

REGULAR MEETING OF THE COMMON COUNCIL

January 16, 2018

The Common Council of the City of Richland Center, Wisconsin, met in the Council Room of the municipal building on Tuesday, January 16, 2018 commencing at 7:43 P.M., Mayor Paul F. Corcoran presiding. Alderpersons Diane Cox, Justin Lockwood, Travis Wertz, Marsha Machotka, John Collins, Michael Kaufman, Kathy Troxel, and Jacob Lundgren were present. Mayor Corcoran ascertained from the Clerk that the meeting was properly noticed.

Motion by Collins, second by Kaufman to waive the reading and approve the minutes of the meeting on January 2, 2018 in lieu of printed copies, with the correction that Alderperson Troxel was absent, and to approve the minutes with the noted correction. Motion carried 8-0.

PRESENTATION BY MICK COSGROVE ON THE AQUATIC CENTER FUNDRAISING STATUS: Cosgrove reported that \$1.456-million has been received or pledged for the proposed aquatic center. He said that there are several other potentially significant donations they are waiting to hear about. Cosgrove stated that they will have two donor recognition walls at the facility: an ag-related “Wall of Farm” that looks to raise \$150,000, and an “Amazing Families” wall that has a goal to raise \$100,000. In total, Cosgrove reported that they are anticipating to raise around \$2-million for the project, with the majority pledged over a 5 to 10 year period. Cosgrove said that anyone interested in making donations or pledges can contact himself, Pat Elliott, Dale Bender, or Shane Stibbe.

ALDERPERSONS CONCERNS TO BE DISCUSSED AT A FUTURE MEETING: Alderperson Lundgren would like a proposal developed that would give people a way to donate for flags on Orange Street and in the downtown area. Alderperson Wertz would like bids for engineered plans for the aquatic center to be put on a future agenda.

APPROVE AGENDA: Motion by Collins, second by Kaufman to approve the agenda with item #9a removed. Motion carried 8-0.

PRESENTATION BY JAMES MANN ON FINANCING OPTIONS FOR A NEW AQUATIC CENTER: James Mann, Senior Municipal Advisor/Director with Ehlers, reported to the council that the City of Richland Center currently has about \$1.2-million in outstanding debt. The majority of that total is for TID #6, which is the Panorama Estates project. The city’s current debt levy for 2018 is \$29 per \$1,000 of property valuation. Mann stated that the city has \$14-million in borrowing capacity, however he recommended that the city reserve some of that to account for unexpected needs. In figuring \$2-million in donations for the aquatic center, the aquatic center’s tax impact in 2019 is estimated at \$116 per \$1,000 of property valuation. Overall, Mann stated that Richland Center is in a positive borrowing position compared to other communities. Regarding time frame, Mann said that design and engineering work would last into the summer, so if the goal was to have the facility available in 2019, a financing package would need to be developed soon. He added that bonding is subject to a reverse referendum. Daryl Matzke of Ramaker & Associates said that it is realistic to begin construction in August if the financing and design work starts soon.

PERSONNEL COMMITTEE RECOMMENDATIONS

CONSIDER CREATING NEW HEAD MECHANIC POSITION AND ELIMINATING A STREET CREW II POSITION IN THE STREET DEPARTMENT AND RELATED

WAGE INCREASE: Street Superintendent Terry Nelson explained that the department is not adding a position. The proposal adds other areas of skill to an existing position. The wage increase is \$1.14 per hour and is included in the 2018 budget. Motion by Cox, second by Kaufman to approve creating a new Head Mechanic position, eliminating a Street Crew II position, and making the related wage increase. Motion carried 8-0.

FINANCE COMMITTEE RECOMMENDATIONS

CONSIDER SELLING 4 GARDEN TRACTORS FROM THE PARKS & GROUNDS DEPARTMENT:

Motion by Machotka, second by Collins to approve selling four garden tractors from the Parks & Grounds Department. Motion carried 8-0.

