

**VILLAGE OF PLEASANT PRAIRIE  
PLEASANT PRAIRIE VILLAGE BOARD  
PLEASANT PRAIRIE WATER UTILITY  
PLEASANT PRAIRIE SEWER UTILITY**

**9915 - 39th Avenue  
Pleasant Prairie, WI**

**April 4, 2016**

**6:00 p.m.**

A regular meeting of the Pleasant Prairie Village Board was held on Monday, April 4, 2016. Meeting called to order at 6:00 p.m. Present were Village Board members John Steinbrink, Kris Keckler, Steve Kumorkiewicz, Dave Klimisch and Mike Serpe. Also present were Michael Pollocoff, Village Administrator; Tom Shircel, Assistant Administrator; Jean Werbie-Harris, Community Development Director; Kathy Goessl, Finance Director; Dave Smetana, Police Chief; Doug McElmury, Fire & Rescue Chief; Matt Fineour, Village Engineer; John Steinbrink Jr., Public Works Director; Carol Willke, HR and Recreation Director; Dan Honore', IT Director; Sandro Perez, Inspection Superintendent and Jane M. Romanowski, Village Clerk.

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL**
- 4. MINUTES - MARCH 7, 2016**

Dave Klimisch:

Move approval.

Michael Serpe:

Second.

John Steinbrink:

Motion by Dave, second by Mike. Any discussion on the meetings.

**KLIMISCH MOVED TO APPROVE THE MINUTES OF THE MARCH 7, 2016 VILLAGE BOARD MEETING AS PRESENTED IN THEIR WRITTEN FORM; SECONDED BY SERPE; MOTION CARRIED 5-0.**

- 5. RECPLEX LIFEGUARD COMMENDATIONS**

John Steinbrink:

Item 5 is quite an honor here. The RecPlex lifeguard commendations. Mike?

Village Board Meeting  
April 4, 2016

Mike Pollocoff:

Mr. President, it is quite an honor and it's something that we're happy to be able to do. Something we trust young people to do every day, and they've done a good job. And so to begin with I'd like to bring up the Medical Director for the Kenosha Hospital, Dr. Feinzimer, and anybody else from Kenosha. He has some comments to make. And then after that Kevin Milak, Aquatics Director, And Carol Wilke will be bringing some comments from the Village as well.

Benjamin Feinzimer:

Mr. President and Trustees, thank you for the opportunity to speak this evening. I'm just going to share some words as you mentioned in remembrance of a potentially disastrous day that ended up very well. When choosing a profession generally the intention is to satisfy a personal need. We all want to enjoy our kids, we want to succeed. We typically select something we believe will produce basic happiness. In the world of emergency medicine, though, that self-happiness comes only after we provide for others.

On the evening of March 7, 2016 that balance was tested. By no surprise, the safety of a four year old little girl became the single focus of several emergency healthcare providers. Thanks to the quick reaction, appropriate assessment and expert skills and four RecPlex employees a family is able to live a normal life. They can laugh together, cry together, learn from each other and share their experiences. These lifeguards protected a family from certain devastation, and instead gave them a reason to celebrate. The chain of survival worked to perfection on this memorable day.

From those at the pool to the 9-1-1 dispatchers to the firefighters paramedics of the Pleasant Prairie Fire Department, to the staff at St. Catherine's and Children's Hospital, each individual deserves high praise for saving the life of a child. Along with Chief McElmury and Deputy Chief Roepke, as the EMS Medical Director it makes me so very proud to recognize the members of that team and to commend each for exemplary service to their community.

On behalf of the United Hospital Systems, the Kenosha County Emergency Medical Services I present these commendations. First I'd like to name the members of the Pleasant Prairie Fire Department who will then deliver the awards to the four lifeguards we honor tonight. I will read the firefighters as a group, and then our RecPlex guards individually. Chase Jones, Nate Konkol, Gavin Haller, Marc Lois, Chris Yule, Trevor Arnold, Justin Ferkin, Lieutenant Joel Olszewski and Lieutenant Kevin Mattison.

