

VILLAGE BOARD MEETING AGENDA
Tuesday, November 28, 2023 at 6:00 p.m.
Caledonia Village Hall - 5043 Chester Lane

1. **Meeting called to order**
2. **Pledge of Allegiance**
3. **Roll Call**
4. **Approval of Minutes** – Village Board – November 14, 2023
5. **Public Comment** – Provides a two-minute opportunity for citizens to voice opinions to the Village Board. The Village Board cannot respond as this may conflict with open meeting requirements.
6. **Committee Reports**
 - A. Committee Of The Whole
 1. Approval of A/P checks
 2. Approval of Amended Class A Combo Liquor License/ Mega Marts, LLC / Trade Name – Pick ‘N Save – 5111 Douglas Ave / Katie Allard, Agent
7. **Ordinances and Resolutions**
 - A. **Resolution 2023-123**– Resolution Authorizing The Village Of Caledonia To Enter Into A Contract With Real Racine For Tourism Services (*Village Board only*)
 - B. **Resolution 2023-124** – A Resolution Approving An Amended Professional Services Agreement With Ehlers To Include Financial Services Related To The Formation Of A New TID District. (*Village Board only*)
8. **Closed Session Items:**
 - A. The Village Board will consider a motion to convene into closed session pursuant to Wisconsin State Statutes Section 19.85(1)(g), conferring with legal counsel concerning strategy to be adopted with respect to litigation pertaining to the following: the Aqueous Film Forming Foams Product Liability Litigation, Multi-District Litigation No. 2:18-mn-2873 (3M and DuPont PFAS Litigation (Public Water Systems) Class Action Settlements)
 - B. The Village Board reserves the right to RECONVENE INTO OPEN SESSION to take possible action on the item(s) discussed during the CLOSED SESSION and to move on to the remaining item(s) on this agenda or other agendas as posted.
9. **Adjournment**

**Village Board Meeting
November 14, 2023**

1 - Order

President Weatherston called the Village Board meeting to order at 6:00 p.m. at the Caledonia Village Hall.

2 - Pledge of Allegiance

3 - Roll Call

Board: President Weatherston, Trustee Pierce, Trustee Stillman, Trustee Martin, Trustee McManus and Trustee Wishau.

Absent: None

Staff: Also present were Administrator Kathryn Kasper, Public Services Administrator Tony Bunkelman, Development Director Peter Wagner, Police Chief Christopher Botsch, Fire Chief Jeff Henningfeld, Finance Director Wayne Krueger, Village Attorney/HR Manager Tyler Helsel and Village Attorney Elaine Ekes.

4 – Approval of Minutes

Village Board – October 24, 2023

Motion by Trustee Martin to approve the Village Board minutes of the following meeting(s) as printed. Seconded by Trustee Stillman. Motion carried unanimously.

5 – Public Hearing

Ron Coutts, 609 Kentwood Dr. – Commentary on the structure of the Committee of the Whole, feels that public participation is lacking in the budget process. Expressed concern about the increasing mill rate, the increase in valuations and the referendum. Requested a resident budget workshop in the future.

6 – Public Comment

Joe Kiriaki 4240 Harvest Lane, also member of Plan Commission. Speaking on Item 8D. Talked about 2019 motion and minutes. Worried about people at Plan Commission who wanted to speak and were not granted an opportunity. He asked that the board take a look at what is happening with this agenda item and look at what happened in 2019 and reassess this item. Requesting board to vote down the agenda item.

Jay Benkowski former trustee, he was the one who rescinded and then put forward a revised motion in 2019. Sited the following reasons for the board to deny: density, green space, road width. Disagrees that the board approved the item in 2019. The idea of concept plan brought forward.

Pam Johnson, 6 Mile Rd. agreed with Jay Benkowski's statements. Would like to contest the approval of the zoning change from A2. Reasons given, smaller open space, drainage, placement of project on 4 Mile is dangerous and has had deadly accidents, adjacent to Keland Farms which is a large open space. Horses are allowed through this property. Caledonians want open space.

Jeff Maranger 5700 4 Mile Rd., Crawford subdivision, sister and he split the lot – they were told they could only split in two per village rules. How can Crawford subdivision which is 8 acres have 14 lots? Lots of traffic, walking and horses.

Wendy McCalvey, 4825 Richmond Dr, Caledonia. Open space is slowly being eroded. Does not think that the density should be changed in the Crawford subdivision. Does not want to see dense subdivision coming in.

Christian de Jong, 1648 Secretariat, in support of his application for open position of trustee.

7 – Committee Reports

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

Motion by Trustee Wishau to approve the A/P checks as presented for \$4,886,413.70. Seconded by Trustee Martin. Motion carried, unanimously.

7A (2) - (Approval of US Bank list)

Motion by Trustee Wishau to approve the US Bank list checks as presented for \$62,703.85. Seconded by Trustee Martin. Motion carried, unanimously.

8 – Ordinances and Resolutions

8A – 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(U) Adding An Amendment To The Village's Comprehensive Plan And Affecting The Parcel Located At 12800 Adams Road, Parcel ID No. 104-04-22-30-015-224, Village Of Caledonia; Containing 1.89 Acres, More Or Less; From Industrial/Business Park To Communications, Transportation, & Utilities; Village Of Caledonia, Owner (Plan Commission 10/30/23 6,0)

Motion by Trustee Pierce to approve Ordinance 2023-16 - 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(U) Adding An Amendment To The Village's Comprehensive Plan And Affecting The Parcel Located At 12800 Adams Road, Parcel ID No. 104-04-22-30-015-224, Village Of Caledonia; Containing 1.89 Acres, More Or Less; From Industrial/Business Park To Communications, Transportation, & Utilities; Village Of Caledonia, Owner (Plan Commission 10/30/23 6,0) Seconded by Trustee Stillman. Motion carried, unanimously.

