

**Village Board Meeting
February 6, 2017**

1 - Order

Trustee Wanggaard as acting Village President called the Village Board Meeting to order at 7:00 p.m., at East Side Community Center, 6156 Douglas Avenue.

2 - Pledge of Allegiance

3 - Roll Call

Board: Trustee Trentadue, Trustee Prott, Trustee Wanggaard, Trustee Willing, Trustee Dobbs and Trustee Wishau

Absent: President Bradley was excused

Staff: Village Administrator Tom Christensen and Village Engineer Tony Bunkelman

4 - Approval of minutes

Motion by Trustee Prott to approve the minutes of the following meeting(s) as printed.

Seconded by Trustee Trentadue. Motion carried.

Regular Board meeting(s) – January 16, 2017

Special Board meeting(s) – None

Hearing(s) and/or Joint meeting(s) – None

5 - Citizens Reports/General comments from the audience

Ray Lentz repeated his August presentation. He spoke about his well respected business. He said he is being treated as an undesirable.

Matt Schmidt, 6765 Bobolink Rd, he and his wife are concerned about the appearance of the Village. He passed out pictures of some business along Douglas Avenue that he felt were in violation of the Village lighting ordinance. He asked the board to look into if the lighting was approved.

Fran Martin, 5630 5 Mile Rd, stated that the CDA has been working on attracting businesses to Douglas Avenue and thought the appearance of Douglas Avenue was important.

Kjell Erlandsson, spoke about the liquor store on Hwy 31 with LED lights and that it should be looked at as well.

6 - Communications and Announcements**7 - Committee Reports****7A(1) - Approval of A/P checks**

Motion by Trustee Wishau to approve the A/P checks 12/31/2016 thru 2/02/2017 as follows. Seconded by Trustee Prott. Motion carried.

General Fund	Check No's 74130-74305	in the amount of \$21,160,392.58
Parks Enterprise	Check No's 6079-6082	in the amount of \$2,148.60
Joint Health	Check No's 12010-12030	in the amount of \$187,211.62
Joint Parks	Check No's 8503-8511	in the amount of \$15,881.75
Charge Cards	12/26/16 – 01/25/17	in the amount of \$38,182.76

7B(1) - Approval of 2016-2017 Operator's Licenses (Bartenders)

Motion by Trustee Prott to approve 2016-2017 Operator's Licenses as presented. Seconded by Trustee Trentadue. Motion carried.

7B(2) - Approval of New Class B Combo Liquor License/Soup Shanty LLC., Cherie Bangust Agent/6022 Douglas Avenue

Legislative and Licensing Committee recommended approval.

Motion by Trustee Prott to Grant a new Class B Combo Liquor License to Soup Shanty LLC, 6022 Douglas Avenue, Cherie Bangust, Agent. Seconded by Trustee Trentadue. Motion carried.

8 - Ordinances and Resolutions**8A - Ordinance 2017-01 - 1st Reading - An Ordinance To Amend Section 3-3-9 Of The Code Of Ordinances For The Village Of Caledonia Pertaining To Preservation Of Village Records**

Legislative and Licensing recommended approval.

Motion by Trustee Trentadue to suspend the rules and read Ordinance 2017-01 by title only. Seconded by Trustee Prott. Motion carried.

Clerk read the title.

8B - Ordinance 2017-02 – 1st Reading - An Ordinance To Amend Section 2-5-1 Of The Code Of Ordinances For The Village Of Caledonia Entitled Board Of Review

Legislative and licensing recommended approval.

Motion by Trustee Trentadue to suspend the rules and read Ordinance 2017-02 by title only. Seconded by Trustee Prott. Motion carried.

Clerk read the title.

8C - Ordinance 2017-03 – 1st and 2nd Reading and Possible Adoption - An Ordinance To Amend Zoning Districts Of The Zoning Map Adopted Under Section 20-212 Of The Racine County Code Of Ordinances As Adopted By The Village Of Caledonia Under Section 16-1-1(A) Of The Code Of Ordinances Of The Village Of Caledonia Approving A Request To Rezone ±.98 Of An Acre From B-2 Community Business District To B-3 Commercial Service District; NW 1/4 Of Sec. 29, T4N, R23E, 4636 Douglas Ave., Village Of Caledonia, Racine County, WI; Applicant Donald J. Nelson.

Plan Commission recommended approval.

Motion by Trustee Trentadue to suspend the rules and take up the first and second reading of Ordinance 2017-03 simultaneously. Seconded by Trustee Wanggaard. Motion carried.

Motion by Trustee Trentadue to suspend the rules and read Ordinance 2017-03 by title only. Seconded by Trustee Prott. Motion carried.

Fran Martin stated that she objected to spot zoning. It may be a better solution to allow certain zoning by conditional use. It was mentioned that the reason it was approved was because it is consistent with the surrounding zoning in that area.

Clerk read the title.

