

President Jim Schmidt called the regular Board Meeting to order at 6:30 p.m. on Tuesday, March 8, 2022.

Roll Call – Loose, Schrubbe, Roehrig, Nolan, Keuler, Starfeld and Schmidt. Others present were Dennis DuPrey, Kim Plate, Mike Loose, Mark Fochs, Kim Bangart, Josh Bangart, John Noskowiak and Luke VandenElzen.

Pledge of Allegiance – The pledge of allegiance was recited by everyone present.

Citizen Questions and Concerns to be acted on at the next Board Meeting – none.

Announcements – The Annual Spring Clean to be held on April 30, 2022 from 8 a.m. – 11 a.m. The tentative time for Open Book and Board of Review is in June and July.

Minutes – Action – to approve the Board Meeting minutes as presented – motion: Schrubbe; second: Loose; carried. The Fire Department minutes were presented to the Board. Action – to accept the Fire Department minutes and place them on file – motion: Starfeld; second: Loose; carried. There were no First Responder minutes presented to the Board.

Treasurer's Report for the Village of Hilbert – There was no treasurer's report from the Village. DuPrey apologized and stated that he was unable to get to it since there are so many other projects happening. He will present both treasurer's reports at the next Board meeting. The Fire Department treasurer's report was presented to the Board. Action – to accept the Fire Department treasurer's report as presented – motion: Roehrig; second: Nolan; carried. The First Responder treasurer's report was presented to the Board. Action – to accept the First Responder's treasurer's report and place it on file – motion: Schrubbe; second: Starfeld; carried.

Claims – examined and discussed. Action – to pay all claims presented – motion: Schrubbe; second: Nolan; carried.

Correspondence – The MEG Newsletters were presented to the Board for their information. There was no Boardman & Clark Newsletter presented to the Board. The Calumet County Focus on Calumet Newsletters were presented to the Board for their information. The e-mail from David & Kuelthau- 2022 Public Official Seminar was presented to the Board for their information. DuPrey explained that the classes are for new and current public officials and the class will be April 27, 2022 from 5 p.m. – 8:15 p.m. in DePere. Anyone one interested should let him know and he will get them registered. A thank you card from the family of Charlotte Pethan was presented to the Board. The letter from the DNR – 2022 WI PFAS Volunteer Sampling Program was presented to the Board for their information. DuPrey explained that right now this is a volunteer program and he and Plate discussed it and decided if it's not mandatory the Village will not partake in it yet.

Reports - The report of labor hours was presented to the Board for their information. Starfeld questioned what the over-time was on Plate's for tree pick-up? Kieso stated that was for the picking up of the Christmas trees by resident's curb. Both Keuler and Starfeld stated that this must be a mistake and the over-time must be from something else. Kieso stated that she just records what the employees put on their daily time sheets. Starfeld would like this double checked and DuPrey stated that we can do that. The report on building permits was presented to the Board for their information. The report of 2021 Payroll was presented to the Board for their information. There was a slight decrease of 1.04%. DuPrey stated that this was in range. Nolan stated that considering everything with COVID-19 that having a decrease at all is very good. The Notice of Receipt of the Quarterly Cable TV Franchise Fees in the amount of \$1,743.30 was presented to the Board for their information. The report from the WI Department of Revenue – Current Year Final Major Class Comparison was presented to the Board for their information. DuPrey stated to be in compliance we need to be at 90% or higher. We are at 81.81%. Last year we were at 89.17%. This is the 3<sup>rd</sup> year not in compliance. DuPrey explained that this has to do with the high prices that people are receiving when their homes sell. This is why we are having Action Appraisers do the market rate assessment this year. We are being proactive. Otherwise, if we continue to not be in compliance a mandatory assessment could be done, which the Village would then have to pay for.

Unfinished Business –

2021 Projects – nothing new. Change Orders – none. Payment Requests – none.

2022 Projects – nothing new.

Recycling/Rubbish – The monthly report was presented to the Board for their information.

Police Protection for the Village – The monthly report was presented to the Board for their information.

Fire Department – Chief Loose stated that they had 3 fire calls since the last Board meeting. He explained that plans with the Cheese Derby are at about 90% complete. He said working with the Brillion FFA alumni and St. Mary's has been great and a huge help since they have a lot of go getters involved. He said that they are starting to work on the 4<sup>th</sup> of July event already also with the Hilbert Lions Club. He reminded the Board that 8 members are going to classes this weekend; which was approved by the Board last month.

