

**CITY OF OCONOMOWOC**  
**COMMON COUNCIL MEETING MINUTES**  
**November 21, 2006**

**Public Hearings:**

**7:30 PM – Water Facilities Impact Fees.** The purpose of said hearing will be to hear any and all parties, their attorneys or agents, for or against an ordinance imposing water facilities impact fees under Section 27.09(8) of the Municipal Code. The proposed impact fees will be collected and used to pay for water facilities consisting of two wells, a pump station and a reservoir, and the method of calculating said fee.

The hearing opened at 7:38 PM. Frye reported that the Public Hearing Notice stated two wells, but it is actually one well. The City underwent a water facilities needs assessment. The study determined that the City will need one additional well, pump station and reservoir to serve future growth and recommends an impact fee be established in the amount of \$306 per REC. Earlier this year, we repealed our 1995 water impact fee, which was \$540 per REC, for well #6 and #7 because we had recovered the total cost attributable to the impact fees. The hearing closed at 7:42 PM.

**7:35 PM (or immediately following) – Industrial Development Revenue Bond Financing for Sentry Equipment Corp.** The purpose of said hearing is regarding the proposed issuance of City of Oconomowoc, Wisconsin, Industrial Development Revenue Bonds, Series 2006, in an aggregate amount not to exceed \$5,000,000, pursuant to Section 66.1103 of the Wisconsin Statutes, to finance a project to be owned by Sentry Equipment Corp.

The hearing opened at 7:42 PM. Duffy reported that Sentry Equipment is pursuing Industrial Revenue Bond (IRB) financing for a facility they have started constructing in the Pabst Farms. IRB's are created by the State to encourage development. The City will issue the IRB in the amount of \$5M, but the City is not obligated in any manner for repayment and accordingly it will not be reported as a liability in the City's financial statements. The hearing closed at 7:44 PM.

**Mayor Sullivan** called the regular Common Council meeting to order at 7:44 p.m. and the Clerk confirmed appropriate notice was given.

**Pledge of Allegiance** – Dennis Dagget led

**Roll Call:** Aldermen Larsen, Antonneau, Cochrane, Hollatz, Jones, Snyder, Morgan and Gross

**Staff present:** Mayor Sullivan, Gard, Lamp, Frye, Kitsembel, Gallo, Beguhn, Duffy and Coenen

**Others present:** Atty Chapman

**Minutes of October 31, 2006 and November 7, 2006:** Motion by Jones to approve the Common Council Minutes of the October 31, 2006 and November 7, 2006 meetings as written; second by Cochrane. Motion carried 8-0.

**Comments and suggestions from citizens:** None

### **Consent agenda**

- A. Licenses
- B. Treasurer's Report
- C. Final Release of Letter of Credit for Lakeridge III Subdivision
- D. Final Release of Subdivision Bond for Wood Creek III Subdivision
- E. Final Release of Subdivision Bond for Wood Creek IV Subdivision

Motion by Hollatz to approve the Consent Agenda as presented; second by Larsen. Motion carried 8-0.

### **Committee Reports**

- A. Finance – No Report
- B. Personnel – No Report
- C. Protection and Welfare – No Report
- D. Public Services – No Report
- E. Utility – No Report

### **Old Business**

- A. **Consider/act on Ordinance Amending Section 9.02 Relating to Use of Firearms and Weapons – 2<sup>nd</sup> Reading:** Motion by Gross to give the ordinance its second reading in title only; second by Hollatz. Chapman read the title into the record. Motion carried 8-0. Motion by Gross for the ordinance to become law; second by Cochrane. Motion carried 8-0.
- B. **Consider/act on Ordinance to Create Section 13.08 Establishing a Method for Capital Cost Recovery Charges – 2<sup>nd</sup> Reading:** Motion by Antonneau to give the ordinance its second reading in title only; second by Cochrane. Chapman read the title into the record. Motion carried 8-0. Motion by Gross for the ordinance to become law; second by Cochrane. Motion carried 8-0.

