

TOWN OF WINDSOR  
REGULAR BOARD MEETING

Minutes

August 21, 2014

1. Call Meeting To Order And Roll Call.

Meeting convened by Chairperson Wipperfurth at 5:00 p.m. Supervisors present: Alan Buchner, Don Madelung, Monica Smith, Bruce Stravinski, and Bob Wipperfurth. Others present: Finance Director/Deputy Town Clerk Tina Butteris, Town Engineer Kevin Richardson, Town Planner Jamie Rybarczyk, and Town Attorney Connie Anderson.

2. Recitation Of The Pledge Of Allegiance.

The flag pledge was led by Supervisor Stravinski.

3. Announcements.

- a. The Town Board will convene into closed session pursuant to Wisconsin Statutes sec. 19.85(1)(e) for purposes of deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. (Deliberation limited to Public Lands – Bear Tree Subdivision.)

Chairperson Wipperfurth read the above announcement.

He also noted that there were sign-up sheets in the back for anyone who wished to speak on an item. Please note which agenda item you will be speaking to.

4. Approve Minutes.

- a. July 29, 2014.  
b. July 30, 2014.  
c. July 31, 2014.  
d. August 7, 2014.

Supervisor Stravinski asked for a correction on page 8 of the July 30, 2014, Minutes indicating it should be “one and done.” With that correction, a motion was made by Supervisor Stravinski,

seconded by Supervisor Buchner, to approve the Minutes of July 29, July 30, July 31, and August 7, 2014, as corrected. Motion carried with a 5-0 vote.

5. Finance.

a. Staff Report On Finances.

Finance Director/Deputy Town Clerk Butteris noted that there were additional invoices. There is nothing out of the ordinary to report. On July 31 bills were sent out, and quite a few have made payment. Receipts are standard. The town is at 30 single-family building permits year-to-date. This is where the town was last year at this time. Budget comparisons were provided. Staff is continuing to work on the 2015 budget.

b. Consider Vouchers For Payment.

A motion was made by Supervisor Buchner, seconded by Supervisor Smith, to approve the vouchers presented for payment. Motion carried with a 5-0 vote.

c. Treasurer's Report.

A motion was made by Supervisor Smith, seconded by Supervisor Stravinski, to approve the Treasurer's report as presented. Motion carried with a 5-0 vote.

d. Budget Report.

A motion was made by Supervisor Madelung, seconded by Supervisor Buchner, to approve the Budget report as presented. Motion carried with a 5-0 vote.

6. Appearances Before The Board.

None.

7. Citizen Input On 2015 Budget.

None.

8. Future Governmental Structure Of Windsor.

Chairperson Wipperfurth advised this is a placeholder on the agenda. The town went through a series of meetings in July. This is an opportunity to discuss those meetings or any additional comment.

9. Operator Licenses.

Chairperson Wipperfurth stated that there was one application for an Operator License. Town Clerk Capstran recommended approval.

A motion was made by Supervisor Stravinski, seconded by Supervisor Buchner, to approve the Operator License for Alayna E. Klinkhammer based on staff recommendation. Motion carried with a 5-0 vote.

10. Ordinance 2014-07 Ordinance Amending Section 3602(b) Of The Windsor Municipal Code To Prohibit The Unlawful Use Of Computerized Communications Systems.

Finance Director/Deputy Town Clerk Butteris indicated that the town was looking at ordinances and noticed that there is an ordinance on the books for unlawful use of a telephone, but there was nothing for unlawful use of a computer system. This was added for the officers to utilize. Town Attorney Anderson stated that this includes VOIP, which is commonly used for phone calls.

A motion was made by Supervisor Buchner, seconded by Supervisor Smith, approving Ordinance-2014-07-Amending Section 36-2(b) Of The Windsor Municipal Code To Prohibit The Unlawful Use Of Computerized Communication Systems. Motion carried with a 5-0 vote.

