

**Village Board Meeting  
December 3, 2019**

**1 - Order**

President Dobbs called the Village Board Meeting to order at 7:00 p.m., at Village Hall, 5043 Chester Lane, Racine, WI.

**2 - Pledge of Allegiance**

**3 - Roll Call**

Board: Trustee Weatherston, Trustee Stillman, Trustee Wanggaard, Trustee Martin, Trustee Prott, Trustee Wishau and President Dobbs

Absent: None

Staff: Village Administrator Tom Christensen, Development Director Peter Wagner, Utility District Director Anthony Bunkelman, Village Engineer Tom Lazcano, Attorney Elaine Ekes

**4 - Approval of minutes**

Motion by Trustee Wanggaard to approve the minutes of the following meeting(s) as printed. Seconded by Trustee Weatherston. Motion carried unanimously.

Village Board meeting(s) – November 18, 2019  
Budget Hearing – November 18, 2019

**5 - Citizens Reports/General comments from the audience**

Nancy Washburn gave an Auburn Hills update regarding the improvements which were done. She also held a meeting with the residents on November 7<sup>th</sup> at which time a clear path and direction was set for the Auburn Hills HOA.

Gordon Anderson from Mona Park Drive was present in opposition to the thought of a kayak and canoe launch on Mona Park Drive. He also had concerns with a resident on Mona Park using his personal residence as an Airbnb. Trustee Weatherston explained there is nothing in the works by the Village to do a launch on Mona Park and it would have to go through the proper channels if there was. He invited people to attend the Park and Rec Commission meetings.

Tom Furuglyass was present in opposition to the launch as well. He spoke of Caledonia taking down his fence 6 years ago.

Many people were present in opposition to the rezoning project at the intersection of Hwy 38 and 31.

Ray Lentz, 7124 Hwy 38, criticized the Fire Dept., Police Dept., Village Administrator, Village Planner, Village Highway, etc. He accused everyone of performing special favors.

## **6 - Communications and Announcements**

### **7 - Committee Reports**

#### **7A(1) - Approval of A/P checks**

Motion by Trustee Wishau to approve the A/P checks as presented including the payment to Pruitt Ekes Geary in the amount of \$20,096.24. Seconded by Trustee Martin. Motion carried unanimously.

#### **7B(1) - Approval of 2019-2020 Operator's Licenses (Bartenders)**

Motion by Trustee Prott to approve 2019-2020 Operator's License as presented. Seconded by Trustee Martin. Motion carried unanimously.

## **8 - Ordinances and Resolutions**

Motion by Trustee Weatherston to take the agenda out of order and move up Ordinance 2019-19. Seconded by Trustee Martin. Motion carried unanimously.

### **8D - Ordinance 2019-19 – 2nd Reading and Possible Adoption – An Ordinance To Amend In Part And To Create In Part Title 11, Chapter 7 Of The Village Of Caledonia Code Of Ordinances As It Pertains To Offenses Involving Smoking And Including Vaping In The Village's Smoking Ban**

Motion by Trustee Wanggaard to suspend the rules and read by title only. Seconded by Trustee Stillman. Motion carried unanimously.

Clerk read the title.

Motion by Trustee Wanggaard to adopt Ordinance 2019-19. Seconded by Trustee Martin. Motion carried unanimously.

### **8A - Ordinance 2019-16 – 2nd Reading and Possible Adoption – An Ordinance To Amend Sections 2-4-4(C), 2-4-4(D) And 2-4-20(C) Of The Code Of Ordinances For The Village Of Caledonia Pertaining To Salary For The Municipal Judge And Changes During A Term**

Motion by Trustee Wanggaard to suspend the rules and read by title only. Seconded by Trustee Stillman. Motion carried unanimously.

Clerk read the title.

Motion by Trustee Wanggaard to adopt Ordinance 2019-16. Seconded by Trustee Prott. Motion carried unanimously.

**8B - Ordinance 2019-17 – 1st and 2nd Reading and Possible Adoption – An Ordinance To Amend Section 2-3-12(A) Of The Code Of Ordinances For The Village Of Caledonia Pertaining To Ordinance Adoption Procedures**

Motion by Trustee Wanggaard to suspend the rules and take up both 1<sup>st</sup> and 2<sup>nd</sup> reading of Ordinance 2019-17. Seconded by Trustee Stillman. Motion carried unanimously

Motion by Trustee Weatherston to suspend the rules and read by title only. Seconded by Trustee Stillman. Motion carried unanimously.

