

**Minutes of the Village Board Meeting
Feb. 26, 2018 at 6:30 p.m.
Village Hall Board Room**

Call to Order

Village President Burt R. McIntyre called the meeting to order at 6:30 p.m.

Roll Call

Present: Village President Burt R. McIntyre; Chris Nielsen, Trustee Wards 3 & 4; Cathy Hughes, Trustee Wards 5 & 6; Mike Hoppe, Trustee Wards 7 & 8; Ray Suennen, Trustee Wards 11 & 12; Adam Lemorande, Trustee Wards 13-14 & 18; Craig McAllister, Wards 15-17

Excused; Jim Lemorande, Trustee Wards 9 & 10; Ron Bredael, Trustee Wards 1 & 2

Also (staff): Paul Evert, Chris Haltom, Dave Wiese, Geoff Farr, Mike Kaster, Deputy Brandon Dhuey, Leigh Ann Wagner Kroening

The board recited the Pledge of Allegiance.

B. McIntyre confirmed the Village Board's compliance with state open meeting laws.

Approve Agenda

C. Hughes moved to approve the agenda. A. Lemorande seconded.
The motion carried unanimously.

B. McIntyre recognized Annette Aubinger, who is retiring as co-owner and long-time reporter for The Press.

Public Appearances

The following people spoke:

- Julie Arneth, 2682 Woodfield Court, spoke against opening the Woodfield Court cul-de-sac as the result of any future development.
- Dan Murphy, 2749 Dewey Decker Drive, spoke against opening the Woodfield Court cul-de-sac.
- Leroy Zaddack, 397 Woodfield Drive, said Woodfield Drive is too narrow to accommodate any additional traffic from new development, and the Woodfield Court cul-de-sac should be opened to alleviate traffic in the neighborhood.
- Jeremiah Bruley, 2813 Dewey Decker Drive, said there are many young families on his street, and opening the court to a through street will increase traffic speed.
- Kevin Raab, 2737 Shade Tree Lane, spoke regarding the agenda item relating to the proposed golf course maintenance contract, which he said is unnecessary.
- Sharon Sloan, 388 Woodfield Drive, said she started a petition to open the Woodfield Court cul-de-sac to alleviate the traffic on the drive.
- Erin Kasprzycki, 377 Riverwood Lane, said she doesn't want to see the Woodfield Court cul-de-sac opened due to safety concerns for her own children and the others in the neighborhood.

- Dominic Gierczak, 386 Woodfield Drive, spoke in favor of opening the Woodfield Court cul-de-sac.
- Marv Miller, 2706 Woodfield Court, spoke against opening the Woodfield Court cul-de-sac.
- Ken Roper, 727 Fredrick Court, asked for the board to suspend the rules for the agenda item relating to the golf course maintenance contract.

**Future Agenda Items/
Announcements**

None.

Consent Agenda

C. Hughes moved to approve the consent agenda. A. Lemorande seconded. **The motion carried unanimously.** The following items were approved as part of the consent agenda:

Village Board meeting minutes from Feb. 12, 2018

Plan Commission meeting minutes from Feb. 19, 2018

Municipal invoices totaling \$510,058.64, paid with checks #61548-61589

The Pawn Broker, Second Hand Dealer, Jewelry Dealer Application for Feldstein Jewelers, 1803 Condor Lane

Operator's Licenses for the following individuals:

(Operator licenses, per s. 125.17 of the Wisconsin Statutes and s. 12.02(4)(h) of the Howard Municipal Code, if approved, are valid for a period of two years expiring on June 30.)

- i. Samantha S. Delcambre
- ii. Donna M. Meyer
- iii. Benjamin W. Richardson

The following proposal requests and change orders, contracts, and other items for the Howard Commons Apartment project:

- i. Proposal Request #2 resulting in three change orders for an increase of \$55,788
- ii. Proposal Request #4 resulting in four change orders for a net increase of \$20,937
- iii. Proposal Request #5 resulting in a change order for an increase of \$1,369
- iv. Proposal Requests #6 and #7 resulting in four change orders for a net decrease of \$43,513
- v. Change order for Contract #7 with Cardinal Construction for an increase of \$4,937
- vi. Change order for Contract #18 with J.T. Schmidt for a decrease of \$4,381
- vii. Winter enclosures for masonry through Jan. 25 for an additional \$30,008

PLAN COMMISSION ITEM

Ordinance 2018-02, rezoning 2707 Woodfield Court, Parcel VH-461-4 from R-2 Residential Single-Family Duplex by Subdivision to R-1 Residential Single Family