8B Ordinance 2023-17 – An Ordinance To Amend Zoning Districts Of The Zoning Map Adopted Under Section 16-2-3 Of The Code Of Ordinances Of The Village Of Caledonia Approving A Request To Rezone ±0.53 Acres From B-3, Highway Business District And A-2, Agricultural District To R-3, Single Family Residential District For The Property Located 4913 7 Mile Road, Parcel ID No. 104-04-22-12004-000, Village Of Caledonia, Racine County, WI., Fransisco & Nelly Rodriguez, Owners (Plan Commission 10/30/23 6,0)

Motion by Trustee Martin to approve Ordinance 2023-17 – An Ordinance To Amend Zoning Districts Of The Zoning Map Adopted Under Section 16-2-3 Of The Code Of Ordinances Of The Village Of Caledonia Approving A Request To Rezone ±0.53 Acres From B-3, Highway Business District And A-2, Agricultural District To R-3, Single Family Residential District For The Property Located 4913 7 Mile Road, Parcel ID No. 104-04-22-12004-000, Village Of Caledonia,

Racine County, WI., Fransisco & Nelly Rodriguez, Owners (Plan Commission 10/30/23 6,0).
Seconded by Trustee Stillman. Motion carried, unanimously.

8C - Ordinance 2023-18 - An Ordinance To Amend Zoning Districts Of The Zoning Map Adopted Under Section 16-2-3 Of The Code Of Ordinances Of The Village Of Caledonia Approving A Request To Rezone ±1.89 Acres From M-3, Heavy Manufacturing District To I-1, Institutional District For The Property Located 12800 Adams Road, Parcel ID No. 104-04-22-30-015-224, Village Of Caledonia, Racine County, WI., Village Of Caledonia, Owner (Plan Commission 10/30/23 6,0)

Motion by Trustee Stillman to approve Ordinance 2023-18 - An Ordinance To Amend Zoning Districts Of The Zoning Map Adopted Under Section 16-2-3 Of The Code Of Ordinances Of The Village Of Caledonia Approving A Request To Rezone ±1.89 Acres From M-3, Heavy Manufacturing District To I-1, Institutional District For The Property Located 12800 Adams Road, Parcel ID No. 104-04-22-30-015-224, Village Of Caledonia, Racine County, WI., Village Of Caledonia, Owner (Plan Commission 10/30/23 6,0). Seconded by Trustee Martin. Motion carried, unanimously.

8D. Resolution 2023-113 – Resolution Of The Village Of Caledonia To Approve The Waivers Of Ordinance 14-3-4(c)(4)(b)(ii) And 14-3-5(b) And To Establish The Base Development Yield And Density For The Proposed Crawford Subdivision With 14 Single-Family Residential Lots And One (1) Outlot On Parcel ID No. 104-04-22-24-036-020 Submitted By Nancy Washburn, Applicant TNG 23, LLC, Owner (Plan Commission 10/30/23 5,1 & 4,2)

Motion by Trustee McManus to send this item for The Waivers Of Ordinance 14-3-4(c)(4)(b)(ii) And 14-3-5(b) And To Establish The Base Development Yield And Density For The Proposed Crawford Subdivision With 14 Single-Family Residential Lots And One (1) Outlot On Parcel ID No. 104-04-22-24-036-020 Submitted By Nancy Washburn, Applicant TNG 23, LLC, Owner (Plan Commission 10/30/23 5,1 & 4,2) back to Plan Commission. Seconded by Trustee Pierce. Motion carried, unanimously.

8E. Resolution 2023-114 – Resolution Of The Village Board Approving The Condominium Plat Briarwood Addendum No 2. A Condominium – SE ¼ Of The SW ¼ Of Section 21, T4N, R23E, Village Of Caledonia, Racine County, Wisconsin: Briarwood Of Caledonia LLC Owner Parcel # 104-04-23-21-061-000 (Plan Commission 10/30/23 6,0)

Motion by Trustee Pierce Approving The Condominium Plat Briarwood Addendum No 2. A Condominium – SE ¼ Of The SW ¼ Of Section 21, T4N, R23E, Village Of Caledonia, Racine County, Wisconsin: Briarwood Of Caledonia LLC Owner Parcel # 104-04-23-21-061-000 (Plan Commission 10/30/23 6,0). Seconded by Trustee McManus. Motion carried, unanimously.

8F. Resolution 2023–115 –A Resolution Of The Village Board To Approve A Site, Building, & Operations Plan To Construct A 137-Foot Municipal Water Tower For The Property Located At 12800 Adams Road, Village Of Caledonia, Racine County, WI; Village Of Caledonia, Applicant And Owner (Plan Commission 10/30/23 6,0)

Motion by Trustee Martin To Approve A Site, Building, & Operations Plan To Construct A 137-Foot Municipal Water Tower For The Property Located At 12800 Adams Road, Village Of Caledonia, Racine County, WI; Village Of Caledonia, Applicant And Owner (Plan Commission 10/30/23 6,0) Seconded by Trustee Stillman. Motion carried, unanimously.

8G. Resolution 2023–116 - Resolution Imposing A Special Charge On The 2023 Tax Roll Representing The Annual Storm Water Management Fee Against Property In The Village Of Caledonia Utility District And Establishing The Storm Water Management Rate For Each Equivalent Residential Unit In Accordance With Sections 9-2-12(G) And (H) Of The

Village Of Caledonia Code Of Ordinances For The Time Period Of 12/1/2023 To 11/30/2024 (Utility Commission 11/1/23)

Motion by Trustee Wishau To Approve Resolution Imposing A Special Charge On The 2023 Tax Roll Representing The Annual Storm Water Management Fee Against Property In The Village Of Caledonia Utility District And Establishing The Storm Water Management Rate For Each Equivalent Residential Unit In Accordance With Sections 9-2-12(G) And (H) Of The Village Of Caledonia Code Of Ordinances For The Time Period Of 12/1/2023 To 11/30/2024 (Utility Commission 11/1/23) Seconded by Trustee Martin. Motion carried, unanimously.

8H. Resolution 2023-117 – Resolution Approving And Authorizing The Adoption Of The 2024 Budget For The Village Of Caledonia, Authorizing, Fees, Capital Projects, And Setting Various Tax Levies (Committee of the Whole 9/25/23, 9/26/23, Village Board 10/10/23)

Motion by Trustee Martin Approving And Authorizing The Adoption Of The 2024 Budget For The Village Of Caledonia, Authorizing, Fees, Capital Projects, And Setting Various Tax Levies (Committee of the Whole 9/25/23, 9/26/23, Village Board 10/10/23) Seconded by Trustee Stillman. Motion carried, unanimously.