Now for the more important, the group. Providing the primary water rescue, lifeguard Broden Etmans who has taken a pass this evening. Oh, I'm sorry, all right. Lead guard Tyler Schwab. Secondary responder lifeguard Christopher Heiberg. And secondary responder lifeguard Leighanne Hogan. Thank you.

John Steinbrink:

Thank you.

Village Board Meeting  
April 4, 2016

Mike Pollocoff:

Now, I'd like Carol Willke and Kevin Milak to come up. And I'd also like just to kind of set the entire scene or the process for Chief McElmury to talk about in addition to how the fire department rescue response is part of this. We definitely had a lead team taking care of the situation in the pool, and we had the ability to have the fire rescue as backup to what the lifeguards were doing.

Chief McElmury:

The evening of the 7th from the fire and rescue standpoint we were toned out to an incident at the RecPlex in which there was a child not breathing, CPR in progress. We happened to have two people up working out that were off duty, and that was Nate and Chase. So they literally walked over through the windows that view from the top fitness area down to the aquatics center. They could see the lifeguards working on the young lady down there. So they quickly went down. Then we responded with an ambulance and an engine, and then the duty chief that night also came due to the nature of the call.

By the time they got there, even by the time Nate and Chase got down there, the way they related the story to me was the lifeguards had things well in hand. They had already initiated CPR, they had done the right things. The airway was clear. They were working on them, and literally all they did was they were there to assist and kind of get the transfer of care going. But all the primary life saving skills had been performed admirably by the four lifeguards.

Kevin Milak:

Kevin Milak, Aquatics Director at the RecPlex. I'm just here, again, to give praise to the group. Every situation has elements that you can learn, and we have lifeguards that have been with us for years that have never even had to jump in the water to save anybody. And we have had lifeguards that have been on the job for weeks, and they've had to jump in to save somebody. So training works and in services work and continuing education works. And I'm happy to say everything worked out for the best. Thanks.

Carol Willke:

I just want to add that I'm incredibly proud at this group of lifeguards and all of our lifeguards. Sometimes they are kind of the unsung heroes. And people look at them at the rule upholders and the guards won't let me do this, and they won't let me do that but there's a reason. And I'm just very proud of the staff. And Kevin and his trainers all the hard work they put in is for this reason. It's one of those things that you hope you never have to perform, but if you do you're ready and confident in yourself. So I'm very proud of them.

Mike Pollocoff:

Carol, the plaques are right there.

Village Board Meeting  
April 4, 2016

Carol Willke:

You guys get to come up yet again. Christopher Heiberg. These are a certificate of commendation on behalf of the Village. Leighanne Hogan. Tyler Schwab. Broden Etmans.

John Steinbrink:

Once again congratulations. And they told me these plaques were tested, they do float, but not to use them as a flotation device in the pool. But we're all very proud.

Michael Serpe:

Tonight before we came down Mike has shared with me the letter that the parents of this little girl sent to the Village. And I'm going to tell you I was choked up and I had tears in my reading it. What you people did to save this girl's life, I'll tell you, that will last with me forever, and I know it will last with the family forever. Congratulations on a great job, great job.

John Steinbrink:

Once again we're all very proud. And thank you for what you did. That's what makes a community great is your dedication and service so thank you. I think if they don't want to have to hang around for everything we can let them go.

Mike Pollocoff:

They're more than welcome to stay.

John Steinbrink:

Chris, you might want to get a picture of everybody together I think.

## 6. PUBLIC HEARING

- A. Consider the request for a Class "B" Fermented Malt Beverage and a Reserve "Class B" Intoxicating Liquor License for the proposed Milwaukee Burger Company to be located at 9901 77th Street, Suite 810.**

Jane Romanowski:

Mr. President and members of the Board, on March 10th Redtail Enterprises submitted an application for the Class B fermented malt beverage and a reserve Class B intoxicating liquor license as you said for the proposed Milwaukee Burger Company to be located at 9901 77th Street, Suite 810 at the old Tazino's Restaurant that's been closed for about a year. With the reserve license the initial fee is \$10,000, plus then the annual Class B liquor license fee of \$500. And the initial fee for that reserve license - it's a certain class of license - it's just a one-time fee,

Village Board Meeting  
April 4, 2016

and then the annual license is set by ordinance which is the \$500. The license fee for a Class B fermented malt beverage is \$100.

