

**REGULAR MEETING OF THE COMMON COUNCIL
August 18, 2020**

The Common Council of the City of Richland Center, Wisconsin, met on Tuesday, August 18, 2020 commencing at 7:30 PM, Mayor Todd Coppernoll presiding. Alderpersons Ryan Cairns via speaker phone, Scotty Wallace, John Collins, Melony Walters, Travis Wertz, Karin Tepley, and Carson Culver were present in person. Susan Fruit was absent. Mayor Coppernoll ascertained from the Clerk that the meeting was properly noticed.

Motion by Collins, second by Wallace to waive the reading of the minutes of the meetings of July 14th and August 4th and approve the minutes. Motion carried unanimously.

Motion by Culver, second by Tepley to approve the agenda. Motion carried unanimously.

MAYOR AND ALDERPERSONS CONCERNS TO BE DISCUSSED AT A FUTURE MEETING: Wallace, Collins and Cairns asked to keep working on the enforcement of junk in the yards and get the properties cleaned up also make a simple ordinance and process. Mayor Coppernoll said the DNR has cancelled the program the City took part in to allow public use of city owned land around the Waste Water Plant. The reason is lack of funding and the contract will expire August 31, 2020 and cannot be renewed. He said this could be discussed if the City wants to continue allowing the public use.

CITY AND UTILITY DEPARTMENT HEAD CONCERNS: No items were presented.

PLAN COMMISSION RECOMMENDATIONS:

PUBLIC HEARING, CONSIDER SUSPENDING THE RULES, WAIVING THE READING, AND ENACTING ORDINANCE APPROVING THE APPLICATION FROM THE REDEVELOPMENT AUTHORITY OF THE CITY OF RICHLAND CENTER TO REZONE A PARCEL OF LAND IN THE CITY FROM PLANNED UNIT DEVELOPMENT (PUD) TO COMMERCIAL GENERAL (C-G). THE PROPERTY IS LOCATED AT 190 N. ORANGE STREET WHICH CONSISTS OF TAX PARCEL NUMBER 276-2100-2710. LEGAL DESCRIPTION: LOT 1 OF RICHLAND COUNTY CERTIFIED SURVEY MAP NO. 1132 AS RECORDED ON JULY 9, 2020 AS DOCUMENT NUMBER 325885 IN THE RICHLAND COUNTY REGISTER OF DEEDS IN VOLUME 10 OF CSMS PAGES 150-151: Mayor Coppernoll opened the public hearing, asked three times if anyone wanted to speak, and no one came forward. The public hearing was closed. Motion by Collins, second by Culver to approve as read on the agenda by the Mayor. Motion carried 7-0.

PUBLIC HEARING, CONSIDER SUSPENDING THE RULES, WAIVING THE READING, AND ENACTING ORDINANCE APPROVING APPLICATION FROM THOMAS A HAUBER TO REZONE A PARCEL OF LAND IN THE CITY FROM PLANNED UNIT DEVELOPMENT (PUD) TO COMMERCIAL GENERAL (C-G). THE PROPERTY IS LOCATED AT 100 N. ORANGE STREET WHICH CONSISTS OF TAX PARCEL NUMBER 276-2100-3010. LEGAL DESCRIPTION: LOT 1 OF RICHLAND COUNTY CERTIFIED SURVEY MAP NO. 788 AS RECORDED ON OCTOBER 24, 2007 AS DOCUMENT NUMBER 281022 IN THE RICHLAND COUNTY REGISTER OF DEEDS IN VOLUME 7 OF CSMS PAGES 148-150: Mayor Coppernoll opened the public

hearing, asked three times if anyone wanted to speak, and no one came forward. The public hearing was closed. Motion by Wallace, second by Collins to approve as read on the agenda by the Mayor. Motion carried 7-0.

CONSIDER APPROVAL OF THE SITE PLAN AND BUILDING DESIGN FOR DUBUQUE INTERNAL MEDICINE GROUP AT 190 N. ORANGE STREET: Motion by Collins to approve the site plan and building design for 190 N. Orange Street contingent on the receipt of the signed agreement between Hauber and Grand River Medical Group regarding the use of the 12ft. easement and then verification by the Chairman of the RDA, the Zoning Administrator, and the Economic Development Director that the final site plan accurately reflects the easement agreement. A letter signed by all three individuals will stand as notice of the fulfillment of this condition. Also contingent on a receipt of a site plan that accurately reflects the lot line at the back edge of the concrete curb of Congress Street. The corrected site plan will be verified by the Chairman of the RDA, the Zoning Administrator, and the Economic Development Director and a verification letter signed by all three individuals will stand as notice of the fulfillment of this condition. Motion carried 7-0.

TOURISM REPORT FROM MARTHY RICHARDS, TOURISM COORDINATOR: Marty Richards reported those who are coming to Richland Center and Richland County are out door enthusiasts, Frank Lloyd Write enthusiasts visiting the A.D. German Warehouse, those visiting family in the area, and those who want to come and sit outside in the dark to see the stars. At the September meeting it will be determined if the Canyon of Lights parade and Centerfest will take place with changes or not. There are five projects that Tourism will be involved in:

1. Expanding the Room Tax to Townships
2. Directional and historical signage on the City and County Trails
3. Support of tourism related businesses and assist in their needs
4. Designed day or half day trips outlined on the website
5. Staff the Depot / Visitor Center on the weekends and provide training.