CONSIDER PURCHASE OF NEW ONE-TON TRUCK WITH STAINLESS STEEL DUMP BOX AND PLOW:

Superintendent Nelson reported that a current Street Department Truck has a bent frame and needs to be replaced. Because of the need to have an available snow plow truck, it was asked if the truck purchase needs to go through the regular bid procedure. Attorney Robb said that it was appropriate to waive the bid policy due to the potential emergency that exists with clearing the roadways. Motion by Wertz, second by Kaufman to waive the city's bid policy and give the Street Superintendent the authority to take the low bid and purchase a new one-ton truck with stainless steel dump box and plow. Motion carried 8-0.

CONSIDER PURCHASE OF \$30,000 SALT FROM RICHLAND COUNTY:

Motion by Machotka, second by Cox to purchase \$30,000 worth of salt from Richland County. Motion carried 8-0.

PROPERTY COMMITTEE RECOMMENDATIONS

CONSIDER SHORT TERM HANGAR #3 LEASE TO ZACHARY WILSON – APPROXIMATELY JANUARY THROUGH APRIL 2018:

Motion by Kaufman, second by Wertz to approve a short term hangar #3 lease with Zachary Wilson from January through April 2018, and direct Attorney Robb to develop a short-term rental agreement. Motion carried 8-0.

OLD BUSINESS:

DISCUSSION ON ORDINANCE REGULATING RENTAL PROPERTIES WITHIN THE CITY:

A pending bill in the state legislature would limit municipalities' ability to inspect rental properties. Mayor Corcoran suggested that properties seeking affordable housing funds from the closing of the city's TIF Districts #2 and #3 be subject to inspection.

DISCUSSION ON GROCERY STORE:

It was reported that Economic Development Specialist Kate Koziol will discuss the subject of a grocery store at an open forum at the Phoenix Center on January 25th.

CONSIDER DEVELOPING SURVEY FOR THE PUBLIC'S RESPONSE ON THE CITY COUNCIL AND DEPARTMENTS WORK:

Aldersperson Lundgren said that he sees the merit in the survey, but would like to see it done after the April 2018 election. Alderspersons Cox and Kaufman agreed that waiting until after the election would be appropriate.

PAYMENT OF MONTHLY BILLS: Motion by Machotka, second by Collins to approve the bills as presented. Motion carried 8-0.

MAYOR CORESPONDENCE, REPORTS AND COMMENTS: Mayor Corcoran reported that the County Board has approved ATV and UTV routes in the county. There are no routes through the City of Richland Center.

ALDERPERSONS MACHOTKA THROUGH COLLINS:

Aldersperson Lundgren reported on the Joint Ambulance Committee. He stated that the ambulance service had 944 calls through December 20th. He also reported that the committee approved a power inverter for one of the ambulance rigs, making all of the trucks operational. Lundgren reported on the Parks & Grounds Committee. He said that the committee discussed the emerald ash borer and rental agreements for 2018.

DEPARTMENT & UTILITY REPORTS:

Parks & Grounds Director Shane Stibbe presented the estimated future aquatic center revenue & expenditures. He stated that it currently costs about \$56,500 to operate the swimming pool, with about \$12,500 in revenue – a loss of approximately \$44,000. The estimated revenues with the proposed aquatic center are \$75,000, with expenditures totaling \$132,850 – an annual loss of over \$57,000. Stibbe stated that he is also working with the Richland School District to help train and encourage students to become lifeguards.

ADJOURN: Motion by Collins, second by Cox to adjourn into closed session pursuant to Wis. Stats. under 19.85(1)(d) except as provided in Wis. Stats 304.06(1) (eg) and by rule promulgated under Wis Stats. 304.06 (1) (em), considering specific applications of probation, extended supervision or parole, or considering strategy for crime detection or prevention. The purpose of the closed session is to discuss security measures that may be taken to protect city property and employees from potential criminal interference. Motion carried 8-0 at 9:18 PM.

Minutes by Aaron Joyce, Deputy City Clerk / Treasurer

Mayor, Paul F. Corcoran

Attest:

City Clerk / Treasurer Melinda D. Jones