

APPROVED MINUTES
Village Board Meeting
Tuesday, December 12, 2017 at 7:30 p.m.
Jackson Village Hall
N168W20733 Main Street
Jackson, WI 53037

1. Call to Order and Roll Call.

President Michael Schwab called the meeting to order at 7:30 p.m.
Members Present: Trustees Emmrich, Kruepke, Kurtz, and Lippold.
Members Absent: Trustees Kufahl and Olson
Staff present: John Walther, Brian Kober, Jim Micech, Kelly Valentino, Police Chief Dolnick, and Fire Chief Swaney.

2. Pledge of Allegiance.

President Schwab led the assembly in the Pledge of Allegiance.

3. Any Village Citizen Comment on an Agenda Item.

Larry Hatke would like to talk under agenda number 21 Citizens to Address the Village Board.

4. Approval of Minutes for the Village Board Meeting of November 14, 2017, and November 28, 2017.

Motion by Tr. Emmrich, second by Tr. Lippold to approve the Village Board Minutes of November 14, 2017, and November 28, 2017.

Vote: 5 ayes, 0 nays. Motion carried.

5. Approval of Licenses.

- Massage Licenses:
Back in Balance: Jenna Frank
- Operators Licenses:
East Side Mart: Micaela DeMars
Main Street Mart: Rebecca Meeks

Motion by Pres. Schwab, second by Tr. Lippold to approve the Massage and Operators Licenses.

Vote: 4 ayes, 0 nays, 1 abstain (Tr. Kruepke). Motion carried.

6. Budget & Finance Committee.

Pay Request #1 – SCADA System Project – LW Allen.

The item was recommended by the Board of Public Works and Budget & Finance Committee.

Motion by Pres. Schwab, second by Tr. Lippold to approve Pay Request #1 for SCADA System Project by LW Allen in the amount of \$142,253.95.

Vote: 5 ayes, 0 nays Motion carried.

Pay Request #2 – SCADA System Project – LW Allen.

The item was recommended by Budget & Finance Committee.

Motion by Pres. Schwab, second by Tr. Kruepke to approve Pay Request #2 for SCADA System Project by LW Allen in the amount of \$105,706.50.

Vote: 5 ayes, 0 nays Motion carried.

Review of Proposal for Water Rate Analysis Investigation – City Water.

The item was recommended by the Board of Public Works and Budget & Finance Committee.

Motion by Pres. Schwab, second by Tr. Emmrich to approve the proposal of the Water Rate Analysis by City Water.

Vote: 5 ayes, 0 nays Motion carried.

Review of Quote for Lawn Mower Purchase to Replace the Existing.

The item was recommended by the Board of Public Works and no action taken at the Budget & Finance Committee meeting.

Motion by Tr. Lippold, second by Tr. Kruepke to approve the purchase of the Exmark Lawn Mower from St. Lawrence Equipment, Inc. in the amount of \$12,445.00.

Vote: 4 ayes, 1 nay (Tr. Kurtz) Motion carried.

Review of Quotes for Patrol Plow Truck Purchase.

The item was recommended by the Board of Public Works and Budget & Finance Committee.

Motion by Pres. Schwab, second by Tr. Emmrich to approve the purchase of the 2018 patrol plow truck from Lakeside International and Burke Truck in the amount of \$178,209.45.

Vote: 5 ayes, 0 nays Motion carried.

7. Plan Commission.

Certified Survey Map – Bill Holz – Highland Road

Motion by Pres. Schwab, second by Tr. Kruepke, to approve the Certified Survey Map as presented.

Vote: 5 ayes, 0 nays. Motion carried.

Development Agreement – Bill Holz.

Administrator Walther reviewed with the Board the original agreement approved in November of 2016 and handed out to the Board the new amended agreement for review.

Pres. Schwab requested a five minute recess to review the document.

Tr. Kruepke questioned the length of the sidewalk to the east of the property, and the potential of future development to the east of the property. Administrator Walther stated the property to the east has no current timeline for development.

Motion by Pres. Schwab, second by Tr. Emmrich, to approve the development agreement by Bill Holz as presented.

Vote: 5 ayes, 0 nays. Motion carried.

Pres. Schwab requested a five minute recess to sign the documents.

8. Park & Recreation

ADRC Cooperative Agreement

Kelly Valentino reported to the Board on the proposed ADRC Cooperative agreement after meeting with the new manager of the program. In years past, Washington County would support the program by giving the Village \$6,000 per year to cover some of the cost of the program. The 2018 proposed program is to be supported by a County grant system with the Village submitting paperwork for the cost reimbursement. Ms. Valentino is working on a revised agreement with Washington County, and recommends review at the next Village Board meeting.

Motion by Pres. Schwab, second by Tr. Kurtz to not sign the current agreement, and refer the item to the next Village Board meeting.

Vote: 5 ayes, 0 nays. Motion carried.

