

## **August 11, 2025 Town of Pella “Special Town meeting” & Town Board meeting**

Chairman Gary Thomack called the “**Special Town meeting**” to order at 5:30PM.

There were 25 people in attendance. Purpose of the meeting being to discuss/ask questions/voice concerns about the 40-year contract that is expiring in 2026; with Roy Kleisch and the hydroelectric operation that he operates by the dam. There seem to be three possible options; 1) continue with Mr. Kleisch, 2) the town take over operation, or 3) remove the equipment and do not do anything further. Replacing with a fish ladder was also a suggestion. More information will be gathered to move forward. **Motion** was made by Thomack/Genskow to adjourn that meeting at 6:40PM. Motion carried.

Chairman Gary Thomack called the monthly board meeting to order at 7:00PM.

**Board members:** Chairman Gary Thomack, Supervisor Ken Genskow, Supervisor Sean Shumaker, Treasurer Tammy Adams, and Clerk Karen Habeck.

**Public included:** Brian Westfahl, Greg Reeck, Larry & Dawn Bretzel, Charles McCullough, Roy and Max Kleisch, Susan Canales, Cindy Graper, George Graper, Roger Baerenwald, Rick Briske, Dotty Nolan, Joe & Sue Loesl, Bill Korth, Tracy Laude, Eldon Heling, Bernie Hintz, and Allen Heling.

The Clerk read the agenda that had been posted in three public places, put on the website and published in the Marion Advertiser. The minutes were read from the July 14, 2025, Board meeting. Motion was made by Genskow/Shumaker to approve the minutes as read. Motion carried by voice vote with three in favor, zero against.

**Public Input:** County Supervisor Lynn Tober-Steinke reported that Ray Rigsby was appointed to be the new County Clerk. Lynn was appointed to be on the Lumberjack Committee; this deals with environmental situations.

A contract has not been received from L & L Propane to date for the upcoming heating season. **Motion was made by Shumaker/Genskow to contract 2000 gallons for the 2025-2026 heating season whenever it is received. Motion carried** by voice vote with three in favor, zero against.

The Clerk presented the **County Hazard Mitigation Plan** from the County Emergency Management Committee. She had been at the meetings several months ago where information was gathered from all the municipalities. **Resolution # 2025-1**, submitted by the committee was reviewed, **motion was made by Shumaker/Genskow to sign the resolution showing the town’s involvement. Motion carried** by voice vote with three in favor, zero against. In the case of storm damage, etc. at some point, the town could apply for grant monies to help cover repair, replacement, or whatever would need to be done. There is no cost to the Town to be part of this plan.

**Zoning:** There were two building permits issued for sheds.....Current zoning violations were reviewed. Action being taken by two to comply, the third one needs the Board's attention to date.

**The Board signed the 5-year agreement** that was presented by Co. Hwy Dept. Grant Bystol at the **July meeting and approved by the Board at that meeting.** The Clerk will forward to his office.

Following up on the "Special Town meeting" prior to this meeting, Supervisor Shumaker will make inquiries of several companies as to what type of information a consulting company could give as to how to proceed with the hydro operation, and how much a study could cost the Town. Hiring a consultant may not be worth the cost to make any type of decision as to how to proceed.

**Motion was made by Thomack/Shumaker to approve the fire department application for Cody Gassert/DeBoer. Motion carried** with three in favor, zero against. Fox Valley Tech will be offering training sometime in late fall. **Motion was made by Genskow/Shumaker to approve the operator's license for Lilly Fehrman for Hopper's Bar. Motion carried** by voice vote with three in favor, zero against.

The Treasurer reported that the July bills totaled \$45,617.55, leaving a balance of \$1,621.07 in the checking account and \$478,190.25 in the Premier Savings Account. Motion was made by Thomack/Genskow to approve the July report and pay the August bills. Motion carried by voice vote with three in favor, zero against.

The Clerk reviewed information from Larry Preuss, Town Assessor. Due to the economic situation at present, the new values for Town of Pella properties have dropped the residential to 55% of value, so basic revaluing could be double of current values of this year. Farm buildings dropped by 13% and commercial 12% from current values. The Town must be in a 98% compliance each year.....we are now in the third year of non-compliance with the rates that are set by the State for assessors to use to value property. Because of our non-compliance, **motion was made by Genskow/Thomack to approve that the assessor to do a re-evaluation of the entire Town of Pella in 2026. Motion carried** by voice vote with three in favor, zero against. To note, cost of the re-evaluation by the assessor is unknown at this time, we are estimating that it could run upwards of \$50,000 or more.

With no further business, motion was made by Thomack/Genskow to adjourn the meeting. **The next meeting will be Monday, September 8<sup>th</sup>, 2025, in the Pella Town Hall, 7:00PM.**