



**REGULAR CITY COUNCIL MEETING**  
**TUESDAY, DECEMBER 26, 2017 – 6:00 PM**  
**COUNCIL CHAMBERS, CITY HALL**

**AGENDA**

1. Mayor Kupsik calls the meeting to order
2. Pledge of Allegiance – Alderperson Straube
3. Roll Call
4. Awards, Presentations, and Proclamations
5. Re-consider business from previous meeting
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 be limited to 5 minutes.
7. Acknowledgement of Correspondence
8. Approve Regular City Council Meeting minutes of December 11, 2017, as prepared and distributed
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. Temporary Class “B”/“Class B” Retailer’s License application filed by St. Francis De Sales for the sale of wine for the St. Francis De Sales Parish Chili Cook-Off, 148 W. Main St on Saturday, February 3, 2018 from 5:00 to 10:30 pm.
  - b. Temporary Operator License application filed by Kenneth Cramer on behalf of St. Francis De Sales on February 3, 2018 from 5:00 to 10:30 pm.
  - c. Original Taxi Driver License application filed by Joseph T. Stewart (*approved by Police Chief informational only*).
  - d. Original 2017-2018 Operator’s (Bartender) License application filed by Emily Anne Derra
10. Item(s) removed from the Consent Agenda
11. **Finance, License and Regulation Committee Recommendations of December 19, 2017 – Ald. Kordus**
  - a. Discussion/Action on allocating Public Works Auction proceeds of \$55,161 to the Equipment Replacement Fund
  - b. Discussion/Action on Payne & Dolan’s Pay Request #2 for the 2017 Street Improvement Program in the amount of \$29,918.38 funded from Capital Projects

- c. Discussion/Action on Payne & Dolan's Pay Request #4 for Main Street Widening Project for \$19,086.37 funded from Capital Projects
- d. Discussion /Action on payment to B& J Tree & Landscape Service, Inc in the amount of \$18,600.00 for Beach Retaining Wall from Lakefront Fund
- e. Discussion/Action of the Bid Award to RoDella, Inc as Veteran's Park Concessionaire for \$1,500 annually.
- f. Discussion/Action seeking Request for Proposals for a Dunn Field Concessionaire with \$300 minimum annual bid
- g. Discussion/Action of **Resolution 17-R69** an Amendment to the Lakefront and Parking Fund Budgets for Beach Operating Hours Reduction
- h. Discussion/Action of Revising the Planning & Engineering Cost Recovery Agreement for Services to provide for an upfront Deposit
- i. Discussion/Action on **Resolution 17-R71** regarding 2017 and 2018 Capital Improvement Budgets
- j. Discussion/Action on **Resolution 17-R72** regarding 2017 and 2018 Equipment Replacement Budgets

**12. Plan Commission Recommendations of December 18, 2017 – Ald. Skates**

- a. Discussion/Action on **Resolution 17-R70** regarding the amendment the existing Conditional Use Permit (CUP) filed by Lake Geneva 50120, LLC., 3000 Dundee Rd. Suite 408, Northbrook, IL, 60062 for 281 N Edwards Blvd. to allow the proposed exterior façade changes at Tax Key No. ZA297300001.
- b. Discussion/ Action regarding an Extraterritorial Jurisdiction (ETJ) CSM for Lots on Longwood Drive in the Town of Geneva filed by Martin Arenson, 23442 N. Wildwood Lane, Deerfield, IL 60015, filed by Lowell Management Services, PO Box 926, Lake Geneva, WI 53147, adjusting lot lines for lots 1, 2, & 3, Tax Key Nos. JLW 00001, JLW 00002, JLW 00003, JLW 00004, JLW 00008, JLA471100001.
- c. Discussion/ Action to amend the Existing General Development Plan (GDP), application filed by Fairwyn SB, Inc., 875 Townline Road, Lake Geneva, to allow for the relocation of the proposed Duplex Housing for the Symphony Bay Development, near Cadence Circle & Soprano Drive.
- d. Discussion/ Action to amend a Precise Implementation Plan (PIP), application filed by Fairwyn SB, Inc., 875 Townline Road, Lake Geneva, to allow for the relocation of the proposed Duplex Housing for the Symphony Bay Development, near Cadence Circle & Soprano Drive.

**13. Presentation of Accounts – Ald. Kordus** *(Recommended by Finance, License and Regulation Committee on December 19, 2017)*

- a. Purchase Orders (none)
- b. Prepaid Bills in the amount of \$6,226.51
- c. Regular Bills in the amount of \$143,309.36

**14. Mayoral Appointments**

- a. Appointment of Penelope (Penni) Jones to the Avian Committee with a term expiring May 1, 2018

**15. Adjournment**

*Requests from persons with disabilities, who need assistance to participate in this meeting or hearing, should be made to the City Clerk's office in advance so the appropriate accommodations can be made.*

12/21/2017 1:00 PM

cc: Aldermen, Mayor, City Admin., Attorney, Dept. Heads, Media

**REGULAR CITY COUNCIL MEETING  
MONDAY, DECEMBER 11, 2017 – 6:00 PM  
COUNCIL CHAMBERS, CITY HALL**

Mayor Kupsik called the meeting to order at 6:00 p.m.

Aldersperson Flower led the Pledge of Allegiance.

Roll Call

Alderspersons Present: Kordus, Skates, Howell, Halverson, Heldlund, Flower, and Chappell

Alderspersons Absent: Straube

Guests Present: City Attorney Draper, City Administrator Oborn, and City Clerk Kropf

Awards, Presentations, and Proclamations

None

Re-consider business from previous meeting

None

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 be limited to 5 minutes.

Casey Skeike; Ridge Rd; Spoke in opposition of the discontinuance of the agreement with GLEA.

Ted Peters; Director of GLEA; Spoke in opposition of the discontinuance of the GLEA. He also identified all of the responsibilities and duties of GLEA.

Dick Malmin; N1991 S Lakeshore Dr; Spoke in opposition of the discontinuance of GLEA. He applauded Ted Peters for his work with GLEA.

Mary Jo Fesenmaier; 1085 S Lakeshore Dr; Spoke in opposition of the discontinuance of GLEA. She also encouraged to allow citizens to serve on the committee.

Tom Reynolds; 253 Penny Ln; Spoke in opposition of the discontinuance of GLEA. Also applauded Ted Peters for his work with GLEA.

Maureen Marks; 834 Dodge St; Spoke in opposition of the discontinuance of GLEA. She encouraged the Council to attend the GLEA meetings.

Rick Pappus; Fontana; Spoke in opposition of the discontinuance of GLEA.

Spark Lombard; Williams Bay; Spoke in opposition of the discontinuance of GLEA.

Amanda Moler; Beloit; Police Dispatcher; Spoke in opposition of the increase of the spousal surcharge and health insurance.

Rebecca Kostman; Burlington; Spoke in opposition of the health insurance cost changes. She wants to see a lower cost option for the lower paid employee.

Jo Busch; Works at Utilities; Spoke in opposition of the changes to the health insurances costs. She proposed charging the employees with the family health insurance 10% of the difference between a family plan and single plan.

Holly Puvich; Works at the Police Department; Spoke in opposition of the proposed health insurance cost changes.

Bill Hemp; Spoke in opposition of discontinuance of GLEA.

### Acknowledgement of Correspondence

Clerk Kropf noted that she had received two items of correspondence regarding the Geneva Lake Environmental Agency Agreement and those had been distributed to the Council.

City Administrator Oborn explained that the next regularly scheduled Council meeting was set for December 25, 2017, but due to the holiday the meeting would occur on Tuesday, December 26, 2017.

Council President Kordus stated that the January Committee of the Whole had been canceled, due to the holiday, as well.

Approve Regular City Council Meeting minutes of November 27, 2017, as prepared and distributed  
Motion by Kordus to approve the minutes, second by Skates. Motion carried 7-0.

### CONSENT AGENDA

Original 2017-2018 Operator's (Bartender) License applications filed by Marie Elena Castro, Stacy Hudson, and Candice Marie Jasper

Discussion/ Action of **Resolution 17-R65** approving the Appointment of the City of Lake Geneva Election Inspectors for the term of January 1, 2018 through December 31, 2019

Motion by Skates to approve the consent agenda, second by Kordus. Motion carried 7-0.

Item(s) removed from the Consent Agenda

None

### **Finance, License and Regulation Committee Recommendations of December 5, 2017 – Ald. Kordus**

Discussion/Action of Lake Geneva Boat Line, Inc. Contract Extension for one additional year with 3% increase and replacement of sales shack

Motion by Kordus to approve, second by Skates. Kordus noted that this is an extension for the owner's bank purposes. The agreement also outlines that the sales shack will be replaced. Motion carried 7-0.

Discussion/Action on **Resolution 17-R66** establishing the 2018 West End Pier Slip, Lagoon Slip, Buoy, Dinghy, Kayak and Paddleboard Rack Rates

Motion by Kordus to approve, second by Halverson. Kordus stated that this had been discussed in length at Piers & Harbors Committee meetings and during the budget process. Motion carried 7-0.

Discussion/Action on West Pier Camera installation for an amount not to exceed \$4,200 from the Lakefront Fund

Motion by Kordus to approve, second by Skates. Kordus explained that this was an inexpensive option to provide added security to that area. Motion carried 7-0.

Discussion/Action on 2018 Water Safety Patrol Lifeguard Agreement for \$34,955.00

Motion by Kordus to approve, second by Flower. Kordus noted that this is an annual agreement and recommended no changes. Motion carried 7-0.

### **Discussion/Action on Employee Health Benefits costs and programs including:**

Claims Paid 6 Month Rolling Average

No action was taken on this item.

**Resolution 17-R67** approving the Employee Clinic with Aurora; extending clinic hours to all employees and City insured dependents

Motion by Kordus to approve, second by Skates. Kordus explained that this would extend the clinic to all City employees (full-time and part-time) and would be available to all City insured dependents. Oborn added that the clinic is looking to hire a nurse practitioner soon and be open in mid-January 2018. Motion carried 7-0.

Fully Insured plans including the Anthem plan and the State Health Plan

Oborn explained to the Council that he had asked Anthem for their pricing on health insurance sometime ago and this is what they offered. He noted that he did not recommend moving to Anthem due to unfavorable pricing. Kordus offered this item as a report out to the Council only. No action was taken.

**Resolution 17-R68** establishing an Employee Health Benefit Family Premium Contribution

Motion by Kordus to approve 17-R68 as proposed, second by Hedlund. Oborn noted that the premium share wouldn't be effective until March 1, 2018 and that only employees holding the family insurance plan would be charged. The current proposed employee contribution amount would be 10% of the COBRA family rate of \$2,736.94 or \$273.69 per month. Flower expressed concern with the amount, especially for those individuals who are currently paying the spousal surcharge. She also stated the urgency to really start investing and educating the state health plan.

Motion to amend by Flower that the employee contribution amount be 10% of the difference between the COBRA family rate (\$2,736.94) and the COBRA single rate (\$1,310.57) equaling \$142.64 per month, effective March 1, 2017, second by Chappell.

Amendment to the motion carried 4-3, with Kordus, Hedlund, and Howell voting noe.

Original motion as amended was re-read. Motion carried 6-1, with Kordus voting noe.

Spousal Surcharge (At 12/5/2017 Finance, License, and regulation Committee: Motion by Hedlund to approve the spousal surcharge staying at ten percent of the COBRA rate and refer to Council for consideration, second by Halverson. Motion carried 4-1, with Kordus voting noe.)

Motion by Kordus to keep the spousal surcharge at 10% of the COBRA single rate, second by Hedlund. Kordus noted that the resolution did suggest changing the percentage to twenty-five, but did not recommend the change. Skates stated that he would like to see the surcharge abolished entirely. Chappell inquired that if the Council were to abolish it at this time, could spouses then still get on the City plan before the end of open enrollment. Oborn noted that the City's open enrollment was set to close on December 12, 2017, so they could but it would be a very short window. Motion carried 4-3, with Flower, Skates, and Chappell voting noe.

Discussion/Action of Revised City Organizational Chart with revisions for City Hall and Library

Motion by Kordus to approve, second by Flower. No discussion. Motion carried 7-0.

Discussion/Action of **Resolution 17-R63** approving the 2018 Full-Time Pay Scale and Grades

Motion by Kordus to approve, second by Chappell. No discussion. Motion carried 7-0.

Discussion/Action of **Resolution 17-R64** approving the 2018 Part-Time Pay Scale and Grades

Motion by Kordus to approve, second by Hedlund. No discussion. Motion carried 7-0.

Discussion/ Action of Geneva Lake Environmental Agency (GLEA) Agreement Responsibilities, and Funding (At 12/15/2017 Finance, Regulation Committee meeting: Motion by Kordus, to send notification to GLEA to identify the City's intent not to renew the agreement for 2019, second by Hedlund. Motion failed 2-3, with Halverson, Howell, and Skates voting noe)

Motion by Kordus to notify the Geneva Lake Environmental Agency on or before January 1, 2018 of the City's intent not to renew the agreement for 2019, second by Hedlund. Kordus noted that this came about during the budget time as far as how the funds were being used and if the funds were appropriate. The intent of the motion, he added, is to give the City the opportunity to review the agreement and possibly renegotiate. Motion failed 3-4, with Skates, Flower, Halverson, and Howell voting noe.

Flower left the meeting at 7:45 p.m.

Discussion/ Action of **Resolution 17-R69** an Amendment to the Lakefront and Parking Fund Budgets for Beach Operating Hours Reduction

Motion by Kordus to approve, second by Hedlund. Kordus noted that this would be a resolution to amend the budget. Draper noted that for this item to pass, all six alderpersons present would need to vote in favor. Motion failed on a roll call vote 5-1, with Kordus voting no.

**Presentation of Accounts – Ald. Kordus** (*Recommended by Finance, License and Regulation Committee on December 5, 2017*)

Purchase Orders (none)

Prepaid Bills in the amount of \$567.44

Motion by Kordus to approve, second by Skates. No discussion. Motion carried on a roll call vote 6-0.

Regular Bills in the amount of \$142,083.43

Motion by Kordus to approve, second by Hedlund. No discussion. Motion carried on a roll call vote 6-0.

**Mayoral Appointments**

None

**Adjournment**

Motion by Kordus to adjourn the December 11, 2017 meeting of the City Council, second by Skates. Motion carried 6-0. The meeting of the City Council adjourned at 7:54 p.m.

**MINUTES ARE NOT OFFICIAL UNTIL APPROVED BY THE CITY COUNCIL**

### Application for Temporary Class "B" / "Class B" Retailer's License

See Additional Information on reverse side. Contact the municipal clerk if you have questions.

FEE \$ 10.00

Application Date: 12/1/2017  
County of Walworth

Town  Village  City of Lake Geneva

The named organization applies for: (check appropriate box(es).)

- A Temporary Class "B" license to sell fermented malt beverages at picnics or similar gatherings under s. 125.26(6), Wis. Stats.
- A Temporary "Class B" license to sell wine at picnics or similar gatherings under s. 125.51(10), Wis. Stats.

at the premises described below during a special event beginning 2/3/2018 and ending 2/3/2018 and agrees to comply with all laws, resolutions, ordinances and regulations (state, federal or local) affecting the sale of fermented malt beverages and/or wine if the license is granted.

1. Organization (check appropriate box) →
- Bona fide Club  Church  Lodge/Society
  - Chamber of Commerce or similar Civic or Trade Organization
  - Veteran's Organization  Fair Association

(a) Name ST FRANCIS DE SALES PARISH

(b) Address 148 W MAIN ST LAKE GENEVA WI 53147  
(Street)  Town  Village  City

- (c) Date organized \_\_\_\_\_
- (d) If corporation, give date of incorporation \_\_\_\_\_
- (e) If the named organization is not required to hold a Wisconsin seller's permit pursuant to s. 77.54 (7m), Wis. Stats., check this box:

(f) Names and addresses of all officers:

President FATHER MARK DANCZYK - PASTOR

Vice President FATHER SERGIO LIZAMA - ASSOCIATE PASTOR

Secretary \_\_\_\_\_

Treasurer \_\_\_\_\_

(g) Name and address of manager or person in charge of affair: KEN CRAMER 3 HIGHWOOD COURT WILLIAMS BAY, WI 53191

2. Location of Premises Where Beer and/or Wine Will Be Sold, Served, Consumed, or Stored, and Areas Where Alcohol Beverage Records Will be Stored:

- (a) Street number 148 W MAIN ST LAKE GENEVA WI 53147
- (b) Lot \_\_\_\_\_ Block \_\_\_\_\_
- (c) Do premises occupy all or part of building? PART
- (d) If part of building, describe fully all premises covered under this application, which floor or floors, or room or rooms, license is to cover: MAIN FLOOR

3. Name of Event

- (a) List name of the event CHILI COOK OFF
- (b) Dates of event 2/3/2018 SATURDAY

#### DECLARATION

The Officer(s) of the organization, individually and together, declare under penalties of law that the information provided in this application is true and correct to the best of their knowledge and belief.

ST FRANCIS DE SALES PARISH  
(Name of Organization)

Officer Rev. Mark Danczyk  
(Signature/date)

Officer \_\_\_\_\_  
(Signature/date)

Officer \_\_\_\_\_  
(Signature/date)

Officer \_\_\_\_\_  
(Signature/date)

Date Filed with Clerk \_\_\_\_\_

Date Reported to Council or Board \_\_\_\_\_

Date Granted by Council \_\_\_\_\_

License No. \_\_\_\_\_

**SUPPLEMENTAL APPLICATION FORM  
TEMPORARY CLASS "B" / "CLASS B" RETAILER'S LICENSE  
CITY OF LAKE GENEVA**

*This form needs to be submitted as an attachment to the Application for Temporary Class "B" / "Class B" Retailer's License Form (Form AT-315) and returned to the City Clerk.*

Applicant Organization: ST FRANCIS DE SALES PARISH

Name of Event: CHILI COOK-OFF

Date of Event: 2/3/2018

Time of Event: 5:00 PM (Beginning) 10:30 PM (Ending)

Event Contact Person: KEN CRAMER

Contact Phone: \_\_\_\_\_

Contact Email: \_\_\_\_\_ 1

Will a Licensed Operator be serving or supervising the service of alcohol?  
\*This includes Temporary Operator's who have completed the Responsible Beverage Servers class.

Yes       No

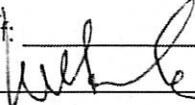
**PLEASE FILL ALL BLANKS COMPLETELY.  
THIS INFORMATION IS NEEDED TO COMPLETELY PROCESS YOUR  
TEMPORARY RETAILER'S LICENSE APPLICATION.**

*For Office Use Only*

Date Filed: 12/4/17      Receipt No: C171204-5

Total Amount: \$10.00

Forwarded to Police Chief: \_\_\_\_\_

Recommendation:  Approved      Denied

Verification that not more than 2 temporary wine licenses have been issued to this applicant within the last 12 months: \_\_\_\_\_

FLR Approval: \_\_\_\_\_

License Issued: \_\_\_\_\_

Council Approval: \_\_\_\_\_

License Number: \_\_\_\_\_

License Expires: \_\_\_\_\_

MAILTO:      Organization



# CITY OF LAKE GENEVA TEMPORARY OPERATOR LICENSE



PLEASE FILL IN ALL BLANKS COMPLETELY, AS INCOMPLETE APPLICATIONS WILL BE REJECTED. FEE OF \$10.00 IS PAYABLE TO CITY OF LAKE GENEVA AND DUE UPON APPLICATION.

NOTE: This license shall be issued to persons under the terms of Wisconsin State Statutes 125.17 (4). License shall be issued only to operators employed by or donating their services to non-profit corporations. A maximum of two temporary operator licenses will be issued to any individual per year. This license shall be valid only for the period of time specified on the license, which time period shall not exceed fourteen (14) days.

### APPLICANT INFORMATION

Name: CRAMER KENWORTH  
Last First Middle

Maiden Name: \_\_\_\_\_ Date of Birth: \_\_\_\_\_

Address (Physical): \_\_\_\_\_

Mailing Address (if different): \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

Phone: 414-221-1111 Drivers License #: 123456789

Email: \_\_\_\_\_

Is your Certificate of Completion of a Beverage Server Training Course Attached? YES NO

If No, will a Licensed Operator be serving or supervising the service of alcohol? YES NO

### ORGANIZATION WHERE SERVICES OF LICENSEE WILL BE EMPLOYED

Organization Name: ST FRANCIS DR SALES

Address: LAKE GENEVA

Name of Event where licensee will work: CHILI-COOK OFF

Date of Event: 2/3/2018

### APPLICANT SIGNATURE

[Signature] DATE: 12/4/2017

APPROVED BEVERAGE SERVER TRAINING COURSES

Serverlicense.com  
Servingalcohol.com  
TIPS

Learn2serve.com  
\$8 Server Training  
CARE

Wisconsin Technical Colleges  
ServSafe Alcohol (WRAEF/NRAEF)  
TEAM

*For Office Use Only*

Date Filed: 12/04/17 Receipt No: C171204-13  
Total Amount: \$10.00  
Forwarded to Police Chief: 12/04/17  
Background Completed: \_\_\_\_\_  
Recommendation: [Signature] Approved Denied  
Verification that no other temporary licenses have been issued to this applicant  
in the current year: \_\_\_\_\_  
FLR Approval: \_\_\_\_\_ License Issued: \_\_\_\_\_  
Council Approval: \_\_\_\_\_ License Number: \_\_\_\_\_  
License Expires: \_\_\_\_\_  
MAILTO: Individual, Organization



VALIDATE ONLINE AT [SERVINGALCOHOL.COM](http://SERVINGALCOHOL.COM)  
CODE: ZLWUQCPGUR

ONLINE TRAINING

SERVING ALCOHOL INC  
UNITED STATES OF AMERICA  
[team@servinalcohol.com](mailto:team@servinalcohol.com)

# CERTIFICATION

This certifies that

***KENNETH CRAMER***

has completed the Serving Alcohol Inc. approved course  
**Wisconsin Alcohol Seller-Server**

January 9, 2016

APPROVED BY THE STATE OF WISCONSIN SS-125.04  
PROVIDER TRAINING IN COMPLIANCE WITH SS-134.66

STUDENT ACKNOWLEDGED UNDERSTANDING OF SS-134.88:  
Restrictions on sale or gift of cigarettes or tobacco products; that state law prohibits selling tobacco products to any person under the age of 18; and failure to comply with these restrictions may result in a citation.

PERSONS COMPLETING THIS COURSE HAVE AGREED TO EXECUTE THE FOLLOWING POLICIES TO THE BEST OF THEIR ABILITIES:

- \* CARD ANY PERSON 35 YEARS OF AGE OR YOUNGER
- \* OBSERVE AND REPORT ANY CUSTOMER SHOWING SIGNS OF POSSIBLE IMPAIRED BEHAVIOR
- \* RESPOND IMMEDIATELY TO ANY POSSIBLE PROBLEM SITUATIONS
- \* DETERMINE THAT PEOPLE ENTERING THE PREMISES TO CONSUME ALCOHOL ARE OF LEGAL ALCOHOL DRINKING AGE AND RECORD THEM IF THERE IS ANY QUESTION AS TO THEIR AGE
- \* ENSURE A PERSON MATCHES THEIR VALID LEGAL IDENTIFICATION

# CITY OF LAKE GENEVA TAXI/TROLLEY DRIVER LICENSE



Please Check:

Original Application

Renewal of Current License

PLEASE FILL IN ALL BLANKS COMPLETELY, AS INCOMPLETE APPLICATIONS WILL BE REJECTED. ANNUAL LICENSE EXPIRES JUNE 30<sup>TH</sup> EACH YEAR. FEE OF \$25.00 IS DUE UPON APPLICATION.

### APPLICANT INFORMATION

Name: Joseph T. Stewart

Address (Physical): 747 Ann St.

Mailing Address (if different): \_\_\_\_\_

City, State, Zip: Lake Geneva WI 53147

Phone: \_\_\_\_\_ E-Mail: \_\_\_\_\_

Drivers License #: \_\_\_\_\_

*\*\*Please attach copy of Current Drivers License to application.*

Date of Birth: \_\_\_\_\_ Place of Birth: \_\_\_\_\_

### BUSINESS WHERE LICENSEE WILL BE EMPLOYED

Business Name: N&T Enterprises Inc 112 S. 4th St  
Delavan, WI

Address: dba: Lakes Area Taxis  
P.O. Box 382 Delavan WI 53115

Phone: \_\_\_\_\_ Fax: \_\_\_\_\_

### PLEASE ANSWER THE FOLLOWING QUESTIONS COMPLETELY

- Have you, as an adult, ever been convicted of a felony, misdemeanor, or of violating a municipal ordinance or county ordinance in Wisconsin or in any other state, or do you have such a charge pending at this time  YES  NO  
If Yes, please state charge, year offense committed or alleged, and disposition:  
Disorderly Conduct in Walworth County in  
2013. Year of probation

2. Have you ever had your driver's license suspended or revoked in Wisconsin or in any other state?  YES  NO

If Yes, please explain: \_\_\_\_\_

3. Have you previously been licensed as a taxi/trolley driver or chauffeur?  YES  NO

If Yes, please state when and where: \_\_\_\_\_

4. Have you received any traffic citations in Wisconsin or in any other state within the past five years, or do you have any such citations pending?

