

ROUND LAKE PLAN COMMISSION REGULAR MEETING MINUTES

Thursday, September 3, 2026

1. Call to order

The regular meeting of the Town of Round Lake Plan Commission was held at the Town Hall and virtually on 9/3/26.

The meeting was called to order at 6:30 pm by Ginny Chabek
Don Stover as Secretary.

2. Certification of meeting posting – Posted on the website and Town Hall Posting Box and Recycling Center by the Town Clerk, per State statute 19.84.

Attendees - Ginny Chabek, Don Stover, Scott Verbeck, Ed Haugen, Frank Leuschen, Julie Schaefer, Martin Hanson.

Audience – Cindy Bjold, Maribeth Gray, Holly Donato, Travis Butterfield, Sandra Zinda, Pat Delany, Candy Anderson, Jeff Johnson, Tony Tomchek, Kris Verbeck.

DRAFT

3. Approval of agenda – 2 changes, #7 moved to Town Board for discussion and possible action., #16 Motion to table until October; Hanson / Stover; motion passed. Motion to approve agenda with changes; Leuschen / Stover; motion passed

4. Approval of minutes for the August 10th Regular Meeting. Motion to approve minutes: Haugen / Leuschen, motion passed

5. Audience recognition – Comments Only – None.

6. Board Report for July – Ginny

Report was sent out late. PC members to send questions to Ginny.

7. Discussion and Possible Action – T-Mobile Fiber and Electrical Equipment Upgrade (RIP Project) – Site No. A1N0963A – 1

Item removed from agenda, to be addressed by Town Board.

8. Discussion and Possible Action – Township Approval Application for James C. and Patti L. Askin – Proposed Residence and Garage Structures in the A-2 Zoning District – 10023W Moose Lake Road. The Askins were not present.

The Askins were represented by a friend.

Motion to recommend Town Board approve; Leuschen / Schaefer; motion passed.

9. Discussion and Possible Action – CSM for Sandra Zinda 11077 Twin Lake Drive.

Sandra Zinda explained that the lot will either be sold or she will build a home on it.

Needs a new driveway.

Property has not had a perk test.

No lake access.

Motion to recommend Town Board approve; Leuschen / Stover; motion passed.

10. Discussion and Possible Action – Rezone #26-015 for Bryan and Dawn Harris.

Bryan and Dawn Harris were not present.

2 lots are being combined to build a garage.

Motion to recommend Town Board approve Rezone#26-015; Hansen / Schaefer; motion passed.

11. Discussion and Possible Action – CUP #26-037 Renewal for Mathy Milestone Point Pit.

Jeff Johnson-Milestone spoke to the CUP.

Ginny stated for the PC that according to the Town NNM Ordinance, this preexisting mine is not required to apply for or obtain a license from the Town.

Same hours of operation, 7am-7pm M-F., Crushing hours, 7am-7pm M-F, 45 days per year.

No changes to Operating Plan.

All Operating Paperwork are in order per DNR requirements.

No Non-Metallic Mining Ordinance needed.

Candy Anderson – Milestone explained the pit originally opened in the 1940s. Milestone has owned it since 2001.

Milestone would like to keep the pit open 12 months a year.

49 acres are permitted. 19 acres are open.

No Engine Breaking signs are posted.

White Noise Backup Alarms being installed.

Public Comment

Pat Delany, owns property adjacent to pit. Favorable comments. Recommends approval.

Motion to recommend Town Board approve CUP #26-037 with conditions 1-5, also Engine Braking Signs to be installed when the pit is active, White Noise Backup Alarms must be used, Findings of Fact 2,6,7; Leuschen / Hanson; motion passed.

12. Discussion and Possible Action – CUP #26 - 038 Renewal for Mathy Milestone Mrotek Pit.

Jeff Johnson-Milestone spoke to the CUP.

Ginny stated for the PC that according to the Town NNM Ordinance, this preexisting mine is not required to apply for or obtain a license from the Town. If the Town Board wants to challenge it legally they should contact Town Counsel since there are minor changes to the Reclamation Plan.

