

In attendance: Mayor S. Klein, Aldermen J. Kara, S. Bierce, C. Brown, B. Bergman, D. Noll and J. Wamser. Also present were Clerk/Treasurer K. Tarczewski, City Administrator T. LaBorde, DPW Director J. Weigel, Assistant City Engineer M. Wagner, Water & Sewer Utility Superintendent J. Mueller, City Planner H. Clinkenbeard and Attorney J. Aquavia.

1.0 Call to Order and Pledge of Allegiance - Mayor Klein called the meeting to order at 6:01 p.m.

2.0 Public Hearing on the Combined Contract of Rocky Point South Phase 2 Paving, Five Fields Phase 2 Paving, and Wagner Park Parking Lot Improvements, Contract No. RD-15-574130

Mr. Weigel stated these three projects have been combined together to get better pricing from the potential bidders. He explained all the roads that would be affected in these projects. Mr. Weigel stated the Parks Department would be paying solely for the Wagner Park parking lot. The other projects will be assessed to the property owners.

Mr. Weigel recommended a unit assessment for the Rocky Point paving project. He said the project would cost each of the 47 units \$11,720.86, but only \$2,349 would be assessed to the property owner due to the City's road paving cap.

Mr. Weigel stated the Five Fields paving project is more complex; it has residential homes, condominiums and apartments. He recommended assessing by the frontage footage, equating to \$68.92 per square foot. The residential homes again would be capped at \$2,349 per home and the condominium owners would be required to pay \$461.76. Mr. Weigel stated the apartments do not have a cap, since they are seen as a business.

Mr. Weigel stated if the project is approved, construction will start in June and is estimated to be completed before September. The project's costs will be trued up approximately a year from now so that the property owners would receive their assessment notices in 2016. The property owner would have up to 10 years to pay for the project if needed and would be charged interest.

Mr. Bierce asked about the neighborhood association and why they were being charged less for their assessment than the Five Fields Homeowners Association was assessed for the Green Road paving project. Mr. Weigel stated it is based on how the property is zoned.

Al Fohr (N33 W23697 Fieldside Road) stated he supports this paving project.

Donna Armstrong (N34 W23862 Grace Avenue Unit B) is a member of Cross Wind Cove Condominium Association. She stated she didn't think it was fair to assess fees to the people who lived in the condominiums since the City doesn't maintain their roads. Mayor Klein stated their private roads have access to the roads that are being paved. He added that the people who live in the condominiums are only paying \$461.76, far less than the other property owners.

Jim Jaeschke (W276 N2666 Lily Court West) asked what is going to happen to the garbage pickup and the mailboxes. Mr. Weigel stated mail delivery shouldn't be an issue since the mailboxes won't be removed for this project. He added, if any of the mailboxes should be damaged by the contractor, they will cover the repairs. Mr. Weigel stated he will notify the garbage contractor of the project so that they are aware of the situation, but believes there will

not be any disruption to their weekly pick up. Mr. Weigel also stated if access to the homeowner's driveway was in jeopardy due to catch basin repairs, an inspector would contact the homeowner ahead of time.

David Murray (W275 N2491 Wildflower Road), President of the Rocky Point South Homeowners Association, stated he has big concerns regarding the flooding that takes place at the intersection of Hwy SS and Wildflower Road. Mr. Weigel stated he was not aware of the issue and would look into it but it may be something that the County will have to address.

Mayor Klein closed the public hearing at 6:35 p.m. when no more individuals came forward to comment.

- 3.0 Award of Contract No. RD-15-574130 the Rocky Point South Phase 2 Paving, the Five Fields Phase 2 Paving, and the Wagner Park Parking Lot Improvements to the lowest qualified bidder, Payne & Dolan of Waukesha, based on the lowest qualified bid of \$1,168,892.00

A motion was made and seconded, (C. Brown, J. Wamser) to award Contract No. RD-15-574130 concerning the Rocky Point South Phase 2 Paving, the Five Fields Phase 2 Paving, and the Wagner Park Parking Lot Improvements to the lowest qualified bidder, Payne & Dolan of Waukesha, based on the lowest qualified bid of \$1,168,892.00.

Motion Passed: For-6, Against-0.

