

*****AMENDED*****
CITY OF EDGERTON
REGULAR COMMON COUNCIL MEETING
EDGERTON CITY HALL
12 ALBION STREET

Monday, July 1, 2024 at 7:00 p.m.

NOTICE: The meeting noticed above will also be live streamed on a Zoom platform: To view the meeting, please select the link to the meeting listed on the **calendar events** on the City website's home page at www.cityofedgerton.com. Due to occasional technical difficulties, citizen participation via Zoom may not be possible.

1. Call to order; Roll call
2. Pledge of Allegiance.
3. Confirmation of appropriate meeting notice posted on Friday, June 28, 2024.
4. Council acceptance of agenda.
5. Personal appearances for non-agenda items limited to 3 minutes.
6. Minutes:
 - A. Consider approval of minutes of June 17, 2024 Council meeting.
7. Committee Reports:
 - A. Finance Committee:
 1. Consider pay request #1 for BKS Excavating Inc for the Albion St Utility and Street Improvement project.
 2. Consider approval of bills and payroll vouchers.
 3. Consider Event Packet for Edgerton Tobacco Heritage Days.
 4. Consider Temporary Class "B" Beer/Wine License for Edgerton Tobacco Heritage Days.
 5. Consider approval process for Private Property on Public Sidewalk and Sandwich Board permits.
 6. Consider "Class A" Combination Beer/Liquor license renewal for Family Dollar Stores of Wisconsin, LLC, dba Family Dollar Store #23086, agent Priscilla Santos.
 7. Consider Cigarette, Tobacco, and Electronic Vaping Device Retail License renewal for Family Dollar Store #23086.
 8. Consider router purchase for pool.
 9. Consider IT temporary service agreement.
 10. Consider Mill and Overlay bids
 - B. Fire District:
 1. Report on discussion and action taken at previous meeting.
 - C. Zoning Board of Appeals

1. Report on discussion and action taken at previous meeting.
8. Consider City of Edgerton Resolution 17-24: Resolution Authorizing the Submittal of a Grant Application for the Wisconsin Ready for Reuse Loan and Grant Program for 407 N Main St.
9. Hear presentation regarding Tax Increment Financing.
10. Mayor, alderperson and staff reports.
11. Closed Session Pursuant to Wis. Stat. 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." Discuss and consider Business Park land sale; consider lease agreement for lot #7 in the Business Park; and consider Marshview Ct land sale.
And
Closed Session pursuant to Wis. Stat. 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". Discuss and consider Orchard development.
12. Return to open session and consider taking action on items discussed in closed session.
13. Adjourn.

Notice: If a person with a disability requires that the meeting be accessible or that materials at the meeting be in an accessible format, call the City Administrator's office at least 6 hours prior to the meeting to request adequate accommodations. Telephone: (608) 884-3341.

**JUNE 17, 2024 COMMON COUNCIL MEETING MINUTES
CITY OF EDGERTON**

Mayor Christopher Lund called the meeting to order at 7:00 p.m.

Present: Shawn Prebil, Michelle Crisanti, Candy Davis, Tim Shaw, Paul Davis and Jim Burdick.

Others Present: City Administrator Ramona Flanigan, City Clerk Wendy Loveland, Municipal Services Director Howard Moser, Library Director Beth Krebs-Smith, Police Chief Bob Kowalski, City Attorney Bill Morgan and few citizens.

Loveland confirmed the meeting agendas were properly posted on Friday, June 14, 2024 at the City Hall, Library, Post Office and the City's website.

ACCEPT THE AGENDA: A Candy Davis/ Shawn Prebil motion to approve the agenda as printed passed on a 6/0 roll call vote.

MINUTES: A Tim Shaw/Shawn Prebil motion to approve the June 3, 2024 Council meeting minutes passed on a 6/0 roll call vote.

COMMITTEES:

Finance Committee: A Tim Shaw/Shawn Prebil motion to approve the bills and payroll in the amount of \$442,922.73 passed on a 6/0 roll call vote.