TID District(s) – Nothing new.

Wastewater Treatment Plant – nothing new.

Well #4 – Update on Project – nothing new.

Village Meadows Subdivision – Mail Delivery – This will be discussed later in the meeting as a separate line item. Subdivision Improvements – nothing new. Phase II Development – Action – to accept the Plan Commission meeting minutes as presented – motion: Keuler; second: Schrubbe; carried. Committee

recommendation regarding approving the sale of a strip of land to the owners of Lot 13 to square off the property to their neighbors to the west – Ron and Lori Ott would like to purchase a 28'x49' strip of land from the Village in the Village Meadows subdivision. They are offering \$7,500 for the property. DuPrey stated this offer is in line for what lots were sold at in the first phase based upon a square footage price. Keuler questioned Plate whether we would need that area for anything else? Plate stated no. Starfeld what about Lot 14? Do those owners want to do the same thing to square off their property? DuPrey stated that those owners did not approach the Village regarding this. Ron and Lori Ott contacted the Village. It was mentioned that all costs due to the closing of the sale should be paid for by the buyer. DuPrey stated that the next step would be to get a signed agreement and to get the property split done. Action – to sell the strip of land to Ron & Lori Ott for the purchase price of \$7,500 with the purchaser paying all associated costs to complete the sale – motion: Schrubbe; second: Loose; carried. No further action needed. Committee recommendation regarding the purchase of CBU's (Cluster Box Units) for the subdivision – The CBU units that are being recommended would no longer be at the best price. The committee recommended ordering two 16-unit gray cluster boxes from Budget Mailboxes.com. However, now the better price is actually through Mailboxes.com. DuPrey explained to the Board that if they want to proceed with the purchase of the mailboxes, they would first have to deny the recommendation from the committee since they are recommending Budget Mailboxes.com and a new motion would have to be made. The proposed location for the units is as far west as possible on Outlot #1. This leaves room for a potential street to connect north to 9<sup>th</sup> St. The mailboxes would provide adequate number of boxes for the 1<sup>st</sup> and 2<sup>nd</sup> phases of the subdivision. As the phases continue, however, the postal service might recommend a different location more central to the new additions. Schrubbe asked whether these mailboxes were approved by the postal service. DuPrey stated that yes, they were, and they are only one of a few places that are. Schrubbe asked about the installing. Plate stated that the Public Works Department will be installing them. They will be anchored into the sidewalk with bolts. The light from the street lights are the only lights that are going to be used. Schrubbe asked Plate if he knew what the lead time was on ordering the boxes? Plate stated that he does not but he's guessing it'll take a bit to get them delivered. Action – to deny the recommendation from the committee to purchase the cluster box units from Budget Mailboxes.com – motion: Schrubbe; second: Roehrig; carried. Action – to approve ordering the cluster box units from Mailboxes.com at the cost of \$6,297 for the subdivision – motion: Schrubbe; second: Keuler; carried.

Committee recommendation regarding proceeding with the infrastructure project for Phase II of the subdivision – Schmidt referred the Board members to view the maps that were included in their packets. DuPrey explained the location of the where the pipe was going to run through. There were a few questions whether or not it would be buried deep enough. Plate stated it would be and there would be no houses being built in that area anyway. Schmidt explained that they want to put in a full pond instead of a half pond. It would be more cost effective and then the pond would be substantial enough that no other pond would have to be added when additional phases are added. DuPrey stated that he and Plate went and met with Robert E. Lee to review the plans in detail prior to the Plan Commission meeting. He stated that they were considering eliminating one of the sewer manholes but then the manhole would be in the drive lane which is not ideal; it is worth the expense not to have the annoyance within the subdivision. Action – to proceed with the infrastructure project for Phase II of the subdivision – motion: Schrubbe; second: Roehrig; carried. No further action needed. Committee recommendation regarding the Restrictive Covenants for Phase II of the subdivision – DuPrey explained that the committee is recommending that the requirement for a basement be removed. The added requirement would be that there has to be at least a 4' frost wall for all houses. Schrubbe stated that he did not agree with the no basement requirement and has always been against it whenever it has been brought up. Keuler disagreed with Schrubbe. Schrubbe stated that he remembers that this is a subject that he and Keuler butted heads on in the past. Keuler stated that he knows a lot of builders and the no basement has become a very popular option; especially for the elderly. This also helps with zero entry. Schrubbe thinks that it will destroy the resale of the homes though. Keuler stated that you would never be able to tell that a house doesn't have a basement by just looking at it. Schrubbe stated that we've been through this all before and it doesn't need to be rehashed all again. DuPrey stated that basements were required in the 1<sup>st</sup> phase since the area was in a TID District and we wanted to maximize the assessed values. Schrubbe stated that there were more reasons to it other than that. DuPrey explained that another change is the requirement for a full-size set of blueprints having to be turned into the Architectural Committee for approval. This way the committee will not have to deal with the smaller plan sheets being submitted. The last thing was regarding grade. It will now include that the grades have to be established and approved by the Village in advance. Starfeld questioned who would do this? DuPrey stated that either someone from the Village or an engineer. Action – to approve the Restrictive Covenants for Phase II of the subdivision as amended and presented – motion: Starfeld; second: Roehrig; carried by majority vote. No further action needed.

