

CITY OF OCONOMOWOC
COMMON COUNCIL MEETING MINUTES
August 7, 2007

Mayor Sullivan called the regular Common Council meeting to order at 7:30 PM and the Clerk confirmed appropriate notice was given.

Pledge of Allegiance – Led by Atty. Chapman

Roll Call: Aldermen Cochrane, Hollatz, Miller, Morgan, Nold, Larsen and Antonneau

Absent: Alderman Snyder

Staff Present: Mayor Sullivan, Gard, Bednarski, Kitsembel, Beguhn, Duffy, Gallo, Frye, Lamp, McKenna, Maurer and Coenen

Others present: Atty. Chapman

Minutes – July 17, 2007: Motion by Cochrane to approve the minutes from the July 17, 2007 meeting as presented; second by Antonneau. Motion carried 7-0.

Comments and suggestions from citizens:

- 1) Diane Ostrom, 5905 N. Valley Road, Town of Oconomowoc had questions concerning the completion of Lake Bluff Dr. to 67. She stated that Valley Road is becoming a main pass through and it will only get worse when the school is built. She asked for a time frame on the completion of Lake Bluff and suggested it tie in with the opening of the school in 08. She also suggested putting in speed bumps. Her final comment was on completing Burtonwood to Crystal Lake and the Park n' Ride that continues to be closed.

Sullivan stated that no decision or formal planning has been done to complete Lake Bluff Dr. The City is aware of the possible difficulties for the YMCA and school traffic from the west. We are addressing it. In reference to Burtonwood, he suggested Ostrom write a letter addressing both issues to the Town and City.

Consent agenda:

- A. Licenses
- B. Set Trick or Treat Hours for Saturday, October 27, 2007 from 6:00 to 8:00 p.m.

Motion by Hollatz to approve the Consent Agenda; second by Cochrane. Motion carried 7-0.

Committee Reports:

- A. Finance - Larsen, chairman, Antonneau, Cochrane, secy.
 1. **Consider/act on the 2008 Assessment Revaluation Proposal from Grotta Appraisals** – Cochrane reported that the Department of Revenue requires that the assessed value of property must be within 10% of full value at least once during a four-year period. In anticipation of this, staff recommended that we plan for a 2008 revaluation when we prepared the 2007 budget. Grotta Appraisals has submitted a revaluation proposal for 2008 at a cost of \$123,600 and the Committee recommends approval. Motion by Cochrane to approve the 2008 Assessment Revaluation Proposal from Grotta Appraisals at a cost of \$123,600; second by Antonneau. Motion carried 7-0.
- B. Personnel - Cochrane, chairman, Morgan, Miller, secy.
- C. Protection and Welfare – Snyder, chairman, Hollatz, Miller, secy.

- D. Public Services – Nold, chairman, Snyder, Larsen, secy.
 - 1. **Consider/act on Resolution for the Replacement of the Mechanical and Tornado Roofs at City Hall and Shingles on the Library Roof** – Larsen reported that we received proposals for roofing projects at City Hall and the Library. The Committee recommends Langer Roofing for City Hall at a cost of \$45,755 and Pioneer Roofing for the Library at a cost of \$36,200. Motion by Larsen to adopt the resolution for the replacement of the roofs at City Hall by Langer Roofing in the amount of \$45,755 and the replacement of shingles on the Library roof by Pioneer Roofing in the amount of \$36,200; second by Nold. Chapman read the resolution into the record. Motion carried 7-0.
- E. Utility - Antonneau, chairman, Larsen, Nold, secy.
 - 1. **Consider/act on Resolution for the Cooney Substation and Express Feeder Project** – Nold reported that the Utility Department received bids for the Highway Utility Relocation as part of the Electric Utility vault and duct line construction project. Pieperline submitted the lowest bid at \$501,577.45. The Committee is recommending the low bid from Pieperline. Motion by Nold to adopt the resolution for the Cooney Substation and Express Feeder Project in the amount of \$501,577.45 by Pieperline; second by Larsen. Chapman read the resolution into the record. Morgan inquired about the huge difference in the bids. Bednarski stated that some of the contractors built in to the cost restoration and backfill. The contractor can only do the work we want them to do and the Utility staff will manage the work daily, however we may have an opportunity for additional work while the trenches are open. Motion carried 7-0.

Old Business

- A. Consider/act on the following applications of Robert R. Perry for the project of Rockwell Village at Fowler Lake, located at 117, 121-123, and 127 St. Paul Street and 211, 217, and 221 Pleasant Street:
 - 1. **Ordinance rezoning properties from SR-4; Suburban Residential District to CC; Central Commercial District – 2nd Reading** – Motion by Nold to give the ordinance its second reading in title only; second by Cochrane. Chapman read the title into the record. Motion carried 6-1. Larsen voted no. Motion by Cochrane for the ordinance to become law; second by Antonneau. Motion carried 6-1. Larsen voted no.
 - 2. **The PD; Planned Development Overlay District Ordinance – 2nd Reading** – Motion by Nold to give the ordinance its second reading in title only; second by Cochrane. Chapman read the title into the record. Motion carried 6-1. Larsen voted no. Motion by Antonneau for the ordinance to become law; second by Cochrane. Motion carried 6-1. Larsen voted no.

New Business

- A. **Consider/act on the Brownberry Property Acquisition for the Realignment of Silver Lake Street** – Duffy reported that as part of the approved Transportation Plat, property was identified to be acquired for the realignment of Silver Lake Street. On April 3, 2007 Council directed staff to make an offer to Brownberry for the portion of property necessary for the realignment. Brownberry obtained an appraisal and accepted the City's offer of \$27,775. Nold inquired how far east we needed property, the cost to move the railroad box and utilities, and who pays for it. Duffy responded 50 ft., the cost would be \$430K for the box and we move the utilities at our cost. Motion by Cochrane to approve the Brownberry property acquisition in the amount of \$27,775; second by Hollatz. Motion carried 5-2. Morgan and Nold voted no.
- B. **Consider/act on Preliminary Resolution Expressing Intent to Exercise Special Assessment for the Southwest Sewer Project** – Gard reported that two developers funded sewer improvements in this area and this is the first step in the special assessment process for the sewage pumping station, sanitary sewer & water distribution infrastructure improvements

installed on the southwest side of the City. It directs the City Engineer to prepare an engineer's report of the assessments for properties within the assessment district. The special assessment will be used to reimburse the City, WE Properties LLC and MC Development for the cost of construction for these improvements. Chapman stated that the preliminary resolution merely states the Council's authority to exercise special assessments. Motion by Cochrane to adopt the preliminary resolution expressing intent to exercise Special Assessment for the Southwest Sewer Project; second by Antonneau. Chapman read the resolution into the record. Motion carried 7-0.

Announcements and Communications: Coenen reminded Council and staff that there is a Growth Meeting scheduled for Tuesday, August 14th at the Waukesha State Bank, lower conference room, at 6:30 PM.

Reports and comments from the Aldermen – Nold commented on the weed growth at the old Summit School site and Frye responded he will take care of it. Larsen commented on the Rockwell development green space and that the SandyCreek development should adhere to the same standards. Antonneau and Larsen commented positively on the sidewalk saw-cutting pilot program.

Motion by Larsen to convene into Closed Session; second by Cochrane. Motion carried 7-0.

Closed Session: Per Wis. Stats. 19.85(1)(g) "Conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved." (Litigation - Porticello)

Motion by Antonneau to adjourn the Common Council meeting; second by Cochrane. Motion carried 7-0. The meeting adjourned at 8:16 PM.

Diane Coenen, City Clerk