

ADJOURNED MEETING OF THE COMMON COUNCIL

September 20, 2016

The Common Council of the City of Richland Center, Wisconsin, met in the Council Room of the municipal building on Tuesday, September 20, 2016 commencing at 7:00 P.M., Mayor Paul F. Corcoran presiding. Alderpersons Michael Kaufman, John Collins, Marsha Machotka, Lisa Miller, Marie Rakow, Travis Wertz, and Bill Kloehn were present. Alderperson Diane Cox was absent. Mayor Corcoran called the meeting to order and ascertained from the Clerk that the meeting was properly noticed.

Motion by Machotka, second by Miller to go into closed session per WI Stats 19.85(1)(e) to deliberate the sale of public properties in the Industrial Park North. Motion carried 7-0.

Closed session.

Motion by Machotka, second by Rakow to adjourn from closed session and reconvene into open session to vote on matters discussed in closed. Motion carried 7-0.

Motion by Rakow to approve the sale of approximately 7.2 acres of land on East Robb Road for \$5,000 per acre and per the rest of the terms as presented by Schreiber Foods, Epic Construction and Walter Development. Machotka seconded and the motion carried 7-0. Mayor Corcoran stated a building of approximately 100,000 sq. ft. would be constructed ready for occupancy September 2017 and there would be no City money in the project. He thanked them for investing in the community.

Motion by Machotka, second by Rakow to approve the minutes of the last meeting in lieu of printed copies. Motion carried 7-0.

CITY EVENTS AND CITIZENS CONCERNS: There was discussion on convenience stores having liquor licenses.

ALDERPERSONS CONCERNS TO BE DISCUSSED AT A FUTURE MEETING: Rod Perry stated that Jim Heiar's term is expiring on the Utility Commission and he is interested in serving again. Mr. Perry requested the re-election of Jim Heiar.

CITY AND UTILITY DEPARTMENT HEAD CONCERNS: Clerk Jones stated Troy Maggied from Southwest WI Regional Planning Commission asked to present information about placing vacant land the City owns in industrial park north on their new web site.

APPROVE AGENDA: Motion by Kloehn, second by Machotka to delete items d,e,f,g under agenda item #23 at this time. Motion carried 7-0.

2015 AUDIT REPORT FROM BILL MOILIEN OF JOHNSON BLOCK: Mr. William Moilien from Johnson Block gave the City's audit report for 2015 stating the City is in a good financial position. Mayor Corcoran asked how much the City should have in unassigned cash reserves and the answer about 15-30% of expenditures which would be one million dollars to 1.5

million dollars.

CONSIDER APPROVAL OF RESOLUTION CHARGING INTEREST FROM TID NO. 2-5: Motion by Machotka second by Kloehn to approve Resolution 2016-22. Motion carried 7-0.

CONSIDER APPROVAL OF TERMINATION AGREEMENT OF THE DEVELOPER'S AGREEMENT WITH THE RICHLAND HOSPITAL AND AUTHORIZE FINAL PAYMENT: Motion by Rakow second by Kloehn to approve agreement as presented. Motion carried 7-0.

CONSIDER APPROVAL OF POSITIVE FUND BALANCE IN TID #5 BE DISTRIBUTED TO TAXING ENTITIES. Mayor Corcoran reviewed the dollars which would be \$190,295 to Richland County, \$262,612 to Richland School District, \$35,793 to Southwest WI Technical College and \$232,592 to the City. Motion by Machotka second by Kloehn to approve Resolution 2016-23. Motion carried 7-0.

CONSIDER ADVERTISING FOR BIDS TO REPLACE WINDOWS AT THE MEYER BUILDING WITH SHELTER FUNDS. Motion by Rakow second by Miller to approve. Motion carried 7-0.

PARK BOARD COMMISSION RECOMMENDATIONS: CONSIDER RESOLUTION ESTABLISHING FEES FOR MOWING OF GRASSES, WEEDS, AND BRUSH. David Fry gave information on the number of letters sent this year and the costs. The first offense in a calendar year would be \$160.00, the second offense is \$220.00 and the third and any future offenses would be \$300.00 for mowing a property up to 8712 square feet. Motion by Machotka second by Miller to approve Resolution 2016-24. Motion carried 7-0.

