



FINANCE, LICENSE & REGULATION COMMITTEE

MONDAY, APRIL 23, 2012 – 6:00 PM

COUNCIL CHAMBERS, CITY HALL

AGENDA

1. Call to Order
2. Roll Call
3. Approve Finance, License and Regulation Committee Meeting minutes of April 9, 2012, as published and distributed
4. 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.
5. **RESOLUTIONS**
  - A. **Resolution 12-R39**, a budget amendment creating a Budget in the Impact Fees Fund for reconditioning of the Veteran's Park South Soccer Field totaling \$5,000.
6. **LICENSES & PERMITS**
  - A. Original "Class B" Fermented Malt Beverage and "Class C" Wine License Application for the Lake Geneva Creperie Inc., 234 Broad Street, Lake Geneva, Ralph Kennedy, Agent
  - B. Amendment of "Class B"/Class "B" Intoxicating Liquor and Fermented Malt Beverage License for sidewalk café premises extension filed by Harborside Café, 100 Broad Street, Spyro Condos, Agent
  - C. Street Use Permit Application filed by Horticultural Hall for a Farmers Market using the alleyway between Broad and Cook Streets on the south side of Horticultural Hall on Thursdays from May 10 to October 25, 2012 from 7 a.m. to 1:30 p.m.
  - D. Original Operator License applications filed by Andrew Carlson, Jessica Pacholczak, Michael Deutsch IV, Tom Gentilli
7. Discussion/Recommendation on Veteran's Park South Soccer Field Repair Proposal (*Recommended by Public Works Committee 4/12/12*)
8. Discussion/Recommendation on purchase and installation of new parking signs (*recommended by Public Works Committee 4/12/12*)
9. Discussion/Recommendation on removal and relaying of downtown parking lot island brick (*recommended by Public Works Committee 4/12/12*)
10. **Presentation of Accounts**
  - A. Prepaid Bills in the amount of \$1645.56

B. Regular Bills in the amount of \$497,133.99

C. Acceptance of Monthly Treasurer's Reports for February 2012

**11. 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.*

4/20/12 3:00pm

cc: Committee Members: Aldermen Hill, Kupsik, O'Neill, Krohn, Hougen; Mayor & remaining Council, Administrator, City Clerk, Department Heads, Attorney, Treasurer

# FINANCE, LICENSE & REGULATION COMMITTEE

MONDAY, APRIL 9, 2012 - 6:00PM

COUNCIL CHAMBERS, CITY HALL

Chairman Krause called the meeting to order at 6:00 p.m.

Roll Call. Present: Aldermen Krohn, O'Neill, Hartz, Marsala and Krause. Also Present: Comptroller Pollitt, Administrator Jordan, DPW Winkler and City Clerk Hawes.

## Approval of Minutes

Marsala/Krohn motion to approve Finance, License and Regulation Committee regular meeting minutes of March 26, 2012 as distributed. Unanimously carried.

**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. None.**

## RESOLUTIONS

### **Resolution 12-R33, amending the Fee Schedule to reflect a combined parking permit for City residents and senior residents**

Administrator Jordan said the proposed fee schedule amendment reflects a change recommended by the Parking Commission to combine the parking stickers for seniors and non-seniors. He said it would be a two-hour parking permit that is free to City residents and non-resident property owners, regardless of age. Alderman O'Neill suggested the wording be changed to "residents and non-resident *residence* owners."

Hartz/O'Neill motion to recommend for approval. Unanimously carried.

### **Resolution 12-R34, authorizing the transfer from the Undesignated Fund Balance to the Designated Fund Balance-OPEB in the amount of \$100,000**

Administrator Jordan said the City has been advised after various audits to set aside additional funding for post-employment benefits. He said \$100,000.00 was budgeted about five years ago and there is currently \$57,541.00 left in this account. Mr. Jordan indicated there is currently \$2.4 million in the City's undesignated fund balance for 2011. He suggested this is a good time to fund an additional \$100,000.00 to the OPEB account. Alderman Krohn asked why the OPEB account isn't funded every year. Administrator Jordan said the past practice has been to fund the account on an as-needed basis, as there aren't ongoing expenditures to this account. He noted it would be difficult to begin funding the account on an annual basis due to levy limit caps. Alderman O'Neill suggested it would be more appropriate to wait until the new Council takes office and the City receives the results from the recent audit before approving this item. Comptroller Pollitt said this was reviewed and recommended by the recent auditors. Alderman O'Neill asked what exactly the OPEB account covers. Administrator Jordan said it funds one-time payouts to retirees, typically for unused sick payouts or other benefits. Alderman Krause asked what the City did in 2005 when it had retirements to fund. Administrator Jordan said the City was also in a position at that time to transfer \$100,000.00 from its reserves.

Hartz/Marsala motion to recommend for approval. Unanimously carried.

## LICENSES & PERMITS

### **Amendment of Class "B"/"Class C" Fermented Malt Beverage and Wine License for front courtyard premises extension filed by Bistro 220, 220 Cook Street, Ken Wenz, Agent**

City Clerk Hawes said the City Council recently approved a Conditional Use Permit for Bistro 220 to allow outdoor dining, including serving alcoholic beverages. He said an amendment to their license is necessary to allow alcohol to be served and consumed in this outdoor patio area. Mr. Hawes suggested the Committee also revise the current premises description to clarify that the first-floor retail shops are not included as part of the license.

Hartz/O'Neill motion to recommend approval of an amendment to the alcohol license so that the premises descriptions reads as follows: "Second-story restaurant area, second-story balcony, common stairway, first-floor porch and outdoor courtyard area, and basement storage area with conditional use regulation that outdoor balcony dining is limited to 10AM-10PM during the week, 10AM-12AM during the weekend, and 10AM-1AM on New Year's Eve. There are no music or speakers allowed outdoors." Unanimously carried.

**Original Operator License applications filed by Oleg Kizimenko, Cassandra Welch, Karina Cataldo, George Frirsch, Scott Runge, Brandi Carey and Scott Sparks**

Marsala/Hartz motion to recommend approval. Unanimously carried.

**Discussion/Recommendation on designating Ragtop Valet as a preferred vendor for Riviera valet services (recommended by Parking Commission 3/15/12)**

Marsala/Krohn motion to forward to Council without recommendation. Unanimously carried.

**Discussion/Recommendation on rejecting the bid submitted by Outdoor Lighting Construction Company, Inc. for Main Street Traffic Signal Improvements**

Administrator Jordan said the project was put out for bid and received only one bid. He said the bid was higher than they anticipated for the project. Mr. Jordan said staff is recommending rejecting the bid and directing DPW Winkler to work with the City Engineer to rework the bid documents in effort to attract more bids at a lesser cost. DPW Winkler said he would try working with the communications company that is currently installing communications conduits throughout the City to see if there would be cost savings in using some of that conduit for the traffic signals project. Mr. Winkler noted there were two contractors that indicated interest in bidding but ended up not submitting bids.

Marsala/Hartz motion to recommend rejecting the bid. Alderman O'Neill asked to see a copy of the bid package. DPW Winkler said this document is available for viewing in the City Clerk's office. Unanimously carried.

#### **Presentation of Accounts**

Marsala/Hartz motion to recommend approval of Prepaid Bills in the amount of \$5,361.22. Unanimously carried.

Hartz/Krohn motion to recommend approval of Regular Bills in the amount of \$145,860.22. Unanimously carried.

Hartz/Marsala motion to recommend acceptance the Monthly Treasurer's Report for the month of January 2012. Unanimously carried.

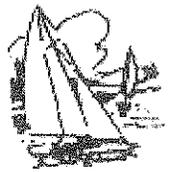
#### **Adjournment**

Hartz/Marsala motion to adjourn at 6:26 p.m. Unanimously Carried.

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/s/ Michael D. Hawes, City Clerk

**THESE MINUTES ARE NOT OFFICIAL UNTIL APPROVED  
BY THE FINANCE, LICENSE & REGULATION COMMITTEE**



**REGULAR CITY COUNCIL MEETING**  
**MONDAY, APRIL 23, 2012 – 7:00 PM**  
**COUNCIL CHAMBERS, CITY HALL**

**AGENDA**

1. Mayor Connors calls the meeting to order
2. Pledge of Allegiance – Alderman Kehoe
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 April 9, 2012 and City Council Organizational Meeting minutes of April 17, 2012, as published and distributed

**9. RESOLUTIONS**

**Resolution 12-R39, a budget amendment creating a Budget in the Impact Fees Fund for reconditioning of the Veteran’s Park South Soccer Field totaling \$5,000.**

**10. Finance, License and Regulation Committee Recommendations – Alderman Hill**

**A. LICENSES & PERMITS**

- 1) Original “Class B” Fermented Malt Beverage and “Class C” Wine License Application for the Lake Geneva Creperie Inc., 234 Broad Street, Lake Geneva, Ralph Kennedy, Agent
- 2) Amendment of “Class B”/Class “B” Intoxicating Liquor and Fermented Malt Beverage License for sidewalk café premises extension filed by Harborside Café, 100 Broad Street, Spyro Condos, Agent
- 3) Street Use Permit Application filed by Horticultural Hall for a Farmers Market using the alleyway between Broad and Cook Streets on the south side of Horticultural Hall on Thursdays from May 10 to October 25, 2012 from 7 a.m. to 1:30 p.m.
- 4) Original Operator License applications filed by Andrew Carlson, Jessica Pacholczak, Michael Deutsch IV, Tom Gentili

**B. Discussion/Action on Veteran’s Park South Soccer Field Repair Proposal (*recommended by Public Works Committee 4/12/12*)**

- C. Discussion/Action on purchase and installation of new parking signs (*recommended by Public Works Committee 4/12/12*)
- D. Discussion/Action on removal and relaying of downtown parking lot island brick (*recommended by Public Works Committee 4/12/12*)

**11. Personnel Committee – Alderman Kupsik**

- A. Discussion/Action on temporary hiring to assist with City Hall front counter

**12. Plan Commission – Alderman Hougen**

- A. Resolution 12-R36, authorizing the issuance of a Conditional Use Permit filed by Geneva Bay Market and Gifts, 252 Center Street, Lake Geneva, WI 53147 for Outdoor Commercial Entertainment (grilling/serving area) on the existing outdoor patio at 252 Center Street, Lake Geneva, WI 53147, Tax Key Number ZOP 00258, including all staff recommendations and, specifically, that a grease hood be used over the grill
- B. Resolution 12-R37, authorizing the issuance of a Conditional Use Permit filed by Covenant Harbor Bible Camp, 1724 W. Main Street, Lake Geneva, WI 53147, for the installation of an additional pier, with twelve slips, at 1724 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZA2546 00001, including all staff recommendations, as well as any DNR or Army Core of Engineers conditions that may be presented
- C. Resolution 12-R38, authorizing the issuance of a Conditional Use Permit filed by Leo and Janie Wilken, 404 S. First Street, West Dundee, IL 60118 for Indoor Sales and Service at 911 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZOP 00242, including all staff recommendations and, specifically, that this approval be limited to this owner and also that within the ten-year timeframe of this Conditional Use the home be returned to a single-family home as depicted on the Comprehensive Plan
- D. Discussion/Action on a Precise Implementation Plan (PIP) Amendment, filed by Dave Herbeck, 2601 E. Gatewood Drive, Appleton, WI 54915 to construct an automotive parts retail store adjacent to 200 Interchange North, Lake Geneva, WI 53147, Tax Key Number ZA4159 00001 and ZA4159 00003, including all staff recommendations and the recommendations included in the Crispell Snyder letter dated April 13, 2012

**13. Presentation of Accounts – Alderman Hill**

- A. Purchase Orders
- B. Prepaid Bills in the amount of \$1645.56
- C. Regular Bills in the amount of \$497,133.99
- D. Acceptance of Monthly Treasurer's Report for February 2012

**14. Mayoral Appointments – Mayor Connors**

- A. Citizen Appointments to Boards, Committees and Commissions:

Parking Commission:

Reappointment of Dennis Swangstu to May 1, 2014  
Reappointment of Kevin Flemming to May 1, 2014

Historic Preservation Commission:  
Reappointment of Jackie Getzen to May 1, 2015  
Board of Park Commissioners:  
Reappointment of Barbara Phillips to May 1, 2015  
Reappointment of Peggy Schneider to May 1, 2015  
Tree Board:  
Reappointment of Dan Andersen to May 1, 2015  
Reappointment of Clara Jacobs to May 1, 2015  
Plan Commission:  
Reappointment of Kristen Olson to May 1, 2015  
Cemetery Commission:  
Reappointment of Clarence Read to May 1, 2015  
Zoning Board of Appeals:  
Reappointment of Ellyn Kehoe to May 1, 2015  
Library Board:  
Reappointment of Duanne Lafrenz to May 1, 2015  
Police & Fire Commission  
Appointment of Lynelle Gramm to May 1, 2017

**15. Closed Session**

Motion to go into Closed Session pursuant to Wis. Stat. 19.85 (1)(g) to confer with legal counsel who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation which it is or is likely to become involved in re: Peller Investments, LLC (City Attorney Draper).

16. Motion to return to open session pursuant to Wisconsin Statutes 19.85 (2) and take action on any items discussed in Closed Session.

17. 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.*

4/20/12 3:00pm

cc: Aldermen, Mayor, Administrator, Attorney, Department Heads, Media

# REGULAR CITY COUNCIL MEETING

MONDAY, APRIL 9, 2012 – 7:00 PM

COUNCIL CHAMBERS, CITY HALL

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

The Pledge of Allegiance was led by Alderman Marsala.

**Roll Call.** Present: Aldermen Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill. Also present: Administrator Jordan, City Attorney Draper, DPW Winkler and City Clerk Hawes.

## **Awards, Presentations, and Proclamations.**

Mayor Connors announced it was the last Council meeting with Aldermen Krause, Hartz and Marsala due to the expiration of their term as aldermen. He presented a plaque to each alderman and thanked them for their service.

**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.**

Diane Muzzy, 420 Baker Street, addressed the Council to request denial of Ordinance 12-07. She said the current ordinance relating to outdoor entertainment has been effective for many years. She expressed opposition for land uses that are not appropriate in residential neighborhoods. She suggested that restricting outdoor entertainment to the downtown and commercial areas of the City will not prevent people from continuing to visit Lake Geneva. Ms. Muzzy also expressed opposition for eliminating the elected Treasurer position. She argued it would disregard the basic precepts of the founding of this country.

## **Acknowledgement of Correspondence.**

City Clerk Hawes acknowledged correspondence received from Diane Muzzy, 420 Baker Street, dated April 9, 2012, asking the Council to deny Ordinance 12-07. Ms. Muzzy also submitted correspondence expressing opposition for eliminating the elected Treasurer position. Copies of the correspondence were distributed to the Mayor and aldermen and are on file in the City Clerk's office.

## **Approval of Minutes**

Alderman O'Neill suggested a correction to the minutes regarding Resolution 12-R28. He said the words "an additional" should be added on the fourth line in front of \$75,000. Kupsik/Mott motion to approve the Regular City Council Meeting minutes of March 26, 2012, with adding "an additional" in front of \$75,000 on the fourth line under Resolution 12-R28. Unanimously carried.

## **Second reading of Ordinance 12-07, amending the Zoning Ordinance of the City of Lake Geneva, Walworth County, Wisconsin to revise and further clarify Outdoor Commercial Entertainment, add a new category Intensive Outdoor Recreation and modify off-street parking spaces as required by the Zoning Ordinance and to amend the parking requirements to reflect patrons instead of persons**

Mayor Connors asked City Attorney Draper to clarify the intent of the ordinance. City Attorney Draper said there was belief that the ordinance was drafted to help accommodate an outdoor theater. He explained the ordinance actually has more to deal with restaurants along Wrigley Drive that are going to be applying for sidewalk café permits. He said the beach area is zoned ER and under the current definition of Outdoor Commercial Entertainment, these businesses would not be allowed to obtain the sidewalk café permit being located near the ER zoning. Ordinance 12-07 would clarify the difference between outdoor commercial entertainment, like sidewalk cafes, and "intensive outdoor recreation." Hartz/Kupsik motion to approve.

Roll Call: Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill voted "yes." Unanimously carried.

## **Discussion/Action on acceptance of streets located in the Meadowlands Subdivision (continued 2/27/12)**

Administrator Jordan said DPW Winkler and the City Engineer have inspected Meadowlands Subdivision since the February 27<sup>th</sup> meeting to see if the curb repairs were made. He said all repairs have been made, except for the installation of the stop sign. Mr. Jordan said the stop sign has been ordered and will be installed once it comes in. He recommended accepting the streets at this time.

Mott/Kupsik motion to accept North Andrea Drive and Joshua Lane in phase two of the Meadowlands Subdivision. Alderman Hartz asked if a street sign could be installed at the intersection as well. DPW Winkler said it could be arranged. Aldermen Mott and Kupsik agreed to adding the street sign into their motion. Alderman O'Neill said he was still troubled that the City Engineer did not specify in writing that the roads met City standards. DPW Winkler said this was communicated in the letter from the City Engineer. Motion carries 7 to 1, with Alderman O'Neill opposed.

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

#### **RESOLUTIONS**

##### **Resolution 12-R33, amending the Fee Schedule to reflect a combined parking permit for City residents and senior residents**

Krause/Marsala motion to approve, on the condition that the parking sticker be described as “Resident and Non-Resident residence owners.” Alderman Hartz said the purpose of this change is to get all of the residents on the same sticker. Alderman Kehoe asked if this item could be discussed at the Committee of the Whole or the Parking Commission. Mayor Connors noted this was recommended by the Parking Commission. Alderman Kehoe asked how long seniors could park with their current sticker. Mayor Connors said the current senior stickers were good for the duration of the meter. Administrator Jordan said the new parking system will not be able to track these different types of stickers. He also noted that this will prevent seniors who work in the downtown area from parking in the 10-hour meter area, making them unavailable for most of the day. Alderman O'Neill agreed this is a good step to simplify the process and make the permits uniform.

Roll Call: Krause, Hartz, Mott, Marsala, Kupsik, Krohn and O'Neill voted “yes.” Kehoe voted “no.” Motion carries 7 to 1.

##### **Resolution 12-R34, authorizing the transfer from the Undesignated Fund Balance to the Designated Fund Balance-OPEB in the amount of \$100,000**

Krause/Hartz motion to approve. Administrator Jordan said the City has been advised after various audits to set aside additional funding for post-employment benefits. He said \$100,000.00 was budgeted about five years ago and there is currently \$57,541.00 left in this account. Mr. Jordan indicated there is currently \$2.4 million in the City's undesignated fund balance for 2011. He suggested this is a good time to transfer \$100,000.00 to the OPEB account. He said this would reduce the 2011 reserves to about \$2.3 million.

Roll Call: Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill voted “yes.” Unanimously carried.

#### **LICENSES AND PERMITS**

##### **Amendment of Class “B”/“Class C” Fermented Malt Beverage and Wine License for front courtyard premises extension filed by Bistro 220, 220 Cook Street, Ken Wenz, Agent**

Krause/Kupsik motion to approve, with the license description being revised as follows: “Second-story restaurant area, second-story balcony, common stairway, first-floor porch and outdoor courtyard area, and basement storage area with conditional use regulation that outdoor balcony dining is limited to 10AM-10PM during the week, 10AM-12AM during the weekend, and 10AM-1AM on New Year's Eve. There are no music or speakers allowed outdoors.” Unanimously carried.

##### **Original Operator License applications filed by Oleg Kizimenko, Cassandra Welch, Karina Cataldo, George Frirsch, Scott Runge, Brandi Carey and Scott Sparks**

Krause/Hartz motion to approve. Unanimously carried.

**Discussion/Action on designating Ragtop Valet as a preferred vendor for Riviera valet services (recommended by Parking Commission 3/15/12)**

Alderman Krause said this item was forwarded from the Finance, License and Regulation Committee without recommendation. Marsala/Krause motion to approve Ragtop Valet as a preferred vendor for Riviera valet services on a one-year trial basis. Alderman Marsala said the item has been discussed at Parking Commission, Committee of the Whole and Piers, Harbors and Lakefront Committee. He indicated many questions were brought up and Ragtop came forward with a business plan to address the questions. Alderman O'Neill noted the Dunn Lumber parking lot is about half a mile away from the Riviera. He didn't think their proposed travel time of approximately 90 seconds could be achieved. Alderman Marsala said Ragtop plans to have eight drivers, which should help minimize the wait time. Alderman Kupsik asked if the request was reviewed by Police Chief Rasmussen. Alderman Marsala confirmed that it was and the chief is okay with the request. Alderman Krause asked who would be evaluating the success of the valet services during the trial period. Alderman Marsala suggested that the Harbormaster monitor the valet services because he would be the first to know if there were issues with the customers renting the Riviera. Alderman Krause suggested the Harbormaster be responsible for evaluating the valet services during the trial basis. Alderman Marsala and Krause added this to their original motion.

Roll Call: Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill voted "yes." Unanimously carried.

**Discussion/Action on rejecting the bid submitted by Outdoor Lighting Construction Company, Inc. for Main Street Traffic Signal Improvements**

Krause/Marsala motion to reject the bid. Alderman Krause said the City only received one bid for the project and it was higher than anticipated. He said staff would like to make changes to the bid packet in an effort to attract more bidders at more competitive prices. Mayor Connors said the City Engineer from Crispell-Synder is working with DPW Winkler to refine the project and develop a strategy for rebidding it. Alderman Kehoe asked when the project would be rebid. DPW Winkler indicated it would be rebid in the late Spring or Summer and construction would take place in the Fall. He said they originally planned to have the traffic signals installed in the Spring before the busy summer season, but this is no longer a possibility. Alderman O'Neill asked how long the project was out for bid. DPW Winkler said two weeks. He said we could do three or four weeks next time since we will have fewer time constraints. Alderman O'Neill suggested it would be a good idea to allow three or four weeks for bid responses next time.

Roll Call: Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill voted "yes." Unanimously carried.

**Personnel Committee – Alderman Hartz**

**Discussion/Action on eliminating the elected Treasurer position and combining the Treasurer duties with the Deputy Clerk position**

Hartz/Krause motion to direct the City Attorney to prepare a charter ordinance that would eliminate the elected Treasurer position and replace it with a non-elected, combined Treasurer/Deputy Clerk position. Alderman Hartz said there were a number of reasons why the Personnel Committee recommended the change: (1) increased efficiency by combining positions; (2) there are certain technological qualifications needed for someone in the Treasurer position, which could be met through a hiring/appointment process; (3) the internal controls audit in 2009 recommended making the Treasurer position an appointed position; and (4) it would bring Lake Geneva into the 21<sup>st</sup> Century, as currently 89% of the Treasurers in Wisconsin are appointed. Alderman Hartz said it wouldn't take power away from the voters because it puts the hiring decision in the hands of the elected Council members. He noted the Council has used a thorough hiring process to hire appointed officials in recent years. Mr. Hartz said by making the Treasurer position an appointed position it would give the Council the chance to hire someone with qualifications that are specific to the position. He gave the example of someone elected as Treasurer who would be ill-qualified for the position. Alderman Hartz said this move would take the politics out of a financial position.

Alderman Kehoe clarified that this would not be implemented until the current Treasurer's term expires in two years. She said City residents are accustomed to voting for its Treasurer. Alderman Krohn asked if a referendum would be required if the charter ordinance is adopted. City Attorney Draper said the charter ordinance would require a two-thirds vote of the Council for approval. He said the public has 60 days to collect signatures for a petition asking for a referendum if they do not agree with the ordinance. Alderman Krohn asked how many signatures would be needed.

Mr. Draper said it would require 7% of the number of electors who voted in the last gubernatorial election. City Clerk Hawes said he would have to check the results for the last election but it could be around 150.

Alderman O'Neill said he preferred to keep the Treasurer an elected position. He said that if someone was ill-qualified to be the Treasurer that their opponent would point this out. Alderman O'Neill also expressed concern with work-flow, suggesting it was more preferable for the Treasurer to report to the community as a whole instead of the Council or a staff position. Alderman Krause said it is a matter of being able to have a Treasurer that fulfills the duties of the office. He said the appointing process would allow them to hire someone with a financial or investments background. Alderman Mott agreed, noting the success of the Council's hires in recent years.

Mayor Connors asked Administrator Jordan to comment on how the combined Treasurer/Deputy Clerk would be supervised. Administrator Jordan said the position would be supervised by the City Clerk, just as the Deputy Clerk is currently supervised. He said combining the Treasurer and Deputy Clerk positions makes sense from an efficiency standpoint. He said the Treasurer's office is busiest during the tax collection season in the Winter. The Deputy Clerk is busiest during election season and the license renewal period. Mr. Jordan suggested the new position could also help with human resources functions. Administrator Jordan described an experience he had in a previous community where the elected Treasurer wasn't qualified to complete the required work and the City had to hire an additional employee to fulfill the Treasurer functions.

Mayor Connors reiterated that this change was recommended by outside auditors and suggested it be something the Council gives strong consideration to.

Roll Call: Krause, Hartz, Mott, Marsala, Kehoe and Kupsik voted "yes." Krohn and O'Neill voted "no." Unanimously carried.

#### **Discussion/Action on adding Working Foreman to City Organizational Chart under Street Department Superintendent**

Hartz/Mott motion to add Working Foreman to the City Organizational Chart under the Street Superintendent position. Alderman Hartz said this was a request from the Street Superintendent to reflect current practice. Alderman O'Neill asked how this would impact pay rates and if this is a union position. Administrator Jordan said it is currently a union position and pay rates would not be affected. Alderman O'Neill asked if the position has any authority. Mr. Jordan said the Working Foreman oversees departmental staff in the absence of the Street Superintendent. Alderman Krause suggested the box in the organizational chart also have a dotted line between the Street Superintendent to indicate the Working Foreman is in charge when the superintendent is absent. Aldermen Hartz and Mott agreed to adding the dotted line as part of their original motion. Motion carries, 7 to 0, with Alderman Krohn abstained.

#### **Piers, Harbors and Lakefront Committee – Alderman Marsala**

##### **Discussion/Action on Beach Water Sampling Policy**

Marsala/Krause motion to direct the City Attorney to repeal the current beach sampling ordinance and replace it with a policy. Alderman Marsala said Alderman O'Neill brought it to the committee's attention that the beach sampling process wasn't effective in addressing high readings last year. Alderman Marsala said the proposed policy is written to provide flexibility to utilize other testing facilities and to more effectively address high readings. Alderman Kupsik agreed, stating the samples last year were sent to be processed by a lab in Madison. The new policy would provide an option to have readings tested at a local lab with a 24-hour turnaround period. Alderman O'Neill said he preferred an ordinance to a policy because it carries more weight legally. He said if the beach should be closed, it should be closed as a force of law. Mayor Connors said the current ordinance was written in 2007 with the intent that every community around the lake would adopt it, but Lake Geneva was the only one to actually adopt it. Mr. Connors said the intent with using a policy is that it would provide the necessary flexibility for addressing issues as they arise. He said amending ordinances can be a cumbersome process that may not help address certain situations involving the safety of the beach water. He noted the testing process would actually be more rigorous with the policy as opposed to ordinance. Alderman Kehoe asked who would put up the closed beach signs. Mayor Connors indicated it could be the City Administrator or Harbormaster. Alderman O'Neill indicated the Geneva Lake Environmental Agency was involved with drafting the policy.

Roll Call: Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill voted "yes." Unanimously carried.

#### **Discussion/Action on renewal of pier lease with Gage Marine**

Marsala/Kupsik motion to accept the renewal of pier lease with the amendments and changes recommended. Administrator Jordan said Gage Marine is seeking two additional six-year terms added to their lease. He said the lease would be extended from 2028 to 2040. The lease would increase by \$10,000 in 2028 and in 2035. Mr. Jordan said an additional parking space is being added as part of the lease. Gage Marine will be responsible for adding striping and signage for the parking stall. The new parking stall wouldn't interfere with any existing stalls. Alderman O'Neill said he felt a lease extended to 2040 was way too long.

O'Neill/Krohn motion to suspend the rules to allow Bill Gage to address the Council. Unanimously carried. Mr. Gage said they are requesting the lease extension because they are needing to continually reinvest in the business. He said banks require that the dates of loans match the dates of the lease. Alderman O'Neill said if the City needed to replace a pier it would cost about \$500,000 and the money collected from Gage Marine would hardly be enough to fund that. Alderman O'Neill also expressed concern that the lease rate does not take in consideration the high rate of inflation that some expect over the next couple of decades. Mr. Gage said he believes the proposed lease addresses these concerns.

Alderman Krause asked if there is an out-clause in the lease. City Attorney Draper said there isn't an out-clause, but the lease could be broken if there was a breach on the part of Gage Marine. Alderman O'Neill asked if Gage Marine has the ability to sublet the pier if they so wished. Mr. Draper said there is a provision in the new amendment requiring City approval for any transfer of interest. Alderman O'Neill commented that if the lease was shorter he might be in favor of it.

Roll Call: Krause, Hartz, Marsala, Kehoe, Kupsik, Krohn and voted "yes." Mott and O'Neill voted "no." Motion carries 6 to 2.

#### **Presentation of Accounts – Alderman Krause**

Krause/Marsala motion to approve Prepaid Bills in the amount of \$5,361.22

Roll Call: Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill voted "yes." Unanimously carried.

Krause/Hartz motion to approve Regular Bills in the amount of \$145,860.22

Roll Call: Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill voted "yes." Unanimously carried.

Krause/Hartz motion to accept Treasurer's Report of January 2012

Roll Call: Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill voted "yes." Unanimously carried.

#### **Closed Session**

Kupsik/Hartz motion to go into Closed Session pursuant to Wis. Stat. 19.85 (1)(g) to confer with legal counsel who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation which it is or is likely to become involved in re: claim for excessive real estate tax assessment filed by Abra Prentice Wilkin Trust (City Attorney Draper).

Roll Call: Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill voted "yes." Unanimously carried.

The Council entered into Closed Session at 8:42 p.m. Also present: Administrator Jordan, City Attorney Draper and City Clerk Hawes.

Kupsik/Kehoe 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: Krause, Hartz, Mott, Marsala, Kehoe, Kupsik, Krohn and O'Neill voted "yes." Unanimously carried. The Council reconvened in open session at 8:52 p.m.

Kehoe/Krause motion to deny the claim for excessive real estate tax assessment filed by Abra Prentice. Unanimously carried.

**Adjournment**

Krause/Marsala motion to adjourn at 8:54 p.m. Unanimously carried.

---

/s/ Michael D. Hawes, City Clerk

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

**CITY OF LAKE GENEVA  
ORGANIZATIONAL MEETING OF THE CITY COUNCIL  
TUESDAY, APRIL 17, 2012 - 7:00 P. M.  
COUNCIL CHAMBERS, CITY HALL**

The meeting was called to order by Mayor Connors at 7:00 p.m.

The Pledge of Allegiance was led by City Clerk Hawes.

Roll Call. Present: Aldermen Hougen, Wall, Mott, Hill, Kehoe, Kupsik, Krohn and O'Neill.  
Also present: City Attorney Draper and City Clerk Hawes.

The Invocation was presented by Reverend Nancy Malloy.

The City Clerk administered the oath of office to the newly officials: Aldermen Gary Hougen, Jeff Wall, Bill Mott and Sarah Hill; Mayor Jim Connors; City Attorney Dan Draper; and City Treasurer Teresa Klein.

**Welcome Address by Mayor Connors**

Mayor Connors welcomed the new and returning members to the City Council, adding that he looked forward to working with each of them during the upcoming session. He spoke on the importance of working together as a Council and building consensus for the greater good of the City. He further encouraged all members to use the City's excellent staff as a resource for any questions or issues that might arise during their service. In closing, Mayor Connors reiterated that he looked forward to working with the Council on the goal of continuing improvement in the City for the coming year.

**Election of Council President Mott/Hill for Kupsik  
Krohn/O'Neill for O'Neill**

Alderman Mott nominated Alderman Kupsik, seconded by Alderman Hill.

Alderman Krohn nominated Alderman O'Neill, seconded by Alderman O'Neill.

There being no further nominations, the City Clerk distributed ballots to each of the aldermen for the purpose of casting votes for Council President. Ballots were collected and tabulated by the City Clerk, who announced the following results:

Five votes were cast for Alderman Kupsik  
Three votes were cast for Alderman O'Neill

Alderman Kupsik was therefore declared to have been elected Council President by vote of 5 to 3.

**Election of Council Vice President**

Alderman Krohn nominated Alderman O'Neill, seconded by Alderman Hill.

Alderman O'Neill nominated Alderman Mott, seconded by Alderman Kupsik.

There being no further nominations, the City Clerk distributed ballots to each of the aldermen for the purpose of casting votes for Council Vice President. Ballots were collected and tabulated by the City Clerk, who announced the following results:

Five votes were cast for Alderman Mott  
Three votes were cast for Alderman O'Neill

Alderman Mott was therefore declared to have been elected Council Vice President by vote of 5 to 3.

