

VILLAGE OF FREDONIA
VILLAGE BOARD MEETING
June 1, 2006

The regular village board meeting was called to order at 7:01 p.m. by President Hamm. Present: Bill Hamm, Don Dohrwardt, Chris Kunstmann, Bruce Laabs, Joe Short, and Larry Waskiewicz. Also present: Tom Vik from McMahon and Associates, Scott Roberts, Mark Jaeger, Gary Buntrock, Allen Neumann, and Jo Ann Wagner. Arriving later: Kris Roden.

Approve Minutes

Minutes of the May 18, 2006 village board meeting were approved as presented on a **MOTION** by Short, seconded by Kunstmann, and carried.

Payment of Bills

With the addition of a bill for WE Energies in the amount of \$842.16, the general fund, water and sewer bills were approved for payment on a **MOTION** by Short, seconded by Dohrwardt, and carried.

Fermented Malt Beverage License

An original fermented malt beverage license for Jose Camacho, d/b/a Fredonia Family Restaurant, for June 2006, and a renewal fermented malt beverage license for same for July 1, 2006 through June 30, 2007 were approved on a **MOTION** by Dohrwardt, seconded by Kunstmann, and carried unanimously.

Operator Licenses

Original operator licenses for Kari Buss, Jessica Cooper, Brian Rogalski, and David Sparks and renewal operator licenses for Jean Franzen, Timothy Hoffmann, Adam Reas, Patricia Roggenbuck, Niles Schreurs, and Elizabeth Wiedereit were approved on a **MOTION** by Short, seconded by Kunstmann, and carried unanimously.

Use of Fireman's Park

Use of Fireman's Park on June 3, 2006 by the Waubedonia Soccer Club was approved on a **MOTION** by Kunstmann, seconded by Dohrwardt, and carried.

Open Session

Scott Roberts, 701 Fredonia Avenue, questioned if a sign could be added at each entrance to the village requesting no engine braking. This was referred to the Public Works Committee for recommendation. Roberts also questioned if a private citizen could "piggyback" some concrete work with the sidewalk repairs that have been ordered. Hamm stated that if the contractor has time, this could be accomplished and he should discuss this with the Director of Public Works. Roberts then questioned when the sidewalks are inspected as he moved in two years ago in July and the sidewalks were just as bad then. He questioned if this is work that should have been completed by the previous owner. Neumann explained that the sidewalk inspection is done every two years, but it is hard to get a contractor to complete the repairs at a reasonable price. The village crew at times will do the sidewalk replacement, but the village has been short staffed for the past few years for various reasons. Neumann stated that replacement sidewalk will be \$4 per square foot.

Unfinished Business – Property Insurance Renewal

A **MOTION** was made by Short, seconded by Waskiewicz, to change the deductible on the Property Insurance to \$2,500 thereby saving \$568. Motion carried.

Unfinished Business – Ordinance No. 2006-07

A **MOTION** was made by Dohrwardt, seconded by Kunstmann, to adopt Ordinance No. 2006-07 allowing the Architectural Control Board more flexibility in design review. Laabs noted that the Board of Appeals can grant a variance if the building standards are not met and questioned how much latitude the board wants to give to the Architectural Control Board. Dohrwardt stated that the village board has given the Architectural Control Board the responsibility to approve all building aesthetics. Hamm noted that the current Architectural Control Board is very responsible but expressed concern that the

same conscientiousness continues as board members change. Kunstmann stated that at the last meeting the only concern was that the “generally consistent with the following goals” was a separate item equal to the other sections and did not necessarily regulate them. This has been changed to eliminate any confusion. A vote was taken with Dohrwardt and Kunstmann voting aye, and Waskiewicz, Short, Laabs and Hamm voting nay. Motion failed.

Facility Plan for Wastewater Treatment Plant

Tom Vik, from McMahon and Associates, presented a detailed comparison of the Integrated Fixed Film Activated Sludge Process (IFAS) and the Sequencing Batch Reactor (SBR). The comparison shows a savings of \$107,060 on a present worth basis for the SBR system. The first cost is nearly identical but the annual operation and maintenance savings for the SBR is estimated at \$16,650 per year. Over twenty years with an inflation rate of 4% per year, the total savings to the village would be \$457,423. However, the cost share between the village and developer is significantly different for the two systems. For the IFAS option the village share is \$292,500 and the developer’s share is \$3,256,500. For the SBR option the village share is \$1,362,400 and the developer’s share is \$2,180,000. This is based on 100% of the cost of 60% of the development, which is projected to happen within the next twenty years. It was noted that if the developer’s contribution is an impact fee, it cannot be spent on anything other than what it was collected for. Short stated that the village needs to look at the cost for 100% of the development, not 60%. Vik noted that S.E.W.R.P.C. will “weigh in” on what will be allowed in the Facility Plan. It is usually based on projections for twenty years. If needed, an additional tank could be added in the future. This could be at developer’s expense. Discussion followed on impact fees, the pre-annexation agreement with the developers, and the cost difference between the two options. Although the facility plan is a twenty year plan, the cost for 100% build out in the new developments needs to be identified. Action on the Facility Plan was postponed until a future meeting on a **MOTION** by Hamm, seconded by Kunstmann, and carried.

