

**REGULAR CITY COUNCIL MEETING  
MONDAY, APRIL 25, 2016 – 7:00 PM  
COUNCIL CHAMBERS, CITY HALL**

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

The Pledge of Allegiance was led by Mayor Kupsik

**Roll Call.** Present: Mayor Kupsik, Aldermen Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell.  
Also Present: City Attorney Draper, City Administrator Oborn, Director of Public Works Winkler and City Clerk Waswo.

**Awards, Presentations, and Proclamations.**

Mayor Kupsik presented and read the Arbor Day Proclamation into the record.  
Hedlund/Gelting motion to approve. Unanimously carried.

Mayor Kupsik announced a tree will be planted in Donian Park in memory of Mayor Shepstone at 9:00 am on April 30<sup>th</sup>.

**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 to be limited to 5 minutes.**

Jay Kleiman, 1551 Lake Shore Drive, Geneva Manor commented on the conditional use permit filed by Mr. Woods. Since the Planning Commission met last, he was unable to review the survey and architectural drawings for the proposed three season sun porch and addition, which were not available at the time of the meeting. The setbacks do not conform with the SR4 requirements; specifically no point of the proposed structure should not be less than 9 feet from the south property line. This stipulation is not met. He asked that the Planning Committee review the plans with specific attention to the south side setbacks and act accordingly. He requested the Planning Commission and City Council to enforce all SR4 zoning ordinances consistently and asked that the plans be rejected pending further modification.

Kathryn Green, 1615 Lake Shore Drive, lives about a block down from the house in question. She has lived there almost 40 years and is on the board for the Lake Geneva Manor Association. The addition is over 500 feet and she too has the same issue with the setback of the lot. It does not appear it is 9 feet, which is her objection. She hopes they consider this when going over the approval.

Georgiana Kleiman, 1551 Lake Shore Drive, stated the addition is 531 square feet and does not just enclose the porch and a small portion of the deck but will be an additional room; and two story as it is being built on stilts. The second part of the deck will rise up at least 10 feet above the deck flooring, which is very objectionable. She hopes the council will enforce the zoning guidelines for SR4.

Gary Poetzing, Constant Cravings, addressed expanding the outdoor dining ordinance to any establishment with a food license. He has an establishment with different types of ice cream and funnel cakes. He is unable to put tables out as it is against the ordinance, but noted other establishments on the same block do. He is requesting an even playing field and consideration for this item.

Justin Woods, N3241 Beach Road, Lake Geneva, spoke on behalf of the Kaiser residence, 1530 Lake Shore Drive. He handed out a foundation plan and current perspective photograph to show the south side of the Kaiser house. It is a one story structure. He did provide all the neighboring residents with a comprehensive package of drawings and photographs.

**Acknowledgement of Correspondence.** On April 18, 2016 the City received a resignation letter from Alderman Kupsik from his Aldermanic position effective April 19, 2016.

**Approval of Minutes.** Kordus/Hedlund motion to approve the Regular City Council Meeting minutes of April 11, 2016 and Organizational Meeting of the City Council minutes of April 19, 2016, as prepared and distributed. Unanimously carried.

### **Consent Agenda**

Street Use Permit application filed by Len Jegerski on behalf of the American Legion Post 24 for the Annual Memorial Day Parade and Ceremony on May 30, 2016 using Wisconsin and Broad Street to the Riviera with staging at 10:00 am and parade from 11:00 am to 11:30 am with request of waiver of fees

Original 2015-2016 Operator's (Bartender) License application filed by Melissa Acevedo, Jonathan Kane, Moises Garcia Jr., George W. Wyatt, and Stacy Lynn Edwards

Howell/Gelting motion to approve. Unanimously carried.

**Items removed from the Consent Agenda.** None.

**Gelting/Hedlund motion to approve Ordinance 16-03, an ordinance amending Chapter 74, Traffic and Vehicles, Section 74-210, Parking Regulations and Section 74-211, Parking Meters to establish parking lot names**  
Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Gelting/Kordus motion to approve Ordinance 16-04, an ordinance amending Chapter 74, Traffic and Vehicles, Section 74-221, Parking Meters to create a parking sticker violation**  
Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