Fochs Trails Subdivision – nothing new.

Former Bel Brands Property – Update on the Project – nothing new. Payment Requests – none. Change Orders – none. Letter from the Department of Administration regarding Desk Monitoring Audit for grant received – DuPrey explained that the monitoring review resulted in no findings or no concerns. We passed the audit and everything was done correctly.

Hilbert Housing Authority – nothing new. DuPrey stated that he will give a final report once all expenses have been turned in. Schmidt stated that there were some surprise electric bills that were not paid from December yet. DuPrey will keep the Board updated.

Discussion and possible action regarding possible zoning code violation – DuPrey stated that there was nothing new. Schrubbe stated that it has been over a year and he doesn't understand what the hold up is. DuPrey stated that he is still waiting to hear back from the state inspector. Schrubbe stated that the owner is also in violation of our local ordinance, correct? DuPrey replied yes. Schrubbe stated well then, we need to go through and hold him accountable for that. DuPrey stated that the Board wanted him to contact the state inspector but if they want him to enforce the local ordinance, he can do that. Schrubbe stated that he thinks that's what needs to be done. Action – to pursue legal action regarding the possible zoning code violation – motion: Schrubbe; second: Nolan; carried.

COVID-19 – nothing new.

Lead Service Lines in the Village – nothing new.

Issues with the rip rap stone on the drainage ditch at the end of Creek St. – Plate stated that he is waiting on the quote of what the cost would be to move the stone from the subdivision to the creek. He was hoping to have a response today but that didn't come through.

Discussion and possible action regarding approving to proceed with security systems for the Village Hall and Well #2 – Plate stated that he has checked on prices on Well #2 and #4 and they both came in overbudget. No further discussion was had. No action taken.

New Business:

Application for Operator's license – Action – to approve the operator's license for Abigail Reimer – motion: Schrubbe; second: Keuler; carried.

Classes/Seminars/Schooling for Employees – none.

Reports on schooling/training sessions – none.

Health Board – Action – to accept the minutes as presented – motion: Schrubbe; second: Loose; carried.

Committee recommendation regarding the recommendation to adopt the fire chief job description as amended – It was suggested that the chief has a yearly review like the other employees of the Village do.