In accordance with our ordinances, the Board can grant a license prior to a completed project, but the establishment must be open within 90 days of Board approval, or for cause the Board could extend that to 180 days. So Milwaukee Burger Company or Redtail Enterprises has submitted an application and are in the process of doing some renovations. And what I was told is they're set to be open, hope to be open for business in mid to late May.

If the Village Board approves the request obviously they'd have to pay the \$10,000 reserve fee, license fee, and they'd have to pay the prorated licenses from the date of issuance, and we're going to go all the way through June of next year instead of making them come back for renewal. So we're going to be going a little over a year. Payment of publication costs and, of course, we'd need certificates of occupancy issued by the community development inspection and fire and rescue departments. There is a representative tonight here if anybody has questions. Otherwise their application is in order. They do have I believe five other restaurants throughout the state, Milwaukee Burgers, so they're well aware of the Wisconsin liquor licensing laws and their application is all set.

John Steinbrink:

This being a public hearing I'm going to open it up to public comment or question. Did we have a signup?

Jane Romanowski:

We had a signup but nobody signed up. But, again, there is a representative here.

John Steinbrink:

There's a representative here in the back there. Sir, why don't you just come up and give us your name and address for the record and a little bit about your endeavors here.

Matt Letnes:

Sure, my name is Matt Letnes, one of the owners. It's a family business. And this is Kimberly Olsen, she's the agent on the license. She is district manager of our company. Any questions?

John Steinbrink:

So you're looking at a mid May opening?

Matt Letnes:

Yeah, May 16th or the following Monday, the 25th maybe. So renovations are going along.

Village Board Meeting  
April 4, 2016

John Steinbrink:

Other questions?

Dave Klimish:

In the notes it said this is your fifth location?

Matt Letnes:

Yes, the fifth Milwaukee Burger Company.

Dave Klimish:

The other four locations is it a similar size, similar setup?

Matt Letnes:

It is, yup. So we have one in Eau Claire, Wausau, Appleton and Franklin, same name, same concept.

Dave Klimish:

How long since you opened up the first couple or the first one?

Matt Letnes:

In 2008 was in Eau Claire, and then 2012 was Wausau and Appleton. And then last year we opened Franklin up.

Michael Serpe:

What's your normal clientele?

Matt Letnes:

Families. Business people during happy hour but typically families.

Jane Romanowski:

The restaurant in Eau Claire is really good. My daughter lives there so I've been there many times.

Matt Letnes:

We were just talking it's a tough act to follow with the lifeguards that we're trying to sell burgers.

Village Board Meeting  
April 4, 2016

Jane Romanowski:

It's a great restaurant.

Kris Keckler:

Move approval based on the conditions outlined.

John Steinbrink:

First we have to ask if there's anyone else wishing to speak. Thank you, sir. Anyone else wishing to speak? Hearing none I'm going to close the public hearing. Kris?

Kris Keckler:

Move approval as per conditions outlined.

Steve Kumorkiewicz:

Second.

John Steinbrink:

Motion by Kris, second by Steve. Any further discussion on this item?

**KECKLER MOVED TO GRANT THE REQUEST FOR A CLASS "B" FERMENTED MALT BEVERAGE AND A RESERVE "CLASS B" INTOXICATING LIQUOR LICENSE FOR THE PROPOSED MILWAUKEE BURGER COMPANY TO BE LOCATED AT 9901 77TH STREET, SUITE 810, SUBJECT TO THE CONDITIONS SET FORTH BY STAFF; SECONDED BY KUMORKIEWICZ; MOTION CARRIED 5-0.**

John Steinbrink:

Thank you for coming, and we look forward to your opening.

## **7. CITIZEN COMMENTS**

Jane Romanowski:

No signups tonight, Mr. President.

John Steinbrink:

Anybody wishing to speak under citizens' comments? Yes, ma'am? Give us your name and address for the record.

