

**Special Village Board Meeting  
August 24, 2020**

Board Present: Trustee Stillman, Trustee Wanggaard, Trustee Prott, Trustee Wishau, Trustee Weatherston and President Dobbs. Trustee Martin appeared via Zoom and left at 6:45 p.m.

Absent None.

Staff/Others: Village Administrator Tom Christensen, Assistant Administer/HR Director Toni Muise, Utility Director Anthony Bunkelman, Development Director Pete Wagner, and Attorney Elaine Ekes.

**1. Call the meeting to order**

President Dobbs called the meeting to order at 6:13 p.m., at the Village Hall and on Zoom.

**2. Determine the validity of a protest petition, as amended, regarding the proposed rezoning of a parcel of land located at 4712 4 Mile Road Part Of The SE 1/4 Of Sec. 24, T4N, R22E, Village Of Caledonia; Containing 10.25 Acres, More Or Less; Vaga Properties LLC, Owner**

Trustee Martin recused herself as a Trustee on items 2,3,4 at 6:16 p.m. and was only present as a member of the public.

Attorney Ekes explained the history of the protest petition and that the petition must meet a 50% threshold of adjacent landowners. The document submitted indicates who owns the surrounding parcels, and one of the parcels has shared ownership, which would require all the owners to sign the petition and they did not. The amended protest petition that was submitted is not valid for the purposes of rezoning because of this. However, it is at the Village Board's discretion if they wish to authenticate this petition.

Motion by Trustee Weatherston to declare the petition invalid from the lack of over 50% of the required signatures. Seconded by Trustee Stillman.

Trustee Weatherston – aye	Trustee Prott – aye
Trustee Stillman – aye	Trustee Wishau – aye
Trustee Wanggaard – aye	President Dobbs – aye

Motion carried unanimously.

**3. Ordinance 2020-14 – 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(O) Adding An Amendment To The Village's Comprehensive Plan And Affecting 4712 4 Mile Road Part Of The Se 1/4 Of Sec. 24, T4N, R22E, Village Of Caledonia; Containing 10.25 Acres, More Or Less; From Low Density Residential To Commercial; Vaga Properties LLC, Owner**

President Dobbs confirmed with the Board that they received and reviewed the following materials: Planning Commission minutes from the July 22<sup>nd</sup> meeting, emails from residents regarding this topic, Trustee Martin's email regarding recusal, and an additional resident email sent a half hour prior to the meeting.

Wagner explained that this Land Use Amendment request is to modify the plan from low density Residential to Commercial. This amendment supports the following request to change the zoning to B-1 which was changed from B-2 in the original request. B-1 still permits a medical clinic but is the most restrictive zoning the Village has.

Trustee Wishau questioned what other commercial properties were considered before deciding on a medical clinic. The Developer, Dan Siudak, 5351 Wind Point Rd, stated that he looked at some existing buildings and various properties available in the Village but that the size and locations were not as hospitable as this proposed location. The Developer was seeking out a nice accessible location, and felt this location was more desirable than what Douglas Ave. had to offer. Trustee Wishau believed that the area was mainly residential with minimal commercial use and there were better suited commercial areas in the Village so did not feel rezoning this area was necessary.

President Dobbs has received an overwhelming number of negative emails regarding this topic. The Developer, Dr. Matthew Larsen allegedly met with the conservancy and insinuated that he would build some type of senior housing opposed to a medical clinic if it were denied. Matt Larsen, 5377 Hunt Club Rd, was present and spoke on the alleged conversation and explained that the conservancy asked if any one of the major hospitals (Ascension, Aurora, Froedert, etc.) did not want to partner what would he do? Larsen explained that if a partnership fails he would seek out a similar medical use and meant it to reassure the conservancy that it would be used for a low-level use medical facility and no desire to put in a gas station has assumed.

Trustee Wishau was still concerned that the rezoning would allow a future undesired use.