**Appointments to the Standing Committees by Mayor Connors**

Mayor Connors announced the following appointments to Standing Committees:

**FINANCE, LICENSE & REGULATION:**

Sarah Hill (4), Chairman  
Arleen Krohn (3)  
Terry O'Neill (4)  
Alan Kupsik (2)  
Gary Hougen (1)

**PIERS, HARBORS & LAKEFRONT:**

Terry O'Neill (4), Chairman  
Ellyn Kehoe (1)  
Jeff Wall (2)  
Bill Mott (3)  
Gary Hougen (1)

**PERSONNEL COMMITTEE:**

Alan Kupsik (2), Chairman  
Arleen Krohn (3)  
Ellyn Kehoe (1)  
Jeff Wall (2)  
Sarah Hill (4)

**PUBLIC WORKS COMMITTEE:**

Bill Mott (3), Chairman  
Arleen Krohn (3)  
Alan Kupsik (2)  
Gary Hougen (1)  
Sarah Hill (4)

**BOARD OF REVIEW:**

Gary Hougen - Dist. 1  
Jeff Wall - Dist. 2  
Arleen Krohn - Dist. 3  
Terry O'Neill - Dist. 4  
Al Kupsik, Alternate  
Jim Connors, Mayor  
Michael Hawes, City Clerk

**Council Appointments to Boards and Commissions by Mayor Connors**

Mayor Connors announced the following Council appointments to Boards and Commissions:

Oak Hill Cemetery Commission  
City Plan Commission  
Park Board of Commissioners  
Police & Fire Commission  
Utility Commission  
Lake Geneva Public Library Board

Alderman Arleen Krohn  
Alderman Gary Hougen  
Alderman Alan Kupsik  
Alderman Sarah Hill  
Aldermen Hougen and Wall  
Alderman Wall

Geneva Lake Environmental Agency	Alderman Terry O'Neill
Chamber of Commerce	Alderman Sarah Hill
Geneva Lake Development Corporation	Aldermen Kupsik and Hougen
Tree Board Alderman	Alan Kupsik
Historic Preservation Committee	Alderman Ellyn Kehoe
Parking Commission	Alderman Sarah Hill
Communications Committee	Alderman Terry O'Neill
Museum Board Liaison	Alderman Bill Mott
Avian (Bird) Committee	Alderman Wall
Emergency Management Director	Chief Michael Rasmussen

**Approval of Appointments to Standing Committees and Council Appointments to Boards and Commissions**

Mayor Connors stated that action of the Council was required for formal approval of the appointments previously announced.

Kupsik/Hill motion to approve the appointments to Standing Committees. Unanimously carried.

Kupsik/Wall motion to approve the Council Appointments to Boards and Commissions, as presented by Mayor Connors. Unanimously carried.

**Forward Citizen Appointments to Boards and Commissions by Mayor Connors to the April 23, 2012 City Council meeting**

Mayor Connors noted that his citizen appointments would be made at the Common Council meeting of April 23, 2012.

**Resolution 12-R35, designating the public depositories for the City of Lake Geneva**

Mayor Connors stated for the record that Resolution 12-R35 would have the effect of designating the following institutions:

- U.S. Bank
- Talmer Bank and Trust
- PNC
- Marshall & Isley (BMO Harris)
- JP Morgan Chase Bank
- Local Government Investment Pool at the State Treasury
- Piper Jaffray
- Associated Wealth Management
- Associated Bank
- Community Bank CBD
- Peoples Bank
- Walworth State Bank
- Johnson Bank
- Depository Trust of New York
- Hometown Bank

Kupsik/Mott motion to approve Resolution 12-R35.

Roll Call: Hougen, Wall, Mott, Hill, Kehoe, Kupsik, Krohn and O'Neill voted "yes."

Unanimously carried.

**Designation of the official newspaper for the City of Lake Geneva**

Kupsik/Mott motion to designate the Lake Geneva Regional News as the official newspaper for the City of Lake Geneva. Unanimously carried.

**Adjournment**

Mott/Wall motion to adjourn at 7:15 pm. Unanimously carried.

---

/s/ Michael D. Hawes, City Clerk

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

RESOLUTION NO: 12-R39

WHEREAS, the Common Council approved the 2012 Budget for the City of Lake Geneva but did not budget for expenditures in the Impact Fees Fund, and

WHEREAS, the Public Works Committee and Administration is requesting funding of \$5,000 from Park Impact Fees to rehabilitate the Veteran's Park south soccer field that is in a deteriorated condition, and

WHEREAS, the Fund Balance for the Park Impact Fees is in excess of \$88,000 and a portion could be used to fund this expenditure;

BE IT THEREFORE RESOLVED, that the Common Council adopt a budget amendment creating a Budget in the Impact Fees Fund as follows:

Increase Acct # 45 00-00 4910, Application of Prior Years Approp, by \$5,000.00, and  
Increase Acct # 45 00-00 5961, Park Impact Expenditures, by \$5,000.00.

Adopted this 23rd day of April, 2012.

APPROVED:

\_\_\_\_\_  
James R. Connors, Mayor

ATTEST:

\_\_\_\_\_  
Michael Hawes, City Clerk

# CITY OF LAKE GENEVA

## ALCOHOL LICENSE CHECKLIST

CHECKLIST MUST BE SUBMITTED BY EACH APPLICANT SEEKING A NEW ALCOHOL LICENSE. INCOMPLETE APPLICATIONS WILL BE REJECTED.

**Applicant/Agent Name:** Christine A. Purich  
**Business Name and Address:** Lake Geneva Creperie Inc., 234 Broad Street  
**Type of Alcohol License(s) Sought:** Class "B" (Beer) and "Class C" (Wine)

Applicant	Office Use	Item
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Discuss with City Clerk (or Deputy Clerk) the desired alcohol license and proposed use.
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Original Alcohol Beverage Retail License Application (AT-106)</b> Thoroughly complete questions 1-14 and complete the box in the upper right corner. Application can be notarized at City Hall.
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Auxiliary Questionnaire (AT-103).</b> Thoroughly complete the top sections and questions 1-6. A copy must be submitted for each officer, director, member, manager or agent of the corporation, LLC, or non-profit organization. Application(s) can be notarized at City Hall.
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Agent Schedule (AT-104).</b> Thoroughly complete the top section and the "Acceptance by Agent" section.
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>\$25 publication fee</b> payable to the City of Lake Geneva and due upon application.
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Proof of Completing Responsible Beverage Server Training Course.</b> Individuals, partners and agents of corporations and LLC's must have successfully completed an approved responsible beverage server training course within the past two years. <i>Does not apply to individuals who held, or were an agent of a corporation or LLC that held a liquor license within the past two years.</i>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Proof of Residency.</b> Applicants must have resided 90 days continuously in this state prior to the date of application. Proof of residency could include voter registration, motor vehicle registration, driver's license, residential lease or purchase agreement, or income tax records. <i>Officers, directors, members or managers of corporations or LLCs are not required to meet the State residency requirement.</i>
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Proof of Wisconsin Seller's Permit.</b> Can be a copy of a letter, e-mail or website from the State of Wisconsin proving that the applicant is in good standing for sales tax purposes and holds a valid seller's permit.
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Map of premises.</b> Applicant must submit a map of the premises, identifying the building(s), room(s), and/or land area under his/her control where alcohol beverages will be sold, served, consumed, or stored. Map does not need to be drawn to scale but should include a small compass arrow showing which direction is north.

Applications (AT-106, AT-103, AT-104) may be obtained at City Hall or from the Wisconsin Department of Revenue website, <http://www.revenue.wi.gov/forms/alcohol>.



# AUXILIARY QUESTIONNAIRE ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk.

Individual's Full Name (please print) (last name)		(first name)		(middle name)	
Purich		Christine		Ann	
Home Address (street/route)		Post Office	City	State	Zip Code
234 Broad St.			LAKE GENEVA	WS	53147
Home Phone Number		Age	Date of Birth	Place of Birth	
815-271-0208		51	04/04/1960	South bend, IN	

The above named individual provides the following information as a person who is (check one):

- Applying for an alcohol beverage license as an individual.
- A member of a partnership which is making application for an alcohol beverage license.
- Christine Purich of LAKE GENEVA Creperie INC.  
(Officer/Director/Member/Manager/Agent) (Name of Corporation, Limited Liability Company or Nonprofit Organization)

which is making application for an alcohol beverage license.

The above named individual provides the following information to the licensing authority:

- How long have you continuously resided in Wisconsin prior to this date? INCORPORATED JAN. 17, 2012
- Have you ever been convicted of any offenses (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of any other states or ordinances of any county or municipality?  Yes  No  
If yes, give law or ordinance violated, trial court, trial date and penalty imposed, and/or date, description and status of charges pending. (If more room is needed, continue on reverse side of this form.)
- Are charges for any offenses presently pending against you (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of other states or ordinances of any county or municipality?  Yes  No  
If yes, describe status of charges pending.
- Do you hold, are you making application for or are you an officer, director or agent of a corporation/nonprofit organization or member/manager/agent of a limited liability company holding or applying for any other alcohol beverage license or permit?  Yes  No  
If yes, identify. \_\_\_\_\_  
(Name, Location and Type of License/Permit)
- Do you hold and/or are you an officer, director, stockholder, agent or employe of any person or corporation or member/manager/agent of a limited liability company holding or applying for a wholesale beer permit, brewery/winery permit or wholesale liquor, manufacturer or rectifier permit in the State of Wisconsin?  Yes  No  
If yes, identify. \_\_\_\_\_  
(Name of Wholesale Licensee or Permittee) (Address By City and County)
- Named individual must list in chronological order last two employers.

Employer's Name	Employer's Address	Employed From	To
<u>McHenry Comm. H.S. 156</u>	<u>4716 W. Crystal Lake Rd. II</u>	<u>9/2009</u>	<u>Current</u>
Employer's Name	Employer's Address	Employed From	To
<u>City of McHenry</u>	<u>McHenry, IL 60050</u>	<u>5/2011</u>	<u>9/2011</u>

The undersigned, being first duly sworn on oath, deposes and says that he/she is the person named in the foregoing application; that the applicant has read and made a complete answer to each question, and that the answers in each instance are true and correct. The undersigned further understands that any license issued contrary to Chapter 125 of the Wisconsin Statutes shall be void, and under penalty of state law, the applicant may be prosecuted for submitting false statements and affidavits in connection with this application.

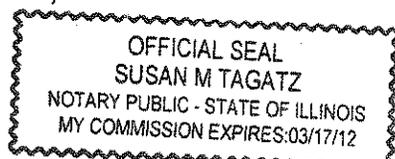
Subscribed and sworn to before me

this 2ND day of February, 20 12

Susan M Tagatz  
(Clerk/Notary Public)

Christine Purich  
(Signature of Named Individual)

My commission expires 03/17/2012



**SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY**

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of:  Town  Village of LAKE GENEVA County of WALWORTH  
 City

The undersigned duly authorized officer(s)/members/managers of LAKE GENEVA INC.  
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as  
LAKE GENEVA CREPERIE  
(trade name)

located at 234 BROAD ST LAKE GENEVA, WI. 53147

appoints RALPH KENNEDY  
(name of appointed agent)

N2415 TUSKEGEE DR. BURLINGTON, WI. 53105  
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes  No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course?  Yes  No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 41 yrs

Place of residence last year N2415 TUSKEGEE DR. BURLINGTON, WI. 53105

For: \_\_\_\_\_  
(name of corporation/organization/limited liability company)

By: \_\_\_\_\_  
(signature of Officer/Member/Manager)

And: \_\_\_\_\_  
(signature of Officer/Member/Manager)

**ACCEPTANCE BY AGENT**

I, RALPH KENNEDY  
(print/type agent's name), hereby accept this appointment as agent for the

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

Ralph Kennedy 3/26/12 Agent's age 46  
(signature of agent) (date)

N2415 TUSKEGEE DR. BURLINGTON, WI. 53105 Date of birth 10/20/65  
(home address of agent)

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY  
 (Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 3/29/12 by [Signature] Title Chief of Police  
(date) (signature of proper local official) (town chair, village president, police chief)

*Lake Geneva Creperie*

*Michael S. Purich*  
Manager/Owner

234 Broad St. Lake Geneva WI. 53147

262-248-2045

262-248-2075

lakegenevacreperie@art.net



**TOWN OF LAFAYETTE**  
COUNTY OF WALWORTH - STATE OF WISCONSIN  
262.723.4321

**OPERATOR'S LICENSE**  
**Valid 02/08/2012 Exp 06/30/2012**

Granted in accordance to current sections  
in Ch. 125 of WI Statutes and local ordinances.

**RALPH E KENNEDY**  
**2011 - 41**

Seal hereby affixed by Barbara A Fischer, Clerk

APR 5 2012



WISCONSIN DEPARTMENT OF REVENUE  
 PO BOX 8908  
 MADISON, WI 53708-8908

**State of Wisconsin** • DEPARTMENT OF REVENUE

2135 RIMROCK ROAD PO BOX 8908 MADISON, WI 53708-8908  
 PHONE: 608-266-0800 FAX: 608-264-6884  
 EMAIL: corptax@revenue.wi.gov WEBSITE: www.revenue.wi.gov

Letter ID: L0153157568  
 Batch Index: 2117923328-219

LAKE GENEVA CREPERIE INC.  
 901 SOUTH WHITNEY WAY  
 MADISON WI 53711

Date: January 30, 2012

Wisconsin Tax Number: 200-1027487697-02

FEIN: 45-4231461

Response Due Date: March 15, 2012

PLEASE COMPLETE AND RETURN to the address listed above by the response due date given. The information is important for correctly processing returns you file and to verify filing requirements. You may also complete this questionnaire online by visiting our web site at [tap.revenue.wi.gov](http://tap.revenue.wi.gov). Click on the link 'Submit new corporation questionnaire'.

Information about electronic filing and payment methods and filing requirements is on the last page of this letter.

1. Please provide the department with your Federal Employer's Identification Number (FEIN) for our records. If you have not yet obtained a FEIN, you may obtain one by filing a form SS-4 with the Internal Revenue Service (IRS). Per IRS instructions, all corporations must have a FEIN even if they do not have employees. Please hold this questionnaire until you receive your FEIN. It is not necessary to respond to the department until you receive your FEIN from the IRS. If you will not be applying for a FEIN, please provide an explanation with this questionnaire. For further information contact the IRS at (800) 829-4933 or [www.irs.gov](http://www.irs.gov)
2. Review the name and mailing address listed above to ensure it is accurate. Please provide us with any changes for our records by crossing out the incorrect information and writing the correct information next to it.
3. Indicate the taxable year end you have adopted by providing the last month included in the taxable year. Please note that it must be the same as your federal year end.

Taxable year end month December

4. Have you started business operations in Wisconsin? If "no" enter the date you expect to begin business operations in Wisconsin?

Yes   
 No

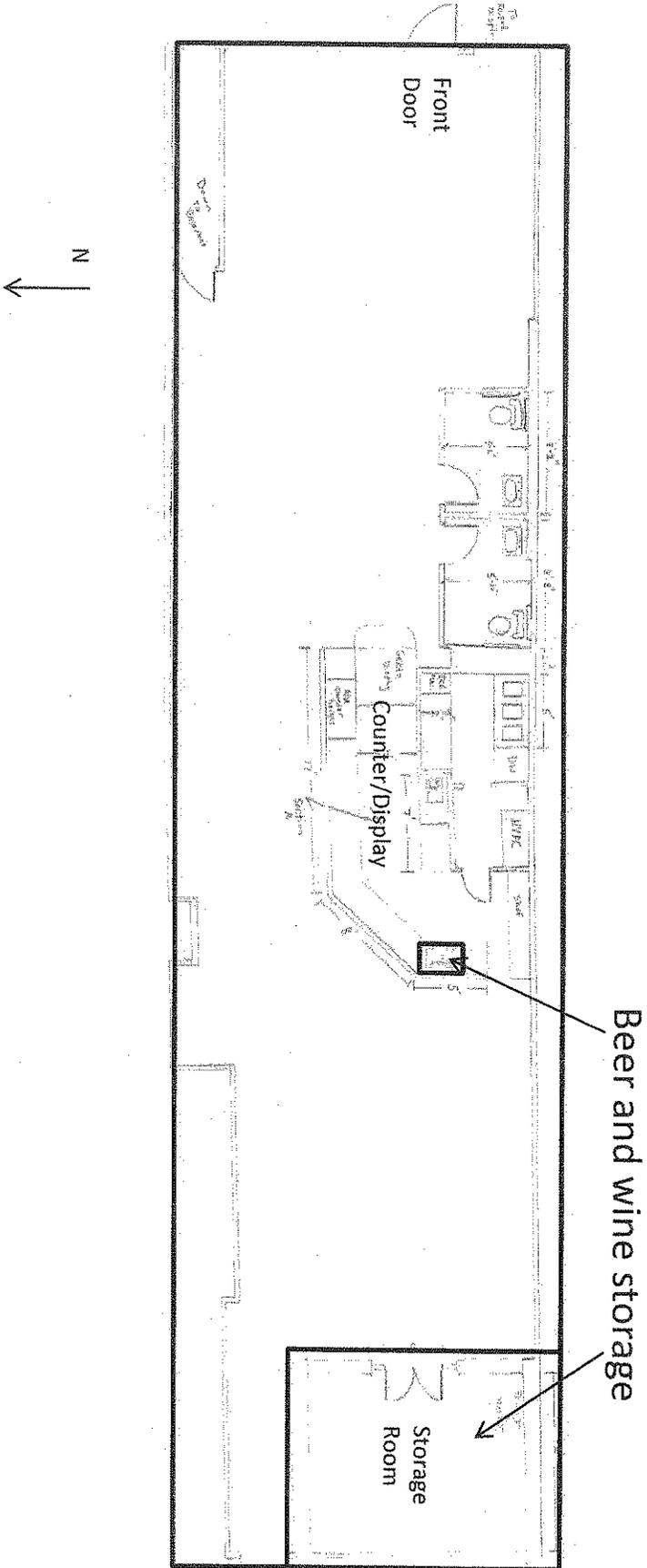
Begin Date (mm/dd/yyyy) ~~00~~ 03/04/2012

5. Have you previously filed a Wisconsin Corporation Franchise or Income tax return? If so, what Federal Employer Identification Number was used on that return?

Yes   
 No

FEIN \_\_\_\_\_

Lake Geneva Creperie  
234 Broad Street





**OFFICE OF THE CITY CLERK**

MICHAEL HAWES  
626 Geneva Street  
Lake Geneva, WI 53147  
(262) 249-4092 / mhawes@cityoflakegeneva.com

Date: April 17, 2012  
To: Mayor and Common Council  
Re: Extension of Liquor License Extension for Sidewalk Café Area filed by Harbor Side Pub & Grill, 100 Broad Street

---

The owner of Harbor Side Pub & Grill, 100 Broad Street, has submitted an application for a sidewalk café permit in front of their restaurant. As part of their application, they wish to extend their current Class B combo license to be allowed to serve liquor, wine and beer in the sidewalk café area.

Please find attached a copy of their sidewalk café permit application, cover letter, map of sidewalk café area and copy of their current alcohol license. The request appears to meet the following requirements of the sidewalk café ordinance:

- Bollards set up and connected in such a manner that the area where the restaurant tables are located appears as an enclosed seating area
- Alcohol will not be served or consumed in café area after 9 p.m.
- Signage posted stating alcohol must stay within enclosed seating area

The proposed sidewalk café area includes 12 tables and 36 chairs. The sidewalk café permit has been approved by the DPW Director and Police Chief, with the condition that alcohol is not served on the three tables along Broad Street; the request for extension of alcohol license requires the approval of Finance, License and Regulation Committee and the Common Council.

If you wish to approve this request, a suggestion motion would be: **Motion to approve the request to amend the Class B Intoxicating Liquor and Fermented Malt Beverage License for sidewalk café area filed by Harbor Side Pub & Grill, 100 Broad Street, Spyro Condos, Agent, with alcohol not to be served or consumed in this area at 9 p.m. or later, with the condition that alcohol is not served on the three tables along Broad Street**

# CITY OF LAKE GENEVA

## SIDEWALK CAFÉ PERMIT APPLICATION

PLEASE FILL IN ALL BLANKS COMPLETELY, AS INCOMPLETE APPLICATIONS WILL BE REJECTED.

**Please Check:**

- |   |  |
|---|--|
| <input checked="" type="checkbox"/> Initial Sidewalk Café Permit with Alcohol | <input type="checkbox"/> Renewal of Sidewalk Café Permit with Alcohol    |
| <input type="checkbox"/> Initial Sidewalk Café Permit without Alcohol         | <input type="checkbox"/> Renewal of Sidewalk Café Permit without Alcohol |

**Application Checklist:**

- Certificate of Comprehensive General Liability Insurance** naming the City as a party insured against liability resulting from the uses permitted herein. The coverage shall be in an amount not less than \$1,000,000.00.
- Scaled diagram** which accurately depicts the dimensions of the existing sidewalk area and adjacent private property, the proposed location of the sidewalk café, size and number of tables, seats, bollards (and chains or ropes), planters, umbrellas, location of doorways, tree, signage, parking meters, obstructions (either existing or proposed, within the pedestrian way). *Site plan must depict five (5) feet of unobstructed sidewalk for public use.*
- Copy of valid restaurant license issued by the State of Wisconsin**
- Application Fee** of \$15.00 per seat:  $\frac{36}{\text{(# OF SEATS)}} \text{ seats} \times \$15.00 = \$ \frac{540.00}{\text{(TOTAL FEE)}}$
- Written request for alcohol license amendment.** If the applicant wishes to serve alcohol in the sidewalk café area, the applicant must currently hold a valid license to serve alcohol, and must include a written request to amend the license. The written request shall describe how signage will be displayed to prohibit alcohol beverages from being carried outside of the enclosed seating area. The request must indicate the hours alcohol will be served and acknowledge that alcohol will not be served or consumed in the sidewalk café area beyond 9 p.m. All other alcohol related ordinances and state statutes apply.

**APPLICANT INFORMATION**

Applicant Name: SPYRO CONDOS  
 Establishment Name: HAPPEN SIDE PUB + GRILL  
 Address: 100 BROWN STREET  
 Phone: 262-248-3835 E-mail: CONDOS-SPYRO@GMAIL.COM

Do food sales generate more than 50% of gross receipts?  Yes  No

Are you requesting to serve alcoholic beverages?

Yes

No

If so, please provide the following information:

Agent Name: SPYRO CONDOU

Agent Address: 100 BROAD STREET LG

Agent Phone: 262-206-0923 Alt. # 262 248 3835

Agent E-mail: SAME

Signature of Agent: [Signature] Date: 3/27/12

**INDEMNIFICATION STATEMENT**

I, SPYRO G CONDOU (FULL NAME) representing FLORIDA SIDE (ESTABLISHMENT) as its

[Signature] (TITLE) agree to hold harmless and indemnify the City, its directors, officers, employees and agents, from and against any and all liabilities, losses, claims, demands, damages, fines, penalties, costs and expenses, including, but not limited to, reasonable attorney's fees and costs of litigation, and all causes of action of any kind or character resulting from my use of the public sidewalk as a café. I certify that I have read and understand the rules of Section 62-67 (6) Sidewalk Café permits.

[Signature] SIGNATURE OF APPLICANT DATE 3/27/12

**For Office Use Only**

Date Filed with Clerk: 3-27-12

Total Amount: \$ 540.00 Receipt No. C120327-5

Date Forwarded to Police Chief: 3-27-12

Police Chief Signature: [Signature] Approved Denied

W/ NO Alcohol at 3 tables on Broad St

Date Forwarded to Director of Public Works: 4-4-12

Director of Public Works Signature: [Signature] Approved Denied

Date of FLR/Council Approval (for alcohol license amendment, if applicable): \_\_\_\_\_

Permit Issue Date: \_\_\_\_\_ Permit Number: \_\_\_\_\_

Copies Provided to: Police Chief Fire Chief  
Street Superintendent Zoning Administrator

I am requesting alcohol some outside  
of our business, we will properly  
sign the agreement to understand  
regulatory governing the same of  
alcohol. We will follow the  
9 per cent off for alcohol

A handwritten signature in cursive script, consisting of a large initial letter followed by a series of connected loops and a long horizontal tail stroke.

**City of Lake Geneva  
Office Of The City Clerk  
General Business License**

License no:  
**2011 302**

WHEREAS, the local governing body of the City of Lake Geneva, County of Walworth, Wisconsin, has, upon application duly made, granted and authorized the issuance of a license to:

Fee: 25.00

**Harborside Cafe**

**100 Broad St.  
Lake Geneva, WI 53147**

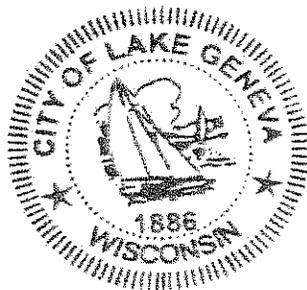
and has complied with all requirements necessary for such licenses; and

WHEREAS, this license is subject to all resolutions, ordinances, regulations and provisions as may be at any time imposed by the local governing body or any laws of the State of Wisconsin, and is subject to revocation as provided by law;

AND WHEREAS, the said applicant has paid to the Treasurer the sum of \$25.00 for such license in said Municipality.

NOW THEREFORE BE IT RESOLVED, License is hereby granted;

**for the period from 7/01/2011 to 6/30/2012.  
Given under my hand and the Great Seal of the City of Lake  
Geneva, County of Walworth, State of Wisconsin, this 27th day  
of June, 2011.**

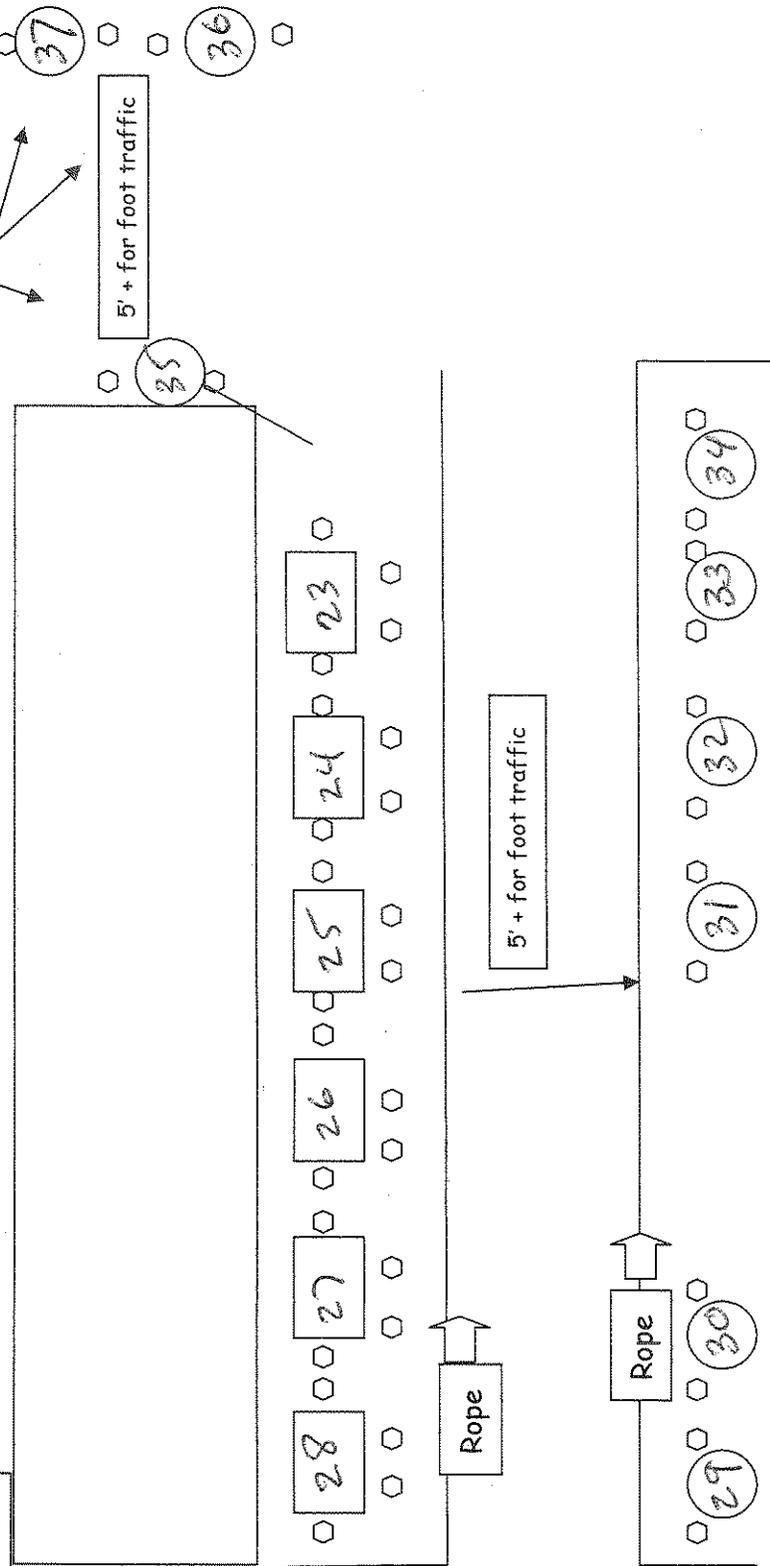


A handwritten signature in black ink, appearing to read "Jeremy A. Reale", is written over a horizontal line.

**Jeremy A. Reale, City Clerk**

Speedo's Harborside Pub and Grill  
100 Broad Street  
Lake Geneva, WI 53147  
Diagram of outdoor seating/2012

No service at these three tables. These will be for customers who have taken a to-go order and/or are waiting for a to-go order through the carry out window.



Wrigley Drive

2' between curb and service

5' + for foot traffic

5' + for foot traffic

# CITY OF LAKE GENEVA STREET USE PERMIT APPLICATION

PLEASE FILL IN ALL BLANKS COMPLETELY, AS INCOMPLETE APPLICATIONS WILL BE REJECTED.

## Application Checklist:

OK  
4/20/12

**Certificate of Comprehensive General Liability Insurance** with the City, its employees and agents as additional insured. The insurance shall include coverage for contractual liability with minimum limits of \$500,000 per occurrence for bodily injury and property damage limits of \$250,000 per occurrence. The certificate of insurance shall provide a thirty-day written notice to the city upon cancellation, nonrenewal or material change in the policy.

OK  
4/17/12

**Petition designating the proposed area of the street to be used and time for such proposed use**, such petition to be signed by not less than 51% of the residential dwelling units and/or commercial units residing along that portion of the street designated for the proposed use or whose property is denied access by virtue of the granting of the permit. (Please see the attached sample form.)

LETTER  
REQUESTING  
WAIVER

**Application Fee** of \$40.00. Events lasting longer than two days require a fee of \$100.00. Fees are payable to the City of Lake Geneva and are due upon application.

**Completed Park Board Permit Application** if the proposed event requires reservation of park space. Park Permit applications must be made at least six (6) weeks in advance of the event.

**Completed Parade & Public Assembly Application** if the proposed event is open to the public.

## EVENT INFORMATION

Applicant Name: CHARLENE KLEIN

Organization Name: HORTICULTURAL HALL

Mailing Address: P.O. Box 71

City, State, Zip: LAKE GENEVA, WI, 53147

Phone: 262-248-4382 Fax: —

Event Chair/Contact Person: SEAN PAYNE

Chair/Contact Phone: \_\_\_\_\_

Title of Event: FARMERS MARKET

**PLEASE ANSWER THE FOLLOWING QUESTIONS COMPLETELY**

1. Has your route been reviewed and approved by the Police Department?  
 YES  NO
2. Will the event include animals?  YES  NO
3. Do you anticipate the event will require additional services from the City of Lake Geneva, including police, fire protection, EMS, or streets?  
(COVERING OF METERS IN FRONT OF HALL)  YES  NO

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

4. Will the event require reservation of City park space?  
 YES  NO
5. Will the event require the closure of any City streets or roadways?  
ADJACENT ALLEYWAY  YES  NO

If you answered "yes" to Question 4 or 5, additional applications for Park Board Permit and/or Street Use Permit will be required. Park Permit applications must be made at least six (6) weeks in advance of the event.

SUBSCRIBED AND SWORN TO ME THIS 19 DAY OF March, 2012.

Charles Klein  
SIGNATURE OF APPLICANT

NOTARY PUBLIC Sabrina M. Waswo

State of Wisconsin  
Notary Public  
Sabrina M. Waswo

COMMISSION EXPIRES 10/20/2013  
COUNTY OF Walworth  
STATE OF Wisconsin

*For Office Use Only*

Date Filed with Clerk: 3-19-12

Forwarded to Police Chief: 3-20-12

Recommendation: Approved Denied

Permit Issued Date: \_\_\_\_\_

Permit Number: \_\_\_\_\_

Copies Provided to: Police Chief Fire Chief Street Supt.  
Parking Dept. Council Media

March 10, 2012

City of Lake Geneva, Wisconsin

RE: Farmers Market Alleyway Closure

Dear Sirs:

The Board of Directors for Horticultural Hall is seeking approval for closing of the alleyway between Broad and Cook Streets on the south side of Horticultural Hall on Thursdays from May 10, 2012 through October, 2012, from 7:00 a.m. until 1:30 p.m. for the Farmers Market that we sponsor. We thank you for your approval of this same request in 2011.