- 4.0 Adjournment - See Proposed Agenda for Regular Common Council Meeting

Respectfully Submitted,

Kelly Tarczewski
Clerk/Treasurer

In attendance: Mayor S. Klein, Aldermen B. Bergman, S. Bierce, C. Brown, J. Kara, D. Noll, and J. Wamser. Also present were Clerk/Treasurer K. Tarczewski, City Administrator T. LaBorde, DPW Director J. Weigel, Assistant Engineer M. Wagner, Water & Sewer Utility Superintendent J. Mueller, City Planner H. Clinkenbeard and Attorney J. Aquavia.

- 1.0 Call to Order and Pledge of Allegiance – Immediately following the public hearing, Mayor Klein called the meeting to order at 6:41 p.m.
- 2.0 Public Comment – None.
- 3.0 Consent Agenda – Action
 - 3.1 Approval of Common Council Meeting Minutes dated May 18, 2015
 - 3.2 Accounts Payable Summaries
 - 3.3 Bartender Licenses
 - 3.4 Concur with the Plan Commission and Approve the Certified Survey Map PC#150521-1 for the Bergman Property on the North Side of Watertown Road at Commerce Circle (PWC 0919.998.002)
 - 3.5 Concur with the Plan Commission and Approve the Annual Outdoor Entertainment Permits on the Premises Where Alcoholic Beverages are Sold/Consumed with Minor Adjustments
 - 3.5.1 Andrea's Red Rooster
 - 3.5.2 Boomers Sports Pub & Grill
 - 3.5.3 Curly's Waterfront
 - 3.5.4 Duplainville Station
 - 3.5.5 Gina's Sports Dock
 - 3.5.6 Sandbar Sports Pub
 - 3.5.7 Waukesha Gun Club

Mr. Noll requested Item #3.4 be pulled for discussion and Ms. Brown requested Item #3.5 be pulled as well.

A motion was made and seconded, (D. Noll, B. Bergman) to approve the remaining items on the consent agenda. Motion Passed: 6-For, 0-Against.

- 3.4 Concur with the Plan Commission and Approve the Certified Survey Map PC#150521-1 for the Bergman Property on the North Side of Watertown Road at Commerce Circle (PWC 0919.998.002)

Mr. Noll stated he pulled this from the consent agenda so that Mr. Bergman could recuse himself from voting on this item. **A motion was made and seconded, (D. Noll, J. Wamser) to approve Certified Survey Map PC#150521-1 for the Bergman Property on the North side of Watertown Road at Commerce Circle.** Motion Passed: 5-For, 0-Against, 1-Recuse (B. Bergman).

- 3.5 Concur with the Plan Commission and Approve the Annual Outdoor Entertainment Permits on the Premises Where Alcoholic Beverages are Sold/Consumed with Minor Adjustments

- 3.5.1 Andrea's Red Rooster
- 3.5.2 Boomers Sports Pub & Grill
- 3.5.3. Curly's Waterfront
- 3.5.4 Duplainville Station
- 3.5.5 Gina's Sports Dock
- 3.5.6 Sandbar Sports Pub
- 3.5.7 Waukesha Gun Club

There was discussion that the new form was confusing; it was not understood what the correlation between the requested times for the outdoor activities had to do with the normal hours of operation. There was further discussion that the Council would like to see all the changes that the Plan Commission recommends added directly to the permit application and a copy be returned to the establishments, giving them clear direction on how they should be operating along with a copy of the Plan Commission minutes. There was also discussion that Gina's Sports Dock's application states her speakers point toward the lake and the Council wants her notified that she needs to either point them towards her building or down towards the ground.

A motion was made and seconded, (J. Kara, C. Brown) to approve the outdoor permits with the recommended changes of the Plan Commission and requesting Gina's Sports Dock to reposition her speakers.

Motion Passed: 6-For, 0-Against.

- 4.0 Presentation, Discussion, and Possible Action Regarding 2014 Audit Report and 2014 Internal Controls Report as presented by Retroff Jeanson & Company, SC

Mike Retroff was present for this item. He stated the City is in excellent financial shape. He stated the Water Utility is losing money and will continue to do so strictly on an accounting standard basis due to the Public Service Commission (PSC) not allowing the City to recover the costs of contributed assets, instead they depreciate each year. Mr. Retroff stated the City's unassigned funds are at 34% of a year's worth of revenues. Mr. Retroff stated the surplus can be used for the proposed building repairs.

