

**VILLAGE OF PLEASANT PRAIRIE  
PLEASANT PRAIRIE VILLAGE BOARD  
PLEASANT PRAIRIE WATER UTILITY  
PLEASANT PRAIRIE SEWER UTILITY  
9915 - 39th Avenue  
Pleasant Prairie, WI  
March 21, 2016  
6:00 p.m.**

A regular meeting of the Pleasant Prairie Village Board was held on Monday, March 21, 2016. Meeting called to order at 6:00 p.m. Present were Village Board members John Steinbrink, Steve Kumorkiewicz, Dave Klimisch and Mike Serpe. Kris Keckler was excused. 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; 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. PRESENTATION OF A LIFE SAVING AWARD TO OFFICER SEVERSON**

Chief Smetana:

Thank you, Mr. President. On December 26, 2015 at 8:31 a.m., a call of an unconscious male was received from a home in the 10500 block of 2nd Avenue. Officer Severson heard the call being dispatched but realized that he was closer to the site of the medical emergency and the police squad that was initially dispatched, and with his concern for what sounded like a serious medical event he volunteered to respond to the call.

On arriving at the home Officer Severson quickly assessed the situation and realized that the unconscious male was now a patient who was no longer breathing and had no pulse. Officer Severson began life sustaining CPR protocol and continued to perform CPR compressions and emergency breathing for approximately four minutes until rescue personnel arrived and continued care with the use of an [inaudible] and medication sustained the person's circulation.

Pleasant Prairie rescue personnel advised that the early use of CPR by Officer Severson played a large role in the return of spontaneous circulation to the patient. Officer Severson is being commended tonight for taking the extraordinary actions to sustain a life through the use of trained life saving skills under stressful situations. Officer Severson is a highly trained professional who has shown on numerous occasions his concern with community and service. If I could have Officer Severson step forward.

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Mike Pollocoff:

Chief, maybe while you're here we can ask you to introduce your new command officers, the ones that are here.

Chief Smetana:

I have not done any press release yet, still working on that for the press. Lieutenant Dan Riley has been promoted to the rank of Deputy Chief due to the retirement of Dave Mogensen. Sergeant Randy Myles was promoted in January to the rank of Lieutenant. Sergeant Pete Jung was promoted to the rank of Lieutenant. And I think that's it for the command staff. We also have many officers who attended tonight's to congratulate Officer Severson. Thank you all.

John Steinbrink:

Thank you, Chief, and congratulations fellas.

## **5. PUBLIC HEARING**

- A. Consider a variance from Section 395-63 F of the Land Division and Development Control Ordinance related to the minimum lot depth of six single family vacant lots in the proposed Creekside Terrace development generally located north of 93rd Street and east of Old Green Bay Road.**

Jean Werbie-Harris:

Mr. President and members of the Board, the petitioner, S.R. Mills, on behalf of Creekside PP, LLC, is the owner of vacant property north of the Creekside Crossing Development which is generally located north of 93rd Street and east of Old Green Bay Road. The petitioner has requested through a March 4, 2016 letter to the Village that the Village Board grant a 90 day extension for the Village to consider the preliminary plat for Creekside Terrace Subdivision. In addition, based upon the request that the Plan Commission had tabled, the preliminary plat for Creekside Terrace that was scheduled in March and now will be considered in May 23rd for their Plan Commission meeting, therefore based on that the public hearing this evening for the request for the variance from Section 395.63 F of the Land Division Ordinance which is related to minimum lot depth for the Creekside lots, we are requesting and they are requesting that this item be tabled by the Village Board, and the hearing for the variance be rescheduled for June 6, 2016.

Jane Romanowski:

Once again that would be a postponement until June 6, a date specific.

Steve Kumorkiewicz:

So moved.

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Dave Klimisch:

Second.

John Steinbrink:

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

**KUMORKIEWICZ MOVED TO POSTPONE CONSIDERATION OF A VARIANCE FROM SECTION 395-63 F OF THE LAND DIVISION AND DEVELOPMENT CONTROL ORDINANCE RELATED TO THE MINIMUM LOT DEPTH OF SIX SINGLE FAMILY VACANT LOTS IN THE PROPOSED CREEKSIDE TERRACE DEVELOPMENT GENERALLY LOCATED NORTH OF 93RD STREET AND EAST OF OLD GREEN BAY ROAD TO THE JUNE 6, 2016 VILLAGE BOARD MEETING; SECONDED BY KLIMISCH; MOTION CARRIED 4-0.**

John Steinbrink:

Trustee Klimisch has an introduction this evening.