The Fire District is estimating they will have a shortfall of \$96,973 for the West Division by the end of the year. The Funding Assistance Program (FAP) funds were increased during COVID. During the 2024 budgeting process, the Fire District made the assumption these funds would be paid out at the higher rate in 2024. This is not the case causing a shortfall of \$12,276 from this program. The other program to make changes was the Medicare/Medicaid reimbursements for patient transfers. This patient transfer business is not part of the 911 emergency service. This program is an extra business the West Division decided to undertake. The 2024 budgeted number for this program was built based on the Federal GEMT program making up the difference between the higher and reduced Medicare reimbursement payments for transfers. The GEMT program is still pending federal approval and it is unknown if or when payments will be received.

The Fire District is requesting the West communities provide funds for the predicted shortfall. Edgerton's portion of the shortfall would be \$29,577. The Fire District Board made a motion to request each community fund 50% of the predicted shortfall at this time. The City did reserve \$15,000 from the shared revenue for the Fire District in the 2024 budget. The Fire District has not had an audit in approximately 3 years. The exact amount of the shortfall can not be determined at this time.

Tim Shaw voiced a concern about whether the Fire District will make the changes necessary to minimize any shortfall or will they just expect the municipalities to cover it.

Candy Davis/Jim Burdick moved to approve a payment in the amount of \$15,000 to the Edgerton Fire District toward the projected budget shortfall.

Candy Davis/Jim Burdick moved to amend the motion to include that no extra funds will be distributed until an auditor is under contract. The motion on passed on a 6/0 roll call vote.

Candy Davis/Jim Burdick moved to approve a payment in the amount of \$15,000 to the Edgerton Fire District toward the projected budget shortfall with no additional funds distributed until an auditor is under contract passed on a 5/1 roll call vote. Tim Shaw voted against the motion.

A Tim Shaw/Shawn Prebil motion to approve pay request #4 for the Quigley St Street Improvement project in the amount of \$52,453.74 passed on a 6/0 roll call vote.

A Tim Shaw/Shawn Prebil motion to approve the LexusNexis agreement and raise the fee for report production to \$5 passed on a 6/0 roll call vote.

A Tim Shaw/Shawn Prebil motion to approve the Event Packet for the Edgerton History Hop passed on a 6/0 roll call vote.

A Tim Shaw/Shawn Prebil motion to approve the Event Packet for the Edgerton Night Out and waive all fees passed on a 6/0 roll call vote.

A Tim Shaw/Shawn Prebil motion to approve the Temporary Class “B” Beer License for Edgerton Tobacco Days for the Edgerton Night Market passed on a 6/0 roll call vote.

Tim Shaw/Shawn Prebil moved to approve “Class B” Combination Liquor & Beer License renewals for the following with the condition that all outstanding amounts due to the city be paid in full:

- a. Town Country Club Inc, agent Matthew Rivers
- b. 2 Brothers Bar LLC, dba 2 Brothers Bar & Grill, agent Merlina Banushi
- c. 1102 North Main Street LLC, dba Café on Main, agent Merlina Banushi
- d. El Patron Mexican Grill, agent Alejandro Ramirez Meza
- e. Last Night Bar & Grill LLC, agent, Terri Nottestad
- f. Henry Street Enterprises, dba Henry Street Social, agent Kathleen Hessian
- g. Young/Fier Pit Stop, dba The Pit Stop, agent Patricia Young
- h. 124 West Fulton St, dba Red Baron, agent Merlina Banushi
- i. 112 W Fulton St LLC, dba Lounge 1848, agent Merlina Banushi
- j. Kollektive Specialty Rentals LLC, dba Atria Hall, agent Karla Storlid

The motion passed on a 6/0 roll call vote.

Tim Shaw/Shawn Prebil moved to approve Class “B” Beer License renewal for the following with the condition that all outstanding amounts due to the city be paid in full:

- a. Campbell Boys LLC, agent Dusty Campbell

The motion passed on a 6/0 roll call vote.

Tim Shaw/Shawn Prebil moved to approve “Class A” Combination Liquor & Beer License renewals for the following with the condition that all outstanding amounts due to the city be paid in full:

- a. Sukheja Enterprises LLC, dba A2Z Mini Mart, agent Mahesh Sukheja
- b. Casey’s Marketing Company, dba Casey’s General Store #3731, agent Melissa Frank
- c. 424 Game Day Liquor Inc, agent Chandresh Patel
- d. Days Family Foods, Inc, dba Perry’s Piggly Wiggly, agent Nathan Perry
- e. Burns Full Service LLC, agent Casey Burns

The motion passed on a 6/0 roll call vote.

