

**COMMON COUNCIL PROCEEDING OF
THE CITY OF LADYSMITH**

Monday, May 10, 2021 5:15 pm Ladysmith City Council Chambers

Members Present: M. Platteter, B. Morgan, J. Pohlman, III, G. Schueller (on telephone), J. West, A. Hraban, M. Reynolds, Mayor K. Vacho

Others present: K. Gorsegner, A. Christianson, A. Kenyon, S. Kavanagh, D. Parker, Chief Julien, Ray Carlson, Luke Klink, Cindy Pohlman (on telephone).

Call to order. Mayor K. Vacho called the meeting to order at 5:15 pm.

Roll Call. Clerk Kavanagh took roll call and a quorum was present.

Pledge of Allegiance led by John Pohlman, III.

Minutes and Agenda. Motion by A. Hraban, seconded by J. Pohlman, III, to approve the April 20, 2021 and April 26, 2021 Council minutes and this evening's agenda. Motion passes with unanimous voice vote.

Resolution 2021-07. Discussion was held on adopting the Rusk County Hazard Mitigation Plan but no action was taken. Motion by M. Reynolds, seconded by J. Pohlman, III, to hold off adopting this Resolution until Council members have had a chance to read through the Hazard Mitigation Plan and the clerk was asked to place it on the May 24, 2021 Council Agenda as an action item. Motion passes by unanimous voice vote.

Mr. Morgan questioned if the water and sewer service lines were adequate for the new Marshfield Medical Center and asked that he go on record saying he thinks there will be trouble with the sewer service.

Ordinance 2021-03. Motion by M. Reynolds, seconded by A. Hraban, to adopt Ordinance 2021-03 Amending Zoning District Classification of parcels pertaining to the former elementary school grounds and building from R1 to R3. Motion passes by unanimous voice vote.

District 1, Platteter.

Rail Display Update. R. Carlson reviewed the rail display budget handout.

The council reviewed two quotes received from Ryan Jack Painting Co., Inc.; one for power washing and priming/painting the top and sides of all cars for \$18,890. Another estimate of \$12,920 to apply silane siloxane sealer on the exterior of the Ladysmith Fire Station was reviewed. Council would like an opportunity to ask a few additional questions of this contractor and asked that he be invited to appear virtually or in person at a future council meeting.

Vacant City-owned Property. An inquiry was received from an interested person regarding renting a 2-3,000 sq ft building for storage purposes. M. Reynolds will make contact with the interested person and suggest they contact Rusk County as currently, there are no available city owned buildings of that size.

District 2, Morgan. A Public Works Committee meeting was held earlier today for members to tour current street projects and look into future projects. The next committee meeting will include reviewing a proposal from Badger Meters to replace our meter reading software and replace our handheld meter reading unit.

Ray Carlson asked that the Park Board give consideration to hiring SEH to do another aquatic plant survey, as this is a requirement if the City were to dredge Corbett Lake. Mr. Carlson would like to have “fish stocking at Corbett Lake” on the next Park Board meeting for discussion.

District 3, Pohlman. The Cemetery Board met on Tuesday, April 27, 2021 and approved purchase of block signs for \$473.30 to be expended out of the current Cemetery budget. A purchase of a lawn mower for \$10,900 was approved; this purchase is included in the current budget. The Cemetery Board also gave permission to Wreaths Across America to place wreaths on veterans’ graves on December 19, 2021; they also will remove the wreaths. The Farmer’s Market Board approved having a plant swap on Memorial Day weekend.

District 4, Schueller. He reported that he has sprayed the fields in the Industrial Park.

District 5, West. The Summer Staff List was reviewed and 11 applications have been received to date. Motion by J. West, seconded by M. Platteter, to authorize hiring the listed summer staff at a wage of \$13/hr. Motion passed with unanimous voice vote.