Village Board Meeting  
April 4, 2016

Pauline Hammerbeck:

Pauline Hammerbeck, 6724 Springbrook Road. I know the Village Board, good evening, I know that you're in the process of reviewing our ordinance as it relates to sex offenders. And I'm just here to ask you to stay the course and make sure that your review and the ultimate recommendations will be to specifically exclude the group half way house scenarios for violent sex offenders that operate in the community. As you know we have three such locations in the community right now run by the Department of Corrections where violent sex offenders are rotated in and out.

And I know the Department of Corrections claims that these are temporary residents. But in the year and a half that I've been monitoring the situation they're not. You know, there have been many instances where the sex offenders have been moved from the half way house on Green Bay Road to the one on Sheridan Road and then over to the King's Motel. And then after a short lapse back through the rotation again. They frequently overstay the supposed 30 to 60 duration of the program.

One offender, Kenneth Dirkson has been living in our community in these half way houses since the fall of 2015 first near my house on Old Green Bay Road for about six months, then at the King's Motel by the Pleasant Prairie Outlet Mall where there are another eight to nine other sex offenders placed by the Department of Corrections. And as I was told by a Department of Corrections official the King's Motel is supposed to be an ultra temporary emergency bed style housing. But clearly that's not the case. They're not using these as temporary emergency beds, and there's no one holding them accountable. They're perfectly fine with making someone like a Kenneth Dirkson a permanent resident of the Village.

And I think if we don't tighten our ordinance all that we can do is just sit back and hope that the Department of Corrections runs the program efficiently, honestly, equitably. But, of course, this is also the same department that a few months back was in the midst of a scandal for the way it runs its juvenile prisons, led to the department secretary resigning. This is the same department that waited days before notifying the public when an inmate escaped in Oshkosh. So do we think that they're running this program in our community any more efficiently or equitably with the concerns of local residents in mind? Or are they just filling beds which is what I was told when I asked the Department of Corrections representative how they gauge the success of the program. Just filling beds is what she told me.

And I understand also how law enforcement might feel with the philosophy of at least we know where these people are. But that doesn't make the current situation equitable where the residents of Pleasant Prairie are taking on so much more of a burden and a risk to house so many of the surrounding city and village offenders in our community simply because they don't want them.

And then finally I just wanted to point out that there is currently legislation circulating in Madison. I know they're not in session, but there is a bill that is supposedly going to make the distribution of sex offenders more equitable across the state by restricting people to the home counties in which they resided. But in my reading of the bill there appears to be a giant loophole

Village Board Meeting  
April 4, 2016

that will leave all the current Department of Corrections half way houses intact, but will limit local municipalities for any corrective action. Which means that if we don't act now and change our ordinances and ban these Department of Corrections half way houses from Pleasant Prairie they're going to remain permanent fixtures in our community if this law is to pass. And then we can truly say that, you know, these half way houses and the violent residents who reside there will become permanent residents. Thank you.

John Steinbrink:

Thank you. Anyone else under citizens' comments? Hearing none, I'm going to close citizens' comments.

## **8. ADMINISTRATOR'S REPORT**

Mike Pollocoff:

Mr. President, Chief Smetana and I and counsel for the Village have been working on crafting a new ordinance that will deal with sex offenders. Given kind of the state of what it looks like in changes that have been made in the most current law that came out of Madison, it's not just a matter of setting a limit. Really there's real estate law implications, it's a classic spider web when you pull on one thing and something else starts going. So I think counsel has done a good job of preparing a multi-pronged approach to deal with the majority of those things that we can regulate.

If you think back in the Wanggaard law, it really relates to -- it eliminates any ability for a municipality to regulate the placement of the most violent sex offenders. So it reduces the limits down to 1,500 feet. So for some amount of time, I don't know how long that will be, we could have a situation where it's almost easier to place the most violent sex offender back into the community to begin integration into the community than it will be for any of the other ones.