11. Resolution 2014-42 Conifer Court Mini-Warehouse Storage Proposal And Site Plan Review. Bill Kippley Has Proposed A Redevelopment Plan For His Property Located At 7646 And 7652 Conifer Court In Order To Build Mini-Warehouse Storage Facilities.

Chairperson Wipperfurth explained that this is coming back to the Town Board. It was sent back to the Plan Commission because the proposal was revised. On August 19 it again went before the Plan Commission, and the Plan Commission made a motion to approve with the recommended changes.

Town Planner Rybarczyk provided a staff report. Last month this was before the Town Board. The reason that the Town Board asked that it be sent back to the Plan Commission was because the applicant made changes to the site plan. Between the time the Plan Commission originally reviewed the plan and it went before the Town Board, the applicant met with a consultant for mini-warehouses and found that the drive aisles were excessive in the industry standard. It allowed the applicant to expand the perimeter buildings. They have increased them to 30 feet in width to match the industry standard for the models they could purchase. They have increased the bottom floor elevation of the two rain gardens. The applicant did note in the lower corner a potential sign but no detailed sign rendering or application has been submitted for a sign at this time. They will have to come back to the town for that. Correspondence was received from the fire department requiring that a knox-box be located outside of the gate to allow entry in case of a fire.

Attorney Mike Lawton indicated they were fine with the conditions.

Supervisor Madelung asked whether the buildings would look like the construction drawing that they were provided.

Mr. Kippley responded that they would.

Chairperson Wipperfurth asked that the applicant avoid the use of the color orange. Green and white would blend in better.

Bill Kippley responded that they plan to use earth tones.

Supervisor Stravinski stated that this is a vast improvement over what is there right now.

A motion was made by Supervisor Buchner, seconded by Supervisor Stravinski, to approve Resolution 2014-42 Approving Redevelopment And Site Plan Of Conifer Court Mini-Warehouse At 7646 And 7652 Conifer Court, In The Town Of Windsor, Dane County, Wisconsin. Motion carried with a 4-1 vote, with Supervisor Madelung opposing.

12. Resolution 2014-50 Alan Buchner (4003 Vinburn Road, DeForest) Requests Consideration Of A Rezone From Agriculture District Exclusive (A-1 EX) To Agriculture District (A-2) And A Conditional Use Permit In Order To Construct A Convenience Sanitary Facility In An Agriculture Accessory Structure On The Property.

Supervisor Buchner indicated he would step away from the table and will abstain from participating in any vote.

Town Planner Rybarczyk provided a staff report. Mr. Buchner is in the process of constructing an accessory building on his property. He would like to put in a sanitary fixture as part of that building. According to the Dane County Zoning Code, if he would have 35 acres he could do so. However, he has only 28 acres. Dane County recommended that he should rezone his property to A-2 to bring into compliance with the zoning. In A-2, one can do a sanitary fixture if a CUP is requested. This was before the Plan Commission last month, and it was approved with staff recommendations.

Town Attorney Anderson added, assuming that this is approved, a deed restriction will be prepared regarding no future land divisions and that the accessory building connected to the sanitary fixture will not be used as a temporary or secondary residence for overnight use. The applicant has a period of 180 days in which to get this signed.

Chairperson Wipperfurth indicated that there was a letter from a neighbor who had a few concerns that have been addressed as part of this process.

A motion was made by Supervisor Stravinski, seconded by Supervisor Madelung, approving Resolution 2014-50 Approving Rezone From A-1 EX to A-2 And Conditional Use Permit (CUP) To Allow For Construction Of A Convenience Sanitary Facility In An Agricultural Accessory Structure. Motion carried with a 4-0 vote, with Supervisor Buchner abstaining.

