

**MINUTES
CITY OF JEFFERSON COMMON COUNCIL
TUESDAY, FEBRUARY 20, 2018**

The Tuesday, February 20, 2018 meeting of the City of Jefferson Common Council was called to order at 7:00 p.m. by Mayor Oppermann. Members present were: Ald. Brandel, Ald. Peachey, Ald. Horn, Ald. Miller, Ald. Tully, Ald. Krause, Ald. Beyer and Ald. Lares. Also present were: City Administrator Freitag, City Engineer Pinnow, City Attorney Rogers and City Deputy Clerk/Treasurer Copsey.

PUBLIC PARTICIPATION

City Engineer Pinnow gave an update on some flooding issues the City is having. There are free sand bags at the Public Works building and the Fire Station if residents need them. They are on a first come first serve basis.

RESOLUTION NO. 100 – CONSENT AGENDA

Ald. Beyer introduced Resolution No. 100.

**CITY OF JEFFERSON
RESOLUTION NO. 100**

BE IT RESOLVED, by the Common Council of the City of Jefferson, Wisconsin that the consent agenda for February 20, 2018 is hereby adopted.

- A. Vouchers Payable for January, 2018 in the amount of \$32,701.68 and February, 2018 in the amount of \$195,003.32. Payroll Summary for February 16, 2018 in the amount of \$179,757.91.
- B. Council Minutes from the February 6, 2018 Meetings of the Common Council.
- C. Licenses as Approved by the Regulatory Committee
 1. Operator's Licenses
 2. Special Class B Licenses

Ald. Beyer, seconded by Ald. Lares moved to approve Resolution No. 100. On call of the roll, motion carried unanimously.

**RESOLUTION NO. 101 – A RESOLUTION AUTHORIZING A SPECIAL EVENT PERMIT
BETWEEN CITY OF JEFFERSON AND TOMORROWS HOPE**

Ald. Tully introduced Resolution No. 101.

**CITY OF JEFFERSON
RESOLUTION NO. 101**

WHEREAS, Tomorrow's Hope has approached the City of Jefferson to consider holding its annual Hope Fest on July 21, 2018; and

WHEREAS, Tomorrow's Hope is in existence solely to foster health-related research, education, and support activities that have a direct impact on individuals in our local health care service area; and

WHEREAS, Tomorrow's Hope has submitted the Special Event Permit, which has been approved by staff; and

WHEREAS, Tomorrow's Hope is requesting that South Gardner Avenue from West Milwaukee Street to West Linden Drive and a portion of West Linden Drive be closed to vehicular traffic; and

WHEREAS, Tomorrow's Hope is requesting an exception to Section 204-2 Park Hours, of the Municipal Code to allow activity in Rotary Waterfront Park until midnight; and

WHEREAS, Tomorrow's Hope will have all vendors submit Permits for Sales of Goods in the Right-of-Way.

WHEREAS, Tomorrow's Hope will submit the proper paperwork for a Special Class B Picnic License; and

NOW, THEREFORE BE IT RESOLVED, by the Common Council of the City of Jefferson, Wisconsin that it herein approves and ratifies the Special Event Permit between the City of Jefferson and Tomorrow's Hope to conduct Hope Fest 2018 in the downtown area including street rights-of-way, Rotary Waterfront Park and Stoppenbach Park.

Motion was made by Ald. Tully, seconded by Ald. Beyer to approve Resolution No. 101. Motion carried unanimously on call of the roll.

RESOLUTION NO. 102 – A RESOLUTION AUTHORIZING A DEVELOPER'S AGREEMENT BETWEEN THE CITY OF JEFFERSON AND MCDERMOTT TOP SHOP, LLC

Ald. Horn introduced Resolution No. 102.

**CITY OF JEFFERSON
RESOLUTION NO. 102**

WHEREAS, McDermott Top Shop, LLC (hereinafter the "Developer") is interested in constructing an approximately 60,000 square foot manufacturing facility on approximately 7.5 acres of property located in the Jefferson North Industrial Park; and

WHEREAS, the Developer intends to begin construction no later than September 1, 2018 and complete the Project by July 1, 2019. The Developer intends to maintain a minimum of 50 jobs/positions that will work at the new facility shortly after its completion, including manufacturing, office and support positions; and

WHEREAS, in order to facilitate the Project the City of Jefferson will design and construct a regional storm water retention basin to service the storm water needs of the Project on land located adjacent to the to the Developer's site; and

WHEREAS, the City shall loan to the Developer to assist it in completing the Project the sum of \$200,000, less the cost of construction of the aforementioned storm water retention basin, to offset a portion of the site development costs associated with development of the site. The loan will be forgiven if Developer meets or exceeds the project's square footage and employment objectives referenced above; and

WHEREAS, the City, in the best interest of the City and its residents, wishes to expedite and facilitate the Project and the Developer’s business plans for the purpose of encouraging development and promoting the economic vitality of the City.

NOW, THEREFORE BE IT RESOLVED, by the City of Jefferson, Wisconsin that it herein authorizes and approves a Developer’s Agreement between the City of Jefferson and McDermott Top Shop, LLC setting forth the obligations of the Developer and City of Jefferson.

Motion was made by Ald. Horn, seconded by Ald. Brandel to approve Resolution No. 102. Motion carried 7-1 with Ald. Miller abstaining.

RESOLUTION NO. 103 – AUTHORIZING THE PURCHASE AND INSTALLATION OF TWO KAYAK LAUNCHES AND TWO DOCKS

Ald. Peachey introduced Resolution No. 103.