I think the law that was adopted, the Wanggaard law it was incomplete. It didn't really address anything. But that would be comprehensive, that would I think address everything. But we'll be bringing in in two weeks for the Village Ordinance will be as comprehensive as anything we can do, whatever home rule authority the state hasn't taken away from the communities we'll be able to accomplish as far as concerns with dealing with this. Right now we're working with some GIS mapping details and other fine points we need to work through. And we'll have that done I think by the end of this week, and we'll be ready to give it a few more reviews by the department and the staff and attorney to have it back here for April 18th maybe. And we'll make a recommendation at that time to consider that ordinance.

It does take care of a lot. Just for now it won't take care of the most serious. We've lost our ability and power to do anything with those. We have to live with whatever the state is doing on that. And I'm hoping that that is the result of this next iteration of state statutes. I think that's one of the things that hopefully we can get our legislators and the League of Municipalities, I don't know anybody at the League that was happy with the way this thing turned out. It made the

Village Board Meeting  
April 4, 2016

problem that everybody's most concerned about the one that has the least restrictions on it right now. So a lot of people are going to be trying to make an effort to get this squared away.

The session will start in January next year. They'll open it up and probably get down to business in February or March. But that gives us time between now and then to get legislation drafted on behalf of the League and other municipalities to have that ready to go and get that in place. My experience is in the budget year the budget is going to be the first thing that gets dealt with, and then everything else is second unless you have something that's ready to go. Given that there is quite a bit of real estate issues that we're dealing with in this, we'd rather have this all come out at one time. It will enable the Village to administer how these placements occur through regulation. So with that I'll be bringing that back to our next meeting.

Michael Serpe:

You have to wonder how a legislator would come forward with this law and who's pushing them to do this. And that's a big concern. I think it's something that every one of us should be looking at. And they come up with these things that take local control away. It obviously is not the best law that's been passed in Madison. And you have to wonder who's pushing these guys and at what cost are they giving to the campaigns. And that's very troubling. And I have a feeling if we did some checking you could probably find out.

John Steinbrink:

Mike, is there a danger that we craft ours, we pass it here, we abide by what's out there now, in the infinite wisdom of the State Legislator they come back into session and they undo everything we've done?

Mike Pollocoff:

Well, in a way they've undone what we had previously. We had a 2,000 foot limit, and that was reduced to 1,500. And then in that legislation we were prohibited from exercising any legislative control at the local level whenever that's done. So the legislature can pass any law they want. One way to look at this was to throw the kitchen sink at the problem and make it so that we just never have another one placed. I think that invites an attack or ends up being a reason for some interest group that profits from these placements to go to the legislature and say we're being damaged by this. I'm losing my income or I can't rent property or I can't enter into contract anymore.

So counsel has been cautious. We want to structure something that's good for the community, provides safety to the community but is not taking a two by four to a problem that only needs a stick on it. And that's what we're trying to do. But I think like Trustee Serpe said there's people who are interested in this. I mean Corrections want to get people when they have to get them out. And I think they're following an organizational process where they have to get people -- once they can't hold them in prison anymore they've got to find a place for them so they're looking for a place.

Village Board Meeting  
April 4, 2016

But there are people who make a living at dealing with this stuff. And now you can't really track where that money comes from. All that's hidden now. There's no tracking that. It makes it hard to -- you can surmise you're dealing with but you really don't know. So you're trying to sit down and figure out who could benefit from having this bill the way the state wants it and deal with it in a certain way. I think we'll come up with the best we can. And then from there it's an issue of hanging onto it. And it's an issue of getting the state to say, listen, don't make your worst and most violent and troublesome sexual offenders the easiest to place. Somebody who might be a lot less problematic is going to go through a lot more hoops under the local ordinance than somebody who is just only tracking to the state statutes.

John Steinbrink:

All right, thank you, Mike.

Mike Pollocoff:

That's all I have, Mr. President.

## **9. NEW BUSINESS**

### **A. Consider Resolution #16-13 designating April 10-16, 2016 as National Public Safety Telecommunications Week.**

Chief Smetana:

Thank you, Mr. President and members of the Board. Tonight seems to be the night of honor unsung heroes with noting the heroic efforts of our firefighters and our lifeguards at the RecPlex. I'd like to add on to that, piggyback on to it. Each year we honor our public safety telecommunicators, our dispatchers and our call takers at the public safety center over at Prange. I'd like to thank you for considering that again this year with this resolution.

