

Public Informational Meeting Minutes
Wednesday, November 12, 2014 at the Rockland Town Hall
Called to order by Chairman Cashman at 6:30 p.m.
Adjourned at 7:50 p.m.

All Board members and the Clerk were present along with Tim Ambrosius, CQM; Michael Liebman, Ayres Associates; and other members of the public. Clerk Charette verified that the meeting was properly noticed.

This meeting was called to provide an update to the residents regarding a drainage improvement project involving properties along Stone Wall Drive, Seven Oaks Drive and Hickory Ridge Drive south of Old Military Road.

Tim Ambrosius, CQM, explained that starting tomorrow there will be surveyors from CQM setting control points, measuring culverts, and studying easements along the respective properties. Ambrosius further informed the audience that the boring of the roadways is tentatively scheduled for the second week in December. He will have the locates done at the same time the borings are done. He explained that once the borings are complete, he will then be able to lay out the ditches and roadways and size the culverts.

Michael Liebman, Ayres Associates, provided a contour map of the subdivision that demonstrated set elevations. From this map, Liebman explained that you can view the properties, the culverts, the easements, the drainage basins, and overall natural contours of the land. Liebman's initial analysis of the subdivision is that the subdivision is fairly flat with drainage ditches put in too shallow and flat. He explained that an easy solution to the drainage issue would be to deepen the ditches and make the culverts deeper and larger.

Chairman Cashman asked Liebman whether the flow of water from the south from Midway Road could be routed away from the subdivision altogether? Liebman referred to the contour map to explain that a possible solution would be to divert the water from the southern edge of the woods. Liebman explained that this would require the Town to meet with the landowner to get permission to do so. Liebman further explained that the contours on the map demonstrated that some of this flow from the south is heading that way naturally. One possibility might be to dam the area south of the woods. Chairman Cashman asked whether the owner might be able to place this land into conservancy so that the area is not farmed. Liebman explained this would be something to work out with the landowner.

As for the stormwater runoff flowing from the northeast section of the property, Liebman believed that the normal flow of water could be handled in the subdivision by deepening the ditches and upsizing the culverts.

Rick Noel, 3900 Stone Wall Drive, mentioned that the ditch on Stonewall Drive is 1.5' below the culvert.

Liebman explained that the main goal of the project is to get the subdivision to drain better and to not bring any more water into the subdivision. He explained that more water will not be coming into the subdivision, just draining better. The water will remain in the ditch rather than sitting on the property.

Rich Cleveland, 3868 Stone Wall Drive, explained that he has a drainage easement on his property that is 30' wide. He expressed that if there was any more water going through property he would be against the project. Liebman clarified that the goal is not to add any more water but to pass the water through the drainage easement. Liebman and Ambrosius explained that if you increase the slope and depth of the ditches, it will increase the capacity and flow and the water will stay in the ditches rather than flow onto the property.

Rick Noel asked Liebman how complex he thought this project would be. Liebman expressed that the answer depends on the cooperation of the landowners, cooperation of the government entities (DNR, Brown County, WI DOT), and the Town. Liebman explained that the level of complexity would hinge on balancing between what exists now and what is needed without anyone having issues with the end result. It also may involve getting permits from the DNR if there are wetland delineated, or stormwater permitting issues, or from the County and

DOT if work needs to be done along Highway 57. Drainage easements and road right of ways allow the Town to do what it needs to do, but other areas will require landowner permission and cooperation.

Carrie Cleveland, 3868 Stone Wall Drive, questioned Liebman about his statement that their property will not get more water. Liebman explained that based upon his modeling, the same amount of water will be passing through the property. Rich Cleveland expressed that his property does not need more water on it and that the Town will not reimburse him if his house is flooded. Chairman Cashman stated that the Board is reviewing the project to take action on what is best for the Town.

Carrie Cleveland wondered how the property located at 3943 Stonewall Drive is affecting the flow of water in the subdivision due to the fact that the house is elevated on the property. Liebman explained that the same amount of water is passing through the subdivision.

Supervisor Van Vonderen asked whether the next set of plans that Ambrosius and Liebman draft will address the Cleveland's concerns and have details explaining flow capacity. Liebman stated that yes, the plans will do that and will include the easements which will be marked out on the landowner's property.

Liebman surveyed the audience to gauge whether there was a consensus on the direction that these consultants were taking. All but two audience members were in agreement with the direction of the project.

There was a question on what the costs of this project would be to the property owner. Chairman Cashman stated that the Town will be paying for the drainage work done in the designated drainage easements and right of ways. As for driveway culverts, Chairman Cashman indicated that it will depend on what the findings are.

Kevin Derenne, 3950 Seven Oaks Drive, requested that the surveyors survey the area located at Old Military Road and Hickory Ridge Drive. His research showed that there is a lack of ditches in that area that need to be addressed in order to help the drainage situation in the subdivision.

Supervisor Schwalbach asked about a timeline for the project. Ambrosius stated that the design work will take place during the winter. It is Ambrosius' intention to then schedule another meeting in late January with the residents to review the new aerial map denoting the details of the recommended project. Ambrosius then expects to get the bids out for an Excavator in April.

Clerk Charette shared with the audience that the Town of Rockland won the Voter Challenge Award due to the fact that Rockland had a 77 percent turn-out rate at last week's election. She explained that the Town will keep the traveling trophy until next April's election and can retain it if they have the highest turn out percentage next April.

M/M to adjourn by Chairman Cashman; seconded by Supervisor Van Vonderen. Motion carried unanimously by voice vote. Meeting adjourned at 7:50 p.m.

All minutes have been taken truthfully and honestly and to the best of my knowledge and ability.

Jann B. Charette,
Town Clerk

Minutes approved as written / with corrections (**strike one**) by the Town Board on Monday, November 17, 2014.

Dennis J. Cashman
Town Chairman