Mr. Pohlman received a complaint regarding feral cats down by the Weather Shield plant. The City does have an ordinance prohibiting the feeding of feral cats; Chief Julien has not received any recent complaints but appreciated the information.

Mr. West asked that a vacant lot with tires and televisions being stock piled be looked into.

District 6, Hraban. The Library Board will be meeting on May 11, 2021 at 5:00 pm.

District 7, Reynolds. The Board of Review will reconvene on Friday, May 14, 2021 to hear Wal-Mart Real Estate Trust’s Objection to Real Property Assessment. The Planning Commission adopted the TIF #12’s amended plan, approved the site plan for the Marshfield Medical Center-Ladysmith Facility and approved a zoning classification change from R1 to R3 for the former elementary school property. The Fallen Hero Ride was a major success with about 140 riders in attendance.

M. Reynolds was asked about the timeline for the demolition of the former Methodist Church. He responded “it’s supposed to go” and he is hoping it will be soon.

Police & Fire Report. Chief Julien invited everyone to attend the Law Enforcement Night on Thursday, May 13, at 7:00 pm at the Legacy Amphitheater in Memorial Park. Rusk County Chaplains will put on a pie and ice cream social following that event which is their main annual fundraiser. The Police & Fire Commission will be meeting on May 19.

Public Works Report.

2021 Sidewalk and Curb/Gutter Bids. Motion by B. Morgan, seconded by A. Hraban, to approve the low bid of \$28,050 from D C Crete for the 2021 sidewalk and curb/gutter work. M. Platteter-yes, B. Morgan-yes, J. Pohlman, III-yes, G. Schueller-yes, J. West-yes, A. Hraban-yes, M. Reynolds-yes. Motion passes.

Pedestrian Gate. Motion by M. Reynolds, seconded by J. West, to authorize the Veteran's Memorial Association to have a pedestrian gate professionally installed in the chain link fence at the Public Works garage parking lot with the condition that it must remain locked when parking lot is not being used by the VMA. Motion passes by unanimous voice vote.

At 6:15 pm, G. Schueller left the meeting.

CWF and SDWL Applications. In order to be eligible for CWF and SDWL low interest loans or principal forgiveness loans, applications must be prepared and submitted by a licensed engineer. Morgan & Parmley have prepared proposals to prepare the necessary applications to the Clean Water Fund and Safe Drinking Water Loan for "Council approved" street projects on Lindoo Ave, Summit Ave and E 10th Street N. Motion by J. Pohlman, III, seconded by A. Hraban, to approve Morgan & Parmley's proposals to prepare CWF and SDWL applications for the three street projects (Lindoo, Summit, E 10th St N) at a total cost of \$15,000 to be covered out of the utility budget. B. Morgan-yes, J. Pohlman, III-yes, J. West-yes, A. Hraban-yes, M. Reynolds-yes, M. Platteter-yes. Motion passes.

DPW K. Gorsegner asked council members to review the Summit Ave cul de sac and E 10th St N plans and provide comment. At a future meeting, the council will be asked to approve proposals from Morgan & Parmley to prepare engineering plans for W 5th St from North Ave to Flambeau Ave and also for E 2nd Street from Lake Ave to Miner Ave.

In addition, at a future meeting, the council will be asked how they would like to make ends meet on the current street project; to borrow or to use existing budgeted money. The amount that needs to be covered is \$63,725 which can be covered in the current sewer budget or to borrow the money in the total amount of \$81,825 which includes the cost of bond counsel fees, attorney's fees or audit fees. Additional borrowing for this street project consists of \$484,544 in water bonds, \$1,000,000 grant funding and up to \$500,000 in Clean Water Fund money.

Administrator's Report.