There would be 5 or 10 firemen who could give an individual review of the fire chief as part of this annual review process so that the committee has a sense of how operations are going. Chief Loose also stated that he will be setting up a suggestion box where members can put unsigned suggestions of ways to improve the working of the department. He stated that he is always open to ideas and suggestions. Schrubbe stated that at the committee level term limits were brought up. He is a strong supporter of this. After let's say 5 years then the Board and department could look at if a change needs to be made. What if someone moves from a larger city and has the most experience to be fire chief but they can't apply because there are no term limits? We may be overlooking someone who would be able to provide a lot of different information to the department. The consensus from the Board was that with regular Village employees they do not have to re-apply for their jobs after 5 years so why should this be different. Roehrig stated that in actuality it is like the fire chief would be doing a yearly term because of the yearly review. That's what the review is for; to identify how things are going and make changes in procedures, etc. if deemed necessary. Roehrig stated why don't we try these new changes for a year and see how it goes. Try the annual review; it's a step in the right direction. He stated that he wasn't sure what else they wanted him to do? He will be involved in the meetings, the reviews and overseeing how things are going. Keuler stated that many of the members would not remember this but years ago things were a mess. The department thought that they could pick their own chief when in reality they could just make a recommendation to the Board. He said it was not going well at all. He thinks they need to have an open line of communication and that instead of running to the Board with everything that they need to be their own entity and handle some of those things themselves. DuPrey stated that we have to remember though that the fire department can't be their own entity and will always fall under the Village. Keuler responded that he knew that but he is talking about the smaller issues. When there's issues where he works, the employees come to him, their boss, they don't go over his head to his boss. This is how it should be handled. Then Keuler questioned why the statements included in the committee minutes from firemen did not have to be signed? Don't all complaints have to be signed? Schmidt stated that these aren't complaints; he was asking the firemen for their opinions on the job description for the fire chief. He stated that some took it a bit farther than that. Keuler stated that they still should be signed. Schmidt said that he asked that they not be signed so everyone could give their suggestions and not be identified. The purpose was to get suggestions. Schrubbe asked the firemen that were present at the meeting if they had anything to add? Luke VandenElzen stated that he thinks a lot of the guys feel like there are a bunch of different cliques within the department and sometimes people don't want to say anything because they don't want the backlash. Kim Bangart stated that he believes that having a Village job description for the chief is a start and he thinks that'll help. Schrubbe wanted to make it clear that all this discussion is not a personal issue involving just one person; it is more of a procedural issue. Roehrig stated again that let's try these changes and see how they go. Action – to adopt the fire chief job description as amended – motion: Starfeld; second: Keuler; carried by majority vote. No further action needed.

Employee Review/Grievance Committee – Plate mentioned the minutes state that Eichhorst was marked as not requested to be there. He said that Eichhorst was requested so he is asking that be changed. DuPrey stated that no one informed him that Eichhorst was requested and that he wasn't aware of it.

Schmidt stated that yes Eichhorst was requested. DuPrey stated that he would correct that in the minutes and if Eichhorst didn't get paid for the meeting, he'll correct it on the next payroll. Action – to approve the meeting minutes with the change that was requested – motion: Schrubbe; second: Starfeld; carried. Committee recommendation regarding putting a policy in the employee handbook regarding filling out the time off sheets – DuPrey suggested, that since the entire handbook is going to be going under review, maybe wait to make any changes so that they can all be done at once. The Board agreed. Action – to deny the recommendation as presented – motion: Starfeld; second: Keuler; carried. No further action needed. The meeting from the next Employee Review and Grievance Committee was then presented to the Board. Action – to approved the meeting minutes as presented – motion: Schrubbe; second: Loose; carried. Committee recommendation regarding approving the hire for the summer help position – Action – to approve hiring Ken Geiser at \$16.50 per hour for the summer help position – motion: Roehrig; second: Schrubbe; carried. No further action needed.

Discussion and possible action regarding Resolution 2022-04 Reclassifying Reserve Funds – DuPrey explained that the Board wanted a more specific equipment list presented at the last meeting. He received a detailed description from Plate regarding eligible equipment. There were 5 changes made. (1) Rename the Sewer Fund Sludge Truck Reserve Fund to the Sewer Fund Sewer Equipment Reserve Fund which will include the following list of eligible equipment – (a) Disc/Field Cultivator (b) Forklift (c) Skid Loader (d) Telehandler (e) Aerial Lift (f) Compact Articulated Loader. (2) Reclassify the total balance in the Sewer Fund Sludge Spreader Reserve Fund to the Sewer Fund Sewer Equipment Reserve Fund which will include the same list of eligible equipment listed above. (3) Transfer the Water Fund Jetter Reserve Fund to the Water Fund Water Equipment Reserve Fund which will include the following list of eligible equipment – (a) Valve Exercising Trailer. (4) Zero out the Capital Improvement Fund Sign Reserve Fund and transfer it to the Capital Improvement Fund Cash Account (Unrestricted Fund Balance). (5) Zero out the Capital Improvement Fund Council Room Improvements Reserve Fund and transfer it to the Capital Improvement Fund Cas Account (Unrestricted Fund Balance). Schrubbe asked if these can be changed if new equipment needs to be added to the list. DuPrey said yes that they would just have to amend the Resolution. Action – to approve Resolution 2022-04 Reclassifying Reserve Funds as presented – motion: Schrubbe; second: Roehrig; Roll Call Vote: yes; Loose, Schrubbe, Roehrig, Nolan, Keuler, Starfeld, Schmidt; carried.