13. Resolution 2014-51 Bear Tree Farms, Inc. Requests Consideration Of A Preliminary Plat For Bear Tree Farms And Rezone For Property Generally Located At The Southeastern Corner Of The Intersection Of Highway 51 And Windsor Road, In The Town Of Windsor. The Proposal Includes 594 Residential Dwelling Units Of Single Family, Multi-Family And Senior Housing And A Park And Trail System.

Chairperson Wipperfurth noted the process. There will be a staff presentation, followed by a presentation from the applicant to offer any additional comments, and then public comment will be taken. The Town Board will not be taking any action on this item at the meeting.

Town Planner Rybarczyk advised that Bear Tree has submitted a preliminary plat and a rezone. This was reviewed by the Plan Commission in July. This is a 227-acre mixed-use development. There will be single-family, ranch-style senior units, multi-family units, commercial, park, and acreage for storm water management. Development will happen over nine phases. The Bear Tree development has two other properties in DeForest. This has been designed as a cohesive development to live and shop in one area. Lots will range from 11,000 to 25,000 square feet. The smaller lots will be at Pederson Crossing. The lots closer to Terrace Park will be getting into an executive-size lot. The multi-family will be off Windsor Road. The developer is looking at rezoning through Dane County. The single-family will be zoned R-2; multi-family will be R-4; and commercial will be B-1. Parks will be zoned recreational. Storm water will be zoned conservancy. This is transitional residential in the Windsor Land Use Plan. There will be 623 dwelling units on 142 acres, excluding open space and commercial. This is close to the Comprehensive Plan in density. There will be a series of multi-use paths on the major roads.

Town Engineer Richardson advised that there need to be utility agreements for water and sewer service with Windsor Sanitary District No. 1. There are some issues on how service will be provided for this plan. He has concerns about easements at the back of the property for swales. These must be marked very clearly so that the residents do not turn that area into a vegetable garden or construct a shed. Approval is needed from the Dane County Land Conservation for the storm water management plan and for the erosion control plan. A pavement design report using the preliminary plat soil report shall be submitted to verify that the proposed pavement cross-section is sufficient.

Town Planner Rybarczyk indicated that the town's surveyor looked at the plat. He had some technical comments, and they are working on them.

The focus of the discussions at the meeting will be on the town policy concerns regarding:

- Lots 1, 3, and 154, which are multi-family and senior housing.

- The street network and connectivity.
- Community park.

There are concerns with street and block lengths on the east side of the development. The town would like to see Royal View Drive from Windsor Road to Pederson Crossing as a through street and Golden Wheat Road extended to the east to Royal View Drive. The developer is proposing a community park roughly 20 acres in size. It is now up to the Town Board and Park Commission to determine if that is what the town wants. The developer is in the process of changing the map.

Town Chairperson Wipperfurth stated that the town had received several letters. This parcel has come through a lot of renditions since 2006. Anything in any of those earlier renditions is not valid at this time.

Supervisor Smith had a question regarding where the paths would go.

Town Planner Rybarczyk pointed out where they would be located.

Steve Pederson added that the paths have been updated and will connect to Terrace Park.

Attorney Lawton indicated that Dan Birrenkott would explain changes. Engineer Tim Schleper was available to answer questions.

Dan Birrenkott started out by saying this has been a long process. They have met with staff. Steve Pederson handed out a map which they feel is a good compromise. They have changed the lot sizes. There are no longer lots under 12,000 square feet. They have addressed connectivity. They have addressed the town's concerns. Changes were discussed. They are saving the farmhouse. The old version of the plat had trails in the backyards. People opposed this. The trails will be in the front yards. Trees will be preserved. No houses will be constructed in the woods. There will be a large community park in the southwest corner. There will be four parks in the plat. The large community park will have a tot park in it. There will be three other tot parks. Multi-family will be in the north. The lots along Terrace Park will be 20,000 square feet and will match the Terrace Park lots. There will be trails to the tot parks. The trails will match where the school bus will be going. They are proposing a pool.