Project Graduation. Adm Christianson talked with Julie Vollendorf of the Ladysmith High School and she reports being \$250-300 short to incorporate a bowling party. No motion was initially made and then later in the meeting it was reconsidered. Motion by M. Reynolds, seconded by J. Pohlman, to donate \$300 to Project Graduation out of the Council Grants and Aids line with the understanding the money will be carried forward for next year's Project Graduation, if not needed this year. B. Morgan-yes, J. Pohlman, III-yes, J. West-abstain, A. Hraban-yes, M. Reynolds-yes, M. Platteter-yes. Motion carries with 5-yes, 1-abstain (J. West).

Surplus Items. Motion by M. Platteter, seconded by B. Morgan, to accept bids of \$5.00 for the pick-up topper, \$1,700 for the metal panels and \$150 for the scoreboard and time clocks. J. Pohlman, III-yes, J. West-yes, A. Hraban-yes, M. Reynolds-yes, M. Platteter-yes, B. Morgan-yes. Motion carries.

Fencing and Posts at former Mt Senario College. Motion by M. Platteter, seconded by J. Pohlman, III, to approve the bid from Northern Wisconsin Fence to remove fencing and posts at the Mt Senario athletic fields for \$5,750 by cutting the posts off at the base. J West-yes, A. Hraban-yes, M. Reynolds-yes, M. Platteter-yes, B. Morgan-no, J. Pohlman-yes. Motion carries with 5 -yes, 1-no. The fencing will be salvaged and is thought to be worth between \$15,000-\$20,000; the poles will also be salvaged for use in the future.

Purchase of former elementary school by Northpointe Holdings II, LLC. One of the funding sources, specifically Federal Home Loan Bank, requires that the developer have the property under contract for purchase. Northpointe is applying for a \$630,000 grant from the Federal Home Loan Bank and that application is due by June 11, 2021. In order to satisfy that requirement, council members reviewed the Commercial Offer to Purchase with Northpointe Holdings, LLC as the buyer and the City of Ladysmith as the seller for \$1.00. Being able to report on the grant application that the property was donated, does help the project be more competitive in the grant selection process. After considerable discussion with Mr. O'Brien, Northpointe was asked to draft an Addendum detailing what is specifically being conveyed for development of the Lindoo Ave Lofts/Community Center project along with the 7 unit condo building and necessary parking lot. At the May 24th council meeting, the Commercial Offer to Purchase will again be reviewed and placed on the council agenda for action. Prior to the May 24th council meeting, the Community Development Committee will meet to look over the Addendum to be provided by Northpointe Development.

Adm Christianson and Andy Albarado will be meeting with several large area employers who are pushing to increase their workforce and discuss the obstacles they are facing, one being employee housing.

Attorney's Report. Atty. Kenyon reported that the 2020 Census Report came out last month. The population of the City of Ladysmith is 3,505 which is up by 81 people from 10 years ago. It is the first time the City's population has showed an increase since 1990.

Licenses and Permits. Motion by M. Reynolds, seconded by J. Pohlman, III, to approve the 2021-2022 Liquor License Applications along with Operator Licenses listed on the attachment, under conditions listed. Motion carried by 5-yes votes and 1-abstain (A. Hraban). Motion carries.

Mayor's Forum. Nothing to report.

Closed Session. Motion by A. Hraban, seconded by J. Pohlman, III, to go into closed session under authority granted in S. 19.85(1)(c) Wis Stats., to consider the employment, promotion, compensation or performance evaluation of any public employee; to-wit, to discuss filling

vacancy due to future retirement. J. Pohlman, III-yes, J. West-yes, A. Hraban-yes, M. Reynolds-yes, M. Platteter-yes, B. Morgan-yes. Motion passes.

Motion by M. Reynolds, seconded by A. Hraban, to come back into open session. Motion carried by voice vote.

Mayor Vacho reported that action was taken in closed session to authorize DPW K. Gorsegner to contact several individuals on the Public Works eligibility list regarding the upcoming vacancy on the Street Department due to a retirement.

Motion by M. Reynolds, seconded by A. Hraban, to adjourn at 7:35 p.m.

Respectfully submitted.

Shari Kavanagh, City Clerk