Trustee Martin was opposed to this because she said it does not give proper notice. She stated that technically the Board could pass something in one meeting. Attorney Ekes explained that this is an old fashion rule due to modern technology. It is an unusual rule. With respect to bringing Ordinance to the Board, it usually goes through a committee first or commission where a public hearing is usually required. No other community uses this procedure. The Board does have authority to lay an item over if more time is needed. Trustee Wanggaard discussed the committee level where discussion is held and many other Board members attend. Trustee Wishau agreed with Trustee Martin and felt not all Board members can attend the Committee meetings.

Clerk read the title.

Trustee Martin reiterated her opposition to the Ordinance.

Motion by Trustee Weatherston to adopt Ordinance 2019-17. Seconded by Trustee Stillman. Motion carried, 5/2.

**8C - Ordinance 2019-18 – 2nd Reading and Possible Adoption – An Ordinance To Create Chapter 7 Of Title 15 Of The Code Of Ordinances For The Village Of Caledonia Pertaining To Property Exterior Maintenance Code**

Motion by Trustee Wanggaard to suspend the rules and read by title only. Seconded by Trustee Stillman . Motion carried unanimously.

Clerk read the title.

Motion by Trustee Stillman to adopt Ordinance 2019-18. Seconded by Trustee Weatherston. Motion carried unanimously.

Wagner explained that this strengthens the code to encourage people to clean up their property. Specifically blighted properties. It will help reduce unsafe and unsanitary properties.

**8E - Ordinance 2019-20 – 1st and 2nd Reading and Possible Adoption – An Ordinance To Amend In Part And To Create In Part Title 12, Chapter 4 Of The Village Of Caledonia Code Of Ordinances As It Pertains To The Village-Owned Cemetery Located In The Village Of Caledonia**

Due to a revision to the title, it was necessary to layover.

Motion by Trustee Weatherston to lay over Ordinance 2019-20. Seconded by Trustee Stillman. Motion carried unanimously.

**8F - Ordinance 2019-21 – 1st and 2nd Reading and Possible Adoption – An Ordinance Adopting An Amendment To The Multi-Jurisdictional Comprehensive Plan For Racine County: 2035 As It Pertains To The Village Of Caledonia Under Section 13-2-1 Of The Village’s Code Of Ordinances By Creating Section 13-2-2(N) Adding An Amendment To The Village’s Comprehensive Plan And Affecting Part Of The SW 1/4 Of Sec. 31, T4N, R23E, Village Of Caledonia; Located On Two Vacant Lots North, South, And East Of 3023 STH 31 And Containing 6.5 Acres, More Or Less; From Low Density Residential To Commercial; 4526 Northwestern III LLC, Owner**

Motion by Trustee Weatherston to suspend the rules and take up both 1<sup>st</sup> and 2<sup>nd</sup> reading of Ordinance 2019-21. Seconded by Trustee Stillman. Trustee Martin, nay. Motion fails for lack of a unanimous vote.

President Dobbs wanted to open discussion due to the amount of people in attendance. Motion by Trustee Weatherston to suspend the rules and read by title only. Seconded by Trustee Wanggaard. Motion carried unanimously.

Clerk read the title.

Wagner explained that Northwestern III LLC has applied for a rezoning to the land use map at this property for a potential gas station and quick service restaurant. Before commercial uses are approved, many rules are in place to help mitigate things such as lighting and landscaping which can help buffer between commercial and residential properties. Trustee Martin questioned reducing the property amount to be rezoned. Trustee Stillman asked if it could be rezoned B2 instead to be more restrictive. A map of the potential development was viewed and discussed. Ekes explained that the Comp Plan governs but the Board can govern the intensity.

**8G - Ordinance 2019-22 – 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 ±6.5 Acres From R-3 Suburban Residential District (Sewered) To B-3 Commercial Service District; SW 1/4 Of Sec. 31, T4N, R23E, Two Vacant Lots On STH 31, North, South, & East Of 3023 STH 31, Village Of Caledonia, Racine County, WI; 4526 Northwestern III LLC, Owner**

1<sup>st</sup> Reading of Ordinance 2019-22 was performed due to the failure to move forward with 1<sup>st</sup> and 2<sup>nd</sup> reading of Ordinance 2019-21.