Tim Shaw/Shawn Prebil moved to approve Class “A” Beer License renewals for the following with the condition that all outstanding amounts due to the city be paid in full:

- a. Kwik Trip, Inc, dba Kwik Trip #675, agent Lauren Spors
- b. Kwik Trip, Inc, dba Stop N Go #1500, agent Nicholas Koeppler

The motion passed on a 5/0/1 roll call vote. Paul Davis abstained.

Tim Shaw/Shawn Prebil moved to approve “Class C” Wine License renewal for the following with the condition that all outstanding amounts due to the city be paid in full:

- a. Campbell Boys LLC, agent Dusty Campbell

The motion passed on a 6/0 roll call vote.

Tim Shaw/Candy Davis moved to approve Cigarette, Tobacco, and Electronic Vaping Device renewals for the following with the condition that all outstanding amounts due to the city be paid in full:

- a. Casey's Marketing Co, dba Casey's General Store
- b. Burns Full Service LLC
- c. Sukheja Enterprises LLC, dba A2Z Mini Mart
- d. 424 Game Day Liquor Inc
- e. Days Family Foods, Inc, dba Perry's Piggly Wiggly
- f. Kwik Trip Inc, dba Kwik Trip #675
- g. Kwik Trip Inc, dba Stop N Go #1500
- h. Hemp 1848 Inc

The motion passed on a 5/0/1 roll call vote. Paul Davis abstained.

Tim Shaw/Shawn Prebil moved to approve Sandwich Board permit renewals for the following with the condition that all outstanding amounts due to the city be paid in full:

- a. 2 Brothers Bar & Grill
- b. Campbell Boys LLC
- c. Henry Street Social

The motion passed on a 6/0 roll call vote.

Tim Shaw/Shawn Prebil moved to approve Private Property on Public Sidewall permit renewals for the following with the condition that all outstanding amounts due to the city be paid in full:

- a. Burn's Full Service
- b. Kathleen Hessian
- c. Campbell Boys
- d. 2 Brothers Bar & Grill

The motion passed on a 6/0 roll call vote.

Plan Commission: A Jim Burdick/Paul Davis motion to approve an extraterritorial land division to create two lots for Hermanson on County N in Section 32 of the Town of Albion passed, all voted in favor.

A Jim Burdick/Paul Davis motion to approve an extraterritorial land division to create one lot for Kienbaum on Lake Drive Rd in Section 35 of the Town of Albion passed, all voted in favor.

Utility Commission: A Shawn Prebil/Paul Davis motion to adopt City of Edgerton Resolution 16-24: Resolution adopting the 2023 Compliance Maintenance Annual Report passed on a 6/0 roll call vote.

ORDINANCE 24-10A: A Tim Shaw/Shawn Prebil motion to approve the first reading, waive the second reading and adopt City of Edgerton Ordinance 24-10A: Ordinance Annexing Lands on Sherman Rd from the Town of Fulton to the City of Edgerton passed on a 6/0 roll call vote.

ORDINANCE 24-12: A Candy Davis/Shawn Prebil motion to approve the first reading, waive the second reading and adopt City of Edgerton Ordinance 24-12: Ordinance to Amend Section 134-1 Ward Boundaries and Aldermanic District Boundaries, City of Edgerton passed on a 6/0 roll call vote.

PROCLAMATION FOR PATRIOTIC CONCERT DAY: A Jim Burdick/Shawn Prebil motion to adopt City of Edgerton Proclamation Recognizing June 29th as Patriotic Concert Day passed on a 6/0 roll call vote.

Being no other business before the Council, a Shawn Prebil/Candy Davis motion to adjourn passed, all voted in favor.

Wendy Loveland
City Clerk
Adopted July 1, 2024

Memo

To: Common Council
From: Staff
Date: 6/28/2024
Re: June 17, 2024 Meeting

2024 Mill and Overlay Bid Award - On June 20, 2024 bids were opened for the 2024 Asphalt Mill and Overlay project for the milling and overlay of West Rollin Street, Stoughton Road and Lyons Street. The lowest responsible bid was submitted by Tri-County Paving.