### **Finance, License and Regulation Committee Recommendations – Alderman Kordus**

**Kordus/Gelting motion to approve the award of contract to Michael's Signs for the Downtown Wayfinding and Parking Signage Materials in the amount of \$56,988.50.** Alderman Kordus stated this was part of the TIF 4 funding for the new downtown signage. It was split into two bids one for signage and one for installation. The bid came in significantly under budget. The city has not used Michael's Signs before but they were one of two companies Kapur used to design the system. The contract also includes the alternate bid.  
Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Kordus/Gelting motion to approve the award of contract to Michael's Signs for the Downtown Wayfinding and Parking Signage Installation in the amount of \$31,642.** Mr. Oborn noted the bid was significantly under budget.  
Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Kordus/Gelting motion to approve the Equipment Replacement Fund including Equipment Amortization Schedule and 2016 Budget.** City Hall computers and the Cemetery were added on this schedule. Mr. Oborn hopes the balance of the TIF will go into this fund as well.  
Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Kordus/Gelting motion to approve the purchase of John Deere Tractor with Mower in the amount of \$70,160.96, a 1-ton dump truck in the amount of \$30,586.36, and 2 International 5-yard dump trucks with box, plow, salter, spreader and wing in the amount of \$314,134.53 funded from the equipment replacement fund (*Public Works Committee recommended on April 14, 2016*).** A second 5 yard dump truck was added as there were additional savings in purchasing two. This will extend the life of some of our other vehicles. Mr. Winkler asked to have the older equipment declared as surplus with revenue being placed back into the equipment replacement fund.

Kordus/Skates motion an amendment to include disposing/selling the surplus equipment with the funds going back into the equipment replacement fund. Unanimously carried.

Roll Call on Main Motion with Amendment: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Kordus/Gelting motion to approve the change order to Dan Larsen Landscaping 2016 Spring Tree Planting contract to include watering 302 trees in the amount of \$22,650 funded by TIF.** This is about 200 more trees than the city normally plants; it will be a significant amount of time. About 100 trees fall off the watering schedule every year. Dan Larsen warranties the trees so there will be no debate if a tree dies.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

**Kordus/Gelting motion to approve the contracting with Gifford Tree Service for tree removal and tub grinding in the amount of \$12,000 funded by Purchase of Trees fund (11-32-13-5346) (Public Works Committee recommended on April 14, 2016).** This is continued cleanup of damage created by the tornado. The trees are blocking the flow of the White River and causing backups. Insurance does not cover trees.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

**Discussion/Action on installation of sidewalks in 3 areas at Dunn Field in the amount of \$6,669 funded by TIF (Public Works Committee recommended on April 14, 2016)**

Kordus/Gelting motion to approve with amendment from FLR to include an additional sidewalk area next to the bleachers not to exceed \$7,500. This would cover 4 areas for \$7,500 at Dunn Field.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

**Kordus/Gelting motion to approve the installation of sidewalk in narrow strip of grassed parkway in Flat Iron Park along Wrigley Drive in the amount of \$9,360 funded by TIF (Public Works Committee recommended on April 14, 2016)**

Winterfest changed the way they present the sculptures causing this area to be trampled and muddy. This would place a concrete strip in this area.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

**Kordus/Gelting motion to approve the acceptance of \$250 donation from the American Transmission Company for the Arbor Day Tree (Public Works Committee recommended on April 14, 2016)**

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

**Kordus/Chappell motion to approve acceptance of donation of a bronze bench to be placed by the Library from Julie Sarton.** The bench will be maintained by the library and meets our donation policy. It was discussed the bench should be anchored down. Since it will be on a concrete slab, it could be bolted down.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

**Kordus/Gelting motion to approve Resolution 16-R24, a resolution proclaiming the second Saturday in the month of May as “International Migratory Bird Day” in the City of Lake Geneva.** This is item is needed to maintain our Bird City USA status.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

**Discussion/Action on expanding the Outdoor Dining Ordinance from Restaurants to State Licensed Retail Food Establishments and other modifications.** This was forwarded to council without recommendation from FLR. Mr. Oborn said the ordinance is specifically limited to the state statute definition of restaurants which excludes creameries or ice cream shops. The city has been approached by two ice cream establishments that would like the option to put out tables. This would expand the ordinance but still narrow to just retail food establishments. The whole intent would be to not let everyone do it, which was part of the reason it was limited to restaurants. Alderman Chappell is in favor of loosening up the ordinance.