8I. Resolution 2023–118 - A Resolution Of The Village Of Caledonia Approving The Amendment Of The 2023 Budget To Purchase Additional Furniture For Village Hall (Committee of the Whole 10/24/23, 6-0)

Motion by Trustee Pierce Approving The Amendment Of The 2023 Budget To Purchase Additional Furniture For Village Hall (Committee of the Whole 10/24/23, 6-0) Seconded by Trustee Stillman. Motion carried, unanimously.

8J. Resolution 2023–119 - A Resolution Of The Village Board Approving The Use Of Recycling Fund Balance For The Purchase Of A Brush Chipper For The Public Works Highway Division Not To Exceed \$95,000. (Committee of the Whole 10/24/23, 6-0)

Motion by Trustee Stillman Approving The Use Of Recycling Fund Balance For The Purchase Of A Brush Chipper For The Public Works Highway Division Not To Exceed \$100,000. (Committee of the Whole 10/24/23, 6-0) Seconded by Trustee Martin. Motion carried, unanimously.

8K. Resolution 2023-120– Resolution Authorizing An Agreement With Caledonia Highway Department Local 704 For 2024 (Village Board only)

Motion by Trustee Pierce Authorizing An Agreement With Caledonia Highway Department Local 704 For 2024 (Village Board only) Seconded by Trustee Stillman. Motion carried, unanimously.

8L. Resolution 2023-121– Resolution Of the Village Board Authorizing The Village To Enter Into A Special Counsel Engagement Agreement With The Law Firm Of Terry & 8Nudo, LLC (Village Board only)

Motion by Trustee Martin Authorizing The Village To Enter Into A Special Counsel Engagement Agreement With The Law Firm Of Terry & Nudo, LLC (Village Board only) Seconded by Trustee Pierce. Motion carried, unanimously.

8M. Resolution 2023-122 – Resolution Authorizing The Village Of Caledonia To Enter Into The Voluntary Separation Agreement, Waiver And Release With Joslyn Hoeffert (Village Board only)

Motion by Trustee McManus Authorizing The Village Of Caledonia To Enter Into The Voluntary Separation Agreement, Waiver And Release With Joslyn Hoeffert (Village Board only) Seconded by Trustee Stillman. Motion carried, unanimously.

8N. Resolution 2023–100 – Resolution To Approve An Agreement With Darlene Daines For The 4 Mile Road Watermain And Sewer Assessment (Caledonia Utility District 09/01/23 5,0; Village Board 9/12/23, 10/10/23 laid over to 11/14/23)

Motion by Trustee Stillman To Postpone to 12/12/23 meeting An Agreement With Darlene Daines For The 4 Mile Road Watermain And Sewer Assessment (Caledonia Utility District 09/01/23 5,0; Village Board 9/12/23, 10/10/23 laid over to 11/14/23) Seconded by Trustee Martin. Motion carried, unanimously.

8O. Resolution 2023–101 – Resolution To Approve An Agreement With Rebecca Keeku For The 4 Mile Road Watermain And Sewer Assessment (Caledonia Utility District 09/01/23 5,0; Village Board 9/12/23, 10/10/23 laid over to 11/14/23)

Motion by Trustee Stillman To Postpone to 12/12/23 meeting An Agreement With Rebecca Keeku For The 4 Mile Road Watermain And Sewer Assessment (Caledonia Utility District 09/01/23 5,0; Village Board 9/12/23, 10/10/23 laid over to 11/14/23) Seconded by Trustee Martin. Motion carried, unanimously.

8P. Resolution 2023–102 – Resolution To Approve An Agreement With William & Judith Hurtienne For The 4 Mile Road Watermain And Sewer Assessment (Caledonia Utility District 09/01/23 5,0; Village Board 9/12/23, 10/10/23 laid over to 11/14/23)

Motion by Trustee Stillman To Postpone to 12/12/23 meeting An Agreement With William & Judith Hurtienne For The 4 Mile Road Watermain And Sewer Assessment (Caledonia Utility District 09/01/23 5,0; Village Board 9/12/23, 10/10/23 laid over to 11/14/23) Seconded by Trustee Martin. Motion carried, unanimously.

9 – New Business

9A. Review of applicants for vacant Village Trustee position. List of applicants:

Christian de Jong
Carol Gallagher
Rebecca Girard
Kevin Kazmierski
Michael Lambrecht
Susan Otto
Lawrence Pedrazoli
Jackie Weis

Discussion by Trustee Stillman as to the review process he utilized to evaluate the candidates from trustees and the basis for his motion.

President Weatherston also shared his process and thoughts on the evaluation of the candidates for Trustee and stated that he had called and spoken with several of them to get a sense of qualifications and dedication to local government service.

Trustee Martin stated that she was unaware that a candidate would be nominated that evening and disagreed with the process used to evaluate the candidates.

Trustee Wishau spoke in favor of the nominated candidate and stressed Michael's years of service on the Parks Committee. Wishau also stated that he reviewed all the candidate information that was sent to the Village Trustees.

Motion by Trustee Stillman to appoint Michael Lambrecht to the position of Village Trustee, seat #3 Seconded by Trustee Wishau.

Roll call vote:

Trustee Pierce – nay	Trustee Martin – nay
Trustee Stillman – aye	Trustee Wishau – aye
Trustee McManus – aye	President Weatherston - aye

Motion carried, 4-2.

10 – Adjournment

President Weatherston adjourned the meeting at 6:44 p.m.