We have submitted a Street Use Permit application and Parade & Public Assembly application, but are requesting a waiver of the fees for these applications, as we feel the Farmers Market is a worthy community service project.

Thanks you for your consideration of this request.

Sincerely,



Charlene Klein  
President of the Board of Directors  
Geneva Area Foundation / aka Horticultural Hall



# CERTIFICATE OF LIABILITY INSURANCE

OP ID MO

DATE (MM/DD/YYYY)

04/19/12

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the

ce: PROD <b>ROBERTSON RYAN &amp; ASSOCIATES, INC.</b>		CONTACT NAME:	
P.O. Box 160 • 800 Geneva Parkway N, Unit 101 Lake Geneva, Wisconsin 53147 Phone 262-248-9111 • Fax 262-248-1017		PHONE (A/C, No, Ext):	FAX (A/C, No):
		E-MAIL ADDRESS:	
		PRODUCER CUSTOMER ID #: <b>GENEV-2</b>	
INSURED		INSURER(S) AFFORDING COVERAGE	
Geneva Area Foundation Chamberlain & Henningfield CPA P.O. Box 1119 Lake Geneva WI 53147		INSURER A: The Cincinnati Insurance Co.	NAIC # 10677
		INSURER B: The Cincinnati Casualty Co.	28665
		INSURER C:	
		INSURER D:	
		INSURER E:	
		INSURER F:	

**COVERAGES**                      **CERTIFICATE NUMBER:**                      **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> GENERAL LIABILITY			EPP 0076716	05/12/12	05/12/13	EACH OCCURRENCE \$ 1000000
	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY						DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100000
	<input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR						MED EXP (Any one person) \$ 5000
							PERSONAL & ADV INJURY \$ 1000000
							GENERAL AGGREGATE \$ 1000000
							PRODUCTS - COMP/OP AGG \$ 1000000
	GEN'L AGGREGATE LIMIT APPLIES PER:						
	<input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC						\$
A	<input type="checkbox"/> AUTOMOBILE LIABILITY			EBA 0076716	05/12/12	05/12/13	COMBINED SINGLE LIMIT (Ea accident) \$ 1000000
	<input type="checkbox"/> ANY AUTO						BODILY INJURY (Per person) \$
	<input type="checkbox"/> ALL OWNED AUTOS						BODILY INJURY (Per accident) \$
	<input type="checkbox"/> SCHEDULED AUTOS						PROPERTY DAMAGE (Per accident) \$
	<input checked="" type="checkbox"/> HIRED AUTOS						\$
	<input checked="" type="checkbox"/> NON-OWNED AUTOS						\$
A	<input checked="" type="checkbox"/> UMBRELLA LIAB			EPP 0076716	05/12/12	05/12/13	EACH OCCURRENCE \$ 1000000
	<input type="checkbox"/> EXCESS LIAB						AGGREGATE \$ 1000000
	<input checked="" type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> OCCUR						\$
	DEDUCTIBLE						\$
	<input checked="" type="checkbox"/> RETENTION \$ 0						\$
B	<input type="checkbox"/> WORKERS COMPENSATION AND EMPLOYERS' LIABILITY			WC 8995407	02/07/12	02/07/13	<input checked="" type="checkbox"/> WC STATUTORY LIMITS
	<input type="checkbox"/> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)						OTHER
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. EACH ACCIDENT \$ 100000
							E.L. DISEASE - EA EMPLOYEE \$ 100000
							E.L. DISEASE - POLICY LIMIT \$ 500000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)  
**Proof of Insurance for Horticultural Hall**

**CERTIFICATE HOLDER****CANCELLATION**

City of Lake Geneva  
626 Geneva St.  
Lake Geneva WI 53147

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

*Nancy A. Parrish/mcl*

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# CITY OF LAKE GENEVA

## PARADE & PUBLIC ASSEMBLY APPLICATION

PLEASE FILL IN ALL BLANKS COMPLETELY, AS INCOMPLETE APPLICATIONS  
WILL BE REJECTED.

COMPLETED APPLICATION MUST INCLUDE DOCUMENTATION DETAILING  
EVENT ACTIVITIES AND/OR PARADE ROUTE OR IT WILL BE REJECTED.

NO APPLICATION FEE REQUIRED.

### EVENT INFORMATION

Applicant Name: CHARLENE KLEIN

Organization Name: HORTICULTURAL HALL

Mailing Address: P.O. BOX 71

City, State, Zip: LAKE GENEVA, WI, 53147

Phone: 262-248-4382 Fax: ---

Event Chair/Contact Person: SEAN PAYNE, FARMERS MARKET MGR.

Chair/Contact Phone: \_\_\_\_\_

Title of Event: FARMERS MARKET

Date of Event: EVERY THURSDAY, MAY 10 THRU OCTOBER

Location of Event: 330 BROAD ST.

Hours: 8:00 a.m. 2 p.m.

Start Time End Time

Estimated Attendance Number: VARIABLE

Basis for Estimate: \_\_\_\_\_

Brief Description of Event: FARMERS MARKET

DETAILED DESCRIPTION OF ACTIVITIES, EVENT MAP, AND/OR ROUTES MUST BE  
ATTACHED OR APPLICATION WILL NOT BE ACCEPTED.

Date of Event: EVERY THURSDAY, MAY 10 THRU OCTOBER  
Location of Event: 330 BROAD ST.  
Hours: 7:30 a.m. 2:00 p.m.  
Start Time End Time

Estimated Attendance Number: \_\_\_\_\_

Basis for Estimate: \_\_\_\_\_

Brief Description of Event and proposed Street Use: CLOSURE OF  
ADJACENT ALLEYWAY

Description of signage to be used during event (including dimensions): \_\_\_\_\_

**PLEASE ANSWER THE FOLLOWING QUESTIONS COMPLETELY**

1. Do you anticipate the event will require additional services from the City of Lake Geneva, including police, fire protection, EMS, or streets? YES  NO   
If Yes, please explain: COVERING OF METERS  
DURING MARKET HOURS
2. Will the event require reservation of City park space? YES  NO

Charlene Klein 3-10-12  
SIGNATURE OF APPLICANT DATE

*For Office Use Only*

Date Filed with Clerk: 3-19-12  
Total Amount: \$ -  
Forwarded to Police Chief: 3-20-12  
Recommendation: [Signature] Approved Denied  
FLR Approval: \_\_\_\_\_  
Council Approval: \_\_\_\_\_  
Permit Issue Date: \_\_\_\_\_  
Permit Number: \_\_\_\_\_  
Copies Provided to: Police Chief Fire Chief  
Street Superintendent Parking Department

March 10, 2012

City of Lake Geneva, Wisconsin

### Petition for Farmers Market Alleyway Closure

The Board of Directors for Horticultural Hall would again like to request closure of the alley between Broad and Cook Streets on the south side of Horticultural Hall on Thursday mornings from May 10, 2012 through October 25, 2012, from 7:00 a.m. until 1:30 p.m. for our Farmers Market. This was done for the 2011 season and was very well received.

Attached are signatures of approval from the residents who have access to the alleyway.

Paul King  
NAME ADDRESS  
821 Geneva St.

Richard A. Bivall  
NAME ADDRESS  
811 1/2 WFC Lake Geneva

Britton Kocak  
NAME ADDRESS  
315 Cook St.

Nancy Malloy +  
NAME ADDRESS  
320 Broad St.

Sandra Marie  
NAME ADDRESS  
822 Wisconsin St.

\_\_\_\_\_  
NAME ADDRESS

\_\_\_\_\_  
NAME ADDRESS

# City of Lake Geneva

Date: 4/18/2012  
 Time: 4:03 PM  
 Page: 1

## Operator's Regular

<u>License No</u>	<u>Customer</u>	<u>Address</u>	<u>Total</u>
2011 - 286	Andrew J. Carlson Employer: Thumb's Up, Inc.	1325 Madison Street 260 Broad St.	30.00
2011 - 288	Jessica Pacholczak Employer: The Cactus Club	145 Laurie Street L & B Cactus Club, Inc.	30.00
2011 - 287	Michael J. Deutsch, IV Employer: Sprecher's Restaurant & Pub	7781 Lakeview Drive Capitol Geneva LLC	30.00
2011 - 285	Tom A. Gentili Employer: Self	500 S. Edwards Blvd., #23 Lake Geneva, WI 53147	30.00
<b>Operator's Regular</b>			
<b>Count:</b>			<b>4</b>
<b>Totals for this Type:</b>			<b>120.00</b>



# LAKE GENEVA UTILITY COMMISSION

**Daniel S. Winkler, P.E.**  
Director of Public Works & Utilities



**Birdell Brellenthin**  
Utility Commission President

**Kent Wiedenhoef**  
Water Superintendent

**Scott Tesmer**  
Wastewater Superintendent

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361 Main Street • P.O. Box 187 • Lake Geneva, WI 53147 • Phone (262) 248-2311 • Fax (262) 248-0589

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**DATE:** April 19, 2012

## MEMORANDUM

**TO:** Mayor Jim Connors & Members of the Common Council

**FROM:** Daniel S. Winkler, P.E.   
Director of Public Works & Utilities

**SUBJECT:** Landscaping Maintenance Bids

### Background

This memorandum discusses the reconditioning of the Veterans Park south soccer field.

### Discussion

Public Works Committee met last Thursday to discuss closing and reconditioning the south adult soccer field along Townline Road at Veterans Park. The agenda discussion appears below:

### Agenda Item No. 7- Veterans Park South Soccer Field Repair – Proposal.

*Chair Mott explained the deteriorate condition of the soccer field and said that it needs to be shut down for a year to fix it and give the new turf a chance to grow. Mayor Connors said it appears the field is uneven and needs topsoil in spots also. There was a concern that the other fields may eventually need similar treatment. It was moved by Kehoe and seconded by Marsala to bring the request including all apparent costs for field restoration to the Council for approved use of Park Impact Fee funds to make the repair. There was discussion of moving it forward for spring versus back to the Committee. The motion passed 3-2 (Mott & Hartz voting nay).*

As discussed at the PWC meeting, the cost for the seed and fertilizer is \$2,449.18 and an additional \$447.20 if we need to buy the rotary spreader. The DPW and Street Superintendent met onsite after the meeting and reviewed the condition of the field. The Street Superintendent and the Schools turf maintenance manager met onsite and reviewed the situation also. It was believed that the field could be taken out of service for the season, aerated, seeded, fertilized, dragged and watered in accord with recommendations of Reinders. With the assistance of the schools expertise, we believe the work could be done for the costs presented.

### Recommendation

It is recommended the Council approve the purchase of \$2,449.18 worth of seed, fertilizer, etc. per Reinders quotation attached, hold off on the purchase of the \$447.20 rotary spreader in the event that one can be borrowed or rented, approve up to 80 cubic yards of sand to top dress the field as needed (cost should be less than \$1,000), and authorize a total not-to-exceed of \$4,000 from the park impact fees fund to cover the total materials expense. The Street Department would provide the labor in consultation with Reinders and the Schools.

Call 1/10/12

7

# Reinders

QUOTE

Customer: City of Lake Geneva  
1065 Carey, Lake Geneva WI 53147

Contact : Ron Carstensen

Phone # : 262-248-6644

E-mail : lgd1065@sbcglobal.net

Date: 03/19/12

Delivery Instructions: QUOTE

Shipment Date: \_\_\_\_\_

Purchase Order #: \_\_\_\_\_

Terms: \_\_\_\_\_

Quantity	Stock #	Description	Unit Size	Unit Price	Total
<b>MAIN SOCCER ONLY</b>					
20	RP18-12-6	18-12-6 +Avail Starter 25% pscu	50# Bag	\$ 17.26	\$ 400.00
6	RP22-0-3	22-0-3 50%rxn, 2%Fe, 2%Mg	50# Bag	\$ 14.82	\$ 88.92
6	73291	14-0-24 65%MU, SOP, 5%Mn2%Fe	50# Bag	\$ 31.22	\$ 187.32
4	RP32-0-8	32-0-8 50%Nutrisphere, 2% Fe	50# Bag	\$ 18.11	\$ 72.44
10	RP21-0-21	21-0-21 75% Nutrisphere, 2% Fe	50# Bag	\$ 17.55	\$ 175.50
<b>GRASS SEED</b>					
10	110-1401	Thermal Pro Turf 80/20	50# Bag	\$ 152.50	\$ 1,525.00
<b>SPREADER</b>					
1	AGC8099-1	Accupro 2000 Pro Rotary Spreader		\$ 447.20	\$ 447.20
<b>SUB-TOTAL</b>				<b>\$2449.18</b>	
<b>TOTAL:</b>					<b>\$ 2,896.38</b>

Prepared By:

4/14-3/3-5296  
 5879

**City of Lake Geneva**  
**Maintenance Program 2012**  
**Veterans Park Soccer Field**

<u>Date</u>	<u>Activity Description and Specifications</u>
<b>May 1, 2012</b>	Aerate field with Aerifier (make 2 passes in opposite directions). Fill in any major low spots in field with shredded top soil. Apply 18-12-6 starter fertilizer, using 10 bags of product (Apply in two directions to insure proper coverage). Slit Seed 80/20 Thermal Pro seed using 500 lbs (Seed in two directions to allow for proper coverage). Top-dress with washed mason sand 3/8" thick using approx. 75-80 cubic yards.
<b>May 29, 2012</b>	Apply 22-0-3 Fertilizer to field. Using 6 bags of product. Water in following application.
<b>June 19, 2012</b>	Apply 14-0-24 Fertilizer to field. Using 6 bags of product. Water in following application.
<b>August 31, 2012</b>	Apply 18-12-6 Fertilizer. Using 10 bags. Water in following application
<b>September 14, 2012</b>	Apply 32-0-8 Fertilizer. Using 4 bags of product. Water in following application.
<b>November 1, 2012</b>	Apply 21-0-21 Fertilizer. Using 10 bags of product.
<b>Additional Note:</b>	During the season, broadcast 50 lbs of 100% Perennial Ryegrass down the middle of the field (including in front of goal posts) every other week. Using 250 lbs total.
<b>Irrigation</b>	The fields need to receive at least 1" of water per week during the growing season. The water reel should be checked every two weeks to be sure it is working properly and the coverage is consistent.
<b>Mowing</b>	The grass should be cut at 2 ½ -3" all season. The grass should be cut often enough to observe the 1/3 rule (never cutting more than 1/3 the blade length in one cutting).



Program developed by Brent Amann, Sports Field Specialist, Reinders, Inc.



## Public Works Committee

Alderman Bill Mott Chairman

Alderman Arleen Krohn

Alderman Frank Marsala

Alderman Ellyn Kehoe

Alderman Tom Hartz

Director of Public Works Daniel S. Winkler, P.E.

Street Superintendent Ron Carstensen

City of Lake Geneva

626 Geneva Street

Lake Geneva, WI 53147-1914

[www.cityoflakegeneva.com](http://www.cityoflakegeneva.com)

Phone: (262) 248-3673

---

## MINUTES

DATE: April 13, 2012

## MEMORANDUM

TO: Chairman Bill Mott & Members of the Public Works Committee

FROM: Daniel S. Winkler, P.E.   
Director of Public Works & Utilities

SUBJECT: April 12, 2012 Public Works Committee Meeting Agenda Explanation

The Public Works Committee met at 6:00 PM at City Hall.

**Members in attendance:**

Chairman Bill Mott  X   
Alderman Ellyn Kehoe  X   
Alderman Arleen Krohn  X   
Alderman Tom Hartz  X   
Alderman Frank Marsala  X

**Staff Present:**

City Administrator Dennis Jordan \_\_\_\_\_  
Director Daniel Winkler (DPW)  X   
Ron Carstensen (Street Supt.) \_\_\_\_\_  
Mayor Jim Connors:  X   
Other:  Martin Smith of the Pkg. Commission

**Approval of the Minutes of the Prior (March 2012) Meeting:**

It was moved by Ald. Hartz to approve the minutes and seconded by Ald. Kehoe. The motion passed 5-0.

**Public Comments:** None.

**Communications:**

Mr. Marty Smith provided some information on signage requested by the Parking Commission.

**Agenda Items:**

1. Project Status – Final Scope & Plans, Library Public Restrooms Remodel.
2. Downtown Traffic Signals Replacement Discussion Items.
3. Action Courts Proposals to Cover Tennis Courts with Interlocking Grid.
4. Discussion-Conversion of the Ornamental Downtown Lights to LED.
5. Parking Signage Proposal – Parking Commission.
6. Pavement Striping at Sheridan Springs Road & Center Street and Main Street & Center Street – Continued Discussion.
7. Veterans Park South Soccer Field Repair – Proposal.
8. Removal and Relaying of Parking Lot Island Brick in Downtown.

**Agenda Item No. 1—Project Status – Final Scope & Plans, Library Public Restrooms Remodel.**

The final draft of the plans was discussed. Topics included toilets, new wall mounted urinals, sinks, motion activated plumbing fixture operators & lights, toilet partitions, reworking and coating of the floor, new water supply piping, new inside walls & tile, elimination of the outside partition, new exterior doors, and a new maintenance closet door. Cost was discussed. DPW Winkler said with the addition of new walls, plumbing fixtures and potable water supply lines, the cost may approach \$90,000 to do the 15 to 20 year life upgrade. The partition which presently separates the two doors is to be removed in the plans. Some of the committee wished to maintain a partition. The vote to remove the partition passed 3-2 with Mott and Marsala voting nay. The PWC also unanimously voted to add outlets to the outside switched separately from the new control panel. They also directed DPW Winkler to have both the bathroom sanitary sewer service line and the library sanitary sewer service line televised for problems. The last direction is to provide the Council with all bathroom remodel costs including repairs to the fan and the replacement electrical panel done separately.

**Agenda Item No. 2- Downtown Traffic Signals Replacement Discussion Items.**

The Committee discussed the Crispell memorandum of cost savings ideas prior to re-bidding. The list of items and vote tally were:

- Traffic control (4-way stop signs in lieu of temporary traffic signals). Kehoe, 2<sup>nd</sup> Krohn. Passed 5-0.
- Painting signal poles (Paint separately with Ruffalo Painting). Kehoe, 2<sup>nd</sup> Mott. Passed 5-0.
- Signal equipment (City purchases to save OH & possible sales tax). Mott, 2<sup>nd</sup> Marsala. Passed 5-0.
- Conduit boring (Windstream Wireless donation). Unanimously approved by consensus.
- Concrete and brick pavers (Get alternate bids for sidewalk, brick & ramps). Hartz, 2<sup>nd</sup> Krohn. Passed 5-0.
- Emergency Pre-emption devices (Remove from bidding). Marsala, 2<sup>nd</sup> Hartz. Passed 3-2 (Hartz & Mott).
- Bid competition (Get more interest by extending bids to 4 weeks). Hartz, 2<sup>nd</sup> Marsala. Passed 5-0.

**(Council should approve these recommendations prior to re-bidding).**

**Agenda Item No. 3— Action Courts Proposals to Cover Tennis Courts with Interlocking Grid.**

The samples of the material were passed around and the \$70,000 cost to cover both sets of tennis courts was discussed. There were some questions regarding the product's durability and warranty. It was decided to take no action and give the committee members time to visit the installation at the old Interlaken Resort. The courts are located on Como Lake just west of the French Country Inn restaurant.

**Agenda Item No. 4— Discussion-Conversion of the Ornamental Downtown Lights to LED.**

DPW Winkler explained the cost for a retrofit assembly is \$675 each compared to the cost for a new fixture of \$1,470.00 each. He noted that with 200 light fixtures the cost would be around \$160,000 to retrofit and \$304,000 to swap out the entire fixture unit including labor. It was moved by Kehoe and seconded by Mott to ask the DPW to obtain the cost to replace the LED bulbs in the unit and obtain a cost recovery estimate; and bring the information back to the Committee. The motion passed 5-0.

**Agenda Item No. 5— Parking Signage Proposal – Parking Commission.**

Mr. Smith provided a map and recommendations for parking signage location and size. The Mayor noted that the PWC previously recommended \$3,000 from TIF #4 to fund parking signage. The size signs with and without arrows are to be 24"x36". Directional arrows would go where shown on the map and signs with no arrows would be mounted in a place of prominence at each lot. It was moved by Kehoe and seconded by Hartz to install the new presented signs at the locations shown on the map including a sign at each parking lot, using TIF #4 funds to pay for them, and reusing what we have to supplement them. The motion passed 5-0.

**(This item should go to Finance Committee and Council).**

**Agenda Item No. 6– Pavement Striping at Sheridan Springs Road & Center Street and Main Street & Center Street – Continued Discussion.**

Pavement markings were discussed at the above locations. It was moved by Chair Mott and seconded by Hartz to ask DPW Winkler to send a letter to the WDOT regarding the striping on STH 50 west of Edwards Boulevard for their opinion, and to contact Walworth County requesting that they consider an extended left turn lane to southbound Center Street in lieu of cross-hatching. The motion passed 5-0.

**Agenda Item No. 7– Veterans Park South Soccer Field Repair – Proposal.**

Chair Mott explained the deteriorate condition of the soccer field and said that it needs to be shut down for a year to fix it and give the new turf a chance to grow. Mayor Connors said it appears the field is uneven and needs topsoil in spots also. There was a concern that the other fields may eventually need similar treatment. It was moved by Kehoe and seconded by Marsala to bring the request including all apparent costs for field restoration to the Council for approved use of Park Impact Fee funds to make the repair. There was discussion of moving it forward for spring versus back to the Committee. The motion passed 3-2 (Mott & Hartz voting nay).

**(This item should go to Finance Committee and Council).**

**Agenda Item No. 8– Removal and Relaying of Parking Lot Island Brick in Downtown.**

DPW Winkler showed photographs and explained the problem with the islands brick settling. It was discussed that Humphreys is willing to remove, raise and reset existing clay paving brick in the two islands for half the bid rate in his contract, or \$6.00/SF. It was explained that the City could chose either brick or concrete surface as he made the price the same. It was moved by Kehoe and seconded by Hartz to approve the additional work which would add approximately \$5,400 to the Downtown Concrete repairs contract. The motion passed 5-0.

**(This item should go to Finance Committee and Council).**

**Motion to Adjourn:**

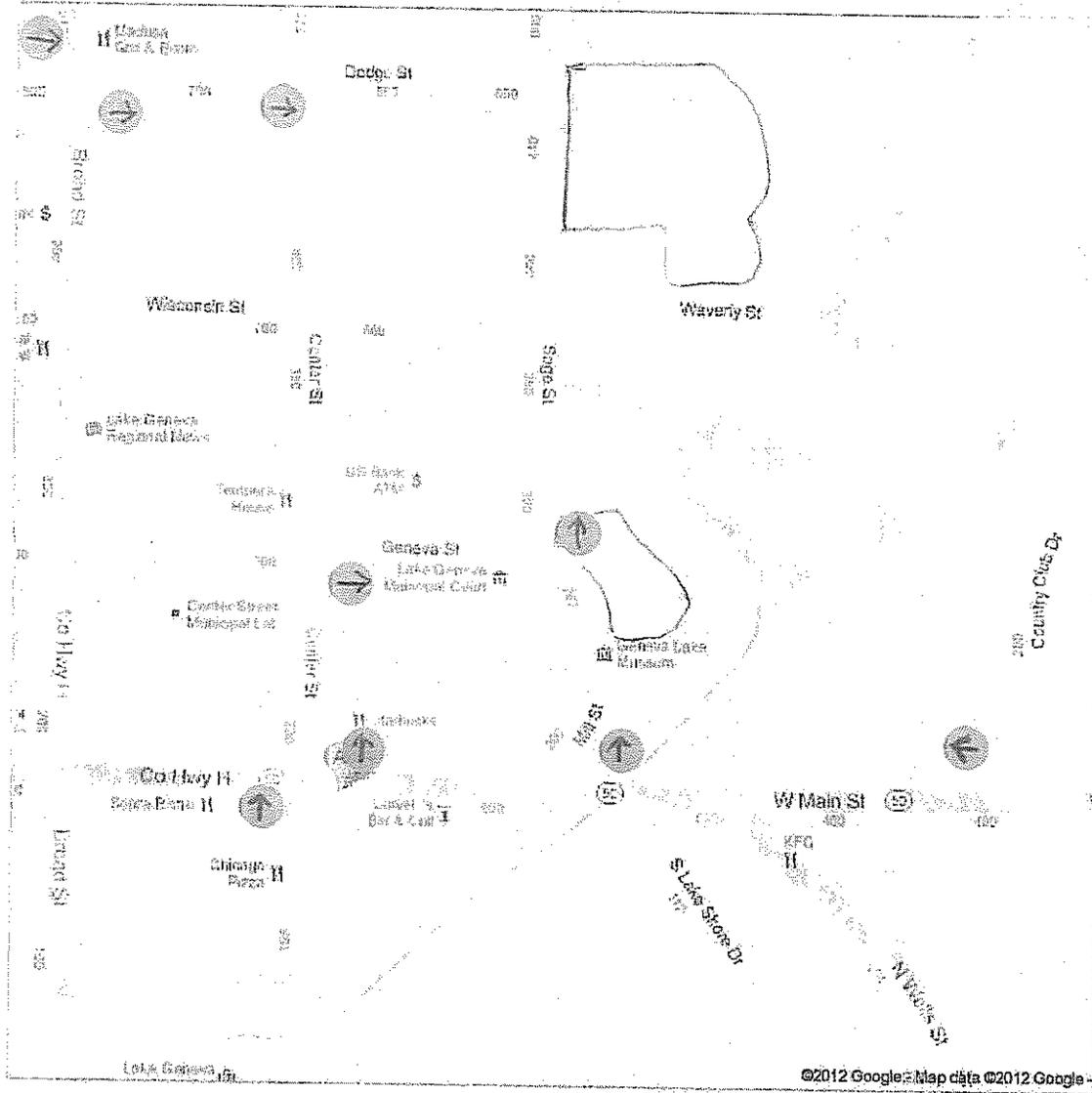
It was moved by Hartz and seconded by Kehoe to adjourn. The motion passed 5-0 and the meeting adjourned at 8:31 PM.

Cc: Mayor Jim Connors  
Dennis Jordan  
Mike Hawes  
Common Council Members not on Committee  
File



Address Lake Geneva, WI 53147

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# Humphreys Contracting

P.O. Box 444

Lake Geneva, WI 53147

262 749 8438

262 248 9700

4/9/12

To:  
City of Lake Geneva  
Attn: Dan Winkler

We propose the following addendum price as relates to resetting of existing paver bricks located in the City Parking lot.

The area to be repaired is 240 ft long x 3.5 ft wide 840 sq.ft.

We propose to repair area for following price \$6.00 per sq.ft.

We further believe that some areas could become concrete areas due to the relocation of existing meter poles. This concrete price will be extended from contract, installed at the following price of \$6.00 per sq.ft.

The following work shall be completed for the sum of: \$

Terms: Net due upon completion. A service charge of 1-1/2 % per month will be charged on all accounts over 30 days. This proposal is submitted by Chris Humphreys DBA Humphreys Contracting. This proposal may be withdrawn after 10 days upon our discretion. The document shall serve as contract upon signing.

### Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted. We authorize Humphreys Contracting to do the work as described. Payment will be made as outlined above. Please sign and return.

Signature \_\_\_\_\_ Date \_\_\_\_\_

CENTER STREET

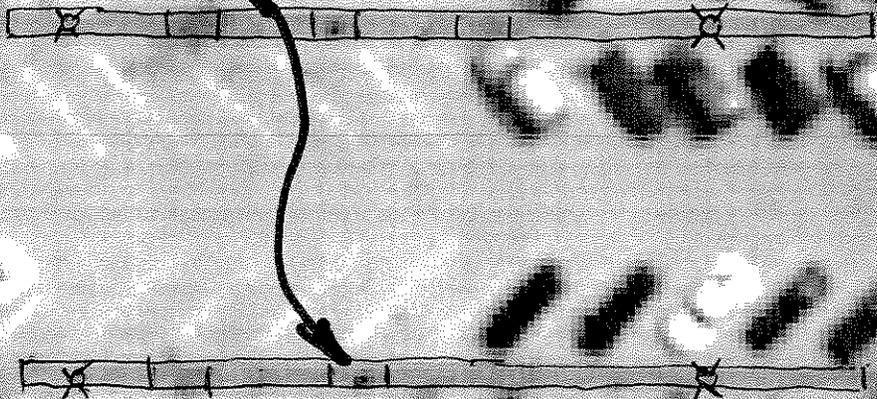
8

DSW  
04/10/12

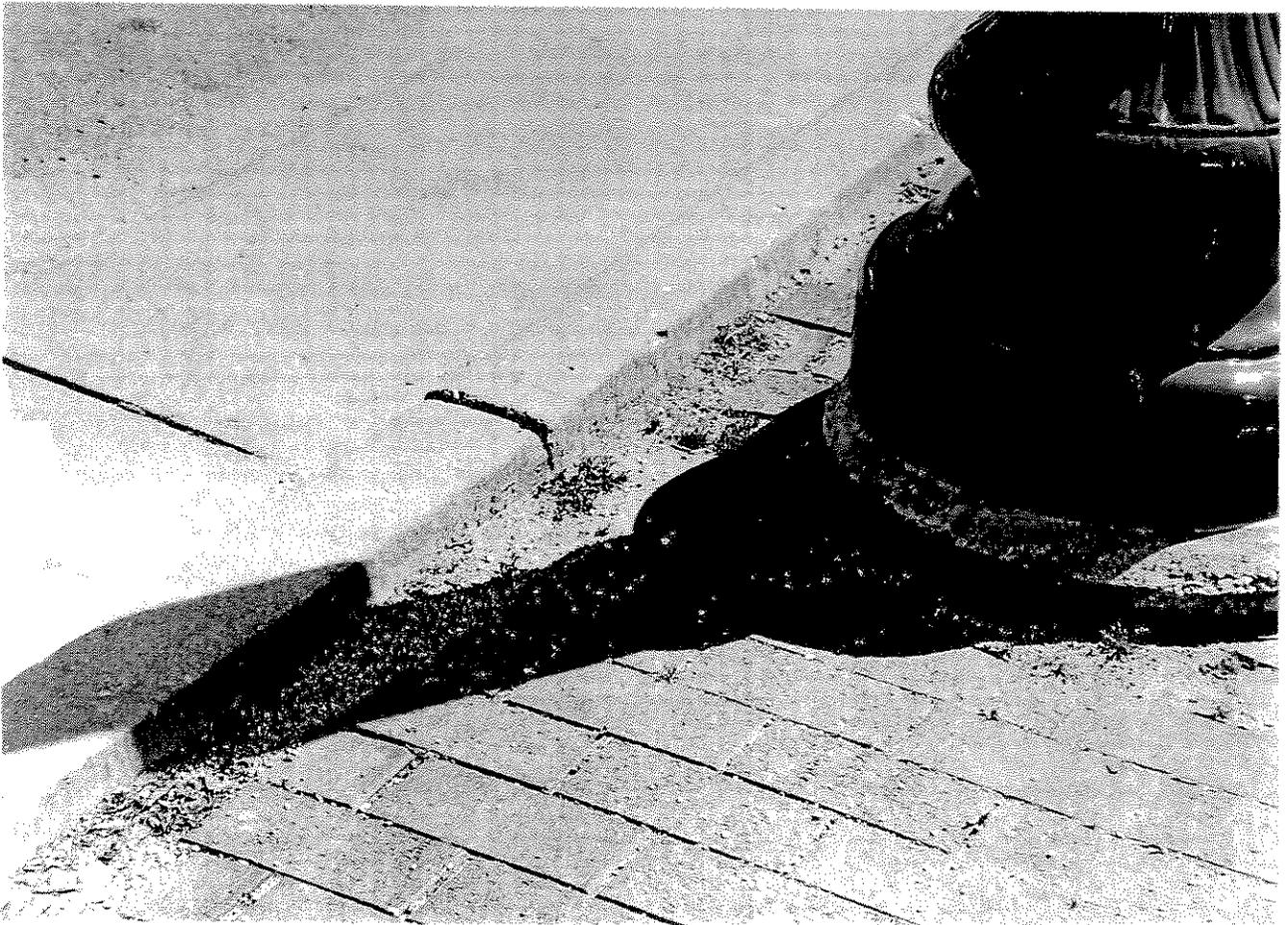
North  
||

GENEVA STREET

BRICKED  
ISLANDS



ROAD STREET





**PERSONNEL COMMITTEE**  
**MONDAY, APRIL 16, 2012 AT 6:00 P.M.**  
**CITY HALL, CONFERENCE ROOM 2A**

The meeting was called to order by Chairman Hartz at 6:00 p.m.

Roll Call. Present: Aldermen Hartz, Krause, Kupsik and Mott. Absent: Aldermen Krohn (excused). Also present: Administrator Jordan, Mayor Connors, Alderman O'Neill, City Treasurer Klein and City Clerk Hawes.

**Approval of Minutes of March 27, 2012 committee meeting**

Kupsik/Mott motion to approve minutes from the March 27, 2012 committee meeting, as prepared. Motion carries 4 to 0.