City Attorney Draper stated it would change the ordinance to be broader to include creameries. Ms. Chappell would like to make sure it’s quite broad. Mr. Draper replied that we will use state statutes to expand it to allow creameries. It was restricted so much because it was a brand new ordinance and they didn’t want it to turn into a hindrance. Alderman Skates asked if it would include coffee or popcorn shops. Mr. Draper will put something together and bring it back to the council to decide. Mr. Kordus was unsure about broadening the definition and questioned if we would end up with tables and chairs up and down all the sidewalks. He has been contacted by people who stated it is difficult now to maneuver wheelchairs and motor scooters through the crowds and chairs. He is more inclined to leave the ordinance as it is now.

Howell/Chappell motion to direct City Attorney to draw up the proposal. Ms. Chappell stated they would still need a 5 foot space, and she too would not want someone with a disability not being able to get through. She believes we are talking about giving everyone the opportunity. Mr. Kordus questioned what exactly are they directing the City Attorney to do. Mayor Kupsik replied to let the City Attorney look at the ordinance and add creameries. He would also like them to look at enforcement and establish some type of guidelines through the ordinance.

Alderman Flower said just because we have a 5 foot walk doesn't mean we can handle the amount of capacity. Typically this is for a restaurant where people are bussing and maintaining the tables. A creamery is not the same as a customer who gets their ice cream, sits outside and hopefully puts their garbage away. She suggested adding language to state tables must be maintained. Alderman Hedlund pointed out the city has a hard time enforcing the ordinance now and this would be opening a can of worms. He can see businesses trying to serve other types of food outside.

Roll Call: Chappell, Skates, Flower, Gelting, Hedlund, Howell voting "yes." Motion carried 6 to 1 with Alderman Kordus voting "no."

**Kordus/Gelting motion to approve Resolution 16-R25, a resolution terminating TIF No. 4 including authorizing Escrowing Obligated Funds and Distribution of Excess Increment to Overlying Taxing Districts**

This resolution is a formality required by the state to put the city on task for filing before the May 15<sup>th</sup> deadline to avoid next year's increment.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Discussion/Action on TIF 4 Budget with the consideration of addition projects including purchase of lot for Downtown Parking Lot.** The item was forwarded to council without recommendation from FLR. Mr. Oborn said this is a quick look on where we are with all the projects and includes the items added earlier. He suggested approval contingent upon the purchase.

Kordus/Chappell motion to approve based upon the closed session discussion and if the city can procure the property at a price that is satisfactory to the city; and move forward with the proposed parking lot and approve the TIF budget with the inclusion of the downtown parking lot.

As some of these projects are just getting started, Ms. Flower questioned where the funds would come from if there are amendments to the contracts. Mr. Oborn replied the TIF will be closed so if there is any overrun the city will have to fund it. If we have under runs the funding would be dispersed out to the other taxing jurisdictions. The best estimate is they are way under, but will be close to \$150,000 by addition the additional project. Alderman Gelting commended the Administrator for staying on budget; noting it's nice to talk about coming under budget for once.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Discussion/Action on proposed 227 S. Lake Shore Drive City Parking Lot project**

This item was forwarded to council without recommendation from FLR. Mr. Oborn explained this is talking about the project itself. Around \$400,000 would come out of the TIF fund and demolition and paving would be out of the parking fund. Ms. Chappell questioned if it is normal to spend \$400,000 and only get \$8,000 to \$10,000 in revenue. Mr. Oborn replied it is a policy decision. This is a smaller approach and will not be widely used but for certain times of the year when we can never have enough parking in the city. This is not being done for revenue; we are doing it to create additional parking and possibly look at parking for employees. The Parking Commission recommended approval of purchasing the lot and paving the area. It will also have Wells Street access. This had been discussed in the past.

Kordus/Gelting motion to approve purchasing the property if it can be procured at an acceptable price and used as a parking lot contingent upon the outcome of closed session. Ms. Flower asked if we have explored expanding the curblin. Mr. Oborn stated there has been a study in the past with additional spots added. Mr. Kordus would like to see this become an extended parking sticker lot for our residents.

Alderman Skates felt this is a lot of money with a negative revenue stream for only 40 spots. He questioned if we can strike a deal with the Cove. Mr. Oborn just had a lot of discussion with the Cove and they declined entering into a revenue sharing agreement.