- 9. Appointment of Election Officials.**
Motion by Pres. Schwab, second by Tr. Emmrich to refer appointment of Election Officials to the next Village Board meeting.
Vote: 5 ayes, 0 nays. Motion carried.
- 10. Ordinance #17-03 – Annexation of Paloroma Farms, LLC.**
Motion by Pres. Schwab, second by Tr. Kurtz to Refer Ordinance #17-03 – Annexation of Paloroma Farms, LLC to the next regular Village Board meeting.
Vote: 5 ayes, 0 nays. Motion carried.
- 11. Departmental Reports.**
Kelly Valentino updated the Board on the Friends Group fundraising effort for the proposed Hickory Park Play Ground Equipment. The amount raised so far is \$72,000.00. The year 2018 will bring an increased effort by all to raise the necessary funds. Tr. Emmrich suggested that the Village Board should, as a group, purchase a piece of equipment.
- 12. West Bend School District Liaison Report.**
Pres. Schwab reported that the school district has formed a new committee with an April 2018 deadline for a recommendation to the School Board on plans for the new Jackson Elementary School.
- 13. Greater Jackson Business Alliance Report.**
Brian Heckendorf had no report.
- 14. The Village Board will convene into closed session pursuant to Wis. Stats. § 19.85(1)(e) for the purpose of deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specific public business because competitive and bargaining reasons require a closed session. (The topic of the closed session concerns a development agreement for projects in the new TID #6.)**
Motion by Pres. Schwab, second by Tr. Kurtz to Convene into Closed session at 8:30 p.m. pursuant to Wis. Stats. § 19.85(1)(e) for the purpose of deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specific public business because competitive and bargaining reasons require a closed session. (The topic of the closed session concerns a development agreement for projects in the new TID #6); to include the Village Administrator, Village Attorney, Ehlers Staff, and the Village Engineer.
Roll Call Vote: 5 ayes, 0 nays. Motion carried.
Returned to Open Session at 9:00 p.m.
- 15. Action on development agreement for projects in the new TID #6.**
Mr. Jim Blise reviewed with the Board the development of the existing TIDs and the future overall plan for TID #6. He would proceed as in the past developments. Pres. Schwab stated some Board members have concerns with a residential use in the new development. Mr. Blise stated every plan comes back to the Board for final approval. The process is unique compared to other local communities. Tr. Kruepke asked if the houses on the south side of Rosewood Drive were considered for purchase. Mr. Blise stated the houses are not being considered. Tr. Emmrich is not in favor of apartments on the south end of the property. Mr. Blise stated if all approval process stays on schedule the construction could start in April or May of 2018.

Motion by Pres. Schwab, second by Tr. Kruepke to approve as submitted the proposed Development Agreement presented to the Village Board by and between the Village and DC2/GC Jackson, LLC, contingent on (1) the completion of all exhibits that are referenced in the Development Agreement to the reasonable satisfaction of the Village Administrator and the Village Director of Public Works; and, (2) the approval by Ehlers that the financial statements to be submitted by the individual guarantors adequately secure the Developer's shortfall guaranty obligation described in Section 13.3 of the Development Agreement.
Vote: 5 ayes, 0 nays. Motion carried.

16. Discussion of Circulation of the Jackson Quarterly Newsletter.

The Village Board discussed the need for the Jackson Quarterly to be mailed to each Village resident, and maybe to a greater area. The Board believes that the electronic version is not being read by the Village residents. Currently, if people would like the Jackson Quarterly mailed to them, they may request the Village to mail a copy at no charge. There currently is a mailing list of about twenty recipients. Discussion continued on the cost of folding and mailing. No action taken.

17. Discussion and Possible Action of Unbudgeted Item Expenditure Limit.

Tr. Kurtz said she is sorry, but not ok with the project cost for remodeling the Public Works building. Tr. Kurtz would like to put a cap of \$5,000 for all unbudgeted expenditures. Pres. Schwab stated the limit might be too low, and the Board should determine a proper amount. Tr. Kruepke said if there is an emergency then the restraint is off, otherwise, a \$15,000 limit could be a good number.

Motion by TR. Lippold, second by Pres. Schwab to approve a temporary unbudgeted item expenditure limit in the amount of \$10,000, for the next six months.

Vote: 3 ayes, 2 nays. (Kurtz, Emmrich) Motion carried.

18. Proposed Public Safety Building – Discussion.

Tr. Lippold stated the Board keeps pushing the Safety Building down the road, and we cannot wait. We should change the site to the current location. Tr. Kurtz said this is a no brainer and agrees with Tr. Lippold. Tr. Emmrich has done some research and stated there is enough land at the current location. The Board should not let the Fire & Police Departments suffer. The Board should not wait for the School and needs to move forward. Pres. Schwab explained his letter in the Jackson Quarterly, stating that additional spending on the building doesn't necessarily increase the level of safety in the Village by the additional percentage spent on the building. He continued by stating the Board would break their word to the School Board by utilizing the property it agreed to convey to the school district. Also, how would the Fire Department function during construction? Tr. Lippold stated the Village Board would not be breaking any agreement since the School Board is not moving forward. Pres. Schwab will contact the School Board President on the status of the new school building.

19. Citizens to Address the Village Board.

Larry Hatke commented that the School District should only have one referendum for the construction of a new Jackson Elementary School.

20. Adjourn.

Motion by Tr. Lippold, second by Tr. Emmrich to adjourn.

Vote: 5 ayes, 0 nays. Motion carried. Meeting was adjourned at 9:50 p.m.

Respectfully submitted by Brian W. Kober, P.E., Director of Public Works/Village Engineer