

August 5th, 2026, Board Meeting Minutes

Fowler called the August Town Board Meeting to order at 6:01pm. Present were Supervisors Susan Blank, Dave Bartizal, Don Jordan, and Treasurer John Kromer.

Motion by Blank, 2nd by Bartizal to approve the agenda but not necessarily in that order and remove item 7. Motion carried, 4-0.

Consent Agenda:

A. Minutes

B. Building Inspector's report.

July Building Inspector's report

37 Permits	Total Value	\$	1,742,437.00
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	Total Fees	\$	12,524.00
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Forfeitures		\$	0.00
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Driveway Permits		\$	50.00
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Culvert deposits		\$	0.00
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House #'s		\$	120.00
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Seals		\$	40.00
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Admin		\$	2,126.40
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TOTAL		\$	14,860.40
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Building Inspector Fees		\$	12,614.00
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Town of Hudson Fees		\$	2,246.40
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C. Treasurer's Report and payment of bills \$

D. Fire Calls: 11 new calls

E. Animal Control Reports: 1

F. Operator License- None

G. Plan Commission Minutes

Bartizal pulled item G.

Motion by Blank, 2nd by Jordan to approve the consent agenda as presented with the exception of item G. Motion carried 4-0.

Motion by Bartizal, 2nd by Blank to approve the Plan Commission minutes as presented. Motion carried, 4-0.

Committee Reports:

Fire: no report, next meeting August 26th

Chairman's Report: Fowler reported that absentee voting has been going smoothly. He also provided an update on the proposed annexation, stating that the Town submitted a letter to the Department of Administration on July 29 addressing concerns about whether the proposed area would qualify as contiguous for annexation. After consulting with the Town's attorney, Fowler stated that the Town believes the proposed area does not meet the requirements for contiguity. He noted that the letter is a public record and is available upon request. Fowler stated that opposing the annexation remains a top priority, particularly to preserve the Town's 2.5-acre minimum lot requirement and rural character.

Public Comment:

Joeseeph Beaudry – 822 Northview Dr reported contacting the State regarding the proposed annexation and stated that the State is working with the developer on the requirements for annexation. Concerns were also raised regarding recent school district property activity and the potential impact of annexation on residents, property taxes, and the Town's 2.5-acre minimum lot size. The speaker stated that residents in the County Road UU area and near the soccer fields are largely opposed to the proposed annexation. He expressed concern that once the developer meets the necessary requirements, the Town may have limited ability to stop the annexation. Mike Johnson also stated that the City of Hudson has indicated plans to expand east to Old Highway 12.

Paula Frye – 830 Northview Dr questioned whether the school district has the authority to sell property that was originally acquired for a school using taxpayer funds without additional input from taxpayers. She questioned whether there is applicable case law or a process that would allow the broader community to have input, whether additional developers should have an opportunity to bid on the property, and whether the sale process was appropriate. She thanked the Town Board for keeping residents informed and for its efforts regarding the proposed annexation.

Motion by Bartizal, 2nd by Jordan to approve 2 lot CSM for Lone Johnson at 843 Yellowstone Trail. Motion carried, 4-0.

Discussion was held on considering a sale of approximately 0.29 acres of Town Owned property located at the former highway 12 trail access off Gavin Pass to Dan Klawitter. He expressed interest in acquiring and improving the parcel with landscaping, trees, native wildflowers, and a pollinator area. The owner also indicated plans to continue improving the adjacent 0.48-acre parcel. The Board discussed the presence of thistles on the adjacent property and reminded the property owner of the Town's noxious weed ordinance. The property owner agreed to address the thistles and other unsightly items on the property. The Board determined that additional research is needed regarding the ownership and status of the former road right-of-way before taking any action. The Town Attorney will be consulted to determine whether the property may have reverted to the adjoining property owners following abandonment of the right-of-way. **No action was taken, to be placed on future agenda.**

Motion by Bartizal, 2nd by Fowler, to approve special event permit for pitchfork brewery contingent on receiving permission from the neighbors for parking. Motion carried, 4-0.

Motion by Bartizal, 2nd by Blank to rescind conditional approval on liquor license for Beuno Street Kitchen. Motion carried, 4-0.

Motion by Jordan, 2nd by Blank, to approve special event permit for Badlands Recreation Inc contingent on Insurance waiver. Motion carried, 4-0.

Discussion was held regarding reviewing and updating the Town's zoning ordinance to address potential data center development and protect Town residents and resources. The Board discussed concerns regarding data center development in surrounding municipalities and the County's consideration of a six-month or one-year moratorium. It was noted that a county moratorium may not apply to municipalities with their own zoning authority, including the Town.

Motion by Bartizal, 2nd by Fowler to request legal to draft a moratorium resolution for data center to be considered at the September board for a public hearing. Motion carried, 4-0.

Discussion was held regarding a resolution to place a fire department funding referendum question on the November 3 ballot. It was noted that the Town may face significant increases in its fire protection contract

and that the current levy limits would not provide enough funding. The Board discussed a proposed \$500,000 recurring levy increase to be placed on the November 3 ballot. Questions were raised regarding the wording of the referendum and the need to provide residents with additional information regarding the financial impact and alternatives. It was discussed that educational materials and a public information meeting could be provided to residents. The Board agreed that the proposed resolution should be reviewed further by the Town Attorney. **No action was taken. A special meeting will be posted following a conference call with the Town Attorney.**

Discussion was held on changing permitted alcohol sale hours from 8:00a.m. to 6:00a.m. Fowler stated that state law allows alcohol sales at convenience stores and similar licensed establishments beginning at 6:00 AM, and recommended the Town align its ordinance with state law for consistency and easier enforcement. The proposed amendment to Chapter 52-7 would allow Class A premises to sell intoxicating liquor and fermented malt beverages from 6:00 AM to 9:00 PM. The change was requested by a local permit holder. **No action was taken. To be placed onto the public hearing prior to the September 2nd Board meeting.**

Motion by Jordan, 2nd by Blank, to add poll worker – Steve Streitz. Motion carried, 4-0.

Motion by Bartizal, 2nd by Jordan to approve SDA Consulting proposal for board room acoustic improvements. Motion carried, 4-0.

Motion by Blank, 2nd by Bartizal to approve on replacing faulty quad sensor by pavilion spending up to \$2,000. Motion carried, 4-0.

Discussion was held regarding revising the pay for Plan Commission and Board of Adjustment members. The Board reviewed pay information from surrounding municipalities and discussed the temporary increase approved at the last meeting of \$50 per meeting for members and \$75 for the chair, with an estimated annual cost of approximately \$3,850. Some supervisors expressed concerns about the additional cost and the impact on the Town's budget. The Board also discussed the time members spend reviewing meeting materials and the difficulty of filling these positions. **No motion was made, to be placed on the September 2nd meeting for further discussion.**

Scheduled tentative budget meetings for September 2nd immediately following the board meeting, September 16th and October 7th immediately following the board meeting and October 21st.

Motion by Jordan to adjourn at 7:59 p.m. Motion carried 4-0.

Submitted by,

Amanda Duncanson
Town Clerk