Attorney Lawton addressed several comments. The 27 lots that were below 12,000 square feet will now be 12,000 square feet. No waiver will be needed. The open swales and ribbon curb were designed that way because of CARPC's requests. They will need a waiver. Paths vs. sidewalks: They will need a waiver because they are not doing traditional sidewalks. The road network has been changed to eliminate long blocks and put in cross streets. There will be only one cul du sac. Regarding drainage easements and access, the developer will work with the Town Attorney and Engineer to ensure that the town has the right to get in and have access. Attorney Lawton felt the developer had addressed some of the multi-family issues by moving the multi-family away from the single-family folks. The developer has a very nice plan for the park. The fiscal aspect is for the town. The town has to determine what it wants. The developer will need input from the town as to how to handle the park.

Chairperson Wipperfurth stated that this is not a formal public hearing, but the Town Board will be taking public comment. Everyone was asked to sign in. He requested that only one person speak at a time.

Chairperson Wipperfurth indicated that there is a financial component for the pool which the town would have to absorb.

Joel Laubenstein, 6693 Winding Way, indicated he was opposed to the project. He has lived in Windsor for one year. He has seen a strong aesthetic plan that has digressed to a cookie cutter. The transition is a big issue. He would like to keep the theme of the character of the Terrace Park neighborhood.

Pamela Huisman, N2190 Shamrock Road, Lodi, opposed the project. She was glad to see that the lots adjacent to Terrace Park were larger. She felt the multi-family needed to be moved further away from the Royal View area. Some of the residents did not want a path between Terrace Park and Bear Tree. She also felt the town should look at the pool in Lodi which is very nice.

Chris O'Connell, 6706 Royal View Drive, was opposed to the project. He reiterated Joel Laubenstein's comments and strongly opposed the proposal as presented. He has seen some nice changes, but that is not enough. There is very little transition. He commented that the green space has shrunk one-third since 2005. There needed to be a good transition zone and more green space.

Steve Pederson noted that the earlier plan included the Haswell property which is now in the village of DeForest.

Mr. O'Connell could see both pros and cons to a pool.

Jennifer Heaton-Amrhein, 6410 Fox Run, McFarland, spoke on behalf of Lisa and Mike Thoms, who were on vacation. Lisa Thoms submitted a letter in July. Some of their concerns were previously expressed. The multi-family is too close to their lots. There were concerns about the changes in the green space from the 2005 plan to the 2013 plan. They would prefer moving the multi-family away and bring back some rural feelings. The Thoms indicated they would volunteer to serve on a committee to come up with a good plan.

Dave McLean, 6726 Winding Way Court, opposed the application. He lives in the cul du sac across the street. The transition is not the same as it was in 2005. Respect should be given to Terrace Park as those people have long-established homes. He can see both sides of a pool and remains neutral.

Steve Pederson said he has heard mis-statements about the lots along Terrace Park. The preliminary plat has been approved six or seven times. These lots are comparable to Terrace Park. The lots are twice as large as lots with water and sewer. There are only two buildings in the multi-family. CARPC told them they had to have multi-family.

Dan Birrenkott added that the lot connections have changed.

Paul Peeders, 6685 Winding Way, opposed the application. He backs up to a transition lot. They looked at the Bear Tree plat when they purchased their home in 2008. He is now hoping for a better transition. The multi-family shocked them.

Keiko Bucher, 6700 Royal View, opposed the application. She has been living in her house since 2003. She had concerns regarding the multi-family. They moved to Windsor because of the rural roads. She would like the multi-family lots moved. Regarding the pool component, there will be a lot of children and the pool would probably be in the town's favor.

Chairperson Wipperfurth responded that there will be much, much more multi-family on the DeForest side of Bear Tree. Windsor has asked if DeForest could move some of it out, and it did.

Supervisor Buchner asked Steve Pederson what was proposed at the DeForest/Windsor division.