I think I speak for Chief McElmury in that we trust these people with the public safety. They're behind the scenes, we're out on the street. They're the ones who are taking the calls. They're the ones who are taking those emotional calls at two o'clock in the morning. So we depend on them for our safety, and we depend on them and leave them the responsibility of the safety of the public as well. And this resolution goes a long way in giving them a well deserved pat on the back. So thank you for your consideration of it.

John Steinbrink:

Thank you, Chief. And we depend on them because that's the first people we call to hopefully get the right people to our door whether it's a police officer or firefighter or a paramedic. So they play a big part in everybody's life. As you say, the unsung heroes is the voice on the end of the phone, the one we never see but the one we depend on.

Village Board Meeting  
April 4, 2016

Steve Kumorkiewicz:

I make a motion to pass Resolution 16-13.

Dave Klimisch:

Second.

John Steinbrink:

Motion by Steve, second by Dave for adoption of Resolution 16-13. Any further discussion?

**KUMORKIEWICZ MOVED TO ADOPT RESOLUTION #16-13 DESIGNATING APRIL 10-16, 2016 AS NATIONAL PUBLIC SAFETY TELECOMMUNICATIONS WEEK; SECONDED BY KLIMISCH; MOTION CARRIED 5-0.**

**B. Consider an award of contract to install fencing at the LakeView Lift Station and on the north end of the Prairie Farms Trail.**

John Steinbrink, Jr.:

Mr. President and members of the Board, this evening I'll be bringing to a potential award of contract for fencing at the LakeView Lift station which is at 9788 88th Avenue and the north end of the Prairie Farms Trail just located to the south of Bain Station and County Trunk Highway C.

Bids were submitted, and we did receive five. All five total bids ranging from \$20,581 which was the low bid by Statewide Fencing, to a high bid of just over \$33,000. Statewide has done a lot of work for the Village in the past. And more recently they did the first mile from Lake Andrea north along Prairie Farms Trail. So this just really completes this now that the path is complete, and then actually doing the LakeView Lift Station also. They did the south central and 73-1 lift station. So it would be the same type of fencing.

The LakeView Lift Station will be a six foot high black poly coated fencing with three strands of barbed wire and a sliding gate for access. And the Prairie Farms Trail is a 16 inch, five foot high moving wire fencing with steel posts every ten feet very similar to what you see along an interstate. A little bit cheaper application, but for its purpose it will work well. So I am recommending Statewide Fencing for a total amount of \$20,581. I can answer any questions.

Michael Serpe:

What a difference from the low bid to the high bid here.

John Steinbrink, Jr.:

Yeah, I was very happy that the low bid came in as aggressively as they did.

Village Board Meeting  
April 4, 2016

Michael Serpe:

And even under what you proposed in the budget. I'd move approval of the Statewide Fencing.

Steve Kumorkiewicz:

Second.

John Steinbrink:

Motion by Mike, second by Steve. Any further discussion?

Dave Klimisch:

John, you said there's three barbed wires all the way around?

John Steinbrink, Jr.:

That's correct.

Dave Klimisch:

What's the history been with vandalism or people messing around with the lift stations?

John Steinbrink, Jr.:

We have not had any vandalism at the LakeView Lift Station. But it is our primary largest lift station which serves probably two thirds of the industrial park and the entire northwest quadrant of the Village, everything from Prairie Ridge, Target, Dick's, the hospital services, everything throughout there. And so it is a major piece of infrastructure. And our five year CIP for the sewer utility we have put down putting this fencing around one lift station per year. So we're hoping in the matter of ten years we'll have secured all of our utility lift station infrastructure.

Dave Klimisch:

I'm glad it's more than just a fence, something to keep people out.

John Steinbrink, Jr.:

Yeah, it keeps the honest people out anyway.

Michael Serpe:

One other thing if I may. I know we're concerned with security and somebody doing something that we don't want to happen. Lately security cameras are becoming very, very affordable. It probably wouldn't be a bad idea for the future to look into something that we can have.