Dave Klimisch:

We have a distinguished visitor in the audience. Mr. Hamdan is a fifth grader at Pleasant Prairie Elementary who recently won the Kenosha Unified School District Black History Bee. And while he's not formally on the agenda tonight he came tonight just to watch the proceedings because he's a concerned citizen and active in his local government, and quite the presidential historian. So feel free to talk to him and quiz him if you like. Mr. Hamdan, would you stand up for a sec? Very good.

John Steinbrink:

And maybe you can explain how he's related to that young man that was here a few weeks ago.

Dave Klimisch:

You showed his older brother how to study, so his older brother recently won the Kenosha Unified Spelling Bee, won the regional Bee, and with his guidance he was able to send his brother off to Madison to the State competition. So thanks for showing your brother how to do it.

John Steinbrink:

All right, way to go.

## **6. CITIZEN COMMENTS**

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Jane Romanowski:

There were no signups tonight, Mr. President.

John Steinbrink:

Anyone wishing to speak under citizens' comments? Seeing none I'll close citizens' comments.

**7. ADMINISTRATOR'S REPORT – None.**

**8. NEW BUSINESS**

**A. Receive Plan Commission recommendation and consider Ordinance #16-08 for several Zoning Map Amendments to rezone properties into the C-3, Natural and Scientific Area Resource Conservancy within the Chiwaukee Prairie/Carol Beach Land Use Plan area.**

Jean Werbie-Harris:

Mr. President and members of the Board, on December 1, 2014, the Plan Commission had adopted Resolution 14-16, and that's to initiate several zoning map amendments for properties that have been acquired in the public's interest in 2013 and 2014 pursuant to the Community Assistance Planning Report 88 which is the Land Use Management Plan for the Chiwaukee Prairie/Carol Beach area of the Town of Pleasant Prairie, now Village of Pleasant Prairie.

The plan recommended that ultimately all the lands within the plan that were identified for open space preservation should be placed into the C-3, Natural and Scientific Area Resource Conservancy District, which is that designated Natural Resource Based Preservation and Protection Zoning District. This action as directed by the plan would take place at such time as the lots were acquired in the public's interest by either the Wisconsin DNR, The Nature Conservancy or some other public body. And we have been doing this over the past 25 plus years.

So specifically the properties that have been acquired in the public's interest in 2013 and 2014 were evaluated and are proposed to be placed into that appropriate zoning classification. There are six parcels in question. There are maps on your screens that identify. For the record I'd like to read the six tax parcel numbers into the record. All of these zoning map amendments were considered by the Plan Commission at their last meeting as part of public hearing.

The first is Tax Parcel Number 93-4-123-184-0590. The owner is the Wisconsin DNR. The current zoning is C-1, proposed zoning is C-3. Again, the C-3 is the Natural and Scientific Area Resource Conservancy District. Number two is Tax Parcel 93-4-123-184-0595 also owned by the Wisconsin DNR. Current zoning C-1, proposed zoning C-3. The next is Tax Parcel Number 93-4-123-203-0260 owned by the Wisconsin DNR. Current zoning C-1, proposed zoning C-3. The next, number four, is Tax Parcel Number 93-4-123-304-0325 owned by the Wisconsin DNR. Current zoning is R-5 which is a residential classification, proposed zoning is C-3. The fifth is

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Tax Parcel Number 93-4-123-304-0500 also owned by the Wisconsin DNR. Current zoning R-5, proposed zoning C-3. And, finally, parcel number six, Tax Parcel Number 93-4-123-304-0510. The owner is the Wisconsin DNR. The current zoning is R-5, and the proposed zoning is C-3.

All of the lots that I have just discussed will remain in the Limited Urban Service Overlay District. And any portions of those properties that are located within the Floodplain District will also remain in that Floodplain District. The Plan Commission held their public hearing and recommended that the Board approve the zoning map amendments as presented.

Dave Klimisch:

Were these lots built on at some point?

Jean Werbie-Harris:

No.

Dave Klimisch:

Structures on them?

Jean Werbie-Harris:

No.

Dave Klimisch:

I move approval.

Michael Serpe:

Second.

John Steinbrink:

Motion by Dave, second by Mike. Any further discussion on Item A?

Steve Kumorkiewicz:

I've got one question. Are those buildable lots or not?

Jean Werbie-Harris:

I'm sorry?

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Steve Kumorkiewicz:

The lots are buildable or not? Can you build on those lots or not?