Dan Birrenkott showed an overhead map. There will be a ten-acre church and office/commercial on Windsor Road. There will be multi-family senior housing along Highway 51.

The question was asked what was envisioned by commercial.

Steve Pederson responded that it could be a multitude of things.

The subject of a water tower was raised. Jamie Rybarczyk showed where it would be located. It will be part of the park.

Joel Laubenstein asked about the other lots on Royal View. He could not imagine someone wanting to build next to an apartment building.

Chairperson Wipperfurth responded that it is single-family next to those four lots.

There will be a tot lot. It will blend in with the farmhouse.

Supervisor Stravinski had some comments and questions. On Windsor Road where there are two multi-family lots, why is it two lots instead of one larger lot?

Steve Pederson said the lots could be joined back together. A dentist office could be put there.

Supervisor Stravinski discussed density. In the town plan, this piece of property is in the town plan as transition residential, and it talks about how this is a unique area. It should be mixed-residential uses, while the land to the east includes residential. This should serve as a transition to DeForest. Windsor's definition of very dense is DeForest's definition of lightly dense. They are going along with the town plan as far as this developer. They have made some significant changes in this proposal. The multi-family will have to come before the Town Board

to get a permit for site plan review. Will the senior housing be similar to the senior housing on Gray Road with a PILOT program?

Steve Pederson responded no, this would be independent. Property taxes will be paid. It would not be like Parkside.

Supervisor Buchner said it is always difficult to digest a map that comes to the Town Board at the meeting. He asked about traffic flows. For the main artery in, will most of it be to the north and south?

Steve Pederson responded that it will extend to Highway 19. There will be one more road onto Windsor Road. Sunnyvale will be a right-of-way.

Chairperson Wipperfurth said there is no intention to connect this. Windsor's easement is for a bike easement and utility easement.

Supervisor Madelung indicated the transition process. The lots need to be blended. A dentist office or Starbucks could go in the commercial area.

Supervisor Smith thanked everyone for presenting their thoughts and heartfelt concerns and writing letters. The Town Board does take these concerns very seriously.

Chairperson Wipperfurth thanked everyone for coming. He understands the concerns. He thought this has changed for the better. There are some additional changes that they have seen at the meeting, and the Board and staff need to look at that and the ramifications. Potentially this will appear on the September 18 Town Board meeting.

14. Resolution 2014-52 Review And Recommendation On Development Agreement For Holland Fields – Lot 137.

Chairperson Wipperfurth explained what is happening with Lot 137 in Holland Fields. This is a multi-family lot and was part of the original approval in 1999. This lot has not been built on. This is subject to site plan review, and there was a specific proposal that appeared before the Plan Commission. There was a lot of confusion between the Plan Commission and residents as to what could be reviewed and what could not be reviewed. He attended the Plan Commission meeting and sensed a lot of frustration at that meeting. There needs to be identification of what the developer has actual rights to do and what are the town's rights. There are some gray areas that are subjective in nature. The Board will look at this not as a specific plan but what should the Plan Commission be reviewing or not reviewing. The Town Board will send guidelines back to the Plan Commission on how to approach this. Residents had indicated they were not aware of this project. They did receive notice as this project was noted on the covenants the residents received when they purchased their homes. The town cannot make them read them.

Town Attorney Anderson said there were three different types of decisions that are in front of the Plan Commission and Town Board. The first decision is land use determination. These are the ones the Plan Commission is used to making and are comfortable with.

The second are some issues that are made solely by the Town Board. There is a Development Agreement with Lot 137. The Town Board can interpret the Development Agreement, but the Plan Commission cannot. Some of the issues that were fine in 1999 need to be interpreted today. The Town Board will need to look at those and provide its understanding of those issues.

A lot of the issues are not public decisions but decisions the property owner has the complete right to make. Storage is up to the private developer.

