

MINUTES OF THE COMMITTEE OF THE WHOLE MEETING OF JULY 14, 2010

Call to Order

President Fischer called the Committee of the Whole meeting to order at 6:00 p.m.

Roll Call

PRESENT: President Fischer, Trustee Elrick, Trustee Frassetto, Trustee Hietpas, Trustee Mahlik, Trustee Verstegen

EXCUSED: Trustee Van Deurzen

ALSO PRESENT: C. Kell, D. Haug, J. Moes, T. Flick, R. Van Gheem, V. Schneider

Public Appearance for Items not on the Agenda

None

Moved by Trustee Verstegen, seconded by Trustee Elrick to Enter into the Public Hearing for the Rezoning of 1032 Washington Street.

Ayes 6, Nay 0 – Motion Carried

Public Hearing – Rezoning Request for 1032 Washington Street from RC – Residential Single Family District to ID – Industrial District

J. Moes stated that this property is adjacent to other properties that Nestle owns and they plan to acquire the property and raze the home.

Moved by Trustee Elrick, seconded by Trustee Verstegen to Exit the Public Hearing on the Rezoning of 1032 Washington Street.

Ayes 6, Nay 0 – Motion Carried

Presentation on 2009 Comprehensive Annual Financial Report (CAFR) by Kerber, Rose & Associates

D. Haug introduced Joe Galarowicz, CPA, Shareholder, Kerber Rose & Associates. Mr. Galarowicz presented an overview of the 2009 Audit. Mr. Galarowicz explained that a positive Moody's rating results in lowering borrowing costs for the municipality and the Village's strong fund balance and history of reducing the legal debt limits are some of the reasons the Village has a strong A2 rating based on the previous rating scale. Mr. Galarowicz stated the opinion of the firm is that the financial statements for the year ended December 31, 2009 are presented fairly and conform to acceptable accounting principles. It was reported that the Village ended the year with a fund balance in the General Fund of 17.6% and the target is 25% and it is expected the fund will be restored to 24% when the Park Improvement Fund repays the General Fund for Legion Park construction. D. Haug commented on the handouts he provided on the Water Utility and overall residential utility costs. D. Haug explained that the water utility's current rate of return is 4.96% and the PSC's authorized rate of return is 6.25% and the current debt ratio is 1.52% for the utility and the required ratio is 1.25% and this is what is prompting a rate case study for this year. D. Haug also reviewed the chart he provided on the Village's fund balance and noted the dollars pledged for other funds are at 20% of next year's budget and the goal is 25% and it is a generous fund balance percentage with the purpose to weather the economic downturns and the uncertainty of outside sources such as shared revenues and staff is striving to maintain the fund balance. D. Haug also pointed out the diversity of industry in the Village. A question and answer session took place. President Fischer thanked Mr. Galarowicz and D. Haug for the giving the presentation.

Discussion/Possible Action – Correspondence from Miller Masonry on Kelbe Drive Project

Trustee Hietpas asked if projects had been delayed in the past because of the economy and so an undue burden isn't put on businesses. R. Van Gheem commented that he does not recall the Board delaying a

project during the last ten years at the request of a property owner because of the assessments as there are practices in place to extend payment options for the property owner's assessments. R. Van Gheem explained that projects are in a queue based on other agencies projects and the condition of the utilities and the road. R. Van Gheem explained that projects are not being over slotted and in the long run if projects are put off, it causes higher maintenance costs. R. Van Gheem stated the pavement on Kelbe Drive is not the worst in the Village but with the combination of the water and sewer main and the road, it has been flagged as a priority for replacement. Trustee Mahlik asked why asphalt paving couldn't be considered. R. Van Gheem responded that the upfront costs are about the same as concrete and the long term costs also have to be considered. D. Haug also commented that the concrete street replacement policy goes back to the 1980's and the policy has allowed the Village to maintain lower staffing levels and life cycle costs. D. Haug stated the five year plan will be presented soon and staff encourages projects every year so they don't pile up and the Village falls further behind. Trustee Verstegen asked if as shown on the map, the cars for the business are parked in Village right-of way. R. Van Gheem stated that is correct and as part of the proposed project additional right-of-way is not being taken and the street is not being widened but curb and gutter are being added. R. Van Gheem explained that this project had been approved by the Board in previous years and reconstruction of this road has already been delayed as Kelbe Dr. was supposed to be done this year. Trustee Mahlik commented on salvaging a business and keeping them viable making more sense to him then to force them to go somewhere else if an expense is being forced upon the business and maybe the project can be moved for a year or two and a different project could be considered. Additional discussion took place. Sara Eslinger, Miller Masonry, commented on the poor condition of high traffic streets in the Village and asked why Kelbe Dr., which is a dead end street, can't wait to be reconstructed. Randy Miller, Miller Masonry, stated he agrees that sewer and water need to be replaced but with the proposed plan they will be losing 11 parking stalls that he has used for 35 years and it is going to be tough for customers and sales people to have access to their office. Mr. Miller also commented that they are going to lose access to their secondary gate and he further commented that there are only five businesses on the street and he feels that the road is being over designed with adding curb and gutter and he would have no problem if they paved the road in asphalt and left out the curb and gutter. C. Kell stated his concern is if the Board goes away from the methodology that has been put together to address the projects in the Village as they are prioritized based on need and if they are moved around based on political decisions on who wants a road and who doesn't want a road, it is going to be a mess for the Board to make a decision as others will come forward with the same request to delay a project. C. Kell asked the Board to take some time to think about this issue. Skip Smith, 819 Briarwood Ave., commented on the issue of the right-of-way and allowing businesses to use it for parking. No action was taken and staff was asked to bring information to next week's meeting concerning other projects that could be shifted to replace this project, a current five-year plan for streets and how the projects pertain to budgeting.

