

MINUTES
CITY OF PORT WASHINGTON
COMMON COUNCIL MEETING
Tuesday, May 15, 2018, 7:30 P.M., City Hall

1. ROLL CALL- A duly convened meeting of the Common Council was called to order at 7:30 p.m. by Mayor Becker. Council members present: Aldermen Mike Ehrlich, Paul Neumyer, Michael Gasper, Dan Benning, Jonathan Pleitner, Patrick Tearney and John Sigwart. Also present: City Engineer Rob Vanden Noven, City Attorney Eric Eberhardt, City Administrator Mark Grams and City Clerk Susan Westerbeke.

2. PLEDGE ALLEGIANCE TO THE FLAG- The Pledge of Allegiance was recited.

3. CONSENT AGENDA

A. Approve Minutes Of Previous Meeting

B. Approve Original Operator License Applications

C. Approve Temporary Class B Retailers License Applications

D. Approve Event Cabaret License Applications

MOTION MADE BY ALDERMAN PLEITNER, SECONDED BY ALDERMAN BENNING TO APPROVE THE MINUTES OF THE PREVIOUS MEETING AS PRESENTED; ORIGINAL OPERATOR LICENSES AS PRESENTED, TEMPORARY CLASS B RETAILERS LICENSES AS PRESENTED AND EVENT CABARET LICENSES AS PRESENTED. Motion carried unanimously.

4. MAYOR'S BUSINESS

A. Proclamation For VFW Buddy Poppies- Mayor Becker read the proclamation and encouraged residents to donate to this good cause.

B. Approve Appointments To Boards, Commissions, Committees and Teams- Mayor Becker requested a motion to approve the appointments as presented. MOTION MADE BY ALDERMAN PLEITNER, SECONDED BY ALDERMAN EHRLICH TO APPROVE THE APPOINTMENTS AS PRESENTED. Motion carried unanimously.

5. OFFICERS'/STAFF REPORT

A. Update On 2018 Street Improvement Project- The City Engineer reported the water main and storm sewer is being completed. Crestview Drive underground work will start next week.

B. Update On Repair To Breakwater Gateway Project- The City Engineer reported that the damaged railing has been replaced. The soil stabilization work will begin soon.

C. Informational Update On Proposed St. Mary's School Redevelopment Project (Ansay Development)- Ansay Development presented concept plans for this redevelopment project. Ansay is requesting TIF funding for this project. Discussion was held regarding the plan and parking with the existing church and proposed development area. The City's TIF Consultant Christy DeMaster was present to review TIF district financing and pay as you go financing.

D. Presentation And Possible Action On TIF Financing For Lake Harbor Loft Project (Former Victors Site, Ansay Development)- Ansay Development was present to review the concept plans for the proposed project. TIF financing is being requested for site remediation and demolition of the existing building. The City's TIF consultant Christy DeMasters was present to review TIF financing options for this project. The Finance and License Committee has reviewed the financing option and is recommending approval. MOTION MADE

BY ALDERMAN BENNING, SECONDED BY ALDERMAN EHRLICH TO HAVE CITY STAFF CONTINUE DISCUSSION WITH ANSAY DEVELOPMENT AND CREATE A DEVELOPERS AGREEMENT. AN AMENDED MOTION WAS MADE BY ALDERMAN GASPER, SECONDED BY ALDERMAN SIGWART TO PUT A \$300,000 CAP ON THE AMOUNT AND NOT TO INCLUDE THE DEMOLITION OF THE BUILDING. VOTE TAKEN ON THE AMENDED MOTION, AYE: 2 (GASPER, SIGWART) NOES: 5 (EHRLICH NEUMYER, BENNING, PLEITNER, TEARNEY). Motion Fails. VOTE TAKEN ON ORIGINAL MOTION MADE BY ALDERMAN BENNING, SECONDED BY ALDERMAN EHRLICH TO HAVE CITY STAFF CONTINUE DISCUSSION WITH ANSAY DEVELOPMENT AND CREATE A DEVELOPERS AGREEMENT. VOTE TAKEN: AYE: 6 (EHRLICH, NEUMYER, BENNING, PLEITNER, TEARNEY, SIGWART) NOES: 1 (GASPER). Motion carried.

6. PUBLIC COMMENTS/APPEARANCES

Your comments are welcome. Please limit your discussion to 3 minutes. If you need more time, please contact the City Administrator and request that your topic be placed on the City Council Agenda.- None.

7. COMMITTEES

A. FINANCE AND LICENSE COMMITTEE

1. Approve Event Permit Applications, Street And Parking Lot Closures (Community Street Festival, Pirate Family Daze Festival, Harborview 8K Run)- The City Clerk reported on the applications. MOTION MADE BY ALDERMAN PLEITNER, SECONDED BY ALDERMAN BENNING TO APPROVE THE EVENT PERMIT APPLICATIONS AS PRESENTED ON THE AMENDED REPORT. Motion carried unanimously.

2. Approve Alcohol Licensed Establishments One-Day Alcohol Premise Extension (Community Street Festival)- The City Clerk reported on the one-day premise extensions. MOTION MADE BY ALDERMAN EHRLICH, SECONDED BY ALDERMAN NEUMYER TO APPROVE THE ONE-DAY ALCOHOL PREMISE EXTENSIONS TO THE ESTABLISHMENTS AS PRESENTED ON THE AMENDED REPORT. Motion carried unanimously.