Aldersperson Culver asked about camping and the Class A Trout streams. Mr. Richards replied that the City and County owned camp sites are being worked on to allow online reservations. The private camp sites are doing well. He said maps of the trout streams are available and information is given to all places in the county that rent rooms.

FINANCE COMMITTEE RECOMMENDATIONS:

CONSIDER APPROVAL OF TERMINATING THE LEASE WITH TROX-BOX CONTAINERS: Cairns stated the Finance Committee has been reviewing delinquent accounts for the past 18 months and this lease has been delinquent. Motion by Cairns, second by Tepley to terminate the lease. Motion carried 7-0.

CONSIDER APPROVAL OF BID TO OVERLAY PARK STREET FROM 8TH TO 10TH STREET, 10TH STREET FROM PARK TO CEDAR STREET, AND CEDAR STREET TO THE CITY LIMITS: Two bids were received to overlay with the low bid from D.L. Gasser for \$78.50 per ton and Scott Construction at \$80.65 per ton. Terry Nelson would like to add Schneider Street from Sunset to the top of the hill, Hillside Drive from Sunset to Hardy Drive and West Haseltine Street from Stewart to Leona spending up to \$83,000 from the Roadways Contracted Work budget. Motion by Cairns, second by Tepley to approve up to \$83,000 to overlay the streets from the Roadways Contracted Work budget. Cairns amended the

motion to add that the bid from D.L. Gasser at \$78.50 per ton. Tepley seconded and the motion carried 7-0.

CONSIDER APPROVAL OF UPDATED TITLE VI / ADA PLAN: Clerk Jones reported there were no new Federal requirements but the State requires an update every 4 years. The items that changed are the templates for complaints and compliments and that the plan now includes ADA. She said it forces the community to look at census data to see what nationalities are present in the community. Motion by Collins, second by Walters to approve the Title VI / ADA Plan. Motion carried 7-0.

DISCUSSION AND POSSIBLE CHANGES TO THE RULES OF THE COMMON COUNCIL: Wertz said it is good to read and review these. He asked for some clarification on who a member refers to and noted the public cannot place something on an agenda. He said he prefers the rules are followed unless there is a change in them. Attorney Robb stated a member is a Council Member including the Mayor. Tepley stated it would be helpful to put the committee name and who the chair person is on the agenda as well as what committee something should be directed to under the Mayor and Alderpersons Concerns to be discussed at a future meeting. Discussion took place on Roberts Rules of Order. Attorney Robb stated the only change that has been made in many years was allowing attendance by telephone. No action was taken.

DISCUSSION ON PROCEDURES FOR COMMITTEES, COMMISSIONS AND BOARDS: Alderperson said no further discussion needs to take place with this agenda item because it was discussed with the last item.

APPOINTMENTS TO COMMITTEES, COMMISSIONS, BOARDS AND CONFIRM APPOINTMENTS: No appointments were made.

PAYMENT OF MONTHLY BILLS: Motion by Tepley, second by Wallace to pay the bills as presented. Motion carried 7-0.

Public Comments: No one spoke.

Mayor and Alderpersons Reports:

- Alderperson Wertz stated if the utility bill for the aquatic center for a full month at \$1155.00 we are doing great.
- Alderperson Collins said the parking lot next to the Auditorium is completed and has a car charging station that was donated by WPPI. The monthly bill will be paid by the City.
- Carson Culver said he talked with Bill McCorkle about a zoning map for all of the council and Mr. McCorkle said the zoning map would be updated soon then copies handed out.
- Mayor Coppernoll stated the COVID-19 was doormat a few weeks then there was a spike in the County and now the number of active cases is going down again. The thanked everyone for doing all they can. He also mentioned the that once the closing is done on the site for the dialysis center, we are ready for them to break ground.

Motion by Collins, second by Walters to move into closed session pursuant to Wis. Stats. sec 19.85(1)(c) to consider employment, promotion, compensation or performance evaluation data of any public employee subject to the jurisdiction or authority of the governing body. The Council will hire a full-time Clerk/Treasurer also deliberate and approve an employment contract. Motion carried 7-0.

Closed Session.

Motion by Wertz to reconvene into open session to vote on matters discussed in closed session. Wallace seconded and the motion carried 7-0.

Motion by Collins to offer the position of Clerk/Treasurer to Derek Kalish with an annual salary starting at \$62,000.00 after September 1, 2020 and upon successful completion of a 6-month probation period the salary will increase to \$67,000.00. Wallace seconded and the motion carried 7-0.

ADJOURN: Motion by Wallace, second by Tepley to adjourn. Motion carried 9:27 P.M.

Minutes respectfully submitted by Melinda D. Jones, Clerk/Treasurer