Jean Werbie-Harris:

The lots are not buildable. They're all owned by the Wisconsin DNR. They were all included within the Chiwaukee Prairie Preservation area. That was identified in the acquisition area by the State agency.

Steve Kumorkiewicz:

Okay, thank you.

John Steinbrink:

Any further comment or question?

**KLIMISCH MOVED TO CONCUR WITH THE PLAN COMMISSION RECOMMENDATION AND ADOPT ORDINANCE #16-08 FOR SEVERAL ZONING MAP AMENDMENTS TO REZONE PROPERTIES INTO THE C-3, NATURAL AND SCIENTIFIC AREA RESOURCE CONSERVANCY WITHIN THE CHIWAUKEE PRAIRIE/CAROL BEACH LAND USE PLAN AREA; SECONDED BY SERPE; MOTION CARRIED 4-0.**

**B. Receive Plan Commission recommendation and consider Ordinance #16-09 for a Zoning Text Amendment to the Westfield Heights Commercial Area Planned Unit Development.**

Jean Werbie-Harris:

Mr. President and members of the Board, on February 8, 2016, the Plan Commission adopted a Resolution 16-95 to initiate amendments to the Westfield Heights Commercial Area Planned Unit Development ordinance. And these changes were based on some new information that was provided to the Village. Proposed amendments relate to future assessments and property taxes, clarifications related to stormwater retention basin maintenance, and a clarification regarding not allowing trucks to be parked on property.

These amendments all pertain to the planned unit development that was being considered for the Westfield Heights commercial area for the [inaudible]. And specifically their attorney wanted to review the original PUD that was adopted by the Village Board. The comments that you have before you basically, again, address some modifications and clarifications regarding responsibilities for stormwater maintenance for the basins that serve the Westfield Heights area including this particular property for Educator's Credit Union, again, to clarify some language with respect to truck parking on the property.

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And then finally also to remove the language that we had at one point that dealt with the property tax baseline assessed values to be identified with respect to various properties. And based on some conversations we've had with our Village attorneys that was the reason why that language was taken out. The Educator's is looking to break ground very soon, and so they wanted to clarify some of these things with respect to their PUD so that they can get all of the other documents recorded. The Plan Commission held a public hearing regarding this amendment, and recommended approval as presented.

Michael Serpe:

Move approval of Ordinance 16-09.

Steve Kumorkiewicz:

Second.

John Steinbrink:

Motion by Mike, second by Steve for adoption of 16-09. Further discussion?

**SERPE MOVED TO CONCUR WITH THE PLAN COMMISSION  
RECOMMENDATION AND ADOPT ORDINANCE #16-09 FOR A ZONING TEXT  
AMENDMENT TO THE WESTFIELD HEIGHTS COMMERCIAL AREA PLANNED UNIT  
DEVELOPMENT; SECONDED BY KUMORKIEWICZ; MOTION CARRIED 4-0.**

**C. Consider approval of a Development Agreement and related documents for the proposed public improvements of the vacant property generally located on the east side of 80th Avenue and north of Springbrook Road.**

Jean Werbie-Harris:

Mr. President and members of the Board, this is a request for a development agreement and related documents for a property on the east side of 80th Avenue just north of Springbrook Road for CenterPoint WisPark Land Company, LLC. They are proposing to develop a 26.21 acre property, and on that property they will be proposing to put a speculative warehouse distribution facility. But as part of their project what they're requesting to do is they need to make some modifications to the nearby 80th Avenue.

As a result, one of the items is that they are looking to relocate the median in 80th Avenue in order to adjust it so it lines up with their southerly driveway. They are looking to relocate the driveway for Arvato which is the property just lying to the west of 80th Avenue. They'll be relocating a public streetlights, removing some public water, laterals and connections. And then they'll need to restore the right of ways in the terrace areas of the roadway.

So as part of their site and operational plan approval process, they're required to enter into a development agreement with the Village of Pleasant Prairie and provide a letter of credit to

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guarantee to the Village that all the public improvements within 80th Avenue will be completed and inspected to the Village's standards. So you have a copy of the development agreement before you. The public works department will be the department that's going to be doing the inspecting, and they'll be putting together a cost estimate specifically for their inspection services in order to inspect the work that's being completed.

This is a matter that was before the Village Plan Commission. They did recommend approval. This is a project that CenterPoint hopes to get under construction this spring. They're just waiting for some final approvals from the Wisconsin DNR before they can initiate this project. And, again, it's approximately a 417,000 square foot warehouse speculative project. And just for a point of clarification, they own the property to the west of 80th Avenue where Arvato is leasing. So they do own that property, and they are working with that tenant to make them aware of their project and what they're looking to do in 80th Avenue.