Jeff Kara ask about discrepancies that were noted in the internal controls. Mr. Retroff stated these are repetitious items from past audits. There are weaknesses within the City's internal controls. He mentioned the lack of segregation of duties in the court system, since there is only one employee that does all the work. Mr. Retroff also noted that the City does not have a CPA on staff that could put together financials on their own. He also stated there are issues with wrapping several projects together for bidding purposes because staff has difficulty sorting out the costs properly to each of the various projects.

- 5.0 Discussion and Possible Action to Consider Extension of Deadline for Water Connections for the Bluemound Well Corridor

Ms. Mueller was present for this item. She said there are four commercial businesses that need to connect to water and would like to do so when they receive notice of the availability of the sewer. She proposed giving them 3 weeks to do so after receiving that notice. Ms.

Mueller stated the City will only reimburse for domestic output pipe sizes. **A motion was made and seconded, (C. Brown, D. Noll) to extend the deadline for water connections for the Bluemound Well Corridor giving the property owners a 3-week deadline after the notice of availability of sewer is sent out via certified mail.** Motion Passed: 6 For, 0 Against.

6.0 Discussion and Possible Action Regarding Appointments to Various Boards, Commissions and Committees

Mayor Klein recommended the following appointments: Robert Welcenbach to the Zoning Board of Appeals, Scott Wille to the Board of Review, Bob Goff to the Fire Commission, Jane Hortelano to the Joint Library Board, Al Zipperer to the Ethics Board, Del Kaatz and Keith Kramar to the Tourism Committee, Jason Noyes to the Finance Committee and Jeff Kara to the Human Resource Committee. **A motion was made and seconded, (D. Noll, B. Bergman) to approve the Mayor's recommendations to the various appointments to the various boards, commissions and committees.** Motion Passed: 6-For, 0-Against.

7.0 Discussion and Possible Action to Appoint Siam Saeng as the New Agent to the Slice N' Dice Bar and Grill Located at W279 N2221 Prospect Avenue

A motion was made and seconded, (D. Noll, J. Wamser) to approve the appointment of Siam Saeng as the Agent to the Slice N' Dice Bar and Grill Located at W279 N2221 Prospect Avenue. Motion Passed: 6-For, 0-Against.

8.0 Meadowbrook Sanitary Sewer Project

- 8.1 Award of the contract to the lowest qualified bidder, Globe Contractors based on the lowest qualified bid of \$152,023
- 8.2 Reprogram funds within the Sewer Utility to fund the project

A motion was made and seconded, (B. Bergman, J. Kara) to allow for further discussion on this item (previously tabled on 5/18/2015). Motion Passed: 6-For, 0-Against.

Mr. Weigel presented other alternatives to complete this project, with additional cost estimates ranging from \$34,000 up to \$1 million. There would also be additional complications to overcome.

Ed Wierzbicki (N26 W26495 Foxcroft Drive) thanked the Council and staff for the extra time to review this issue. He stated he would prefer the fence be placed on the CBRF property. He stated there are probably issues with the subdivisions bylaws prohibiting fences. He also addressed the size of the manholes in his neighbor's yard.

A motion was made and seconded, (D. Noll, J. Kara) to award the Meadowbrook Sewer project to Globe Contractors in the amount of \$152,023 along with the authorization to prepare a fencing design/proposal for filling the gap along the tree line to be constructed after the sewer project is completed not to exceed \$15,000. Motion Passed: 6-For, 0-Against.

A motion was made and seconded, (B. Bergman, D. Noll) to reprogram funds within the Sewer Utility funds from the sewer borrowing from 2013. Motion Passed: 6-For, 0-Against.

9.0 Public Comment – None.

10.0 Adjournment

A motion was made and seconded, (C. Brown, D. Noll) to adjourn the meeting at 7:32 p.m. Motion Passed: 6-For, 0-Against.

Respectfully Submitted,

Kelly Tarczewski
Clerk/Treasurer