Same hours of operation, 7am-7pm M-F., Crushing hours, 7am-7pm M-F, 45 days per year.

Crushing for Special Demand, extend hours to 9pm, Saturdays 7am-7pm.

Asphalt Plant hours 6am-9pm M-F, possible Saturdays, Maintenance 1 hour before, 1 hour after.

Bag House – catches particles which are returned to product.

Modifications to stacks will be investigated to help minimize order.

No changes to Operating Plan.

All Operating Paperwork are in order per DNR requirements.

No Non-Metallic Mining Ordinance needed.

Milestone has had CUP since 1989.

Milestone will notify Town Clerk if extended hours will be needed.

Trees on berm to be maintained.

No Engine Breaking signs are posted.

White Noise Backup Alarms being installed.

Motion to recommend Town Board approve CUP #26-038 with conditions 1-5, also #6 maintain trees on berm for the duration of CUP, #7 Engine Braking Signs to be installed when the pit is active, White Noise Backup Alarms must be used, Findings of Fact 2,6,7; Leuschen / Hanson; motion passed.

13. Discussion and Possible Action – CUP #26-034. TKC Real Estate Holdings LLC. Agent: Milestone Materials.

Tony Tomchek spoke to CUP.

Ginny stated for the PC that according to the Sawyer County Staff Report, this mine has not had a previous Reclamation Plan that was approved by the regulatory authority. If the 2026 Reclamation Plan is approved by the regulatory authority, then the Town's preexisting exemption is lost, and the NNM Operation is required to apply for and obtain a license from the Town.

Pit was opened in 1970s.

Per State Diminishing Value Program no CUP is needed, however, Sawyer County is asking for a CUP. All Environmental Paperwork, stormwater, air are in order per DNR requirements.

Pit would want same conditions as Mrotek pit except no asphalt plant.

Updated Reclamation Plan – financial data has been changed. Mathy doesn't agree. Stated that the State Reclamation Permit applies.

Jeff Johnson- Stormwater permit from DNR to protect groundwater and surface water. Spills regulated by DNR.

Public Comment

Cindy Bjold

Sawyer County only doing Reclamation inspections due to understaffing.
Concerns regarding Groundwater Table. What is the Baseline numbers?

Holly Donato

Lives 1 mile from 5 pits.

Noise from 5 Haul Roads.

Town Ordinance is enforceable.

Property value concerns for 160 homes.

Number of pits should be limited.

Travis Butterfield

Groundwater is at 1350 elevation

10 feet from pit floor buffer from groundwater per regulation.

Darryl Mast

Pit operations-dig until sand is reached

Motion to Table and recommend Town Board seek legal advice on applicability of NNM Ordinance; Leuschen / Verbeck; motion passed

14. Discussion and Possible Action – NWRPC Statement of Work for Survey and Comprehensive Plan Assistance.

Scope of work from Emily Voucher, NWRPC.

Survey to be completed in 2027.

No further action this month. Need contract.

Moved to October meeting.

15. Discussion and Possible Action – Nonmetallic Mining Ordinance

a. Review compiled responses to recommendations from Town's attorney

b. Prepare for a meeting with Town's attorney

Ginny gave a history of the ordinance.

The PC went through each of the 11 points outlined in the Opinion Summary provided by legal counsel for the Town. Consensus was reached on several items. Ginny will compile the results for review in the October meeting. At that time, other items will also be up for discussion/updates.

16. Discussion and Possible Action – Review the Bass Lake Land Use and Zoning Guide from 2013

a. Tabled from August, discuss plan for updating the document

Motion to table until October meeting; Hanson / Stover; motion passed.

17. Correspondence – Discussion Only on items of correspondence

Scott going to meeting on the Comprehensive Plan.

18. Future agenda items – Review Citation Ordinance for October meeting.

Frank to review Citation Ordinance for October meeting.

19. Schedule Next Meeting:

October 1, 6:30pm

20. Adjourn:

10:01pm

Don Stover - Recorder