**New Business**

- A. **Consider/act on Amendment to Agreement for the Treatment of Wastewater between the Town of Summit and City of Oconomowoc** – Motion by Gross approve the amendment to the agreement for the treatment of wastewater between the Town of Summit and City of Oconomowoc; second by Cochrane. Chapman reported that the Town and City entered into an agreement in 2003 regarding the change of use for the triangle. We also entered into a Memorandum of Understanding in August of 2006 and in order to meet the requirements of the memorandum, we need to amend our wastewater agreement to add the word institutional, add institutional uses to the area description on the map and add as land uses Institutional and Business Park. Motion carried 8-0.
- B. **Consider/act on Resolution Authorizing Transfer of Funds for Life Insurance Buyout of current Retiree Policies** – Motion by Gross to approve the resolution authorizing the transfer of funds for life insurance buyout of current retiree policies; second by Cochrane. Chapman read the resolution into the record. Motion carried 8-0.
- C. **Consider/act on Ordinance to Create §27.09(8) and §27.10(8) of the Municipal Code Establishing an Impact Fee for Water Facilities Consisting of One Well, a Pump Station and a Reservoir and the Method of Calculating Said Fee – Per Public Hearing** – Motion by Gross to give the ordinance its first reading; second by Cochrane. Chapman read the ordinance into the record. Motion carried 8-0.
- D. **Consider/act on Preliminary Resolution Declaring Intent to Levy Special Assessments under Municipal Police Power Pursuant to §66.0701 and §66.0703, Wis. Stats.** – Motion by Gross to approve the preliminary resolution declaring intent to levy special assessments under Municipal Police Power Pursuant to §66.0701 and §66.0703, Wis. Stats.; second by Cochrane. Chapman reported that this issue goes back to 2003. This is the first step in the special assessment process for the sanitary sewer infrastructure improvements installed by Bielinski on the north side of the City. It directs the City Engineer to prepare an engineer's report of the assessments for properties within the City and costs attributable to non-assessable properties outside of the City. Properties currently outside of the City's borders will not be charged until connected to the system. He then read the resolution into the record, referring to the exhibits and pointing out the area on the map where the mains run along. Motion carried 8-0.
- E. **Consider/act on Final Resolution regarding Industrial Development Revenue Bond Financing for Sentry Equipment Corp. – Per Public Hearing** – Motion by Gross to approve the final resolution regarding Industrial Development

Revenue Bond financing for Sentry Equipment Corp. in title only with an explanation by the City Attorney; second by Cochrane. Chapman read parts of the resolution, stated he had reviewed the documents and all are in order and the public hearing has been held. The City is the issuer and the Mayor and Clerk are authorized to issue bonds. It was asked if this helps our bond rating or benefits us in anyway – No. Motion carried 8-0.

- F. **Consider/act on Resolution Approving 2007 Municipal Court Budget** – Motion by Gross to approve the resolution approving the 2007 Municipal Court Budget; second by Cochrane. Chapman read the resolution into the record. Motion carried 8-0.

**Mayoral Appointments** – No appointments at this time, but he is still looking for Park & Recreation Board, Zoning Board of Appeals and Community Development Authority members.

**Staff Reports** – Report on November 7, 2006 Closed Session: Robert Duffy

Duffy reported that we will be closing on the property at 116-118 Walnut in the amount of \$228,050 next week. Miesbauer will handle the closing and we have secured a title commitment for insurance.

**Announcements and Communications** – None

**Reports and Comments from the Aldermen** – Antonneau stated he has received about a dozen positive comments on the new street signs for pedestrians and only one negative comment. Gross informed Council that he had filed his Non-Candidacy papers today and will not be seeking reelection for 2007. Mayor Sullivan complimented Gross on his service and dedication and wished him the best.

**Reports and Comments from the Mayor** – None

Motion by Antonneau to adjourn into Closed Session; second by Cochrane. Motion carried 8-0. Council convened into Closed Session at 8:25 p.m.

**Conference Room 3: Closed Session** – per Wis. Stats. 19.85(1)(e) “Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session.” (Purchase of Public Property)

Motion by Antonneau to adjourn the Common Council meeting; second by Cochrane.  
Motion carried 8-0. Meeting adjourned at 8:20 p.m.

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Diane Coenen, City Clerk