YES  NO

If Yes, please state charge, year offense committed or alleged, and disposition:

Driving without insurance in IL (McHenry County)

5. Please list the name and address of all employers for which you have worked and/or businesses you have operated in the past five (5) years: \_\_\_\_\_

Self employed

6. Please list all addresses at which you have lived in the past five (5) years: \_\_\_\_\_

1000 ... 1st ... Foxside IL 60041

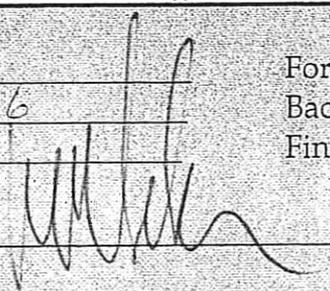
currently 777 Ann St. Lake Geneva WI

APPLICANT SIGNATURE



DATE: 11/12/17

For Office Use Only

Date Filed: <u>11/15/17</u>	Forwarded to Police: <u>11/15/17</u>
Receipt No: <u>C17115-6</u>	Background Completed: _____
Total Amount: <u>\$25.00</u>	Fingerprinted: _____
Recommendation: 	<input checked="" type="radio"/> Approved <input type="radio"/> Denied
License Issued: _____	License Number: _____

# City of Lake Geneva

Licenses Issued Between 12/13/2017 and 12/27/2017

Date: 12/14/2017 9.d.  
Time: 10:53 AM  
Page: 1

## Operator's Regular

<u>Issued</u>	<u>License No</u>	<u>Customer</u>	<u>Address</u>	<u>Total</u>
12/27/2017	2017 -422	Emily Anne Derra	507 1/2 Broad St.	50.00
		Employer: Lake Aire LLC DBA Lake Aire Re	804 W Main St	
			Lake Geneva, WI 53147	

**Operator's Regular**

**Count: 1**

**Totals for this Type:**

**50.00**



202 W. Front Street -- PO Box 113  
 Mount Horeb, WI 53572  
 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

# Invoice

#171214-10755-18  
 12/14/2017

Cleaning inc.  
 William Weber  
 W9561 Lake Dr.  
 Edgerton WI 53534

Phone: 608-751-6321  
 608-884-6210  
 Email: theweb@charter.net

## --PAYMENT DEADLINE: December 19, 2017 -- You will lose your bidding number if not paid on time --

Online Auction #171083-18 - City of Lake Geneva, WI - Utilities and Streets Dept. - You are a winning bidder. Please contact Wisconsin Surplus prior to the above payment deadline to make payment arrangements.

### 1. Payment Methods:

- Send guaranteed checks to Wisconsin Surplus, PO Box 113, Mount Horeb WI 53572.
- Wire Transfer Directions available upon request.
- Call 608-437-2001 to pay with Credit Card over the Phone (Visa, MC, Discover).
- Send [paypal](#) payments to bid@wisconsinsurplus.com -- please refer to your bidder number and item.
- Pay at our Office in Mount Horeb Via Cash, Credit Card, Guaranteed Check or Money Order
- Debit Cards - For higher dollar purchases, please contact your bank to raise your daily charge limit.
- Personal/Business Checks & American Express are **NOT** acceptable forms of payment - no exceptions.
- Credit Card & Paypal Payments for over \$25,000 will be charged an additional 2% Service Fee.

### 2. Vehicle Tax & DMV Fees:

Tax will be collected by Wisconsin Surplus; any DMV Fees will be paid by buyer when buyer Registers/Transfers Vehicle at their local DMV Location. Buyer will receive Wisconsin Title at time of pick up.

### 3. Removal Deadline:

December 21, 2017 - \$10 Per Day Storage Fee Applies on all items remaining after the removal date & must be paid prior to removal! - Paid items remaining 14 days after auction conclusion will be considered abandoned & disposed of.

### 4. Location:

1065 Carey St., Lake Geneva, WI 53147

### 5. Contact:

Tom or Neil at (262)248-6644 or [tearle@cityoflakegeneva.com](mailto:tearle@cityoflakegeneva.com)

### 6. Car Dealers:

MUST Fax 608-437-9593, email or mail us a copy of your Dealers License.

### 7. Tax Exemption:

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Bidder	Item	Qty	Description	Tax	Amount
10755	40282	1	<b>1995 Chevrolet 3500 Reg Cab 4WD Baby Dump w/ Plow and Spreader</b>	54.09	7575.00

- **DETAILS:** VIN: 1GBJK34NXSE200125 -- Miles: 93,255 -- Transmission: Automatic -- Engine: 7.4L V8 TBI -- 2 cu/yd dump box -- Included Equipment: Uni mount plow, spreader
- **PROVIDED CONDITION(S):** Fair - Runs and drives well. Slight exhaust leak. P/S leak. Frame and box are rusty. Tires fair. Rust, dents, scratches. Interior rips. Spreader will need fitting on box. Windshield crack. Plow cutting edge worn. -- Personal Inspection Recommended
- **CONDITION DISCLAIMER:** Vehicle sells in AS IS condition with any listed, not listed, known, unknown, pictured or not pictured defects. It is the bidder's full responsibility to inspect and verify condition(s). Vehicle was described by the seller to the best of their ability by non-mechanic personnel. Vehicle likely has defects -- Rust, Dings, Dents, Scratches, Stains, Wear, Leaks, Holes, Dirty, etc. Bidders are strongly encouraged to inspect prior to bidding. This is a used vehicle. Placing a bid indicates you agree to this disclaimer.
- **SELLER:** City of Lake Geneva
- **LOCATION:** [1065 Carey St., Lake Geneva, WI 53147](#)
- **CONTACT:** Tom or Neil at (262)248-6644 or [tearle@cityoflakegeneva.com](mailto:tearle@cityoflakegeneva.com) - Inspections are highly encouraged. Please call or email with questions and to schedule appointments for inspection or pickup - Contact to Set Up Time - Appointments are required, no walk-ins.
- **Click on Photo or Item # for full Details**

<b>Bid total:</b>	7575.00
<b>Premium:</b>	681.75
<b>Sub-total:</b>	8256.75
Rock 5.5% (0.055) <b>Tax:</b>	454.12
<b>Total:</b>	8710.87
<b>Balance Due:</b>	8710.87



202 W. Front Street -- PO Box 113  
 Mount Horeb, WI 53572  
 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

# Invoice

#171214-14959-18  
 12/14/2017

dan drefahl  
 12801 spring valley rd  
 brodhead wisconsin 53520

Phone: 608-879-9927  
 Email: drefahl@ticon.net

## --PAYMENT DEADLINE: December 19, 2017 -- You will lose your bidding number if not paid on time --

Online Auction #171083-18 - City of Lake Geneva, WI - Utilities and Streets Dept. - You are a winning bidder. Please contact Wisconsin Surplus prior to the above payment deadline to make payment arrangements.

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- Send [paypal](#) payments to bid@wisconsinsurplus.com -- please refer to your bidder number and item.
- Pay at our Office in Mount Horeb Via Cash, Credit Card, Guaranteed Check or Money Order
- Debit Cards - For higher dollar purchases, please contact your bank to raise your daily charge limit.
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Bidder	Item	Qty	Description	Tax	Amount
14959	40280	1	<b>1990 GMC 6000 Lift-All 41' Aerial Bucket Truck</b>	24.09	7875.00

- **DETAILS:** VIN: 1GDG6D1P9LV504498 -- Miles: 53,200 -- Transmission: 5 speed Manual -- Engine: 7.4L gas -- WB: 148" -- GVW: 22,000 lbs. -- 41' bucket lift -- Vehicle was used daily.
- **PROVIDED CONDITION(S):** Fair - Runs and drives well. Slight exhaust leak. P/S leak. Frame and box are rusty. Tires fair. Rust, dents, scratches. Interior rips. -- Personal Inspection Recommended
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- **Click on Photo or Item # for full Details**

<b>Bid total:</b>	7875.00
<b>Premium:</b>	708.75
<b>Sub-total:</b>	8583.75
Green Lake 5.5% (0.055) <b>Tax:</b>	472.11
<b>Total:</b>	9055.86
<b>Balance Due:</b>	9055.86



202 W. Front Street -- PO Box 113  
 Mount Horeb, WI 53572  
 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

# Invoice

#171214-15192-18  
 12/14/2017

Whiskey Creek Cranberry  
 Randy Gebhardt  
 101 Grant St  
 Warrens WI 54666

Phone: 6083434959  
 Fax: 6083784929  
 Email: randy078@centurytel.net

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- Send [paypal](#) payments to bid@wisconsinsurplus.com -- please refer to your bidder number and item.
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Bidder	Item	Qty	Description	Tax Amount
15192	40285	1	<b>2001 Giant Vac 25cu/yd Tri-Axle Leaf Vac Trailer - #42</b>	65.10 6525.00

- **DETAILS:** Engine: JD 6600 4cyl diesel -- Dimensions: 23' long, 8.5' wide, 11' tall -- Pintle hitch -- There is No Title or Certificate of Origin for this unit.
- **PROVIDED CONDITION(S):** Good - Works well. Some dents and scratches. Tires showing wear. Hose may have tears. -- Personal Inspection Recommended
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- **Click on Photo or Item # for full Details**

<b>Bid total:</b>	6525.00
<b>Premium:</b>	652.50
<b>Sub-total:</b>	7177.50
Walworth 5.5% (0.055) <b>Tax:</b>	394.76
<b>Total:</b>	7572.26
<b>Balance Due:</b>	7572.26



202 W. Front Street -- PO Box 113  
 Mount Horeb, WI 53572  
 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

# Invoice

#171214-22892-18  
 12/14/2017

Eric Buchholz  
 N2445 Oakdale Ct  
 Wautoma WI 54982

Phone: 9205724599  
 Email: ebuchholz42@gmail.com

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- Debit Cards - For higher dollar purchases, please contact your bank to raise your daily charge limit.
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Bidder	Item	Qty	Description	Tax Amount
22892	40287	1	<b>2004 Jacobsen HR9510 12' Wide Area Mower - #62</b>	65.10 4850.00

- **DETAILS:** Engine: Perkins diesel -- 12' deck
- **PROVIDED CONDITION(S):** Good - Runs and works well. Some dents/scratches, tire wear. Some limit switches may be disconnected. -- Personal Inspection Recommended
- **CONDITION DISCLAIMER:** Item sells in AS IS condition with any listed, not listed, known, unknown, pictured or not pictured defects. It is the bidder's full responsibility to inspect and verify condition(s). This item was described by the seller to the best of their ability by non-mechanic personnel. Item likely has defects -- Rust, Dings, Dents, Scratches, Stains, Wear, Leaks, Holes, Dirty, etc. Bidders are strongly encouraged to inspect prior to bidding. This is a used item. Placing a bid indicates you agree to this disclaimer.
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- **Click on Photo or Item # for full Details**

<b>Bid total:</b>	4850.00
<b>Premium:</b>	485.00
<b>Sub-total:</b>	5335.00
Walworth 5.5% (0.055) <b>Tax:</b>	293.43
<b>Total:</b>	5628.43
<b>Balance Due:</b>	5628.43



202 W. Front Street -- PO Box 113  
 Mount Horeb, WI 53572  
 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

# Invoice

#171214-32636-18  
 12/14/2017

Best Truck Repair  
 Steve Strueder  
 302 E State RD  
 North Prairie WI 53153

Phone: 262-392-2220  
 262-534-4742  
 Cell: 414-339-7698  
 Fax: 262-392-5330  
 Email: steve@besttruckwi.com

## --PAYMENT DEADLINE: December 19, 2017 -- You will lose your bidding number if not paid on time --

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Bidder	Item	Qty	Description	Tax	Amount
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32636	40288	1	<b>5ft. Woods 9697 3-point Ditch Bank Mower</b>	65.125	1955.00
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- **DETAILS:** Serial#: 573083
- **PROVIDED CONDITION(S):** Good - Works. Dents and holes from use. -- Personal Inspection Recommended
- **CONDITION DISCLAIMER:** Item sells in AS IS condition with any listed, not listed, known, unknown, pictured or not pictured defects. It is the bidder's full responsibility to inspect and verify condition(s). This item was described by the seller to the best of their ability. Bidders are strongly encouraged to inspect prior to bidding. This is a used item. Placing a bid indicates you agree to this disclaimer.
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32636	40290	1	<b>Ford Power Unit</b>	65.15	860.00
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Excluded as  
 Utility Owned

- **DETAILS:** Year and model unknown -- Trailer mounted (there is no title) -- Engine: 4cyl gas
- **PROVIDED CONDITION(S):** Good, works well -- Personal Inspection Recommended
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					Bid total:	2815.00
	Tax Rate	Sub-total	Premium	Tax		
65.125	Walworth 5.5%	0.055	1955.00	244.38	120.97	2320.35
65.15	Walworth 5.5%	0.055	860.00	129.00	54.40	1043.40

<b>Total:</b>	3363.75
<b>Balance Due:</b>	3363.75



202 W. Front Street -- PO Box 113  
 Mount Horeb, WI 53572  
 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

# Invoice

#171214-33922-18  
 12/14/2017

Stateline Surface Solutions, LLC  
 Doug Skates  
 1133 Bonnie Brae Lane  
 Lake Geneva WI 53147

Phone: 262-248-1860  
 262-249-0091  
 Cell: 262-581-5836  
 Email: stateline@genevaonline.com

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Bidder	Item	Qty	Description	Tax	Amount
33922	40296	1	<b>Pallet of Street Signs - #2</b>	65.175	175.00

- **DETAILS:** Includes Misc Street Name Signs to include \*Single sided; (2) S Knoll La., (10) S Lake Shore Dr, (2) Center St, Williams St, Edwards Blvd, Geneva Pkwy, (2) Price Pl. \*Double sided; (2) Andrea Dr., Rogers Ct, Cook St, (3) Williams St, Forest St, Main St, W Main St, Minihan Rd, Sage St, Eugene Dr, Broad St, Center St, Walker St, (3) Interchange North, (2) Sheridan Springs, Hillcrest Dr, George St.
- **PROVIDED CONDITION(S):** Used - Personal Inspection Recommended
- **CONDITION DISCLAIMER:** Item sells in AS IS condition with any listed, not listed, known, unknown, pictured or not pictured defects. It is the bidder's full responsibility to inspect and verify condition(s). This item was described by the seller to the best of their ability. Bidders are strongly encouraged to inspect prior to bidding. This is a used item. Placing a bid indicates you agree to this disclaimer.
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<b>Bid total:</b>	175.00
<b>Premium:</b>	30.62
<b>Sub-total:</b>	205.62
Walworth 5.5% (0.055) <b>Tax:</b>	11.31
<b>Total:</b>	216.93
<b>Balance Due:</b>	216.93



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 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

# Invoice

#171214-36501-18  
 12/14/2017

David Fritz  
 2108 Katie ct  
 Johnsborg Illinois 60051

Phone: 847-417-4244  
 815-344-6693  
 Email: davidkorbj@aol.com

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Bidder	Item	Qty	Description	Tax	Amount
36501	40283	1	<b>1989 Chevrolet C70 Single Axle Patrol/Dump Truck - #27</b>	0.15	1335.00

Excluded as  
 Utility Owned

- **DETAILS:** VIN: 1GBJ7D1G3KV110425 -- Miles: 60,000 -- Transmission: Allison Automatic -- Engine: 8.2L ~~gas~~ Diesel - (Updated 12/4/17) -- WB: 148" -- GVW: 25160 -- 5 cu/yd dump body
- **PROVIDED CONDITION(S):** Fair - Runs and drives well. Frame and box are rusty. Tires fair. Rust, dents, scratches. Interior rips. -- Personal Inspection Recommended
- **CONDITION DISCLAIMER:** Vehicle sells in AS IS condition with any listed, not listed, known, unknown, pictured or not pictured defects. It is the bidder's full responsibility to inspect and verify condition(s). Vehicle was described by the seller to the best of their ability by non-mechanic personnel. Vehicle likely has defects -- Rust, Dings, Dents, Scratches, Stains, Wear, Leaks, Holes, Dirty, etc. Bidders are strongly encouraged to inspect prior to bidding. This is a used vehicle. Placing a bid indicates you agree to this disclaimer.
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<b>Bid total:</b>	1335.00
<b>Premium:</b>	200.25
<b>Sub-total:</b>	1535.25
<b>Total:</b>	1535.25
<b>Balance Due:</b>	1535.25



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 Mount Horeb, WI 53572  
 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

# Invoice

#171214-45943-18  
 12/14/2017

Paul Hauterbrook  
 2324 stone road  
 Sturgeon bay Wisconsin 54235

Phone: 920-495-2337  
 Email: phauterbrk@gmail.com

## --PAYMENT DEADLINE: December 19, 2017 -- You will lose your bidding number if not paid on time --

Online Auction #171083-18 - City of Lake Geneva, WI - Utilities and Streets Dept. - You are a winning bidder. Please contact Wisconsin Surplus prior to the above payment deadline to make payment arrangements.

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- Send guaranteed checks to Wisconsin Surplus, PO Box 113, Mount Horeb WI 53572.
- Wire Transfer Directions available upon request.
- Call 608-437-2001 to pay with Credit Card over the Phone (Visa, MC, Discover).
- Send [paypal](#) payments to bid@wisconsinsurplus.com -- please refer to your bidder number and item.
- Pay at our Office in Mount Horeb Via Cash, Credit Card, Guaranteed Check or Money Order
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**4. Location:** 1065 Carey St., Lake Geneva, WI 53147

**5. Contact:** Tom or Neil at (262)248-6644 or [tearle@cityoflakegeneva.com](mailto:tearle@cityoflakegeneva.com)

**6. Car Dealers:** MUST Fax 608-437-9593, email or mail us a copy of your Dealers License.

**7. Tax Exemption:** Fax 608-437-9593, email or mail us an official exemption form from your state. [Wisconsin Tax Exemption Form](#)

Bidder	Item	Qty	Description	Tax Amount
45943	40286	1	<b>1989 Chevrolet P30 Step Van</b>	15.10 4800.00

Excluded as  
 Utility Owned

- **DETAILS:** VIN: 1GCJP32K7K3329702 -- Miles: 8700 (actual) -- Transmission: Automatic -- Engine: 5.7L V8 -- Included Equipment: Honda ES 6500 gas generator -- Vehicle was used daily.
- **PROVIDED CONDITION(S):** OK/Good - Generator runs well but cannot get AC to 120VAC outlets -- Personal Inspection Recommended
- **CONDITION DISCLAIMER:** Vehicle sells in AS IS condition with any listed, not listed, known, unknown, pictured or not pictured defects. It is the bidder's full responsibility to inspect and verify condition(s). Vehicle was described by the seller to the best of their ability by non-mechanic personnel. Vehicle likely has defects -- Rust, Dings, Dents, Scratches, Stains, Wear, Leaks, Holes, Dirty, etc. Bidders are strongly encouraged to inspect prior to bidding. This is a used vehicle. Placing a bid indicates you agree to this disclaimer.
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- **Click on Photo or Item # for full Details**

<b>Bid total:</b>	4800.00
<b>Premium:</b>	480.00
<b>Sub-total:</b>	5280.00
Door 5.5% (0.055) <b>Tax:</b>	290.40
<b>Total:</b>	5570.40
<b>Balance Due:</b>	5570.40



202 W. Front Street -- PO Box 113  
 Mount Horeb, WI 53572  
 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

# Invoice

#171214-51970-18  
 12/14/2017

trickie enterprises  
 ike trickie  
 9400 n. 2nd street  
 machesney park il 61115

Tax Exempt  
 Illinois Used Vehicle Dealer

Phone: 815-637-6524  
 815-871-7601  
 Fax: 815-654-9650  
 Email: trickieent@aol.com

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Bidder	Item	Qty	Description	Tax Amount
51970	40284	1	<b>2001 Giant Vac 25cu/yd Tri-Axle Leaf Vac Trailer - #41</b>	65.09 7050.00

- **DETAILS:** Engine: JD 6600 4cyl diesel -- Dimensions: 23' long, 8.5' wide, 11' tall -- Pintle hitch -- There is No Title or Certificate of Origin for this unit.
- **PROVIDED CONDITION(S):** Good - Works well. Some dents and scratches. Tires showing wear. -- Personal Inspection Recommended
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<b>Bid total:</b>	7050.00
<b>Premium:</b>	634.50
<b>Sub-total:</b>	7684.50
Walworth 5.5% (0.055) <b>Tax:</b>	422.65
<b>Total:</b>	8107.15
<b>Balance Due:</b>	8107.15



202 W. Front Street -- PO Box 113  
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 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

**Invoice**  
 #171214-53261-18  
 12/14/2017

Kruczek  
 John Kruczek  
 3636 kewaunee rd  
 Green bay Wi 54311

No need to call when he is the winning bidder.