Motion by Trustee Weatherston to approve Ordinance 2020-14. Seconded by Trustee Stillman.

Trustee Weatherston – aye	Trustee Prott – aye
Trustee Stillman – aye	Trustee Wishau – nay
Trustee Wanggaard – aye	President Dobbs – nay

Motion carried, 4/2.

**4. Ordinance 2020-13 – 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 ±10.25 Acres From R-2 Suburban Residential District (Unsewered) To B-1 Neighborhood Business District ; Se 1/4 Of Sec. 24, T4N, R22E, Vacant Lot Located At 4712 4 Mile Road, Village Of Caledonia, Racine County, WI; Vaga Properties LLC, Owner**

Motion by Trustee Weatherston to approve Ordinance 2020-13. Seconded by Trustee Stillman.

Trustee Weatherston – aye	Trustee Prott – aye
Trustee Stillman – aye	Trustee Wishau – nay
Trustee Wanggaard – aye	President Dobbs – nay

Motion carried, 4/2.

Trustee Martin resumed the meeting as a Trustee following the items involved with the recusal.

**5. Resolution 2020-72 – Resolution Authorizing the Village of Caledonia to Revise Ambulance Fees**

This has been recommended for approval by the Finance Committee. Trustee Martin ensured that individuals have some way to appeal the high fees through a process for hardship cases.

Motion by Trustee Wishau to approve Resolution 2020-72 – Resolution Authorizing the Village of Caledonia to Revise Ambulance Fees. Seconded by Trustee Prott. Motion carried unanimously.

Trustee Martin left at meeting 6:45p.m.

**6. Resolution 2020-73 – Resolution Authorizing the Workers Compensation Policy**

This would create a single Workers Compensation Policy throughout the whole Village.

Motion by Trustee Wanggaard to approve Resolution 2020-73 – Resolution Authorizing the Workers Compensation Policy. Seconded by Trustee Prott. Motion carried unanimously.

**7. Resolution 2020-74 – Resolution Authorizing the Temporary Transitional or Modified Duty Assignments Policy**

This accompanies the Workman’s Compensation Policy.

Motion by Trustee Prott to approve Resolution 2020-74 – Resolution Authorizing the Temporary Transitional or Modified Duty Assignments Policy. Seconded by Trustee Wanggaard. Motion carried unanimously.

**8. Resolution 2020- 75 – Resolution Authorizing the Telework Policy**

COVID-19 has created an influx of requests for teleworking, and this policy outlines expectations of the Village employees. Trustee Wishau thought those working from home should have an above average performance evaluation. Any teleworking arrangement is on a trial basis and is subject to be amended per administration. There is an expectation to meet a certain standard and quality of work. There was further discussion regarding tracking of hours. Trustee Wishau still felt that teleworking privileges should be dictated by performance evaluations.

Motion by Trustee Prott to approve Resolution 2020- 75 – Resolution Authorizing the Telework Policy. Seconded by Trustee Stillman. Motion carried, 5/1.

**9. Resolution 2020- 76 – Resolution Authorizing the COVID Employment and Employee Conditions Policy**

Motion by Trustee Prott to approve Resolution 2020- 76 – Resolution Authorizing the COVID Employment and Employee Conditions Policy. Seconded by Trustee Stillman. Motion carried unanimously.

**10. Resolution 2020- 77 – Resolution Authorizing the Face Masks Face Coverings Policy**

This policy follows the State mandate.

Motion by Trustee Prott to approve Resolution 2020-77 – Resolution Authorizing the Face Masks Face Coverings Policy. Seconded by Trustee Stillman. Motion carried unanimously.

**11. Adjournment.**

Motion by Trustee Wanggaard to adjourn. Seconded by Trustee Stillman. Motion carried unanimously. Adjourned at 6:54 p.m.

Respectfully submitted,

Joslyn Hoeffert  
Deputy Village Clerk