

**TOWN OF CEDARBURG
MEETING OF THE BOARD OF SUPERVISORS
March 1, 2017**

Present:

David Valentine, Chairman
Wayne Pipkorn, Supervisor, Seat 1
David Salvaggio, Supervisor, Seat 2
Gary Wickert, Supervisor, Seat 3
Thomas Esser, Supervisor, Seat 4

Tim Rhode, Administrator
Adam Monticelli, Director of Public Works
Eric Ryer, Asst. Administrator/Clerk
Charles Pretty, Treasurer
Brad Hoeft, Town Attorney

1. CALL TO ORDER/ROLL CALL/PLEDGE OF ALLEGIANCE

Chairman Valentine called the meeting to order at 7:00 pm. The meeting began with the pledge of allegiance.

2. ANNOUNCEMENTS:

Administrator Rhode noted the CedarburgTV Board meeting broadcasting technical issues have been resolved and meetings will once again be broadcast live. Asst. Administrator/Clerk Ryer noted turnout for the February Spring Primary election was about 12% of registered voters for the Town.

3. HEARING OF THE PEOPLE:

None.

4. COMMUNICATIONS AND REQUESTS FOR HOLDING TANK AGREEMENTS AND OPERATOR LICENSES:

- a. **Discussion and possible motion regarding operator license applications for Chad Lawrance Heidewald, Sara Marie Guerrero, and Elizabeth Ann Guerrero for the 2016-2017 license period***

Chairman Valentine noted the background checks were conducted and Constable Fitting has recommended approval of all three, and all three have submitted proof of the responsible server course. Supervisor Pipkorn made a motion to approve the operator license applications for Chad Lawrance Heidewald, Sara Marie Guerrero, and Elizabeth Ann Guerrero. Supervisor Esser seconded, and the motion passed unanimously.

5. CONSENT AGENDA: *The Consent Agenda contains routine items and will be enacted by one motion without separate discussion unless someone requests an item to be removed for separate consideration and vote.*

- a. **Accepting January 25, 2017 Special Park & Recreation Committee Meeting Minutes**
b. **Accepting January 18, 2017 Plan Commission Meeting Minutes**
c. **Approving February 1, 2017 Town Board Meeting Minutes**

Supervisor Salvaggio made a motion to approve the consent agenda. Supervisor Wickert seconded, and the motion passed unanimously.

6. TREASURER'S REPORT

- a. **Motion Accepting the February 2017 Treasurer's Report***

Supervisor Pipkorn made a motion to accept the Treasurer's Report for February 2017. Supervisor Salvaggio seconded, and the motion passed unanimously.

7. PRESENTATION OF BILLS/PURCHASE ORDER/PAYROLL/AWARDS

- a. **Presentation of Bills/Purchase Orders/Payroll/Awards for February 1, 2017 to February 28, 2017 (Check #'s 31119-31196, V1274-V1299 and manual checks as shown)***

Following brief discussion, Supervisor Salvaggio made a motion to accept all bills as presented for review. Supervisor Esser seconded, and the motion passed unanimously.

8. REPORTS TO BE RECEIVED/FILED (Non-action items)

- a. **Report on Sports Complex project (Administrator Tim Rhode)***

Administrator Rhode noted the Park & Recreation Committee had a chance to discuss general facility layout at their last meeting, noting the Town is still in its due diligence stage, and working through wetland delineation logistics for spring, as well as entrance to the parcel.

- b. **Possible report regarding local nuisance/law enforcement issues (Constable Ryan Fitting)***

Constable Fitting was unable to attend. Chairman Valentine noted the Constable has been addressing a few barking dog complaints.

- c. **Report on recreation finances (Assistant Administrator/Clerk Eric Ryer)***

Asst. Administrator/Clerk Ryer noted recreation programming remains self-supporting for the 2017, with a balance of \$32,179.

9. PUBLIC HEARINGS

- a. **Public hearing to take comment on proposed Ordinance 2017-1 to rezone land and amend the Zoning Map for certain lands located at 8611 STH 60 from B-3 Business District to M-2 Planned Industrial & Mixed Use District [Owner: Lynnwood Properties, LLC, NW ¼ Section 21, 62.66 acres total, zoned B-3 Business, M-2 Planned Industrial and Mixed Use, and C-1 Conservancy]***

Venture Space has submitted rezone and minor land division applications for the 62.66 acre property located just northwest of the Prochnow landfill property and still within the 5 Corners Business district. The various proposed uses include commercial condominiums, self-storage units, retail, and selling a portion of the property to the Town for a Sports Complex. Of the 62.66 acres, they are proposing 10.94 acres for the storage units, 7.16 acres for commercial condos, 10.9 acres for retail, and selling 33.71 acres to the Town.