Report from Celebrate Fredonia – May 15, 2006 Meeting

Since no written minutes were available, this report was postponed until the next meeting.

Report from Public Works Committee – May 24, 2006 Meeting

The minutes from the meeting will be presented at the next meeting.

Purchase of New Truck

The cost of a new 2006 dump truck with wing and plow is \$107,779. This includes a stainless steel box. Trade in of the 1987 dump truck is valued at \$10,000. Next year additional pollution equipment is required on these trucks which will increase the cost by about \$5,000. After further discussion a **MOTION** was made by Dohrwardt, seconded by Waskiewicz, to purchase the Sterling dump truck with plow and wing at a cost of \$107,779, with \$90,000 coming from the Capital Projects budget, \$10,000 from the Water Utility and balance from the Equipment Reserve Account, with the 1987 IHC truck being traded for a \$10,000 trade-in price. Motion carried unanimously.

Ordinance No. 2006-09 Amending Sidewalk Ordinance

A **MOTION** was made by Dohrwardt, seconded by Waskiewicz, to adopt Ordinance No. 2006-09 amending the sidewalk ordinance to allow sidewalk inspections before the second board meeting in May of each even numbered year. Discussion followed if the language should be changed to last board meeting or third Thursday in May. No changes were made. Motion carried with Laabs and Hamm opposed.

Report on Meeting with Town of Fredonia on Possible Shared Building

Hamm reported that he attended the Town of Fredonia Building Committee meeting to discuss the possibility of combining a town and village hall. The Town needs to know if the village is interested. If so, a cost share agreement will be needed. The Town did not have a problem building in the village as it would be less expensive since water and sewer is available. The Town will need to submit any building plans to the voters for approval. Hamm noted that he thinks this is a good idea but he does not want to commit the village to anything. Our long range plan had been revised and the village hall was not proposed until 2014. Other items may need to be re-arranged to accommodate building a

village hall. A **MOTION** was made by Short, seconded by Laabs, to instruct the Public Works Committee to work with the Town Buildings Committee on the possibility of a joint village/town hall and to develop a cost share agreement. It was clarified that this is not committing the village to building a village hall – just exploring the possibility. Motion carried.

Report from Public Safety Committee – May 30, 2006 Meeting

The minutes will be presented at the next meeting.

Hire Deputy Marshal

A **MOTION** was made by Short, seconded by Dohrwardt, to approve the hiring of Daniel Wolff as a deputy marshal for the Village of Fredonia. Waskiewicz questioned hiring another person from the Port Washington Department. Wolff will be replacing an officer that had worked for Port Washington. New uniforms will be needed. Motion carried.

Plan Commission Resignation

The resignation of Ludwig Miller from the Plan Commission was accepted on a **MOTION** by Dohrwardt, seconded by Short, and carried.

Plan Commission Appointment

Hamm will recommend an appointment at the next meeting.

Report from Director of Public Works

The written report was reviewed. Neumann reported that the St. Rose Avenue fine grading was finished today and asphalt is scheduled for Monday. The South Milwaukee Street sidewalk project was also started today.

Report on Operations of Wastewater Treatment Plant

Buntrock submitted the monthly report for April. He has also received the engineering report for effluent p.h. monitoring. This will need to be approved by the Department of Natural Resources.

Resolution No. 2006-F Approving Compliance Maintenance Annual Report

Buntrock submitted a revised page 23 for the Compliance Maintenance Annual Report (CMAR). Some points were generated in the Financial Section because the sewer use rates were not officially reviewed since 2002. The rates will be reviewed in 2006. With the new page submitted, and the recommendation that the sewer use rates be reviewed in 2006, Resolution No. 2006-F approving the CMAR was adopted on a **MOTION** by Short, seconded by Dohrwardt, and carried.

Report from Clerk-Treasurer

The report from the Clerk-Treasurer was reviewed.

Items for Future Board Meetings

The status of the clean up project on Wisconsin Street and the property at 423 Fredonia Avenue will be discussed at the next meeting. Also questioned was the continuous bike sale in the village. Hamm noted that the village should consider having the developer install a generator at required lift stations. Neumann suggested that a portable generator allows more options and could serve up to three locations.

The lower deck on the Maple Lawn playground equipment is broken.

The meeting adjourned at 9:06 p.m. on a **MOTION** by Short, seconded by Dohrwardt, and carried.