Michael Serpe:

At the Plan Commission meeting I guess CenterPoint indicated they are entertaining some serious inquiries on that building at this point?

Jean Werbie-Harris:

They are.

Michael Serpe:

Good news. Move approval.

Dave Klimisch:

Second.

John Steinbrink:

Motion by Mike, second by Dave. Any further discussion on Item C.

Dave Klimisch:

Jean, is this the point in the process where in the agreement we talk about the assessed value or is that later on, the taxing on the assessed value?

Mike Pollocoff:

We're not able to do this unless we specifically identify it as part of a policy that's established with the creation of the TIF District as part of that initial agreement. But right now our attorney is saying we can't do it on a building by building basis. State statutes wouldn't allow us to do that. That doesn't preclude us from appealing, though, when they do file for say the dark store or

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an abandoned property exception. We could appeal that. But to try and load that up into it is [inaudible].

Michael Serpe:

Is there any movement on the part of the State to address the dark store issue yet?

Mike Pollocoff:

No.

Michael Serpe:

That's amazing.

Steve Kumorkiewicz:

They closed the session.

John Steinbrink:

They went home.

Steve Kumorkiewicz:

Yup, they went home.

Mike Pollocoff:

In fact, we've had action filed on us again my Sanmina.

John Steinbrink:

Further discussion?

**SERPE MOVED TO APPROVE A DEVELOPMENT AGREEMENT WITH CENTERPOINT WISPARK LAND COMPANY, LLC AND RELATED DOCUMENTS FOR THE PROPOSED PUBLIC IMPROVEMENTS OF THE VACANT PROPERTY GENERALLY LOCATED ON THE EAST SIDE OF 80TH AVENUE AND NORTH OF SPRINGBROOK ROAD; SECONDED BY KLIMISCH; MOTION CARRIED 4-0.**

**D. Consider a 2016-2017 Agreement between the Village and the Village of Pleasant Prairie Police Officers' Association, Local 185, of the Wisconsin Professional Police Association.**

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Mike Pollocoff:

Mr. President, we recently came to the conclusion in negotiations with the Police Association Local 185, and just to give you some of the highlights of the agreement. As far as wages we provided for a two percent increase for all of 2016, a one percent in 2017 effective January 1, and then a second one percent available July 1, 2017. For health insurance employees who participate in the Village wellness program to a silver status level will pay three percent of the monthly premium. Those who do not will pay 20 percent of the premium. Next year those who participate in the silver status wellness plan will have a five percent premium. And those who do not will have a 25 percent premium.

Just to remind everybody that the Village's wellness program, one of the significant things we're able to do is to achieve or basically have a flat insurance, no insurance rate increases this last year. But we really have been able to bend the curve down, drive down our health insurance costs by getting everybody to participate in it. For those employees that don't, and there's definitely a handful in each department that won't, they're paying a significant portion of the premium that will offset any costs that everybody else has. So we feel it's been working really well. And I think both locals that we negotiate with, the police and also the fire, recognize it as beneficial to everybody.

Dental insurance this next year the employees pay ten percent of the monthly premium, and then effective January 1, 2017 it will be 20 percent of the monthly premium. With that, Mr. President, I request that you and I be authorized to execute the proposed 2016-17 contract with Pleasant Prairie Police Officers Association Local 185.

Dave Klimisch:

Move approval.

Michael Serpe:

Second.

John Steinbrink:

Motion by Dave, second by Mike for authorization to approve. Any discussion on this item.

Dave Klimisch:

On the health and dental is it all with one company? I'm sure there's different levels?

Mike Pollocoff:

No, we're not that big to have multiple companies for the health. So health is through one company which this year we were able to secure a flat rate increase from United. And then dental we switched from Humana over to Delta Dental. So some companies will give you a menu of

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plans that you can pick, and we're just not that large to be able to do that. So our group we pool, everybody comes in whether they're contract negotiated employment or general employment like all the other employees who have no bargaining ability we all together as one pool and get the best rate we can.

Michael Serpe:

Those who are not involved in the wellness program they have once a year to change over?

Mike Pollocoff:

Well, yeah. Because basically our benefit that we receive by employees participating in wellness there's a couple of them. One of them is that they stay well and they're not out sick. But the second thing is that they can prove over a year, at least up until we do our renewals, that they're compliant, that they're taking steps. Wellness assumes that you're not going to see a good return the first year. If you think about it we've been doing this for almost four years now. So if they can make that so that they've been complying with the plan, they've been meeting all their goals, then at the end of December we say then at that point when we do our renewal every year then they can sign up and benefit from that the next year. But once you miss it at the end of the year then you have to pay the 20 or 25 percent in premiums for the following year.