**Comments from the public limited to 5 minutes** None.

**Discussion/Recommendation on temporary hiring to assist with City Hall front counter duties**

Administrator Jordan explained the City Hall front counter is starting to get busy with seasonal requests for things like beach passes, parking stickers, lease and license renewals and parking ticket payments. He said that funding is allocated in the Clerk and Finance Department budgets to fund seasonal help at the front counter. Mr. Jordan indicated that City Treasurer Klein had been hired in the past to provide temporary help at the front counter. He said staff is requesting to use Ms. Klein to help at the front counter on an as-needed basis in the coming months. City Clerk Hawes said the request is largely due to the number of elections this year and the Deputy Clerk having less time to help with the front counter. He said there is \$6,000.00 budgeted in the Finance Department account and \$2,000.00 in the Clerk's budget. He said Comptroller Pollitt has suggested funding the request from the Finance Department budget. The request is for up to 250 hours at a rate of \$12.00 per hour, in the amount not to exceed \$3,000.00 (plus retirement and social security costs).

Alderman O'Neill asked if there was a legal problem with an elected Treasurer serving in another role for the City. Administrator said the City Attorney verified that it was okay for the Treasurer to work in this capacity. He said it would not be okay for an alderman to serve in another role for the City because aldermen oversee City staff.

Alderman Krause asked if the Deputy Clerk should work on election duties in a separate office so she is not distracted by the front counter customers and can focus on the accuracy of the election data. City Clerk Hawes thought it was a good idea but said her computer is set up specifically to work in the statewide voter registration. He said if she moved to a different computer it would need to be set up to work in the system. Alderman Mott asked if City Treasurer Klein was willing to help out in this capacity. Ms. Klein said she is willing to help the City in any way she can.

Krause/Kupsik motion to recommend approval of temporary help for the City Hall front counter during the summer months for an amount not to exceed \$3,000 (plus retirement and social security),

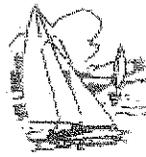
funded by the Finance Department part-time help fund. Chairman Hartz noted the Finance Department allocates funding for seasonal help but it hasn't been necessary to hire help at this point because Sabrina Waswo, the current A/P Data Entry Clerk has been very effective in her role. Alderman Kupsik asked when this would take effect and when City Treasurer Klein could beginning assisting the front counter. Administrator Jordan said as soon as it is approved by the Council. Motion carries 4 to 0.

**Adjournment**

Krause/Mott motion to adjourn at 6:12 p.m. Motion carries 4 to 0.

/s/ Michael Hawes, City Clerk

**THESE MINUTES ARE NOT OFFICIAL UNTIL APPROVED  
BY THE PERSONNEL COMMITTEE**



**OFFICE OF THE CITY CLERK**

MICHAEL HAWES  
626 Geneva Street  
Lake Geneva, WI 53147  
(262) 249-4092 / mhawes@cityoflakegeneva.com

Date: April 16, 2012  
To: Personnel Committee  
Re: Temporary Front Counter Assistance

---

With the City's "busy season" on the horizon, the City Hall front counter is experiencing a higher volume of customer requests for things like beach passes, boat launch passes, buoy/slip renewals, parking stickers, license renewals and parking ticket payments. It is usually not a problem for the three front counter staff to handle the increased volume of visitors. However, with the wrapping up of the April 3 election, and three more elections coming up (May 8, June 5 and August 14), the Deputy Clerk has less time available to assist with regular front counter requests.

During the weeks prior to an election, the Deputy Clerk is responsible for: processing voter registrations, processing absentee voter requests, maintaining the absentee voting log, maintaining the SVRS voting system and preparing for nursing home voting visits. In the 1-2 weeks after the election, the Deputy Clerk is responsible for processing election day registrations and recording election day participation in the SVRS system.

In order to maintain a high level of customer service and to avoid long lines at the front counter, staff is requesting to use the City Treasurer to assist with the front counter on an as-needed basis during the summer months. The Treasurer would only assist when there is a need at the counter (primarily early afternoons when employees are taking lunch breaks), and as long as it does not disrupt the regular duties of the Treasurer's office. The Treasurer helped out at the front counter last Summer to fill in during a maternity leave.

The Finance Department has \$6,000.00 budgeted for seasonal help. The Treasurer would be paid \$12.00 per hour and it is estimated she would be needed no more than 250 hours, at an amount not to exceed \$3,000.00 (plus retirement and social security).

**Suggested motion: Motion to approve temporary help for the front counter during the summer months for an amount not to exceed \$3,000.00 (plus retirement and social security), funded by Finance Department part-time help fund.**

**CITY PLAN COMMISSION  
MONDAY, APRIL 16, 2012 - 6:30 PM  
COUNCIL CHAMBERS, CITY HALL**

Meeting called to order by Mayor Connors at 6:30pm.

**Roll Call:** Commissioners Skates, Flower, Poetzinger, Alderman Hartz and Commissioners Hill and Olson. Also Present: Mayor Connors, City Attorney Draper, Building/Zoning Administrator Brugger, City Administrator Jordan, and Administrative Assistant Special. City Planner Slavney was excused.

Hill/Flower motion to approve the March 19th 2012 minutes. Motion carried.

**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 five (5) minutes. Applicants will be allowed when their item is discussed.**

None.

**Correspondence.**

Letter in favor of project at 1724 Main Street, Covenant Harbor, received by Carla and Bill Young.  
The letter of correspondence will be on file at the Clerk's office.

**Public Hearing and recommendation on a Conditional Use Application filed by Geneva Bay Market and Gifts, 252 Center Street, Lake Geneva, WI 53147 for Outdoor Commercial Entertainment (grilling/serving area) on the existing outdoor patio at 252 Center Street, Lake Geneva, WI 53147, Tax Key Number ZOP 00258.** Patrick

Kavanaugh, owner of Geneva Bay Market and Gifts, 252 Center Street, approached the podium to explain his proposal. Kavanaugh explains that he may need to amend this application for a grease screen/hood to collect the vapors in the grease smoke as items are being made. Hill asks if the grill will be permanent or portable. Kavanaugh explains that this grill will be on wheels but will be left outside all the times. When it is not in use, it will have a grill cover on it. He also explains how he has been in touch with the State Health Department and is licensed for the restaurant portion of this use. The food will be stored in the shop. Kavanaugh states that they will be focusing on pre-cooked brats. He wants to keep it rather simple. Hartz stated that a landscape plan was approved with the patio last year and asks if the project is complete. Kavanaugh states that it is. Hartz asks if there will be additional signage (to what is already out there) to advertise this. No, there will not be. Hartz also asks if the primary reason is to sell the brats more than 12 days a year. Kavanaugh stated yes, the demand last year was so good and that is why he is applying for this year. Discussion occurred about the State requirements for food preparation, storage and sanitary issues.

No one from the public wished to comment. Hartz/Skates motion to close the public hearing. Motion carried. **Flower/Olson motion to approve the Conditional Use Application filed by Geneva Bay Market and Gifts, 252 Center Street, Lake Geneva, WI 53147 for Outdoor Commercial Entertainment (grilling/serving area) on the existing outdoor patio at 252 Center Street, Lake Geneva, WI 53147, Tax Key Number ZOP 00258 to also include Staff recommendations (specifically the grease hood over the grill).** Discussion followed on the aesthetics of an outdoor grill and the comparison to last year's hot dog cart that was denied. **Aye: Flower, Poetzinger, Olson and Mayor Connors. No: Skates, Hartz and Hill. Motion carries 4-3.**

**Public Hearing and recommendation on a Conditional Use Application filed by Covenant Harbor Bible Camp, 1724 W. Main Street, Lake Geneva, WI 53147, for the installation of an additional pier, with twelve slips, at 1724 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZA2546 00001.** Eric Anderson, 611 Sage Street, Associate director at Covenant Harbor approached the podium and explained his proposal. One pier is for boat storage, second pier is for swimming and the third pier is for everything else. A fourth pier would allow an opportunity to shift some potential high traffic issues away from the children in the water. Anderson states that this will make the waterfront safer. There will be no new boats added to the lake area. This was approved a few years ago and it wasn't completed then due to lack of funds. There are funds in place now. This will also improve the aesthetics for the lakefront. This new pier is for boat storage only and will be for staff use only. This way, guest will not be any closer to the property line. Skates asks which pier is the newest. Anderson stated, the Geneva Bay Center pier, in about 1989. Since that time, the day camps have started which is about a 40% increase in people since 1989. Anderson stated that the Geneva Lake Conservancy

April 16, 2012 Plan Commission

gave a verbal ok to this project. The closest neighbors sent a letter in favor (see above) to the City. Hill asks why a Conditional Use is needed. Brugger stated that all piers need a Conditional Use. The DNR and perhaps the Army Corps of Engineers will submit a letter for approval. Both agencies approved this two years ago. Anderson stated that this location was chosen as it impacts the shore land the least and has the least amount of trees in the area. Hartz asks about the number of boats that was allowed at that time and the condition of not allowing any more boats. Anderson stated that they are allowed 22-23 boats and that they do not have any more than they are allowed. Hartz also asked about the maximum length of the piers allowed by the ordinance. It is 100 feet maximum. No comments from the public. Hartz/Skates motion to close the public hearing. Motion carried. **Hartz/Skates motion to approve the Conditional Use Application filed by Covenant Harbor Bible Camp, 1724 W. Main Street, Lake Geneva, WI 53147, for the installation of an additional pier, with twelve slips, at 1724 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZA2546 00001, including Staff recommendations as well as any DNR or Army Core of Engineers conditions that may be presented. Motion carried unanimously.**

**Public Hearing and recommendation on a Conditional Use Application filed by Leo and Janie Wilken, 404 S. First Street, West Dundee, IL 60118 for Indoor Sales and Service at 911 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZOP 00242.** Janie Wilken, 404 S. First Street, West Dundee, IL approached the podium to explain the project. She explains that they will owner occupy the home along with retail and also have a second renter (who is currently renting). They plan to return the house to its original look and then eventually have it return also to a single family home. The will see vintage goods and gifts. Skates/Olson motion to close the public hearing. Motion carried. **Hartz/Olson motion to approve the Conditional Use Application filed by Leo and Janie Wilken, 404 S. First Street, West Dundee, IL 60118 for Indoor Sales and Service at 911 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZOP 00242 including Staff recommendations specifically that this approval be limited to this owner and also that within the ten year time frame of this Conditional Use that the home be returned to a Single Family home as depicted in the Comprehensive Plan.** Brugger stated that while the future land use for this property is Single Family (Comprehensive Plan) that the current land use is Neighborhood Office. The owner could use this property as it fits with any Neighborhood Office uses available to her if she chooses to do something other than the retail store. Brugger explains if they want it to fully go back to a Single Family use, the City should rezone that property so if the retail is discontinued it could only be a single family use. Hartz also stated that the owner could reapply for an extension for the Conditional Use if she was not finished having a business in that ten year limit. Motion carried unanimously.

**Public Hearing and recommendation on a Precise Implementation Plan (PIP) Amendment, filed by Dave Herbeck, 2601 E. Gatewood Drive, Appleton, WI 54915 to construct an automotive parts retail store adjacent to 200 Interchange North, Lake Geneva, WI 53147, Tax Key numbers ZA4159 00001 and ZA4159 00003.** Dave Herbeck, 2601 E. Gatewood Drive, Appleton, WI approached the podium and explained his project. The use was anticipated with the original plan approval. The original plan called for a bank and large retail building about 14,000 square feet along the west side of the property and an additional rear building of about 19,000 square feet. The change to the plan is that this building will only be about 7,000 square feet. The Certified Survey Map will parcel this development off as indicated. All of the easements are in place. There is anticipated shared parking as well as dedicated parking for Advanced Auto. Herbeck has worked with Vandewalle on materials and colors for the building. Mayor Connors asked how many delivery trucks will be coming. Herbeck stated that Advanced has one truck a week, perhaps at the most, and the truck is not around for very long. Flower asks how large of business they project to have given the other Auto parts stores around. Herbeck stated that the research shows that this site is one of the best in the area and that it will work. Hill asked about signage. Herbeck stated that that the original PIP had a multi-tenant sign on the Bank parcel and the land owner would like to reserve the rest of that sign for the parcel behind this parcel and the Bank parcel. Advanced Auto will put their own sign on the northwest corner of the lot near Interchange North. Flower asked if the elevations being shown on the easel were the same as in the packet. They are. Flower asks if this will be brick or block building. It will be block. Vandewalle guided the materials for the building. Olson/Hill motion to close the public hearing. Motion carried. **Hill/Hartz motion to approve the Precise Implementation Plan (PIP) Amendment, filed by Dave Herbeck, 2601 E. Gatewood Drive, Appleton, WI 54915 to construct an automotive parts retail store adjacent to 200 Interchange North, Lake Geneva, WI 53147, Tax Key numbers ZA4159 00001 and ZA4159 00003 including Staff recommendations and the recommendations included in the Crispell Snyder letter dated April 13, 2012.** Flower questioned the foot candles at the property line. Brugger explained that it is allowed as it is not a pedestrian walkway. **Motion carried unanimously.**

**Review and Recommendation on a Certified Survey Map, filed by Dave Herbeck, 2601 E. Gatewood Drive, Appleton, WI 54915 on behalf of KC Northgate LLC, 751 Geneva Parkway, PO Box 460 Lake Geneva, WI 53147 for land located on ZA4159 00001 and ZA4159 00003, adjacent to 200 Interchange North, Lake Geneva, WI 53147.** Brugger explained that the original GDP depicted each of the three buildings would be on their own lot. This lot ended up being much larger than was needed so they moved the lot line to adjust the lot area for this applicant. Brugger also mentions approval of this CSM dependent on approval of the PIP approval by the council and the conditions of the letter by Crispell Snyder dated April 13, 2012. **Hartz/ Skates motion to approve the CSM filed by Dave Herbeck, 2601 E. Gatewood Drive, Appleton, WI 54915 on behalf of KC Northgate LLC, 751 Geneva Parkway, PO Box 460 Lake Geneva, WI 53147 for land located on ZA4159 00001 and ZA4159 00003, adjacent to 200 Interchange North, Lake Geneva, WI 53147 including Staff recommendations, final PIP approval by the City Council and the recommendations by Crispell Snyder as depicted in the letter dated on April 13, 2012. Motion carried unanimously.**

**Discussion for a change in lakefront landscaping at 1070 S. Lake Shore Drive, Lake Geneva, WI 53147 by the Vista del Lago Property Owners Association.** Steve Scheel, Scheel and Associates Landscape Architecture, approached the podium on behalf of the Vista del Lago Properties Owners Association to explain the project. The Property Owners want to develop the undeveloped slope along the lakefront. Brown vetch is invading the area and it also needs to be addressed. He states that Rosetta Stone will probably be the best option to help develop this area. The problem with using natural stone is that you would have to stack it and then it will eventually move. The Rosetta stone has been engineered to handle this kind of load. The slope is about a 35 foot elevation change from the shoreline to the top. There are next to none for native plantings out there except for a little poison ivy. There will be a rather large gathering area for social events. Tony Panozzo, property manager of Vista del Lago also approached the podium to explain some other points of this project. He would like to get a feel from the Plan Commission for what the City wants before it goes back in front of the property owners. The hill slope is changing every year and staff is in danger for trying to get at the weeds on the hill. They would like to beautify it and try to control the erosion. Brugger asks how much further the property line goes beyond the south pier. The line after it is the property line. There is some asphalt going from the pier up to the access road. Beyond the pier is grass into the neighbor's property. Hill asks if the location of the patio will be the same but just enlarged. They want to push it back a bit so it doesn't contribute to any erosion issues. There are 62 dwelling units. About 225 residents are there when they have their annual picnic. They would also like to propose a fire pit. Panozzo has talked to the Fire Department and the also their Insurance Company regarding the fire pit and it being suggested to be wood instead of gas. He also stated that he would like people to comment on the great aesthetics of Vista del Lago's lakefront instead of wondering what kind of place it is. Brugger commented about the stone and whether or not their will be plantings in front of it to break up the stone. Panozzo stated that there will be and this stone also can come with planting pockets in it as well. Brugger explains how this will come before you as a Conditional Use for work within the Lakeshore Overlay zoning district. That ordinance prohibits development within the lakefront that it should be left in its natural, undisturbed state. Since it has never been left in its undisturbed state, like many other along the lake, the applicants are looking to trade some nonconforming landscaping for something more conforming. It needs to be reviewed to see what it can be made into. Will the applicants be able to trade the landscape improvements for a little more pavement in the patio area within that 100 foot landscape? This will mean less lawn and more natural landscaping. Hill asks why Timbers cannot be used. Panozzo stated that they will rot and will need to be replaced every 12-15 years or so and using this stone will only need to be used once and never replaced. Hill likes the removal of the horseshoe sidewalk and moving the patio back however, she is not in favor of 300+ feet of an unnatural product being used. She appreciates them wanting to beautify this area but would rather have a natural product there. Skates feels that the stone may be overwhelming but would appreciate a photo from the lake to get a better feel for what it will look like. Panozzo states that a property off of Chapin Road and also next to Casa del Sueno have used this product. Scheel stated that unless you give the natural stone a concrete fitting, the natural stone will not hold the load that is at question here. Brugger asked if it has been considered to stagger the stones. They will consider it. They want to get the input to make the balance to make everyone happy. Mayor Connors asks about the width of the lake path because when the piers are out, there is not much space to walk on the path. When the changes are made, it will make the pathway wider and allow for easier passage. Flower reiterates that the patio shown in the packets will actually be pushed back toward the sidewalk. The plant list is to be natural plants to the lakefront setting. The plant list was recommended to be sent to Vandewalle for their review. Brugger asks what kind of landscape lighting will be used. Panozzo stated that they haven't talked about it yet. If anything it would be low lighting but they have lighting from the lake path already. Hartz commented that he agrees that whatever can be done to break up the mass of "stone" will be

helpful. Short of causing issues with drainage and that sort of thing, the idea of moving the patio back and dropping it down two feet would be terrific as well.

**Downtown Design Review.**

**835 Wrigley Drive.** There is an additional window proposed on the second story, along with updating the railing on the second story to a wrought iron railing (charcoal in color with a colored top rail), two additional windows and a door on the first floor. The patio material will also be a colored concrete instead of the brick (the walking surface) so the tables wouldn't rock. Hartz/Hill motion to approve the four changes as presented. Motion carried.

**Pear Tree Shoppe. 851 W. Main Street.** They had a preferred color but also chose an alternate since the preferred one was too red. Hill/ Poetzinger motion to approve the signage presented using the alternate color (darker cranberry color). Flower motion to amend the motion by inverting the color scheme using a gold background with red lettering. Amendment dies for lack of a second. Motion carried 6-1.

**Global Gourmet. 725 Main Street.** There will be wood columns and panels covering up the corrugated aluminum along with an awning with signage. Hartz/Skates motion to approve the signage and change from the corrugated aluminum to wood. Motion carried unanimously.

Hartz/ Flower motion to adjourn at 8:22 pm. Motion carried.

/s/ Jennifer Special, Building/Zoning Administrative Assistant

*These minutes are not official until approved at the next Planning Commission meeting.*

## CONDITIONAL USE RESOLUTION 12-R36

A Resolution authorizing issuance of a Conditional Use Permit filed by Geneva Bay Market and Gifts, 252 Center Street, Lake Geneva, WI 53147 for Outdoor Commercial Entertainment (grilling/serving area) on the existing outdoor patio at 252 Center Street, Lake Geneva, WI 53147, Tax Key Number ZOP 00258.

WHEREAS, the City Plan Commission has considered the application of Geneva Bay Market and Gifts, and

WHEREAS, The City Plan Commission held a Public Hearing thereon pursuant to proper notice given on April 16, 2012.

NOW, THEREFORE, BE IT RESOLVED, that the Zoning Administrator be, and is hereby authorized, to issue a Conditional Use Permit, for Outdoor Commercial Entertainment (grilling/serving area) on the existing outdoor patio at 252 Center Street, Lake Geneva, WI 53147, Tax Key Number ZOP 00258, including all staff recommendations and, specifically, that a grease hood be used over the grill.

Granted by action of the Common Council of the City of Lake Geneva this 23<sup>rd</sup> day of April, 2012.

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James R. Connors, Mayor

ATTEST:

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Michael D. Hawes, City Clerk

**APPLICATION FOR CONDITIONAL USE**

City of Lake Geneva

SITE ADDRESS/PARCEL NO. AND FULL LEGAL DESCRIPTION REQUIRED (ATTACH SEPARATE SHEET IF NECESSARY):

252 Center St. Tax Key # ZOP 00258 5 1/2 lot 1 Bk 27 1/2  
Lot Bk 27 1/2 of E 10 Lot 3 Bk 27 original plat city of L.G.

NAME AND ADDRESS OF CURRENT OWNER:

Dan & Irene Kavanaugh % 252 Center St.,  
Lake Geneva, WI 53147

TELEPHONE NUMBER OF CURRENT OWNER: 262-215-3407

NAME AND ADDRESS OF APPLICANT:

Geneva Bay Market & Gifts, LLC, 252 Center St.,  
Lake Geneva, WI 53147

TELEPHONE NUMBER OF APPLICANT: 262-903-2999

PROPOSED CONDITIONAL USE:

Installation of outdoor grill and serving/prep area on  
existing outdoor garden patio.

ZONING DISTRICT IN WHICH LAND IS LOCATED: CB General Business

NAMES AND ADDRESSES OF ARCHITECT, PROFESSIONAL ENGINEER AND CONTRACTOR OF PROJECT:

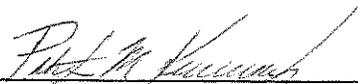
to build Prep & Serving tables. Greg Katzenberg  
Katzenberg Construction

SHORT STATEMENT DESCRIBING ACTIVITIES TO BE CARRIED ON AT SITE:

Grilling and serving brats & hot dogs for the customers  
of Geneva Bay Market & Gifts.

CONDITIONAL USE FEE PAYABLE UPON FILING APPLICATION: \$400.00 [\$100 FOR APPLICATIONS UNDER SEC. 98-407(3)]

3-7-12  
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:

Patrick Kavanaugh (Geneva Bay Market & Gifts), as applicant/petitioner for:

Name: \_\_\_\_\_  
Address: 252 Center St.  
Lake Geneva, WI 53147  
Phone: 262-903-2999

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 7 day of March, 2012.

Patrick Kavanaugh, Geneva Bay Market & Gifts, LLC  
Printed name of Applicant/Petitioner

Patrick Kavanaugh  
Signature of Applicant/Petitioner

Date: April 16, 2012

Page 1 of 4

To: City of Lake Geneva / Plan Commission

From: Geneva Bay Market & Gifts, 252 Center St., L.G.

Re: Outdoor grill use

**Justification of the proposed conditional use**

1. The proposed conditional use, in general, independent of its location, 1) will provide quality, locally-made food product(s), beneficial to local residents and visitors 2) compliment the city's recently passed "sidewalk café dining" - designed to add ambiance and excitement to the downtown area by allowing residents and visitors to enjoy outdoor dining 3) help to grow a small, local, downtown business, Geneva Bay Market & Gifts, which sells locally made foods from in and around Lake Geneva. 4) create 2 new employment positions, utilizing 2 local residents, with food service backgrounds (including outdoor grilling) and experience.
2. The proposed conditional use (in its specific location) 1) uniquely adheres to a location which is conducive for having a small grilling area and simultaneously allows walk-up purchase of brats & hotdogs with outdoor seating optional. 2) as such, the property location provides open views from the garden patio....57 ft East-West distance from Center St. to building entrance and a 125 ft North-South distance between the 2 adjacent buildings, featuring a landscaped (green space) lawn & garden patio area. 3) In addition to providing ample room for the food service and attractive views, safety issues are addressed. a) Distance from neighboring buildings, public sidewalk and serving area from grill (fire regulation) exceeds the city's 10 ft. minimum and b) serving location setback minimizes potential sidewalk congestion. 4) Last year, utilizing the 12 day conditional use permit for outdoor brat grilling, in the same area, was successful. Many customers enjoyed the outdoor grilling experience. We had several requests for the brats on non-grill days.
3. As depicted on the site plan, the proposed conditional use would not result in any adverse impact on nearby properties, the character of the neighborhood, environment, safety or traffic concerns. For example, potential safety issues have been addressed with grill location, possible sidewalk congestion flow, distance from neighboring businesses, using a quality - brand new grill, operated by licensed and experienced food service handlers.
4. Land use (garden patio) would remain essentially unchanged, functioning as an attractive downtown location to sit, relax, eat, and/or converse with friends.

5. The proposed use will not impose an undue burdening on improvements, facilities, utilities or public agencies. The grill and respective serving area is appropriately positioned with ( 1 ) 6 x 2 x 3 ft prep table and (1) 8 x 2 x 3ft serve table, each constructed with 40 year non-fade, Burnished Amber color, Trex composite decking material, replicating a picnic table design/look. The grill and tables will remain stationary and require very limited up keep. Daily cleaning will be completed during and after use, including emptying of the trash containers as needed and using the decorative black grill cover after hours. No food, beverages or supplies will be left or stored outside. The propane tank will be removed when not in use and stored off-site, further addressing safety issues.
6. Yes, the benefits outweigh potential adverse impacts by allowing all customers to enjoy quality local foods, on a clean, outdoor garden patio. The food will be prepared in line with state of Wisconsin health codes, by friendly and experienced individuals in a non-aggressive sales environment. I reviewed our proposal with all neighboring businesses owners within approximately 300 feet of the proposed location (including both sides of Center Street and adjoining Geneva & Main Streets) with respect to opinion and feedback. As noted on attached form, of the 19 plus businesses, 100% approved, many with additional favorable comments.

**Existing Zoning district(s) (and proposed zoning district(s) if different) & Land use plan map designation(s);** There is no change to the zoning district's CB district.

**Current land uses present on the subject property;** Current use is a multi-tenant commercial building. Lower level tenant is Kavanaugh Realty, Real Estate services, 1 employee. Upper level is Roycetta, Art Gallery, 1 employee. Main level presently has 3 tenants, Mia Faccia, Aesthetician services, 1 employee. K&L Fashions - clothing alterations, 2 employees, Geneva Bay market & gifts, specialty food and gift retailer, 2 full time employees.

**Proposed land uses for the subject property (per Section 98-206);** Customers of Geneva Bay Market can enjoy shared access of the garden patio. Likewise the main objective is to provide an adequate space to grill and sell brats, hot dogs, soda & individual-size bagged chips. We will be able to provide food & beverages to the Lake Geneva community (locals & visitors). We will continue to maintain a high standard of cleanliness and service.

**Projected number of residents, employees, and daily customers;** We will have 2 associates on duty, who serve customers the food & beverages products. Last year on the weekends, using the 12 day permit, we averaged approximately 55 customers per 6 hour serving time.

**Proposed amount of dwelling units, floor area, impervious surface area, and landscape surface area, and resulting site density, floor area ratio, impervious surface area ratio, and landscape surface area ratio;** The grill and serving area will encompass approximately a 8 x 10 ft. area of the existing garden patio, positioned on the Northwest corner of the 17 x 22 ft. garden patio, occupying approximately 20% of the patio space. Current property description is a rectangular shaped parcel, containing approximately 11,213 sq ft., of which the building covers 2,711 sq. ft. Inside there is 2,700 sq ft on the Main level, 1,239 sq ft on the Upper level and 1,703 sq ft on the Lower Level of which approximately 1,000 sq. ft is finished office (the remaining is available storage). The green space covers 2,744, with the remaining space covered by 4,966 sq ft of blacktop & 792 sq ft of cement porch & sidewalks.

**Operational considerations relating to hours of operation, projected normal and peak water usage, sanitary sewer or septic loadings, and traffic generation;** Anticipated hours of operation may be daily, considering weather, same as store hours, generally between 10am to 7pm. The grill area is essentially self-contained, including clean water / waste water and propane. The grill will be cleaned and sanitized daily. Decorative waste containers positioned near the grill and on the patio, will be emptied when needed and at least daily. Restroom facility is located on site just inside the building. Entrance to garden patio is from the existing property sidewalk (not the city's sidewalk), as the garden patio is surrounded in part by a decorative fence and landscaping. Likewise this would direct people to/from patio access without congesting pedestrian flow on the city's sidewalk.

**Operational considerations relating to potential nuisance creation pertaining to noncompliance with the performance standards addressed in Article VII (Sections 98-701 – 98-721) including: street access, traffic visibility, parking, loading, exterior storage, exterior lighting, vibration, noise, air pollution, odor, electromagnetic radiation, glare and heat, fire and explosion, toxic or noxious materials, waste materials, drainage, and hazardous materials;** The proposed development shall comply with all requirements of Article VII.

**If no nuisances will be created (as indicated by complete and continuous compliance with the provisions of Article VII), then include the statement “The proposed development shall comply with all requirements of Article VII.”;** The proposed development shall comply with all requirements of Article VII.

**Exterior building and fencing materials (Sections 98-718 and 98-720);** None

**Possible future expansion and related implications for points above;** No plans for expansion on this site are anticipated.

**Any further information pertinent to adequate understanding by the Plan Commission of the intended use and its relation to nearby properties;** As noted, I checked with nearby property owners / business tenants, there are no concerns or objections and more importantly, positive feedback.

Total Property dimension                      11,213 sq. ft.

Building coverage                                      2,711 sq. ft.

Blacktop & sidewalks & garden patio   6,118 sq. ft.

Green space    2,384sq. ft.

Existing patio 17 x 22                              374 sq. ft.

Current Green space to Total property is: 21.3%.

The dimensions of the Building coverage, Blacktop, Sidewalk & Garden Patio area will remain unchanged.

Thank you for your consideration,

Patrick Kavanaugh, owner, Geneva Bay Market & Gifts.

March, 2012 I, Patrick Kavanaugh (Geneva Bay Market & Gifts) am proposing to have an outdoor grill on the garden patio, 252 Center Street, to serve brat's, hot dogs and non-alcohol beverages. As part of the process, I am checking with surround business neighbors.

NAME	BUSINESS	YES / NO	COMMENTS
Tisha Erdman	I Love Funkys	yes	- anything to draw business down center st is great!
Pam Wales	Absolutely Home	-	Draws Business our way!! - Thanks!
LONG NAIL		YES	
Geneva Street Financial		-	fine with us! Dianne Racine
Naturally Yours			Paathynn MASON (owner)
Dance Upgrade			fine idea - go with it
Bice Hunter		(YES)	Jeanne Clark ok w/ us. GIVE HIM A BRAT!!!
Tom Hinzpeler	Fredericks Delon		(great idea)
Jorge Wilson	Chicago Title		(Great fun idea)
John West	Sigal & Associates	yes	
Kurt Carlson	Yogevre	YES	Brat smoke
Joe Kuhn	Eye Contact	yes	
Lynke Joywell		Yes	* Love this I've had them
Shaw Jr		yes	I feel any outdoor dining is a great thing
Catherine Fromm Jaeger	(Starbucks)	Yes!	I love Brats!!
Tommy Carroll		yes	725 W MAIN ST
Tom Bering		yes	711 MAIN ST
Paula Sizzoni		yes	Great IDEA - DRAWS CROWD
Don Fong		Yes	Germaines - Great Ideas



Elevated view of garden patio from Northwest looking Southeast



Elevated view of garden patio from North looking South.