Respectfully prepared and submitted,

Kathryn Kasper, Village Administrator

Fund	Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Invoice Amount	GL Account and Title
ACH - PETPARTNERS							
General Fund	1501	ACH - PETPARTNERS	VC-20231102	11/02/2023 PET INSURANCE NO	11/02/2023	233.46	100-21537-000 Pet Insurance Deductions
Total ACH - PETPARTNERS:						233.46	
ACH - SIMPLIFILE, LC							
General Fund	768	ACH - SIMPLIFILE, LC	11/15/2023	E2666354 - WATERMAIN & EAS	11/15/2023	35.25	100-23163-011 Central Storage Warehouse
General Fund	768	ACH - SIMPLIFILE, LC	11/15/2023	E2666359 FENCE VARIANCE - 2	11/15/2023	35.25	100-42-61100 Legal Fees
General Fund	768	ACH - SIMPLIFILE, LC	11/15/2023	E2666386 - WATERMAIN & EAS	11/15/2023	35.25	100-23163-011 Central Storage Warehouse
Total ACH - SIMPLIFILE, LC:						105.75	
ACH - SUPERFLEET							
General Fund	1730	ACH - SUPERFLEET	EJ994 101820	FUEL FOR CFD VEHICLES	10/30/2023	973.77	100-35-63200 Fuel, Oil, Fluids
Total ACH - SUPERFLEET:						973.77	
ACH - WE ENERGIES							
General Fund	380	ACH - WE ENERGIES	4779078471	BILLING PERIOD 9/18/2023 TO 1	10/24/2023	20.50	100-70-64140 Utilities
General Fund	380	ACH - WE ENERGIES	4779078471	BILLING PERIOD 9/18/2023 TO 1	10/24/2023	14.70	100-35-64140 Utilities
Capital Projects Fund	380	ACH - WE ENERGIES	4792823872	BILLING PEROD 9/27/2023 TO 1	11/07/2023	2,037.40	400-75-65025 PSB-Village Sourced Bldg Impr
General Fund	380	ACH - WE ENERGIES	4802506742	STREET LIGHTS 10/10/2023 TO	11/08/2023	11,752.96	100-90-64290 Street Lighting
Total ACH - WE ENERGIES:						13,825.56	
AERO COMPRESSED GASES							
General Fund	29	AERO COMPRESSED GASES	475241	OXYGEN FOR MEDICAL USE	11/08/2023	47.50	100-35-64280 Medical Supplies
Total AERO COMPRESSED GASES:						47.50	
AMPLIFY GRAPHICS & BRANDING							
General Fund	2127	AMPLIFY GRAPHICS & BRANDI	174671	OCT-23; PLOTTER SERVICE CO	11/08/2023	169.84	100-43-62100 Contracted Services
Total AMPLIFY GRAPHICS & BRANDING:						169.84	
ARAMARK							
General Fund	128	ARAMARK	6140280349	NOV-23; RUG DELIVERY - POLI	11/15/2023	574.01	100-43-62100 Contracted Services
Total ARAMARK:						574.01	
ASCENSION MEDICAL GROUP							
General Fund	135	ASCENSION MEDICAL GROUP	W103123-23	MEDICAL PHARMACY SUPPLIE	11/21/2023	1,582.97	100-35-64280 Medical Supplies

Fund	Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Invoice Amount	GL Account and Title
Total ASCENSION MEDICAL GROUP:						1,582.97	
BAYCOM							
Capital Projects Fund	183	BAYCOM	EQUIPINV_046	TOUGHBOOK, DOCK AND ADAP	11/09/2023	3,990.00	400-30-65040 Equipment-Vehicles
General Fund	183	BAYCOM	SRVCE000000	DIAGNOSE HWY BLDG RADIO	10/10/2023	607.50	100-90-60000 Insurance Deductible/Stop Loss
Total BAYCOM:						4,597.50	
BUILDING PERMIT REFUND VENDOR							
General Fund	271	BUILDING PERMIT REFUND VE	23-E-336 & 23-	5220 & 5222 BRIARWOOD ELEC	11/08/2023	292.00	100-00-44350 Electrical Permits
General Fund	271	BUILDING PERMIT REFUND VE	23-PV-081	REFUND PAVING PERMIT #23-P	11/15/2023	105.00	100-00-44310 Engineering Permits/Fees
General Fund	271	BUILDING PERMIT REFUND VE	5003856	POND SATISFACTION 7651 LIN	11/20/2023	5,000.00	100-23163-093 Veleta Stormwater Pond
Total BUILDING PERMIT REFUND VENDOR:						5,397.00	
BUY RIGHT, INC.							
General Fund	273	BUY RIGHT, INC.	417209	MAINTENANCE FOR M-20	11/15/2023	131.67	100-35-63300 Vehicle Repairs & Maintenance
Total BUY RIGHT, INC.:						131.67	
CLEANCO RACINE, INC							
General Fund	9021	CLEANCO RACINE, INC	8572	NOV-23; DPW BUILDING CLEAN	11/15/2023	500.00	100-41-62100 Contracted Services
General Fund	9021	CLEANCO RACINE, INC	8573	11/15/2023 CLEANING SERVICE	11/15/2023	910.00	100-43-64150 Communication Services
Total CLEANCO RACINE, INC:						1,410.00	
COMPLETE OFFICE OF WISCONSIN							
General Fund	392	COMPLETE OFFICE OF WISCO	585742	JANITORIAL SUPPLIES	11/15/2023	64.49	100-35-64100 Janitorial Supplies
Total COMPLETE OFFICE OF WISCONSIN:						64.49	
CONSERV FS INC.							
General Fund	3962	CONSERV FS INC.	106032389	GORNEY PARK; HEATING OIL	11/15/2023	428.59	100-70-63200 Fuel, Oil, Fluids
General Fund	3962	CONSERV FS INC.	65165464	BULK OIL	11/10/2023	3,824.62	100-41-63200 Fuel, Oil, Fluids
Total CONSERV FS INC.:						4,253.21	
CRAIG D. CHILDS, PHD, SC							
General Fund	414	CRAIG D. CHILDS, PHD, SC	3575	NEW HIRE EVALUATIONS	11/18/2023	510.00	100-30-51100 Testing/Physicals
Total CRAIG D. CHILDS, PHD, SC:						510.00	