Dave Klimisch:

Our wellness program the second most important is it saves us money. The first importance is keeping our employees healthier than they might otherwise be. How common is it for other municipalities [inaudible]?

Mike Pollocoff:

Well, Kenosha County has got a pretty active program. And I think, I don't know if Carol knows if there's any municipalities other than us that are being as aggressive on it. We probably have one of the most aggressive -- you know, it's a carrot and stick, and we really don't have a big stick. You know if you're going to pay more if you don't participate in it. On the spot time, Carol.

Carol Willke:

I'm sorry, what was the question?

Mike Pollocoff:

Do you know what other municipalities have active wellness programs in the area?

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Carol Willke:

Kenosha County has a very active one. They have the same one we do [inaudible]. And so does Central High School. And both of those programs [inaudible] reductions in the [inaudible]. We're seeing some progress and it's pretty exciting. [Inaudible] and I think everybody has pretty much bought into it. And once you get over the idea of we have to do this it's actually really beneficial. And so I think [inaudible] people to know what their numbers are and to understand what nutrition is, understand what exercise really means. And I think people appreciate the fact that [inaudible] but I think they do.

John Steinbrink:

Thank you. Other discussion?

Steve Kumorkiewicz:

Yeah, here in Article 18.0 if [inaudible] retire they are able to retire -- they have the option to keep the [inaudible] or not, right?

Mike Pollocoff:

Right.

Steve Kumorkiewicz:

[Inaudible]. And also I see now on some of the canine officers if the dog retires the handler has the option to adopt.

Mike Pollocoff:

That's correct. The canine officer and the dog develop a relationship. And we've never had an officer who said he didn't want the dog when the dog was getting ready to retire. It makes sense. And the dog for the amount of money we spend on training them and keeping them up and keeping them going to the vet or whatever those benefits go with the dog, it's transferred to the officer.

Steve Kumorkiewicz:

Thank you.

John Steinbrink:

Other comment or question?

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**KLIMISCH MOVED TO APPROVE A 2016-2017 AGREEMENT BETWEEN THE VILLAGE AND THE VILLAGE OF PLEASANT PRAIRIE POLICE OFFICERS' ASSOCIATION, LOCAL 185, OF THE WISCONSIN PROFESSIONAL POLICE ASSOCIATION; SECONDED BY SERPE; MOTION CARRIED 4-0.**

**E. Consider an award of contract for Village website development services.**

Dan Honore:

Mr. President and members of the Board, I'm here tonight before you tonight representing the Village Website Project Team requesting authorization for the Village Administrator to execute a five year agreement with CivicLive for the development hosting maintenance of applicable services for the external and internal Village websites. Back in November of 2015, an 11 member project team was brought together. We created an RFP and released that in November to over 350 vendors; 26 of those vendors registered their intent to submit a bid. Of that 26, 16 actually did send in a bid. Four vendors were selected by the project team to move forward and do presentations. And of those four one vendor has been selected and is being recommended tonight to the Board.

The external/internal Village website bids I tabulated here. There's the one-time cost and the five year cost. CivicLive is number three on that list. It isn't the least expensive in the five year cost category, but I believe it is the least expensive in the one-time cost. The cost itself, the price was not high on the list of reasons that we selected CivicLive. The presentation and what CivicLive can offer to the Village definitely far outweighed any of the other vendors that we saw the presentations from. So, again, I'm requesting tonight authorization for the Village Administrator to execute a five year agreement with CivicLive.

Steve Kumorkiewicz:

So moved.

Dave Klimisch:

Second.

John Steinbrink:

Motion by Steve, second by Dave. Any discussion?

Dave Klimisch:

Dan, what are some things on the website -- what will be there that we don't currently have? What are some highlights?

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Dan Honore:

Ah, where shall I start? I think that some of the bigger things that we're looking at is it will be the ability to have it on your phone or on a tablet will be greatly enhanced from what we have today. Today we do not have what's called a reactive site or responsive site. If you look at our site on a mobile device it's just a small version of the website instead of being more usable in a mobile world. And I believe the statistics show about a 30 plus percent usage by people using their mobile devices to navigate to websites. With this vendor we also get an actual app for the phone which is above and beyond the website itself and contains other pieces which we'll look at implementing possibly with some of our other applications that we use for the Village, possibly city works and things like that.