Phone: 920-655-3801  
 Email: johnk@netnet.net

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Bidder	Item	Qty	Description	Tax Amount
53261	40291	1	<b>Wuling Marathon PLNBi1 Mini Truck</b>	65.15 1235.00

- **DETAILS:** Year unknown -- Serial#: LZWNCBG0542077713 -- Odometer reads 6000 Kilometers -- Engine: gas -- WB: 79" -- Off-Road Use Only, There is No Title or Certificate of Origin for this unit.
- **PROVIDED CONDITION(S):** Fair - Hard starter. Runs and drives. Dents and scratches. Interior poor. -- Personal Inspection Recommended
- **CONDITION DISCLAIMER:** Vehicle sells in AS IS condition with any listed, not listed, known, unknown, pictured or not pictured defects. It is the bidder's full responsibility to inspect and verify condition(s). Vehicle was described by the seller to the best of their ability by non-mechanic personnel. Vehicle likely has defects -- Rust, Dings, Dents, Scratches, Stains, Wear, Leaks, Holes, Dirty, etc. Bidders are strongly encouraged to inspect prior to bidding. This is a used vehicle. Placing a bid indicates you agree to this disclaimer.
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<b>Bid total:</b>	1235.00
<b>Premium:</b>	185.25
<b>Sub-total:</b>	1420.25
Walworth 5.5% (0.055) <b>Tax:</b>	78.11
<b>Total:</b>	1498.36
<b>Balance Due:</b>	1498.36



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 608-437-2001  
 Sellers Permit/Tax ID: 456-1028844448-04  
 FEIN: 39-1982769

# Invoice

#171214-55172-18  
 12/14/2017

mike annerino  
 5914 w 90th pl  
 oak lawn il 60453

Phone: 708 278 8806  
 Email: sellitmike@comcast.net

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Bidder	Item	Qty	Description	Tax	Amount
55172	40289	1	<b>2000 Scag Turf Tiger 60" Zero Turn Mower</b>	65.125	3222.00

- **DETAILS:** Model: STT61A-23K -- Serial#:7210079 -- Hours: 1724 -- Transmission: hydrostatic -- Engine: Kawasaki 745cc gas -- 60" deck -- Accessories: Bagging unit, front weights
- **PROVIDED CONDITION(S):** Good - Personal Inspection Recommended
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<b>Bid total:</b>	3222.00
<b>Premium:</b>	402.75
<b>Sub-total:</b>	3624.75
Walworth 5.5% (0.055) <b>Tax:</b>	199.36
<b>Total:</b>	3824.11
<b>Balance Due:</b>	3824.11



202 W. Front Street -- PO Box 113  
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 608-437-2001  
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 FEIN: 39-1982769

# Invoice

#171214-70348-18  
 12/14/2017

Jeffrey Sowle  
 4 Johns Woods Drive  
 Rockford Il. 61103-1680

Phone: 815-540-9478  
 Email: jmsowle@sbcglobal.net

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Bidder	Item	Qty	Description	Tax	Amount
70348	40292	1	<b>Pallet of Assorted Lights - #1</b>	65.20	75.00
			<ul style="list-style-type: none"> <li>● <b>DETAILS:</b> including 4 amber warning lights, 12vdc. Working when removed. 8 new red battery powered barricade flashers. 2 new vehicle plow headlights.</li> <li>● <b>PROVIDED CONDITION(S):</b> Used/new - Personal Inspection Recommended</li> <li>● <b>CONDITION DISCLAIMER:</b> Item sells in AS IS condition with any listed, not listed, known, unknown, pictured or not pictured defects. It is the bidder's full responsibility to inspect and verify condition(s). This item was described by the seller to the best of their ability. Bidders are strongly encouraged to inspect prior to bidding. This is a used item. Placing a bid indicates you agree to this disclaimer.</li> <li>● <b>SELLER:</b> City of Lake Geneva</li> <li>● <b>LOCATION:</b> <a href="#">1065 Carey St., Lake Geneva, WI 53147</a></li> <li>● <b>CONTACT:</b> Tom or Neil at (262)248-6644 or <a href="mailto:tearle@cityoflakegeneva.com">tearle@cityoflakegeneva.com</a> - Inspections are highly encouraged. Please call or email with questions and to schedule appointments for inspection or pickup - Contact to Set Up Time - Appointments are required, no walk-ins.</li> <li>● <b>Click on Photo or Item # for full Details</b></li> </ul>		
70348	40293	1	<b>Pallet of Assorted Lights/Bulbs - #2</b>	65.175	132.00
			<ul style="list-style-type: none"> <li>● <b>DETAILS:</b> including Indoor flood light fixtures. (14), 12" red and yellow traffic signal bulbs (LED). (10), 9" red/yellow traffic signals (LED). Box of apx (50) 70w Metal Arc bulbs, used but all working when replaced.</li> <li>● <b>PROVIDED CONDITION(S):</b> Used - Personal Inspection Recommended</li> <li>● <b>CONDITION DISCLAIMER:</b> Item sells in AS IS condition with any listed, not listed, known, unknown, pictured or not pictured defects. It is the bidder's full responsibility to inspect and verify condition(s). This item was described by the seller to the best of their ability. Bidders are strongly encouraged to inspect prior to bidding. This is a used item. Placing a bid indicates you agree to this disclaimer.</li> <li>● <b>SELLER:</b> City of Lake Geneva</li> <li>● <b>LOCATION:</b> <a href="#">1065 Carey St., Lake Geneva, WI 53147</a></li> <li>● <b>CONTACT:</b> Tom or Neil at (262)248-6644 or <a href="mailto:tearle@cityoflakegeneva.com">tearle@cityoflakegeneva.com</a> - Inspections are highly encouraged. Please call or email with questions and to schedule appointments for inspection or pickup - Contact to Set Up Time - Appointments are required, no walk-ins.</li> <li>● <b>Click on Photo or Item # for full Details</b></li> </ul>		
70348	40295	1	<b>Pallet of Street Signs - #1</b>	65.175	540.00
			<ul style="list-style-type: none"> <li>● <b>DETAILS:</b> Includes (8) folding 30" stop signs. 4x2 School Zone, 4x3 Food to right, 4x3 Food straight and left, (24) 18x24 Misc No</li> </ul>		





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 FEIN: 39-1982769

# Invoice

#171214-81322-18  
 12/14/2017

kevin Krantz  
 406 West North Street  
 Dodgeville Wisconsin 53533

Phone: 608-212-5220  
 Email: kjk63@live.com

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Bidder	Item	Qty	Description	Tax Amount
81322	40281	1	<b>1979 Case 580C Tractor/Backhoe 2x4</b>	65.09 8677.00

- **DETAILS:** Serial#: 898-7310 -- Hours: 1944 -- Engine: Case G207D 3.4L diesel -- Included Equipment: 24" hoe bucket -- Was used daily
- **PROVIDED CONDITION(S):** Fair - Starts hard. Runs and works well. Dents and scratches from regular use. Small hydraulic leaks. Tires have some wear. -- Personal Inspection Recommended
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<b>Bid total:</b>	8677.00
<b>Premium:</b>	780.93
<b>Sub-total:</b>	9457.93
Walworth 5.5% (0.055) <b>Tax:</b>	520.19
<b>Total:</b>	9978.12
<b>Balance Due:</b>	9978.12



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 608-437-2001  
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 FEIN: 39-1982769

# Invoice

#171214-81887-18  
 12/14/2017

Advanced Snow Removal  
 Chuck Mitlevic  
 42160 N. 5th Ave  
 Antioch Illinois 60002

Phone: 847.924.6708  
 Email: chuck@northshoreplow.com

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Bidder	Item	Qty	Description	Tax	Amount
--------	------	-----	-------------	-----	--------

81887	40279	1	<b>1993 International 2554 Single Axle Patrol/Dump Truck w/ Plow and Spreader</b>	0.10	5275.00
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- **DETAILS:** VIN: 1HTGBPCR7PH502742 -- Miles: 86,800 -- Transmission: Allison MT Automatic -- Engine: DT 466 diesel -- WB: 164" -- GVW: 37,500 lbs. -- Included Equipment: 11" Monroe plow and spreader -- Vehicle was used daily.
- **PROVIDED CONDITION(S):** OK - Runs and drives well. Slight exhaust leak. P/S leak. New frame 2012. Frame and box rusty. Tires fair. Rust, dents, scratches. Interior rips. -- Personal Inspection Recommended
- **CONDITION DISCLAIMER:** Vehicle sells in AS IS condition with any listed, not listed, known, unknown, pictured or not pictured defects. It is the bidder's full responsibility to inspect and verify condition(s). Vehicle was described by the seller to the best of their ability by non-mechanic personnel. Vehicle likely has defects -- Rust, Dings, Dents, Scratches, Stains, Wear, Leaks, Holes, Dirty, etc. Bidders are strongly encouraged to inspect prior to bidding. This is a used vehicle. Placing a bid indicates you agree to this disclaimer.
- **SELLER:** City of Lake Geneva
- **LOCATION:** [1065 Carey St., Lake Geneva, WI 53147](#)
- **CONTACT:** Tom or Neil at (262)248-6644 or [tearle@cityoflakegeneva.com](mailto:tearle@cityoflakegeneva.com) - Inspections are highly encouraged. Please call or email with questions and to schedule appointments for inspection or pickup - Contact to Set Up Time - Appointments are required, no walk-ins.
- **Click on Photo or Item # for full Details**

<b>Bid total:</b>	5275.00
<b>Premium:</b>	527.50
<b>Sub-total:</b>	5802.50
<b>Total:</b>	5802.50
<b>Balance Due:</b>	5802.50

# MEMORANDUM TO THE CITY OF LAKE GENEVA

To: Tom Earle  
 From: Wyatt Ploetz  
 Date: December 6, 2017  
 Re: Pay Request #2 for Payne & Dolan, Inc.  
 2017 Lake Geneva Street Program

A review of the Request for **Payment No. 2** from **Payne & Dolan, Inc.** for the **2017 Lake Geneva Street Program** contract has been completed. This pay request includes all work completed and measured to date.

Payment in the amount of **\$29,918.38** for this payment request has been recommended for approval by the Construction Manager on site.

The Contractor's documents are enclosed for the City's approval.

Payment amounts are broken up as follows:

**2017 Lake Geneva Street Program:**

	<u>New Invoice Amount</u>	<u>Previously Invoiced</u>	<u>Total</u>
Invoiced	\$ 7,078.90	\$456,789.66	\$463,868.56
Retainage	<u>\$ 22,839.48</u>	<u>(\$ 22,839.48)</u>	<u>(\$ 0.00)</u>
Total Approved for Payment	\$ 29,918.38	\$433,950.18	\$463,868.56

Contract Base Bid, Alt Bid #1, Alt Bid #2, based on plan quantities: \$525,940.84

Please feel free to contact me if you have any questions.

Please send Payment to:

**Payne & Dolan**  
**P.O. Box 781**  
**Waukesha, WI 53187-0781**



DESCRIPTION	UOM	CONTRACT AMOUNT		COMPLETED TO DATE		PREVIOUSLY BILLED		AMOUNT DUE	
		QNTY	AMOUNT	QNTY	AMOUNT	QNTY	AMOUNT	QNTY	AMOUNT
10 MILL 6-FOOT WEDGES FOR 2-INCH OVERLAY	SY	2,820	4,364,000	5,123.00	\$14,446.86	5,123.00	\$14,446.86	0.00	\$0.00
20 PARTIAL DEPTH PAVEMENT MILL 2-INCH	SY	4,320	6,097,000	8,608.00	\$37,186.56	8,608.00	\$37,186.56	0.00	\$0.00
30 PARTIAL DEPTH PAVEMENT MILL 3-INCH	SY	5,390	1,401,000	1,578.00	\$8,505.42	1,578.00	\$8,505.42	0.00	\$0.00
40 HMA PAVEMENT 4 LT 58-28 S	TN	60,040	2,353,000	2,260.92	\$135,745.64	2,260.92	\$135,745.64	0.00	\$0.00
50 EXCAVATION COMMON - EBS	CY	8,090	500,000	-	\$0.00	-	\$0.00	0.00	\$0.00
60 BASE AGGREGATE DENSE 1 1/4 INCH	CY	22,910	200,000	-	\$0.00	-	\$0.00	0.00	\$0.00
70 BREAKER RUN	CY	23,310	300,000	-	\$0.00	-	\$0.00	0.00	\$0.00
80 REMOVING CURB & GUTTER	LF	11,950	252,000	496.10	\$5,928.40	496.10	\$5,928.40	0.00	\$0.00
90 CONCRETE CURB & GUTTER 30-INCH TYPE D	LF	38,500	252,000	496.10	\$19,099.85	496.10	\$19,099.85	0.00	\$0.00
100 PAVEMENT MARKING EPOXY 4-INCH WHITE & YELLOW	LF	0,850	818,000	-	\$0.00	-	\$0.00	0.00	\$0.00
110 PAVEMENT MARKING CROSSWALK EPOXY 6-INCH WHITE	LF	7,500	240,000	185.50	\$1,391.25	185.50	\$1,391.25	0.00	\$0.00
120 PAVEMENT MARKING STOP LINE EPOXY 18-INCH WHITE	LF	10,750	99,000	63.50	\$682.63	63.50	\$682.63	0.00	\$0.00
130 PAVEMENT MARKING WORDS EPOXY	EA	275,000	4,000	1,000	\$275.00	1,000	\$275.00	0.00	\$0.00
140 ADJUSTING MANHOLE COVERS	EA	0,010	29,000	-	\$0.00	-	\$0.00	0.00	\$0.00
150 ADJUSTING VALVE BOXES	EA	32,530	10,000	2.00	\$65.06	2.00	\$65.06	0.00	\$0.00
160 INLET PROTECTION TYPE C	EA	45,000	22,000	-	\$0.00	-	\$0.00	0.00	\$0.00
170 TRAFFIC CONTROL	LS	2,282,040	1,000	1.00	\$2,282.04	1.00	\$2,282.04	0.00	\$0.00
180 MILL 6-FOOT WEDGES FOR 2-INCH OVERLAY	SY	2,780	2,885,000	2,884.00	\$8,017.52	2,884.00	\$8,017.52	0.00	\$0.00
190 PARTIAL DEPTH PAVEMENT MILL 2-INCH	SY	2,730	6,227,000	5,438.00	\$14,845.74	5,438.00	\$14,845.74	0.00	\$0.00
200 PARTIAL DEPTH PAVEMENT MILL 3-INCH	SY	2,470	2,840,000	2,200.00	\$5,434.00	2,200.00	\$5,434.00	0.00	\$0.00
210 HMA PAVEMENT 4 LT 58-28 S	TN	56,670	2,276,000	1,744.33	\$98,851.18	1,744.33	\$98,851.18	0.00	\$0.00
220 REMOVING CURB & GUTTER	LF	11,950	40,000	209.00	\$2,497.55	209.00	\$2,497.55	0.00	\$0.00
230 CONCRETE CURB & GUTTER 30-INCH TYPE D	LF	38,500	40,000	209.00	\$8,046.50	209.00	\$8,046.50	0.00	\$0.00
240 PAVEMENT MARKING EPOXY 4-INCH WHITE & YELLOW	LF	0,850	4,306,000	3,224.50	\$2,740.83	3,224.50	\$2,740.83	0.00	\$0.00
250 PAVEMENT MARKING EPOXY 6-INCH WHITE	LF	7,500	630,000	385.00	\$2,887.50	385.00	\$2,887.50	0.00	\$0.00
260 PAVEMENT MARKING STOP LINE EPOXY 18-INCH WHITE	LF	10,750	189,000	162.50	\$1,746.88	162.50	\$1,746.88	0.00	\$0.00
270 ADJUSTING MANHOLES COVERS	EA	0,010	17,000	-	\$0.00	-	\$0.00	0.00	\$0.00
280 ADJUSTING VALVE BOXES	EA	32,530	7,000	1.00	\$32.53	1.00	\$32.53	0.00	\$0.00
285 TRAFFIC CONTROL	LS	271,040	1,000	1.00	\$271.04	1.00	\$271.04	0.00	\$0.00
290 INLET PROTECTION TYPE C	EA	45,000	16,000	-	\$0.00	-	\$0.00	0.00	\$0.00
300 MILL 6-FOOT WEDGES FOR 2-INCH OVERLAY	SY	3,470	704,000	1,444.00	\$5,010.68	1,444.00	\$5,010.68	0.00	\$0.00
310 PARTIAL DEPTH PAVEMENT MILL 2-INCH	SY	2,530	7,344,000	4,192.00	\$10,605.76	4,192.00	\$10,605.76	0.00	\$0.00
320 HMA PAVEMENT 4 LT 58-28 S	TN	58,350	1,315,000	776.38	\$45,301.77	776.38	\$45,301.77	0.00	\$0.00
330 HMA PAVEMENT 4 MT 58-28 S	TN	58,520	173,000	-	\$0.00	-	\$0.00	0.00	\$0.00
340 BASE AGGREGATE DENSE 3/4-INCH SHOULDERS	CY	110,990	30,000	16.00	\$1,775.84	16.00	\$1,775.84	16.00	\$1,775.84
350 REMOVING CURB & GUTTER	LF	11,950	116,000	41.00	\$489.95	41.00	\$489.95	0.00	\$0.00
360 CONCRETE CURB & GUTTER 30-INCH TYPE D	LF	38,500	116,000	41.00	\$1,578.50	41.00	\$1,578.50	0.00	\$0.00
370 INLET COVERS TYPE H	EA	2,398,990	1,000	-	\$0.00	-	\$0.00	0.00	\$0.00
380 PAVEMENT MARKING EPOXY 4-INCH WHITE & YELLOW	LF	0,850	3,340,000	1,512.00	\$1,285.20	1,512.00	\$1,285.20	0.00	\$0.00
390 PAVEMENT MARKING CROSSWALK EPOXY 6-INCH WHITE	LF	7,500	174,000	-	\$0.00	-	\$0.00	0.00	\$0.00
400 PAVEMENT MARKING STOP LINE EPOXY 18-INCH WHITE	LF	10,750	68,000	-	\$0.00	-	\$0.00	0.00	\$0.00
410 ADJUSTING MANHOLE COVERS	EA	0,010	11,000	-	\$0.00	-	\$0.00	0.00	\$0.00
420 ADJUSTING VALVE BOXES	EA	32,530	4,000	-	\$0.00	-	\$0.00	0.00	\$0.00
430 ADJUSTING INLET COVERS	EA	757,580	2,000	-	\$0.00	-	\$0.00	0.00	\$0.00
440 INLET PROTECTION TYPE C	EA	45,000	13,000	-	\$0.00	-	\$0.00	0.00	\$0.00
450 INLET PROTECTION TYPE D	EA	125,000	3,000	-	\$0.00	-	\$0.00	0.00	\$0.00
455 TRAFFIC CONTROL	LS	271,040	1,000	1.00	\$271.04	1.00	\$271.04	0.00	\$0.00
470 C/O - 4" SIDEWALK REMOVE AND REPLACE	SF	16,500	240,000	773.00	\$12,754.50	773.00	\$12,754.50	0.00	\$0.00
480 C/O - DETECTABLE WARNING FIELDS	SF	55,000	48,000	62.00	\$3,410.00	62.00	\$3,410.00	0.00	\$0.00
490 C/O - SIDEWALK RESTORATION	SF	7,000	240,000	728.90	\$5,102.30	728.90	\$5,102.30	0.00	\$0.00
					\$534,220.84		\$463,868.57		\$7,078.90
							\$456,789.66		

Total Contract Work Completed: \$463,868.57  
Change Orders: \$0.00  
Contract Sum Completed to Date: \$463,868.56  
Less Previously Paid: \$433,950.18  
Total Amount Due This Invoice Inc Ret: \$29,918.39  
Less 5% Retention: \$0.00  
Total Amount Due This Invoice: \$29,918.39

Page 6



1224 S. Pine Street  
 Burlington, WI 53105  
 Phone (262) 767-2747  
 Fax (262) 767-2750

# Letter of Transmittal

Date: 10/25/2017	Job No. 16.0119
Attention: Tom Earle	
RE:	Pay Request # 4 (Final)
	Main Street Widening

**TO: Tom Earle**  
 Lake Geneva Utility Commission  
 361 Main Street  
 P.O. Box 187  
 Lake Geneva, WI 53147

**WE ARE SENDING YOU**

- Shop Drawings   
  Prints   
  Under separate cover via \_\_\_\_\_ the following items:  
 Plans   
  Samples   
  Specifications  
 Copy of Letter   
  Change Order   
 Other

COPIES	DATE	NO.	DESCRIPTION
1	10/25/2017		Pay Request # 4

**THESE ARE TRANSMITTED as checked below:**

- For approval   
  Approved as submitted   
  Resubmit \_\_\_ copies for approval  
 For your use   
  Approved as noted   
  Submit \_\_\_ copies for distribution  
 As requested   
  Returned for corrections   
  Return \_\_\_ corrected prints  
 For review and comment  
 FOR BIDS DUE:   
 • PRINTS RETURNED AFTER LOAN TO US

**REMARKS:**

COPY TO: File

SIGNED:

*Martin J. Kelly*  
 Martin J. Kelly

## Contractor's Application for Payment No.

**4**

Application Period: thru September 30, 2017		Application Date: October 15, 2017
To (Owner): City of Lake Geneva	From (Contractor): Payne & Dolan, Inc.	Via (Engineer): Kapur & Associates, Inc.
Project: 2016 Main Street Widening	Invoice #: 252954-F	
Owner's Contract No.:	Contractor's Project No.: 252954	Engineer's Project No.: 16.0119

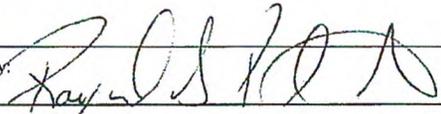
### Application For Payment Change Order Summary

Approved Change Orders		
Number	Additions	Deductions
1	\$5,129.84	
2	\$2,984.99	
3	\$5,330.47	
TOTALS		
	\$13,445.30	
NET CHANGE BY CHANGE ORDERS		
		\$13,445.30

1. ORIGINAL CONTRACT PRICE.....	\$ 182,948.17
2. Net change by Change Orders.....	\$ 13,445.30
3. Current Contract Price (Line 1 ± 2).....	\$ 196,393.47
4. TOTAL COMPLETED AND STORED TO DATE (Column F on Progress Estimate).....	\$ 257,304.53
5. RETAINAGE:	
a. 5% X _____ Work Completed.....	\$ _____
b. X _____ Stored Material.....	\$ _____
c. Total Retainage (Line 5a + Line 5b).....	\$ _____
6. AMOUNT ELIGIBLE TO DATE (Line 4 - Line 5c).....	\$ 257,304.53
7. LESS PREVIOUS PAYMENTS (Line 6 from prior Application).....	\$ 238,218.16
8. LESS LIQUIDATED DAMAGES (Agreement, Par. 3.2).....	\$ _____
9. LESS ADDITIONAL ENGINEERING COSTS (Supplementary Conditions, Par. 14.10).....	\$ _____
10. AMOUNT DUE THIS APPLICATION.....	\$ 19,086.37
11. BALANCE TO FINISH, PLUS RETAINAGE.....	\$ _____

**Contractor's Certification**

The undersigned Contractor certifies that to the best of its knowledge: (1) all previous progress payments received from Owner on account of Work done under the Contract have been applied on account to discharge Contractor's legitimate obligations incurred in connection with Work covered by prior Applications for Payment; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to Owner at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to Owner indemnifying Owner against any such Liens, security interest or encumbrances); and (3) all Work covered by this Application for Payment is in accordance with the Contract Documents and is not defective.

By:  Date: 10-24-17

Payment of: \$ 19086.37  
(Line 10 or other - attach explanation of the other amount)

is recommended by:  10-25-17  
(Date)

Payment of: \$ 19,086.37  
(Line 10 or other - attach explanation of the other amount)

is approved by: \_\_\_\_\_ (Owner) \_\_\_\_\_ (Date)

Approved by: \_\_\_\_\_ (Funding Agency (if applicable)) \_\_\_\_\_ (Date)

Endorsed by the Construction Specifications Institute.