Mr. Gelting does not look at this as a revenue source but is hopeful it will free up some shorter term spaces for people who want longer term parking. This gives us a longer term parking solution that we don't have. If this didn't have access from both sides it wouldn't be as attractive. When we have Winterfest or other festivals we rely on businesses for drop off and pick up spots. There isn't a prime spot downtown and he doesn't feel there will be cheaper options in the future. Mr. Gelting pointed out changing a curb cut at Central Dennison is almost over \$100,000 project for 9 spaces.

Mr. Hedlund said the city will be responsible for \$225,000 for 45-50 parking stalls and the payback would be roughly 20 years. Alderman Howell commented the TIF fund money is there now; it won't be there later.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Discussion/Action on modification of TIF 4 former Traver Hotel Development Agreement with Lake Geneva Economic Development Corporation for demolition of additional structure.** This item was forwarded to council without recommendation from FLR. The city entered into an agreement with the Lake Geneva Economic Development Corporation for the purchase and demolition of the Traver Hotel for \$150,000. They have come under budget and were able to purchase the property behind them. They wish to expand the agreement to include the city participating in demolition costs up to \$150,000. The dollar amount remains the same but this development agreement adds this additional property.

Gelting/Hedlund motion to approve. Mr. Gelting stated it wasn't a project that was anticipated at the time of the development agreement. With the addition of this extra property the lot will be much deeper and allow for many more options for future use. City Attorney Draper said to be clear, it's not just the demolition, it's for restoration and site work as well. Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Kordus/Chappell motion to approve Modification of Park System - Memorial and Donation Policy for Annual Sculptures at Home Depot Park and approval of corresponding Artist Exhibit Contract.** Mr. Kordus still has concerns on accessing the park. Ms. Chappell questioned the insurance aspect. Mr. Draper replied the artist would need to obtain a liability insurance policy. Mr. Oborn explained the process. An informal group, not necessarily another committee of the city, would make a recommendation to the Park Board. Rather than having the artist fill out the donation policy, they would agree to the contract as the sculpture would remain their property.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

#### **Plan Commission Recommendations – Alderman Skates**

**Skates/Kordus motion to approve Resolution 16-R21, authorizing the issuance of a Conditional Use Application filed by Murphspeak Entertainment Enterprises, LLC, 6 Forest Ridge Ct, Lutherville, MD 21093 to operate a Commercial Indoor Entertainment facility (Live escape game) at 772 Main Street, Lake Geneva, WI 53147, Tax Key No. ZOP 00321, including finding of fact and staff recommendations (recommended by the Plan Commission on April 18, 2016).** This is an indoor game where you are locked in a room and have to solve puzzles to get out. There will be no alcohol involved.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Skates/Kordus motion to approve an Application for Land Division Review for a Certified Survey Map to combine two parcels submitted by United Methodist Church, 912 Geneva Street, Lake Geneva, WI 53147, for land located at 912 Geneva Street, Tax Key Nos. ZOP 00233 & ZOP 00234 contingent on the final approval of the CSM by the City Engineer (recommended by the Plan Commission on April 18, 2016).**

The church requested combining the two lots for a future parking lot.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Skates/Kordus motion to approve Resolution 16-R22, authorizing the issuance of a Conditional Use Application filed by Justin Woods, N3241 Beach Road, Lake Geneva, WI 53147 on behalf of Roy Kaiser, 51 Wadwick Road, Winnetka, IL 60093 at 1530 Lake Shore Drive, to use the Single Family Residential (SR-4) zoning requirements in an Estate Residential (ER-1) zoning district for a partially enclosed deck within the 100 foot shore land setback, Tax Key No. ZLM 00046 including all staff recommendations, findings of fact and limiting the removal of only one tree (recommended by the Plan Commission on April 18, 2016).** Mr. Skates stated this is in the manor and none of the residences in

the manor really fall under ER-1. The concern was the distance in the side yard. Mr. Skates went out and measured. There is at least 10 feet between the deck in question and the project portion. There are pine trees between the houses already so there is very limited shade. Mr. Kordus questioned the drawings as they state the new structure will maintain the original footprint of the existing structure. Mr. Skates stated it's an existing deck and the sunroom will be built on the existing deck footprint.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, voting "yes." Motion carried 6 to 1 with Alderman Howell voting "no."