Discussion and action regarding Ordinance 2022-06 Amending Ordinance 1-07 Board Salaries – DuPrey stated that he was instructed by Schmidt to collect information from the local municipalities to compare their salary, committee meetings pay and Board meeting pay to what we currently have. It was stated that the last time the Board salaries changed was in 2000. As they were viewing Hilbert's they noticed a mistake. The Board member meeting pay was listed as \$20 instead of \$30. Kieso explained that was a typo and she should have listed it at the \$30 per meeting. Roehrig said he likes to compare the Village of Reedsville to Hilbert's since we are close in size. Hilbert's salaries are higher and the other difference was that Reedsville gets paid \$30 per meeting for both Board and committee. Hilbert pays \$10 per committee meeting right now. Roehrig stated that we all know we aren't in this for the money. That's not why we are on the Board. Keuler agreed but felt like there should be an increase. Nolan agreed with Keuler. Keuler thought that maybe that would encourage more people to run for office. It was decided that the salaries would change by \$100 increase. The chairperson for the water/sewer committee and the chairperson for the streets committee will go from \$800/yr. to \$900/yr. The remaining Board members will go from \$600/yr. to \$700/yr. The Village President will go from \$2,100/yr. to \$2,200/yr. The Board meeting pay will stay at \$30/mtg and the committee meeting will increase from \$10/mtg to \$30/mtg. Action – to approve the Board salaries increasing by \$100 and the committee meeting pay from \$10 to \$30; however, you must be on the committee or requested to attend in order to be paid – motion: Roehrig; second: Nolan; Roll Call Vote: yes; Loose, Schrubbe, Roehrig, Nolan, Keuler, Starfeld, Schmidt; carried.

Discussion and possible action regarding adding incentive for Iron Removal Classification – DuPrey explained that this is something that the Board had discussed in the past regarding adding iron removal classification as an incentive. DuPrey stated that this will be a requirement if we proceed with the filter system. Starfeld questioned whether the incentive wouldn't start until the system is in then? DuPrey stated no that it would start on the date the Board decided upon. DuPrey informed the Board that he would check on the certification date and that is what they will go from; the same procedure as the other incentives. If back-pay is due then that will get paid out with the next payroll check to Fochs. Action – to approved adding incentive for Iron Removal Classification for Public Works employees – motion: Schrubbe; second: Nolan; carried.

Discussion and possible action regarding replacing the barn door in the Clerk's office with a solid door – Schmidt explained that he requested this be added to the agenda. He explained that since there are so many projects and everything going on right now, he thinks it makes since to add some more privacy to Dennis's office. He said with people coming and going the barndoor doesn't add enough privacy when discussions are being had. Keuler stated that he just wanted to mention that the original plans in the remodel consisted of the door being a solid latching door. He doesn't know how or when or why this was ever changed. Starfeld questioned who was going to change the door out? Plate stated probably a contractor. Schmidt asked Plate to check into having the door changed. Plate stated that he would. Action – to approve replacing the barn door in the Clerk's office with a solid door – motion: Schrubbe;

second: Keuler; carried.

Discussion and possible action regarding a request to install a drain tile by the pond in Fochs Trails Subdivision – John Noskowiak addressed the Board. He stated that he had planted trees on his property near the pond about 3 or 4 years ago. When we get heavy rain that area does not drain well and his trees are then sitting in that water and are starting to rot. He would like to put drain tile from the windmill to the pond. The Board asked Plate if he saw any issue with it? Plate stated that he did not; as long as the tile is above the outlet. Noskowiak stated that he will be using Charlie Foch's machinery and he will take care of the installation. Action – to approve the request to be able to install a drain tile by the pond in Fochs Trails Subdivision as requested by John Noskowiak – motion: Schrubbe; second: Roehrig; carried.

Discussion and possible action regarding the request to cut back on testing frequency at the WWTP for Sargento Foods – Plate stated that right now they are testing 5 days a week for Sargento and he believes that can be cut back to 2 days a week. Sargento is shutting down production in the South Plant so the 5 days of testing is no longer necessary. Roehrig stated that he doesn't understand why this needs to come to the Board. Plate is in charge of the WWTP and if he thinks the testing should be cut back then that is what should be done. He appreciates the heads up on the decision but feels that it's Plate's decision to make and not the Board's. Plate stated he just wanted to make sure no one had any issues with it. The situation will be monitored by Plate and if he thinks the testing days should be increased in the future then he will do so. No action taken.