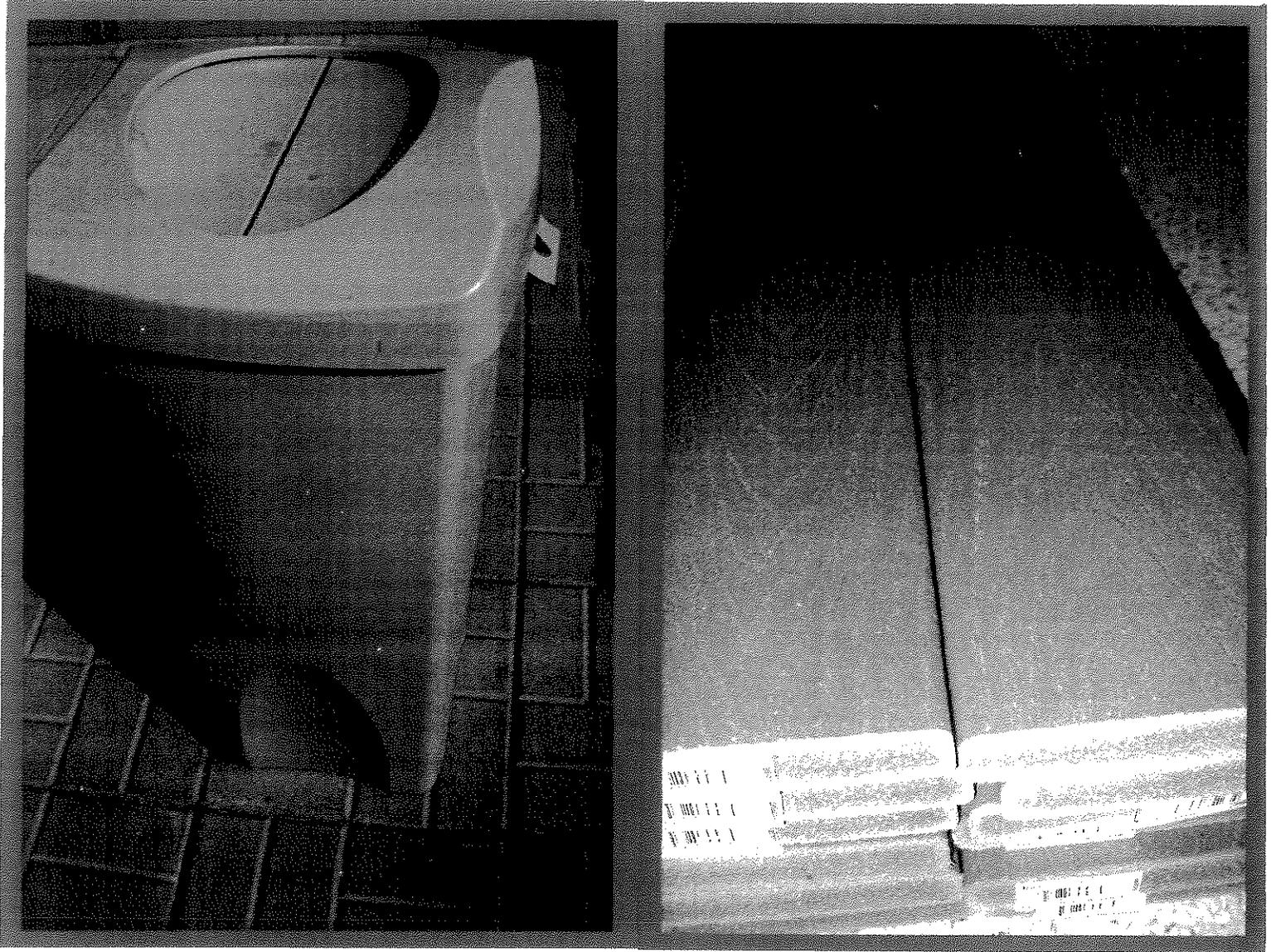
Ground view of garden patio from East looking West.



Ground view of garden patio from West looking East.



Elevated views of existing garden patio. 2<sup>nd</sup> photo with actual Trex material in proposed location, shows complementary aesthetic coloring, positioning and designed L-shaped Prep & Serving tables, as well as practical and harmonious location to provide service from.

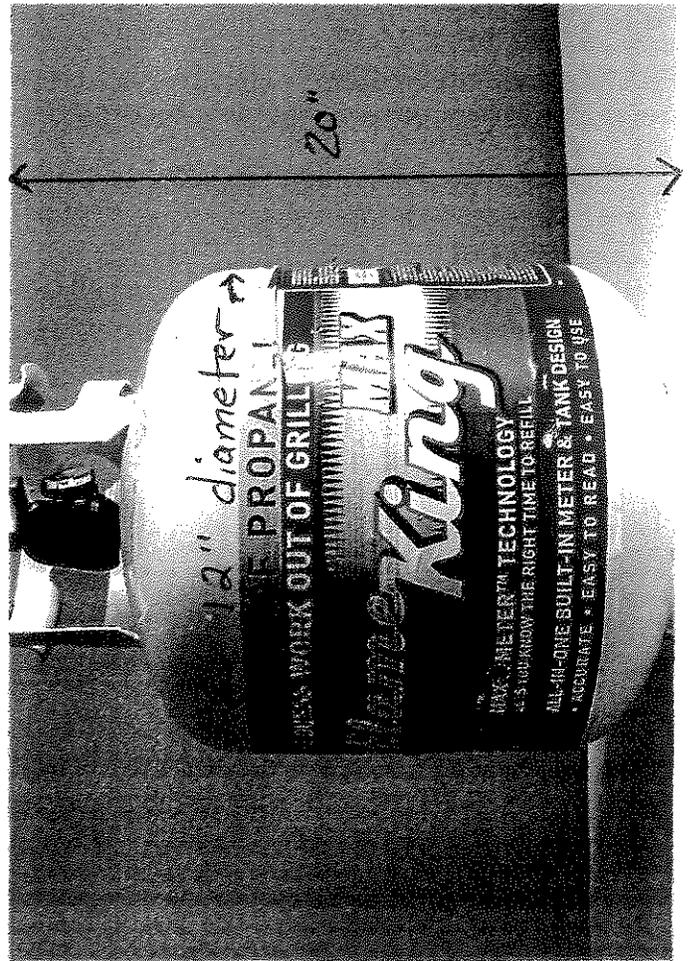
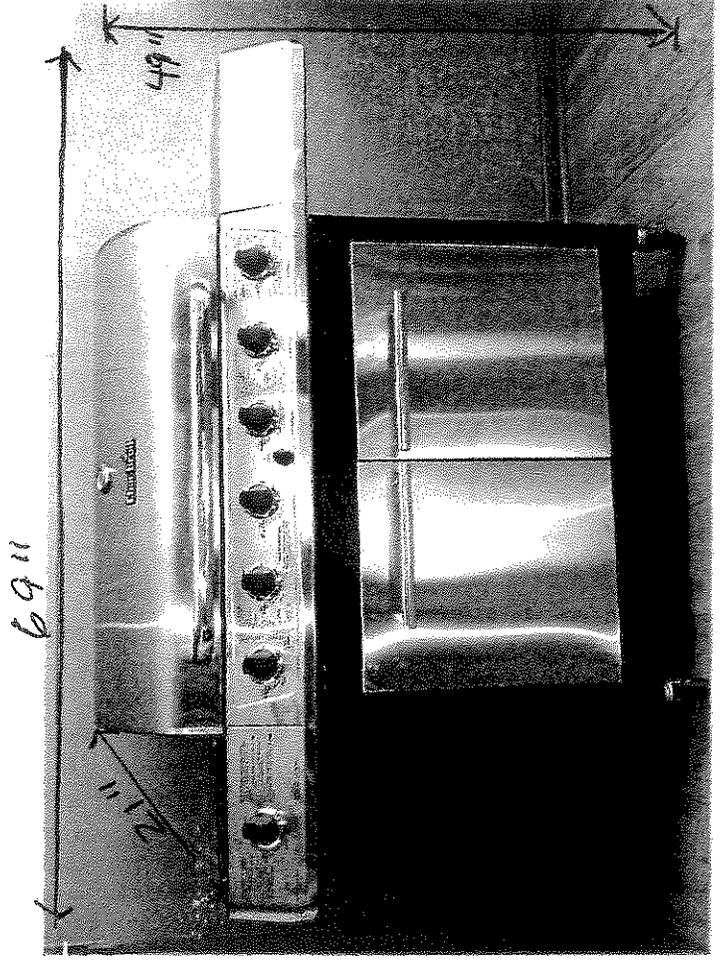
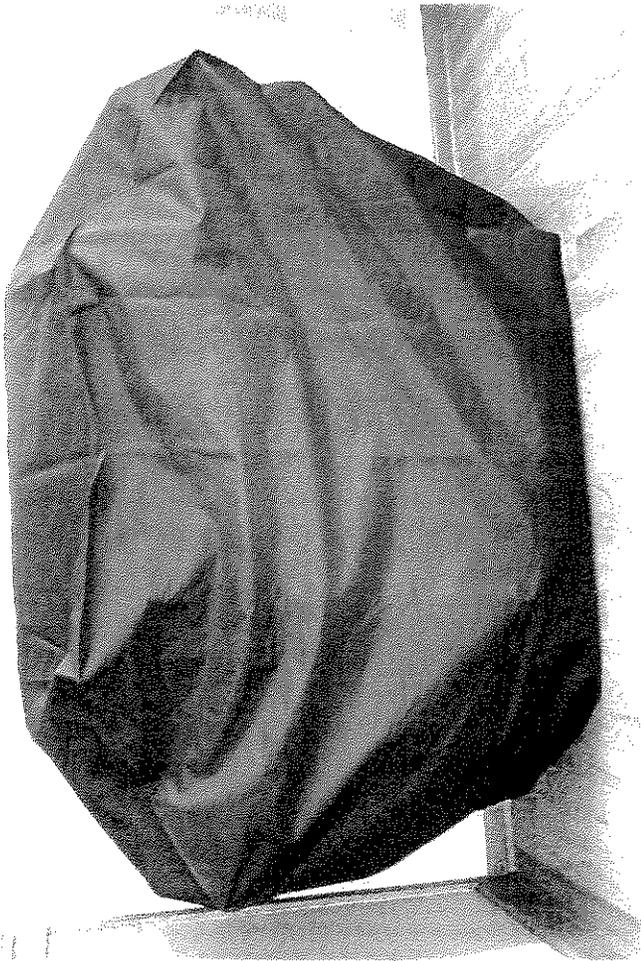


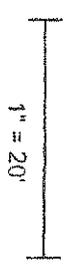
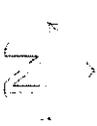
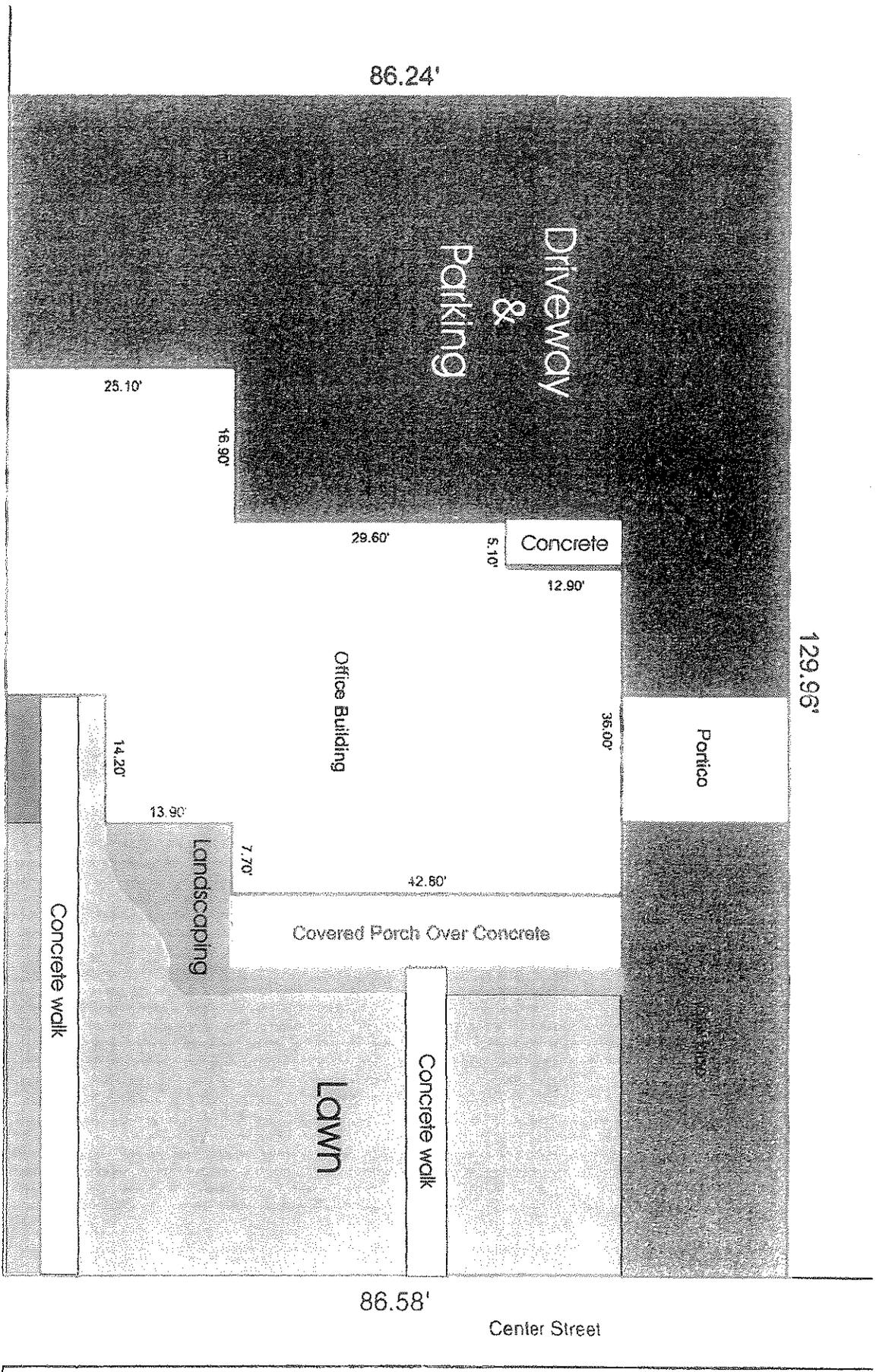
**Rubbermaid Indoor/Outdoor trash container (color: Grayish-Tan)**

**Description:** Heavy-use, 34 inch height x 16 inch wide with enclosed top / spring-lid opening. Accommodates medium & large-size trash bags.

**Trex Brasilia® Composite Decking (color: Burnished Amber)**

**Description:** A durable, no-maintenance, PVC composite with a slightly textured surface. Trex won't rot, splinter, warp or deteriorate, so there's no need for sanding, staining or painting. Maintains distinctive, exotic look of tropical hardwoods without having to worry about the effects of time and climate.





252 Center St. Building

Cement Porch

Landscape

Grill

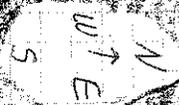
Proposed

prep

serve

Garden Patio

Property Driveway



property sidewalk

Lawn

City sidewalk

Lawn

⊗ = trash

1 square = 1 foot

Center Street

252 Center St. Building

## CONDITIONAL USE RESOLUTION 12-R37

A Resolution authorizing issuance of a Conditional Use Permit filed by Covenant Harbor Bible Camp, 1724 W. Main Street, Lake Geneva, WI 53147, for the installation of an additional pier, with twelve slips, at 1724 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZA2546 00001.

WHEREAS, the City Plan Commission has considered the application of Covenant Harbor Bible Camp, and

WHEREAS, The City Plan Commission held a Public Hearing thereon pursuant to proper notice given on April 16, 2012.

NOW, THEREFORE, BE IT RESOLVED, that the Zoning Administrator be, and is hereby authorized, to issue a Conditional Use Permit, for the installation of an additional pier, with twelve slips, at 1724 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZA2546 00001, including all staff recommendations, as well as any DNR or Army Core of Engineers conditions that may be presented..

Granted by action of the Common Council of the City of Lake Geneva this 23<sup>rd</sup> day of April, 2012.

\_\_\_\_\_  
James R. Connors, Mayor

ATTEST:

\_\_\_\_\_  
Michael D. Hawes, City Clerk

APPLICATION FOR CONDITIONAL USE

City of Lake Geneva

SITE ADDRESS/PARCEL NO. AND FULL LEGAL DESCRIPTION REQUIRED (ATTACH SEPARATE SHEET IF NECESSARY):

1724 W Main Street, Lake Geneva, WI 53147  
Tax Parcel #: ZA 254600001 (See attached sheet for full legal descn)

NAME AND ADDRESS OF CURRENT OWNER:

Covenant Harbor Bible Camp  
1724 W. Main Street Lake Geneva, WI 53147

TELEPHONE NUMBER OF CURRENT OWNER: (262) 248-3600

NAME AND ADDRESS OF APPLICANT:

Matthew Kinney N4634 County O N, Delavan, WI 53115

TELEPHONE NUMBER OF APPLICANT: (262) 745-7015

PROPOSED CONDITIONAL USE:

Construction and installation of additional pier to the  
property listed above

ZONING DISTRICT IN WHICH LAND IS LOCATED: C-4, City of Lake Geneva

NAMES AND ADDRESSES OF ARCHITECT, PROFESSIONAL ENGINEER AND CONTRACTOR OF PROJECT:

Companies with current bids to complete the project:  
Gage Marine 1 Leichty Drive Williams Bay, 53191  
Lakeway Pier Service P.O. Box 374 Elkhorn, WI 53121  
Reed's Construction, LLC W. 3199 S Lake Shore Drive, Lake Geneva, WI

SHORT STATEMENT DESCRIBING ACTIVITIES TO BE CARRIED ON AT SITE:  
Docking of boats on lifts

53147

CONDITIONAL USE FEE PAYABLE UPON FILING APPLICATION: \$400.00 [\$100 FOR APPLICATIONS UNDER SEC. 98-407(3)]

3/3/12  
DATE

[Signature] Facilities Director  
SIGNATURE OF APPLICANT

## Description of the Proposed Conditional Use

### Summary

Covenant Harbor is proposing to add a 4th pier to improve camper safety and camp operations. This new pier will allow the camp to better separate fishing and boating activities from swimmers and will significantly expand swimming access to our campers and guests. As this project merely shifts where waterfront activities take place, the new pier will not result in any new boats on the lake. The addition of a 4<sup>th</sup> pier on Covenant Harbor's 1123 feet of lake frontage results in a land pier density far below that of the rest of the lake.

### Current Situation

Our summer camp success strains our current waterfront activity configurations. In the last 10 years in particular, the addition of our day camps for local children have increased the demand for swimming and boating, and it is difficult to meet the waterfront expectations of our campers, parents and guests. We currently have three piers, spaced across the camp's lake frontage. Under the current use:

Pier 1 "The Geneva Bay Center Pier": the northernmost pier

*Use:* mixed use of very occasional swimming, boat storage, fishing, and for loading and unloading for boating activities. A pontoon boat and water safety patrol boat are moored here also.

Pier 2 "The Camp Pier": the center pier, located adjacent to the boat house

*Use:* exclusively for swimming for campers and other guest groups

Pier 3 "The Fishing Pier": the southern pier

*Use:* boat storage currently with 7 boat lifts and one pontoon boat parked along the side.

Photos of each of these piers, as well as an aerial photo of the existing piers, are included in the packet.

### Proposed Pier

The proposed project would include the construction and installation of a new pier, located 130' north from the southern most property line, as measured from the geographical marker located nearest Geneva Lake, on the property occupied by Covenant Harbor Bible Camp, 1724 W. Main Street, Lake Geneva, WI.

The pier will be 100' in length, as measured from the shore out towards the middle of the lake, and 6' in width. At the end of the pier, two sections 8' in width will extend out perpendicularly from the main body of the pier for 24' to form a "T" configuration. The pier will require 12 cribs to be installed, covering 984 square feet. These dimensions will allow for 12 slips to be created for the parking of the current fleet of boats.

The goal of this project is to increase safety for our campers and guests and to increase swimming access to our campers. Under the Proposed New Use:

Pier 1 "The Geneva Bay Center Pier": the northernmost pier

*New Use:* swimming, occasional loading and unloading for boating activities as needed. Loading and unloading for boating activities may happen as a last resort and if no swimming is scheduled. Primary boating activity will be off of The Fishing Pier.

Pier 2 "The Camp Pier": the north-center pier, located adjacent to the boat house,

*New Use:* remains the same, exclusively for swimming for campers and other guest groups

Pier 3 "The Fishing Pier": the south-center pier

*New Use:* primary area for loading and unloading for boating activities, fishing

New Pier 4: the southernmost pier

*New Use:* exclusively boat storage. The 7 lifts currently at the Fishing Pier would be relocated to this pier, a boat that is currently on a buoy would be relocated to this pier, and the boats located at the Geneva Bay Center Pier would be relocated here also.

**How this will address safety:**

- With the number of guests and campers we serve and the amount of programs and activities we provide, our current piers are congested. This increases the risk of an accident or injury. This will move much of the boat traffic away from the activity areas, thus increasing the safety of our campers and guests.
- As a camp responsible for the wellbeing of children, this will increase the availability of the Geneva Bay Center Pier as a second area for swimming. This is prohibitive under the current arrangement due to fishing, boat storage, and boat loading activities. When we have 2 different groups, such as an adult group and a kids group at the camp property at the same time, a 2<sup>nd</sup> swim area will allow us to separate those groups.

**How this will improve camp operations and swimming access to our guests:**

- Currently, when a summer camp is in session, we do not allow other groups to swim at the same time as the summer campers. As a result, many of our summer groups are unable to utilize our waterfront. The establishment of an improved swimming area at the Geneva Bay Center Pier will allow our non-summer camper groups to utilize our waterfront when otherwise they could not.
- An additional swimming area will allow for more swimming times for our summer campers. Currently campers are not able to swim as much as they would like because of the tight scheduling of our one swimming area.

**Location Considerations:**

We sought a location as far away from the neighboring property line as possible while still meeting our operational and safety goals. The proposed location is 130' from the property line, far beyond requirements. This particular location requires no tree removal, has a natural access, and does not disturb the soil near the entrance to the pier.

**How this will impact Geneva Lake and neighbors:**

- The DNR reviewed this exact project in 2009, approved the pier and stated in their Findings Of Fact, that "this project will not impact wetlands". We expect a similar approval in this process.
- The shoreline is recessed in the area where the new pier would be placed. Lake boat traffic will not be affected. There is no new obstacle to navigate.
- The Geneva Lake Conservancy, of which Covenant Harbor is a part, has stated they have no objections to the new pier
- This project will add no new boats to the lake
- Carla Young, the neighbor in Geneva Bay Estates, closest to the proposed pier location verbally stated she has no objections to the project.
- A goal of this project is to improve the overall aesthetics of our boat storage, including purchasing new color-coordinated boat canopies.
- The new pier is for Covenant Harbor staff use only. It will not draw guests closer to the property line with our neighbors.

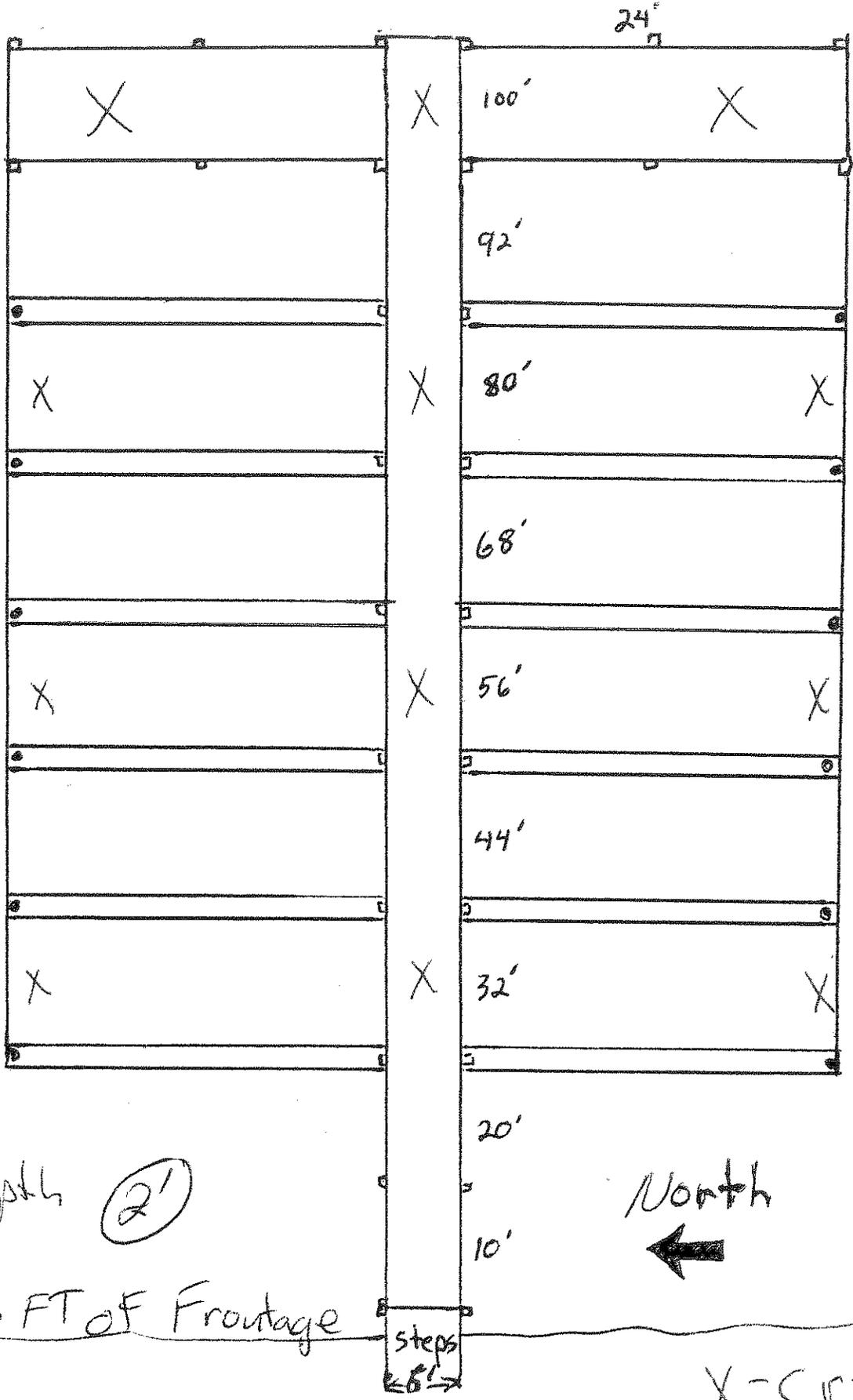
BFA Practice Riparian  
Silkin Trust ← Riparian

Approved Pier Plan  
Tara Schenk  
4/16/09

Riparian  
↔

overtent  
harbor

- (5')
- (4')
- (4')
- (3')
- (3')
- (2 1/2')



↑ 8'  
↓ 100'  
12 SLIPS

↓ 18'

North  
←

1123 FT OF Frontage

steps  
← 5' →

X = CRIBS

## Justifications for the Proposed Conditional Use

1) The proposed conditional use of boat docking of Covenant Harbor's boats is in harmony with the purposes, goals, etc. in that it will not cause to change any of the Community Facilities and Utilities, Existing or Future Land Use designations or Natural Features for the subject property. Furthermore, it is very important to and in the best interest of Covenant Harbor to operate and develop in such a way as to not diminish the natural resources and aesthetics of our property.

2) Likewise, the location of the proposed conditional use and its subsequent installation and use will be in accordance with all Wisconsin Department of Natural Resources ordinances as well as any City of Lake Geneva ordinances that may apply. During the installation and continued operation, emphasis will be placed on minimizing affects to the shoreline, the surrounding vegetation and the land surrounding the anchored end of the pier.

Also, placing the pier further away from existing piers located on this property should serve to reduce the look of a "congested" waterfront as viewed from the lake.

3) The proposed pier should create minimal, if any, adverse impacts on nearby property, the character of the neighborhood, environmental factors, etc. The addition of the pier does not correspond with an increased program or use load, but rather only a re-location of existing facilities, so there will not be any increase in traffic, either foot or vehicle.

The construction and color will blend with that of the majority of piers located on Geneva Lake. The pier will be constructed and installed in accordance with all Wisconsin Department of Natural Resources ordinances and requirements, so that environmental impacts will be at minimum. Please also refer to the Permit specifications and the Findings of Fact within the enclosed approval letter from the WI DNR.

4) The proposed conditional use should have little effect on land use intensities. The pier will be used primarily by Covenant Harbor staff in the course of their duties, who will approach the location mainly by foot on the existing lake path. A pre-existing service road terminates approximately 100' from the proposed location of the pier, so access by larger vehicles, when necessary, will have minimal impact on the area.

5) The nature of the structure (i.e. a pier) will not require any public services or utilities and thus, will not be served by or impose an undue burden on them.

6) Yes. By relocating its boat docking facilities farther away from guest and camper activity areas, Covenant Harbor can relieve some of the boat traffic on its other piers associated with guest and camper activities, and thus increase the safety of both guests and campers. Given the relatively small impact of the project as discussed above, the potential benefits would outweigh all adverse results.



DEPARTMENT OF THE ARMY  
ST. PAUL DISTRICT, CORPS OF ENGINEERS  
SIBLEY SQUARE AT MEARS PARK  
190 FIFTH STREET EAST, SUITE 401  
ST. PAUL MN 55101-1638

REPLY TO  
ATTENTION OF

Operations  
Regulatory (2008-01600-SLM)

May 21, 2008

Mr. Eric Anderson  
Covenant Harbor Bible Camp  
1724 Main Street  
Lake Geneva, WI 53147

Dear Mr. Anderson:

We have reviewed information about your project to discharge approximately 984 square feet of fill material into Geneva Lake, for the purpose of constructing 12 rock-filled cribs to support a pier. Geneva Lake is a Traditional Navigable Water of the United States, and work proposed in this water is therefore regulated by the U.S. Army Corps of Engineers. The project site is in the City of Lake Geneva., Section 35, T. 2N., R. 17E., Walworth County, Wisconsin.

We have determined that this work is eligible for authorization under GP-001-WI, a regional general permit which is limited to certain activities that are permitted or exempted by the Wisconsin Department of Natural Resources (WDNR) pursuant to Ch. 30 or Ch. 31, Wisconsin Statutes. The GP-001-WI authorization will remain valid as long as the WDNR permit or exemption remains valid, unless it is specifically suspended or rescinded for your project by the Corps.

This Federal authorization is **NOT VALID UNLESS AND UNTIL** a state permit, if necessary, is issued for the work by the WDNR. **Proceeding with work beforehand, may constitute a violation of Federal law.**

If the WDNR denies its permit for the work, the Corps will deny your application for Federal authorization without prejudice. In that event you may reapply for Federal authorization if you subsequently receive a WDNR permit or exemption.

Authorization of your project under GP-001-WI requires that you comply with all conditions of the enclosed permit and satisfy any limits and conditions of the WDNR permit.

If your project will require off-site fill material that is **not** obtained from a licensed commercial facility, you must notify us at least five working days before start of work. A cultural resources survey may be required if a licensed commercial facility is not used.

A preliminary jurisdictional determination (JD) has been prepared for the site of your project. The preliminary JD is not appealable. If you wish, you may request an approved JD (which may be appealed), by contacting the Corps representative identified in the final paragraph of this letter. You also may provide new information for further consideration by the Corps to reevaluate the JD. If this JD is acceptable, you do not need to respond to the Corps regarding the preliminary JD.



**State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES**

Jim Doyle, Governor  
Matthew J. Frank, Secretary  
Gloria L. McCutcheon, Regional Director

Southeast Region Headquarters  
2300 N. Dr. Martin Luther King, Jr. Drive  
Milwaukee, Wisconsin 53212-3128  
FAX 414-263-8606  
Telephone 414-263-8500  
TTY Access via relay - 711

04/16/2009

IP-SE-2008-65-67102

Covenant Harbor Bible Camp  
Eric Anderson  
1724 Main Street  
Lake Geneva, WI 53147

Dear Mr. Anderson:

We have reviewed your application for a permit to place a pier on the bed of Lake Geneva, located in the City of Lake Geneva, Walworth County. You will be pleased to know your application is approved with a few limitations.

I am attaching a copy of your permit which lists the conditions which must be followed. A copy of the permit must be posted for reference at the project site. Please read your permit conditions carefully so that you are fully aware of what is expected of you. **Please pay careful attention to the special conditions added to address the viral hemorrhagic septicemia (VHS) virus.**

Please note you are required to submit photographs of the completed project within 7 days after you've finished construction. This helps both of us to document the completion of the project and compliance with the permit conditions.

Your next step will be to notify me of the date on which you plan to start construction and again after your project is complete.

If you have any questions about your permit, please call me at (262) 574-2136.

Sincerely,

Pam Schense  
Water Management Specialist

cc: ACOE - Stacy Marshall  
Walworth County LURM  
City of Lake Geneva  
Lakeway Pier Service, PO Box 374, Elkhorn, WI 53121



STATE OF WISCONSIN  
DEPARTMENT OF NATURAL RESOURCES

Pier PERMIT  
IP-SE-2008-65-67102

Covenant Harbor Bible Camp is hereby granted under Section 30.12(3m), Wisconsin Statutes, a permit to place a pier on the bed of Geneva Lake, located in the City of Lake Geneva, Walworth County, also described as in the SW1/4 of the SE1/4 of Section 35, Township 2 North, Range 17 East, subject to the following conditions:

PERMIT

1. You must notify Pam Schense at phone (262) 574-2136 before starting construction and again not more than 5 days after the project is complete.
2. You must complete the project as described on or before 10/01/2010. If you will not complete the project by this date, you must submit a written request for an extension prior to the expiration date of the permit. Your request must identify the requested extension date and the reason for the extension. A permit extension may be granted, for good cause, by the Department. You may not begin or continue construction after the original permit expiration date unless the Department grants a new permit or permit extension in writing.
3. This permit does not authorize any work other than what you specifically describe in your application and plans, and as modified by the conditions of this permit. If you wish to alter the project or permit conditions, you must first obtain written approval of the Department.
4. You are responsible for obtaining any permit or approval that may be required for your project by local zoning ordinances and by the U.S. Army Corps of Engineers before starting your project.
5. Upon reasonable notice, you shall allow access to your project site during reasonable hours to any Department employee who is investigating the project's construction, operation, maintenance or permit compliance.
6. The Department may modify or revoke this permit if the project is not completed according to the terms of the permit, or if the Department determines the activity is detrimental to the public interest.
7. You must post a copy of this permit at a conspicuous location on the project site, visible from the waterway, for at least five days prior to construction, and remaining at least five days after construction. You must also have a copy of the permit and approved plan available at the project site at all times until the project is complete.
8. Your acceptance of this permit and efforts to begin work on this project signify that you have read, understood and agreed to follow all conditions of this permit.
9. You must submit a series of photographs to the Department, within one week of completion of work on the site. The photographs must be taken from different vantage points and depict all work authorized by this permit.
10. You, your agent, and any involved contractors or consultants may be considered a party to the violation pursuant to Section 30.292, Wis. Stats., for any violations of Chapter 30, Wisconsin Statutes or this permit.