**Skates/Chappell motion to approve a Precise Implementation Plan (PIP) Application filed by the Lake Geneva Tennis Club, 914 Bennett Ct. Walworth, WI 53184 for a new commercial building (Tennis Club) in the Planned Business Park (PBP) zoning district in a proposed building on Veterans Parkway Tax Key No's ZLGBP 200029 including staff recommendations, finding of facts, Fire Dept letter dated 4-10-2016, Kapur letter date 4-15-2016 and limiting grading the bike path to 10% and contingent upon state approval (recommended by the Plan Commission on April 18, 2016).** Mr. Skates commented this is a nicely designed building and a nice addition to the business park. Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Skates/Gelting motion to approve Resolution 16-R23, authorizing the issuance of a Conditional Use Application filed by Tony Panozzo and the Vista del Lago Homeowners Association, 1070 S Lake Shore Drive, PO Box 803, Lake Geneva, WI 53147 at 1070 S Lake Shore Drive, to repair and restore the landscaping in the 100 foot shore land setback, Tax Key No. ZCNP00001 – 00058 including staff recommendations, finding of facts and City Engineer's review and monitoring of the project (recommended by the Plan Commission on April 18, 2016).** They used a stabilizing system of rosette stone and had a failure last fall. They put together a soil stabilization plan located in the packet. Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Skates/Kordus motion to approve an Application for Land Division Review for a Certified Survey Map submitted by the City of Lake Geneva, 626 Geneva Street, Lake Geneva, WI 53147 for land located at Tax Key No. ZYUP 00152 including staff recommendations, finding of facts and staff work to remove the Western Development easement (recommended by the Plan Commission on April 18, 2016).** The city purchased this property as part of the extension on Edwards Blvd; as a matter of clean up it needs to be designated as the city right of way. Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Discussion/Action on process for appointment of an individual to fill the balance of the vacant term in District 2**  
We had a similar situation when Alderman Taggart past away and Alderman Hedlund was appointed. City Attorney Draper said they should notify the public of the vacancy and the council will do the appointment. The council can set a deadline for when applications need to be submitted. If they resign before June you can have a special election, however it is a cost to the city. Mayor Kupsik stated they can open it up and ask for anyone currently living in the second district to submit a resume and letter of interest to the city by a certain date. He suggested making an appointment by the second council meeting, May 23<sup>rd</sup>. Mr. Kordus asked if the rules have to be set now or at a future date. Mr. Draper stated that is a process they can determine. The process is not set by statute; it just says the council can fill the position.

Kordus/Gelting motion to begin acceptance of applications including a letter of qualifications from candidates in District 2 and place an ad in the Lake Geneva Regional News with a May 16<sup>th</sup> deadline to be brought to the May 23<sup>rd</sup> Council meeting. Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

#### **Presentation of Accounts – Alderman Kordus**

**Purchase Orders.** None.

**Kordus/Gelting motion to approve Prepaid Bills in the amount of \$4,607.99**

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Kordus/Gelting motion to approve Regular Bills in the amount of \$271,593.99**

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting "yes." Unanimously carried.

**Mayoral Appointments.** Kordus/Skates motion to approve Reappointment of Fritz Oppenlander, Chris Brookes, Larry Kundert and Diane Jones to the Library Board with terms expiring May 1, 2019. Unanimously carried.

**Closed Session**

Kordus/Gelting motion to go into Closed Session pursuant to Wis. Stat. 19.85(1)(c) considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility; and pursuant to Wis. Stat. 19.85(1)(e) for purposes of conducting other specified public business, whenever competitive bargaining reasons require a closed session regarding agreement between the City of Lake Geneva and Dennis Dyon; and

Motion to go into Closed Session pursuant to Wis. Stat. 19.85(1)(e) for deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session concerning the purchase of property located at 227 South Lake Shore Drive including special council, City Attorney, City Clerk and City Administrator

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

Council entered into closed session at 9:03 pm.

**Kordus/Hedlund motion to return to open session pursuant to Wisconsin Statutes 19.85 (2) and take action on any items discussed in closed session**

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

Council entered into open session at 10:06 pm.

Kordus/Hedlund motion to accept Dennis Dyon’s agreement to resign.

Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

Kordus/Hedlund motion to execute the offer to purchase as presented with the contingencies as discussed in closed session. Roll Call: Chappell, Skates, Kordus, Flower, Gelting, Hedlund, Howell voting “yes.” Unanimously carried.

**Adjournment.** Chappell/Gelting motion to adjourn at 10:07pm. Unanimously carried.

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/s/ Sabrina Waswo, City Clerk

**THESE ARE NOT OFFICIAL MINUTES UNTIL APPROVED BY THE COMMON COUNCIL**