Fund	Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Invoice Amount	GL Account and Title
EHLERS INVESTMENT PARTNERS							
General Fund	584	EHLERS INVESTMENT PARTNE	95832	2023 CONTINUING DISCLOSUR	11/20/2023	2,125.00	100-90-61000 Professional Services
Water Utility Fund	584	EHLERS INVESTMENT PARTNE	95832	2023 CONTINUING DISCLOSUR	11/20/2023	708.50	500-00-61000 Professional Services
Sewer Utility Fund	584	EHLERS INVESTMENT PARTNE	95832	2023 CONTINUING DISCLOSUR	11/20/2023	708.50	501-00-61000 Professional Services
Storm Water Utility Fund	584	EHLERS INVESTMENT PARTNE	95832	2023 CONTINUING DISCLOSUR	11/20/2023	708.00	502-00-61000 Professional Services
Total EHLERS INVESTMENT PARTNERS:						4,250.00	
EMS MANAGEMENT & CONSULTANTS, INC.							
General Fund	9299	EMS MANAGEMENT & CONSUL	EMS-001106	10/31/2023 EMS MANAGEMENT	10/31/2023	3,063.38	100-35-61000 Professional Services
Total EMS MANAGEMENT & CONSULTANTS, INC.:						3,063.38	
FGM ARCHITECTS							
Capital Projects Fund	652	FGM ARCHITECTS	21-3278.01-24	PROJECT 21-3278.01 CALEDON	10/18/2023	13,756.00	400-75-65020 PSB-FGM Building Improvements
Total FGM ARCHITECTS:						13,756.00	
FRANKSVILLE AUTOMOTIVE LLC							
General Fund	679	FRANKSVILLE AUTOMOTIVE LL	109	#202 OIL CHANGE	11/10/2023	59.74	100-30-63300 Vehicle Repairs & Maintenance
General Fund	679	FRANKSVILLE AUTOMOTIVE LL	89	#216 FRONT/REAR BRAKES	11/06/2023	370.80	100-30-63300 Vehicle Repairs & Maintenance
Total FRANKSVILLE AUTOMOTIVE LLC:						430.54	
GUETZKE & ASSOCIATES, INC.							
General Fund	767	GUETZKE & ASSOCIATES, INC.	3157500-IN	BATTERY REPLACEMENT FOR	11/08/2023	135.96	100-35-64240 Building Repairs & Maintenance
General Fund	767	GUETZKE & ASSOCIATES, INC.	3276900-IN	C/O DETECTOR REPLACEMEN	11/08/2023	608.56	100-35-64240 Building Repairs & Maintenance
General Fund	767	GUETZKE & ASSOCIATES, INC.	3483100-IN	ANNUAL ALARM TEST FOR ST-1	11/08/2023	268.00	100-35-64240 Building Repairs & Maintenance
Total GUETZKE & ASSOCIATES, INC.:						1,012.52	
IMPERIAL BAG & PAPER CO, LLC DBA KRANZ							
General Fund	1097	IMPERIAL BAG & PAPER CO, LL	1793100-00	NABC DISINFECTANT CLEANER	11/08/2023	46.03	100-35-64100 Janitorial Supplies
General Fund	1097	IMPERIAL BAG & PAPER CO, LL	1793245-00	CAR WASH CLEANER	11/08/2023	181.48	100-35-64100 Janitorial Supplies
Total IMPERIAL BAG & PAPER CO, LLC DBA KRANZ:						227.51	
JIMS GARAGE DOOR SERVICE, INC.							
General Fund	943	JIMS GARAGE DOOR SERVICE,	220667	FIX GARAGE DOOR AT ST.11	11/21/2023	768.00	100-35-64240 Building Repairs & Maintenance
Total JIMS GARAGE DOOR SERVICE, INC.:						768.00	

Fund	Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Invoice Amount	GL Account and Title
KORNDORFER HOMES INC							
General Fund	1094	KORNDORFER HOMES INC	2020-531	5933 INDIGO DR RESTORATION	11/21/2023	1,000.00	100-23160-000 Clean-Up Bonds
Total KORNDORFER HOMES INC:						1,000.00	
KORTENDICK HARDWARE							
General Fund	1096	KORTENDICK HARDWARE	161614	CHARGING CORDS AND FUSES	11/08/2023	26.98	100-35-64250 Equipment Repairs & Maintenan
General Fund	1096	KORTENDICK HARDWARE	161809	PART FOR Q-10	11/15/2023	4.49	100-35-63300 Vehicle Repairs & Maintenance
Total KORTENDICK HARDWARE:						31.47	
MAYER REPAIR							
General Fund	1260	MAYER REPAIR	20050S	REPAIRS TO WINDSHIELD WIP	11/15/2023	665.39	100-35-63300 Vehicle Repairs & Maintenance
Total MAYER REPAIR:						665.39	
MENARDS RACINE							
General Fund	1281	MENARDS RACINE	76258	MECHANIC SUPPLIES	11/09/2023	221.44	100-41-63300 Vehicle Repairs & Maintenance
Total MENARDS RACINE:						221.44	
MILAEGER'S LANDSCAPE MANAGEMENT							
General Fund	1330	MILAEGER'S LANDSCAPE MAN	295071	2023; DOUGLAS AVE PLANTS &	11/04/2023	12,312.00	100-60-61000 Professional Services
Total MILAEGER'S LANDSCAPE MANAGEMENT:						12,312.00	
NATURE SCAPE LAWN AND LANDSCAPE							
General Fund	9124	NATURE SCAPE LAWN AND LA	GORNEY 5	2023 WEED CONTROL AT GOR	11/15/2023	636.00	100-70-62700 Grounds Service
Total NATURE SCAPE LAWN AND LANDSCAPE:						636.00	
NEWBROOK HOMES INC.							
General Fund	1393	NEWBROOK HOMES INC.	2022-123	5208 BRIARWOOD LN UNIT 7 SI	11/21/2023	1,000.00	100-23160-000 Clean-Up Bonds
General Fund	1393	NEWBROOK HOMES INC.	2022-124	5210 BRIARWOOD LN UNIT 8 SI	11/21/2023	1,000.00	100-23160-000 Clean-Up Bonds
General Fund	1393	NEWBROOK HOMES INC.	2022-125	5212 BRIARWOOD CIR UNIT 9 S	11/21/2023	1,000.00	100-23160-000 Clean-Up Bonds
General Fund	1393	NEWBROOK HOMES INC.	2022-127	5214 BRIARWOOD CIRCL UNIT	11/21/2023	1,000.00	100-23160-000 Clean-Up Bonds
Total NEWBROOK HOMES INC.:						4,000.00	
ONTECH SYSTEMS, INC							
General Fund	1071	ONTECH SYSTEMS, INC	84559	OCT-23; MONTHLY IT MANAGE	10/31/2023	4,040.00	100-90-64300 IT Maintenance & Subscriptions
General Fund	1071	ONTECH SYSTEMS, INC	84816	OCT-23; DIRECT IT TICKET SUP	10/31/2023	8,151.90	100-90-64310 IT Contracted Services
Capital Projects Fund	1071	ONTECH SYSTEMS, INC	84818	OCT-23; NEW PSB IT INFRASTR	10/31/2023	3,329.80	400-75-65025 PSB-Village Sourced Bldg Impr