Just the design itself needs a refresh from what we have today. If you look at our website today versus many of the others that have been refreshed there's more tools, there's different designs as far as menu structures that just makes it easier to navigate. We try to take into consideration to reduce the amount of scrolling that has to happen, reduce the number of clicks it takes to get to the information, make sure that the searching is very functional. We'll obviously take this opportunity to look at the content we have, removing any content that is out of date and not necessary anymore. Some of the departments that may not be represented on the website today may be represented as we move forward. And that's all the external.

On the inside which is what staff uses there's not much of anything today. So that will be greatly enhanced. And I think the biggest thing for me and my team is that departments will be able to maintain their external and their internal websites themselves, their web pages I should say. So my team will be less involved than what they are today, and it will enhance the ability for the departments to put content out that's relevant and keep relevant content there. Chris Christianson will be ultimately the one who determines the validity I guess or acceptability of something that is posted to the external website make sure that it's valid, spelling is correct, grammar is correct, things like that. So it's going to be a long project because there's a lot of content. But it's definitely one that's needed as we move forward.

Mike Pollocoff:

There's been a lot of times where people say and Trustees can't you put that up on the website which is a reasonable request. Really there's time we say no because you can't manipulate it without going back to the original vendor and have them -- we have to pay them to do some work on it. So I think there's a lot of things that will make the Village more transparent to some of the things we're doing so people can access information easier. Dan initially budgeted \$60,000 to do this work for the initial up front cost so I feel pretty good.

When the committee went through the recommendations it was pretty much unanimous that the CivicLive site was really going to help us get done what we have to do. We have to do all the work to get it ready, but they were going to be able to make that process changing over a lot easier than normal. And if you look at the websites that they had done, comparable ones, they were really nice. It flowed easy, it was something that was going to be easier for people to use which is what we want. The more we can have people feel comfortable about going to our

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website the less time they'll be trying to call us or walking in and trying to figure out what's going on. And I think it will interface well with the new initiative that the Village has funded this year which is the social media, being able to roll that out and having that work effectively.

Michael Serpe:

Do you have something for the over 70 crowd?

Dan Honore:

We can change the font size.

Mike Pollocoff:

The request is to authorize me to execute a contract with CivicLive for a five year agreement for website services.

Steve Kumorkiewicz:

So moved.

Michael Serpe:

Second.

Jane Romanowski:

We already have a motion and a second.

John Steinbrink:

Any further discussion?

**KUMORKIEWICZ MOVED TO AWARD A FIVE YEAR CONTRACT FOR VILLAGE WEBSITE DEVELOPMENT SERVICES TO CIVICLIVE AS PRESENTED; SECONDED BY KLIMISCH; MOTION CARRIED 4-0.**

**F. Consider 2016-2017 Liability and Property Insurance Proposals.**

Kathy Goessl:

Mr. President and Village Board, I come to you tonight with our insurance, liability, property, workman's comp. This is our year we go out and open it up to all carriers that want to bid on our insurance. It's an every three year process unless our current carrier increases their rates too much. And then we would go out on an off year. So this year we received three bids, one from our current carrier, the League of Wisconsin Municipalities before dividends for \$569,917.

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Community Insurance and Traveler's combination of \$584,724. And EMC for a quote of \$620,896.

Last year's premium was \$538,000, and that was through the League of Wisconsin Municipalities for our liability coverage. And our property coverage was through the Local Government Property Insurance Fund. Since then the Local Government Property Insurance Fund they're still around, but their rates have really increased almost more than double. Their bid was like \$80,000 compared to \$40,000 and some. There's almost an \$83,000 spread between the highest bidder this year which is EMC, and the lowest bidder which is League of Municipalities. You can look at the spreadsheet comparison that I have in your packets.

The Village budget in all of our funds including RecPlex and utilities is \$619,773. So all these bids are underneath, except for EMC, underneath the Village's budget for 2016. The proposed premium for League of Municipalities increased \$32,000 or six percent over last year. The workman's comp. accounts for the majority of the increase of \$24,000. The workman's comp. increase is a combination of a slight increase in payroll and an experience in our experience mod from .95 to 1.01, and the statewide increase in some of the standard rates per class category.

Workman's comp. is pretty standard in terms of there's a form that's done by the State of Wisconsin how they have to put their bids together. The differences here are you can see all three are different. One is due to Traveler's having a terrorist addition on their policy which brings that up. And EMC actually used the wrong mod. They used .9 to bid instead of .102. That's why theirs is less than the other two bidders.