**Balance Sheet**

**BASE BID:**

Item No.	Item Description	Unit	Bid Qty.	Unit \$	Bid Total \$	Qty's per Estimate					Qty to Date	\$ Estimate to Date
						#1	#2	#3	#4	#5		
204.0100	Removing Pavement	SY	125	\$ 6.96	\$ 870.00		139.00				139.00	\$ 967.44
204.0110	Removing Asphaltic Surface	SY	695	\$ 8.34	\$ 5,796.30		390.00				390.00	\$ 3,252.60
204.0150	Removing Curb and Gutter	LF	1720	\$ 5.48	\$ 9,425.60		1768.00				1,768.00	\$ 9,688.64
204.0155	Removing Concrete Sidewalk	SY	130	\$ 12.25	\$ 1,592.50		133.50				133.50	\$ 1,635.38
205.0100	Excavation Common	CY	440	\$ 28.82	\$ 12,680.80		1760.00	80.00			1,840.00	\$ 53,028.80
305.0120	Base Aggregate Densc 1 1/4-Inch	TON	1270	\$ 21.45	\$ 27,241.50		1278.93	102.71			1,381.64	\$ 29,636.18
416.0180	Concrete Driveway 8-Inch	SY	77	\$ 55.56	\$ 4,278.12		99.00				99.00	\$ 5,500.44
460.1101	HMA Pavement Type E-1. Item also includes asphaltic material PG 58-28 (455.0220) and asphaltic material for tack coat (455.0605).	TON	340	\$ 105.84	\$ 35,985.60		289.72	167.51	21.74		478.97	\$ 50,694.18
601.0408	Concrete Curb & Gutter 24-Inch Type D	LF	1855	\$ 12.58	\$ 23,335.90		1968.00				1,968.00	\$ 24,757.44
602.0405	Concrete Sidewalk 4-Inch	SF	2882	\$ 4.39	\$ 12,651.98		2859.00				2,859.00	\$ 12,551.01
602.0505	Curb Ramp Detectable Warning Field Yellow	SF	48	\$ 35.35	\$ 1,696.80		68.00				68.00	\$ 2,403.80
619.1000	Mobilization	EACH	1	\$ 14,500.00	\$ 14,500.00	0.03	0.97				1.00	\$ 14,500.00
628.1504	Silt Fence	LF	575	\$ 2.50	\$ 1,437.50	534.00	93.00			61.00	688.00	\$ 1,720.00
628.2004	Erosion Mat Urban Class 1, Type B (NON-NETTED)	SY	1620	\$ 1.80	\$ 2,916.00			1650.00	84.00		1,734.00	\$ 3,121.20
628.7015	Inlet Protection Type C	EACH	1	\$ 75.80	\$ 75.80	1.00			1.00		2.00	\$ 151.60
638.2102	Moving Signs Type II	EACH	10	\$ 90.90	\$ 909.00						9.00	\$ 818.10
646.0600	Removing Pavement Markings	LF	2360	\$ 2.00	\$ 4,720.00			1792.00			1,792.00	\$ 3,584.00
646.0106	Pavement Marking Epoxy 4-Inch (White)	LF	472	\$ 0.35	\$ 165.20			934.00			934.00	\$ 326.90
646.0106	Pavement Marking Epoxy 4-Inch (Yellow)	LF	4281	\$ 0.35	\$ 1,498.35			4363.00			4,363.00	\$ 1,527.05
647.0166	Pavement Marking Arrows Epoxy Type 2	EACH	10	\$ 155.00	\$ 1,550.00			12.00			12.00	\$ 1,860.00
647.0566	Pavement Marking Stop Line Epoxy 18-Inch	LF	23	\$ 6.80	\$ 156.40			54.00			54.00	\$ 367.20
647.0716	Pavement Marking Diagonal Epoxy 8-Inch (White)	LF	60	\$ 4.50	\$ 270.00			95.00			95.00	\$ 427.50
647.0716	Pavement Marking Diagonal Epoxy 8-Inch (Yellow)	LF	324	\$ 4.50	\$ 1,458.00			300.00			300.00	\$ 1,350.00
647.0766	Pavement Marking Crosswalk Epoxy 6-Inch	LF	345	\$ 4.50	\$ 1,552.50			555.00			555.00	\$ 2,497.50
690.0150	Sawing Asphalt	LF	1770	\$ 1.25	\$ 2,212.50	388.00	1331.00				1,719.00	\$ 2,148.75
690.0250	Sawing Concrete	LF	25	\$ 1.75	\$ 43.75	200.00	185.50				385.50	\$ 674.63
SPV.0105.01	Traffic Control	LS	1	\$ 6,476.07	\$ 6,476.07	1.00					1.00	\$ 6,476.07
SPV.0180.01	Restorc Disturbed Areas URBAN - Includes Topsoil (625.0100), Fertilizer Type A (629.0205), Seeding Mix No. 40 (630.0140).	SY	1620	\$ 4.60	\$ 7,452.00			1650.00	84.00		1,734.00	\$ 7,976.40
<b>SUBTOTAL - Base Bid</b>					<b>\$ 182,948.17</b>	<b>SUBTOTAL Base Bid- Estimate to Date</b>					<b>\$ 243,642.80</b>	
<b>Change Orders</b>												
Item No.	Item Description	Unit	Change Qty.	Unit \$	Total \$	#1	#2	#3	#4	#5	Qty to Date	\$ Paid to Date
SPV.0105.02	2016 Excavator Mobilization (CO #1)	LS	1	\$ 550.00	\$ 550.00		1.00				1.00	\$ 550.00
SPV.0105.03	2016 Excavator Rental Cost (CO #1)	LS	1	\$ 730.00	\$ 730.00		1.00				1.00	\$ 730.00
SPV.0180.02	8 Inch Concrete Driveway Unit Price Increase (CO #1)	SY	77	\$ 2.46	\$ 189.42		99.00				99.00	\$ 243.54
SPV.0090.01	24 Inch Curb & Gutter Unit Price Increase (CO #1)	LF	1855	\$ 0.68	\$ 1,261.40		1968.00				1,968.00	\$ 1,338.24
SPV.0165.01	4 Inch Concrete Sidewalk Unit Price Increase (CO #1)	SF	2882	\$ 0.11	\$ 317.02		2977.00		-118.00		2,859.00	\$ 314.49
SPV.0105.04	2016 Traffic Control Extra Cost (CO #1)	LS	1	\$ 2,082.00	\$ 2,082.00			1.00			1.00	\$ 2,082.00
SPV.0105.05	Mobilization Sawing East End Addition (CO #2)	LS	1	\$ 385.00	\$ 385.00			1.00			1.00	\$ 385.00
628.1104	Erosion Bales (CO #2)	Each	47	\$ 22.00	\$ 1,034.00			30.00	21.00		51.00	\$ 1,122.00
SPV.0195.01	Limestone Backfill (CO #2)	Ton	57.43	\$ 5.90	\$ 338.84			102.71			102.71	\$ 605.99
601.0600	Concrete Curb Pedestrian (CO #2)	LF	17	\$ 35.00	\$ 595.00			17.00			17.00	\$ 595.00
SPV.0105.06	Emergency Mobilization Erosion Control (CO #2)	LS	1	\$ 365.00	\$ 365.00			1.00			1.00	\$ 365.00
SPV.0105.07	Asphalt Patching (CO #3)	LS	1	\$ 5,330.47	\$ 5,330.47				1.00		1.00	\$ 5,330.47
<b>SUBTOTAL Change Orders</b>					<b>\$ 13,178.15</b>	<b>SUBTOTAL Change Orders- Estimate to Date</b>					<b>\$ 13,661.73</b>	
<b>SUBTOTAL - Base Bid and Change Orders</b>					<b>\$ 196,126.32</b>	<b>SUBTOTAL Base Bid and Change Orders - Estimate to Date</b>					<b>\$ 257,304.53</b>	



B & J TREE & LANDSCAPE SERVICE, INC.  
 W2795 KRUEGER RD.  
 LAKE GENEVA, WI 53147  
 Phone # (262) 248-3653 Fax # (262) 248-0340  
 www.bandjlandscape.com

# INVOICE

DATE	INVOICE #
12/14/2017	362748

**LANDSCAPE ~ HARDSCAPE ~ TREEWOR**

**NAME / ADDRESS**

TOM EARLE  
 CITY OF LAKE GENEVA PUBLIC WORKS  
 1065 CAREY ST.  
 LAKE GENEVA, WI 53147

**PROJECT ADDRESS**

RIVIERA BEACH WALL  
 LAKE GENEVA, WI

Job Completion
12/13/17

QUANTITY	DESCRIPTION	RATE	AMOUNT
	HARDSCAPE WORK RETAINING WALL- WEST SIDE OF BEACH HOUSE  EXCAVATE AND INSTALL COMPACTED CHIP PAC BASE WITH MODULAR ALLAN STRAIGHT 8" TAN BLOCK BURY COURSE.  BUILD UP TO ELEVATION WITH DRAINAGE STONE AND 4" PERFORATED SOCK DRAIN TILE AND CAP STONE.  TOPSOIL, GRASS SEED AND STRAW BLANKET BETWEEN RETAINING WALL AND FENCE AS NEEDED.  BID 1: 155 LF X 3' H 465 SQ.FT. MATERIALS, LABOR AND EQUIPMENT	18,600.00	18,600.00

WE NOW ACCEPT MASTERCARD, VISA, DISCOVER, AND AMERICAN EXPRESS.  
 A SERVICE CHARGE OF 1.5% PER MONTH WILL BE ADDED TO ALL ACCOUNTS NOT PAID WITHIN 30 DAYS.

<b>Subtotal</b>	\$18,600.00
<b>Sales Tax</b>	\$0.00
<b>Payments/Credits</b>	\$0.00

**Thank You For Your Business!**

<b>Invoice Total</b>	\$18,600.00
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**CITY OF LAKE GENEVA**  
**Request for Bids**  
**Concession at Veteran's Park**

The City of Lake Geneva is soliciting sealed bid proposals for a concessionaire to operate the existing facility at Veteran's Park, WI. Bids shall be received until 10:00 AM **Wednesday, November 29, 2017** at the Lake Geneva City Hall, 626 Geneva Street, Lake Geneva WI 53147 clearly marked "Concessionaire Bid."

Selection is based upon price and experience with the City reserving the right to reject any and/or all proposals or to accept any proposal which will best serve the interest of the City of Lake Geneva.

Proposals shall include a lump sum amount paid to the City with a minimum of \$1,500 annually, anticipated days and hours of operation, and a suggested listing of product offerings. For more information, access to the Concession area for inspection, and a copy of the standard Concession Agreement for 2018-2019 with option for third year extension, contact Blaine Oborn, City of Lake Geneva, City Administrator, at work phone number 262-249-4098 or by email at [cityadmin@cityoflakegeneva.com](mailto:cityadmin@cityoflakegeneva.com).

10-2-17

To: The City of Lake Geneva  
Board of Park Commissioners

I would like to submit my bid  
of \$1,500 dollars for Veterans Park  
Concession stand for the 2018 season.

The last 7 years have been both  
a pleasure and fun experience running  
the stand. We enjoy working with  
Mike Coolidge & John Swanson &  
the Dream Team. We will continue  
to serve the public in a quick &  
courteous manner. We have also  
kept the prices down to ensure a  
fair price to all, and to express a  
level of trust & confidence so that  
everyone is satisfied.

Sincerely,  
Rod Brenner  
Ro-Della Inc.

## CONCESSION AGREEMENT

Concession Agreement made on \_\_\_\_\_, between the City of Lake Geneva ("City"), and \_\_\_\_\_, DBA \_\_\_\_\_, Inc. ("Concessionaire"),

For valuable consideration, City grants to Concessionaire the privilege of operating a concession stand on park grounds of the City at Veteran's Park to be located in the concession/bathroom building on the following terms and conditions:

1. Concessionaire agrees to pay the City the amount of \_\_\_\_\_, made in one installment by June 1<sup>st</sup> each year.
2. Concessionaire agrees to have the concession stand open during the 2018 and 2019 spring and summer seasons (April 15<sup>th</sup> through September 15<sup>th</sup>), or later as mutually agreed upon by both parties. As a minimum, Concessionaire shall establish post and comply with, weekend and/or daily hours of business during seasonal organized sports activities. The agreement may be extended to the 2020 season upon agreement of both parties.
3. Concessionaire agrees to supply for sale of sufficient vendible articles of a ballpark type and sufficient quantities to satisfy demands of patrons of the park at the times when organized sport activities are conducted until closing at end of each season.
4. Concessionaire shall procure at his or her own costs and expense all necessary licenses and permits necessary for carrying out provisions of this contract.
5. Concessionaire shall provide adequate and appropriate containers which are not unsightly for the temporary storage of trash and garbage and provide, as necessary, for the regular pick up of such trash and garbage, and shall not permit any unattractive or unsanitary accumulation of trash, debris or litter on the premises hereto relevant at all times during which concessions are operated within the park. The piling of boxes, cartons, drums, can or similar items, shall not be permitted outside of designated concession areas. The City shall be responsible for removal of the normal trash and garbage.
6. All notices and orders given to concessionaire shall be sent to \_\_\_\_\_.
7. Prior to termination of this Agreement or on or before October 1<sup>st</sup> of 2019, unless approved specifically by the City, Concessionaire shall remove from the concession stand at Veteran's Park all personal property, supplies, goods and effects. On his or her failure to do so, City, and/or its employees, officers and agents, may cause such removal to be made and the property, supplies, goods and effects

shall be stored at cost and expense of Concessionaire. City may exercise lien rights thereon for cost and expense of such removal and storage.

8. No improvement shall be made to City property without the City's consent. Any permanent on-site improvements made during the course of the Agreement are to revert to the City at termination of the contract. Any City provided improvements shall be operated and properly maintained by the Concessionaire.

9. The Concessionaire shall pay all license fees and taxes that may be imposed by any City, State or Federal authorities.

10. Concessionaire will procure and maintain during the entire term of this Agreement, or any renewal or extension period thereof, a public liability insurance policy which covers liability for products made or sold by Concessionaire, with the City stated as an additional insured. Liability insurance shall be provided at all times in a minimum amount of One Million (\$1,000,000) Dollars single limits coverage, per person, and per occurrence, covering death, personal injury and property loss or damage.

11. The Concessionaire shall hold the City harmless from the payment of all claims or demands arising out of this Agreement. The Concessionaire shall indemnify the City from all suits or actions brought against the City or on the account of injury or damages received or sustained by any party or parties by or from the said Concessionaire, his servants or agents, in the exercise of the rights and privileges granted in this Agreement, including all attorney fees incurred by the City in defense of such claims or demands.

12. The City reserves the right to cancel or terminate this Agreement, upon ten (10) days advance written notice.

**CONCESSIONAIRE**

**CITY OF LAKE GENEVA**

By: \_\_\_\_\_  
Concessionaire

By: \_\_\_\_\_  
Mayor

Attest:

By: \_\_\_\_\_  
City Clerk

CITY OF LAKE GENEVA

Request for Bids Concession at Dunn Field Park

The City of Lake Geneva is soliciting sealed bid proposals for a concessionaire to operate the existing facility at Dunn Field Park. Bids shall be received until 10:00 a.m. **Wednesday, February 21, 2018** at the Lake Geneva City Hall, 626 Geneva Street, Lake Geneva, WI 53147 clearly marked "Dunn Field Concession Bid."

Selection is based upon price and experience with the City reserving the right to reject any and/or all proposals or to accept any proposal which will best serve the interest of the City of Lake Geneva.

Proposals shall include a lump sum amount paid to the City with a minimum of \$300 annually, anticipated days and hours of operation, and a suggested listing of product offerings. For more information, access to the Dunn Field Concession area for inspection, and a copy of the standard Concession Agreement for 2018-2019 with option for third year extension, contact Blaine Oborn, City of Lake Geneva City Administrator, at 262-249-4098 or by email at [cityadmin@cityoflakegeneva.com](mailto:cityadmin@cityoflakegeneva.com)

**RESOLUTION 17-R69**

**An Amendment to the Lakefront and Parking Fund Budgets  
for Beach Operating Hours Reduction**

**WHEREAS**, the Common Council approved the 2018 Budget for the City of Lake Geneva on November 27, 2017, and

**WHEREAS**, the Common Council modified the Beach Operating Hours subsequent to adoption of the 2018 Budget, and

**WHEREAS**, the Finance, License, and Regulation (FLR) Committee, at the December 5, 2017 meeting, determined that the change in the Beach Operating Hours will affect the 2018 Budget for beach operations, and

**WHEREAS**, the FLR Committee determined that additional funds are available in the Parking Fund to offset reduction in beach revenue, and

**WHEREAS**, the FLR Committee recommends that the City Council amend the 2018 Budget to increase the Parking Fund Budget by \$7,500 and decrease the Lakefront Fund (beach operating) Budget by \$7,500, and

**BE IT THEREFORE RESOLVED**, that the Common Council adopts this 2018 Lakefront Fund and Parking Fund budget amendment as follows:

40-54-10-4673	Beach Revenue	-\$7,500
40-00-00-49XX	Transfer From the Parking Fund	+\$7,500
42-34-50-4633	Parking Stall Collections Revenue	+\$7,500
42-34-50-59XX	Transfer to the Lakefront Fund	-\$7,500

Adopted this 11th day of December, 2017,

APPROVED: \_\_\_\_\_  
Alan R. Kupsik, Mayor

ATTEST: \_\_\_\_\_  
Lana Kropf, City Clerk

# CITY OF LAKE GENEVA

626 Geneva Street  
Lake Geneva, WI 53147  
[www.cityoflakegeneva.com](http://www.cityoflakegeneva.com)



## Memorandum

TO: Chairman Kordus and Finance, License & Regulation Committee

FROM: Sylvia Mullally, Parking Manager

DATE: November 2, 2017

RE: Discussion on FY18 Beach Revenue Options

<b>Current Beach Rates</b>	<b>Lake Geneva</b>	<b>Fontana</b>	<b>Williams Bay</b>
Children (6 years & under)	Free	Free	Free
Children (Between 6 & 12 years)	\$4.00	\$4.00	\$5.00
Adults (12 years & over)	\$7.00	\$8.00	\$8.00

<b>Hours</b>	<b>Lake Geneva</b>	<b>Fontana</b>	<b>Williams Bay</b>
With lifeguards	9a-5p	9a-9p	8a-5p
No lifeguards-Swim at own risk	After 5p	After 5p	After 5p

### **Option #1-Raising rate by \$1.00 -----\$40,000 potential additional revenue**

- Increase beach rate for adults to \$8.00.
- In line with Fontana & Williams Bay rates
- No additional costs incurred; no additional risk of liability; no change to existing Lifeguard contract

### **Option #2-Extending by 1 hour-----Indefinable additional revenue**

#### **Additional Costs**

- Additional staff wages: (\$4,515-\$5,000) estimated
- Additional costs for supplies, toiletries: (\$250-\$1000) estimated
- Additional costs if Lifeguard/Waterpatrol contract amended (\$4,370)

#### **Breakeven analysis to cover additional expenses:**

- Needed 645 additional adult attendees per season-\$4,515 -OR-
- Needed 1,129 additional 6-12yrs. attendees per season-\$4,516
- Double if adding Lifeguard

### **Option #3-Raising rate & extend by 1 hour---\$35,000 and indefinable additional revenue**

- \$35,000 after additional costs (wages & supplies)
- Additional costs if Lifeguard/Waterpatrol contract amended (\$4,370)
- Additional revenue potential after 5:00pm (n/a) depends on additional attendance

\_\_\_\_\_  
Petitioner Name

\_\_\_\_\_  
Project Address

OFFICE USE ONLY

\_\_\_\_\_  
Description of Request

**Agreement for Services**

REIMBURSABLE BY THE PETITIONER / APPLICANT. The city may retain the services of the professional consultants (including planners, engineers, architects, attorneys, environmental specialists, recreation specialists, and other experts) to assist in the City’s review of a proposals coming before the Plan commission and/or Common Council. The submittal of a development proposal application or petition by a Petitioner shall be construed as an agreement to pay for such professional review services applicable to the proposal pursuant to section 98-935(4) of the zoning codes of the City of Lake Geneva, Wisconsin including any financing charges that my accrue. The City shall charge the expense for these services to the Petitioner. The City Administrator at any time may require an applicant to submit an advance deposit of **\$500 to \$5,000 depending on the complexity of the proposal. (The city may also require deposits for future review services while the proposal is pending.). An advanced deposit shall be required for the application related to Extraterritorial matters.** Surplus deposits shall be returned to the Applicant after all outstanding professional consultants fees related to the proposal have been billed and paid.

\_\_\_\_\_, as applicant/petitioner for

Project: \_\_\_\_\_

Project Address: \_\_\_\_\_

Name: \_\_\_\_\_

Address: \_\_\_\_\_

\_\_\_\_\_

Cell Phone: (\_\_\_\_) - \_\_\_\_\_ - \_\_\_\_\_

Phone: (\_\_\_\_) - \_\_\_\_\_ - \_\_\_\_\_

Email: \_\_\_\_\_

Dated this \_\_\_\_\_ Day of \_\_\_\_\_, 20\_\_\_\_\_

\_\_\_\_\_

Printed Name of Applicant / Petitioner

\_\_\_\_\_

Signature of Applicant/Petitioner

Applicant/Petitioner agrees that in addition to those normal costs payable by an applicant/petitioner (e.g., filing or permit fees, publication expenses, recording fees, etc.), that in the event the action applied or petitioned for requires the City of Lake Geneva, in the judgment of its staff, to obtain additional professional service(s), (e.g., engineering, surveying, planning, legal) than would be routinely available "in house" to enable the City to properly address, take appropriate action on, or determine the same, applicant/petitioner shall reimburse the City for the costs thereof

#### Section 98-935 Fees:

(1) Fees for Procedures or Permits Requested by a Private Party: The fees for the procedures and permits established by this Chapter shall be established by resolution of the Common Council of the City of Lake Geneva

(2) Fees for Procedures Requested by the City of Lake Geneva: There shall be no fee in the case of applications filed in the public interest by the Common Council or the Plan Commission, other agency, or official of the City of Lake Geneva.

(3) Payment of Fees: Fees shall be payable at the time applications are filed with the appropriate officer of the City (per the requirements of this Chapter), and are not refundable.

(4) Professional Consultant Review Services: The City may retain the services of professional consultants (including planners, engineers, architects, attorneys, environmental specialists, recreation specialists, and other experts) to assist in the City's review of a proposal coming before the Plan Commission. The City may apply the charges for these services to the Petitioner. The City will require the Petitioner to sign a professional consultant review services form. The City shall charge the expense for these services to the Petitioner. The City Administrator at any time may require an applicant to submit an advance deposit of **\$500 to \$5,000 depending on the complexity of the proposal. The city may also require deposits for future review services while the proposal is pending. An advanced deposit shall be required for the application related to Extraterritorial matters.** Surplus deposits shall be returned to the Applicant after all outstanding professional consultants fees related to the proposal have been billed and paid.

The City may delay acceptance of the application or petition as complete, or may delay final approval of the proposal, until such fees are paid by the Petitioner. The submittal of a development proposal application or petition by a Petitioner shall be construed as an agreement to pay for such professional review services applicable to the proposal. Review fees which are applied to a Petitioner, but which are not paid, may be assigned by the City as a special assessment to the subject property.

**RESOLUTION 17-R71**  
**Regarding 2017 and 2018 Capital Improvements Budgets**

**WHEREAS**, the Common Council approved the 2017 and 2018 Capital Budgets for the City of Lake Geneva for capital expenditures to occur during 2017 and 2018, and

**WHEREAS**, the Common Council, at its regular meeting of May 8, 2017, authorized the issuance and sale of a \$3,500,000 General Obligation Promissory Note, the proceeds of which shall be used to fund the 2017-2019 Capital Project Plan, and

**WHEREAS**, it is necessary to amend the 2017 and 2018 Capital Budgets to for capital projects so that these various projects may move forward,

**BE IT THEREFORE RESOLVED**, that the Common Council adopt a 2017 Capital Budget amendment approving the 2017 capital projects noted below which total \$682,632:

43-16-10-1701	City Hall Capital Projects	\$ 4,500
43-21-00-1701	Police Department Capital Projects	\$ 20,225
43-22-00-1701	Fire Department Capital Projects	\$ 5,175
43-32-00-1701	Street Improvements Program	\$600,281
43-52-00-1701	Parks Capital Projects	\$ 52,451

**BE IT FURTHER RESOLVED**, that the Common Council adopt a 2018 Capital Budget amendment approving the 2018 capital projects noted below which total \$1,273,042:

43-16-10-1701	City Hall Capital Projects	\$ 5,000
43-21-00-1701	Police Department Capital Projects	\$ 22,759
43-32-00-1701	Street Improvements Program	\$1,066,339
43-52-00-1701	Parks Capital Projects	\$ 178,944

Adopted this 26th day of December, 2017.