Village Board Meeting  
April 4, 2016

John Steinbrink, Jr.:

That's a great point, Trustee Serpe. I'll make sure on the 2017 CIP to work with our IT director to start bringing that forward.

Michael Serpe:

That's just something to think about.

John Steinbrink:

Other comment or question?

**SERPE MOVED TO AWARD A CONTRACT TO STATEWIDE FENCING IN THE AMOUNT OF \$20,581 TO INSTALL FENCING AT THE LAKEVIEW LIFT STATION AND ON THE NORTH END OF THE PRAIRIE FARMS TRAIL; SECONDED BY KUMORKIEWICZ; MOTION CARRIED 5-0.**

**C. Consider an award of contract for the structural steel component of the Roger Prange Center Equipment Storage project.**

John Steinbrink, Jr.:

Mr. President and members of the Board, this is the bid package number 2 for the Roger Prange expansion. Above on the screen you see kind of the rough layout of what we're looking at. About a month ago we brought together bid package number 1 which was the precast that was awarded. And that really has the longest lead time, so we thought it was worthwhile to move forward and get that precast at least in queue for construction. And then the second longest lead time is the structural steel package which I have before you today.

Riley Construction who is acting as our general contractor put together a bid. And there were two bids received, Ace Iron & Steel in the bid amount of \$537,730, and Cardinal Fabricating at \$560,000. Riley has worked with both of these companies in the past. And the delivery date for Ace Iron & Steel who submitted the low bid of 6/22 fits in with our construction schedule. So we are looking to award contract if you accept for Ace Iron & Steel not to exceed \$537,730.

Michael Serpe:

When is grading starting on here?

John Steinbrink, Jr.:

We're looking at starting grading on June 7th. We have some environmentals that have to go before the Board on June 6th. So once all that's complete then we'll start construction the next day.

Village Board Meeting  
April 4, 2016

John Steinbrink:

Was there any problem getting steel? At one time we had problems with the timing of getting steel.

John Steinbrink, Jr.:

A lead time probably just under three months out, so it's around that 80 days out if we award contract this evening. They're not indicating any delays or any issues at this time.

Dave Klimisch:

I'd move approval.

Michael Serpe:

Second.

John Steinbrink:

Motion by Dave, second by Mike. Any further discussion?

**KLIMISCH MOVED TO AWARD A CONTRACT TO ACE IRON & STEEL IN AN AMOUNT NOT TO EXCEED \$537,730 FOR THE STRUCTURAL STEEL COMPONENT OF THE ROGER PRANGE CENTER EQUIPMENT STORAGE PROJECT; SECONDED BY SERPE; MOTION CARRIED 5-0.**

**D. Consider a partial termination of Memorandum of Development Agreements for both the Prairie Ridge and Arbor Ridge developments.**

Jean Werbie-Harris:

Mr. President and members of the Board, Mr. Clark Enright of TBK Bank, agent on behalf of FWQCM, LLC is requesting the partial termination and release from two memorandums of development agreement that are related to onsite improvements in the Prairie Ridge development and specifically the Arbor Ridge development area of Prairie Ridge. The public infrastructure of Prairie Ridge Subdivision development has been completed and accepted by the Village for many years now. The public infrastructure for the Arbor Ridge area was just recently completed and has been obligated through the completion of an executed assignment of development agreement and current letter of credit on file with the Village.

There are two releases, again, that they are looking for. They're looking for the release of the memorandum of development agreement dated March 9, 1998 that was recorded in the Register of Deed's office on March 12, 1998 as Document 1088728. Again, that particular memorandum refers to work that was largely completed between 1998 and 2004. That work has all been

Village Board Meeting  
April 4, 2016

completed, and a number of these releases have already been approved by the Village Board for that particular document.

The second memorandum of development agreement dated January 17, 2005 and recorded at the Register of Deed's office on January 26, 2005 as Document 1420258, this refers to the public infrastructure as part of the Arbor Ridge development. That's the area south of Prairie Ridge Drive and just to the west of 94th Avenue. Specifically, that particular work was assigned by a consent document from the bank to Senior Lifestyle. And Senior Lifestyle entered into a development agreement with the Village and secured it by a letter of credit. That work, as I indicated, is completed. We are now just doing some final punch list items. But work is still secured by a letter of credit.