Fund	Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Invoice Amount	GL Account and Title
General Fund	1071	ONTECH SYSTEMS, INC	85134	NOV-23; IT DIRECT TICKET SUP	11/16/2023	7,087.00	100-90-64310 IT Contracted Services
Capital Projects Fund	1071	ONTECH SYSTEMS, INC	85134	NOV-23; PSB IT INFRASTRUCT	11/16/2023	900.00	400-75-65025 PSB-Village Sourced Bldg Impr
Capital Projects Fund	1071	ONTECH SYSTEMS, INC	85166	NOV-23; PSB IT INFRASTRUCT	11/16/2023	952.40	400-75-65025 PSB-Village Sourced Bldg Impr
General Fund	1071	ONTECH SYSTEMS, INC	85328	OCT-23; MONTHLY DATA BACK	11/16/2023	1,035.00	100-90-64300 IT Maintenance & Subscriptions
Total ONTECH SYSTEMS, INC:						25,496.10	
PARK REFUND VENDOR							
General Fund	8999	PARK REFUND VENDOR	TRANSIENT M	DENIED - REFUND PORTION (C	11/17/2023	40.00	100-00-46100 Licensing Fees
General Fund	8999	PARK REFUND VENDOR	TRANSIENT M	DENIED - REFUND PORTION (D	11/17/2023	40.00	100-00-46100 Licensing Fees
Total PARK REFUND VENDOR:						80.00	
PAUL CONWAY SHIELDS							
General Fund	1466	PAUL CONWAY SHIELDS	0514526	GLOVES AND HOODS	11/21/2023	2,085.00	100-35-64070 Work Supplies
Total PAUL CONWAY SHIELDS:						2,085.00	
PAYNE & DOLAN, INC.							
General Fund	1474	PAYNE & DOLAN, INC.	1905521	3/4 TB 55.43TN	11/20/2023	706.75	100-41-64090 Road Maintenance Materials
General Fund	1474	PAYNE & DOLAN, INC.	1905670	4.13 TN HOT MIX	11/16/2023	265.77	100-41-64090 Road Maintenance Materials
Total PAYNE & DOLAN, INC.:						972.52	
POLICE AND SHERIFFS PRESS							
General Fund	868	POLICE AND SHERIFFS PRESS	185299	ID CARDS	11/10/2023	17.60	100-30-64030 Office Supplies
Total POLICE AND SHERIFFS PRESS:						17.60	
POMPS TIRE SERVICE							
General Fund	1517	POMPS TIRE SERVICE	160143769	TIRES FOR M-12	11/08/2023	2,438.54	100-35-63300 Vehicle Repairs & Maintenance
General Fund	1517	POMPS TIRE SERVICE	160143995	TIRES FOR Q-10	11/15/2023	1,934.80	100-35-63300 Vehicle Repairs & Maintenance
Total POMPS TIRE SERVICE:						4,373.34	
RACINE COUNTY TREASURER							
General Fund	1561	RACINE COUNTY TREASURER	OCTOBER 202	OCTOBER 2023 MUNI COURT FI	11/07/2023	2,672.62	100-00-45110 Muni Court Fines
Total RACINE COUNTY TREASURER:						2,672.62	
RACINE WATER & WASTEWATER UTILITIES							
Sewer Utility Fund	1574	RACINE WATER & WASTEWATE	WWINV-09404	10/20/2023 QUARTERLY SEWER	10/20/2023	446,371.73	501-00-62550 Sewer Treatment Charges

Fund	Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Invoice Amount	GL Account and Title
Total RACINE WATER & WASTEWATER UTILITIES:						446,371.73	
REESMANS EXCAVATING & GRADING							
TID #4 Fund	1610	REESMANS EXCAVATING & GR	PAY APP #3-C	PAY APP #3 - CALEDONIA CORP	10/25/2023	167,147.51	414-23163-002 Caledonia Corp P-Intersections
Total REESMANS EXCAVATING & GRADING:						167,147.51	
ROSE PEST SOLUTIONS							
General Fund	1701	ROSE PEST SOLUTIONS	3528286	NOV-23; MONTHLY PEST CONT	11/06/2023	65.00	100-30-62100 Contracted Services
General Fund	1701	ROSE PEST SOLUTIONS	3528342	NOV.-23; PEST CONTROL VILLA	11/16/2023	68.00	100-43-62100 Contracted Services
Total ROSE PEST SOLUTIONS:						133.00	
SHRED-IT USA							
General Fund	1800	SHRED-IT USA	8005263232	OCT-23; MONTHLY SHRED ST-1	11/15/2023	56.30	100-35-62100 Contracted Services
Total SHRED-IT USA:						56.30	
SIRCHIE FINGER PRINT LABS							
General Fund	1808	SIRCHIE FINGER PRINT LABS	0618646-IN	DRUG TESTING KITS	11/06/2023	94.50	100-30-64070 Work Supplies
Total SIRCHIE FINGER PRINT LABS:						94.50	
SNAP-ON TOOLS							
General Fund	9308	SNAP-ON TOOLS	1110236042	TOOLS	11/13/2023	157.50	100-41-63300 Vehicle Repairs & Maintenance
Total SNAP-ON TOOLS:						157.50	
STATE OF WISCONSIN							
General Fund	1861	STATE OF WISCONSIN	OCTOBER 202	OCTOBER 2023 MUNI COURT FI	11/07/2023	8,334.20	100-00-45110 Muni Court Fines
Total STATE OF WISCONSIN:						8,334.20	
STRYKER SALES CORPORATION							
Donation Fund	8	STRYKER SALES CORPORATIO	9204556808	7 AED'S	08/29/2023	14,874.75	250-30-64196 Police Dept - ARPA Expense
General Fund	8	STRYKER SALES CORPORATIO	9204560186	7-CR2'S FOR PD	08/30/2023	.45	100-30-64070 Work Supplies
Total STRYKER SALES CORPORATION:						14,875.20	
SUCCESS PLUMBING, INC.							
General Fund	1904	SUCCESS PLUMBING, INC.	034963	WINTERIZE CRAWFORD PARK	11/02/2023	537.00	100-70-64240 Building Repairs & Maintenance