John DeWitt stated he negotiated the Development Agreement, and the town is bound by the terms. He sold all of Holland Fields, except Lot 137. Veridian has continued with that development and are in Phase Nine. There were covenants. Regarding Category 1, one through six have been dealt with in detail in Town Planner Rybarczyk's report. There have been some changes over time that have been addressed.

The focus is on Town Board determinations relating to compatibility and the use of building materials, building and roof lines, roof style, etc. The aesthetics could be part of the Development Agreement plan review. The impact on the surrounding neighborhood would affect areas within 200 feet of the R-4 lot.

The Development Agreement talks about density and maximum number of units. Town Attorney Anderson indicated that she and John DeWitt do not agree. They each have a different interpretation of the Development Agreement.

Town Attorney Anderson read from the Development Agreement, the Development Plan Review. This shows 53 units with a parking design. Is this being compatible and meeting the aesthetic conditions? The recommendation is to send this back to the Plan Commission.

Chairperson Wipperfurth noted that Supervisor Stravinski had mentioned single-family residential next to multi-family. They are trying to better design this process. The covenants say that Lot 137 is around 53 units. Residents stated they did not know. They did not read the covenants provided to them. When that is the last thing built in a subdivision (multi-family), that is what happens.

They struggled with compatibility. John DeWitt provided a revised site plan and they do meet the parking requirements. They have changed some aesthetics to the building and provided some additional landscaping. They have started making changes to comply with technical requirements. The compatibility will be the overriding issue.

Chairperson Wipperfurth stated that this is trying to enhance the process and make it easier for the Plan Commission.

John DeWitt submitted a letter and their position is that the use and the issue of density is specifically defined in the Development Agreement. Density is referenced on page 5. They could have had 456 dwelling units. They decreased that to 410 dwelling units. Mr. DeWitt indicated he negotiated with the town for 53 units and is entitled to apartment use for 53 units. The seven items the town can look at are: site plan, landscaping plan, management of storm water drainage, lighting, signage, building materials, and exterior elevations. It is clear as to how many lots they are entitled to. The town can weigh in but not refuse. The list of seven items was agreed on.

Supervisor Madelung asked Mr. DeWitt whether it was his plan to construct 53 units.

Mr. DeWitt responded yes.

Supervisor Madelung continued that Mr. DeWitt sold the land to Veridian, but they built single-family homes.

Chairperson Wipperfurth added that the original plan had a higher density.

Supervisor Madelung responded that Veridian changed everything. There was supposed to be multi-family. They have changed the look of things. Would Mr. DeWitt consider doing something else?

Mr. DeWitt responded no. He has been paying taxes on 53 units for ten years. The lots around the multi-family are the same as they were.

Town Planner Rybarczyk stated that the lots around Lot 137 are duplex with one single-family lot.

Chairperson Wipperfurth added that that area of the plat has been consistent.

Mr. DeWitt indicated the building would be three stories.

Chairperson Wipperfurth stated that the Town Board is focusing on the process, not on what is being proposed.

Supervisor Smith's concern was for future generations. How will this look down the road?

Chairperson Wipperfurth stated that the town is not trying to limit economic classes that can rent in this building. A lot of times in apartment buildings, unless there is a good management company in place, there can be a lot of problems.

Town Attorney Anderson discussed, as someone reading this document, if you wanted it to say no less than 53 units in size up to a maximum number it does not say it is no less than. This is presenting a view of the document that is not what she had when she read it. It has to meet the needs of the community and the developer's needs.

Supervisor Buchner asked if Mr. DeWitt would have built in 1999 would there be the same argument today as when the duplexes went in across the street? He believes the context of this agreement is in the document. That was zoned for a specific number.

Supervisor Stravinski had a question for Town Attorney Anderson. The town had no site plan review ordinance when the Development Agreement was approved. Does this Development Agreement take precedence over the site plan ordinance?

Town Attorney Anderson responded that part of that has to do with when this was signed or adopted.