Discussion and possible action regarding request to purchase a temperature monitor for the wastewater flow – Plate explained that we recently received the new permit on March 1<sup>st</sup>. However, we have nothing to monitor the temperature of the wastewater flow right now. So, we are technically in violation but are still fine. The temperature monitor does need to be ordered and we are required to have one. The only other option would be to have an employee come in every 4 hours to take the temperature read. Starfeld stated so we basically have to get one. Schmidt stated yes unless we want to have an employee come in every 4 hours. The estimated cost is \$2,230. Action – to purchase a temperature monitor for the wastewater flow at the cost of \$2,230 as requested – motion: Roehrig; second: Schrubbe; carried.

Discussion and possible action regarding request for a credit on the water and sewer bill for extra water used due to water main break to prevent freezing – Plate explained that this had to do with the water main break on 1<sup>st</sup> and Main St. There were 2 laterals that needed to be replaced and clear stone had to be put on top of. Because of the temperature, if water was not being run through the laterals they could freeze, which would be a huge problem. So, Plate informed the 2 residents (Paul Giese and Mark Fochs) that they would want to keep a slow steady stream of water running through to prevent this for the next day or so. DuPrey stated that since it was just volume, he had Fochs provide him with the number of gallons used and then did the calculations. Paul Giese used \$5.99 of water and Fochs used \$1.01 of water. Action – to approve the credits for these amounts to go to the residents as requested – motion: Schrubbe; second: Keuler; carried. Nolan laughed. Starfeld then took a penny from his pocket and tossed it to Nolan and told Nolan that was for Fochs (who was attending the meeting as a resident). Nolan laughed and said to Fochs this is from Dan (and then passed the penny back to Dan). Schmidt stated Dan, come on, really? That's enough. It's not necessary. Fochs then stated that he didn't know what the cost would be so when he came in the next morning, he just wanted to bring it up so it could be addressed. Nolan stated that it would have been awful if it would have frozen.

Discussion and possible action regarding request to place wording in an ad to sell property to promote possible investment incentives from the Village – Schmidt stated this came from Todd Thiel. He would like to add that the Village may have incentives available on his properties for sale. Schmidt did not want to answer this until he discussed it with the Board. Schrubbe brought up the Main Street Grant that's available. Schrubbe stated that Thiel can put in there that there is a possible county or local grant available. Schmidt stated that Todd wanted to directly state the Village of Hilbert and the Board agreed that they were not comfortable with that and it should state county and local grants are available. Action – to approve the wording to state possible county and local grants available – motion: Schrubbe; second: Starfeld; carried by majority vote.

Discussion and action regarding request to waive the winter parking regulations for a building with inadequate parking – The Board reviewed the letter presented from Mike Taddy (ICE Properties); the owner of the apartment building at 534 W. Main St. It states that the property has 5 rental units and four parking spaces, limiting the pool of renters. He is requesting that the Village allows parking on N. 6<sup>th</sup> St. during winter (Nov-Mar) months. The potential obstacle would be that the parked cars would inhibit Village snow plowing during storms. In order to accommodate that he states that he would notify his tenants before/during snow falls as a reminder to move vehicles to accommodate plows if possible and that he would contract snow removal for areas missed due to parked vehicles. He would ensure that 6<sup>th</sup> St. receives complete snow removal from the area in question. He is requesting that this starts November 2022. DuPrey stated that the Taddy has also had inquiries with the owner of the vacant lot next to his apartment building but financially it does not make sense to purchase it. The Board asked Plate if this would be an issue. Plate stated he doesn't believe so but he's not sure if they should open this can of worms. It was also mentioned that there was another apartment building owner in the past who made special parking requests and those were denied. The Board felt to keep things fair, the best thing was to not make any concessions with the parking ordinances. Action – to deny the request from ICE Properties as presented – motion: Loose; second: Starfeld; carried.

Discussion and possible action to purchase additional safety equipment – Plate explained that He is requesting the following items: 2 Delta front/back D-ring buckle crossover harnesses, 2 energy absorbing lanyards and 2 retention devices. The current harnesses are too old to be inspected anymore. There is money budgeted. Starfeld stated that we should have the correct safety items. Plate stated that they will be able to be used everywhere throughout the Village for various projects. The total cost would be \$804.40. Action – to purchase the additional safety equipment as requested – motion: Starfeld; second: Keuler; carried.

