



REGULAR CITY COUNCIL MEETING
MONDAY, MAY 12, 2014 – 7:00 PM
COUNCIL CHAMBERS, CITY HALL

MINUTES

1. Mayor Connors calls the meeting to order at 7:00pm.

2. Pledge of Allegiance – Alderman Kupsik

3. Roll Call

Present: Chappell, Wall, Kordus, Hill, Kupsik, Taggart, Lyon, Kehoe (late)
Also Present: Attorney Draper, Administrator Jordan, Clerk Neubeck

4. Awards, Presentations, and Proclamations

None

5. Re-consider business from previous meeting

None

6. Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will to be limited to 5 minutes.

Terry O'Neil, 954 George Street, said if the City ends TIF #4 it would drop taxes for residents. He added he is against any City entity accepting monetary donations as it would sway their opinions especially as it pertains to a pavilion in Flat Iron Park. He stated the City should not put a limit on how much building owners can spend on repairing their buildings, and suggested the City delete that sentence from Ordinance 14-03. He concluded the City is not properly funding retirees' pensions based on the OPEB study.

Ed Yaeger, Water Street, said TIF #4's lack of success is due to a failure of the honor system. He added there is enough funding within it to sufficiently fund current projects.

Kevin Fleming, 1032 Wisconsin Street, stated the Lake Geneva Business Improvement District's Board of Directors supports keeping the TIF #4 open based upon the viability of the downtown business climate.

Darien Shaefer, 201 Wrigley Drive, stated the Lake Geneva Chamber of Commerce and Convention and Visitor's bureau supports the parking structure because it avoids raising taxes on Lake Geneva residents.

Spyro Condos, 1760 Hillcrest Drive, mentioned the improvements done to Lake Geneva through TIF projects and their impact on the City. He stated Lake Geneva had successful TIFs because of the high increment produced within the City. He said the ultimate goal of TIFs is to provide jobs for people.

Alderman Kehoe arrived at 7:15pm.

Tom Hartz, 1051 Lake Geneva Boulevard, asked the Council to leave TIF #4 open in order to build a parking structure which would provide necessary parking spots as noted by the City's recent parking study, and the propose parking structure would be designed in a way as to not have a negative impact on the visuals of downtown.

7. Acknowledgement of Correspondence

Clerk Neubeck acknowledge correspondence from John Button asking Mayor Connors to accept his resignation from the Parking Commission. He also noted letters from the Lake Geneva Business Improvement District's Board of Directors, Beverly and Jeffrey Leonard, and President of the Lake Geneva Chamber of Commerce Darien Schaefer in support of keeping TID #4 open.

8. Approve Regular City Council Meeting minutes of April 28, 2014 as prepared and distributed

Motion #1: Alderman Kupsik move to approve Regular City Council Meeting minutes of April 28, 2014 as prepared and distributed, Alderman Lyon seconded, and the motion passed unanimously.

9. CONSENT AGENDA. Any item listed on the consent agenda may be removed at the request of any member of the Council. The request requires no second, is not discussed, and is not voted upon.

A. Original 2013-2014 Operator (Bartender) License applications filed by Barbara Godan, James Roberts, Amber Mahoney, Alicia Loeffler, and Kaleb Fisher

B. Park Reservation Permit application filed by Cristen Marzula on behalf of the Universal Cheerleaders Association for Seminary Park from July 3, 2014 to July 7, 2014 (*recommended at the April 2, 2014 Board of Park Commissioners meeting*)

Motion #2: Alderman Kupsik moved to approve the Consent Agenda as read into the record, Alderman Kordus seconded, and the motion passed unanimously.

10. Items removed from the Consent Agenda

11. First Reading: Ordinance 14-03, amending Chapter 98 of the Lake Geneva Zoning Ordinance regarding nonconforming uses (*recommended at the April 21, 2014 Plan Commission Meeting*)

12. Discussion/Approval of naming rights for Flat Iron Park pavilion

Motion #3: Alderman Kupsik moved to continue this item to the May 27th meeting, Alderman Hill seconded, and the motion passed unanimously.

13. Plan Commission Recommendations – Alderman Kupsik

A. Resolution 14-R29, a Conditional Use Application filed by Paul Lauterbach, 914 Bennett Ct. Walworth, WI 53184 on behalf of Lake Geneva Tennis Club, to operate and Indoor Tennis Club (Physical Activity Studio) in the Planned Business Park (PBP) zoning district in a proposed building on Veterans Parkway Tax Key No's ZLGBP 200029 & ZLGBP 200030 (*continued from the April 28, 2014 City Council Meeting*)

Motion #4: Alderman Kupsik moved to continue this item to the May 27th meeting Alderman, Alderman Kehoe seconded, and the motion passed unanimously.

14. Finance, License and Regulation Committee Recommendations – Alderman Lyon

A. Discussion/Action on keeping TIF #4 open

Alderman Lyon stated the Finance, License and Regulation Committee decided to send this item to Council without a recommendation in order to have discussion take place here.

Motion #5: Alderman Wall moved to close TIF #4, no second occurred, and the motion failed.

Motion #6: Alderman Lyon moved to keep TIF #4 open, and Alderman Kehoe seconded.