**CITY OF JEFFERSON
RESOLUTION NO. 103**

WHEREAS, the City of Jefferson in efforts to embrace and highlight the Branding theme of “We’re Going Outside”; and

WHEREAS, the City of Jefferson desires to utilize and provide access to the waterways; and

WHEREAS, the City of Jefferson received a donation in the amount of \$5,000 from Fort Community Credit Union for the purpose of a kayak launch; and

WHEREAS, there is monies allocated in the 2018 Park Development budget in the amount of \$13,400; and

WHEREAS, one kayak launch would be installed at Rotary Waterfront Park and one kayak launch one dock would be installed at Riverfront Park and one dock would be installed on the island; and

NOW, THEREFORE BE IT RESOLVED, by the Common Council of the City of Jefferson, Wisconsin that the City Administrator is hereby authorized to purchase and install two kayak launches and two docks from Badger Docks and Lifts at a not to exceed price of \$18,400.

Ald. Peachey, seconded by Ald. Beyer moved to approve Resolution No. 103. On call of the roll, motion carried unanimously.

RESOLUTION NO. 104 – AUTHORIZING ASSIGNMENT OF TAXABLE TAX INCREMENT REVENUE BOND BY FRAWLEY ENTERPRISES OF WHITEWATER LIMITED PARTNERSHIP

Ald. Krause introduced Resolution No. 104.

**CITY OF JEFFERSON
RESOLUTION NO. 104**

WHEREAS, Frawley Enterprises of Whitewater Limited Partnership (Developer) and the City

of Jefferson entered into a Developer's Agreement dated November 15, 2011 which includes terms and conditions under which tax increment financing has been made available by the City to reimburse the Developer for costs of development of property located 116 West Washington Street, 523 South Main Street, 507 South Main Street and 515 South Main Street (Rivers Edge Market and Citgo Gas Station and Convenience Store Properties) which subsequently became Units 1, 2 and 3 of Frawley Fischer Commercial Condominium (Condominium); and

WHEREAS, pursuant to Section II.e. of the Developer's Agreement, the City has issued a "pay as you go" tax increment revenue bond (the Bond). The Developer is the registered owner of the Bond and the City is current in all payments due to the Developer in accordance with its terms; and

WHEREAS, the Developer has contracted to sell Units 2 and 3 of the Condominium to Casey's Marketing Company with closing scheduled for February 7, 2018. As part of the sale transaction Frawley Enterprises of Whitewater Limited Partnership is assigning its interest in the Bond to Casey's Marketing Company in accordance with the provisions of the Development Agreement; and

NOW, THEREFORE BE IT RESOLVED, by the Common Council of the City of Jefferson, Wisconsin that it herein approves the Agreement Regarding Assignment of Taxable Tax Increment Revenue Bond by Frawley Enterprises of Whitewater Limited Partnership to Casey's Marketing Company and authorizes the City Administrator to execute said Agreement on behalf of the City of Jefferson.

Ald. Krause, seconded by Ald. Brandel moved to approve Resolution No. 104. On call of the roll, motion carried unanimously.

RESOLUTION NO. 105 – AUTHORIZING THE DESIGNATION OF GENERAL FUND FUND BALANCE AND REALLOCATION TO THE CAPITAL PROJECT FUND

Ald. Brandel introduced Resolution No. 105.

**CITY OF JEFFERSON
RESOLUTION NO. 105**

BE IT RESOLVED by the Common Council of the City of Jefferson, Wisconsin that it herein authorizes the City Administrator to make the following adjustment to the FY 2018 Operating Budget:

*Allocate up to \$150,000 of General Fund fund balance to the Capital Project Fund for architectural services associated with the reconstruction of the Police Department. It is anticipated that expenditures for these services will be expensed out of 66-50000-40-413.

Motion was made by Ald. Brandel, seconded by Ald. Horn to approve Resolution No. 105. Motion carried unanimously on call of the roll.

Adjourn to Closed Session Pursuant to Section 19.85 (1)(c) of the Wisconsin State Statutes to Discuss the Hire of two Part-time Patrol Officers.

Ald. Peachey, seconded by Ald. Krause moved to adjourn to Closed Session. On call of the roll, motion carried unanimously.

Motion was made by Ald. Brandel, seconded by Ald. Miller to reconvene to open session. Motion carried unanimously on call of the roll.

RESOLUTION NO. 106 – AUTHORIZING THE HIRE OF TWO PART-TIME PATROL OFFICERS

Ald. Miller introduced Resolution No. 106.

**CITY OF JEFFERSON
RESOLUTION NO. 106**

WHEREAS, by the Common Council of the City of Jefferson, Wisconsin that the Chief of Police is herein authorized to hire Jessica Rynearson and Cole Gerber, effective February 21st, 2018, as part-time patrol officers for the City of Jefferson Police Department. The initial rate of pay shall be \$16.50 per hour for each part-time officer.

WHEREAS, by the Common Council of the City of Jefferson, Wisconsin that the Chief of Police has part-time funds allocated in his 2018 approved budget and that these part-time patrol officers are to replace current vacancies in the part-time patrol officer staff.

NOW, THEREFORE BE IT RESOLVED, by the Common Council of the City of Jefferson, Wisconsin that the Chief of Police is authorized to proceed with hiring of Jessica Rynearson and Cole Gerber as part-time patrol officers on the starting dates outlined above for the City of Jefferson Police Department. The initial rate of pay shall be \$16.50 per hour for each part-time officer.

Ald. Miller, seconded by Ald. Beyer moved to approve Resolution No. 106. On call of the roll, motion carried unanimously.

Ald. Peachey, seconded by Ald. Lares moved to adjourn the February 20, 2018 meeting of the Common Council at 7:37 p.m. On a voice vote, motion carried unanimously.

The minutes of the February 20, 2018 meeting of the Common Council are uncorrected. Any corrections made thereto will be noted in the proceedings at which time the minutes are approved and referenced above.