

Special Board Meeting Minutes
Farmington Town Board
Wednesday July 9, 2025, at 8:30am
E913 Prairie View Ln
www.farmingtonwaup.gov

Call to Order: Meeting was called to order at 8:31am. Chair Kevin Will presided. The opening statement was given. Notices were properly published and posted.

Open Meeting Statement: This meeting and all meetings of this Town Board are open to the public. Proper notice has been posted and given to the press, in accordance with Wisconsin Statutes, so the citizens may be aware of the time, place, and agenda of this meeting.

Roll Call: Kevin Will, Chair; Craig Nelson, Supervisor I; Phil Durrant, Supervisor II; Kathy Kasza, Treasurer; Anjela Hamm, Clerk.

Approve Agenda: A motion by Craig Nelson, seconded by Phil Durrant, to approve the agenda. Motion carried unanimously by a voice vote.

Public Input: None.

New Business:

1. **2025 Road Project Bid Awards.** Ryan from REL was present to answer questions relating to the 1 responsible bid received (Faulks Brothers) for \$333,467.00 on June 27, 2025. Ryan asked the Board to review the bid received and determine if any projects should be eliminated due to budget before awarding. Town has the ability to reward any and all parts of the work bid on.

Treasurer (Kathy) explained the current budget and what the town has available to spend on road projects. Currently there is a \$36,000.00 contract with Farhner for multiple crack sealing projects, about \$24,000.00 for tree cutting (\$8,000.00 of that already spent), and last year the Town spent \$39,700.00 on tree cutting. Based on those numbers, the Town has \$271,000.00 available for the road projects this year. However, there is money in the reserve. \$25,000.00 for contingency and \$169,000.00 in fund balance to transfer at the end of the year. Treasurer explained we could do most of the road projects proposed, but a couple of the projects will need to be pushed to 2026.

The Board discussed the Woodridge Dr project and questioned whether a more cost effective, temporary solution could be implemented to address the current erosion and water pooling issues, with the remainder of the project being postponed to 2026. It was noted that the resident on Woodridge Drive with rocks located in the right-of-way has not yet been informed of the proposed plans. Ryan explained that the current plan does not involve removing these rocks but rather covering them. Discussion if covering the rocks vs. removing them is the best route. He added that the excavating details could be further clarified with Faulks Brothers when needed. Ryan estimated that the cost for just the hot mix solution on Woodridge Drive would be under \$4,000.00, noting that this would only serve as a temporary solution until next year.

The Board discussed the projects at Cobbtown Rd at County Rd Q and Cobbtown Rd at Riverbend Ln, noting that these two projects could be pushed to 2026 in order to prioritize roads with more urgent issues and to stay within budget.

The Board agreed to keep the following projects from the bid:

- Rainbow Dr (part C)
- Norris Ln (part E)
- Morgan Rd (part F)
- Forest Valley Trail (part G)
- Woodridge Rd (part D) - limited solely to the partial erosion mitigation discussed, the rest of the project pushed to 2026.

The Board agreed to push the following projects from the bid to 2026:

- Cobbtown Rd at County Road Q (part A)
- Cobbtown Rd at Riverbend Lane (part B)

Action Items regarding the Road Project Bid Awards:

- Motion by Craig Nelson, seconded by Phil Durrant, to award parts C, E, F, & G of the Road Project Bid to Faulks Brothers. Motion carried by a unanimous voice vote.
- Motion by Craig Nelson, seconded by Phil Durrant, to award Part D of the Road Project Bid to Faulks Brothers, limited solely to the partial erosion mitigation on Woodridge Drive as discussed, not to exceed \$10,000.00. Motion carried unanimously by a voice vote.

- 2. Discussion on the Timeline and Specific Road Projects to be Completed by Faulks Bros. and Arrow Precision.** A total of 216 patches is not included in the current road bid projects and will be done separately. Each patch is estimated at \$150.00, totaling \$32,400.00 for all patchwork. Discussion on how the pavement on North Westgate Acres varies in thickness, with some areas being very thin and others thicker. This inconsistency is contributing to the formation of major potholes, especially in the thinner sections. Discussion about potholes on Melody Ln, particularly up the hill, should also be addressed and added to the patchwork list. Phil to inform Arrow Precision on adding Melody Ln to the list.

River Wood Dr. The Board discussed the work scheduled for Riverwood Drive by Faulks Brothers, noting that the culverts were not installed deep enough beneath the road, resulting in significant bumps. Since the culverts are still functioning properly and due to budget constraints, the Board agreed to postpone addressing the issue until 2026.

Action Items regarding the Patchwork:

- Motion by Craig Nelson, seconded by Phil Durrant, to award the patchwork to Arrow Precision, not to exceed \$35,000.00. Motion carried by a unanimous voice vote.
 - o Discussion on whether the patchwork would require a Class 2 notice for bids. Board explained that a notice would not be required, and this project would be exempt from that statute. Also discussed future plans to contract with Arrow Precision for 2026 to take care of patchwork for the Town. Board discussed a better way to word the motion on the patchwork.
- Motion by Craig Nelson, seconded by Phil Durrant, to rescind the previous motion regarding the patchwork awarded to Arrow Precision. Motion carried by a unanimous voice vote.
- Motion by Craig Nelson, seconded by Phil Durrant, to set aside \$35,000.00 from this year's budget for patchwork. Motion carried by a unanimous voice vote.

3. Items Requiring Board Members Discussion.

- a. **Canadian National Railroads Crossings in the Town of Farmington.** The Board inquired about the width of the right-of-way on either side of the railroad tracks. To their knowledge, it is 25 feet on either side. The Board could express their dissatisfaction with the work completed by Canadian National, specifically the crossing on Oakland Dr, but not sure if action will be taken on their end. New railroad ties were installed, and the blacktop was raised. However, the Board feels the grading was not done properly, leading to concerns from residents about the bumps. The Treasurer will provide Canadian National's contact information to the Board so they can follow up directly.
- b. **Resident Complaints about Lowering Speed Limits on Town Roads.** The Board discussed there is only so much they can do as far as enforcing speed limits, as that is up to the Sheriff's Department to enforce. It was also noted that most speeding complaints originate in residential areas, and residents are encouraged to address speeding concerns with their neighbors, who are likely the main users of those roads OR contact the Sheriff's department. The Board is not in favor of reducing speed limits below 25 mph.
- c. **Employee Evaluations.** Reminder from the Chair that at July 21, 2025, Board Meeting the Board will be doing an employee evaluation with the Clerk in a closed session, and the Board will have an opportunity to review the evaluation sheet before the evaluation takes place.
- d. **Town Hall to be Closed July 14-18th, 2025 for Clerk Training.** The Board discussed the temporary Town Hall closure and noted that the clerk will be unavailable this week. Kathy will be in on Monday, the 14th, and Thursday, the 17th, from 9:00am to 12:00pm, during which she will attempt to answer any phone calls and keep the Town Hall open until noon on those two days.
- e. **Performance Bonds and Utility Work.** The Board discussed the process for approving electrical or solar installations running beneath Town roads, noting that this may be a topic for the Plan Commission to review. They also discussed implementing performance bonds for utility work within the Town rights-of-way in the near future.

Adjournment: A motion by Craig Nelson, seconded by Phil Durrant, to adjourn at 10:12am. Motion carried by a unanimous voice vote.

**Respectfully submitted,
Anjela Hamm – Town Clerk**