Alderman Lyon stated closing this would sabotage voter decision on this project as well as the project itself.

Alderman Hill read off a lengthy list of successful projects as funded by TIFs throughout the City. She added the City Council has been good stewards, and the TID closes in two years anyway.

Alderman Wall said it is the responsibility of elected officials to listen to their constituents. He questioned the need to keep the TIF open as the amount in it by the end of the year exceeds the estimated cost of the parking structure.

Alderman Chappell concurred with the list of projects noted by Alderman Hill. She asked what projects could be funded if the TIF #4 was closed.

Administrator Jordan noted some projects which could be done if it was closed.

Alderman Taggart stated a parking structure would not solve all parking problems, but it would greatly lessen the problems caused downtown without sufficient parking.

Alderman Kordus stated it would be irresponsible to close the TIF this year before a referendum is posed to voters.

Alderman Kupsik said it would be premature to close the TIF before the projects noted by Alderman Hill are completed.

Administrator Jordan explained if the TIF was closed, only projects in escrow could be completed.

Mayor Connors explained a design has not been selected of the parking structure yet.

Alderman Chappell asked if the City is in violation of any law in keeping TIF #4 open.

Attorney Draper said he is not aware of any violation.

Motion #6 passed 7-1 with Alderman Wall voting no.

- B. Discussion/Action on renewal of a CD in the amount of \$313,249.87 maturing on May 16, 2014**
Motion #7: Alderman Lyon moved to renew a CD in the amount of \$313,249.87 maturing on May 16, 2014 at Talmer Bank for six months at 0.15%, Alderman Hill seconded, and the motion passed unanimously.
- C. Discussion/Action on renewal of a CD in the amount of \$58,675.50 maturing on May 22, 2014**
Motion #8: Alderman Lyon moved to renew a CD in the amount of \$58,675.50 maturing on May 22, 2014 at the Community Bank of Delavan in combination with an additional amount of \$5,297 for twelve months at a 0.4% interest rate, Alderman Wall seconded, and the motion passed unanimously.
- D. Discussion/Action on renewal of a CDARS in the amount of \$600,000.00 maturing on May 22, 2014**
Motion #9: Alderman Lyon moved to approve a renewal of a CDARS in the amount of \$600,000.00 maturing on May 22, 2014 at the Community Bank of Delavan for twelve months with a 0.4% interest rate, Alderman Kordus seconded, and the motion passed unanimously
- E. Acceptance of the OPEB Actuarial Valuation by Menard Consulting, Inc.**
Motion #10: Alderman Lyon moved to accept the OPEB Actuarial Valuation by Menard Consulting, Inc., and Alderman Kupsik seconded.

Administrator Jordan explained this was recommended by the City's auditors, he and Comptroller Pollitt reviewed it, and the numbers seemed to be in line. He noted this study is not for retirement; rather, it is for health insurance and medical leave for non-protective service employees. He added the cost would decrease each year as a result.

Alderman Hill questioned the figures presented.

Administrator Jordan explained different rates of retirement have affected the study. He noted the amount of money set aside each year.

Motion #10 passed unanimously.

15. Presentation of Accounts – Alderman Lyon

A. Purchase Orders (none)

B. Prepaid Bills in the amount of \$3,570.01

Motion #11: Alderman Lyon moved to approve Prepaid Bills in the amount of \$3,570.01, Alderman Kupsik seconded, and the motion passed unanimously.

C. Regular Bills in the amount of \$258,979.31

Motion #12: Alderman Lyon moved to approve Regular Bills in the amount of \$258,979, and Alderman Kupsik seconded.

Alderman Kupsik asked about the payout to Mohr Construction, and he noted Comptroller Pollitt informed him there is only a couple thousand dollars left for that draw.

Alderman Hill asked about the bill from Vandewalle & Associates for the Park Plan and why it would be paid from the General Fund.

Mayor Connors explained the purpose of the Plan is to qualify for grants.

Motion #12 passed unanimously.

D. Acceptance of March, 2014 Treasurer's Report

Motion #13: Alderman Lyon moved to accept the March, 2014 Treasurer's Report, Alderman Wall seconded, and the motion passed unanimously.

16. Mayoral Appointments – Mayor Connors

- Parking Commission
 - Appointment of Todd Krause to May 1, 2015 (balance of John Button's term)
- Plan Commission
 - Reappointment of John Gibbs to May 1, 2017
 - Reappointment of Brian Poetzing to May 1, 2017
- Cemetery Commission
 - Appointment of Theresa Klein to May 1, 2016
- Board of Park Commissioners
 - Reappointment of David Quickel to May 1, 2017

Mayor Connors noted Mr. Poetzing did not want to be reappointed, and asked his name to be withdrawn.

Motion #14: Alderman Hill moved to approve Mayoral Appointments as read by Mayor Connors, Alderman Wall seconded, and the motion passed unanimously.

17. Adjournment

Motion #15: Alderman Kordus moved to adjourn, Alderman Hill seconded, and the motion passed unanimously.

The meeting adjourned at 7:57pm.

Tim Neubeck, City Clerk.

THESE ARE NOT OFFICIAL MINUTES UNTIL APPROVED BY THE COMMON COUNCIL