This particular property that is requesting the release of these two memorandums is the single vacant lot 3 piece of land that is immediately south of the Senior Villa. So it's not part of the senior housing or the Addison of Pleasant Prairie property, but rather it's a single parcel of land between 97th Court and 94th Avenue. So they are asking for these releases, one, because all the work was completed with the first memorandum. And, two, the public improvements that affect this particular property were assigned to another developer and have been secured by the other developer, been completed and inspected by the Village. Just minor punch list items and warranty period. So for that reason we are looking to have the release, again, only for this one lot 3 which is Tax Parcel Number 91-4-122-084-0413. These release documents were drafted by the Village's attorney. The staff recommends approval as presented.

Dave Klimisch:

Jean, what were the improvements?

Jean Werbie-Harris:

The improvements would have been the public infrastructure, the underground sewer, water, storm sewer, roadways, curb and gutter, street lights, street trees, sidewalks, all of the related infrastructure for 97th Court as well as 96th Avenue which is actually private, 81st Street which is actually private as well. It's all the infrastructure, again, in the Arbor Ridge area. But, again, we're just asking for that release document just for this one undeveloped vacant piece of land. We're not asking for the release for the Senior Lifestyle property.

Dave Klimisch:

I move approval.

Kris Keckler:

Second.

Village Board Meeting  
April 4, 2016

John Steinbrink:

Motion by Dave, second by Kris. Further discussion?

**KLIMISCH MOVED TO APPROVE A PARTIAL TERMINATION OF MEMORANDUM OF DEVELOPMENT AGREEMENTS FOR BOTH THE PRAIRIE RIDGE AND ARBOR RIDGE DEVELOPMENTS AS PRESENTED; SECONDED BY KECKLER; MOTION CARRIED 5-0.**

#### **10. VILLAGE BOARD COMMENTS**

Dave Klimisch:

I brought my family down here on Friday to vote from two or three in the afternoon, and there was a steady stream and a bit of a line. And I was impressed from talking with Vesna and Jane Romanowski and some others I believe we're at least five times higher on absentee ballots than we were four years ago. I think in 2012 if I understand it we were at 250 absentee ballots. This year I think we're over 1,300 absentee ballots. We have a voter ID law. My daughter and some others, there were people registering. And from what I could tell is was seemingly a seamless operation.

So kudos to the staff that are involved with processing all the voter turnout coming in. And intermixed with all that was people paying their property bills and general questions, the day-to-day business that we do at the front counter. And the staff that were there -- I was starting to feel a little anxious because it was so busy. But the people at the counter just kept on doing what they do, and it was nice to see our staff working as hard as they work. So congratulations. It's nice having such good staff.

John Steinbrink:

Jane, be sure and pass that on.

Jane Romanowski:

Kathy Goessl's department definitely always helps out. But they had to really step up, they were a little short. And then we had poll workers also in all day Tuesday and then Wednesday, Thursday, Friday morning, and they helped out a lot thanks to Kathy.

John Steinbrink:

I reads in the paper there's a local young gal going to Whitewater to play volleyball on a scholarship. You must know something about that, Dave.

Dave Klimisch:

There's a local young lady who has got my same last name that's going to Whitewater to play soccer. She'll be a goalie in the fall. So we're all proud of her.

Village Board Meeting  
April 4, 2016

John Steinbrink:

What did I say volleyball? Soccer.

Dave Klimisch:

It's a sport with a ball and there's a net.

John Steinbrink:

It was a nice picture, and the whole family was there.

Dave Klimisch:

Yeah, she made the paper.

John Steinbrink:

Other things under Village Board comments?

## **11. ADJOURNMENT**

**SERPE MOVED TO ADJOURN THE MEETING; SECONDED BY KUMORKIEWICZ;  
MOTION CARRIED 5-0 AND MEETING ADJOURNED AT 6:45 P.M.**