Discussion and possible action regarding potential development project on the former Bel Brands property – Schmidt excused himself from the Board and turned his duties over to Schrubbe. Schrubbe asked Schmidt to address the Board regarding his project. Schmidt stated that what he's looking at doing pertains to the Bel Brands property. He explained that in closed session the Board will be supplied with several business that he has been talking to. He wanted to do this part in closed session as to give the individuals privacy. Schrubbe questioned that since we are discussing the Bel Brands property can we even make any actions regarding this property since the grant is still open? Also, what are the limitations placed on the land regarding the grant? DuPrey stated that since there are federal grants involved any development at least 51% of the employees have to be LMI (low to moderate income) and this will get monitored over a five-year period. Schmidt said he talked to Seth from Cedar Corp and his understanding is that you if you hire an LMI employee you can give them raises, which will raise their income level, but you have to provide proof that they are still working and active employees with the company. Otherwise, you'd be in violation and the Village would have to pay back the grant money. DuPrey stated he talked to someone else at Cedar Corp and the information he received was a little different. DuPrey stated that if it stays green space for 5 or 6 years then you can develop and hire whoever you want. Schrubbe questioned again can we make any actions on this since the project is not closed? Because we haven't even been able to advertise the lot right now as available. Starfeld stated that DuPrey needs to find out what can and can not be done yet. DuPrey agreed. The Board then discussed the lot and the grass and how long until completion and the options. Schrubbe stated that a lot of this has been discussed before. They were going back and forth on this subject. They will be checked into since they want to be careful that it doesn't affect the grant at all. More information will have to be checked into. Schmidt wants the Board to let him know what they are thinking since building is 6 months out and if they are not looking to proceed, he might have to check elsewhere. Schrubbe asked Schmidt what he is looking for from the Village? Schmidt stated he would like the property for \$1. He was also looking into a grant to help build. Roehrig asked if he wants the entire property? Wants to control the whole lot and who builds behind him and next to him? Schmidt stated yes; the entire property because that would give him the option to eventually expand his business also but he is also looking for business tenants. Schrubbe asked the value of the building? The building is a little over \$400k. He added a few things to the front to make it look more appealing. DuPrey stated that the land is valued at \$60k. They then discussed the drawings which were in the packets and where the building would sit on the lot. He said that there could be additions put on his building for additional businesses; which he would rent/lease to. Schrubbe asked Schmidt if he would consider exploring paying the appraised value of the land at \$60k? Schmidt stated he may, but he's looking to help the Village and hire employees and to eventually expand. Schrubbe asked if there were any more questions for Schmidt? Schrubbe then turned the meeting back over to Schmidt. Schmidt explained to the Board that he would be part of the closed session at first to present a few things to the Board but after that is done, he will then excuse himself from the closed session.

Village Board Member Informational Report – Schrubbe asked what was going on with the sidewalk by 57 Garage on 8<sup>th</sup> Street? It is blocked off. Schmidt stated that the grade is too low there and it turns into pure ice once it's shoveled. Plate is working with the owner to come up with a solution for it.

Village Personnel Informational Report – nothing.

President's Report – nothing.

The Village Board then convened into closed session under S.19.85(1)(e) to deliberate or negotiate the purchase of public properties, the investing of funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. President Schmidt excused himself from the first part of the closed session. Action – to convene into closed session – motion: Schrubbe; second: Roehrig; Roll Call Vote – yes: Loose, Schrubbe, Roehrig, Nolan, Keuler, Starfeld; carried.

The Board then reconvened back into open session. Action – to reconvene back into open session – motion: Schrubbe; second: Roehrig; Roll Call Vote – yes: Loose, Schrubbe, Roehrig, Nolan, Keuler, Starfeld; carried.

There was no action taken from closed session.

The Village Board then convened into closed session under S.19.85(1)(c) Considering employment, promotion, compensation or performance evaluation data of any public employee in which the

governmental body has jurisdiction or exercises responsibility. Action – to convene into closed session – motion: Schrubbe; second: Starfeld; Roll Call Vote – yes: Loose, Schrubbe, Roehrig, Nolan, Keuler, Starfeld; carried.

The Board then reconvened back into open session. Action – to reconvene back into open session – motion: Schrubbe; second: Starfeld; Roll Call Vote – yes: Loose, Schrubbe, Roehrig, Nolan, Keuler, Starfeld; carried.

There was no action taken from closed session.

Adjournment – Action – to adjourn – motion: Schrubbe; second: Starfeld; carried. The meeting was adjourned at 9:38 p.m.

*Missy Kieso*

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Missy Kieso, Deputy Clerk Treasurer