APPROVED:

\_\_\_\_\_  
 Alan R. Kupsik, Mayor

ATTEST: \_\_\_\_\_  
 Lana Kropf, City Clerk

## 2017/2018 Capital Improvement Budgets &amp; 2019 Plan

Dept.	Project	2017-2019 Plan	Plan Year	2017 Budget	2017 Expense	Proposed 2018 Budget	Comments
City Hall	Parking lot landscaping	5,000	2017	5,000	-	5,000	Carry forward
City Hall	City Hall Office Changes	15,000	2017	4,500	4,500	-	Likely 2017 Expense
<b>43-16-10-1701 City Hall Capital Projects</b>		<b>20,000</b>		<b>9,500</b>	<b>4,500</b>	<b>5,000</b>	
Police	Second ALPR	21,500	2017	21,500	20,225	-	Completed
Police	Carpet Replacement	2,000	2018			6,269	2018 Request
Police	Garage Floor Seal	6,000	2018			8,245	2018 Request
Police	Dive Equipment					8,245	2018 Request
<b>43-21-00-1701 PD Capital Projects</b>		<b>29,500</b>		<b>21,500</b>	<b>20,225</b>	<b>22,759</b>	
Fire	Wall Hydrant Repair	7,000	2017	7,000	1,805	-	Completed
Fire	Bay light switches	4,165	2017	4,165	3,370	-	Completed
<b>43-22-00-1701 FD Capital Projects</b>		<b>11,165</b>		<b>11,165</b>	<b>5,175</b>	-	
Streets	Shop Generator	10,000	2017	10,000		-	Likely 2017 Expense
Streets	Capital Road Projects	750,000	2017	750,000	581,306	168,694	Carry forward Balance
Streets	Street Crack-filling	30,000	2017	30,000	12,355	17,645	Carry forward Balance
Streets	Storm Sewer Line Repairs	25,000	2017	25,000	-	25,000	Carry forward Balance
Streets	1070 Carey St Garage Door			6,620	6,620		Completed
Streets	Capital Road Projects	750,000	2018			750,000	2018 Request
Streets	Street Crack-filling	30,000	2018			30,000	2018 Request
Streets	Storm Sewer Line Repairs	25,000	2018			25,000	2018 Request
Streets	Exhaust system/lighting 1055 Carey St.	20,000	2018			20,000	2018 Request
Streets	Fencing, brush drop off	30,000	2018			30,000	2018 Request
Streets	Capital Road Projects	750,000	2019				
Streets	Street Crack-filling	30,000	2019				
Streets	Storm Sewer Line Repairs	25,000	2019				
<b>43-32-00-1701 Street Imp Program</b>		<b>2,475,000</b>		<b>821,620</b>	<b>600,281</b>	<b>1,066,339</b>	
Parks	2017 Bicycle & Pedestrian Plan	25,000	2017	25,000	8,426	16,574	Carry forward Balance
Parks	White River Bridges	55,000	2017	55,000	10,630	44,370	Carry forward Balance
Parks	Manning Way Playground	40,000	2017	40,000	23,395		Completed
Parks	Visitor Center Restrooms	110,000	2017	110,000	10,000	118,000	Carry forward & Increase
<b>43-52-00-1701 Parks Capital Projects</b>				<b>230,000</b>	<b>52,451</b>	<b>178,944</b>	
<b>Total</b>		<b>2,535,665</b>		<b>1,093,785</b>	<b>682,632</b>	<b>1,273,042</b>	

**RESOLUTION 17-R72**  
**Regarding 2017 and 2018 Equipment Replacement Budgets**

**WHEREAS**, the Common Council approved the 2017 and 2018 Equipment Replacement Fund Budget for the City of Lake Geneva for 2017 and 2018 expenditures, and

**WHEREAS**, the Common Council, intends to pursue additional specific equipment replacements in 2017 and desires to appropriate budgetary funding for a 2017 expenditure total of \$700,329, and

**WHEREAS**, the Common Council, intends to pursue additional specific equipment replacements in 2018 and desires to appropriate budgetary funding for a 2018 expenditure total of \$930,479, and

**WHEREAS**, the anticipated Equipment Replacement Fund balance at December, 31, 2017 will have an approximate balance of \$2,403,642 which will adequately fund the proposed equipment purchases along with the 2018 budgeted revenues,

**BE IT THEREFORE RESOLVED**, that the Common Council adopt this 2017 Equipment Replacement Fund budget amendment which increases expenditures by \$111,000 as follows:

50-21-00-5800	Police Equipment Purchases	+\$111,000
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**BE IT FURTHER RESOLVED**, that the Common Council adopt this 2018 Equipment Replacement Fund budget amendment of 930,479 as follows:

50-21-00-5800	Police Equipment Purchases	\$100,470
50-22-00-5800	Fire Equipment Purchases	\$422,809
50-32-00-5800	Streets Equipment Purchases	\$322,000
50-00-00-5800	City Hall Equipment Purchases	\$78,000
50-48-00-5800	Cemetery Equipment Purchases	\$7,200
50-29-00-5800	Emergency Mgmt Equip Purchases	\$0

Adopted this 26th day of December, 2017,

APPROVED: \_\_\_\_\_  
 Alan R. Kupsik, Mayor

ATTEST: \_\_\_\_\_  
 Lana Kropf, City Clerk

**City of Lake Geneva 2017/2018 Budgets  
Equipment Replacement Fund**

12/21/2017

Department	Description	Year	Est. Life	2017 Budget	2017 Expense	Proposed 2018 Budget	Comments
<b>Cemetery:</b>							
	Box & Lights for Chevy 1-ton plow Truck	2007	12 Years	7,200	0	7,200	Carry Forward
	<b>50-48-00-5800 Cemetery Total</b>			<b>7,200</b>	<b>0</b>	<b>7,200</b>	
<b>City Hall:</b>							
	25 Computers	Various	5 Yrs, Replac	5,000	4,334	5,000	2018 Request
	HVAC Building Automation Control System		15 Years	73,000	0	73,000	
	<b>50-00-00-5800 City Hall Total</b>			<b>78,000</b>	<b>4,334</b>	<b>78,000</b>	
<b>50-29-00-5800 Emergency Govt:</b>							
	7 Siren	1992	25 years	30,000			
	<b>Emergency Government Total</b>			<b>30,000</b>	<b>0</b>	<b>0</b>	
<b>Fire:</b>							
	HOSE	Various Sizes	Multi	1,166			Completed
	TURN OUT GEAR	10 Sets	Multi	32,600			Completed
	COMMUNICATIONS	Head Set (5)	Multi	36,000			Completed
	DIVE RESCUE	DIVER GEAR (6)	2002	63,000			Completed
	FIRE EQUIP	1 3/4" COMB. NOZZLES (20)	Multi	4,907			Completed
	FIRE EQUIP	2 1/2" COMB NOZZLE (5)	Multi	2,166			Completed
	FIRE EQUIP	RESCUE LIFT BAGS (2)	90'S/07	8,000		8,000	Carry Forward
	STATION	GENERATOR	1970'S	59,620			Completed
	STATION	BAY DOORS		11,750			Completed
	VEHICLES	Ambulance 2 (1997)	1997			270,000	2018 Request
	HOSE & Appliances		Multi			5,839	
	SCBA	PORTA-COUNT	2007			13,000	
	TURN OUT GEAR	10 Sets	Multi			32,600	
	COMMUNICATIONS	Equipment	Multi			32,040	
	TECH RESCUE	Equipment	1999			29,130	
	DIVE RESCUE	ICE RESCUE Equipment	Multi			3,600	
	IT	Computer & Networking	Multi			12,600	

**City of Lake Geneva 2017/2018 Budgets  
Equipment Replacement Fund**

12/21/2017

<b>Department</b>	<b>Description</b>	<b>Year</b>	<b>Est. Life</b>	<b>2017 Budget</b>	<b>2017 Expense</b>	<b>Proposed 2018 Budget</b>	<b>Comments</b>
EMS EQUIP	JUMP BAGS	Multi	10 years			2,400	
EMS EQUIP	CO MONITORS	2016	2 years			1,000	
EMS EQUIP	SPO2/RAD57	Multi	10 years			6,700	
EMS EQUIP	COT BATTERIES/CHARGER	Multi	5 years			1,000	
	SCBA Masks	Multi				4,900	
<b>50-22-00-5800 Fire Dept Total</b>				<b>219,209</b>		<b>422,809</b>	
<b>Police:</b>							
	Desktop computers (\$750 each - 19 units)	Multi	5 Years	1,500			Completed
	Interview rooms Equipment		10 Years	15,300			Completed
	Laptop computers (\$850 each - 7 units)		5 Years	2,550			Completed
	LCD Projectors (\$1,000 each - 3 units)		7 Years	1,000			
	Servers (\$4,100 each - 8 units)		10 Years	4,100			
	Squad 204 Ford Inceptor Utility	2015	2 Years	33,000			Completed
	Stopsticks (\$485 each - 5 units)		10 Years	2,425			
	Tasers (\$1,400 each - 11 units)		6 Years	2,800			
	Toughbooks (\$4,700 each - 6 units)		5 Years	9,400			Completed
	Air conditioner - communications center		10 Years			6,000	
	Ballistic shields (\$1,400 each - 2 units)	Multi	10 Years			1,400	
	Desktop computers (\$750 each - 19 units)	Multi	5 Years			3,750	
	Digital camera equipment		7 Years			4,200	
	Digital video recording equipment - 2 units		8 Years			4,200	
	Handguns (\$734 each - 32 units)*		8 Years			23,488	
	Handheld radar (\$1,000 each - 4 units)		10 Years			2,000	
	Laptop computers (\$850 each - 7 units)		5 Years			850	
	Mobile radios 800 (\$2,200 each - 7 units)		10 Years			4,400	
	Mobile radios VHF (\$2,600 each - 7 units)		10 Years			5,200	
	NAS Server					1,500	
	PBTs (\$500 each - 7 units)		8 Years			1,500	
	Portable radios 800 (\$1,100 each - 25 units)		10 Years			7,700	

**City of Lake Geneva 2017/2018 Budgets  
Equipment Replacement Fund**

12/21/2017

<b>Department</b>	<b>Description</b>	<b>Year</b>	<b>Est. Life</b>	<b>2017 Budget</b>	<b>2017 Expense</b>	<b>Proposed 2018 Budget</b>	<b>Comments</b>
	Radio console upgrade (Phase 1)					9,882	
Squad 201	Ford Explorer	2008	9 Years		37,000		2018 arrived in 2017
Squad 205	Ford Inceptor Utility	2016	2 Years		37,000		2018 arrived in 2017
Squad 206	Ford Inceptor Utility	2016	2 Years		37,000		2018 arrived in 2017
	Squad rifles (\$1,800 each - 7 units)*		10 Years			10,800	
	Tasers (\$1,400 each - 11 units)		6 Years			4,200	
	Toughbooks (\$4,700 each - 6 units)		5 Years			9,400	
<b>50-21-00-5800 Pollice Department Total</b>				<b>72,075</b>	<b>111,000</b>	<b>100,470</b>	
<b>Street:</b>							
24	Lift All GMC 6000	1991	15 years-Used		40,375		2016 Carry Forward
Giant Vac #41	Leaf Vac 25 Yd	2001	15 years		53,627		2016 Carry Forward
Giant Vac - #42	Leaf Vac 25 Yd	2004	15 years		55,617		2016 Carry Forward
10	Case Backhoe	1979	20 years	94,000	94,000		Purchased
Mower-Rider #44	Jacobsen HR 9016	2007	10 years	76,845	75,495		Purchased
Mower-Rider #9	Scag Tiger	2000	10 years	12,000	11,798		Purchased
Tractor #52	John Deere 850 1972	2004	20 years			16,000	Carry Forward
Fork Lift #60	Komatsu	1994	25 years			17,000	2018 Request
Trailer #2	6 1/2 Ft X 16 Ft	1995	15 years-Used			4,000	2018 Request
Fleet # 19	International 4900 Vac-All	1998	20 years			285,000	2018 Request
<b>50-32-00-5800 Street Dept Total</b>				<b>182,845</b>	<b>330,912</b>	<b>322,000</b>	
<b>Combined Total</b>				<b>589,329</b>		<b>930,479</b>	
Increase for Police					111,000		
<b>Revised Total</b>				<b>700,329</b>			

## **CONDITIONAL USE RESOLUTION 17-R70**

A resolution authorizing the issuance of an amended Conditional Use Permit for Lake Geneva 50120, LLC. 3000 Dundee Road Suite 408 Northbrook IL 60062 to allow for the alteration to the front façade of the property located at 281 Edwards Blvd located in the Planned Development (PD) Zoning District.

WHEREAS, the City Plan Commission has considered the application of Lake Geneva 50120, LLC.

WHEREAS, The City Plan Commission held a Public Hearing thereon pursuant to proper notice given on December 18, 2017.

NOW, THEREFORE, BE IT RESOLVED, that the Zoning Administrator be, and is hereby authorized, to issue an amended Conditional Use Permit to Lake Geneva 50120, LLC. 3000 Dundee Road Suite 408 Northbrook IL 60062, to allow for the alteration to the front façade of the property located at 281 Edwards Blvd located in the Planned Development (PD) Zoning District. Tax Key No. ZA297300001.

To include all affirmative findings of fact.

1. In general, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
2. Specific to this site, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
3. The proposed conditional use in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of the Zoning Ordinance, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
4. The proposed conditional use maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any improvements, facilities, utilities or services provided by public agencies serving the subject property.

6. The potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Granted by action of the Common Council of the City of Lake Geneva this 26<sup>th</sup> day of December 2017.

---

Alan Kupsik, Mayor

ATTEST:

---

Lana Kropf, City Clerk

STAFF REPORT  
To Lake Geneva Plan Commission  
Meeting Date: June 19, 2017

Agenda Item #9

Applicant:

Lake Geneva 50120 LLC.  
c/o GMX Real Estate Group LLC  
3000 Dundee Road suite 408  
Northbrook IL 60062

Request: Amend Existing CUP

281 Edwards Blvd, Lake Geneva, WI 53147  
Conditional Use Permit Amendment Exterior  
Building Façade Change

Description:

The applicant is submitting a request to amend the existing Conditional Use Permit (CUP) that was previously issued for the property located at 281 Edwards Blvd. for the exterior façade. The current design of the buildings is identified in the submittal as documents “Original Submittal”. The requested changes are reflected on the following pages whereas the request is a façade change from a flat parapet to an arched parapet and entry door configuration changes to accommodate possible rental clients. The City has previously approved the building, building locations, and site plan to include parking.

To clarify this request is only a non-structural building exterior façade change.

Action by the Plan Commission:

Recommendation to the Common Council on the proposed amendment to the existing Conditional Use Permit (CUP):

As part of the consideration of the requested CUP, the Plan Commission is required to:

- Provide the Common Council with a *recommendation* regarding the proposed CUP;
- Include *findings* required by the Zoning Ordinance for CUPs; and,
- Provide specific suggested *requirements* to modify the project as submitted.

Staff Review Comments:

No impacts to neighboring properties are anticipated.

Required Plan Commission Findings on the CUP for Recommendation to the Common Council:

A proposed CUP must be reviewed by the standards, below:

A. If, after the public hearing, the Commission wishes to recommend *approval*, then the appropriate fact finding would be all of the following:

1. In general, the proposed amended conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any

other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.

2. Specific to this site, the proposed amended conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
  3. The proposed amended conditional use in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of the Zoning Ordinance, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
  4. The proposed amended conditional use maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
  5. The proposed amended conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any improvements, facilities, utilities or services provided by public agencies serving the subject property.
  6. The potential public benefits of the proposed amended conditional use outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.
- B. If, after the public hearing, the Commission wishes to recommend denial, then the appropriate fact finding would be one or more of the following:
1. In general, the proposed amended conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
  2. Specific to this site, the proposed amended conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
  3. The proposed amended conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of the Zoning Ordinance, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
  4. The proposed amended conditional use does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.

5. The proposed amended conditional use is not located in an area that will be adequately served by, and will impose an undue burden on any of the improvements, facilities, utilities or services provided by public agencies serving the subject property.
6. The potential public benefits of the proposed amended conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Staff Recommendation on the Proposed Conditional Use Permit:

1. Staff recommends that the Plan Commission recommend *approval* of the proposed amended conditional use as submitted, with the findings under A.1-6., above.
2. Staff recommends the Plan Commission adopt the *affirmative set of findings* provided above.

APPLICATION FOR PRECISE IMPLEMENTATION PLAN AMENDMENT

City of Lake Geneva

Site Address/Parcel No. and full Legal Description required (attach separate sheet if necessary):

281 N. Edwards Boulevard, Lake Geneva

Name and Address of Current Owner:

Lake Geneva 50120, LLC c/o Gmx Real Estate Group, LLC located at 3000 Dundee Road, Suite 408, Northbrook, IL 60062

Telephone No. of Current Owner including area code:

(312) 607-6418 / Andrew Goodman

Name and Address of Applicant:

see above - also the "Developer"

Telephone No. of Applicant including area code:

see above

Proposed Use:

Development of second commercial building to the east of the new Starbucks - AT&T store building to be constructed for national dental, retail and/or restaurant/related occupants.

Zoning District in which land is located:

Planned Business Commercial Zoning District

Names and Addresses of architect, professional engineer and contractor of project:

JTS Architects located at 450 E. Higgins Road, Suite 202, Elk Grove Village, IL 60007

RTM Engineering located at 715 Ridgeview Drive, McHenry, IL 60050

ICS I General Contractor located at 21675 Gateway Drive, Brookfield, WI 53045

Short statement describing activities to take place on site:

The Starbucks - AT&T store building opened Summer - Fall, 2017. The proposed second building construction would commence Spring, 2018 for tenant openings in fall, 2018 which would complete the development project. The overall project design and plan were previously approved in fall, 2016 at which time the PIP Amendment was approved. Applicant is seeking another PIP Amendment in order to receive approval to make modifications to the previously approved building design.

PIP Amendment fee \$400.00, payable upon filing application.

  
Signature of Applicant

AGREEMENT FOR SERVICES

REIMBURSABLE BY THE PETITIONER / APPLICANT. The City may retain the services of professional consultants (including planners, engineers, architects, attorneys, environmental specialists, recreation specialists, and other experts) to assist in the City's review of a proposal coming before the Plan Commission and/or Common Council. The submittal of a development proposal application or petition by a Petitioner shall be construed as an agreement to pay for such professional review services applicable to the proposal including any finance charges that may accrue. The City may apply the charges for these services to the Petitioner. The City may delay acceptance of the application or petition as complete, or may delay final approval of the proposal, until the Petitioner pays such fees. Review fees which are applied to a Petitioner and which are not paid, may be assigned by the City as a special assessment to the subject property. Petitioner hereby expressly waives any notice and hearing requirements provided in Wis. Stats. § 66.0701 or any additions or amendments to this section. Petitioner further authorizes the City Treasurer or City Clerk to levy and collect review fees and additional fees upon the affidavit of the City Administrator or the Zoning Administrator stating that such fees are reasonable and that payment is overdue. The Petitioner shall be required to provide the City with an executed copy of the following form as a prerequisite to the processing of the development application:

Andrew Goodman, as applicant/petitioner for:  
Name: Lake Geneva Solara, LLC  
Address: c/o SMX Real Estate Group, LLC  
3000 Dundee Road, Suite 408, Northbrook, IL 60062  
Phone: (312) 607-6418

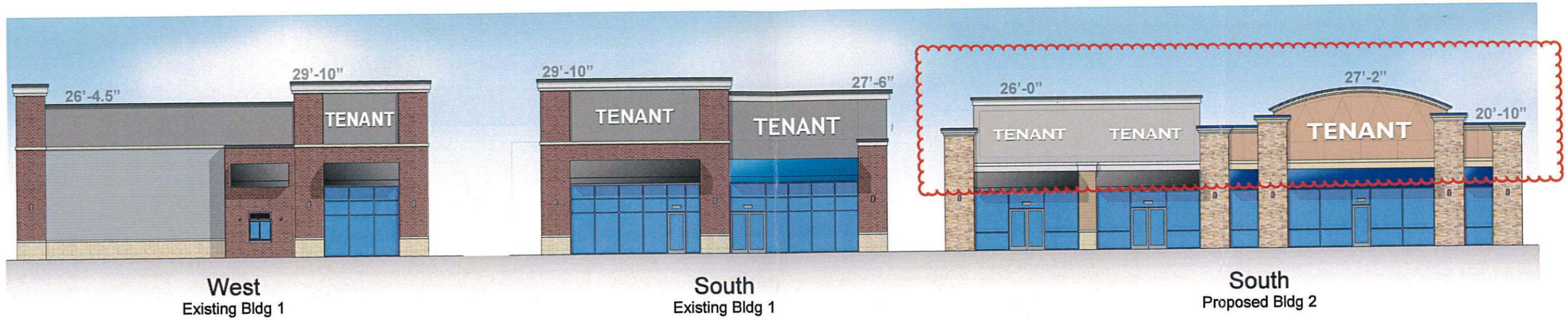
Agrees that in addition to those normal costs payable by an applicant/petitioner (e.g., filing or permit fees, publication expenses, recording fees, etc.), that in the event the action applied or petitioned for requires the City of Lake Geneva, in the judgment of its staff, to obtain additional professional service(s), (e.g., engineering, surveying, planning, legal) than would be routinely available "in house" to enable the City to properly address, take appropriate action on, or determine the same, applicant/petitioner shall reimburse the City for the costs thereof.

Dated this 9th day of November, 2017.

Andrew S. Goodman  
Printed name of Applicant/Petitioner

[Signature]  
Signature of Applicant/Petitioner





West  
Existing Bldg 1

South  
Existing Bldg 1

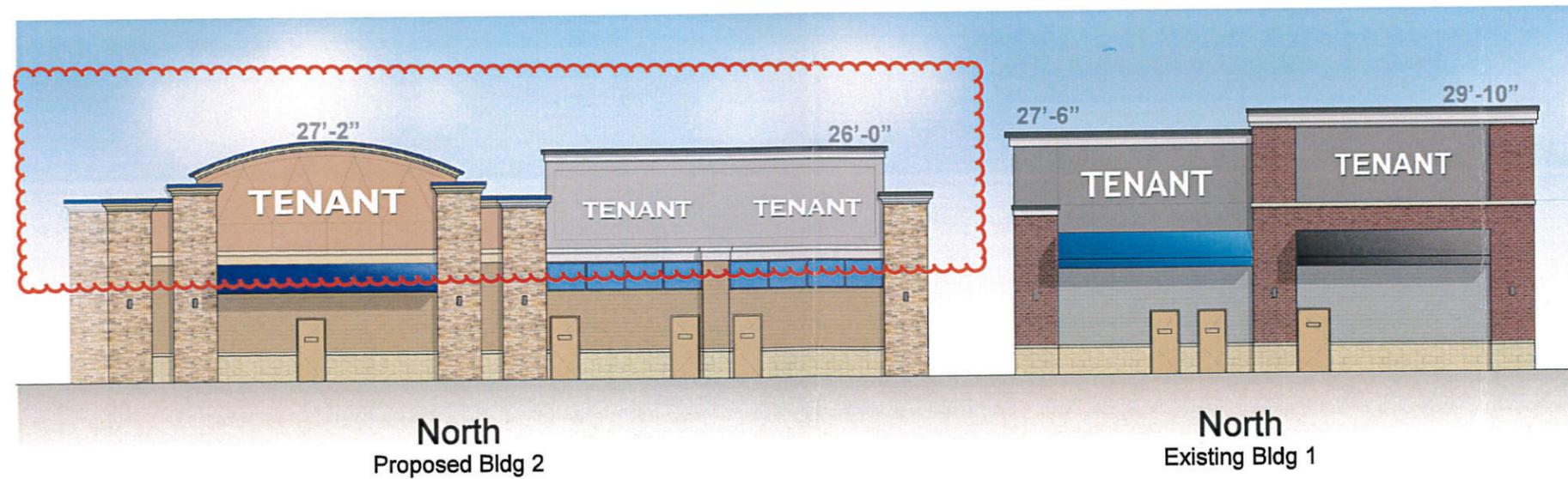
South  
Proposed Bldg 2



East  
Existing Bldg 1

East  
Proposed Bldg 2

West  
Proposed Bldg 2



North  
Proposed Bldg 2

North  
Existing Bldg 1



STAFF REPORT  
To Lake Geneva Plan Commission  
Meeting Date: December 18, 2017

Agenda Item:#8

Applicant:

Lowell Custom Homes  
401 Geneva National Ave.  
Lake Geneva WI 53147

Request: ETZ Town of Geneva

Owner: Martin Arenson

Exterritorial Zoning request (ETZ) for a lot line adjustment for the parcels located within the Town of Geneva  
Lake Geneva, WI 53147

Description:

This request is to approve a Certified Survey Map (CSM) to per density requirements of Walworth County Zoning and land division located in the Town of Geneva.

The parcels included in this CSM request are:

- Parcel JLW 00008
- Parcel JLW 00001
- Parcel JLW 00002
- Parcel JLW 00003
- Parcel JLW 00004
- Parcel JLA471100001

The result of this CSM will be parcels that will be in accordance with Walworth County Land Use and Zoning and standards. Combining with lot line adjustments lots Parcel JLW 00001&Parcel JLW 00002; Parcel JLW 00003&Parcel JLW 00004; Parcel JLW 00004&Parcel JLA471100001.

The reconfiguration of these 3 newly created parcels will remove the limited building areas from lots 1, 2, 3, and 4 in addition the septic easement area for lot 1 from lot 2 and the no access strip along the street side of lot 1 as identified on the document provided by the applicant prepared by Peter S. Gordon.

Project Details from CSM Submittal dated 8-04-17:

The proposed CSM drawing is provided on Sheet 2 of 3—project # 7192.17 depicts the proposed parcel after the lot reconfiguration.

Action by the Plan Commission:

Recommendation to the Common Council on the proposed Exterritorial Zoning request (ETZ) and review of the proposed Certified Survey Map (CSM):

As part of the consideration of the requested CSM, the Plan Commission is required to:

- Provide the Common Council with a *recommendation* regarding the proposed CSM.

Staff Recommendation on the proposed Certified Survey Map (CSM):

1. Staff recommends that the Plan Commission recommend *approval* of the Exterritorial Zoning request (ETZ) and review of the proposed Certified Survey Map (CSM): as submitted, subject to approval for all parcels, and Walworth County Land Use Zoning.

City of Lake Geneva

APPLICATION FOR LAND DIVISION REVIEW



CERTIFIED SURVEY MAP or



SUBDIVISION PLAT

NAME AND ADDRESS OF CURRENT OWNER:

MARTIN ARENSON  
23442 N. WILDWOOD LN.  
DEERFIELD, IL 60015

TELEPHONE NUMBER OF CURRENT OWNER: ( )

NAME AND ADDRESS OF APPLICANT:

LOWELL CUSTOM HOMES  
401 GENEVA NATIONAL AVES. P.O. BOX 6  
LAKE GENEVA, WI 53147

TELEPHONE NUMBER OF APPLICANT: (262) 245-9030

NAME AND ADDRESS OF SURVEYOR:

FARRIS, HANSEN & ASSOCIATES, INC. - PETER GORDON  
7 RIDGWAY COURT P.O. BOX 437  
ELKHORN, WI 53121

TELEPHONE NUMBER OF SURVEYOR: (262) 723-2098

SHORT STATEMENT DESCRIBING PURPOSE OF APPLICATION:

ADJUST LOT LINES FOR LOTS 1, 2 & 3. (ETJ)  
REMOVE LIMITED BUILDING AREAS FOR LOTS 1, 2 & 3.