CONTRACTOR	TOTAL COST
TRI-COUNTY PAVING	\$150,665.00
PAYNE AND DOLAN	\$152,348.25
ROCK ROAD	\$171,299.61

Staff recommends awarding the contract to Tri-County Paving in the amount of \$150,665.00. Funding for this project will come from current year street maintenance funds, much of which is from the increase in Shared Revenue.

Edgerton Tobacco Heritage Days Event Packet: In 2023 the Finance Committee approved the packet with the following conditions:

- Park can remain open until midnight on Friday and Saturday
- Waived all fees-including snow fence installation
- No alcohol ticket sales after 11:30
- Event pay ½ OT costs for Police.

This year the Event Organizers are requesting a city staff member be available Saturday afternoon to empty garbage cans. They are aware there is an additional charge. The event packet also includes a request from a baseball league for permission to sell bottled water as a fund raiser while the City's concession stand is open.

The Committee should decide the following:

- Will the City waive the \$400 rental fee? (\$350 deposit does not usually get waived)
- Will the City allow the Park to be open past dusk? If so, what time?
- Will the City prohibit alcohol sales after a certain time? If so, what time?
- Will the City waive the fees for the fence installation? (Estimated staff time costs to install and remove \$1,000)

- Will the Event be responsible for Police OT? If so, how much?
- Will the Event be responsible for DPW extra staff hours on Saturday? (Estimated to be \$84)
- Will the City waive all DPW fees except for the charge for waste removal on Saturday?
- Will the city allow the baseball league to sell water in bottles while the concession stand is open?

Policy regarding private property on sidewalk and sandwich board signs: Currently permits for private property on sidewalk and sandwich board signs are granted by the city council. Does the Committee wish to change the approval process to an administrative approval process similar to other sign permits?

IT vendor services: The City's long-time IT vendor, Phoenix Consulting, has closed its operations. Staff is reviewing proposals from several vendors that will be presented at a future meeting, but recommends we sign the attached General Client Agreement with Crystal Computer Consulting. This would allow us to call Crystal Computers in an emergency. The Agreement does not commit the city to a future contract with Crystal Computers.

Ready for Reuse Resolution: The WDNR Ready for Reuse Loan Program could be a source of 0% interest loan funding to pay for the cap and fill that is required at the 407 N Main St project. While conversations related to the development agreement with the developer are ongoing, the attached resolution will be required if the City applies for Ready for Reuse Funding.

Pool Router: The pool is having issues with the security cameras being off line. Three Blind Mice has diagnosed the problem to be the router that is not strong enough due to its age.

Three Blind Mice provided two different estimates to resolve our issue costing either \$322.50 or \$212.50. The Aquatics Director recommends the more robust equipment because it would be adequate to offer wifi to pool customers.

**CITY OF EDGERTON
RESOLUTION 17-24**

**Resolution Authorizing the Submittal of a Grant Application to the
Wisconsin Ready for Reuse Loan and Grant Program**

A **RESOLUTION** authorizing the submittal of a grant application for the 407 N Main St property by the City of Edgerton City Council and the subsequent appropriation of City of Edgerton funds for a Wisconsin Ready for Reuse Grant.

WHEREAS, The City of Edgerton recognizes that the remediation and redevelopment of brownfields is an important part of protecting Wisconsin's resources; and

WHEREAS, in this action the City of Edgerton City Council has declared its intent to complete the Ready for Reuse Grant activities described in the application if awarded funds; and

WHEREAS, the City of Edgerton will maintain records documenting all expenditures made during the Ready for Reuse Grant period; and

WHEREAS, the City of Edgerton will allow employees from the Department of Natural Resources access to inspect the grant site or facility and grant records; and

WHEREAS, the City of Edgerton will submit a final report to the Department which will accompany the final payment request.

IT IS, THEREFORE RESOLVED THAT: The City of Edgerton Common Council requests funds and assistance available from the Wisconsin Department of Natural Resources under the Ready for Reuse Program and will comply with state rules for the program; and

HEREBY AUTHORIZES the City Administrator to act on the behalf of the City of Edgerton to: submit an application to the State of Wisconsin for financial aid for Ready for Reuse Grant purposes, sign documents, and take necessary action to undertake, direct, and complete approved grant activities.

This resolution was adopted July 1, 2024

Motion by:

Seconded by:

Roll Call: Yeas: Noes:

Dated: July 1, 2024

Christopher W. Lund, Mayor

ATTEST:

Wendy Loveland, City Clerk