3. Approve Professional Service Agreement With HydroCorp For Cross-Connection Control Inspection- The City Engineer reported that this is required by the DNR and is for inspection and re-inspection of non-residential properties. This is a two-year agreement. MOTION MADE BY ALDERMAN PLEITNER, SECONDED BY ALDERMAN BENNING TO APPROVE THE TWO-YEAR EXTENSION OF THE AGREEMENT. The City Attorney has not reviewed the agreement and the approval should be subject to that review and approval. AN AMENDED MOTION MADE BY ALDERMAN PLEITNER, SECONDED BY ALDERMAN BENNING TO APPROVE THE TWO-YEAR EXTENSION OF THE AGREEMENT SUBJECT TO THE REVIEW AND APPROVAL OF THE CITY ATTORNEY. Motion carried unanimously.

4. Approve Of Bids For Coal Dock Park Railing- The City Engineer reported on the two bids that were received from Badger Railing and Janke General Contractor. The low bidder was Janke. There is a DNR grant and a donation from Be3 that will be applied to the project cost. MOTION MADE BY ALDERMAN EHRLICH, SECONDED BY ALDERMAN

PLEITNER TO APPROVE THE CHANGE ORDER REQUEST AS PRESENTED. Motion carried unanimously.

5. Approve Of Change Order Request For North Slip Sheet Pile Project- The City Engineer reported that it was discovered during the repair project that there was not adequate support as originally expected, therefore an iron rod extension had to be added. MOTION MADE BY ALDERMAN EHRLICH, SECONDED BY ALDERMAN PLEITNER TO APPROVE THE CHANGE ORDER REQUEST AS PRESENTED. VOTE TAKEN: AYE: 6, NOES: 1 (SIGWART). Motion carried.

B. PERSONNEL COMMITTEE

1. Approve Hiring For Director Of Planning And Development Position- MOTION MADE BY ALDERMAN PLEITNER, SECONDED BY ALDERMAN BENNING TO TABLE THIS ITEM. Motion carried unanimously.

8. BOARDS/COMMISSIONS

A. BOARD OF PUBLIC WORKS

1. Approve WE Energies Request For Easement On Bike Trail- The City Engineer reported on the easement request from We Energies for the placement of electrical cable and duct on City owned land, which is necessary to supply power to the new downtown developments. The new easement is necessary because the existing cables do not track precisely with the existing easement and the new cables will need to perpendicularly cross the bike path to reach the west lot line of the condominium property. MOTION MADE ALDERMAN PLEITNER, SECONDED BY ALDERMAN BENNING TO APPROVE THE WE ENERGIES EASEMENT AS PRESENTED. Motion carried unanimously.

2. Approve Change Order For Additional Sanitary Sewer Lining- The City Engineer reported on the changes to the street improvement program for 2019 and that we will need to televise and likely line the sanitary sewer on a number of streets. The work would be performed by Visu Sewer under this year's contract and the City would save money by televising and attaching this work to this year's bid price. The Board of Public Works recommends approval. MOTION MADE BY ALDERMAN PLEITNER, SECONDED BY ALDERMAN EHRLICH TO APPROVE THE CHANGE ORDER AS PRESENTED. Motion carried unanimously.

3. Review City Storm Water Permit Annual Report- The City Engineer reviewed the annual report, which is required by law that the City provide this to the WDNR. MOTION MADE BY ALDERMAN EHRLICH, SECONDED BY ALDERMAN NEUMYER TO APPROVE THE ANNUAL REPORT AS PRESENTED. Motion carried unanimously.

B. PLAN COMMISSION

1. Public Hearing To Rezone Lands To RS-3 Single Family Detached Residence With An OPD Planned Development Overlay (Reserve At High Bluff- Fiduciary Real Estate Development)- Craig Raddatz from Fiduciary Real Estate Development (FRED) presented the preliminary plat located in The Reserve At High Bluff subdivision. The Public Hearing was open for comment.

* Barb Frank, 1814 Misty Ridge Lane- expressed concerns over the volume of increased traffic the development will bring to Misty Ridge subdivision. Other questions were asked of the developer, which were answered.

*Kim Terry, 1816 Windrush Drive- asked the developer about the density of the development, which the developer reviewed with her.

There being no further public comments A MOTION WAS MADE BY ALDERMAN EHRLICH, SECONDED BY ALDERMAN NEUMYER TO CLOSE THE PUBLIC HEARING. Motion carried unanimously.

2. Ordinance 2018-13 (Rezone A Portion Of Land For The Reserve At High Bluff From RM-2 Multi-Family, To RS-3 Single Family) 2nd Reading-

MOTION MADE BY ALDERMAN EHRLICH, SECONDED BY ALDERMAN NEUMYER TO APPROVE ORDINANCE 2018-13 AS PRESENTED. It was suggested that the motion should include the amended Exhibit A on approved CSM. AN AMENDED MOTION WAS MADE BY ALDERMAN EHRLICH, SECONDED BY ALDERMAN NEUMYER TO APPROVE ORDINANCE 2018-13 WITH AMENDED EXHIBIT A ON APPROVED CSM. Motion carried unanimously.

9. UNFINISHED BUSINESS- None.

10. NEW BUSINESS- None.

11. FORTHCOMING EVENTS- Various upcoming events were mentioned.

12. PUBLIC COMMENTS/APPEARANCES- None.

13. ADJOURNMENT- MOTION MADE BY ALDERMAN EHRLICH, SECONDED BY ALDERMAN NEUMYER TO ADJOURN THE MEETING AT 10:08 P.M. Motion carried unanimously.

Respectfully Submitted:
Susan L. Westerbeke, City Clerk