SUBMITTAL CHECKLIST

\_\_\_\_\_ LOCATION MAP SHOWING LOCATION OF PARCELS TO BE DIVIDED OR PARTIALLY DIVIDED WITH TOWN OR TOWNS, AND PARCELS WITHIN 1,000-FT OF BOUNDARY OF SUBJECT PROPERTY.

X SKETCH MAP TO APPROXIMATE SCALE SHOWING ENTIRE PARCELS TO BE DIVIDED OR PARTIALLY DIVIDED, AND SHOWING THE APPROXIMATE CONFIGURATION OF PROPOSED LOTS AND ROADS WITHIN THOSE PARCELS.

X CITY OF LAKE GENEVA SIGNATURE BLOCK ON FACE OF CSM OR PLAT, PER STATE STATUTES.

X PROVIDE 5 FULL SETS AND 20 11" X 17" COPIES OF CSM OR PLAT PRIOR TO PLACEMENT ON PLAN COMMISSION AGENDA.

I AM AWARE THAT THE CITY OF LAKE GENEVA IS ACTIVELY ENGAGED IN THE REVIEW, APPROVAL OR DENIAL OF LAND DIVISIONS WITHIN ITS EXTRATERRITORIAL LAND DIVISION REVIEW AREA.

I UNDERSTAND THAT THE CITY OF LAKE GENEVA LAND DIVISION ORDINANCE REQUIRES THE CITY TO DENY LAND DIVISIONS WHICH CREATE NEW, BUILDABLE PARCELS OR LOTS WITHIN THE EXTRATERRITORIAL AREA WITH OVERALL DENSITY THAT EXCEEDS MORE THAN ONE DWELLING UNIT PER THIRTY-FIVE ACRES UNLESS THE CITY DETERMINES THAT THE LAND DIVISION CONSTITUTES INFILL DEVELOPMENT.

NOVEMBER 14, 2017  
DATE

  
SIGNATURE OF APPLICANT

**AGREEMENT FOR SERVICES**

REIMBURSABLE BY THE PETITIONER / APPLICANT. The City may retain the services of professional consultants (including planners, engineers, architects, attorneys, environmental specialists, recreation specialists, and other experts) to assist in the City's review of a proposal coming before the Plan Commission and/or Common Council. The submittal of a development proposal application or petition by a Petitioner shall be construed as an agreement to pay for such professional review services applicable to the proposal including any finance charges that may accrue. The City may apply the charges for these services to the Petitioner. The City may delay acceptance of the application or petition as complete, or may delay final approval of the proposal, until the Petitioner pays such fees. Review fees which are applied to a Petitioner and which are not paid, may be assigned by the City as a special assessment to the subject property. Petitioner hereby expressly waives any notice and hearing requirements provided in Wis. Stats. § 66.0701 or any additions or amendments to this section. Petitioner further authorizes the City Treasurer or City Clerk to levy and collect review fees and additional fees upon the affidavit of the City Administrator or the Zoning Administrator stating that such fees are reasonable and that payment is overdue. The Petitioner shall be required to provide the City with an executed copy of the following form as a prerequisite to the processing of the development application:

TED CAFFHAN (AGENT) as applicant/petitioner for:

Name: LOWELL CUSTOM HOMES  
Address: 401 GENEVA NATIONAL AVES. P.O. BOX 6  
LAKE GENEVA, WI 53147  
Phone: 262-245-9030

Agrees that in addition to those normal costs payable by an applicant/petitioner (e.g., filing or permit fees, publication expenses, recording fees, etc.), that in the event the action applied or petitioned for requires the City of Lake Geneva, in the judgment of its staff, to obtain additional professional service(s), (e.g., engineering, surveying, planning, legal) than would be routinely available "in house" to enable the City to properly address, take appropriate action on, or determine the same, applicant/petitioner shall reimburse the City for the costs thereof.

Dated this 14<sup>TH</sup> day of NOVEMBER, 2017.

TED CAFFHAN (AGENT)  
Printed name of Applicant/Petitioner

[Signature]  
Signature of Applicant/Petitioner



Document Number

Document Title

RESTRICTION REMOVAL AFFIDAVIT

Recording Area

Name and Return Address

Farris, Hansen, & Associates  
7 Ridgway Court - PO Box 437  
Elkhorn, Wi. 53121

WALWORTH COUNTY APPROVAL

THE ABOVE AFFIDAVIT REMOVING THE PLATTED RESTRICTIONS IS APPROVED BY THE WALWORTH ZONING AGENCY.

DATED: \_\_\_\_\_

Parcel Identification Number (PIN)

\_\_\_\_\_  
TIM BRELLENTHIN CHAIRPERSON

TOWN OF GENEVA APPROVAL

THE ABOVE AFFIDAVIT EXTINGUISHING THE PLATTED RESTRICTIONS IS APPROVED BY THE TOWN BOARD OF THE TOWN OF GENEVA, WISCONSIN.

DATED: \_\_\_\_\_

\_\_\_\_\_  
TOWN BOARD CHAIRMAN  
JOSEPH F. KOPECKY

\_\_\_\_\_  
TOWN CLERK  
DEBRA KIRCH

CITY OF LAKE GENEVA APPROVAL

THE ABOVE AFFIDAVIT EXTINGUISHING THE PLATTED RESTRICTIONS LOCATEDD IN THE EXTRATERRITORIAL PLAT JURISDICTION AREA FOR THE CITY OF LAKE GENEVA, WISCONSIN IS APPROVED BY THE COMMON COUNCIL FOR THE CITY OF LAKE GENEVA, WISCONSIN.

DATED: \_\_\_\_\_

\_\_\_\_\_  
ALAN KUPSIK MAYOR

\_\_\_\_\_  
DEBRA KIRCH CITY CLERK

THIS INSTRUMENT WAS DRAFTED BY PETER S. GORDON

SHEET 2 OF 2

This information must be completed by submitter: Document title, name & return address, and PIN (if required). Other information such as the granting clauses, legal description, etc. may be placed on this first page of the document or may be placed on additional pages of the document. Note: Use of this cover page adds one page

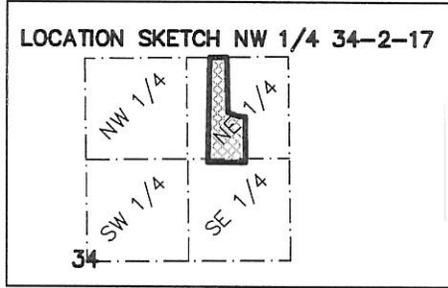
**FARRIS, HANSEN & ASSOC. INC.**

**CERTIFIED SURVEY MAP NO. \_\_\_\_\_**

7 RIDGWAY COURT- P.O. BOX 437  
ELKHORN, WISCONSIN 53121  
PHONE (262) 723-2098  
FAX (262) 723-5886

OWNER: MARTIN A. ARENSON  
23442 N. WILDWOOD LANE  
DEERFIELD, IL. 60015

ZONING: R-1



A PARCEL CONSOLIDATION & LOT LINE ADJUSTMENT CSM, LOCATED IN PART OF THE NORTHEAST 1/4 AND SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 34, TOWN 2 NORTH, RANGE 17 EAST, WALWORTH COUNTY, WISCONSIN

**SURVEY CERTIFICATE**

I HEREBY CERTIFY THAT AT THE DIRECTION OF MARTIN A. ARENSON, OWNER, AND IN FULL COMPLIANCE WITH THE PROVISIONS OF S.236.34 OF WISCONSIN STATUTES, AND THE SUBDIVISION CONTROL ORDINANCE, WALWORTH COUNTY, WISCONSIN, I HAVE SURVEYED, DIVIDED, AND MAPPED THE FOLLOWING DESCRIBED LANDS AND THAT THIS MAP IS A TRUE REPRESENTATION OF THE EXTERIOR BOUNDARIES OF THE LAND SURVEYED AND OF THE DIVISION THEREOF TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND BELIEF:

A PARCEL CONSOLIDATION AND LOT LINE ADJUSTMENT CSM, LOCATED IN PART OF THE NORTHEAST 1/4 AND SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 34, TOWN 2 NORTH, RANGE 17 EAST, WALWORTH COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 1, LOT 2, LOT 3, LOT 4, AND OUTLOT 1 OF LONGWOOD SUBDIVISION, RECORDED IN CABINET D ON SLIDE 146, AS DOCUMENT NO. 753976, TOGETHER WITH LOT 1 OF CERTIFIED SURVEY MAP NO. 4711, RECORDED AS DOCUMENT NUMBER 947401. CONTAINING 376,470 SQUARE FEET OF LAND (8.64 ACRES) MORE OR LESS.

DATED: AUGUST 4, 2017

  
PETER S. GORDON PLS 2101



NOTE: THIS LOT LINE ADJUSTMENT (PARCEL CONSOLIDATION) BETWEEN ADJOINING LAND OWNERS DOES NOT CREATE ADDITIONAL LOTS AND THE ORIGINAL PARCELS ARE NOT REDUCED BELOW THE MINIMUM SIZE REQUIRED BY THE WALWORTH COUNTY ZONING ORDINANCES.

LINE	BEARING	DISTANCE
L1	N 88°38'11" E	61.30
L2	S 46°21'49" E	45.25
L3	N 88°38'11" E	60.00
L4	S 01°21'49" E	102.71
L5	S 00°16'19" W	117.90
L6	S 01°21'49" E	111.45
L7	S 84°42'14" W	177.55
L8	N 01°19'42" W	129.14
L9	S 66°46'41" E	136.28
L10	S 81°44'51" E	115.56

OUTLOT 1 IS A STORM WATER MANAGEMENT AREA AND WILL BE OWNED BY THE TITLEHOLDERS OF LOTS 1 THROUGH 3 OF THIS CERTIFIED SURVEY MAP. EACH TITLEHOLDER SHALL HOLD A 1/3rd UNDIVIDABLE INTEREST IN OUTLOT 1. THE OWNERS OF OUTLOT 1 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE STORM WATER MANAGEMENT PRACTICES. IN THE CASE OF NON-PERFORMANCE, ACCESS FOR MAINTENANCE OR REPAIR OF THE STORM WATER MANAGEMENT PRACTICES ON OUTLOT 1 SHALL BE GRANTED TO THE TOWN OF GENEVA AND WALWORTH COUNTY.

AREAS SHOWN AS "PROTECTED AREA AROUND WETLAND" SHALL BE KEPT FREE OF IMPERVIOUS SURFACES. THE PROTECTED AREAS MUST BE MAINTAINED IN SELF-SUSTAINING VEGETATION, SUFFICIENT TO FILTER POLLUTANTS.

CURVE/LOT	TANGENT IN	RADIUS	CENT. ANG.	CHORD BRG	CHORD DIST	ARC	TANGENT OUT
C-1	S 1-21-49.0 E	1967.00	1-38-08.0	S 0-32-45.0 E	56.15	56.15	S 0-16-19.0 W
C-2	S 0-16-19.0 W	2033.00	1-38-08.0	S 0-32-45.0 E	58.03	58.03	S 1-21-49.0 E
C-3	S 1-21-49.0 E	2033.00	6-11-08.0	S 4-27-23.0 E	219.37	219.48	S 7-32-57.0 E
C-3/LOT1			3-55-56.0	S 3-19-47.0 E	139.50	139.53	
C-3/LOT2			2-15-12.0	S 6-25-21.0 E	79.95	79.95	
C-4	S 7-32-57.0 E	60.00	38-08-42.0	S 11-31-24.0 W	39.21	39.95	S 30-35-45.0 W
C-5	S 30-35-45.0 W	60.00	258-21-53.0	N 81-24-48.5 E	93.02	270.56	N 47-46-08.0 W
C-5/LOT2			99-35-11.0	S 19-11-50.0 E	91.65	104.29	
C-5/LOT3			158-46-42.0	N 31-37-13.0 E	117.95	166.27	
C-6	N 47-46-08.0 W	60.00	40-19-15.0	N 27-36-30.5 W	41.36	42.22	N 7-26-53.0 W
C-7	N 7-26-53.0 W	1967.00	6-05-04.0	N 4-24-21.0 W	208.78	208.88	N 1-21-49.0 W
C-8	N 1-21-49.0 W	1967.00	0-30-54.0	N 1-06-22.0 W	17.68	17.68	N 0-50-55.0 W

THIS INSTRUMENT DRAFTED  
BY PETER S. GORDON  
PROJECT NO. 7192.17  
DATED: 08-04-2017  
SHEET 1 OF 3 SHEETS

CERTIFIED SURVEY MAP NO. \_\_\_\_\_

NW CORNER  
34-2-17  
{221,457.17 N.}  
{2,408,678.58 E.}

N: 1/4 CORNER  
34-2-17  
{221,494.70 N.}  
{2,411,325.49 E.}

UNPLATTED LANDS

UNPLATTED LANDS

S 89°11'16" W 2647.11' {2647.22'}

{66' WIDE R.O.W.}

**MCDONALD ROAD**

GRID NORTH  
WISCONSIN STATE PLANE  
COORDINATE SYSTEM  
SOUTH ZONE (NAD-27)  
N. LINE OF THE NW 1/4 OF  
SECTION 34-2-17 BEARS  
S 89°11'16" W

1625.85'

N 89°11'16" E 206.78'

1021.26'

S 00°49'23" W 33.02'

FOUND IRON REBAR STAKE

S 00°49'23" W, 0.47' FROM

RECORD CORNER

328.22'

50,560 S.F.

SEE NOTE SHEET 1

OUTLET 1

STORMWATER POND

358.62'

112'

8' UTILITY EASEMENT

66.00'

FOUND IRON PIPE STAKE

S 01°21'49" E, 0.56' FROM

RECORD CORNER

677.29'

S 01°21'49" E 710.29'

{709.70'}

LOT 1 C.S.M. 1266

NOTE: UTILITIES TO RUN

INSIDE EDGE OF LONGWOOD

DRIVE RIGHT OF WAY.

{XXX} = RECORDED AS

NOTE: LONGWOOD DRIVE IS A

PRIVATE ROADWAY PER

DOC. 783418

LEGEND

□ = FOUND CONCRETE COUNTY

MONUMENT W/BRASS CAP

○ = FOUND IRON PIPE STAKE

1 3/8" O.D.

● = FOUND IRON REBAR STAKE

1 5/16" DIA.

⊕ = SOIL TEST BORING LOCATED

⦿ = SET IRON REBAR STAKE,

3/4 x 18" x 1.50 lbs./ft.

{XXX} = RECORDED AS

NOTE: LONGWOOD DRIVE IS A

PRIVATE ROADWAY PER

DOC. 783418

LOT 51

WILDWOOD

SUBDIVISION

15' PROTECTED

AREA AROUND

WETLAND

LOT 1

LOT 2

LOT 3

LOT 4

LOT 5

LOT 6

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A PARCEL CONSOLIDATION & LOT LINE ADJUSTMENT CSM **CERTIFIED SURVEY MAP NO.** \_\_\_\_\_  
LOCATED IN PART  
OF THE NORTHEAST 1/4 AND SOUTHEAST 1/4 OF THE  
NORTHWEST 1/4 OF SECTION 34, TOWN 2 NORTH,  
RANGE 17 EAST, WALWORTH COUNTY, WISCONSIN

OWNERS CERTIFICATE

AS OWNERS, WE HEREBY CERTIFY THAT WE HAVE CAUSED THE LAND DESCRIBED ON THIS MAP TO BE SURVEYED,  
DIVIDED, AND MAPPED. WE ALSO CERTIFY THAT THIS MAP IS REQUIRED BY S.236.10 OR S.236.12 TO BE  
SUBMITTED TO THE FOLLOWING FOR APPROVAL OR OBJECTION.

WALWORTH COUNTY ZONING AGENCY  
TOWN OF GENEVA  
CITY OF LAKE GENEVA (EXTRATERRITORIAL ZONING)

\_\_\_\_\_  
MARTIN A. ARENSON DATED \_\_\_\_\_

STATE OF WISCONSIN)  
SS  
COUNTY OF \_\_\_\_\_)

PERSONALLY CAME BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2017, THE ABOVE NAMED MARTIN A.  
ARENSON, TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT, AND  
ACKNOWLEDGED THE SAME.

\_\_\_\_\_  
MY COMMISSION EXPIRES: \_\_\_\_\_

NOTARY PUBLIC, \_\_\_\_\_, WISCONSIN

WALWORTH COUNTY APPROVAL

APPROVED BY RESOLUTION OF THE WALWORTH COUNTY ZONING AGENCY THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2017.

\_\_\_\_\_  
TIM BRELLENTHIN, CHAIRPERSON

TOWN OF GENEVA APPROVAL

APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2017 BY THE TOWN OF GENEVA, WALWORTH COUNTY, WISCONSIN.

\_\_\_\_\_  
DEBRA L. KIRCH, TOWN CLERK

\_\_\_\_\_  
JOSEPH F. KOPECKY TOWN BOARD CHAIRMAN

CITY OF LAKE GENEVA EXTRATERRITORIAL PLAT APPROVAL

RESOLVED THAT THIS CERTIFIED SURVEY MAP, LOCATED IN THE EXTRATERRITORIAL PLAT JURISDICTION FOR THE  
CITY OF LAKE GENEVA, IS HEREBY APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2017.

\_\_\_\_\_  
SABRINA WASWO, CITY CLERK

\_\_\_\_\_  
ALAN KUPSIK MAYOR

THIS INSTRUMENT DRAFTED  
BY PETER S. GORDON  
PROJECT NO. 7192.17  
DATED: 08-04-2017  
SHEET 3 OF 3 SHEETS

8/4/2017  
*Peter S. Gordon*



STAFF REPORT  
To Lake Geneva Plan Commission  
Meeting Date: December 18, 2017

Agenda Item: 12 A

Applicant:  
Fairwyn SB, Inc.  
875 Townline Road  
Lake Geneva, WI 53147

Request:  
From the current General Development Plan  
To a new General Development Plan

Description:

The applicant is submitting a request to amend the existing General Development Plan (GDP) zoning request with the revisions to re-subdivide 39 single family lots into 21 duplex lots. With this request the developer “is not” increasing the dwelling counts for the entire development. The proposed change will move the proposed duplex dwellings from a future phase of construction to the current phase of the development.

The applicants have identified in the proposal the project density as previously approved single family unit counts of 369 and duplex units of 58, with the amendment as submitted single family 369 and 58 duplex. As submitted there is no increase in dwelling units, the change if approved will not require any changes to already platted roadways.

The applicants have met with staff and the City Engineers to identify any items of issue in which no changes to the existing platted roadways will minimally change any issues with the alteration of building size on the proposed lots.

A full description of the project (dated November 14, 2017) is contained within the Plan Commission Packet. The Subdivision layout is included that depicts the lot dimensions and plat boundaries.

Consistency with the Comprehensive Plan:

Wisconsin law requires all Zoning Map Amendments (including General Development Plans) be consistent with the Comprehensive Plan, and particularly with the Future Land Use Map. This map recommends the Single-Family land use category for the subject property. The proposed GDP zoning is consistent with the Comprehensive Plan.

Relation to Base Zoning Standards:

All Planned Developments must explicitly identify any flexibilities being requested from base zoning standards in the most comparable regular zoning district. -None needed

All other zoning requirements of the current GDP remain.

Action by the Plan Commission:

Recommendation to the Common Council on the Proposed Zoning Map Amendment / GDP:

As part of the consideration of a requested General Development Plan (GDP) step, the Plan Commission is required to:

- Provide the Common Council with a *recommendation* regarding the proposed Zoning Map amendment to GDP;
- Include *findings* required by the Zoning Ordinance for Zoning Map amendments; and,
- Provide specific suggested *requirements* to modify the project as submitted.

Staff Review Comments:

The proposed amendments to the existing GDP are minimal if none at all by moving the duplex units from a future phase of the development to the initial phase without increasing the entire development unit count.

Required Plan Commission Findings on the GDP for Recommendation to Common Council:

A proposed GDP must be reviewed by the standards for all Zoning Map Amendments, below:

- A. If, after the public hearing, the Commission wishes to recommend *approval*, then the appropriate fact finding would be in agreement with Items 1 and 3, and one or more factors of Item 2, of the following.
1. The proposed GDP furthers the purposes of the Zoning Ordinance as outlined in Section 98-005 and the applicable rules and regulations of the Wisconsin Department of Natural Resources (DNR) and the Federal Emergency Management Agency (FEMA).
  2. One or more of the following factors have arisen that are not properly addressed on the current Official Zoning Map:
    - a. The designations of the Official Zoning Map should be brought into conformity with the Comprehensive Plan;
    - b. A mistake was made in mapping on the Official Zoning Map;
    - c. Factors have changed, making the subject property more appropriate for the proposed GDP zoning;
    - d. Growth patterns or rates have changed, thereby creating the need for an amendment to the Official Zoning Map. And;
  3. The proposed GDP amendment to the Official Zoning Map maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.

Or:

- B. If, after the public hearing, the Commission wishes to recommend *denial*, then the appropriate fact finding would be in disagreement with at least one of Items 1, 2, or 3 of the following:
1. The proposed GDP does not further the purposes of the Zoning Ordinance as outlined in Section 98-005 and the applicable rules and regulations of the Wisconsin Department of Natural Resources (DNR) and the Federal Emergency Management Agency (FEMA).
  2. One or more of the following factors have not arisen that are not properly addressed on the current Official Zoning Map:
    - a. The designations of the Official Zoning Map should be brought into conformity with the Comprehensive Plan;
    - b. A mistake was made in mapping on the Official Zoning Map;
    - c. Factors have changed, making the subject property more appropriate for the proposed GDP zoning;
    - d. Growth patterns or rates have changed, thereby creating the need for an amendment to the Official Zoning Map.

3. The proposed GDP amendment to the Official Zoning Map does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.

Staff Recommendation on the General Development Plan:

1. Staff recommends that the Plan Commission recommend *approval* of the GDP as submitted.
2. Staff recommends the affirmative set of findings provided above, noting that the proposal meets Factor 3.

STAFF REPORT  
To Lake Geneva Plan Commission  
Meeting Date: December 18, 2017

Agenda Item: 12 B

Applicant:  
Fairwyn SB, Inc.  
875 Townline Road  
Lake Geneva, WI 53147

Request:  
Amending Precise Implementation Plan (PIP)

Description:

The applicant is submitting a request to amend the existing Precise Implementation Plan (PIP) zoning request with the revisions to re-subdivide 39 single family lots into 21 duplex lots. With this request the developer “is not” increasing the dwelling counts for the entire development. The proposed change will move the proposed duplex dwellings from a future phase of construction to the current phase of the development.

The applicants have identified in the proposal the project density as previously approved single family unit counts of 369 and duplex units of 58, with the amendment as submitted single family 369 and 58 duplex. As submitted there is no increase in dwelling units, the change if approved will not require any changes to already platted roadways.

The applicants have met with staff and the City Engineers to identify any items of issue in which no changes to the existing platted roadways will minimally change any issues with the alteration of building size on the proposed lots.

A full description of the project (dated November 14, 2017) is contained within the Plan Commission Packet. The Subdivision layout is included that depicts the lot dimensions and plat boundaries.

Consistency with the Comprehensive Plan:

Wisconsin law requires all Zoning Map Amendments (including Precise Implementation Plan) be consistent with the Comprehensive Plan, and particularly with the Future Land Use Map. This map recommends the Single-Family land use category for the subject property. The proposed PIP zoning *is consistent* with the Comprehensive Plan.

Relation to Base Zoning Standards:

All Planned Developments must explicitly identify any flexibilities being requested from base zoning standards in the most comparable regular zoning district. -None needed

All other zoning requirements of the current PIP remain.

Action by the Plan Commission:

Recommendation to the Common Council on the Proposed Zoning Map Amendment / PIP:

As part of the consideration of a requested Precise Implementation Plan (PIP) step, the Plan Commission is required to:

- Provide the Common Council with a *recommendation* regarding the proposed Zoning Map amendment to PIP;
- Include *findings* required by the Zoning Ordinance for Zoning Map amendments; and,
- Provide specific suggested *requirements* to modify the project as submitted.

Staff Review Comments:

The proposed amendments to the existing PIP are minimal if none at all by moving the duplex units from a future phase of the development to the initial phase without increasing the entire development unit count.