CONSIDER THE USE OF VOLUNTEERS: There was discussion using volunteers in the dog park and on the possible liability for a dog's actions. Mayor Corcoran stated they would wait to see what the Park Board brings forward.

PLAN COMMISSION RECOMMENDATIONS: CONSIDER CONDITIONAL USE PERMIT APPLICATION FROM GEORGE BELCH AND KRAUSE MONUMENT TO ALLOW AN OPEN SALES LOT TO SELL MONUMENTS AND MARKERS AT 208 S. CHURCH STREET: Motion by Wertz second by Kloehn to approve. Motion carried 7-0.

PUBLIC SAFETY COMMITTEE RECOMMENDATIONS: CONSIDER APPLICATION FROM KWIK TRIP #788 TO TRANSFER CLASS A BEER AND CLASS A CIDER LICENSE FROM 172 S. MAIN STREET TO 378 W. SEMINARY STREET: Motion by Machotka second by Collins to approve transfer. Motion carried 7-0. Mayor Corcoran also stated they have applied for a Class A liquor license which will be on the next agenda. Attorney Robb stated the ordinance prohibits liquor sales at convenience stores, however, Mobile Mart and Eastside BP both have had liquor licenses for many years, which has not been a problem.

UTILITY COMMISSION RECOMMENDATIONS: CONSIDER APPROVAL OF CHANGE ORDER #4 FROM STAAB CONSTRUCTION CORPORATION FOR THE

WWTP PROJECT. Alderperson Collins stated the projects were already done and money was put in the bid. Projects were under budget. Motion by Machotka second by Collins to approve. Motion carried 7-0. Rod Perry mentioned that part of the reason for the change orders is to take advantage of the grant and loan with the full project being under budget and that there have been problems that needed taken care of right away.

CONSIDER ENFORCEMENT OF SIDEWALK REPAIRS: There was discussion on the sidewalk repairs that have not been done yet. Motion by Machotka, second by Collins to reassess by the end of October, update the list of those not done and send a notice to inform them that the repairs would be bid and contracted in the spring by the City and the cost would be put on the tax roll. Motion carried 7-0.

CONSIDER MORE STRICT ENFORCEMENT OF ZONING ORDINANCE: Mayor Corcoran stated there are people that are in violation such as businesses being operated in their homes that are located in a residential district. He asked if the City wants to enforce violations more and how it should be done. Alderperson Wertz stated if complaints are received then the City should act on it. Attorney Robb stated there are many other issues, as well, and lots of things to enforce that need to be prioritized. He said there would be a penalty and the procedure would go through the court system. Mayor Corcoran asked if the City wants to look for violations or only enforce if there is a complaint. He noted if a letter is sent to those in violation many would comply. The consensus was to enforce the zoning ordinance upon complaint and Attorney Robb said he would try to come up with a procedure to aid in the process.

OLD BUSINESS: CONSIDER ACTION ON ISSUES OF THE NORTH PARK POND. A letter has been received regarding suggestions. Barley straw would help and it is now available.

CONSIDER ACTION ON ISSUES OF THE RICHLAND AMBULANCE SERVICE. Alderperson Kloehn stated there is a meeting Wednesday, September 21 and the sub-committee met regarding what should be done for changes after 2017 as that is the end of three years.

CONSIDER ACTION ON DOWNTOWN REVITALIZATION PLAN AND FUTURE DEVELOPMENT OF DOWNTOWN. The Chamber group met at 6:00 PM and is working on signs.

PAYMENT OF BILLS: Motion by Machotka, second by Rakow to approve payment of the bills. Motion carried 7-0.

ADJOURN: Motion by Miller, second by Wertz to adjourn. Motion carried at 10:00 p.m.

Minutes by Melinda D. Jones, City Clerk / Treasurer

Mayor, Paul F. Corcoran

Attest:

City Clerk / Treasurer Melinda D. Jones