Town Planner Rybarczyk indicated his staff report was based on the town's current ordinance.

Chairperson Wipperfurth advised that this comes down to interpretation of compatibility and number of units.

Town Attorney Anderson added that this will be sent back to the Plan Commission to look at the new plan with items identified in her memo and what was in the staff report.

Supervisor Buchner stated that the Plan Commission is advisory. There is no magic number.

A motion was made by Supervisor Buchner, seconded by Supervisor Smith, to approve the memorandum provided by Town Attorney Anderson and send guidelines back to the Plan Commission. Supervisor Stravinski said the Plan Commission should look at all seven items.

Chairperson Wipperfurth suggested that the Town Board send correspondence back to the Plan Commission. The town needs to have Town Attorney Anderson write a memo based on her report to the Town Board and take into consideration some of the points in John DeWitt's letter. It needs to be made clear in the memo that the number of units will be determined by the Town Board.

The motion maker and second concurred with Chairperson Wipperfurth's suggestion to the motion. Motion carried with a 5-0 vote.

15. Approval Of Dane County Zoning Ordinance/Petition No. 10701.

The Town Board received a memo from Town Planning and Development Coordinator Amy Anderson Schweppe. This is a confirmation coming back from Dane County. She is recommending approval of the Ordinance. A motion was made by Chairperson Wipperfurth, seconded by Supervisor Smith, approving Zoning Ordinance Amendment 10701 Amending Chapter 10 Of The Dane County Code Of Ordinances. Motion carried with a 5-0 vote.

16. Class “B” Fermented Malt Beverage And Intoxicating Liquor – Change Of Agent.

a. Lake Windsor Golf Club; Chad Anderson, Agent.

A memorandum was provided by Town Clerk Christine Capstran regarding the change of applicant application for Lake Windsor Golf Club. She recommended approval. A motion was made by Supervisor Madelung, seconded by Supervisor Smith, to approve the Class “B” Fermented Malt Beverage And Intoxicating Liquor – Change of Agent. Motion carried with a 5-0 vote.

17. Update On US Hwy. 51 Expansion Project.

Town Engineer Richardson advised that plans are for switching on the main line concrete northbound on August 29. They will be working through November 15. They need to construct three roundabouts and the ramps.

18. Convene Into Closed Session And Roll Call.

At 7:55 p.m.-a motion was made by Supervisor Smith, seconded by Supervisor Stravinski, to convene into closed session. Roll call vote taken, with everyone being present.

19. Reconvene Into Open Session.

A motion was made and seconded to reconvene into open session. Motion carried with a 5-0 vote.

20. Action From Closed Session.

a. Public Lands – Bear Tree Subdivision.

21. Adjournment.

A motion was made and seconded to adjourn the meeting. Motion carried with a 5-0 vote.

Respectfully submitted,



Ellen G. Teed  
Recording Secretary

**TOWN OF WINDSOR - BOARD MEETING**  
Thursday, August 21<sup>st</sup>, 2014 at 5 p.m.  
Windsor Town Hall / Meeting Room, 4084 Mueller Rd, DeForest, WI

**SUPPLEMENTAL MINUTES**

**18) Convene into Closed Session and Roll Call**

Supervisor Smith moved to convene into closed session at 7:55 p.m., second by Supervisor Stravinski. Motion carried 5 – 0 with a roll call vote.

**19) Reconvene into Open Session**

Supervisor Smith moved to reconvene into open session at 8:57 p.m., second by Supervisor Madelung. Motion carried with a 5 – 0 vote.

**20) Action from Closed Session**

- a) Public Lands – Bear Tree Subdivision

No action was taken from closed session.

**21) Adjournment**

Supervisor Smith moved to adjourn at 8:57 p.m., second by Supervisor Buchner. Motion carried with a 5 – 0 vote.

Respectfully submitted,



Tina Butteris  
Finance Director/Treasurer  
Office Manager/Deputy Clerk