Required Plan Commission Findings on the PIP for Recommendation to Common Council:

A proposed PIP must be reviewed by the standards for all Zoning Map Amendments, below:

- A. If, after the public hearing, the Commission wishes to recommend *approval*, then the appropriate fact finding would be in agreement with Items 1 and 3, and one or more factors of Item 2, of the following.
1. The proposed PIP furthers the purposes of the Zoning Ordinance as outlined in Section 98-005 and the applicable rules and regulations of the Wisconsin Department of Natural Resources (DNR) and the Federal Emergency Management Agency (FEMA).
  2. One or more of the following factors have arisen that are not properly addressed on the current Official Zoning Map:
    - a. The designations of the Official Zoning Map should be brought into conformity with the Comprehensive Plan;
    - b. A mistake was made in mapping on the Official Zoning Map;
    - c. Factors have changed, making the subject property more appropriate for the proposed PIP zoning;
    - d. Growth patterns or rates have changed, thereby creating the need for an amendment to the Official Zoning Map. And;
  3. The proposed PIP amendment to the Official Zoning Map maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.

Or:

- B. If, after the public hearing, the Commission wishes to recommend *denial*, then the appropriate fact finding would be in disagreement with at least one of Items 1, 2, or 3 of the following:
1. The proposed PIP does not further the purposes of the Zoning Ordinance as outlined in Section 98-005 and the applicable rules and regulations of the Wisconsin Department of Natural Resources (DNR) and the Federal Emergency Management Agency (FEMA).
  2. One or more of the following factors have not arisen that are not properly addressed on the current Official Zoning Map:
    - a. The designations of the Official Zoning Map should be brought into conformity with the Comprehensive Plan;
    - b. A mistake was made in mapping on the Official Zoning Map;
    - c. Factors have changed, making the subject property more appropriate for the proposed PIP zoning;
    - d. Growth patterns or rates have changed, thereby creating the need for an amendment to the Official Zoning Map.

3. The proposed PIP amendment to the Official Zoning Map does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.

Staff Recommendation on the Precise Implementation Plan:

1. Staff recommends that the Plan Commission recommend *approval* of the Precise Implementation Plan as submitted.
2. Staff recommends the affirmative set of findings provided above, noting that the proposal meets Factor 3.



**DUPLEX AREA REQUEST FOR  
AMENDMENT TO GDP AND PIP**

**APPLICATION FOR ZONING MAP AMENDMENT FOR PLANNED DEVELOPMENT  
ZONING INCLUDING GENEVRAL DEVELOPMENT PLAN APPROVAL (PD/GDP) AND  
ONE PRECISE IMPLEMENTATION PLAN APPROVAL (PD/PIP)**

Name of Applicant: Fairwyn SB, Inc.

Address of Applicant: 875 Townline Road

Suite 103

Lake Geneva, WI 53147

Telephone No. (262 ) 248.5010

Fax and/or email: (262 ) 248.8082 / rickzirk@gmail.com

Name of Owner: Same as Applicant

Address of Owner: Same as Applicant

\_\_\_\_\_

\_\_\_\_\_

Telephone No. ( )

Fax and/or email: ( )

Subject property address and/or complete legal description (use attached sheet if necessary):

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Current Zoning District: PD

*Fee of \$750.00 payable upon filing application.*

10-31-17  
Date

  
Signature of Applicant

### Symphony Bay GDP / PIP Amendment Request Summary

The Symphony Bay development is an age targeted, active adult style community approved for a total of 427 single family attached (duplex) and detached homes. The General Development Plan for Symphony Bay was approved on July 27, 2015, and the PIP for the majority of the property was approved by the City Council on March 14, 2016.

A legal description for the amendment area is attached at Exhibit 1. The general property location, and adjacent property information is attached at Exhibit 2. The property is located within the corporate limits of the City of Lake Geneva, south of Townline Road and north of Bloomfield Road. Current zoning is PD Planned Development.

- a) **Amendment Sought:** The developer, Fairwyn SB, is requesting departure from the approved GDP / PIP to construct 42 (21 lots) of the duplex in Phase 1. The Developer IS NOT seeking an increase in project density. The revised PIP re-subdivides 39 single family detached home lots, specifically lots 259 through 297, into 21 lots for duplex construction. A copy of the approved PIP, and a revised PIP for this section of the property is attached at Exhibit 3. A map depicting the location of the exiting duplex area and the proposed duplex area is also attached at Exhibit 3
- b) **Project Description and Status:** Fairwyn SB is in the process of developing the first 100 single family detached home lots. Two display homes are to be constructed during the winter, with a sales center grand opening slated for spring 2018. The Developer would like to offer the 14 duplex units that will abut Cadence Circle for sale when the display homes open this spring.
- c) **Project Density:** The project plans contemplate 427 total dwelling units on 145.35 acres of land. Project density remains at 2.94 dwelling units per acre. Unit type distribution remains unchanged as outlined below

Home Style	Previously Approved	Current
Single Family	369	369
Duplex	58	58

- d) **Impact on Nearby Properties and Streets:** Existing rights of way were not impacted by the re-platting of this area. Adjustments will be made to lots in future phases to reconcile the lot count to provide for no more than 427 units.
- e) **General Relationship to Approved GDP :** The proposed amendment DOES NOT increase project density. Fairwyn SB is seeing authority to construct 42 of the duplex units in the first phase of the development. The revision is consistent with the goals of the current PD Zoning and General Development Plan
- f) **Zoning Standards:** There is no request for additional zoning standard relief from what was previously approved for Symphony Bay.
- g) **Zoning Exemptions:** There is no request for additional zoning exemption relief from what was previously approved for Symphony Bay.

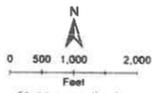
Exhibit 1  
Legal Description

A redivision of Lots 229 thru 267 of Symphony Bay Subdivision, located in the Northeast 1/4 of Northeast 1/4, the Southeast 1/4 of the Northeast 1/4 of Section 6 and the Northwest 1/4 of the Northwest 1/4 Section 5, all in Township 1 North, Range 18 East, in the City of Lake Geneva, Walworth County, State of Wisconsin. Containing 348,910 Square Feet on 8.010 acres, more or less.

Exhibit 2  
Property Maps and Adjacent Property Data

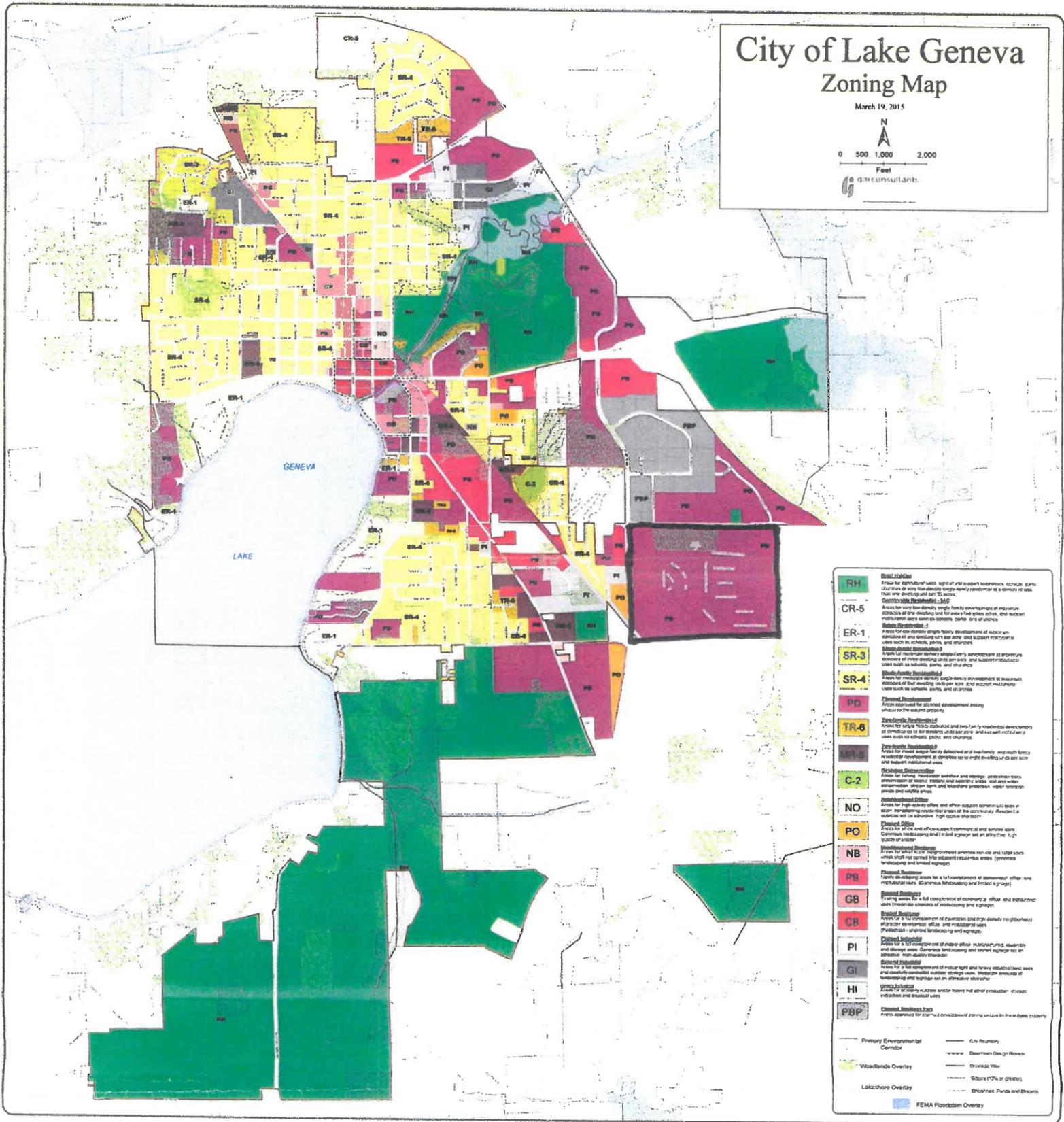
# City of Lake Geneva Zoning Map

March 19, 2015



0 500 1,000 2,000  
Feet

gqr consultants



<b>RH</b>	<b>Rural Residential</b> Areas for agricultural uses, agritourism, equestrian, and other rural uses. Minimum lot size is 10 acres.
<b>CR-5</b>	<b>Community Residential - Single-Family</b> Areas for single-family detached development. Minimum lot size is 5,000 sq. ft.
<b>ER-1</b>	<b>Employment Residential</b> Areas for employment and residential development. Minimum lot size is 5,000 sq. ft.
<b>SR-3</b>	<b>Single-Family Residential - Single-Family</b> Areas for single-family detached development. Minimum lot size is 5,000 sq. ft.
<b>SR-4</b>	<b>Single-Family Residential - Single-Family</b> Areas for single-family detached development. Minimum lot size is 5,000 sq. ft.
<b>PD</b>	<b>Professional Development</b> Areas for professional office and service uses.
<b>TR-6</b>	<b>Transit Residential</b> Areas for transit-oriented development.
<b>MR-2</b>	<b>Medium-Density Residential</b> Areas for medium-density residential development.
<b>C-2</b>	<b>Community Center</b> Areas for community centers and other public uses.
<b>NO</b>	<b>Neighborhood Office</b> Areas for neighborhood office and other service uses.
<b>PO</b>	<b>Professional Office</b> Areas for professional office and service uses.
<b>NB</b>	<b>Neighborhood Business</b> Areas for neighborhood business and other service uses.
<b>PB</b>	<b>Professional Business</b> Areas for professional business and other service uses.
<b>GB</b>	<b>General Business</b> Areas for general business and other service uses.
<b>CB</b>	<b>Community Business</b> Areas for community business and other service uses.
<b>PI</b>	<b>Professional Industrial</b> Areas for professional industrial and other service uses.
<b>GI</b>	<b>General Industrial</b> Areas for general industrial and other service uses.
<b>HI</b>	<b>Heavy Industrial</b> Areas for heavy industrial and other service uses.
<b>PBP</b>	<b>Professional Business Professional</b> Areas for professional business professional and other service uses.

Primary Environmental Corridor	City Boundary
Washlands Overlay	Downstream Design Review
Lakeshore Overlay	Drainage Way
	Slopes (1% or greater)
	Drainage Ponds and Streams
	FEMA Floodplain Overlay



Tax Key	Owner 1	Owner 2	Address 1	Address 2	City	State	Zip
MB 500003	Bloomfield Holdings LLC		617 E Walworth Ave		Delavan	WI	53115
MB 500006	Maple Glen LLC		W1951 N Bloomfield Rd		Lake Geneva	WI	53147
MB 500007	David J. Adams		W1951 N Bloomfield Rd		Lake Geneva	WI	53147
MB 500007A	David J. Adams		W1951 N Bloomfield Rd		Lake Geneva	WI	53147
MB 500007C	David J. Adams	Sherry L. Adams	W1951 N Bloomfield Rd		Lake Geneva	WI	53147
MB 600009	Maple Glen LLC		W1951 N Bloomfield Rd		Lake Geneva	WI	53147
ZA197400001	Robert B. Jurewicz	Judy M. Jurewicz	1201 E Townline Rd		Lake Geneva	WI	53147
ZA284300001	Greg Baird		215 W. Walnut		Hinsdale	IL	60521
ZPRW 00001	Ronald J. Schroeder	Susan C. Shroeder	1151 E Townline Rd	Unit 101	Lake Geneva	WI	53147
ZPRW 00002	Bernard J. Nels Trust		3411 Ashley Dr		Glenview	IL	60025
ZPRW 00003	Nicholas J. Helmer		505 Kewaunee Ct		Prospect Heights	IL	60070
ZPRW 00004	Walter D. Denton	Lynn A. Denton	N3161 Center St		Lake Geneva	WI	53147
ZPRW 00005	Megan N. Richter		1151 E Townline Rd	Unit 105	Lake Geneva	WI	53147
ZPRW 00006	Thomas E. Walentosky	Rebecca A. Walentosky	1151 E Townline Rd	Unit 106	Lake Geneva	WI	53147
ZPRW 00007	Brett J. Stanczak		530 S Boulder Ridge Dr		Lake Geneva	WI	53147
ZPRW 00008	William Katsoolias	Maria Katsoolias, et al	5285 Mardjetko Dr		Hoffman Estates	IL	60192
ZPRW 00009	Janet Yunker		1151 E Townline Rd	Unit 203	Lake Geneva	WI	53147
ZPRW 00010	Scott A. Fricke	Katherine D. Fricke	2330 N Brighton Place		Arlington Heights	IL	60004
ZPRW 00011	Jennie A. Nagode		1909 91 <sup>st</sup> St		Pleasant Prairie	WI	53158
ZPRW 00012	Dianne J. Passarella Trust		1151 E Townline Rd	Unit 206	Lake Geneva	WI	53147
ZPRW 00013	Sharon Johnson		123 Selwyn Ln		Buffalo Grove	IL	60089
ZPRW 00014	William Johnson		123 Selwyn Ln		Buffalo Grove	IL	60089
ZPRW 00015	Marilyn H. Hedberg Trust	c/o M&I Wealth Management	401 N Segoe Rd	Unit 2N	Madison	WI	53705
ZPRW 00016	Jessica A. Petersen		1151 E Townline Rd	Unit 304	Lake Geneva	WI	53147
ZPRW 00017	Joy L. Williamson	Joseph Roth	9718 E Karen Dr		Scottsdale	AZ	85260
ZPRW 00018	Wayne R. Gripman		7105 N Kenton Ave		Lincolnwood	IL	60712
ZPRW 00019	Donald W. Hanley	Eileen M. Hanley	6 S Bruner St		Hinsdale	IL	60521
ZPRW 00020	Kerry Cates		1151 E Townline Rd	Unit 402	Lake Geneva	WI	53147
ZPRW 00021	Leonard R. Burke	Mary F. Burke	1441 Ramsey Close		Rockford	IL	61107
ZPRW 00022	Rosa Family Trust		5032 N Merrimac		Chicago	IL	60630
ZPRW 00023	Amy M. Wojtalewic		3793 Raptor Ct		Colgate	WI	53017
ZPRW 00024	Alexander Katsoolias	Donna Katsoolias	916 Cheswick Dr		Gurnee	IL	60031
ZPRW 00054A	McMurr I LLC		414 N Orleans St	Ste 610	Chicago	IL	60610
ZSWP 00001	Southwind Prairie II LLC		751 Geneva Pkwy		Lake Geneva	WI	53147
ZSWP 00002	Southwind Prairie II LLC		751 Geneva Pkwy		Lake Geneva	WI	53147
ZSWP 00003	Southwind Prairie II LLC		751 Geneva Pkwy		Lake Geneva	WI	53147
ZSWP 00004	Southwind Prairie II LLC		751 Geneva Pkwy		Lake Geneva	WI	53147

ZSWP 00005	Southwind Prairie II LLC		751 Geneva Pkwy		Lake Geneva	WI	53147
ZSWP 00006	Southwind Prairie II LLC		751 Geneva Pkwy		Lake Geneva	WI	53147
ZSWP 00007	Southwind Prairie II LLC		751 Geneva Pkwy		Lake Geneva	WI	53147
ZSWP 00008	Southwind Prairie II LLC		751 Geneva Pkwy		Lake Geneva	WI	53147
ZSWP 000010	Southwind Prairie IV LLC		751 Geneva Pkwy		Lake Geneva	WI	53147
Several	City of Lake Geneva		626 Geneva St		Lake Geneva	WI	53147
Several	Fairwyn SB Inc		875 Townline Rd	Ste 103	Lake Geneva	WI	53147

Exhibit 3  
Approved PIP and Amended PIP Data









**City of Lake Geneva  
Finance, License, & Regulation Committee  
December 19, 2017**

**Prepaid Checks  
12/4/17 - 12/15/17**

**Total:  
\$6,226.51**

**Checks over \$5,000:**  
\$ -

FROM 12/04/2017 TO 12/11/2017

VENDOR #	INVOICE #	ITEM DESCRIPTION	ACCOUNT NUMBER	INV. DATE	P.O. NUM	CHECK #	CHK DATE	CHECK AMT	INVOICE AMT/ ITEM AMT	
GEE	SHANNON GEE									
	REFUND			11/21/17		66450	12/07/17	75.00	75.00	
		01 NATIONAL EMR REGISTRY-GEE	1121005410						75.00	
									VENDOR TOTAL:	75.00
JANIK	JANI-KING OF MILWAUKEE									
	MIL12170376			12/01/17		66451	12/07/17	1,083.00	1,083.00	
		01 CLEANING-DEC	9900005360						1,083.00	
									VENDOR TOTAL:	1,083.00
KORNAK	EMILY KORNAK									
	REFUND			12/06/17		66452	12/07/17	1,053.70	1,053.70	
		01 LLS-REGISTRATIONS (8)	9900005332						120.00	
		02 LLS-TRUSTEE DINNER	9900005332						15.00	
		03 WLA MEMBERSHIP	9900005332						171.00	
		04 KALAHARI-CONTINUING ED	9900005332						222.24	
		05 KALAHARI-MEAL REIMB	9900005332						147.48	
		10 TECHSMITH-SOFTWARE KEYS	9900005515						33.98	
		11 EVENT CALENDAR PLUG IN-WEBSITE	9900005211						89.00	
		12 WEBSITE SLIDER PLUGIN	9900005211						36.00	
		13 PIG WIG-BAKERY INGREDIENTS	9900005211						32.85	
		14 VEOLIA-BULBS,BALLASTS RECYC	9900005360						186.15	
									VENDOR TOTAL:	1,053.70
USBANK	US BANK									
	3341 11/17			11/10/17		66453	12/07/17	3,444.31	3,444.31	
		01 LWM-PFC WORKSHOP-HORNE	1121005190						115.00	
		02 WDFI-GRITNZER NOTARY	1121005399						20.00	
		03 GLACIER CANYON-LWM JORDAN	1121005190						82.00	
		04 GLACIER CANYON-LWM HORNE	1121005190						82.00	
		05 LWM-PFC WORKSHOP-JORDAN	1121005190						115.00	
		06 BESTWESTERN-RICHARDSON CONF	1121005331						270.00	
		07 ADORAMA-CAR CHARGER	1121005342						109.00	
		08 APL ITUNES.COM	1121005399						0.99	
		09 WALMART-HOLIDAY CANDY	1121005399						58.96	
		10 PAYPAL-SEARCH/RESCUE KIT	1121005342						60.11	
		11 AMAZON-TOOLS,CABLE,BOOSTER	1121005342						58.36	
		12 AMAZON-SPIRONET ANTENNA	1121005342						19.89	
		13 APCO-MEMBERSHIP-FROGGATT	1121005410						92.00	
		14 KALAHARI-PROPHENIX/FROGGATT	1121005331						258.00	
		15 NAT'L EMT REGISTRY-WAY	1121005410						75.00	
		16 HEARTSMART.COM-CPR PADZ	1121005342						2,028.00	
									VENDOR TOTAL:	3,444.31

FROM 12/04/2017 TO 12/11/2017

VENDOR #	INVOICE #	ITEM DESCRIPTION	ACCOUNT NUMBER	INV. DATE	P.O. NUM	CHECK #	CHK DATE	CHECK AMT	INVOICE AMT/ ITEM AMT
WIHIST	WI HISTORICAL SOCIETY								
	MFO171115.01			11/15/17		66454	12/07/17	540.50	540.50
	01 LG NEWS REELS		9900005413						540.50
								VENDOR TOTAL:	540.50
								TOTAL --- ALL INVOICES:	6,196.51



**City of Lake Geneva**  
**Finance, License, & Regulation Committee**  
**December 19, 2017**

**Accounts Payable**

	<u>Fund #</u>	
1. General Fund	11	\$ 93,049.75
2. Debt Service	20	\$ -
3. TID #4	34	\$ -
4. Lakefront	40	\$ 26,296.57
5. Capital Projects	41	\$ 10,977.50
6. Parking	42	\$ 1,827.58
7. Cemetery	48	\$ 219.39
8. Equipment Replacement	50	\$ -
9. Library Fund	99	\$ 1,581.90
10. Impact Fees	45	\$ 9,356.67
11. Tourism Commission	47	\$ -
<b>Total All Funds</b>		<b>\$143,309.36</b>

**CITY OF LAKE GENEVA**  
**ACCOUNTS PAYABLE UNPAID ITEMS OVER \$5,000**

**FINANCE, LICENSE, & REGULATION COMMITTEE**  
**FLR Meeting Date: 12/19/17**

**TOTAL UNPAID ACCOUNTS PAYABLE** **\$ 143,309.36**

**ITEMS > \$5,000**

Johns Disposal Service - December Refuse & Recycling	\$ 38,230.98
Kapur & Associates - October Engineering, Main St Widening Project	\$ 19,906.98
Alliant Energy - December Electric Bills	\$ 19,510.98
Gage Marine - Pier/Ramp Removal per Contract	\$ 18,224.00
Lake Geneva Utility Commission - Impact Fees	\$ 8,975.00
Dan Larsen Landscaping - Fall Tree Planting	\$ 6,757.00
Healthcheck 360 - Balance of 2017 Wellness Program	\$ 5,159.00
	\$ -
	\$ -

Balance of Other Items \$ 26,545.42

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
ALLIANT	ALLIANT ENERGY						
RE121517	12/01/17	01	ACCT #026273-HAVENWOOD FLSH	1134105222		12/27/17	12.13
		02	ACCT #057300-SOUTH/WELLS FLSH	1134105222			17.93
		03	ACCT #064442-WELLS ST FLSH	1134105222			19.48
		04	ACCT #072470-MAIN ST LITES	1134105223			373.21
		07	ACCT #108571-1055 CAREY	1132105222			193.71
		08	ACCT #111395-BROAD ST TRFC LT	1134105223			71.21
		11	ACCT #148614-HWY 50/12 FLASHER	1134105222			14.72
		12	ACCT #152472-W COOK SIREN	1129005222			19.41
		13	ACCT #161895-RIVIERA ELEC	4055305222			1,932.65
		14	ACCT #165231-BEACH HOUSE	4054105222			390.22
		15	ACCT #178450-INTCHG N/SHER SPR	1134105223			87.69
		16	ACCT #182684-HWY 120/BLMFLD LT	1134105223			123.34
		17	ACCT #243254-LIBRARY PARK	1152005222			27.63
		18	ACCT #252132-EDWDS BLVD/WM SIG	1134105223			91.34
		20	ACCT #293132-SAGE ST/DUNN SRN	1129005222			5.36
		21	ACCT #303645-MS2 STREET LTS	1134105223			303.49
		22	ACCT #327582-DUNN FIELD	1152005922			153.13
		23	ACCT #339772-SNAKE RD/HWY 50	1134105222			14.12
		24	ACCT #363673-VETS PK/TWNLN RD	1152015222			168.79
		25	ACCT #393713-MUSEUM 256 MILL	1151105222			646.87
		27	ACCT #401872-WELLS ST FLSH	1134105222			14.28
		28	ACCT #414694-HOST DR WATER TWR	1122005222			202.97
		29	ACCT #422323-GENEVA SQ TRF LT	1134105223			38.04
		30	ACCT #433371-LIBRARY	9900005222			930.09
		31	ACCT #457625-LOT LITE GNVA ST	1134105223			260.78
		32	ACCT #462852-WELLS ST FLSH	1134105222			94.81
		33	ACCT #549716-FLAT IRON PARK	1152005222			274.13
		34	ACCT #566211-W HWY 50 BLK FLSH	1134105222			14.12
		35	ACCT #595515-LIB PARK RESTROOM	1152005222			93.05
		36	ACCT #602235-724 WILLIAMS ST	1134105223			35.11
		37	ACCT #604445-S LAKESHORE DR FL	1134105222			11.86
		38	ACCT #622184-S LAKESHORE DR	1152005222			30.10
		39	ACCT #630016-COOK ST/HWY 50	1134105223			36.46
		40	ACCT #661112-OAK HILL CEMETERY	4800005222			147.74