Motion by Trustee Trentadue to adopt Ordinance 2017-03 An Ordinance To Amend Zoning Districts Of The Zoning Map Adopted Under Section 20-212 Of The Racine County Code Of Ordinances As Adopted By The Village Of Caledonia Under Section 16-1-1(A) Of The Code Of Ordinances Of The Village Of Caledonia Approving A Request To Rezone ±.98 Of An Acre From B-2 Community Business District To B-3 Commercial Service District; NW 1/4 Of Sec. 29, T4N, R23E, 4636 Douglas Ave., Village Of Caledonia, Racine County, WI; Applicant Donald J. Nelson. Seconded by Trustee Prott. Motion carried.

8D - Resolution 2017-03 – Amending The 2016 Capital Projects Budget

Finance Committee recommended approval.

Motion by Trustee Dobbs to adopt Resolution 2017-03 Amending The 2016 Capital Projects Budget. Seconded by Trustee Willing.

Trustee Prott – aye	Trustee Willing - aye
Trustee Trentadue – aye	Trustee Dobbs – aye
Trustee Wanggaard – aye	Trustee Wishau – aye

Motion carried.

8E - Resolution 2017-04 – Authorizing An Information Technology Services Contract With Racine County For 2017

Finance Committee recommended approval.

Motion by Trustee Wishau to adopt Resolution 2017-04 Authorizing An Information Technology Services Contract With Racine County For 2017. Seconded by Trustee Dobbs. Motion carried.

Trustee Willing asked how much was spent last year. Borchert will send the board the amount spent last year for IT services.

8F- Resolution 2017-05 – Authorizing The Village Of Caledonia To Enter Into A Contract With Tyler Technologies Inc. For Assessor Services

Finance Committee recommended approval. Trustee Wishau presented.

Motion by Trustee Wishau to adopt Resolution 2017-05 Authorizing The Village Of Caledonia To Enter Into A Contract With Tyler Technologies Inc. For Assessor Services. Seconded by Trustee Willing. Motion carried.

8G - Resolution 2017-06 – Approving Revisions To Employment Contract With The Village Administrator

Personnel Committee recommended approval. Trustee Prott presented.

Motion by Trustee Prott to adopt Resolution 2017-06 Approving Revisions To Employment Contract With The Village Administrator. Seconded by Trustee Trentadue. Motion carried.

8H - Resolution 2017-07 – Resolution Amending Various Accounts In The 2016 Village Of Caledonia Budget To Reflect Actual Revenue And Expenses More Accurately

Finance Committee recommended approval. Christensen presented.

Motion by Trustee Wishau to adopt Resolution 2017-07 Amending Various Accounts In The 2016 Village Of Caledonia Budget To Reflect Actual Revenue And Expenses More Accurately. Seconded by Trustee Prott.

Trustee Prott – aye	Trustee Willing – aye
Trustee Trentadue – aye	Trustee Dobbs – aye
Trustee Wanggaard – aye	Trustee Wishau – aye

Motion carried.

8I - Resolution 2017-08 – Resolution Authorizing The Village Of Caledonia Fire Department To Sell Various Items Of Surplus Property

Finance Committee recommended approval. Christensen presented.

Motion by Trustee Wishau to adopt Resolution 2017-08 Authorizing The Village Of Caledonia Fire Department To Sell Various Items Of Surplus Property. Seconded by Trustee Trentadue. Motion carried.

Trustee Dobbs asked where the funds go. These funds go in the equipment replacement fund. Further discussion continued regarding how the Wisconsin Surplus Auction works. A base dollar amount can be requested. Trustee Prott commended the Chief for pursuing the auction process.

8J - Resolution 2017-09 – Resolution Of The Village Board Of The Village Of Caledonia Approving Change Order No. 1 For The Contract Awarded To A.W. Oakes, Inc. For The DeBack Industrial Park Intersection And Bypass Lanes

Bunkelman explained that the Wisconsin DOT required certain adjustments to the project after the Village's award of the project which changes the completion dates to coincide with the permit and increases the contract amount by an additional \$2,916.

Motion by Trustee Dobbs to adopt Resolution 2017-09 Approving Change Order No. 1 For The Contract Awarded To A.W. Oakes, Inc. For The DeBack Industrial Park Intersection And Bypass Lanes. Seconded by Trustee Trentadue. Motion carried.

8K - Resolution 2017-10 – A Resolution Of The Village Board Of The Village Of Caledonia For A Conditional Use To Convert Existing Building To Self Service Storage, 4636 Douglas Ave., Sec. 29, T4N, R23E, Village Of Caledonia, Racine County, WI. Donald J. Nelson, Applicant.

Plan Commission recommended approval. Bunkelman presented the 51 storage unit request. Donald Nelson, Applicant is good with the conditions.

Motion by Trustee Trentadue to adopt Resolution 2017- 10 For A Conditional Use To Convert Existing Building To Self Service Storage, 4636 Douglas Ave., Sec. 29, T4N, R23E, Village Of Caledonia, Racine County, WI. Donald J. Nelson, Applicant. Seconded by Trustee Prott. Motion carried.