With no comment from the public, Supervisor Salvaggio moved to close the public hearing. Supervisor Wickert seconded, and the motion passed unanimously.

10. OLD BUSINESS

- a. **Discussion and possible motion on proposed Ordinance 2017-1 to rezone land and amend the Zoning Map for certain lands located at 8611 STH 60 from B-3 Business District to M-2 Planned Industrial & Mixed Use District [Owner: Lynnwood Properties, LLC, NW ¼ Section 21, 62.66 acres total, zoned B-3 Business, M-2 Planned Industrial and Mixed Use, and C-1 Conservancy]***

This item continues from item #9a. Chairman Valentine clarified this item only addresses the change in zoning. Following brief discussion, Supervisor Salvaggio made a motion to approve Ordinance 2017-1 to rezone land and amend the Zoning Map for certain lands located at 8611 STH 60 from B-3 Business District to M-2 Planned Industrial & Mixed Use District. Supervisor Esser seconded, and the motion passed unanimously.

- b. **Discussion and possible motion on a minor land division application by Venture Space for the property located at 8611 STH 60 [Owner: Lynnwood Properties, LLC, NW ¼ Section 21, 62.66 acres total, zoned B-3 Business, M-2 Planned Industrial and Mixed Use, and C-1 Conservancy]***

This item continues from items #9a & 10a. Chairman Valentine noted this would divide the parcel now that the zoning change has been approved. Administrator Rhode explained the layout of the division into four parcels and the proposed uses of each future parcel including self-storage for the northeast parcel, commercial condominiums for the southeast parcel, retail for the northwest parcel, and a Town sports complex for the southwest parcel. Administrator Rhode explained there is a 150 buffer strip along the west boundary of the property buffering the residences to the west.

Following discussion, Supervisor Esser moved the Board approve the minor land division application by Venture Space for the property located at 8611 STH 60. Supervisor Wickert seconded, and the motion passed unanimously.

- c. **Discussion and possible motion regarding the appointment of election officials for the two-year term ending December 31, 2017***

Staff is nominating the following individual to serve as an election official (poll worker): Ramona Person. Supervisor Pipkorn made a motion to appoint the individual as an election official for the two-year term ending December 31, 2017. Supervisor Esser seconded, and the motion passed unanimously.

11. NEW BUSINESS

- a. **Discussion and possible motion on the purchase of a new Public Works vehicle and discuss the potential of purchasing a second vehicle with the remaining budgeted funds***

Director Monticelli explained the Town Board approved funds in the 2017 budget for the purchase of a new vehicle to replace a 2000 GMC pickup truck. The new vehicle was identified as a need in the 5-year CIP and had an established budget number not to exceed \$55,000. The budget number was determined by researching the cost of a new vehicle not including the municipal discounts that manufactures provide. Manufactures don't guarantee a municipal discount every year. However, the quotes came in much lower and he is asking if the Board would like to purchase a second truck otherwise set to be purchased in 2018 with the remaining funds to avoid that future purchase and take advantage of the municipal discount offered in 2017. Quotes were received from 5 Corners Dodge and Newman Chevrolet, with the quote from 5 Corners Dodge being the lesser.

Supervisor Pipkorn noted if the Town purchased both in 2017, it would almost be buying two trucks for the price of one. Following discussion, Supervisor Wickert made a motion to purchase the Dodge truck from 5 Corners Dodge for \$29,880. Supervisor Pipkorn seconded, and the motion passed unanimously.

Chairman Valentine then asked the Board if they would like to consider a second truck and take advantage of the manufacturer's rebate in 2017, not knowing if that would be available again in 2018 and not wanting to miss on the savings. Supervisor Wickert asked if Director Monticelli could further investigate the rebate. Director Monticelli noted he could go back to the dealer and ask if they could provide more information on whether or not they expect the rebate to be available in 2018. Supervisor Esser asked is the second truck would be similar to the first. Director Monticelli noted it would be a ½ ton pickup instead of a ¾ ton pickup. It would also not be outfitted as much as the first truck.

Director Monticelli was then directed to put out an RFP for the second truck and bring the item back to the Board in the future not to exceed \$25,120.

12. ADJOURNMENT

At 7:22 pm, Supervisor Esser made a motion to adjourn that was seconded by Supervisor Salvaggio. The motion was unanimously approved.

Respectfully Submitted,

Eric Ryer
Assistant Administrator/Clerk