all aye.*

The finance meeting adjourned at 6:20 p.m., with no objections.

**Regular Town Board Meeting:** Chairman Kroll called the meeting to order at 6:30 p.m., and led the pledge of allegiance. The Clerk verified that the meeting was properly noticed to the public on all three town bulletin boards and additionally posted on the town website.

### **Public comment and communication whereby the Town Board may receive input on any matter raised by the public.**

Dorothy Skye, Birch Point Lane, commented she does not want her tax money going into the current town hall and recommended the town take a bulldozer to this nasty moldy building and spend some money on upgrading the shop, with other arrangements for the Clerk and Treasurer and the voting process to be made in the meantime.

Jim Winkler, Troy Haven Road, commented on a citizen request (from "Bob") he received to place something on the bathroom siding, as it appears woodpeckers are pecking away at the wood.

### **Approval of prior Town Board Meeting Minutes:**

Motion by Mr. Staskiewicz and Mr. Sueflohn approving the minutes of October 28, 2021, as presented. That motion carried on a voice vote of all aye.

**Monthly Town Assessor Report by Jef Muelver, Town Assessor:** Mr. Muelver provided the board with a written report and noted the county has issued 245 building permits year to date for Newbold. Bill AB-610, will drastically influence assessments to personal property if implemented and ask for board consideration to reach out to the legislatures. He also noted 90% of Wisconsin properties are residential and this bill would greatly affect the tax burden.

**Library Report by Newbold Representative:** tabled until next meeting.

**County Board of Supervisors Report:** Jim Winkler was present and noted the county passed their budget with a slight increase due to emergency services need for ambulances. The redistricting maps passed by the board. A public hearing is scheduled to address manure storage. The resolution for the county to allow the fair to be independently funded was passed. A short-term task force to look at rental properties in the county is being formed.

**Discussion and action on Oneida County Zoning Requests, Plan Commission and Citizen Zoning Requests, if any along with Plan Commission Chairman's Report.** Mr. Sueflohn indicated the commission meeting last week and discussed plan commission procedures according to town ordinance. Next meeting is scheduled for December 2, 2021.

**Discussion and action on bartender-operator license applications.** The Clerk presented an application from Kimberly Marko, with no concerns. *Motion by Mr. Staskiewicz and Mr. Hess to approve the bartender license for Kimberlee Marko as presented. Motion carried on a voice vote of all aye.* Application presented from Roxanne Fortin with a review of the background criminal charges and application. The board decided the application was incomplete based on background information obtained from the Wisconsin Department of Justice and Circuit Court records. *Motion by Mr. Hess and Mr. McKenzie to deny the bartender application of Roxanne Fortin. Motion carried on a voice vote of all aye.*

**Discussion and action on CDBG grant received for ADA town hall bathroom remodel.** The town was awarded a \$100,000 grant through Oneida County to be used by 2022, however no plans have been approved yet to move forward on town hall remodeling due to the mold issues. Chairman Kroll recommends returning the grant money. Mr. Hess recommended the matter be tabled until the end of December or beginning of January. The board agreed to table this item.

**Discussion and possible action on Town Hall preliminary plan revisions by Funktion Design.**

The town board received a revised plan from Funktion Design as previously requested by the Town Board and Public Works Director. Mr. Staskiewicz requested the board obtain an estimate to square off the corner of the building with a small addition. Chairman Kroll questioned the cost estimates and why the fluctuations along with concerns that the mold may not ever all be remediated. The updated opinion of cost for a total remodel is estimated at \$1.4 million. The Clerk requested the board make a phone call to Funktion Design to explain cost differences. Melody Hamlin appeared by telephone and noted the previous numbers Chairman Kroll was referring to were total new construction numbers from a July 2020 proposal at a cost estimate of \$3.2 million, hence the variance in cost estimates of new construction vs. remodel. Additional contingency costs keep going up as time lapses due to the pandemic, labor shortages and material costs and shipping increases.

The town has spent approximately \$30,000 over the last two years obtaining professional services on both the town hall and shop estimates and plans. Discussion by the board on options and current building problems that need to be addressed along with what is in the best interest of the town to function.

Town Assessor, Jef Muelver offered information that ninety-nine percent of the town hall could be new construction and still be considered a remodel as deemed possible in his professional capacity and working with other municipalities. Mr. Muelver offered to obtain information from his construction contacts on raising the building and using pre-designed town hall plans to rebuild the town hall, if the board wished.

Request for citizen input. The board had no objection.

Comment by Dorothy Skye, a good solution has been presented by the Town Assessor.  
Comment by Brad White, Troy Haven Road, to raise the town hall building and not keep putting money into it or as the saying goes, "lipstick on the pig". He requested the board consider renting a building for elections and consider the cost of renting versus a new building for basic town functions and a building for weddings and funerals is not a necessity in his opinion of basic town functions.  
Comment by Jim Winkler, asking if the awarded grant can be used for new construction?  
Board decision to table until the December meeting.

**Discussion and possible action on Town Hall remediation.**

The board tabled until the December meeting.

**Administrative** review and action, if necessary, concerning general government, public safety, recycling, sanitation, culture, education, job assignments, project updates, transportation, budget items, fund transfers, and future agenda items.

Next town board meeting is scheduled for December 9, 2021. The second meeting in November was cancelled due to the Thanksgiving holiday.

Treasurer, Jodie Hess informed the board that tax bill stuffer and TIS literature was printed and ready for distribution.

The annual Budget Hearing is scheduled for November 18, 2021 at 7:00 p.m., at the fire station.

Clerk, Kim Gauthier noted her attendance at a human resource webinar for small communities put on by the League of Municipalities. Additional information obtained about employee handbooks, etc. will be shared with the board at a future meeting. She also noted that the cleaning services to the town hall were temporarily stopped since the hall is not being used and if the fire chief wishes to have her clean the fire station that could be arranged.

**Public Comment Period:** Jeff Muelver, Assessor reiterated his offer to assist in obtaining plans for the town hall project.

**Adjournment.** *The meeting adjourned at 8:00 p.m., with no objection by the board.*

Respectfully Submitted by  
Kim Gauthier, Newbold Town Clerk