11. Construction shall be accomplished in such a manner as to minimize erosion and siltation into surface waters. You shall implement the Construction Site Erosion and Sediment Control Technical Standards the Department developed and approved in accordance with s. NR 151.31, Wisconsin Administrative Code. These standards can be found on the Runoff Management Home Page of the Department's website.
12. This permit has been issued with the understanding that any construction equipment used is the right size to do the job, and can be brought to and removed from the project's site without unreasonable harm to vegetative cover or fish or wildlife habitat.
13. You must supply a copy of this permit to every contractor associated with this project.

**Specific Pier Conditions:**

14. All pier dimensions must conform to those specified in the attached plan labeled "Approved Pier Plan" that was submitted with the application and has been signed and dated by the Department.
15. All canopies and boat shelters must comply with the standards in NR 326, Wisconsin Administrative Code. In particular, canopies and boat shelters may not include walls, sides or equivalent construction.
16. The location of the pier and boats shall meet all required local setbacks.
17. The pier must allow the free movement of water and must not entrap vegetation.
18. The pier must not enclose any portion of the navigable waterway.
19. No additional boats shall be moored at any of the piers associated with this property.
20. If foam flotation is used, this material must be completely coated or contained to resist deterioration from the elements and gasoline. A written description of the proposed material must be submitted to the Department for approval prior to use.
21. This permit and plans must be encased in plastic and legibly displayed along the water's edge during construction and for 30 days after construction of this pier. The purpose of this condition is to allow Department staff and the public to monitor the project and to ensure compliance with the conditions of the project.
22. This permit authorizes future maintenance to the piers; however, no change can be made to the type of materials, number of slips, or pier configuration without written approval from the Department or amendment of this permit.
23. This pier must not interfere with the rights of other riparians.

**Viral Hemorrhagic Septicemia (VHS) Conditions**

24. All equipment used for the project including but not limited to tracked vehicles, barges, boats, silt or turbidity curtain, hoses, sheet pile and pumps shall be de-contaminated for invasive and exotic viruses and species prior to use and after use. **Specific disinfection measures are required on infested waters and must be taken prior to moving to another waterbody. The most current**

de-contamination protocols and a list of infested waters can be found at the following website <http://dnr.wi.gov/> under the Topic "VHSv".

If your project is on a non-infested water, the following steps should be taken *every time* you move your equipment to avoid transporting invasive and exotic viruses and species. To the extent practicable, equipment and gear used on infested waters should not be used on other non-infested waters.

1. **Inspect and remove** aquatic plants, animals, and mud from your equipment.
2. **Drain all water** from your equipment that comes in contact with infested waters, including but not limited to tracked vehicles, barges, boats, silt or turbidity curtain, hoses, sheet pile and pumps
3. **Dispose** of aquatic plants, animals in the trash. Never release or transfer aquatic plants, animals or water from one waterbody to another.
4. **Wash your equipment** with hot (>104° F) and/or high pressure water OR allow your equipment to **Dry thoroughly** for 5 days.

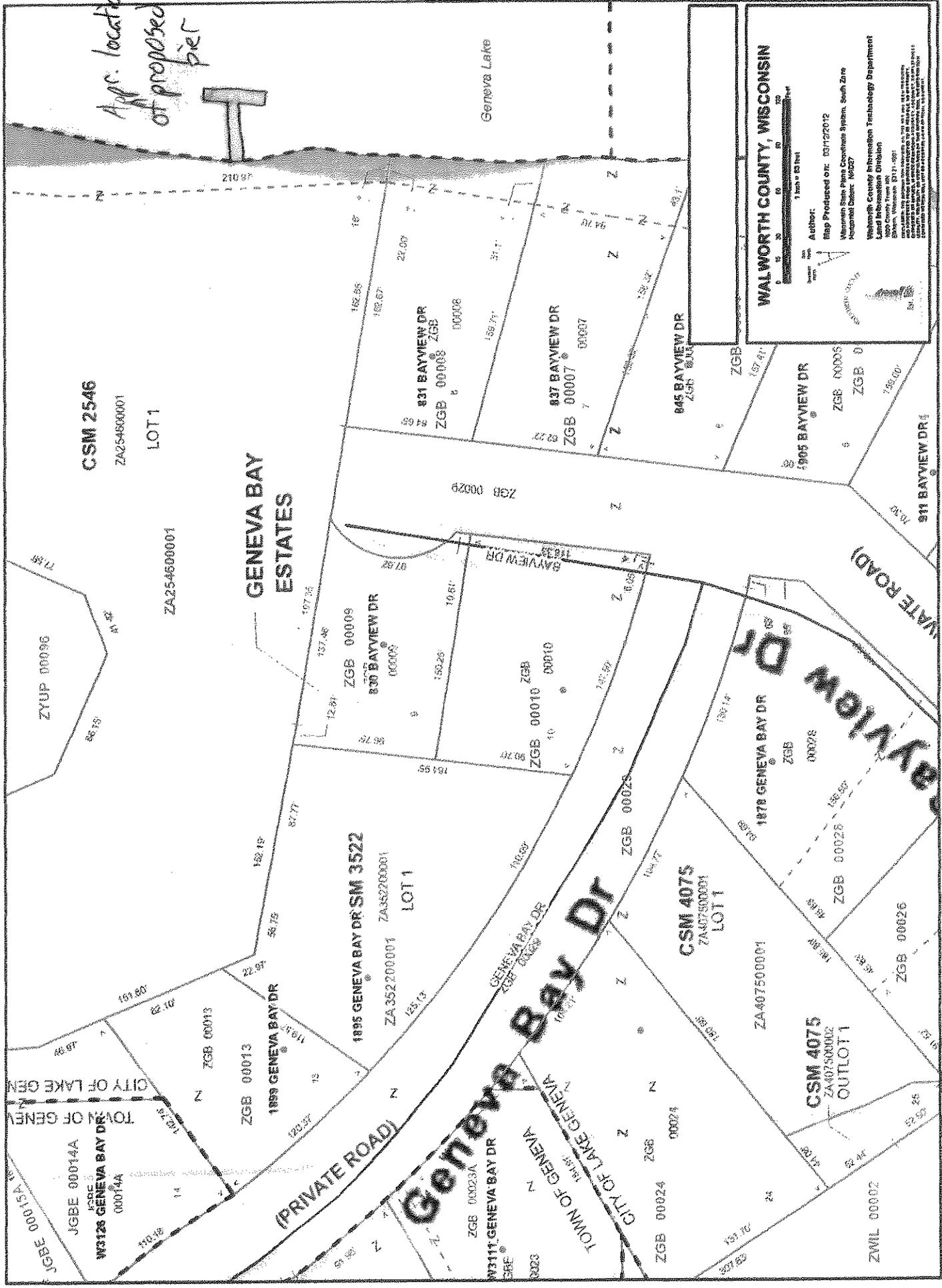
#### FINDINGS OF FACT

1. Covenant Harbor Bible Camp has filed an application for a permit to place a pier on the bed of Geneva Lake, located in the City of Lake Geneva, Walworth County, also described as in the SW1/4 of the SE1/4 of Section 35, Township 2 North, Range 17 East. The property address is 1724 Main Street.
2. The project will consist of the installation of a new cribbed pier. The new pier will be 100 feet long by 5 feet wide with an 8-foot wide by 48-foot long "T" at the waterward end. Twelve rock-filled cribs will support the pier and it will provide 12 mooring spaces.
3. The Department has completed an investigation of the project site and has evaluated the project as described in the application and plans. The site current has three piers. Some of the boats currently moored at these piers will be moved to the new pier. This will improve the safety of their swimming areas by moving power boats away from the other piers. No additional moorings are authorized by this permit.
4. The proposed project, if constructed in accordance with this permit will not adversely affect water quality, will not increase water pollution in surface waters and will not cause environmental pollution as defined in s. 283.01(6m), Wis. Stats.
5. This project will not impact wetlands if constructed in accordance with this permit.
6. The Department of Natural Resources and the applicant have completed all procedural requirements and the project as permitted will comply with all applicable requirements of Sections 1.11, 30.12(3m), Wisconsin Statutes and Chapters NR 102, 103, 150, 299 and 326 of the Wisconsin Administrative Code.

#### CONCLUSIONS OF LAW

1. The Department has authority under the above indicated Statutes and Administrative Codes, to issue a permit for the construction and maintenance of this project.

Appr. location  
of proposed  
pier



**WALWORTH COUNTY, WISCONSIN**



Author:  
Map Produced on: 03/12/2012  
Wisconsin State Plane Coordinate System, South Zone  
Registered District: N0227

Walworth County Information Technology Department  
Land Information Division  
2000 County Center, PO Box 344, Watrous, WI 53187  
Phone: 920.231.3001  
Fax: 920.231.3002  
E-mail: landinfo@walworthcounty.gov  
Copyright © 2012 Walworth County, Wisconsin



## CONDITIONAL USE RESOLUTION 12-R38

A Resolution authorizing issuance of a Conditional Use Permit filed by Leo and Janie Wilken, 404 S. First Street, West Dundee, IL 60118 for Indoor Sales and Service at 911 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZOP 00242.

Covenant Harbor Bible Camp, 1724 We. Main Street, Lake Geneva, WI 53147, for the installation of an additional pier, with twelve slips, at 1724 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZA2546 00001.

WHEREAS, the City Plan Commission has considered the application of Leo and Janie Wilken, and

WHEREAS, The City Plan Commission held a Public Hearing thereon pursuant to proper notice given on April 16, 2012.

NOW, THEREFORE, BE IT RESOLVED, that the Zoning Administrator be, and is hereby authorized, to issue a Conditional Use Permit, for Indoor Sales and Service at 911 W. Main Street, Lake Geneva, WI 53147, Tax Key Number ZOP 00242, including all staff recommendations and, specifically, that this approval be limited to this owner and also that within the ten-year timeframe of this Conditional Use the home be returned to a single-family home as depicted on the Comprehensive Plan

Granted by action of the Common Council of the City of Lake Geneva this 23<sup>rd</sup> day of April, 2012.

\_\_\_\_\_  
James R. Connors, Mayor

ATTEST:

\_\_\_\_\_  
Michael D. Hawes, City Clerk

**APPLICATION FOR CONDITIONAL USE**  
*City of Lake Geneva*

SITE ADDRESS/PARCEL NO. AND FULL LEGAL DESCRIPTION REQUIRED (ATTACH SEPARATE SHEET IF NECESSARY):

911 W. Main St, Parcel ZOP 00242, lot 11, Block 25, Original  
plat of the City of Lake Geneva, Walworth County, Wisconsin

NAME AND ADDRESS OF CURRENT OWNER:

Leo Wilken and Janie Wilken  
911 W. main St., Lake Geneva WI. 53147

TELEPHONE NUMBER OF CURRENT OWNER: 847-428-5009 h or 708-641-0034 c

NAME AND ADDRESS OF APPLICANT:

same as current owner

TELEPHONE NUMBER OF APPLICANT: same as current owner

PROPOSED CONDITIONAL USE:

Indoor Sales or Service (Retail)

ZONING DISTRICT IN WHICH LAND IS LOCATED: Neighborhood Office, maple Park Historic

NAMES AND ADDRESSES OF ARCHITECT, PROFESSIONAL ENGINEER AND CONTRACTOR OF PROJECT:

Contractor: J. Kruzan Construction and Remodeling LLC  
921 Park Drive  
Lake Geneva, WI 53147

SHORT STATEMENT DESCRIBING ACTIVITIES TO BE CARRIED ON AT SITE:

Indoor Sales (retail) of vintage goods and gifts  
Residential

CONDITIONAL USE FEE PAYABLE UPON FILING APPLICATION: \$400.00 [\$100 FOR APPLICATIONS UNDER SEC. 98-407(3)]

3/12/12  
DATE

Janie Wilken  
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:

Janie and Leo Wilken, as applicant/petitioner for:

Name: Janie and Leo Wilken

Address: 404 S. First St  
West Dundee, IL 60118

Phone: 847-428-5009

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 12<sup>th</sup> day of March, 2012.

Janie and Leo Wilken  
Printed name of Applicant/Petitioner

Janie & Leo Wilken  
Signature of Applicant/Petitioner

## **911 W. Main St. Lake Geneva WI**

### **Description of the Proposed Conditional Use**

The existing main level at 911 W. Main St. in Lake Geneva is proposed to be used for Indoor Sales or Service (Retail) establishment. The back office on the main level will be used for storage as well as the basement. Vintage collectible and gift items will be the main stay merchandise for our store.

The second floor in the front of the home is existing residential, it will be owner occupied. A tenant is currently renting the apartment on the second floor, in the back of the house.

There are no plans for any additional buildings on the lot.

We plan to restore the house, as close as possible, to the way it looked when it was originally built in 1862, by Dr. Hilton W. Boyce, a physician and surgeon and his wife Evelyn. The doctor built the house to be used as his residence and his practice. His wake was held in the house upon his death in December of 1875. In later years, 1946 thru 2005, the house was used by two generations of dentists, for their practice.

By using the attached photographs of the house from 1942 and extensive research of the Lake Geneva area in the 1862 time period, we will start the restoration with the retail space to help fund the entire transitional nature of the restoration project. Included in the project will be woodwork throughout, restoration of the grand staircase, refinishing or replacing the wood floors and returning the ceilings to ten feet.

Future plans for the house include the restoration of the front porch to its historical accuracy by wrapping it around to the side door and using columns. We will be removing the wrought iron which is not appropriate for Midwest Italianate homes. The home will be repainted using historically accurate colors and a monochromatic theme. We will consult with the Lake Geneva Historical Society/ Maple Park for details.

Also planned; to restore the bathrooms; including a claw foot tub with brass fixtures in the residential area. We plan to eventually live in the house after retirement, returning it to a single family residence.

There will be a tasteful exterior business sign with our store name on it, to be hung on the existing wrought iron signpost, formerly used by the dental office at the Northeast corner of the front of the property. The sign and sign post will be in compliance with the city ordinances.

The handicap entrance ramp will remain located in the rear of the building in keeping with the character of the home to its period. Easy access to the ramp will be from the front of the home via the sidewalk or the rear parking area. Clearly marked signs will designate the handicap access.

- \_\_\_\_\_ (c) A written description of the proposed conditional use describing the type of activities, buildings, and structures proposed for the subject property and their general locations;
- \_\_\_\_\_ (d) A site plan (conforming to the requirements of Section 98-908(3)) of the subject property as proposed for development OR if the proposed conditional use is a group development (per Section 98-208) a proposed preliminary plat or conceptual plat may be substituted for the required site plan, provided said plat contains all information required on said site plan per Section 98-908.
- \_\_\_\_\_ (e) Written justification for the proposed conditional use:
  - \_\_\_\_\_ Indicating reasons why the Applicant believes the proposed conditional use is appropriate with the recommendations of the City of Lake Geneva Comprehensive Master Plan, particularly as evidenced by compliance with the standards set out in Section 98-905(4)(b)1.-6. (See below)

**III. JUSTIFICATION OF THE PROPOSED CONDITIONAL USE**

1. How is the proposed conditional use (the use in general, independent of its location) in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

See attached

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2. How is the proposed conditional use, in its specific location, in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

see attached

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3. Does the proposed conditional use, in its proposed location and as depicted on the required site plan (see Section 98-905(3)(d)), result in any 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 ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development?

See attached

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4. How does the proposed conditional use maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property?

See attached

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5. Is the proposed conditional use located in an area that will be adequately served by, and will not impose an undue burden on, any of the improvements, facilities, utilities or services provided by public agencies serving the subject property?

See attached  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

6. Do the potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use (as identified in Subsections 98-905(4)(b)1.-5.), after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts?

See attached  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**IV.FINAL APPLICATION PACKET INFORMATION**

\_\_\_\_ Receipt of 5 full scale copies in blueline or blackline of complete Final Application Packet by Zoning Administrator:      Date: \_\_\_\_\_ by: \_\_\_\_\_

\_\_\_\_ Receipt of 25 reduced (8.5" by 11" text and 11" x 17" graphics) copies of complete Final Application Packet by Zoning Administrator:      Date: \_\_\_\_\_ by: \_\_\_\_\_

\_\_\_\_ Certification of complete Final Application Packet and required copies to the Zoning Administrator by City Clerk:      Date: \_\_\_\_\_ by: \_\_\_\_\_

\_\_\_\_ Class 2 Legal Notice sent to official newspaper by City Clerk:      Date: \_\_\_\_\_ by: \_\_\_\_\_

\_\_\_\_ Class 2 Legal Notice published on \_\_\_\_\_ and \_\_\_\_\_ by: \_\_\_\_\_

\_\_\_\_ Conditional Use recorded with the County Register of Deeds Office:      Date: \_\_\_\_\_ by: \_\_\_\_\_



**911 W. Main St, Lake Geneva**  
**Written Justification for the Proposed Conditional Use**

As the applicants, we believe the proposed conditional use of our property is appropriate with the recommendations of the City of Lake Geneva Comprehensive Master plan because of the following reasons:

- Indoor Sales or Service (Retail) use of this property that was formerly used as a dental office, should not impact the neighborhood. Our customers will primarily be existing pedestrian traffic.
- The property will no longer be used as a two unit residential rental property and dental office. The front residence will be owner occupied with longer term plans of transitioning the entire home to the owner's primary residence.
- The proposed conditional Indoor Sales or Service (Retail) will improve the character of the neighborhood, with plans to restore the house to its original historic beginnings, in keeping with the Maple Park Historical district.
- Neighboring properties should not be affected by an Indoor Sales or Service (Retail) business because the immediate surrounding properties are currently in use as retail or restaurant establishments. When used as a dental office, it was a destination facility. We believe our primary traffic will be pedestrian. If parking for a destination shopper is needed, we have ample parking in the rear of the business.

**III Justification of the Proposed Conditional Use**

1)How is the proposed conditional use (the use in general, independent of its location) in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the zoning ordinance and any other plan, program, or ordinance adopted or under consideration pursuant to official notice by the City?

The proposed conditional use will be in harmony with the City of Lake Geneva because the City's plan encourages new businesses in town and wants to maintain its small city charm. The project of restoring our home and opening a retail establishment will be compatible with the overall character of the city and the shopping district and will maintain the small town feel.

These renovations will be in line with the city guidelines and in harmony with the comprehensive plan and ordinances of Lake Geneva. This will include appropriate signage with proper placement and landscaping as per the ordinances.

We will not be encroaching on the neighborhood with regard to parking or noise but will be a quiet and respectful business. At some point, as we approach retirement, this retail/residential owner occupied space will simply be converted to our single family residence to be used as our retirement home on beautiful Lake Geneva.

2) How is the proposed conditional use, in its specific location, in harmony with proposed, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning ordinance and any other plan, program, or ordinance adopted or under consideration pursuant to official notice by the City?

The proposed conditional use will be in harmony specifically within the Maple Park Historical District because we are going to return the home to its historic appearance in an aesthetically pleasing and historically accurate way. This restoration project will be in alignment with the Historic districts transitional plans of the neighborhood. Our primary goal is to restore the original look of our 1862 home for use as our retirement home. The restoration costs will be supplemented in part by income generated using a portion of the home for retail sales until our retirement, which is why we are requesting the conditional use as indoor sales or service. The home would no longer be functioning as a three tenant rental property and would once again be a single family residence in harmony with Maple Park Historic District when we retire.

3) Does the proposed conditional use, in its proposed location and as depicted on the required site plan, (see section 98-905) (3) (d)), result in any substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or right 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, ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development?

In considering the above question we have the following items to share.

Regarding traffic, our business will be open Tuesday thru Sunday 10:00 am until 5:00 pm and closed on Mondays. The highest volume of traffic will be on Saturday and Sunday, which is currently seen in the shopping district. We will not be open later into the evenings except during special city wide events. Our business will draw mostly pedestrian foot traffic customers who will be walking to our location. Our business will not be a specific destination store as you might find with a bar or restaurant.

Regarding parking, our business will have parking in the rear of the building for those few destination shoppers to our store or for the handicapped. The parking requirements will be no different than the previous use as a dental office. The existing eleven parking spaces exceed the requirement of six spaces for residential parking and four spaces required for customer parking based on calculations per square foot of retail space. Because of the adequate existing parking on our property, our customers will not have to park on residential streets, blocking our neighbor's homes and therefore we will not be adding to the burden of street parking.

Regarding nearby properties; our business will be a low key business run out of our home and should not interfere or disrupt the neighbors in any way.

There will be no undue adverse impacts to the community or neighbors as a result of this conditional use. The restoration of our home will enhance the Maple Park Historic district.

4) How does the proposed conditional use maintain the desired consistency of land uses, land use intensity, and land use impacts as related to the environs of the subject property?

The proposed conditional use of the property will not impact the desired consistency of land uses or intensities. Previous use as a dental office, changing to Indoor Sales or Service (Retail) should not generate any additional parking requirements. Returning the home to its historical appearance will be a better fit in the environ.

5) Is the proposed conditional use located in an area that will be adequately served by, and will not impose an undue burden on, any of the improvements, facilities, utilities or services provided by public agencies serving the subject property?

The proposed conditional use will not impose an undue burden because the nature of the business. We will not have any unusual circumstances to require additional assistance or service from utilities or any public agencies.

6) Do the potential public benefits of the proposed conditional use out weigh all potential adverse impacts of the proposed conditional use (as identified in Subsections 98-905 (4) (b) 1.-5.), after taking into consideration the applicants proposal and any requirements by the applicant ameliorate such impacts?

We believe that the potential public benefit will far out weigh any possible adverse impacts, as based on our proposal above, noting no adverse affects.

**911 W. Main St. Lake Geneva  
Site Plan Review (Requirements per Section 98-908)**

**Intended Use**

(a) The existing zoning district is NO, Neighborhood Office and we are proposing to change the conditional usage to Indoor Sales or Service (Retail).

Land use plan map designation currently is NO, Neighborhood Office.

Current land use on the property is two residential units, one rental and one owner occupied. Also on the premises is one unoccupied neighborhood office space, formerly used as a dental office.

Proposed land use for the subject property retains the two residential units on the second floor and the kitchen area on the main floor. We are proposing that the former dental office will be converted to Indoor Sales or Service (Retail) and expanded to include the front living area on the main floor. This will be accomplished by putting in a pass thru, connecting the two spaces as outlined on the floor plan.

The projected number of residents will be one tenant, two employees (owners) and a varying number of customers depending on the day of the week, (Sat or Sun) and seasonal changes.

The proposed conditional usage change will not impact the existing impervious surface area, landscape surface area, resulting site density or corresponding ratios. The floor area will not change in size, but the usage of the floor area will change to Indoor Sales or Service (Retail) as detailed in the floor plan, enclosed.

Our operational considerations relating to hours of operation are as follows; we will be open Tuesday thru Friday, 10 am to 5 pm and Saturday and Sunday 10 am to 6 pm. We will be closed on Monday's year round. We will be closed on Monday and Tuesday during the off season.

Usage of water, sanitary sewer and septic loading is projected to be no more than previous usage.

No additional traffic will be generated because we have sufficient parking behind the building for customers to park.

The proposed conditional use will not create a nuisance because the business will be operated indoors with minimum loading/ unloading for deliveries of merchandise on a weekly basis. The business is not conducive to cause any undue hardships or nuisances relating to vibrations, noise, air pollution, radiation or any additional listed concerns. "The proposed development shall comply with all requirements of Article VII".

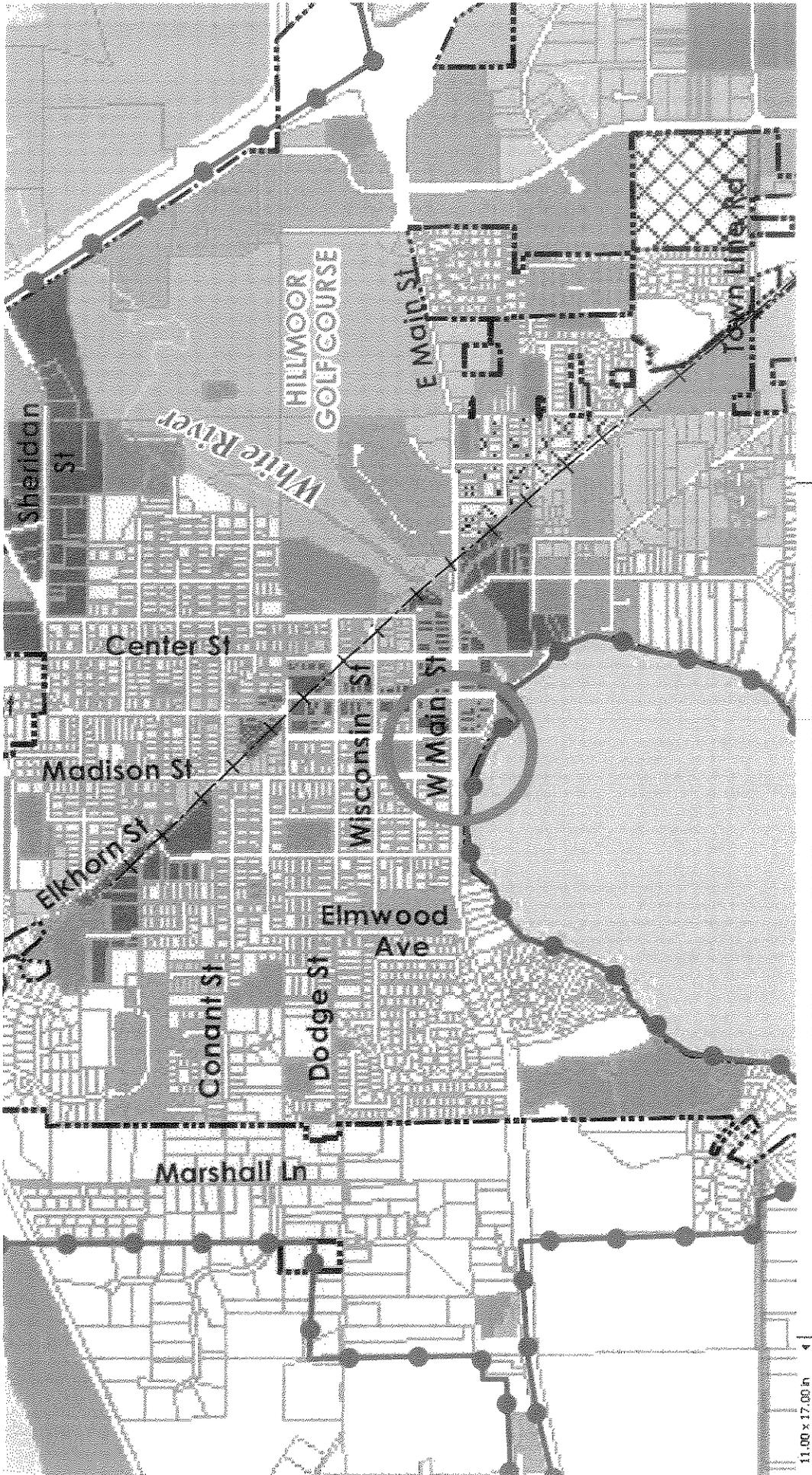
Exterior building and fencing materials will be in compliance, if applicable with Sections 98-718 and 98-720 with regards to appropriate exterior building and fencing materials.

We have no plans for future expansion of our home for business related purposes or any other reason.

There is no more pertinent information regarding the intended use and its relation to nearby properties.

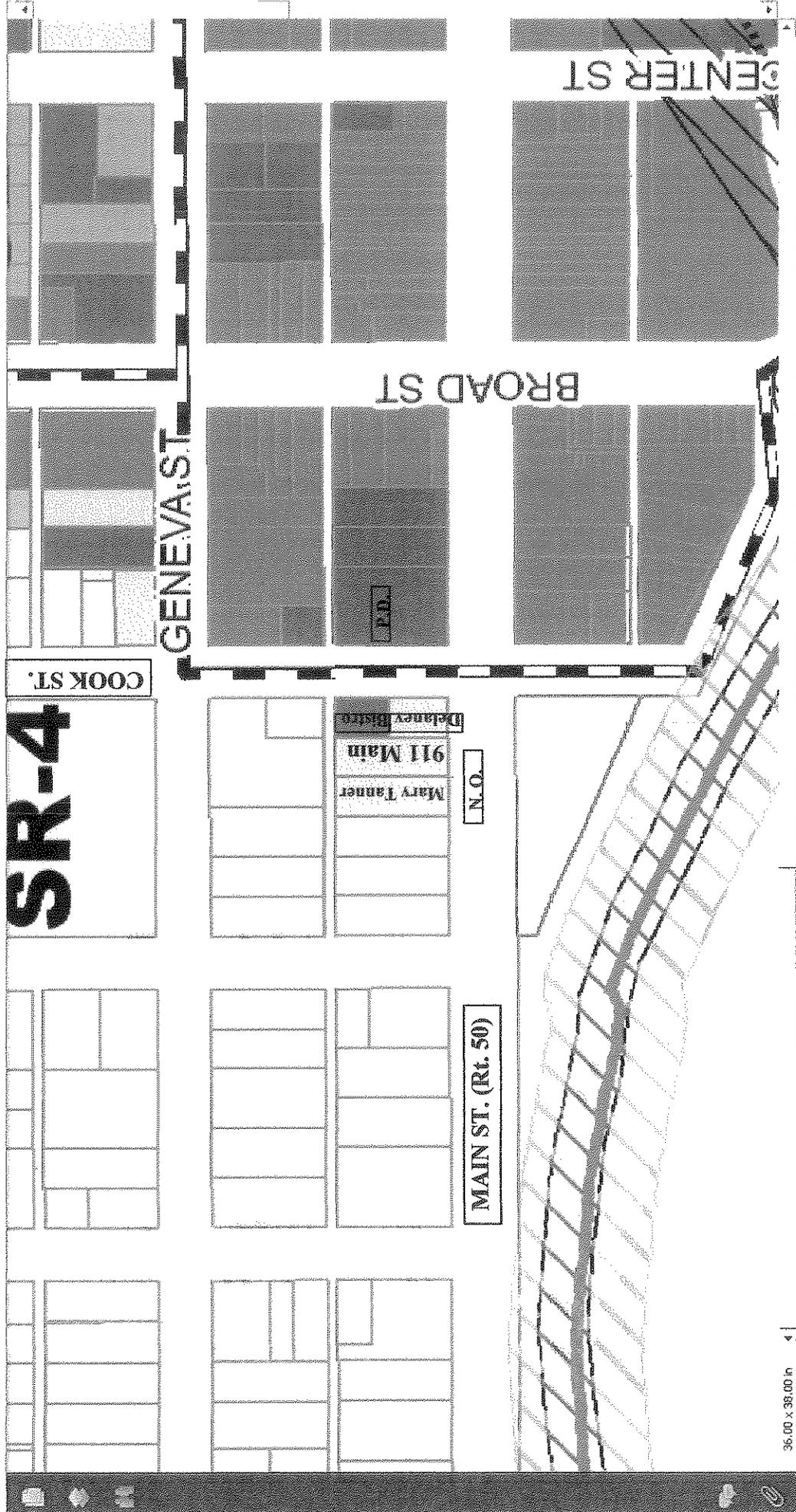
- (b)** A small location map is included in the packet with the property clearly indicated.
- (c)** A property site plan drawing is not applicable, no change to the existing site plan.
- (d)** A detailed landscaping plan is not applicable, no change to the existing landscaping.
- (e)** A grading and erosion control plan is not applicable, no change to existing grading and erosion.
- (f)** Elevation drawings are not applicable, no change to existing elevation.





Land Use Plan Map (Generalized Location of 911 Main in relation to the City as a whole.

North



36.00 x 36.00 in

Unknown Zone

**Existing Zoning Map**

Date

April 13, 2012

City of Lake Geneva  
626 Geneva Street  
Lake Geneva, WI 53147

Attn: Mr. Barney Brugger  
Zoning Administrator

Re: Advance Auto Parts  
North Gate Retail – Phase II  
City of Lake Geneva  
Project No. R12-0014-103

Dear Barney,

We have reviewed the submitted data for the Advance Auto Parts site as part of the North Gate Retail - Phase II prepared by Kapur & Associates. Specifically, the following items were reviewed:

- Preliminary Engineering Plans, dated March 12, 2012, and received March 15, 2012, prepared by Kapur & Associates, Inc.
- Certified Survey Map, dated March 12, 2012, and received March 20, 2012, prepared by Kapur & Associates, Inc. and Gary R. Splinter, R.L.S

Based on our review we have the following comments and recommendations:

**Preliminary Plans:**

**Parking & Drainage**

- Provide top of curb elevations and drainage arrows for the direction of runoff.