Trustee Martin had concerns regarding what uses would be allowed in a certain B zoning district. Wagner listed the uses allowed and then stated that it could be rezoned to B2 for less intense uses.

Motion by Trustee Weatherston to suspend the rules and read by title only. Seconded by Trustee Wanggaard . Motion carried unanimously.

Clerk read the title.

**8H - Resolution 2019-105 – Resolution Of The Village Board Of The Village Of Caledonia Establishing The Compensation For The Village Municipal Judge**

Motion by Trustee Martin to adopt Resolution 2019-105. Seconded by Trustee Prott. Motion carried unanimously.

**8I - Resolution 2019-111 – Resolution Appointing Election Officials For Years 2020-2021**

Motion by Trustee Stillman to adopt Resolution 2019-111. Seconded by Trustee Weatherston. Motion carried unanimously.

**8J - Resolution 2019-112 – Resolution Of The Village Board Of The Village Of Caledonia Authorizing The Extension Of Time To Raze Structure And Clear The Site At 7017 Douglas Avenue**

Motion by Trustee Wanggaard to adopt Resolution 2019-112. Seconded by Trustee Stillman. Motion carried unanimously.

Stillman felt the deadline should be extended due to winter conditions.

Motion by Trustee Wanggaard to amend the motion to extend the deadline to May 1, 2020. Seconded by Trustee Stillman. Motion carried unanimously.

**8K - Resolution 2019-113 – Resolution Of The Village Board Of The Village Of Caledonia To Approve A Certified Survey Map; Parcel ID 104-04-22-23-025-000 – Located In The NW ¼ And NE ¼ Of The NW ¼ Of Section 23, T4N, R22E, Village Of Caledonia, Racine County, WI – Owners, Joseph Jr. & Kimberly Bauer**

Motion by Trustee Martin to adopt Resolution 2019-113. Seconded by Trustee Prott. Motion carried unanimously.

**8L - Resolution 2019-114 – Resolution Of The Village Board Of The Village Of Caledonia To Approve A Certified Survey Map; Parcel Id 104-04-22-23-025-000 – Located In The NW ¼ And NE ¼ Of The NW ¼ Of Section 23, T4N, R22E, Village Of Caledonia, Racine County, WI – Owner Justin Brown**

Motion by Trustee Weatherston to adopt Resolution 2019-114. Seconded by Trustee Stillman. Motion carried unanimously.

**8M - Resolution 2019-115 – Resolution Of The Village Board Of The Village Of Caledonia To Approve A Certified Survey Map; Parcel Id 104-04-22-12-070-000 – Located In The SW ¼ Of The NW ¼ And NW ¼ Of The SW ¼ Of Section 12, T4N,**

**R22E, Village Of Caledonia, Racine County, WI – Owners, Randall And Joann Kroes**

Motion by Trustee Weatherston to adopt Resolution 2019-115. Seconded by Trustee Stillman. Motion carried unanimously.

**8N - Resolution 2019-116 – Resolution Of The Village Board Of The Village Of Caledonia To Approve A Certified Survey Map; Parcel ID 51-104-04-22-33-016-000 - NE ¼ Of Section 33, T4N, R22E / TNG 19 LLC, Owner / Nancy Washburn, Agent, Village Of Caledonia, Racine County, WI**

Motion by Trustee Stillman to adopt Resolution 2019-116. Seconded by Trustee Weatherston. Motion carried unanimously.

**8O - Resolution 2019-117 – Relocation Order Of The Village Of Caledonia Affecting Properties In The Tax Incremental District #4, Phase 4, And Providing For The Extension Of Sanitary Sewer Facilities Project In The Village Of Caledonia, Racine County, Wisconsin**

Bunkelman presented a map and explained the route, the size of sewer pipe and the land needed for the easements so pipe is ready to be installed once a development comes.

Motion by Trustee Wishau to adopt Resolution 2019-117. Seconded by Trustee Weatherston. Motion carried unanimously.

**9 - Report from Village Administrator**

The Heads of Government has been rescheduled for January 30<sup>th</sup>. The yardwaste site is reopening for one last weekend December 7<sup>th</sup> and 8<sup>th</sup> and tax bill will be mailed out on Thursday, December 5<sup>th</sup>.

**10 – Adjournment**

Motion by Trustee Wanggaard to adjourn. Seconded by Trustee Prott. Motion carried unanimously.

Meeting adjourned at 8:43 p.m.

Respectfully submitted

Karie Pope  
Village Clerk