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
-----							
ALLIANT	ALLIANT ENERGY						
RE121517	12/01/17	41	ACCT #684954-730 MARSHALL SRN	1129005222		12/27/17	28.61
		43	ACCT #688465-TENNIS CTS/SCHL	1152005222			18.58
		44	ACCT #718894-OAK HILL CEMETERY	4800005222			28.00
		46	ACCT #732492-389 EDWDS TRF LT	1134105223			152.28
		47	ACCT #734115-HWY 50/HWY 12 LTS	1134105222			33.35
		48	ACCT #738154-RUSHWOOD PARK	1152005222			31.70
		49	ACCT #758433-700 GENEVA ST LOT	1134105223			296.04
		50	ACCT #758940-1065 CAREY ST	1132105222			431.34
		51	ACCT #759513-STREET LIGHTS	1134105223			6,869.01
		52	ACCT #800930-VETS PK SCOREBRD	1152015222			204.07
		53	ACCT #837813-SEM PARK RESTROOM	1152005222			20.92
		54	ACCT #895526-HWY 50 TRF LT	1134105223			186.85
		55	ACCT #912610-GEORGE ST FLSHR	1134105222			11.86
		56	ACCT #923482-1070 CAREY ST	1132105222			100.32
		59	ACCT #926683-FLAT IRON PK/WRGL	1152005222			18.42
		60	ACCT #932215-DODGE ST FLSHR	1134105222			11.26
		63	ACCT #940353-IMPND 1070 CAREY	1121005222			22.69
		64	ACCT #952816-FIRE HOUSE	1122005222			811.32
		65	ACCT #957203-HWY 120/TWNLD RD	1134105222			91.81
		66	ACCT #965570-201 EDWARDS SIREN	1129005222			21.36
		67	ACCT #969933-CITY HALL	1116105222			2,733.09
		68	ACCT #973443-VETS PARK PAVLN	1152015222			215.84
		69	ACCT #980910-DONIAN PARK	1152005222			215.40
		70	ACCT #998403-COBB PARK	1152005222			26.12
		71	ACCT #2626179751-HVNWD/MAIN	1134105223			80.77
						INVOICE TOTAL:	19,510.98
						VENDOR TOTAL:	19,510.98
ARROW	ARROW PEST CONTROL INC						
75064	12/06/17	01	PEST CONTROL-DEC	1116105360		12/27/17	55.00
						INVOICE TOTAL:	55.00
						VENDOR TOTAL:	55.00
AT&TL	AT&T LONG DISTANCE						

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
-----							
AT&TL AT&T LONG DISTANCE							
RE121517	12/01/17	01	LONG DIST-DEC	1100001391		12/27/17	8.50
		03	LONG DIST-DEC	4800005221			0.95
		04	LONG DIST-DEC	1132105221			4.94
		05	LONG DIST-DEC	1122005221			8.03
		06	LONG DIST-DEC	9900005221			8.01
		07	LONG DIST-DEC	1121005221			79.79
		08	LONG DIST-DEC	1116105221			0.39
		09	LONG DIST-DEC	1112005221			0.92
						INVOICE TOTAL:	111.53
						VENDOR TOTAL:	111.53
BATT+ BATTERIES PLUS LLC							
575-P195774	11/30/17	01	BATTERIES, CORDS (10)	4234505250		12/27/17	1,344.50
						INVOICE TOTAL:	1,344.50
						VENDOR TOTAL:	1,344.50
BLOOMPD TOWN OF BLOOMFIELD POLICE DEPT							
WARRANT-HUERTA	12/08/17	01	HUERTA WARRANT-Q439151	1112002428		12/27/17	879.50
						INVOICE TOTAL:	879.50
						VENDOR TOTAL:	879.50
BRUCE BRUCE EQUIPMENT INC							
P05351	12/08/17	01	BROOMS-SWEEPER	1132105351		12/27/17	439.00
						INVOICE TOTAL:	439.00
						VENDOR TOTAL:	439.00
BUMPL BUMPER TO BUMPER AUTO PARTS							
662-379459	12/05/17	01	BELT-TURBO MOWER	1132105351		12/27/17	9.59
						INVOICE TOTAL:	9.59
662-379898	12/13/17	01	WIPER BLADE-TRK #27	1132105351		12/27/17	13.38
						INVOICE TOTAL:	13.38
						VENDOR TOTAL:	22.97

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
-----							
CES	CES						
LKG/043311	11/29/17	01	TOWNLIN/EDW ST LIGHTS	1110005245		12/27/17	182.67
						INVOICE TOTAL:	182.67
LKG/043477	12/05/17	01	INLINE FUSE HOLDER-TWNLN/EDW	1134105260		12/27/17	18.84
						INVOICE TOTAL:	18.84
						VENDOR TOTAL:	201.51
DANLAR DAN LARSEN LANDSCAPING INC							
TR-17-01	11/27/17	01	FALL TREE PLANTING	1132135346		12/27/17	6,757.00
						INVOICE TOTAL:	6,757.00
						VENDOR TOTAL:	6,757.00
DELS DEL'S SERVICE							
007301	12/01/17	01	TOWING-TRUCK #50	1134105290		12/27/17	75.00
						INVOICE TOTAL:	75.00
						VENDOR TOTAL:	75.00
DUNN DUNN LUMBER & TRUE VALUE							
700043	09/26/17	01	METAL POLISH,CLEANSER	1132105350		12/27/17	7.98
		02	DISCOUNT	1100004819			-0.40
						INVOICE TOTAL:	7.58
707275	12/01/17	01	NUTS&BOLTS	1132105351		12/27/17	9.67
		02	DISCOUNT	1100004819			-0.48
						INVOICE TOTAL:	9.19
707713	12/05/17	01	THERMOSTAT-1055	1132105350		12/27/17	34.79
		02	DISCOUNT	1100004819			-1.74
						INVOICE TOTAL:	33.05
707786	12/06/17	01	CONNECTORS	1132105340		12/27/17	11.96

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
DUNN DUNN LUMBER & TRUE VALUE							
707786	12/06/17	02	DISCOUNT	1100004819		12/27/17	-0.60
						INVOICE TOTAL:	11.36
707802	12/06/17	01	HEATING ELEMENT-1055	1132105350		12/27/17	13.49
		02	DISCOUNT	1100004819			-0.67
						INVOICE TOTAL:	12.82
707914	12/07/17	01	HOSE REDUCER-SPREADER #15	1132105351		12/27/17	1.49
		02	DISCOUNT	1100004819			-0.07
						INVOICE TOTAL:	1.42
707918	12/07/17	01	THERMOMETER	1132125351		12/27/17	19.99
						INVOICE TOTAL:	19.99
707952	12/07/17	01	STARTER FLUID	1132105351		12/27/17	19.95
		02	DISCOUNT	1100004819			-1.00
						INVOICE TOTAL:	18.95
708334	12/11/17	01	RAKES, SHOVEL	1132135430		12/27/17	101.97
		02	DISCOUNT	1100004819			-5.10
						INVOICE TOTAL:	96.87
708406	12/12/17	01	PAINT, ANCHOR KIT	4055105360		12/27/17	42.74
		02	DISCOUNT	1100004819			-0.24
						INVOICE TOTAL:	42.50
						VENDOR TOTAL:	253.73
DUO DUO SAFETY LADDER CORPORATION							
447222	12/23/14	01	RUNG REAMER TOOL RETURN	1122005351		03/16/16	-126.00
		02	REFUND CK RECD-TOOL RETURN	1122005351			126.00
						INVOICE TOTAL:	0.00
						VENDOR TOTAL:	0.00
FELLO FELLOW MORTALS INC							

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
-----							
FELLO	FELLOW MORTALS INC						
REFUND-2017	12/03/17	01	FEL MTLs-SEC DEP 12/2/17	4055102353		12/27/17	2,000.00
		02	FEL MTLs-SETUP,SEC GRD 12/2/17	4055104674			-418.50
						INVOICE TOTAL:	1,581.50
						VENDOR TOTAL:	1,581.50
GAGE	GAGE MARINE CORP						
146429	11/16/17	01	PIER,RAMP REMOVAL	4052105211		12/27/17	18,224.00
						INVOICE TOTAL:	18,224.00
						VENDOR TOTAL:	18,224.00
GENON	GENEVA ONLINE INC						
1056555	12/01/17	01	EMAIL SVC-DEC	1112005221		12/27/17	2.00
						INVOICE TOTAL:	2.00
						VENDOR TOTAL:	2.00
HEALT	HEALTHCHECK 360						
HC4444	11/17/17	01	BALANCE-2017	1110205132		12/27/17	5,159.00
						INVOICE TOTAL:	5,159.00
						VENDOR TOTAL:	5,159.00
HESTA	HE STARK AGENCY INC						
6089PARK-11/17	11/30/17	01	COLLECTION FEES-NOV	4234505216		12/27/17	30.57
						INVOICE TOTAL:	30.57
						VENDOR TOTAL:	30.57
ITU	ITU ABSORB TECH INC						
6908581	12/01/17	01	MATS,MOPS,FRAGRANCE	4055205360		12/27/17	88.06
						INVOICE TOTAL:	88.06
6908582	12/01/17	01	MATS	1116105360		12/27/17	95.93
						INVOICE TOTAL:	95.93

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
-----							
ITU	ITU ABSORB TECH INC						
6916701	12/14/17	01	MATS	1116105360		12/27/17	95.93
						INVOICE TOTAL:	95.93
						VENDOR TOTAL:	279.92
JOHNS	JOHNS DISPOSAL SERVICE INC						
153354	12/05/17	01	DEC SVCS	1136005294		12/27/17	27,133.68
		02	DEC SVCS	1136005297			11,097.30
						INVOICE TOTAL:	38,230.98
						VENDOR TOTAL:	38,230.98
JOURN	JOURNAL PUBLISHING GROUP						
73266-2018	12/14/17	01	2018 SUBSCRIPTION	9900005412		12/27/17	384.80
						INVOICE TOTAL:	384.80
						VENDOR TOTAL:	384.80
KAEST	KAESTNER AUTO ELECTRIC CO						
259967	12/07/17	01	SHOP SUPPLIES	1132105351		12/27/17	490.27
						INVOICE TOTAL:	490.27
						VENDOR TOTAL:	490.27
KAPUR	KAPUR & ASSOCIATES, INC						
92382	11/27/17	01	GIS PLANNING-OCT	1169305212		12/27/17	400.00
						INVOICE TOTAL:	400.00
92383	11/27/17	01	MAIN ST WIDENING	4332101701		12/27/17	7,669.50
						INVOICE TOTAL:	7,669.50
92384	11/27/17	01	MAIN ST WIDENING	4332101701		12/27/17	3,308.00
						INVOICE TOTAL:	3,308.00
92391	11/27/17	01	LG BUS PARK-CORE	1100001391		12/27/17	55.00
						INVOICE TOTAL:	55.00

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
KAPUR KAPUR & ASSOCIATES, INC							
92392	11/27/17	01	1096 LAGRANGE-GULLICKSON	1100001391		12/27/17	37.00
						INVOICE TOTAL:	37.00
92393	11/27/17	01	SYMPHONY BAY- OCT ENG	1100001391		12/27/17	8,437.48
						INVOICE TOTAL:	8,437.48
						VENDOR TOTAL:	19,906.98
LAKESI LAKESIDE INTERNATIONAL LLC							
2156489P	12/01/17	01	GEAR BOX-TRK #22	1132105351		12/27/17	813.15
						INVOICE TOTAL:	813.15
2157009P	12/06/17	01	STEERING BOX-TRK #25	1132105351		12/27/17	1,449.22
						INVOICE TOTAL:	1,449.22
						VENDOR TOTAL:	2,262.37
LANGE LANGE ENTERPRISES INC							
64079	11/20/17	01	PARKING SIGNAGE	4234505340		12/27/17	452.51
						INVOICE TOTAL:	452.51
64127	11/22/17	01	"KEEP OFF GRASS" SIGNS SEM PK	1134105375		12/27/17	93.33
						INVOICE TOTAL:	93.33
						VENDOR TOTAL:	545.84
LASERE LASER ELECTRIC SUPPLY							
1458150-00	12/05/17	01	BULBS	1151105240		12/27/17	33.00
		02	BULBS, BATTERIES	1116105350			250.79
		03	DISCOUNT	1100004819			-5.68
						INVOICE TOTAL:	278.11
						VENDOR TOTAL:	278.11
LGREG LAKE GENEVA REGIONAL NEWS							

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
-----							
LGREG	LAKE GENEVA REGIONAL NEWS						
1236936	12/20/17	01	LN-BID NOTICE-VISITORS CENTER	1110005315		12/27/17	64.63
						INVOICE TOTAL:	64.63
1238032	12/20/17	01	LN-10/9 COUNCIL MINUTES	1110005314		12/27/17	135.11
						INVOICE TOTAL:	135.11
1238407	12/20/17	01	LN-1150 WELLS ST GDP	1110005315		12/27/17	43.38
						INVOICE TOTAL:	43.38
1238411	12/20/17	01	LN-1150 WELLS ST PIP	1110005315		12/27/17	43.38
						INVOICE TOTAL:	43.38
1238414	12/20/17	01	LN-BOSWORTH CUP	1110005315		12/27/17	43.38
						INVOICE TOTAL:	43.38
1238432	12/20/17	01	LN-17-R59 REZONE	1110005315		12/27/17	47.86
						INVOICE TOTAL:	47.86
1238838	12/20/17	01	LN-2018 BUDGET	1110005314		12/27/17	185.63
						INVOICE TOTAL:	185.63
1239438	12/20/17	01	LN-SPRING 2018 ELECTION	1114305311		12/27/17	111.60
						INVOICE TOTAL:	111.60
1239972	12/20/17	01	LN-ORD 17-17 FIRE INSPECT FEES	1110005315		12/27/17	50.11
						INVOICE TOTAL:	50.11
174.44	12/20/17	01	LN-10/23 COUNCIL MINUTES	1110005314		12/27/17	174.44
						INVOICE TOTAL:	174.44
						VENDOR TOTAL:	899.52
LGUTI	LAKE GENEVA UTILITY						
104	CADENCE CIRCLE	11/27/17	01	104 CADENCE CIRCLE	4500002452	12/27/17	1,690.00

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
-----							
LGUTI LAKE GENEVA UTILITY							
104	CADENCE CIRCLE	11/27/17	02 104 CADENCE CIRCLE	4500002453		12/27/17	1,865.00
						INVOICE TOTAL:	3,555.00
106	CADENCE CIRCLE	11/27/17	01 106 CADENCE CIRCLE	4500002452		12/27/17	1,690.00
			02 106 CADENCE CIRCLE	4500002453			1,865.00
						INVOICE TOTAL:	3,555.00
837	BAYVIEW DR	09/18/17	01 837 BAYVIEW DRIVE	4500002453		12/27/17	1,865.00
						INVOICE TOTAL:	1,865.00
						VENDOR TOTAL:	8,975.00
LLS LAKESHORES LIBRARY SYSTEM							
1899		12/12/17	01 IMPACT FEES	4599005960		12/27/17	381.67
						INVOICE TOTAL:	381.67
						VENDOR TOTAL:	381.67
MARED MARED MECHANICAL							
105382		11/22/17	01 ROOFTOP UNIT REPAIR	1151105240		12/27/17	881.73
						INVOICE TOTAL:	881.73
105476		11/30/17	01 BOILER IGNITION REPAIR	1116105350		12/27/17	811.37
						INVOICE TOTAL:	811.37
						VENDOR TOTAL:	1,693.10
MIDWED MIDWEST DOOR COMPANY							
2599		11/30/17	01 DOOR REMOTES	1132105350		12/27/17	250.00
						INVOICE TOTAL:	250.00
						VENDOR TOTAL:	250.00
MUNIC MUNICIPAL SERVICES LLC							
201771		11/29/17	01 NOV SVCS	1124005219		12/27/17	1,097.25
						INVOICE TOTAL:	1,097.25
						VENDOR TOTAL:	1,097.25

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
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NAPAE ELKHORN NAPA AUTO PARTS							
100048	12/05/17	01	HEAD REST-CREEPER	1132105340		12/27/17	54.99
						INVOICE TOTAL:	54.99
						VENDOR TOTAL:	54.99
OFFIC OFFICE DEPOT							
985614412001	12/01/17	01	STAPLES,WIPES,CLIPS	1116105310		12/27/17	20.69
		02	CLOCK-ROOM 2C	1111005399			8.49
						INVOICE TOTAL:	29.18
						VENDOR TOTAL:	29.18
PATS PATS SERVICES INC							
A-152524	11/28/17	01	PORT A POTTY SVC-NOV	4800005360		12/27/17	80.00
						INVOICE TOTAL:	80.00
						VENDOR TOTAL:	80.00
RHYME RHYME BUSINESS PRODUCTS							
AR184528	11/29/17	01	SHARP-M35501DN-DEC	1112005361		12/27/17	20.00
						INVOICE TOTAL:	20.00
AR184529	11/29/17	01	SHARP-NOV B&W	1116105531		12/27/17	70.32
		02	SHARP-NOV COLOR	1116105531			183.10
						INVOICE TOTAL:	253.42
						VENDOR TOTAL:	273.42
ROTE ROTE OIL COMPANY							
1733500605	12/01/17	01	238.7 GALS CLEAR DIESEL	1132105341		12/27/17	622.77
						INVOICE TOTAL:	622.77
						VENDOR TOTAL:	622.77
SERVP SERVPRO							

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INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
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SERV #	SERVPRO						
5256636	11/27/17	01	CITY HALL WATER DAMAGE	1116105240		12/27/17	191.33
						INVOICE TOTAL:	191.33
						VENDOR TOTAL:	191.33
SHERW #	SHERWIN-WILLIAMS COMPANY						
32379	11/07/17	01	OFFICE PAINT	1116105350		12/27/17	28.00
						INVOICE TOTAL:	28.00
						VENDOR TOTAL:	28.00
SHI #	SHI COMPUTERS						
B07418484	11/27/17	01	SPAM FILTER	1115105450		12/27/17	635.00
						INVOICE TOTAL:	635.00
						VENDOR TOTAL:	635.00
SLNEW #	SOUTHERN LAKES NEWSPAPERS						
162626-11/17	12/07/17	01	SPIRIT 1/2 PAGE AD	4055105316		12/27/17	312.25
						INVOICE TOTAL:	312.25
297869-11/17	12/07/17	01	SPIRIT 1/2 PAGE AD	4055105316		12/27/17	383.00
						INVOICE TOTAL:	383.00
						VENDOR TOTAL:	695.25
SYSTEMS #	SYSTEMS DESIGN						
15623	12/04/17	01	IRRIGATION SYSTEM SHUTDOWN	4055205360		12/27/17	110.00
						INVOICE TOTAL:	110.00
						VENDOR TOTAL:	110.00
T0001591	AZUCENA LAZARO						
REFUND	11/30/17	01	LAZARO-SEC DEP 6/30/18	4055102353		12/27/17	1,000.00

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INVOICE # VENDOR #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
T0001591 AZUCENA LAZARO							
REFUND	11/30/17	02	LAZARO-CANCEL 6/30/18	4055104674		12/27/17	-100.00
						INVOICE TOTAL:	900.00
						VENDOR TOTAL:	900.00
T0001592 MARTHA NYRKKANEN							
REIMB 12/17	12/05/17	01	12.4 MILES-BANK DEPOSIT	1115105332		12/27/17	6.63
						INVOICE TOTAL:	6.63
						VENDOR TOTAL:	6.63
T0001593 ERIC W NELSON							
NELSON	12/04/17	01	REF NELSON-#CN80F3SSL4	1112004510		12/27/17	21.00
						INVOICE TOTAL:	21.00
						VENDOR TOTAL:	21.00
T0001594 MELISSA MCKIRAHAN							
MCKIRAHAN	12/04/17	01	REF-MCKIRAHAN #CN80FSSL3	1112004510		12/27/17	21.00
						INVOICE TOTAL:	21.00
						VENDOR TOTAL:	21.00
T0001595 GINA M ADAMS							
ADAMS/MCKIRAHAN	12/04/17	01	REF-MCKIRAHAN #CN80F3SSL3	1112004510		12/27/17	103.00
						INVOICE TOTAL:	103.00
						VENDOR TOTAL:	103.00
T0001596 KAREN HOMAN							
REFUND	12/04/17	01	HOMAN-SEC DEP-12/3/17	4055102353		12/27/17	1,000.00
		02	HOMAN-SETUP, SEC GRD-12/3/17	4055104674			-304.00
						INVOICE TOTAL:	696.00
						VENDOR TOTAL:	696.00

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
T0001597 BERNARD L LESLIE							
REFUND-D272742-2	12/07/17	01	REF MCCLEARY CIT #D272742-2	1112004510		12/27/17	187.00
						INVOICE TOTAL:	187.00
						VENDOR TOTAL:	187.00
T0001598 MARIO CORDOBA JR							
REFUND	12/13/17	01	REF CIT #CN80F3SSRJ	1112004510		12/27/17	245.70
						INVOICE TOTAL:	245.70
						VENDOR TOTAL:	245.70
UNITE UNITED LABORATORIES							
INV208716	12/05/17	01	FLOOR STRIPPER, SEALER, FINISH	4055105360		12/27/17	1,203.60
						INVOICE TOTAL:	1,203.60
						VENDOR TOTAL:	1,203.60
VANDE VANDEWALLE & ASSOCIATES INC							
201711047	11/17/17	01	PLANNING-OCT	1169305212		12/27/17	160.00
		02	PLANNING-OCT	1100001391			1,664.51
						INVOICE TOTAL:	1,824.51
						VENDOR TOTAL:	1,824.51
VILLFO VILLAGE OF FONTANA							
TORRES-17000028	12/08/17	01	TORRES-#17000028	1112002428		12/27/17	222.80
						INVOICE TOTAL:	222.80
						VENDOR TOTAL:	222.80
WALPD WALWORTH POLICE DEPT							
MACK-17000063	12/08/17	01	MACK-WAR #17000063	1112002428		12/27/17	124.00
						INVOICE TOTAL:	124.00
						VENDOR TOTAL:	124.00

INVOICES DUE ON/BEFORE 12/27/2017

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
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WEDIG	WEDIGE RADIATOR & AC INC						
168903	11/29/17	01	RADIATOR REPAIR-TRK #25	1132105250		12/27/17	1,345.00
						INVOICE TOTAL:	1,345.00
						VENDOR TOTAL:	1,345.00
WEENE	WE ENERGIES						
RE121517	12/01/17	01	7891-194-618 DEC GAS BILL	1116105224		12/27/17	1,062.76
		03	7837-744-963 DEC GAS BILL	1122005224			384.58
		04	0480-524-472 DEC GAS BILL	4055105224			432.55
		06	0847-573-906 DEC GAS BILL-ST#2	1122005224			37.74
		07	5288-664-956 DEC GAS BILL	1151105224			535.99
		08	8052-439-940 DEC GAS BILL-1055	1132105224			130.08
		09	8017-524-022 DEC GAS BILL-1065	1132105224			167.90
		10	6602-046-262 DEC GAS BILL-1070	1132105224			314.25
		11	7283-171-261 DEC GAS BILL	1152015224			78.03
		12	1885-876-489 DEC GAS BILL	4800005224			-37.30
		13	3843-358-997 DEC GAS BILL	9900005222			71.00
		14	5604-510-433 DEC GAS BILL	9900005222			188.00
						INVOICE TOTAL:	3,365.58
						VENDOR TOTAL:	3,365.58
						TOTAL ALL INVOICES:	143,309.36