**Storm Sewer, Sanitary Sewer & Water Main**

- Indicate materials to be used for the construction of utilities including backfill limits.
- Provide invert elevations, length, and size for sanitary lateral installed on this project.
- If riprap is being installed at the end of the storm outfall, show size and dimensions on plans.

**Certified Survey Map (CSM):**

**Sheet 1**

- Show the dimension along the westerly line of proposed Lot 2. It calculates to be 104.32 feet.

Lake Geneva  
700 Geneva Pkwy.  
P.O. Box 550  
Lake Geneva, WI 53147  
262.348.5600  
FAX 262.348.9979

Milwaukee Regional  
W175 N11081 Stonewood Dr.  
Suite 103  
Germantown, WI 53022  
262.250.8000  
FAX 262.250.8011

Madison  
5315 Wall Street  
Suite 165  
Madison, WI 53718  
608.244.6277

Racine  
6011 Durand Ave.  
Suite 500  
Racine, WI 53406  
262.554.8530  
FAX 262.554.1503

Fox Valley  
P.O. Box 10  
Bear Creek, WI 54922  
715.752.4620  
FAX 715.752.4595

APPLICATION FOR PRECISE IMPLEMENTATION PLAN AMENDMENT

*City of Lake Geneva*

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

Parcel Number: ZA415900001 and ZA415900003; See attached Property Reports and CSM

Name and Address of Current Owner:

KC Northgate LLC

751 Geneva Parkway, P.O. Box 460 Lake Geneva, WI 53147

Telephone No. of Current Owner including area code: 262-248-4492

Name and Address of Applicant:

Dave Herbeck

2601 E. Gatewood Dr. Appleton, WI 54915

Telephone No. of Applicant including area code: 920-428-9028

Proposed Use:

The property is zoned PD, Planned Development, with a General Development Plan that permits a bank/financial institution, food service, retail stores, and automotive service facilities. An Advance Auto Parts retail store is proposed with a building square footage of approximately 6,895 S.F.

Zoning District in which land is located: PD, Planned Development - General Development Plan

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

Project Engineers: Brad Iors, Kapur & Associates, Inc. 6025 S. Pine Street, Burlington, WI 53105 262-767-2747

Architects: Gries Architectural Group Inc. 500 N. Commercial Street, Neenah, WI 54956 920-722-2445

Short statement describing activities to take place on site:

Owner is filing a site plan application for the second phase of development of the North Gate Retail Center, to include the development of an Advance Auto Parts retail establishment. The application includes site improvements such as site grading, asphalt pavement, storm sewer, water main extension, sanitary sewer service, landscaping, signage, and lighting improvements. Lots 1 and 3 of the existing development will require lot line adjustments as part of this development. See CSM for further details.

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



Signature of Applicant

# Precise Implementation Plan (PIP)

North Gate Retail Center Phase II  
City of Lake Geneva  
Walworth County, Wisconsin

Prepared for:

Dave Herbeck  
2601 E. Gatewood Dr.  
Appelton, WI 54915

Prepared by:

Kapur & Associates, Inc.  
6025 S. Pine Street  
Burlington, Wisconsin 53105

April 2012



# SECTION 1 – PROJECT NARRATIVE

we listen. we innovate.  
we turn your vision  
into reality.

Precise Implementation Plan information found below is outlined in accordance with the Application for Precise Implementation Plan Amendment.

See attachments for materials relating to;

**1) Location Map**

**2) Map of the Subject Property**

**3) Project Description**

North Gate Retail Center is approximately 4.6 acres in total, located along a major arterial street, S.T.H. 120. The retail center is presently zoned PD, Planned Development, under a General Development Plan approved October 22, 2007. The permitted uses for the development include a bank/financial institution, food service, retail stores, and automotive service facilities. The retail center was proposed as a three stage development. The first phase of the retail center included the development of Lot 2. The improvements included the construction of a Community Bank CBD, the construction of a storm water management Pond serving the entirety of the site, and the construction of a permanent entrance to the retail center from S.T.H. 120. The first phase of the development was completed in 2009.

KC Northgate, LLC as the present owner of North Gate Retail Center is concurrently filing an Application for Land Division. The lot lines of existing Lot 1 and Lot 3 will be adjusted as detailed in the Certified Survey Map, incorporated herein. After the division, the total lot area for the Advance Auto Parts development is less than anticipated in the general development plan. The general development plan had a lot size of 1.25 acres with a building footprint of 14,141 square feet. The proposed lot size is reduced to 0.94 acres with a building footprint of 6,895 square feet.

A precise implementation plan is proposed to develop the second phase of North Gate Retail Center to include the following:

1. The construction of an Advance Auto Parts retail establishment, approximately 6,895 square feet.
2. The construction of additional parking facilities to service the development.
3. The installation of signage, landscaping and lighting features around the building and expanded parking lot. Advance Auto Parts will have a separate signage monument from the Northgate Retail Center signage.
4. The installation of signage. Advance Auto Parts will have a separate signage monument from the Northgate Retail Center signage.
5. The completion of a water main loop throughout North Gate Retail Center and the construction of sanitary sewer and water laterals to service Advance Auto Parts.
6. The site grading and construction of a storm sewer network to collect drainage from Phase II developments and convey it to the existing storm water management Pond.
7. Attached hereto is the following documentation:

**Section 2-Project Maps and Supporting Documentation**

- a. Walworth County, WI Land Information Division-Property Details for Parcel Number: ZA415900001
- b. Walworth County, WI Land Information Division-Property Details for Parcel Number: ZA415900003
- c. Map 4: Existing Land Use – City of Lake Geneva Comprehensive Plan
- d. Map 5a: Future Land Use – City of Lake Geneva Comprehensive Plan

# SECTION 1 – PROJECT NARRATIVE

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into reality.



- e. Map 5b: Future Land Use – City of Lake Geneva Comprehensive Plan
- f. Walworth County GIS Aerial photograph of North Gate Retail Center and surrounding properties
- g. List of names and addresses of neighboring owners within three hundred feet of North Gate Retail Center

## Section 3- Certified Survey Map

- a. Certified Survey Map

## Section 4- Preliminary Plans and Specifications

- a. Civil Plans-Grading and Erosion Control, Site Paving, Utility, Landscaping drawings and specifications provided by Kapur and Associates Inc.
- b. Architecture Plans-Building Elevation drawings and specifications completed by Gries Architectural Group Inc.
- c. Lighting Plan-provided by Kapur and Associates Inc.
- d. Signage Plans-drawings and specifications provided by Site Enhancement Services

### **Land Uses**

North Gate Retail Center permits the development of bank/financial institutions, food services, retail stores, and automotive service facilities as granted and described more completely under the General Development Plan. Phase II improvements include an Advance Auto Parts retail establishment, building and site specifications provided in the attached Preliminary Plan Set. Along with the usual sale of automotive and truck parts this establishment will test, remove, and install batteries; remove and install wiper blades; remove and install light bulbs and headlight bulbs; perform diagnostic testing (hooking a computer to a vehicle to obtain a repair code); and perform alternator testing. No other automotive services will be provided at this Advance Auto Parts location.

### **Non-Residential Densities**

The Phase II improvements include a total site area of 0.94 acres with a proposed floor area of 6,900 square feet, impervious area of 28,550 square feet, and green space area of 12,400 square feet. The floor area ratio equals 16.8% of the site, the impervious area ratio equals 69.7% of the site, and the green space area ratio equals 30.3% of the site. The green space ratio is in excess of 25% of the site as is required in the PB, Planned Business, zoning district.

### **Treatment of Natural Features**

During North Gate Retail Center Phase I improvements, the entire site was rough graded in anticipation of future development. As such there are no existing natural features to be preserved. The landscaping from Phase I improvements will remain and additional landscaping features are to be added during Phase II improvements.

### **Relationship to Nearby Properties and Streets**

Land uses in proximity to North Gate Retail Center include business, manufacturing, and commercial. The Phase II development of Advance Auto Parts is compatible with the neighboring land uses and fits within the permitted uses of the Planned Development district. There will be no impacts to nearby streets as no additional access points from S.T.H. 120 are required to service Phase II developments.

# SECTION 1 – PROJECT NARRATIVE

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## **Rationale for PD Zoning**

PD zoning was established for North Gate Retail Center prior to Phase I improvements. PD zoning allows a variety of automotive and retail services. Advance Auto Parts is compatible with these zoning requirements.

## **Zoning Standards Not Met**

The minimum required setback from side and rear lots is 5 feet for pavement. The proposed pavement limits for Phase II encroach upon the minimum rear yard setback. Currently, no development exists on the neighboring lot adjacent to the rear yard. The rear yard setback infringement does not affect existing developments, and will fit in well with the anticipated future developments of the North Gate Retail Center.

See attachments for materials relating to;

### **4) Precise Implementation Plan Drawing**

### **5) Landscaping Plan**

### **6) Building Elevations**

### **7) General Signage Plan**

Advance Auto Parts will have a separate signage monument along S.T.H. 120 (County Highway "H") from the Northgate Retail Center signage monument. Refer to the general signage plan.

## **8) Intended Organizational Structure**

As specified in the "Precise Implementation Plan (PIP) Submittal Materials for NORTH GATE RETAIL CENTER" dated March 10, 2008;

"The North Gate Retail Center Owners Association, Inc. ("Association"), will be organized as a Wisconsin non-stock corporation over all of North Gate Retail Center. The Association will own the outlot containing the Pond, and will manage and maintain the storm water management facilities, the parking lot, including, without limitation, its pavement, markings, lights, islands, and landscaping, the landscaping along C.T.H. H/S.T.H. 120, and the general signage for North Gate Retail Center. The Association will assess each lot of North Gate Retail Center ratably on the basis of approved building gross square footage thereon or as the owners otherwise agree for the cost of such management and maintenance."

## **9) PIP Consistency with the GDP**

As discussed throughout the report, the Precise Implementation Plan for Phase II improvements is in accordance with the General Development Plan.

## **10) Variance of PIP from the GDP**

The General Development Plan includes a kiosk for the PIP of North Gate Retail Center. No kiosk was constructed during Phase I improvements and no kiosk is proposed for Phase II improvements.

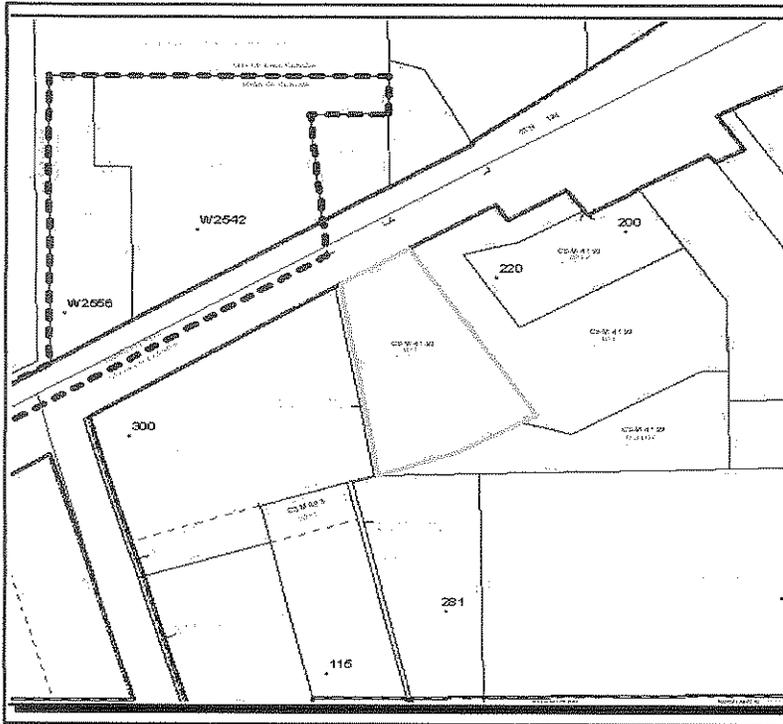
# SECTION 1 – PROJECT NARRATIVE

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into reality.

## 11) Proof of Financing Capability

As established in the "Precise Implementation Plan (PIP) Submittal Materials for NORTH GATE RETAIL CENTER" dated March 10, 2008;

"Before the construction of any phase of North Gate Retail Center, Developer will provide a letter of credit in the amount of one hundred twenty (120) percent of the value of the public improvements to be constructed as part of the subject phase, issued by a financial institution acceptable to the City. Such letter of credit may be reduced from time to time by the value of the public improvements then completed and fully paid."



## Walworth County, WI Land Information Division

### Property Details

Municipality: CITY OF LAKE GENEVA  
 Parcel Number: ZA415900001  
 School District: 2884-UHS LAKE GENEVA-GENOA CI  
 Zoning District: CITY OF LAKE GENEVA

### Owner Information

Owner Name: KC NORTHGATE LLC  
 Owner Name 2: C/O KEEFE REALTY  
 Mailing Address: PO BOX 460  
  
 LAKE GENEVA WI, 531470000

### 2011 Valuation Information

Land: \$271,600.00  
 Improvements: \$0.00  
 Total: \$271,600.00  
 Acres: 1.2400  
 Fair Market Value: \$298,205.00  
 Assessment Ratio: 0.91078  
 Mill Rate: 0.021754

### Tax Information

Gross Tax: \$6,385.40	School Credit: \$477.02
First Dollar Credit: \$0.00	Lottery Credit: \$0.00
Special Assessment: \$0.00	Special Charges: \$0.00
Delinquent Utility Charge: \$0.00	Private Forest Crop Taxes: \$0.00
Managed Forest Land Taxes: \$0.00	Woodland Tax Law Taxes: \$0.00
<b>Total Billed: \$5,908.38</b>	

### Tax Jurisdictions

STATE OF WISCONSIN	\$50.61
GATEWAY TECHNICAL COLLEGE	\$427.22
CITY OF LAKE GENEVA	\$1495.30
UHS LAKE GENEVA-GENOA CITY	\$827.21
SCH LAKE GENEVA J 1	\$1865.25
COUNTY OF WALWORTH	\$1242.79

### Elected Officials / Voting Districts

Supervisory District: Nancy Russell (D11)  
 State Representative: Thomas A. Lothian (32nd District)  
 State Senator: Neal Kedzie (11th District)  
 US Representative: Paul Ryan (1st District)  
 US Senator: Ron Johnson (R) & Herb Kohl (D)

### Special Assessments / Charges

### Soil Classification

<u>Soil Type</u>	<u>Soil Name</u>	<u>Acres</u>
MxB	LOAM, SANDY LOAM SUBSTRATUM, 2 TO 6 PERCENT S	0.7890
MxC2	, SANDY LOAM SUBSTRATUM, 6 TO 12 PERCENT SLOPI	0.4456
MpB2	CHENRY SILT LOAM, 2 TO 6 PERCENT SLOPES, ERODE	0.0019

### Property Address

### Legal Description

LOT 1 CERTIFIED SURVEY NO.4159 AS RECORDED IN VOL 26 OFC.S. ON PAGE 163 WCR. LOCATED IN SE 1/4 NE 1/4 SEC 25 T2NR17E. 54378 SQ FT CITY OF LAKE GENEVA OMITS ZYUP-137D & ZYUP-137E

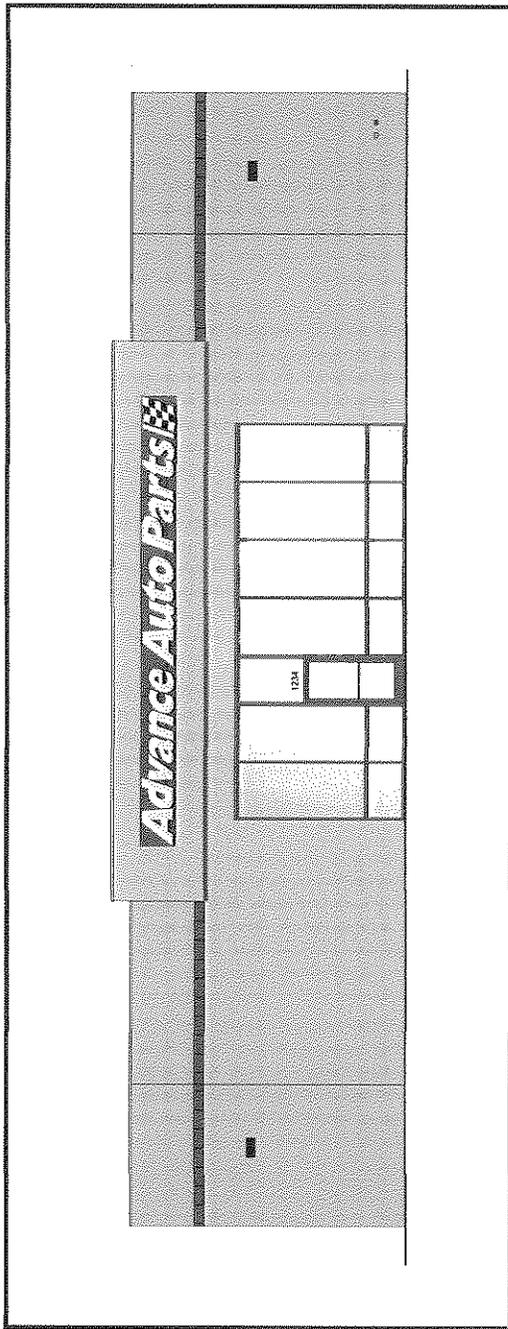
### Disclaimer

The information provided in this property information page is not official information. All official tax information is recorded in the Walworth County Treasurer's Office. To verify tax payment/payoff status, contact the Walworth County Treasurer's Office at 262-741-4251.

**Pre-REC Signage Proposal**

February 29, 2012

County Hwy H and E Geneva Sq  
Lake Geneva, WI



February 29, 2012

**Site ID#** \_\_\_\_\_ **Developer:** Jurisdiction of: City of Lake Geneva  
**Store#** \_\_\_\_\_ **Contact:** Contact 1: Barney Brugger 262-248-3911  
**Street address (cross-street):** County Hwy H and E Geneva Sq **Phone:** Contact 2:  
**City/State/Zip:** Lake Geneva, WI **Fax:** Zoning: PD; Planned Development (follows Planned Business regulations).

**Freestanding Signs:**

Maximum number of freestanding signs allowed (i.e. one per lot, one per frontage): Shared monument. MT panel available for AAP.  
 What determines the allowable SF and height restriction for a freestanding sign (i.e. building frontage, street frontage): N/A  
 Maximum SF allowed for freestanding sign(s): 50 SF  
 How is sign SF measured (what method i.e. by the smallest rectangle, combination of geometric shapes, etc.): N/A  
 Maximum overall height of freestanding sign(s): 8' OAH (sign face only, not including supporting structures)  
 Are there illumination restrictions: Yes  
 Are there any color restrictions (red/yellow/black): No  
 Set back requirements (from ROW, side or rear property lines): Equal to sign height.  
 Vision clearance (from grade to bottom of sign cabinet): N/A  
 Wind load requirements (mph/psf): N/A  
 Sight triangle requirements: N/A  
 Are face replacements allowed (grandfather?): N/A  
 Are permits required for refacing? N/A  
 What inspections (i.e. foundation, electrical) are required during and after the installation phases? N/A  
 Clearance from overhead power lines: N/A  
 Additional comments: No corporate trademark building features are allowed.

**Summary**  
 Max number: (1) per lot – AAP to get tenant panel on M/T sign.  
 Square footage allowed: N/A  
 Max height: N/A  
 Setback: N/A  
 Special restrictions: N/A

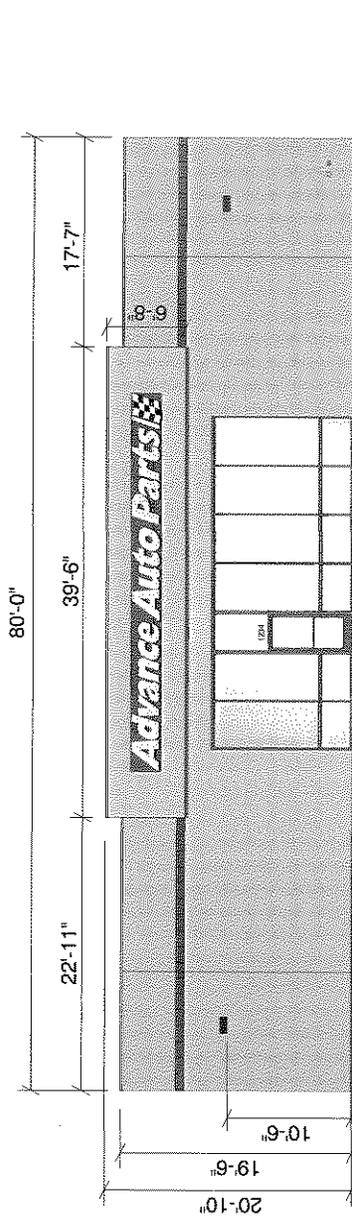
**Wall Signs:**

Maximum number of wall signs allowed (i.e. one per building, one per frontage): (2) per façade  
 What determines the allowable SF for a wall sign (i.e. building frontage, street frontage): N/A  
 Maximum SF allowed for wall sign(s): Each wall: 1 SF per building frontage, NTE 250 SF  
 How is sign SF measured (what method i.e. by the smallest rectangle, combination of geometric shapes, etc.): N/A  
 Are the red panels or paint included in the sign area? Yes, if they form a backdrop to frame the signs.  
 Are recesses allowed/required: N/A  
 Are back/cabinet signs (cloud signs) allowed: N/A  
 Maximum letter height: N/A  
 Are there restrictions on illumination: No  
 Are there any color restrictions: No  
 Are wall signs permitted to be placed on elevations that do not pertain to street frontage: N/A  
 Are permits required? Yes  
 Where do wall sign shut off switches need to be located: On the sign.  
 Additional comments: N/A

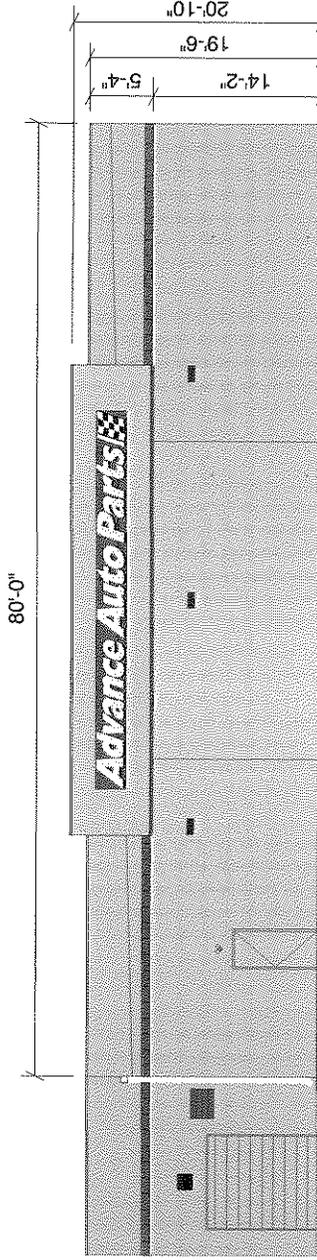
**Summary**  
 Max number: (2) per façade  
 Square footage allowed: NTE 1 SF per linear foot of building frontage, NTE 250 SF.  
 Special restrictions: Red panels will count in SF.

February 29, 2012

Code Allowed: Proposed Signage - (2) 27" Channel Lettersets with Custom Panels (2'-6 1/8" x 31'-10 3/16"; 80.0 SF)



**FRONT ELEVATION**  
Scale: 1/16" = 1'-0"



**LEFT ELEVATION**  
Scale: 1/16" = 1'-0"

February 29, 2012



Scale: 1" = 80'





**J.A. ASSOCIATES, INC.**  
 ENGINEERS & ARCHITECTS  
 100 S. FISH WALK  
 SUITE 200  
 WISCONSIN DUNES, WI 53190  
 PHONE: 920.837.3300  
 WWW: JAA.ORG

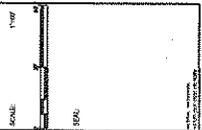
**PROJECT:**  
 NORTH GATE  
 RETAIL CENTER  
 PHASE II

**OWNER:**  
 CITY OF LAKE  
 GENEVA,  
 WILMINGTON  
 COUNTY, WI

**CLIENT:**  
 KC NORTHGATE,  
 LLC  
 751 GENEVA  
 PARKWAY  
 LAKE GENEVA, WI

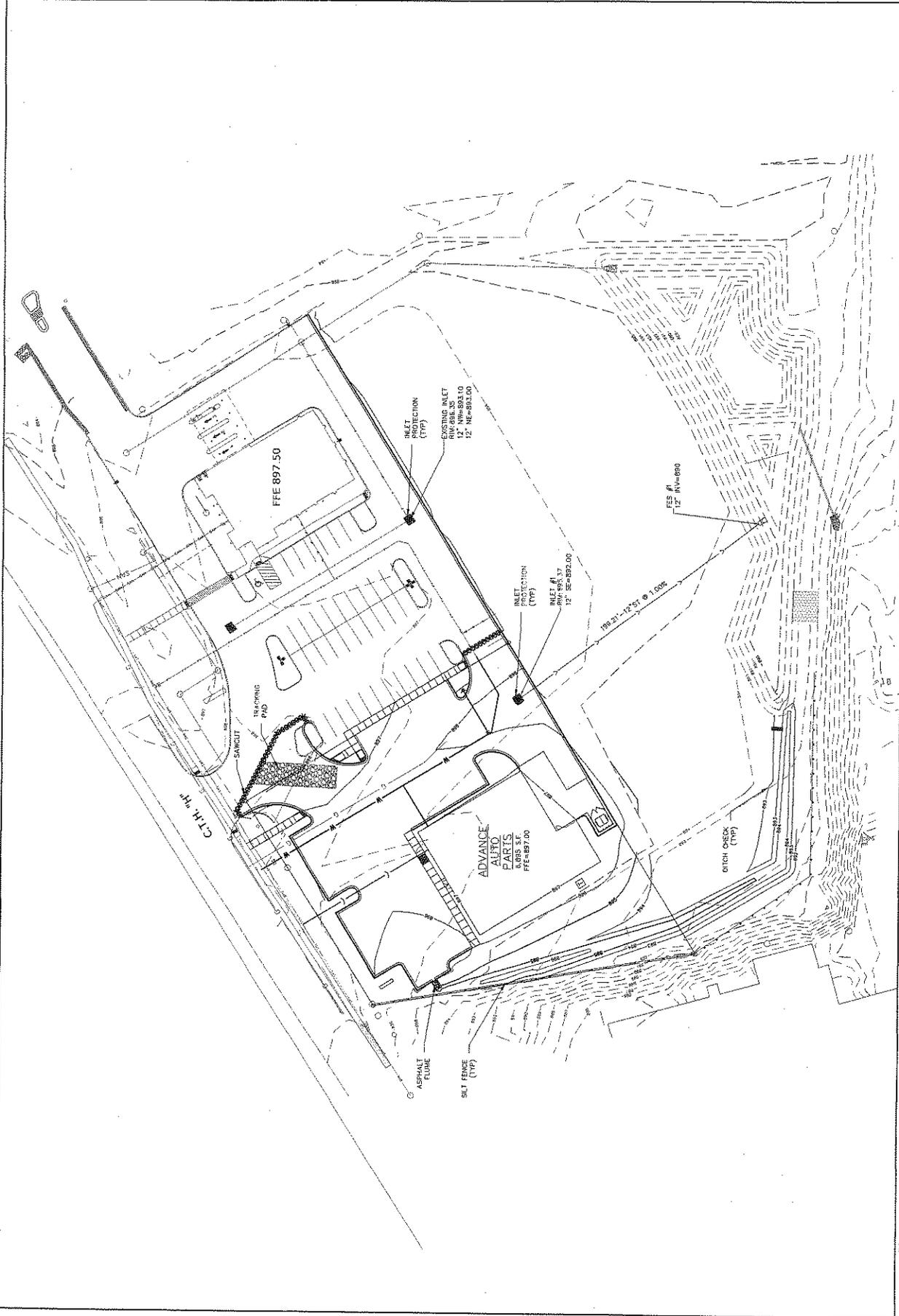
**DATE:**  
 11/15/2011

**DESCRIPTION:**  
 PRELIMINARY  
 PLANS NOT FOR  
 CONSTRUCTION



**DATE:**  
 11/15/2011

**PROJECT NUMBER:**  
 C-101



SITE PLAN FOR NORTH GATE RETAIL CENTER PHASE II, WILMINGTON COUNTY, WI. PREPARED BY J.A. ASSOCIATES, INC. DATE: 11/15/2011.