Fund	Vendor	Vendor Name	Invoice Number	Description	Invoice Date	Invoice Amount	GL Account and Title
Total SUCCESS PLUMBING, INC.:						537.00	
UTILITY VENDOR REFUND							
Water Utility Fund	8996	UTILITY VENDOR REFUND	170-0165-60 R	REFUND DUE TO METER CROS	11/16/2023	547.90	500-00-46251 Residential Service
Total UTILITY VENDOR REFUND:						547.90	
UW MILWAUKEE							
General Fund	3784	UW MILWAUKEE	UWM INVOICE	COMMUNITY PARAMEDIC COU	11/22/2023	2,500.00	100-35-51300 Education/Training/Conferences
Total UW MILWAUKEE:						2,500.00	
VANGUARD COMPUTERS INC							
Capital Projects Fund	9258	VANGUARD COMPUTERS INC	60370	HP PROBOOK 450 G10 NOTEB	11/14/2023	1,850.00	400-75-65025 PSB-Village Sourced Bldg Impr
General Fund	9258	VANGUARD COMPUTERS INC	60370	HP PROBOOK 450 G10 NOTEB	11/14/2023	925.00	100-13-64030 Office Supplies
Total VANGUARD COMPUTERS INC:						2,775.00	
WISCONSIN HUMANE SOCIETY							
General Fund	2180	WISCONSIN HUMANE SOCIETY	2700	ANIMAL SHELTER CONTRACT -	11/01/2023	1,300.00	100-90-62500 Animal Control Contract
Total WISCONSIN HUMANE SOCIETY:						1,300.00	
Grand Totals:						756,778.00	

PAYMENT TOTALS BY FUND

Capital Projects Fund	\$ 26,815.60
Donation Fund	\$ 14,874.75
General Fund	\$ 98,895.51
Sewer Utility Fund	\$447,080.23
Storm Water Utility Fund	\$ 708.00
TID #4 Fund	\$167,147.51
Water Utility Fund	\$ 1,256.40
TOTALS	\$756,778.00

ROUNDY'S SUPERMARKETS, INC.

PICK 'N SAVE · METRO MARKET · MARIANO'S

PO Box 473
Milwaukee, WI 53201
414-231-5000

October 31, 2023

VIA CERTIFIED MAIL

Ms. Joslyn Hoeffert
Village of Caledonia
5043 Chester Lane
Racine, WI 53402

Re: Change of Agent

Dear Ms. Hoeffert:

Mega Marts, LLC hereby provides notice of a change of agent at the Pick 'n Save #378 located at 5111 Douglas Avenue in Caledonia. The current agent on file Camden Roach, has transferred to a different location. The name of the successor agent is Katie Allard. The appropriate forms and fee will be submitted as soon as possible.

Please contact me with any questions you may have at 414-231-5978 or tammy.koch@roundys.com.

Very truly yours,

ROUNDY'S SUPERMARKETS, INC.



Tammy Koch
Administrative Assistant



**Schedule for Appointment of Agent by Corporation / Nonprofit
Organization or Limited Liability Company**

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by an officer of the corporation/organization or one member/manager of a limited liability company and the recommendation made by the proper local official.

To the governing body of: ☐ Town
☒ Village of Caledonia County of Racine
☐ City

The undersigned duly authorized officer/member/manager of Mega Marts, LLC
(Registered Name of Corporation / Organization or Limited Liability Company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as
Pick 'n Save #378

(Trade Name)
located at 5111 Douglas Avenue Caledonia, WI 53402

appoints Katie Allard
(Name of Appointed Agent)
1730 Ellis Ave Racine WI 53402
(Home Address of Appointed Agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

☐ Yes ☒ No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? ☐ Yes ☒ No
How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 39 years

Place of residence last year 1730 Ellis Ave Racine WI 53402

For: Mega Marts, LLC

By: Ann Aden 11/2/2013
(Signature of Officer / Member / Manager)

Any person who knowingly provides materially false information in an application for a license may be required to forfeit not more than \$1,000.

ACCEPTANCE BY AGENT

I, Katie Allard, hereby accept this appointment as agent for the
(Print / Type Agent's Name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

Katie Allard 11-1-23 Agent's age 39
(Signature of Agent) (Date)
1730 Ellis Ave. Racine WI 53402 Date of birth 1-7-84
(Home Address of Agent)

APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
(Clerk cannot sign on behalf of Municipal Official)

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on _____ by _____ Title _____
(Date) (Signature of Proper Local Official) (Town Chair, Village President, Police Chief)

Form
AT-103

Alcohol Beverage License Application Supplemental Questionnaire

Date

This form must be submitted to the municipal clerk, and be accompanied by one or more of the following forms: AT-104, AT-106, AT-108, AT-115, or AT-200. One Form AT-103 must be completed by each person involved in the applicant business or parent company including:

- sole proprietor
- all officers, directors, and agent of a corporation or nonprofit organization
- all partners of a partnership
- managing members and agent of a limited liability company

Your alcohol beverage application or renewal is not complete until all required Supplemental Questionnaires are submitted.

Part A: Premises/Business Information

1. Registered Entity Name (or Individual name if sole proprietor)

Mega Marts, LLC

2. Trade Name or DBA

Pick 'n Save #378

3. Entity Type (check one)

☐ Sole Proprietor

☐ Partnership

☒ Limited Liability Company

☐ Corporation

☐ Nonprofit Organization

Part B: Individual Information

1. Name (Last, First, M.I.)

Allard, Katie

2. Relationship to Registered Entity (Title)

Agent

3. Email

katie.allard@roundys.com

4. Phone

5. Home Address

1730 Ellis Ave

6. City

Racine

7. State

WI

8. Zip Code

53402

9. Date of Birth

1-7-84

10. Drivers License/State ID Number

A463-5038-4507-03

11. Drivers License/State ID State of Issuance

Wisconsin

Part C: Address History

List in chronological order your last two residence addresses within the last 5 years.