The one thing with workman's comp., though, is that the insurance company can offer a dividend. And the League does offer a dividend on that, but it's based on loss, our loss experience and our longevity with them. And over the past couple years it has averaged, not just on workman's comp. but on other lines, around \$16,000. Traveler's have offered us a flat dividend of ten percent no matter what our losses are for this coming year. And EMC did not mention any dividends.

So these are the bids we got. So my recommendation is to take the best of both worlds. Take the best bids that I had for the liability, which liability is actually auto liability, general liability, law enforcement liability, public officials liability and auto physical damage. So those five categories total a premium of \$148,773. And with the estimated dividend just on those lines I'm looking at a proposal of \$144,207. And I'm recommending Traveler's for property, crime and workman's comp. They're all with Traveler's, and Traveler's includes their boiler and machinery in with their property and also the inland marine in with their property. And, as I said before, they're offering a flat dividend of \$38,000 which is ten percent of the workman's comp. premium.

So overall we're looking at a proposal, a recommendation of a total premium of \$148,755 which is an increase over last year of \$10,751 which is a two percent increase. If we would go just with the League and stay with just one company our increase as before, as I said, it would be \$32,000 or six percent. So the savings by mixing the best of both worlds is \$21,259 between taking just the League or combining them. So I'm recommending combining liability with the League and with Traveler's with the rest of our lines of coverage.

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Michael Serpe:

What did we budget for originally?

Kathy Goessl:

We budgeted almost \$620,000 across all lines.

Michael Serpe:

You said our experiences went up a little bit this year?

Kathy Goessl:

Our experience mod did go up for workman's comp. from .95 to 1.01. I don't remember if you remember the accident we had with the one public works driver that hit all the cars because he had diabetic shock. So that has what caused our mod to go up. What happens is they take a three year average of our mod and that came onto our mod. So things like that happen.

Steve Kumorkiewicz:

[Inaudible].

Kathy Goessl:

I'm looking for approval to sign with the League for liability and the rest of the lines with Traveler's. We do have representatives from both. From the League we have Rick Kalscheuer from R&R insurance. And from Traveler's we have, actually we have from G2 Insurance Agency Carol Willick and two other representatives from that organization here in the audience if you have any questions of either of them.

John Steinbrink:

If we could you have you folks just come up and introduce yourselves.

Mike Pollocoff:

Rick and Carol?

Carol Willick:

Mr. President and members of the Board, thank you for the opportunity to come up and introduce ourselves. My name is Carol Willick, and I work for [inaudible] Insurance. I'm Vice President of the commercial lines department. And I actually had the distinct honor of taking good care of you eight years ago. So I'm no stranger to the Village of Pleasant Prairie. And I also want to

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introduce the account manager who would be assigned to you [inaudible]. Excellent company. They handle hundreds of Fortune 500 companies. They have very strong financial [inaudible]. And they do have a large [inaudible] type situation with property. I think they're an excellent advantage to coming here and [inaudible] and be able to [inaudible].

[Inaudible]

John Steinbrink:

Well, thank you very much for coming this evening and your proposal.

Kathy Goessl:

Traveler's is also offering a ten percent or a two year lock on our property assurance.

Rick Kalscheuer:

I just also wanted to take the opportunity to address the Board. Mr. President and fellow Board members, I'm Rick Kalscheuer. I'm from R&R Insurance, and we represent the League of Municipalities insurance program. So I think we covered you for about six years, for approximately six years. The way the League program works is Kathy contacted us and said could we split up the Worker's Comp. We said we'd be willing to do that for the Village. I do want to let you know you would be only the third municipality that the President of the insurance company has allowed that to happen. One is a self-insured city. Another has a nursing home exposure that the League really does not care to insure.

I think Kathy and the staff put together an excellent analysis of all the costs. I think the one thing that you also need to look at is the services that the League is bringing to the table, the services that the insurance agency is bringing to the table. Given an occupational therapist on staff she's partnering with your Fire Chief right now to put in a new program to reduce the injuries and also reduce overtime. So one of the points that I would make is that if that mod goes up and down, a five point or a six point change in that mod does equal the \$20,000 difference or so that is in premium. And that's just something to consider when you make your decision. At the end of the day I know you're going to do what's best for the Village. And we've enjoyed working with the staff, and we'll look forward to working with the staff. Any questions from any of the Board members?

John Steinbrink:

All right, thank you for your proposal.

Michael Serpe:

Do we have a motion yet? I move to concur with the finance director's recommendation.

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Steve Kumorkiewicz:

Second.