**City of Lake Geneva  
Council Meeting  
4/23/2012**

**Prepaid Checks - 4/5/12 through 4/18/12**

**\$1,645.56**

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

**COUNCIL MEETING DATE OF: 4/23/2012**

**TOTAL PREPAID ACCOUNTS PAYABLE - 4/5/12 through 4/18/12 \$ 1,645.56**

**ITEMS > \$5,000**

**BALANCE OF OTHER ITEMS 1,645.56**

DATE: 04/18/2012  
 TIME: 13:25:47  
 ID: AP450000.WOW

CITY OF LAKE GENEVA  
 PAID INVOICE LISTING

FROM 04/05/2012 TO 04/09/2012

VENDOR #	INVOICE #	ITEM DESCRIPTION	ACCOUNT NUMBER	INV. DATE	P.O. NUM	CHECK #	CHK DATE	CHECK AMT	INVOICE AMT/ ITEM AMT
GENON	941627	GENEVA ON-LINE INC							
	01	DSL CHARGE-MAR	9900005221	04/01/12		53247	04/05/12	60.00	60.00
									VENDOR TOTAL: 60.00
NETHERY	REIMB-3/12	JEFFREY NETHERY							
	01	MILEAGE-SCHOOL-GREEN BAY	1121005330	03/30/12		53248	04/05/12	188.70	188.70
									VENDOR TOTAL: 188.70
VERIZON	2720200902	VERIZON WIRELESS							
	01	ATR CARDS-MAR	1121005221	03/23/12		53249	04/05/12	379.85	379.85
									VENDOR TOTAL: 379.85
									TOTAL --- ALL INVOICES: 628.55

DATE: 04/18/2012  
 TIME: 13:26:15  
 ID: AP450000.WOW

CITY OF LAKE GENEVA  
 PAID INVOICE LISTING

FROM 04/11/2012 TO 04/18/2012

VENDOR #	INVOICE #	ITEM DESCRIPTION	ACCOUNT NUMBER	INV. DATE	P.O. NUM	CHECK #	CHK DATE	CHECK AMT	INVOICE AMT/ ITEM AMT
BRECK		RITA BRECKENFELD							
	4/12	01 TRAINING-MEALS	1121005331	04/03/12		53367	04/12/12	18.00	18.00
									18.00
FIRST		FIRST CONGREGATIONAL UNITED							
	REFUND	01 EXEMPT FILING FEE	1100004425	03/14/12		53368	04/12/12	20.00	20.00
									20.00
									VENDOR TOTAL: 18.00
GLORI		GLORIA DEI EVANGELICAL							
	REFUND	01 EXEMPT FILING FEE	1100004425	03/22/12		53371	04/12/12	20.00	20.00
									20.00
									VENDOR TOTAL: 20.00
HOLYC		HOLY COMMUNION EPISCOPAL							
	REFUND	01 EXEMPT FILING FEE	1100004425	03/22/12		53372	04/12/12	20.00	20.00
									20.00
									VENDOR TOTAL: 20.00
IMMAN		IMMANUEL EVANGELICAL							
	REFUND	01 EXEMPT FILING FEE	1100004425	03/13/12		53373	04/12/12	20.00	20.00
									20.00
									VENDOR TOTAL: 20.00
KLEIN		TERESA M. KLEIN							
	REFUND	01 FILL RIV DOLLAR CHANGER	4234501015	04/09/12		53374	04/12/12	500.00	500.00
									500.00
									VENDOR TOTAL: 500.00
ROBBINS		MARCIA ROBBINS							
	4/12	01 TRAINING-MEALS	1121005331	04/03/12		53375	04/12/12	16.01	16.01
									16.01
									VENDOR TOTAL: 16.01
T0000521		NORTH FOND DU LAC							
	TRAINING	01 TRAINING-REUSS, HANSEN	1121005410	04/11/12		53376	04/12/12	30.00	30.00
									30.00
									VENDOR TOTAL: 30.00

DATE: 04/18/2012  
 TIME: 13:26:15  
 ID: AP450000.WOW

CITY OF LAKE GENEVA  
 PAID INVOICE LISTING

FROM 04/11/2012 TO 04/18/2012

VENDOR #	INVOICE #	ITEM DESCRIPTION	ACCOUNT NUMBER	INV. DATE	P.O. NUM	CHECK #	CHK DATE	CHECK AMT	INVOICE AMT/ ITEM AMT
VERIZON	2720200901	VERIZON WIRELESS							
	01	CELL CHGS-MAR	1122005221	03/23/12		53377	04/12/12	52.83	52.83
									52.83
									VENDOR TOTAL: 52.83
WEENE	LIB 3/12	WE ENERGIES							
	01	INV 3843-358-997	9900005222	03/30/12		53378	04/12/12	320.17	320.17
	02	INV 5604-510-433	9900005222						99.99
									220.18
									VENDOR TOTAL: 320.17
									TOTAL --- ALL INVOICES: 1,017.01

**City of Lake Geneva  
Council Meeting  
4/23/2012**

**Accounts Payable Checks - through 4/18/12**

	<u>Fund #</u>	
1. General Fund	11	<u>\$ 134,879.13</u>
2. Debt Service	20	<u>\$ 922.84</u>
3. TID #4	34	<u>\$ 356,231.71</u>
4. Lakefront	40	<u>\$ 2,679.60</u>
5. Capital Projects	41	<u>\$ 932.75</u>
6. Parking Meter	42	<u>\$ 128.95</u>
7. Library Fund	99	<u>\$ 1,359.01</u>
8. Impact Fees	45	<u>\$ -</u>
9. Tax Agency Fund	89	<u>\$ -</u>
Total All Funds		<u><u>\$497,133.99</u></u>

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

**COUNCIL MEETING DATE OF: 4/23/2012**

**TOTAL UNPAID ACCOUNTS PAYABLE - THROUGH 4/18/12 497,133.99**

**ITEMS > \$5,000**

Automated Parking Technologies-Luke Parking System 40%	276,528.40
Lake Geneva Utility Commission - 1st Qtr Hydrant Rent	57,080.94
Johns Disposal Service Inc - April Garbage Service	35,892.40
Mohr Construction - Chamber Restroom Remodel - Draw 1	30,290.00
Humphrey's Contracting - Concrete Project - Draw 2	29,055.75
Crispell-Snyder Inc - March Engineering	23,964.28
Alliant Energy - March Invoices	20,008.99

**Balance of Other Items 24,313.23**

DATE: 04/20/12  
 TIME: 08:55:56  
 ID: AP441000.WOM

CITY OF LAKE GENEVA  
 DETAIL BOARD REPORT

INVOICES DUE ON/BEFORE 04/24/2012

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
A+ 1221	04/02/12	01	OLD TIME NEWSLETTER	1170005720		04/24/12	60.00
						INVOICE TOTAL:	60.00
A+ 998	03/05/12	01	OLD TIME NEWSLETTER	1170005720		04/24/12	60.00
						INVOICE TOTAL:	60.00
						VENDOR TOTAL:	120.00

ALLIANT ALLIANT ENERGY

RE041012	04/18/12	01	INV 101952-010-SNAKE RD/HWY 50	1134105222		04/24/12	10.18
		02	INV 106985-010-STREET LIGHTS	1134105223			6,948.87
		03	INV 114980-010-HWY 12/WHEELER	1134105222			10.35
		04	INV 124743-010-S LAKE SHORE DR	1152005222			21.07
		05	INV 127818-010-W HWY 50 BLOCK	1134105222			10.18
		06	INV 140837-010-S LAKE SHORE DR	1134105222			7.60
		07	INV 147744-014-1070 CAREY	1132105222			154.49
		08	INV 178856-010-GEORGE ST	1134105222			7.77
		09	INV 184924-010-COBB PARK	1152005222			8.31
		10	INV 188965-013-1065 CAREY	1132105222			523.78
		11	INV 216918-010-CITY HALL	1116105222			3,101.63
		12	INV 239783-010-CENTRAL SCHOOL	1152005222			8.57
		13	INV 243947-013-1055 CAREY	1132105222			185.16
		14	INV 268954-010-FLAT IRON PK	1152005222			359.69
		15	INV 279779-010-918 MAIN ST	9900005222			1,147.78
		16	INV 292807-010-WELLS ST	1134105222			72.11
		17	INV 302769-011-DUNN BASEBALL	1152005222			56.55
		19	INV 315792-010-W MAIN/CENTER	1134105222			46.92
		20	INV 318816-010-HWY 50/HWY 12	1134105222			10.18
		21	INV 335773-010-WELLS ST	1134105222			9.78
		22	INV 336765-010-FLAT IRON PK	1152005222			8.31
		23	INV 355867-010-DODGE ST	1134105222			7.93
		24	INV 375931-010-RIVIERA	4055305222			1,571.16
		25	INV 392817-010-LIBRARY PK	1152005222			23.94
		26	INV 426987-010-RR3 BLK FLASHER	1134105222			10.18

DATE: 04/20/12  
 TIME: 08:55:56  
 ID: AP441000.WOM

CITY OF LAKE GENEVA  
 DETAIL BOARD REPORT

INVOICES DUE ON/BEFORE 04/24/2012

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
RE041012	04/18/12	27	INV 433829-010-FIRE HOUSE	1122005222		04/24/12	620.62
		28	INV 433906-010-HAVENWOOD	1134105222			7.80
		29	INV 434743-010-HWY 12/HWY 36	1134105222			10.35
		30	INV 489578-003-MUSEUM	1151105222			505.82
		31	INV 492771-003-GENEVA SQ	1134105223			39.93
		32	INV 514311-001-BAKER/SEMINARY	1152005222			8.43
		33	INV 517852-001-SAGE ST/DUNN	1129005222			5.04
		34	INV 544872-001-VETS PK/TOWNLIN	1152015222			153.44
		35	INV 560544-002-1003 HOST DR	1122005222			281.24
		36	INV 589078-001-RUSH ST	1152005222			23.34
		37	INV 589905-001-BEACH HOUSE	4054105222			399.43
		38	INV 590084-001-DONIAN PK	1152005222			253.43
		39	INV 594309-001-STREET LIGHTS	1134105223			299.51
		40	INV 605259-001-GENEVA ST LOT	1134105223			348.78
		41	INV 614948-001-VETS PK SCOREBO	1152015222			107.56
		43	INV 621606-001-WELLS ST	1134105222			9.34
		44	INV 621825-001-S WELLS	1134105222			9.92
		46	INV 626232-001-HWY 50/HWY 12	1134105222			27.32
		47	INV 627270-001-730 MARSHALL ST	1129005222			18.44
		48	INV 628749-001-W COOK SIREN	1129005222			11.18
		49	INV 640082-001-201 EDWARDS SIR	1129005222			10.43
		50	INV 652115-002-WALMART	1134105223			90.27
		51	INV 653994-001-HWY 120/TOWNLIN	1134105222			110.69
		52	INV 654168-001-HWY 50 SIGNAL	1134105223			153.47
		53	INV 656566-001-HWY 120/BLOOMFI	1134105223			86.54
		54	INV 657276-002-389 EDWARDS	1134105223			94.63
		55	INV 675414-001-VETS PK PAVILN	1152015222			222.27
		56	INV 679833-001-LOT LITE	1134105223			323.81
		57	INV 696255-001-SHARED SAVINGS	2081005663			18.47
		58	INV 696255-001-SHARED SAVINGS	2081005623			809.53
		59	INV 696255-001-SHARED SAVINGS	9900005663			17.63
		60	INV 696255-001-SHARED SAVINGS	9900005623			122.19
		61	INV 696255-001-SHARED SAVINGS	2081005664			12.38
		62	INV 696255-001-SHARED SAVINGS	2081005625			82.46

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CITY OF LAKE GENEVA  
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ALLIANT ALLIANT ENERGY

RE041012	04/18/12	63	INV 699860-001-IMPOUND	1121005222		04/24/12	20.45
		64	INV 703098-001-LIB PK RESTROOM	1152005222			52.21
		65	INV 703615-001-MAIN ST LIGHTS	1134105223			262.16
		66	INV 710858-001-INTRCHG N SIGNL	1134105223			55.99
INVOICE TOTAL:							20,008.99
VENDOR TOTAL:							20,008.99

AMYS AMY'S SHIPPING EMPORIUM

115502	04/06/12	01	POSTAGE-AUTOCITTE SIM CARD	4234505312		04/24/12	14.16
INVOICE TOTAL:							14.16
VENDOR TOTAL:							14.16

AT&T AT&T

414245623403	03/28/12	01	911 SYSTEM LINE	1121005221		04/24/12	96.77
INVOICE TOTAL:							96.77
VENDOR TOTAL:							96.77

AT&T ONENET SERVICE

RE041012	04/01/12	01	CHARGES-MAR	1121005221		04/24/12	28.51
		02	CHARGES-MAR	1122005221			7.65
		03	CHARGES-MAR	4055205221			0.11
		04	CHARGES-MAR	1112005221			6.87
		05	CHARGES-MAR	1116105221			26.71
		06	CHARGES-MAR	1132105221			5.27
		07	CHARGES-MAR	9900005221			10.88
		08	CHARGES-MAR	4234505221			6.22
INVOICE TOTAL:							92.22
VENDOR TOTAL:							92.22

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AUTOMATED PARKING TECHNOLOGIES							
4295-01A	04/12/12	01	LUKE PARKING SYS-40%	3430009125		04/24/12	276,528.40
						INVOICE TOTAL:	276,528.40
						VENDOR TOTAL:	276,528.40
AUTOWORKS PLUS							
9285	04/18/12	01	FIX TIRE-MOWER	1152005250		04/24/12	25.75
						INVOICE TOTAL:	25.75
						VENDOR TOTAL:	25.75
B&J TREE & LANDSCAPE SERVICE							
38481	04/12/12	01	STRAW-TENNIS COURTS	1152005352		04/24/12	188.00
						INVOICE TOTAL:	188.00
						VENDOR TOTAL:	188.00
BADGER OIL EQUIPMENT CO INC							
019590	04/05/12	01	CEM GAS KEYS	1100001391		04/24/12	23.72
		02	GAS KEY	4234505341			23.72
		03	WATER GAS KEYS	1100001391			45.73
		04	SEWER GAS KEYS	1100001391			45.73
		05	GAS FLEET KEYS	1121005341			45.73
		06	GAS FLEET KEYS	1122005341			45.73
		07	GAS FLEET KEYS	1132105341			45.73
						INVOICE TOTAL:	276.09
						VENDOR TOTAL:	276.09
BRUG BARNEY BRUGGER							
2/12	02/29/12	01	FEB MILEAGE-218.7 MILES	1124005330		04/24/12	121.38
						INVOICE TOTAL:	121.38
						VENDOR TOTAL:	121.38
3/12	03/31/12	01	MAR MILEAGE-467.3 MILES	1124005330		04/24/12	259.35
						INVOICE TOTAL:	259.35
						VENDOR TOTAL:	380.73

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BUMPL BUMPER TO BUMPER AUTO PARTS							
662-232679	04/05/12	01	CLAMPS-MOWER	1152005250		04/24/12	5.30
						INVOICE TOTAL:	5.30
662-233324	04/12/12	01	SWITCH	1132105351		04/24/12	7.99
						INVOICE TOTAL:	7.99
						VENDOR TOTAL:	13.29
CRISP CRISPELL-SNYDER INC							
14634	03/30/12	01	3/12-PRIVATE ROADS	1130005216		04/24/12	308.25
						INVOICE TOTAL:	308.25
14635	03/30/12	01	KOKODYNSKI PLAN REVIEW	1100001391		04/24/12	5,516.36
						INVOICE TOTAL:	5,516.36
14636	03/30/12	01	SOUTHLAND FARMS PLAN REVIEW	1100001391		04/24/12	1,077.75
						INVOICE TOTAL:	1,077.75
14638	03/30/12	01	CSM-TAIMER BANK	1100001391		04/24/12	198.00
						INVOICE TOTAL:	198.00
14639	03/30/12	01	MAR ENG	1130005216		04/24/12	407.25
		02	MAR MAPPING	1130005217			33.50
						INVOICE TOTAL:	440.75
14640	03/30/12	01	MAR ENG	4132101205		04/24/12	622.50
						INVOICE TOTAL:	622.50
14641	03/30/12	01	ADVANCE AUTOPARTS REVIEW	1100001391		04/24/12	137.00
						INVOICE TOTAL:	137.00
14642	03/30/12	01	PHRE LLC PLAN REVIEW	1100001391		04/24/12	358.50
						INVOICE TOTAL:	358.50
14662	03/30/12	01	MAR ENG	3430009122		04/24/12	14,970.17
						INVOICE TOTAL:	14,970.17



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DUNN	DUNN LUMBER & TRUE VALVE						
K75157	04/10/12	01	ROLLER COVER, BANDAIDS	1116105350		04/24/12	4.48
		02	DISCOUNT	1100004819			-0.22
			INVOICE TOTAL:				4.26
K75313	04/11/12	01	CORDS, OUTLET BOX-VAC ALL	1132105250		04/24/12	124.44
		02	DISCOUNT	1100004819			-6.22
			INVOICE TOTAL:				118.22
K75407	04/12/12	01	CLAMPS	1132105351		04/24/12	3.98
		02	DISCOUNT	1100004819			-0.20
			INVOICE TOTAL:				3.78
K75534	04/13/12	01	PUSH MOWERS-2	1152005250		04/24/12	358.00
			INVOICE TOTAL:				358.00
			VENDOR TOTAL:				532.75
EBC	EMPLOYEE BENEFITS CORPORATION						
1262042	04/16/12	01	MAY FLEX ADMIN	1110205132		04/24/12	142.50
			INVOICE TOTAL:				142.50
1262043	04/16/12	01	MAY COBRA ADMIN	1110205132		04/24/12	69.30
			INVOICE TOTAL:				69.30
1262044	04/16/12	01	MAY BENNYCARD ADMIN	1110205132		04/24/12	43.50
			INVOICE TOTAL:				43.50
			VENDOR TOTAL:				255.30
FORD	FORD OF LAKE GENEVA						
33298	04/09/12	01	JOBE, OIL, FILTER-METER TRK	4234505351		04/24/12	23.30
			INVOICE TOTAL:				23.30
			VENDOR TOTAL:				23.30
GENON	GENEVA ON-LINE INC						

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GENON GENEVA ON-LINE INC							
941758	04/01/12	01	APR EMAIL SVC	1112005221		04/24/12	2.00
			INVOICE TOTAL:				2.00
			VENDOR TOTAL:				2.00
GLOBAL GLOBAL EQUIPMENT CO							
104713864	03/29/12	01	VALVE REPAIR KIT-RESTROOMS	1152005350		04/24/12	183.04
			INVOICE TOTAL:				183.04
			VENDOR TOTAL:				183.04
HESTA HE STARK AGENCY INC							
6089CCOURT-2/12	02/29/12	01	JAN,FEB INTEREST	1112004811		04/24/12	713.15
		02	JAN,FEB COLLECTION FEES	1112005214			725.66
			INVOICE TOTAL:				1,438.81
			VENDOR TOTAL:				1,438.81
HUMPH HUMPHREY'S CONTRACTING							
DRAW-2	04/16/12	01	CONCRETE PROJECT	3430001211		04/24/12	28,999.75
		02	CONCRETE PROJECT	3430009125			56.00
			INVOICE TOTAL:				29,055.75
			VENDOR TOTAL:				29,055.75
HWYC HWY C SERVICES INC							
142448	04/05/12	01	WEEDEATER STRING,AIR CLNR	1152005250		04/24/12	299.72
			INVOICE TOTAL:				299.72
143310	04/13/12	01	OIL MIX,BLOWER PARTS	1152005250		04/24/12	172.92
			INVOICE TOTAL:				172.92
			VENDOR TOTAL:				472.64
ITU ITU INC							

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VENDOR #	INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
ITV	ITV INC							
5496983		03/30/12	01	MATS	1116105360		04/24/12	75.82
				INVOICE TOTAL:				75.82
5503629		04/13/12	01	RAGS,MATS	1132105360		04/24/12	67.40
				INVOICE TOTAL:				67.40
5503630		04/13/12	01	MATS	1116105360		04/24/12	79.78
				INVOICE TOTAL:				79.78
				VENDOR TOTAL:				223.00
JOHNS	JOHNS DISPOSAL SERVICE INC							
41774		04/09/12	01	RESIDE APR SVC	1136005294		04/24/12	24,933.20
			02	RECYCL APR SVC	1136005297			10,664.20
			03	ST 30YD ROLL OFF	1136005296			295.00
				INVOICE TOTAL:				35,892.40
				VENDOR TOTAL:				35,892.40
LGREG	LAKE GENEVA REGIONAL NEWS							
929089		03/01/12	01	LN OUTDOOR ENTERTAIN ZONING	1110005314		04/24/12	206.27
				INVOICE TOTAL:				206.27
929091		03/08/12	01	CUP BISTRO 220	1110005314		04/24/12	50.69
				INVOICE TOTAL:				50.69
929093		03/01/12	01	DELANEY ST MERCANTILE GDP	1110005315		04/24/12	54.25
				INVOICE TOTAL:				54.25
929096		03/01/12	01	GENEVA BAY CLUB CUP	1110005315		04/24/12	53.07
				INVOICE TOTAL:				53.07
929317		03/01/12	01	LN LANDSCAPING SVC BIDS	1110005314		04/24/12	223.50
				INVOICE TOTAL:				223.50

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9329320	03/01/12	01	LN ABSENTEE-CITY	1114305311		04/24/12	31.92
		02	LN ABSENTEE-OTHER	1100001391			191.58
			INVOICE TOTAL:				223.50
9329696	03/08/12	01	LN 2/13 COUNCIL MINUTES	1110005314		04/24/12	331.22
			INVOICE TOTAL:				331.22
9303336	03/08/12	01	LN TRAFFIC SIGNAL BIDS	3430009122		04/24/12	137.39
			INVOICE TOTAL:				137.39
931300	03/22/12	01	LN 2/27 COUNCIL MINUTES	1110005314		04/24/12	473.56
			INVOICE TOTAL:				473.56
931417	03/22/12	01	LN ORD 12-05	1110005314		04/24/12	27.27
			INVOICE TOTAL:				27.27
932438	03/22/12	01	LN PUBLIC TEST-CITY	1114305311		04/24/12	19.32
		02	LN PUBLIC TEST-OTHER	1100001391			115.98
			INVOICE TOTAL:				135.30
9333334	03/29/12	01	CUP 911 W MAIN ST	1110005315		04/24/12	43.57
			INVOICE TOTAL:				43.57
9333335	03/29/12	01	CUP 252 CENTER ST	1110005315		04/24/12	37.63
			INVOICE TOTAL:				37.63
9333336	03/29/12	01	CUP-COVENANT HARBOR PIER	1110005315		04/24/12	36.44
			INVOICE TOTAL:				36.44
9333337	03/29/12	01	PIP CHG-ADVANCED AUTO	1110005315		04/24/12	45.94
			INVOICE TOTAL:				45.94
			VENDOR TOTAL:				2,079.60

LGUTI LAKE GENEVA UTILITY COMMISSION

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VENDOR #	DATE	#	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
-----							
LGOTTI	LAKE GENEVA	UTILITY	COMMISSION				
3761	03/31/12	01	HOME DEPOT-DOOR, HANDLE	1132105399		04/24/12	68.94
			INVOICE TOTAL:				68.94
3770	03/31/12	01	1ST QTR HYD RENT	1122105229		04/24/12	57,012.00
			INVOICE TOTAL:				57,012.00
			VENDOR TOTAL:				57,080.94
-----							
LAKES	LAKES AREA	RENTAL	INC				
01-094774-02	04/13/12	01	AIR FILTER KIT-ASPHALT SAW	1132105351		04/24/12	39.32
			INVOICE TOTAL:				39.32
			VENDOR TOTAL:				39.32
-----							
LASERE	LASER	ELECTRIC	SUPPLY				
1401711-00	04/12/12	01	CONTROL,CORD-VAC ALL	1132105351		04/24/12	75.00
			INVOICE TOTAL:				75.00
			VENDOR TOTAL:				75.00
-----							
LASER	LASER	WORKS	UNLIMITED LLC				
573	04/12/12	01	NAME PLATES-HILL,WALL,HOUGEN	1111005399		04/24/12	36.95
			INVOICE TOTAL:				36.95
			VENDOR TOTAL:				36.95
-----							
LEAGUE	LEAGUE	OF	WI MUNICIPALITIES				
2012 BLDG INSP INST	03/19/12	01	2012 BLDG INSP INST	1124005332		04/24/12	155.00
			INVOICE TOTAL:				155.00
			VENDOR TOTAL:				155.00
-----							
MARTIN	MARTIN	BUSINESS	GROUP				
1117495	03/20/12	01	RICOH 161 APR-JUN	1112005361		04/24/12	158.40
			INVOICE TOTAL:				158.40
			VENDOR TOTAL:				158.40

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MIDW				MIDWEST DOOR COMPANY				
685		04/02/12	01	GARAGE DOOR--1070 CAREY	1132105240		04/24/12	1,150.00
								INVOICE TOTAL: 1,150.00
								VENDOR TOTAL: 1,150.00
MOHR				MOHR CONSTRUCTION				
		04/12/12	01	CHAMBER RESTROOM REMODEL	3430001202		04/24/12	30,290.00
								INVOICE TOTAL: 30,290.00
								VENDOR TOTAL: 30,290.00
MJT				MUNICIPAL JUSTICE TRUST				
ELAN-2011		04/13/12	01	2011 CREDIT CARD CHARGES	1112005381		04/24/12	2,799.15
								INVOICE TOTAL: 2,799.15
								VENDOR TOTAL: 2,799.15
NOVA				NOVA PLUMBING COMPANY				
3897		04/13/12	01	ROD OUT JAIL DRAIN LINES	1116105360		04/24/12	204.25
								INVOICE TOTAL: 204.25
								VENDOR TOTAL: 204.25
OFFICE				OFFICE DEPOT				
600376728001		03/05/12	01	STAPLES	1116105310		04/24/12	4.15
			02	POSTCARDS	1114305311			36.28
								INVOICE TOTAL: 40.43
								VENDOR TOTAL: 40.43
OFFMAX				OFFICEMAX INCORPORATED				
188874		04/13/12	01	TIME CARDS	4234505310		04/24/12	10.71
								INVOICE TOTAL: 10.71
								VENDOR TOTAL: 10.71

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PALMER PALMER COMPANY							
139229-00	04/12/12	01	HAND SOAP	1152005350		04/24/12	212.72
						INVOICE TOTAL:	212.72
						VENDOR TOTAL:	212.72
PNC PNC BANK							
0032-4/12	04/08/12	01	GODADDY-DOMAIN RENEWAL	1115105450		04/24/12	12.42
		02	SPRINGSSTED-CONF REG	1114205332			40.00
		03	SUBWAY-MEAL-POLL WORKERS	1114305311			83.61
						INVOICE TOTAL:	136.03
0354-4/12	04/08/12	01	AMAZON-DOGGIE BAGS, DISPENSER	1152005352		04/24/12	322.96
		02	AMAZON-TENNIS NET	1152005352			375.80
						INVOICE TOTAL:	698.76
0411-4/12	04/08/12	01	WINTERGREEN-CONF LODGING	1124005331		04/24/12	140.00
		02	SPRECHERS-MEAL	1124005331			11.59
		03	SPRECHERS-MEAL	1124005331			12.65
						INVOICE TOTAL:	164.24
0437-4/12	04/08/12	01	HOME DEPOT-BALLAST, GLASS CLNR	1116105350		04/24/12	54.97
						INVOICE TOTAL:	54.97
1831-4/12	04/08/12	01	USPS-LIFEQUEST	1122005312		04/24/12	5.75
		02	USPS-HIALEAH, FL	1122005312			7.78
		03	USPS-FIRE RESCUE SUPPLY	1122005312			13.10
		04	USPS-DRURY, JF AHERN	1122005312			4.36
		05	WSFCA	1122005399			186.00
		06	FINANCE CHARGE CREDIT	1122005399			-0.08
						INVOICE TOTAL:	216.91
						VENDOR TOTAL:	1,270.91
T00000520 RANDY BURK							
REFUND	04/09/12	01	BURK-RIV SEC DEP 4/6/12	4055102353		04/24/12	1,000.00

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T0000520				RANDY BURK				
	REFUND	04/09/12	02	BURK-SETUP/SEC GRD 4/6/12	4055104674		04/24/12	-187.50
			03	BURK-NON-PROFIT RATE 4/6/12	4055104674			-400.00
				INVOICE TOTAL:				412.50
				VENDOR TOTAL:				412.50
	ROTE			ROTE OIL COMPANY				
		04/05/12	01	283.4 GALS CLEAR DIESEL	1132105341		04/24/12	1,096.19
				INVOICE TOTAL:				1,096.19
				VENDOR TOTAL:				1,096.19
SUN				SUN LIFE FINANCIAL				
	RE041012	04/01/12	01	CEM DISABILITY-MAY	1100001634		04/24/12	26.84
			03	LIB DISABILITY-MAY	9900005137			60.53
			04	PD DISABILITY-MAY	1110205134			465.18
			05	STREET DISABILITY-MAY	1110205134			189.68
			06	WATER DISABILITY-MAY	1100001634			121.06
			07	WWTF DISABILITY-MAY	1100001634			87.77
			08	C HALL DISABILITY-MAY	1110205134			134.23
				INVOICE TOTAL:				1,085.29
				VENDOR TOTAL:				1,085.29
TORRES				MARIA DE JESUS TORRES				
		04/11/12	01	INTERPRETER 4/11/12	1112005381		04/24/12	90.00
				INVOICE TOTAL:				90.00
				VENDOR TOTAL:				90.00
DUI				UNEMPLOYMENT INSURANCE				
	3632737	03/31/12	01	MAR-UE-POLICE	1110005154		04/24/12	1,089.00
			02	MAR-UE-FIRE	1110005154			1,472.84
			03	MAR-UE-METTER	1110005154			148.73
				INVOICE TOTAL:				2,710.57
				VENDOR TOTAL:				2,710.57

DATE: 04/20/12  
 TIME: 08:55:57  
 ID: AP441000.WOW

CITY OF LAKE GENEVA  
 DETAIL BOARD REPORT

INVOICES DUE ON/BEFORE 04/24/2012

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT	
USCELL US CELLULAR								
RF041012	04/12/12	01	HARBORMASTER CELL-APR	4055105221		04/24/12	25.89	
		02	MAYOR'S CELL-APR	1116105221			8.93	
		03	BUDG INSP CELL-APR	1124005262			25.01	
		05	CITY ADMIN CELL-APR	1116105221			55.17	
		07	BEACH CELL-APR	4054105221			4.51	
		08	PARKING MTR 1 CELL-APR	4234505221			5.27	
		09	PARKING MTR 2 CELL-APR	4234505221			6.13	
		10	CITY HALL CELL-APR	1116105221			7.66	
		12	PARKING SUPERVISOR-APR	4234505221			26.35	
		13	CEMETERY CELL-APR	1100001391			6.90	
							INVOICE TOTAL:	171.82
							VENDOR TOTAL:	171.82
VERIZON WIRELESS								
2722842192	04/01/12	01	AIR CARD-APR	1129005221		04/24/12	39.99	
							INVOICE TOTAL:	39.99
							VENDOR TOTAL:	39.99
2723907042	04/03/12	01	AIR CARDS-APR	1121005221		04/24/12	256.46	
							INVOICE TOTAL:	256.46
							VENDOR TOTAL:	296.45
SHERIFF WALWORTH COUNTY SHERIFF								
3/12	04/05/12	01	MAR PRISONER CONFINEMENT	1112005290		04/24/12	30.00	
							INVOICE TOTAL:	30.00
							VENDOR TOTAL:	30.00
WELDE WELDERS SUPPLY CO								
157884	03/29/12	01	WELDING GAUGE,NIPPLE,NUT	1132105340		04/24/12	20.78	
							INVOICE TOTAL:	20.78
							VENDOR TOTAL:	20.78
ADMIN WI DEPT OF ADMINISTRATION								

DATE: 04/20/12  
TIME: 08:55:57  
ID: AP441000.WOW

CITY OF LAKE GENEVA  
DETAIL BOARD REPORT

INVOICES DUE ON/BEFORE 04/24/2012

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
ADMIN	WI DEPT OF ADMINISTRATION						
CITATIONS-2012	04/18/12	01	CITATION/COMPLAINT BOOKS	1112005340		04/24/12	325.00
						INVOICE TOTAL:	325.00
						VENDOR TOTAL:	325.00
ZSCAPE	Z-SCAPE LANDSCAPE & DESIGN						
4875	04/01/12	01	APR POND MAINT	3430005450		04/24/12	300.00
						INVOICE TOTAL:	300.00
						VENDOR TOTAL:	300.00
TOTAL ALL INVOICES:							497,133.99

**City of Lake Geneva**  
**Treasurer's Report as of February 29, 2012**

		Cash Activity			Cash Balances	
Type	Expenditures	Receipts	Transfers	Jan-12	Feb-12	
<b>PNC Bank</b>						
City Expenses & Collections	General Checking	8,062,627.28	7,192,718.56	1,300,000.00		
City Net Payroll	General Checking	249,923.35	18,750.40	48,992.76		
City Health & Welfare Claims	General Checking	116,629.54				
<b>General Checking</b>		<b>8,429,180.17</b>	<b>7,192,718.56</b>	<b>1,367,743.16</b>	<b>354,208.45</b>	
Municipal Justice Trust Account	Municipal Court Checking	2,969.23	16,237.10	(46,992.76)	22,319.64	
MC Parking Violation Account	Municipal Court Checking		1,299.59	(2,000.00)	1,678.28	
Savings Account	Police Seizure Account	2,437.85			4,806.82	
<b>PNC Bank</b>	<b>TOTALS</b>	<b>8,434,587.25</b>	<b>7,210,255.25</b>	<b>1,318,750.40</b>	<b>383,013.19</b>	
<b>Cash Activity</b>						
		<b>Cash Activity</b>			<b>Cash Balances</b>	
<b>Talmer Bank &amp; Trust</b>	<b>Type</b>	<b>Expenditures</b>	<b>Receipts</b>	<b>Transfers</b>	<b>Jan-12</b>	<b>Feb-12</b>
US Bank	Tax Receipts	195,894.87	783,278.62	(2,250,000.00)	1,771,260.92	108,644.67
Talmer Bank	TID #4 Money Market		0.33		4,111.64	4,111.97
Talmer Bank	TID #4 Certificate of Deposit				54,262.35	54,262.35
<b>Talmer Bank &amp; Trust</b>	<b>TOTALS</b>	<b>195,894.87</b>	<b>783,278.95</b>	<b>(2,250,000.00)</b>	<b>1,829,634.91</b>	<b>167,018.99</b>
<b>Cash Activity</b>						
		<b>Cash Activity</b>			<b>Cash Balances</b>	
<b>Other Banks</b>	<b>Type</b>	<b>Expenditures</b>	<b>Receipts</b>	<b>Transfers</b>	<b>Jan-12</b>	<b>Feb-12</b>
M&I Bank	TID #4 Certificate of Deposit				142,189.21	142,189.21
Walworth State Bank	TID #4 Certificate of Deposit				457,253.47	457,253.47
Community Bank of Delavan	TID #4 Certificates of Deposit		7,000.00		609,267.35	616,267.35
Community Bank of Delavan	TID #4 CDARS				1,200,000.00	1,200,000.00
Community Bank of Delavan	TID #4 Money Market		609.84		8,272.12	8,881.96
HomeTown Bank	Fire/EMS Billing Revenue	3,427.27	15,998.45	(18,750.40)	22,252.42	16,073.20
<b>Other Banks</b>	<b>TOTALS</b>	<b>3,427.27</b>	<b>23,608.29</b>	<b>(18,750.40)</b>	<b>2,439,234.57</b>	<b>2,440,665.19</b>
<b>Cash Activity</b>						
		<b>Cash Activity</b>			<b>Cash Balances</b>	
<b>Local Govt Investment Pool</b>	<b>Type</b>	<b>Expenditures</b>	<b>Receipts</b>	<b>Transfers</b>	<b>Jan-12</b>	<b>Feb-12</b>
LGP Acct #1	General	-	2,300,308.59	(700,000.00)	3,105,509.92	4,705,818.51
LGP Acct #4	Treasurer	10,325,454.91	567.06	2,250,000.00	8,075,454.91	567.06
LGP Acct #5	Impact Fees-Park	-	7.56		69,440.90	69,448.46
LGP Acct #6	Impact Fees-Fire	-	6.56		60,248.52	60,255.08
LGP Acct #7	TID #4	-	662,941.75		5,063,744.54	5,726,686.29
LGP Acct #8	Capital Projects	-	109.53	(600,000.00)	1,606,604.49	1,006,714.02
LGP Acct #9	Public Library	-	9.86		90,644.78	90,654.64
LGP Acct #10	Impact Fees-Library	-	15.37		141,246.60	141,261.97
LGP Acct #11	Capital Projects	-	11.50		105,645.95	105,657.45
<b>Local Govt Investment Pool</b>	<b>TOTALS</b>	<b>10,325,454.91</b>	<b>2,963,977.78</b>	<b>950,000.00</b>	<b>18,318,540.61</b>	<b>11,907,063.48</b>
<b>GRAND TOTAL ALL BANKS</b>		<b>18,959,364.30</b>	<b>10,981,120.27</b>	<b>(0.00)</b>	<b>22,876,004.88</b>	<b>14,897,760.85</b>

Attest: Jessica M Klein, Treas