Discussion/Possible Action – Request by Daniel Hietpas to Widen Driveway Apron at 1312/1314 Washington Street

Mr. Hietpas stated he is asking for a wider apron because he would like to widen the driveway due to the Washington Street project causing him to lose parking in front of 1312 Washington Street. Mr. Hietpas stated his tenants have indicated to him if they cannot park in front of their residence then they will likely have to move. Mr. Hietpas stated the driveway on the 1312 side will be paved 5 ft. 10 in. wider and on the 1314 side it will be paved 5 ft. 7 in. wider. R. Van Gheem explained that the parking is being lost because of the turning lanes that are being constructed. Discussion took place. J. Moes suggested allowing the apron to be widened only on the 1312 side. Mr. Hietpas stated that for aesthetics purposes he would like to widen both sides and only one-half of a parking stall would be lost on the north side. Trustee Verstegen suggested adding a slight jog to the driveway on each side instead of widening the apron. Mr. Hietpas stated that could be done but it would be nice to have a straight flow instead of trying to maneuver the car into the driveway.

Moved by Trustee Frassetto, seconded by Trustee Hietpas to Allow Daniel Hietpas to Widen the Apron at 1312 Washington Street by 5 feet 10 inches.

Further Discussion: Trustee Elrick asked if widening the 1312 will exceed the 35 foot wide requirement and staff stated it does not exceed the overall 35 foot width. Mr. Hietpas stated it is a good compromise

but as the owner of the property for aesthetics purposes he would like to have permission to have both sides widened. Trustee Verstegen stated that both sides of the driveway could have a turn out and Mr. Hietpas agreed with that statement.

Ayes 3, Nay 3 (Fischer, Elrick, Mahlik) – Motion Failed

President Fischer informed Mr. Hietpas that his request will be placed on next weeks agenda.

Discussion – Listening Session Issues:

a) Windmill Project

Trustee Frassetto asked Robin Dekker, LC Windmill Executive Director, to provide an update on the Windmill. Ms. Dekker stated that the first shipment of Windmill parts were delivered to Little Chute in June so the project is moving forward and \$2 million dollars had been raised so far and fundraising continues for the remaining \$800,000 that is needed for the project. Ms. Dekker stated they are optimistic the remaining dollars will be raised to proceed with groundbreaking next spring. Trustee Hietpas asked if the Village was still obligated to assist the Windmill with \$500,000. President Fischer stated that the \$500,000 commitment was only tied to the Windmill if it would have been constructed on Island Park. Ms. Dekker also commented that the Windmill Project was featured on page five of the largest newspaper in the Netherlands.

b) Doyle Park Pool

T. Flick stated that he had put zero dollars in the CIP for the next five years for pool improvements but maintenance will continue. T. Flick stated that the slide will likely have to be removed in two years and the slide brings in about 25% of the revenue and there needs to be a future discussion on what to do when the slide is gone. T. Flick stated that they are hoping to get six to ten more years out of the current facility and planning needs to start next year on the future of aquatics in the Village. Staff stated that if the Board wants to see an advisory referendum on the pool they can by their own action have the referendum placed on the ballot of a future election. Discussion took place. Trustee Elrick stated he would like to see estimated numbers on a spreadsheet on lost revenue and costs for repairs. Trustee Elrick also expressed concern with the expense of the pool when it is only being used for three months. C. Kell cautioned the Board that if things continue the way they are, then service cuts are going to have to be considered. T. Flick will work on preparing subsidy and attendance projections. Trustee Elrick stated he would like to know of every dollar that needs to go into the pool. Trustee Elrick stated he would also like to see numbers on all programs that are provided by the Recreation Dept. as it would be beneficial information for the Board to review.

Discussion – Downtown Business Development

C. Kell reviewed the packet he provided to the Board on the programs and community development tools that are used to assist with downtown business development. Discussion took place. Trustees suggested putting a survey on the Village's website based on the findings of the survey ALC is conducting to find out what type of businesses are desired downtown. Trustee Elrick commented on possibly working with a marketing firm or broker to bring in businesses to the downtown. Trustee Mahlik commented on the need to bring office type businesses downtown.

Set Public Hearing Date – Rezoning Request – Turnkey Homes – Corner of Kelly St. and Jay St. Parcel# 260 1295-10

Moved by Trustee Verstegen, seconded by Trustee Elrick to Set the Public Hearing Date for August 4, 2010 at 6:00 p.m. for the Rezoning Request of Turnkey Homes.

Ayes 6, Nay 0 – Motion Carried

Unfinished Business

None

Items for Future Agenda

Trustee Elrick asked to have a presentation on the Little Chute Business Recruitment Survey by Jim Resick, UW Extension, placed on the July 28th Board agenda. Trustee Frassetto asked for other Listening Session Issues to be placed on the next Committee of the Whole agenda.

Moved by Trustee Elrick, seconded by Trustee Verstegen to Enter into Closed Session. (8:41p.m.)

Closed Session: Deliberations or negotiations on the purchase of public properties, investing of public funds or conducting other specific public business when competitive or bargaining reasons require a closed session. 19.85(1)(e), Wis. Stats. Sale of Village Property – Stephen Street Lot – Parcel #260 425300

Moved by Trustee Frassetto, seconded by Trustee Verstegen to Exit Closed Session. (9:01p.m.)

Return to Open Session – Possible Action on Closed Session Item

No action was taken.

Adjournment

Moved by Trustee Elrick, seconded by Trustee Verstegen to Adjourn the Committee of the Whole meeting at 9:01 p.m.

Ayes 6, Nay 0 – Motion Carried

VILLAGE OF LITTLE CHUTE

By: Charles Fischer, Village President

Attest: Vicki Schneider, Village Clerk