John Steinbrink:

Motion by Mike, second by Steve. Now is there any further discussion?

**SERPE MOVED TO CONCUR WITH THE FINANCE DIRECTOR'S RECOMMENDATION TO AWARD THE VILLAGE'S LIABILITY INSURANCE COVERAGE , INCLUDING AUTOMOBILE PHYSICAL DAMAGE COVERAGE, WITH THE LEAGUE OF WISCONSIN MUNICIPALITIES AND ALL OTHER INSURANCE COVERAGE BE AWARDED TO TRAVELERS; SECONDED BY KUMORKIEWICZ; MOTION CARRIED 4-0.**

## **9. VILLAGE BOARD COMMENTS**

Michael Serpe:

I have one. Hearing tonight that another company has filed a dark store contested assessment I think it's time that maybe we consider inviting our state representatives to meet with us and maybe discuss this openly and see what they have to say about this. It's getting a little out of hand not only for Pleasant Prairie and the City of Kenosha but for the entire state. And I think we should get some answers as to why this is happening and what are they going to do about it. Just for your consideration for the future.

John Steinbrink:

Now that the session is over they definitely have the time.

Michael Serpe:

That's right.

Mike Pollocoff:

I'll get some dates from them where we can have them come in and talk about it. The problem didn't go away, it's just the legislature ended their business. So Rocco Vita had numerous discussions with legislators on behalf of the WAOO, the Wisconsin Assessing Association to deal with this. Because there are a lot of communities - we're struggling with it. You take someplace like Wauwatosa they have 27 claims filed against them. If you think about the new Nordstrom's on 45 going up out of town, just built, incredible, a lot of municipal infrastructure put in to facilitate that, and they were looking to drop their cost by 70 percent.

So as long as that game can be played there's all the incentive in the world for a company that can afford to hire an attorney to press that forward and do that at the expense of the residential taxpayers and small businesses. So the guy that has a business like Nordstrom's clothing or

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housewares store cannot compete. It's hard enough to compete on a price basis but let alone now has to pay the same property tax as everybody else, and Nordstrom's doesn't have to pay the same as a small business. It's a challenging situation. In our discussions they really weren't willing to address it at this time. So I think a discussion with representatives in light of what the exposure is to Village residents will give them something to think about over the next nine months.

Steve Kumorkiewicz:

We were in Madison last year and I remember [inaudible].

Mike Pollocoff:

We've been working on it for a while.

John Steinbrink:

Not like it's a surprise. Thank you, Mike. I had the honor yesterday of attending an Eagle Scout ceremony with Chief Smetana and Chief McElmury for Ryan Dougherty. A very poised young man that's really moving ahead with his life. He presented himself well. So we wish him the best, and we know he's going to do well. A lot of family there and other folks from the community wishing him well. Other comments?

Dave Klimisch:

In tonight's package we had some significant proposals with insurance, with the website, with more Planning Commission things. So thank you to Kathy, Dan, Jean and your teams, because what we see on the screens is a summary of hours and hours of work. So thank you for making everything so clear. I know there's bumps in the road that we don't get to see on nights like this.

John Steinbrink:

Speaking of bumps in the road, I know we passed the ordinance for the truck parking around the Village. And I have had complaints from numerous residents on that. They were very happy to hear that the Village has taken proactive steps and signage steps and every kind of step we could take to eliminate this. And looking at some of the roads in the area, especially 113th the damage there is unbelievable for that road. It's not only an eyesore the trucks parked there but the damage. And I'm not sure, the Village is going to have to pay for that I suppose. Hopefully we can pass some of this cost on to some of these truckers that feel it's their obligation to do this to our streets and to abandon their vehicles around the area. Are we in the process now of ticketing that, Chief? Great. And we'll be able to toll and get these things out of our streets and that.

Mike Pollocoff:

We're going to have large notice signs posted on main arterials coming into the Village. We've talked with the Village attorney, and we've had discussions with the judge as to what constitutes

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notice and weight limits on Village roads and parking restrictions. So we'll get those signs up. Some of the spot problems like 113th we have signs up right now. But all the other areas we're going to cover with large signs.

John Steinbrink:

Right, so thank you to everybody that made that possible. That's something that's really going to be appreciated by residents. Probably by public works that doesn't have to fix as many roads that get damaged out there. Any further comments?

**10. ADJOURNMENT**

**SERPE MOVE TO AJDOURN THE MEETING; SECONDED BY KUMORKIEWICZ;  
MOTION CARRIED 4-0 AND MEETING ADJOURNED AT 6:55 P.M.**