New Business
**Amending Village Green
Golf Course fees**

C. Haltom reviewed a proposal to increase the green fees at the Village Green Golf Course. M. Hoppe moved to approve Resolution 2018-06, amending Village Green Golf Course green fees. R. Suennen seconded. **The motion carried unanimously.**

**Golf Course maintenance
contract**

C. Haltom discussed the proposal to contract for maintenance services for the Village Green Golf Course. Marc Davison of Reliable Golf Services came forward to explain the maintenance services his company offers to a variety of golf courses in the region. M. Hoppe moved to suspend the rules to hear from the audience. R. Suennen seconded. *The motion to suspend the rules carried unanimously.*

The following people spoke:

- Ken Roper, 727 Fredrick Court, asked questions pertaining to the contract and current staffing and shared concerns with the lack of comparable pricing from other similar companies.
- Kevin Raab, 2737 Shade Tree Lane, said the Village Green Golf Course is a very nice, 9-hole, municipal golf course, and that is all it will be. He said it's not worth any additional investment to attempt to make it more comparable to the more elite courses in the area.
- Jim Zawlocki, 1281 Kings Court, said he is a 14-year seasonal course maintenance employee and that he doesn't understand the proposal to hire outside maintenance services. He said the golf course was developed on farmland and has a lot of challenges that existing maintenance crews are familiar with and are continually trying to address. He asked the board to research the issue and options on their own and table the agenda item.

M. Hoppe moved to return to regular order. C. Nielsen seconded. *The motion to return to regular order carried unanimously.*

C. Hughes moved to reject the contract with Reliable Golf Services for golf course maintenance services for the Village Green Golf Course. A. Lemorande seconded. **The motion to reject the contract carried unanimously.**

**Resolution authorizing the
sale and issuance of GO
and Promissory Notes**

C. Haltom reviewed Resolution 2018-07, an initial resolution authorizing the sale and issuance of General Obligation and Promissory Notes and certain related details. Justin Fischer of Baird Financial Services came forward to explain the borrowing needed to fund the infrastructure costs on Howard Commons and Elm Tree Hill. M. Hoppe moved to approve Resolution 2018-07 authorizing

issuance of GO debt for TID 8. C. Nielsen seconded. **The motion carried unanimously.**

Resolution authorizing the sale and issuance of Note Anticipation Notes

C. Haltom reviewed Resolution 2018-08, a resolution authorizing the sale and issuance of Note Anticipation Notes and certain related details. M. Hoppe moved to approve Resolution 2018-08 authorizing issuance of NANs that provide funding to complete the first two apartment buildings of Howard Commons. A. Lemorande seconded. **The motion carried unanimously.**

Draft TMDL Implementation plan

M. Kaster reviewed the village's draft Total Maximum Daily Load plan, which is required for compliance with the village's storm water permit. He discussed recommended benchmarks, recommendations, and a proposed schedule of implementation to bring the village into compliance with state and federal storm water requirements. **No action was taken.**

Conditional use for U-Haul Rentals at the Velp Mobil

D. Wiese discussed the request from the Patel Family Trust for conditional use approval to allow for the rental of U-Haul trucks and trailers at the Mobil Gas Station, located at 1855 Velp Ave., Parcel VH-747-M-5-A. The Plan Commission recommended approval with a 6-1 vote. C. McAllister moved to approve the conditional use request to allow for U-Haul rental services at the Velp Mobil, located at 1855 Velp Ave., with the following conditions:

1. The approval is for a one-year period only. If the applicant wishes to continue the use after March 1, 2019, he will need to reapply and be granted approval.
2. No more than three trucks or trailers at a time may be located in the front of the lot that faces Velp Avenue.
3. No more than three additional trucks or trailers may be located in the staging area at the rear of the business.
4. Signage is limited to the existing vacant sign board.

A. Lemorande seconded. **The motion carried 4-3 (No: C. Nielsen, C. Hughes, M. Hoppe).**

CLOSED SESSION

C. Hughes moved to convene to closed session. C. McAllister seconded. **The motion carried unanimously, and the board convened to closed session at 8:14 p.m.**

OPEN SESSION

M. Hoppe moved to re-convene to open session. C. Hughes seconded. **The motion carried unanimously, and the board re-convened to open session at 8:31 p.m.**

Action

M. Hoppe moved to transfer VH-1505 to the Meacham Family. C. Hughes seconded. **The motion carried unanimously.**

Adjourn

C. Nielsen moved to adjourn. R. Suennen seconded. **The motion carried unanimously, and the board adjourned at 8:32 p.m.**

Leigh Ann Wagner Kroening
Administrative Assistant