8L - Resolution 2017-11 – A Resolution Of The Village Board Of The Village Of Caledonia For A Conditional Use To Occupy The Existing Buildings And Site With A Horse Boarding And Training Facility, 7447 Seven Mile Rd., Sec. 11, T4N, R22E, Village Of Caledonia, Racine County, WI; Steve McQuality And Tamara Shabty, Applicants

Plan Commission recommended approval. Bunkelman presented and read the conditions.

Additional information regarding the conditional use permit was distributed to the board by the applicant.

Fran Martin, 5630 5 Mile Road, as Chair of the CDA, spoke about the CDA's role in trying to make the building process such as conditional use applications more streamline and easier for people to understand.

She also talked about the issue she had with the fact that the Village considers this to now be a public building due to its use. She referenced some state statutes which excluded the need for a public building for this use. Further discussion continued about State Inspectors requiring State approval.

Tamara Shabty, Applicant, stated that she wants to be treated fairly and said that no other facility has a State license and if she needs one than every other facility needs to have one. She will be a private by appointment facility only.

Sandy, Foley Road, said the board needs to police people that have conditional use permits.

Libby, the owner of the property on 7 Mile Road, stated that she is trying to sell this property and talked about the expense involved in a State permit. She questioned why this is such an issue.

Building Inspector Jim Keeker stated that when you change the use of the building, it makes it a lot harder. If someone applies for a commercial use, the State of Wisconsin gets involved. Discussion continued regarding state requirements such as public bathroom facilities. Keeker mentioned that he asked the State if a porta-potty could be an option and was told no due to the cold weather. Further discussion continued regarding the discrepancy between commercial and private residential use. Another comment was made about the definition of a public use.

Judy Grove stated that back in 1989, their conditional use was approved and they had to go through the motions. She felt something needs to be put in the ordinances so people know what to do. She felt the process should be made equal for all.

Kjell Erlandsson, stated that he understands and respects the rules but anticipates issues once the State gets involved.

Monty Osterman, a Racine County Board Supervisor stated that he found a discrepancy between the application and the conditions regarding the spreading and stacking of manure. He spoke about how manure should not be spread near the wetlands on the property. He also said that minus the wetland, there is only 2 acres left on the property and that may not be enough for proper manure management. He urged the board to put additional conditions in the approval to not allow the spreading of manure. Further discussion was held regarding how much area the wetland covered and how manure was handled in the past. Libby, current owner of the property, stated that some of the manure was hauled away in a dumpster. Bunkelman presented a map showing the wetlands. He explained that the conditions include that the manure can't be spread in the wetland areas and that the manure management plan must be followed. It was discussed that it is not up to the board to enforce anything that the State requires and although it is part of the conditions to follow through with the State, it is up to the State to enforce their own rules.

Motion by Trustee Trentadue to adopt Resolution 2017-11 For A Conditional Use To Occupy The Existing Buildings And Site With A Horse Boarding And Training Facility, 7447 Seven Mile Rd., Sec. 11, T4N, R22E, Village Of Caledonia, Racine County, WI; Steve McQuality And Tamara Shabty, Applicants. Seconded by Trustee Prott. Motion carried.

8M - Resolution 2017-12 – A Resolution Of The Village Board Of The Village Of - Caledonia Approving A Conditional Use To Occupy A Portion Of An Existing Site And Building With An Automotive Sales Business Known As Innovative Auto LLC, 5144 Douglas Ave., Sec. 20, T4N, R23E, Village Of Caledonia, Racine County, WI; Innovative Auto LLC, Applicant

Plan Commission recommended approval. Bunkelman presented. A revised parking plan was submitted and deemed approvable by the Zoning Administrator.

Motion by Trustee Prott to adopt Resolution 2017-12 Approving A Conditional Use To Occupy A Portion Of An Existing Site And Building With An Automotive Sales Business Known As Innovative Auto LLC, 5144 Douglas Ave., Sec. 20, T4N, R23E, Village Of

Caledonia, Racine County, WI; Innovative Auto LLC, Applicant. Seconded by Trustee Trentadue. Motion carried.

9 – New Business

Bunkelman asked to have an agenda taken out of order. Item 9B was taken up before 9A.

9B - Oversized Structure/Garage Variance/6358 Ambassador Lane

The neighbor across the street from the applicant was present but after listening to the reason for the oversized structure, she did not have any objections.

Motion by Trustee Willing to approve a variance request to construct a 28' x 30' detached structure at 6358 Ambassador Lane subject to conditions outlined in memorandum from Village Engineer dated January 20, 2017. Seconded by Trustee Prott. Motion carried.

9A - New Village Hall Update

Bunkelman gave a presentation of the new village hall construction. They discussed the change orders and that everything is still on budget. The Architects have been great to work with and have not presented any change orders.

10 - Report from Village Administrator

Nothing was reported.

11 - Adjournment

Motion by Trustee Willing to adjourn. Seconded by Trustee Trentadue. Motion carried.

Meeting adjourned at 8:37 p.m.

Respectfully submitted,

Karie Torkilsen
Village Clerk