

## TOWN OF HOLLAND PLAN COMMISSION

August 2, 2023

<b>MEMBERS PRESENT</b>	Chair Mike Hoffman, Doug Klenke, Bryan Nindorf, Jeff Osgood and Anne Paape
<b>EXCUSED</b>	Jared Noffke, Heidi Stein
<b>OTHERS PRESENT</b>	Lisa & Craig Bartheld, Kirby Lentz, Charlene Deters, Gordon Husby, Roger Lowrey, David Carlson (Town crew) and Marilyn Pedretti (Town Clerk)

### CALL TO ORDER

Chair Hoffman called the meeting to order at 6:30 p.m. Notices were properly posted.

### MINUTES

Motion by Klenke/Paape to approve the June 7, 2023 minutes. **MOTION** carried.

**CITIZENS' CONCERNS:** none.

### CASTLE MOUND CONDO

Hoffman explained the request by Roger Lowrey, RWR Properties LLC, to delay reconstructing that portion of Castle Mound Road adjacent to the condo plat. He had concerns about when it would be paved as there was no set time in the request and noted other developments installed the roads before any building commenced. Lowrey was not present for the beginning discussion.

Charlene Deters, W7642 Castle Mound Road, expressed concern with the wash-outs and that the condition of the road may cause car damage.

Lisa Bartheld, W7644 Castle Mound Road, expressed safety concerns and noted she stepped in a pothole and fell, fracturing her arm.

Craig Bartheld, W7644 Castle Mound Road, also expressed safety concerns and provided pictures of the some of the gully-washers that were eight inches to one foot deep. He noted gravel across the road after each rain event could affect pedestrian and bicycle safety. Bartheld reported the developer repairs the wash-outs when they call but it is a band-aid fix.

Osgood suggested putting in the binder coat and that La Crosse County Erosion Control should be informed. Discussion followed.

Roger Lowrey, RWR Properties (developer), explained the road needs to be relocated and widened. He was concerned that if the road were installed at this stage of the development, large trucks would damage the road edge to access the construction site.

Kirby Lentz, W7642 Castle Mound Road, asked how much of an encroachment and Lowrey responded a foot to a foot-and-a-half. Lentz noted the last condo on their end is being constructed so the large truck traffic should end soon.

Craig Bartheld reported the U.S. Post Office has notified them multiple times that they will not deliver mail and he and the neighbor repair the area around the mailboxes after each storm.

Discussion followed concerning temporary options, one lift versus gravel base, erosion issues, contractor traffic and the possible continuation of a “Letter of Credit”. Lowery noted there is much work to be done to prepare the road base and he would need to check with contractors on whether asphalt could be scheduled yet this year.

Motion by Osgood/Nindorf to require a contract for construction at a minimum of one lift, to be done by November 11 and provide additional information as available. **MOTION** carried unanimously.

#### **ANNOUNCEMENTS**

Hoffman reported the County approved the cell tower application from last month.

#### **ADJOURNMENT**

Motion by Klenke/Osgood to adjourn. **MOTION** carried. Meeting adjourned at 6:56 p.m.

Respectfully submitted,  
Marilyn Pedretti  
Town Clerk