

**TOWN OF BLACK BROOK  
BOARD OF SUPERVISORS - SPECIAL MEETING  
MARCH 3, 2022  
MEETING MINUTES**

The meeting was called to order at 6:53 p.m. by Chairman Erik Henningsgard. Supervisor I George Fowler, Supervisor II Dale Wood, Clerk Sally Pickard were also present. Treasurer Cindy Nelson was absent.

The reading of the meeting notice, pursuant to Wisconsin Stats. 19.83 was made.

**Agenda: A motion by Supervisor Fowler, seconded by Supervisor Wood, to approve the agenda with. Motion passed unanimously—3 yes.**

**Public Comments:** None

**NEW BUSINESS:**

**Review, discuss, and approve/deny the CSMs presented by Kenny Meyer – Secluded Land Co., for development proposal for Brian Johnston.** This is 2 CSMs 4- 10 acres lots per 40-acre parcel. This was the discussion at a previous board meeting and the Plan Commission meeting just prior to this meeting. There was some discussion as to whether or not the proposed protective covenants as to whether they were helpful or hurtful to the development of the property. There was also some discussion as the lot information statement and a request to add some information to add Gun Club and that noise and activity that is associated with it to make buyers aware of that. It was ultimately decided should be included with the agreement. Ultimately the Plan Commission made a motion to approve the proposed CSMs and other documents as presented. There were additional concerns about the proximity to the farm and people moving in and potentially complaining or legally contesting the use of the farm.

Question raised by board member about whether it will say there will be noise and smell and comment was that this could be included in the motion.

**A motion by Supervisor Fowler, seconded by Supervisor Wood to approve the two (2) CSMs as presented with the additional wording to the Lot Information Statement that there will be noise and smell 24/7.** This would come under the Wisconsin Right to Farm Law and could read “Generally accepted agriculture and management practices may be utilized by farm or farm operation and will generate usual and ordinary noise, dust and odors and associated conditions.24 hours/day 7 days/week and these practices are protected by the Wisconsin Right to Farm Law Chapter 823 WI Stats.” **Motion passed unanimously. 3 yes.**

**Meeting adjourned 7:05 p.m.**

**A motion by Supervisor Fowler seconded by Supervisor Wood to adjourn to the March 24, 2022, meeting at 7:00 p.m.**

Respectfully submitted:



Erik Henningsgard, Chairman



Sally Pickard, Clerk