Previous Address 1

5724 9th St Rd.

Previous City, State, Zip

Omro, WI 54963

Dates (MM/YYYY - MM/YYYY)

03/2012 - 08/2018

Previous Address 2

Previous City, State, Zip

Dates (MM/YYYY - MM/YYYY)

Part D: Employment History

List in chronological order your last two employers within the last 5 years.

Employer's Name

Pick n Save

Employer's Address

5111 Douglas Ave

Dates Employed (MM/YYYY - MM/YYYY)

10/2020 - Present

Employer's Name

Speedway

Employer's Address

2110 S Green Bay Rd.

Dates Employed (MM/YYYY - MM/YYYY)

8/2020 - 10/2020

Appointment of Successor Agent – Retail Licenses

Submit this form to your licensing authority with a \$10 processing fee.

If there is a change in agent, each club, corporation, or limited liability company that holds a retail license to sell fermented malt beverages and/or intoxicating liquor must appoint a successor agent and have the appointment approved by the licensing authority pursuant to sec. 125.04(6), Wis. Stats. The following questions must be answered by the agent, and the appointment must be signed by an officer of the corporation/organization or one member of the limited liability company (only one signature is required).

Section 1: Licensee Information and Acknowledgement

Licensee Name

Mega Marts, LLC DBA Pick 'n Save #378

Reason for Cancellation of Appointed Agent

Transfer of Current Agent

The undersigned appoints Katie Allard as
agent in accordance with sec. 125.04(6), Wis. Stats.

Signature of President / Member

Date

Section 2: Agent Information and Acknowledgement

Agent Name

Katie Allard

Mailing Address

1730 Ellis Ave

City or Post Office

Racine

State

WI

Zip Code

53402

Agent Questions

Yes No

1. Are you of legal drinking age? ☒ Yes ☐ No
2. Have you been a resident of Wisconsin for at least 90 continuous days prior to the date of appointment as agent? ☒ Yes ☐ No
3. Have you ever been convicted of a federal law violation? ☐ Yes ☒ No
4. Have you ever been convicted of a state law violation? ☒ Yes ☐ No
5. Have you ever been convicted of a local ordinance violation? ☐ Yes ☒ No
6. Have you completed the required responsible beverage server training course per sec. 125.04(5)(a)5, Wis. Stats.? ☒ Yes ☐ No

UNDER PENALTY OF LAW, I declare that my answers above are true and correct to the best of my knowledge and belief.

I hereby accept appointment as agent for Mega Marts, LLC DBA Pick 'n Save #378 and
assume full responsibility of the conduct of the business relative to fermented malt beverages and intoxicating liquors.

Signature of Agent

Date

Section 3: Licensing Authority Approval

Municipality Name

Signature of Official

Date

Title of Official

Part E: Criminal History

1. Have you ever been convicted of any offenses (other than traffic offenses unrelated to alcohol beverages) for violation of any federal, Wisconsin, or another state's laws or of any county or municipal ordinances? ☐ Yes ☒ No

If yes to question 1, please list details of each conviction below. Attach additional sheets as needed.

Law/Ordinance Violated	Trial Date
------------------------	------------

Penalty Imposed	Was sentence completed? <input type="checkbox"/> Yes <input type="checkbox"/> No
-----------------	--

Law/Ordinance Violated	Trial Date
------------------------	------------

Penalty Imposed	Was sentence completed? <input type="checkbox"/> Yes <input type="checkbox"/> No
-----------------	--

2. Are charges for any offenses currently pending against you (other than traffic offenses unrelated to alcohol beverages) for violation of any federal, Wisconsin, or another state's laws or any county or municipal ordinances? ☐ Yes ☒ No

If yes to question 2, describe nature and status of pending charges using the space below. Attach additional sheets as needed.

Part F: Questions

1. Have you lived in any state other than Wisconsin as an adult? If yes, please list them in the space below. ☐ Yes ☒ No
If no, continue to question 2.

2. How long have you continuously lived in Wisconsin prior to the date of application?	Years <u>39</u>	Months
--	-----------------	--------

3. Do you hold a direct or indirect interest in any alcohol beverage wholesaler or producer (e.g. brewer, brewpub, winery, distillery)? If yes, please explain using the space below. Attach additional sheets as needed. ☐ Yes ☒ No

Part G: Attestation

READ CAREFULLY BEFORE SIGNING: I understand that any license issued contrary to Wis. Stat. Chapter 125 shall be void under penalty of state law. I further understand that I may be prosecuted for submitting false statements and affidavits in connection with this application, and that any person who knowingly provides materially false information on this application may be required to forfeit not more than \$1,000 if convicted.

Signature <u>[Signature]</u>	Date <u>11-1-23</u>
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RESOLUTION NO. 2023-123

RESOLUTION AUTHORIZING THE VILLAGE OF CALEDONIA TO ENTER INTO A CONTRACT WITH REAL RACINE FOR TOURISM SERVICES

WHEREAS, the Village of Caledonia has contracted with Real Racine for tourism services for many years and Real Racine has served as Racine County's Visitors and Convention Bureau; and

WHEREAS, in 2022, the Village of Caledonia terminated their contractual relationship with Real Racine as the contract at the time was outdated and not reflective of the current relationship; and

WHEREAS, Real Racine was experiencing significant changes in structure and form, the Village of Caledonia decided to not form a new contract immediately upon termination of the old contract; and

WHEREAS, contracting with Real Racine will allow the Village of Caledonia to have representation on the Real Racine board that will participate in how the organization moves forward in providing tourism and marketing services to the County members in the future, and

WHEREAS, Real Racine is still in the process of completing its rebranding and strategic planning activity with the intention to complete the activity by April 30th, Real Racine has proposed a short-term contract that would allow the Village of Caledonia participation in the Real Racine board and the Village of Caledonia would like to contract with Real Racine for a term beginning in July 1, 2023 through June 30, 2024.

NOW, THEREFORE, BE IT RESOLVED by the Caledonia Village Board that a contract between the Village of Caledonia and the Real Racine for tourism services for October 2022 through July 2023 as set forth in Exhibit A which is attached hereto and incorporated herein, for 70% of room tax revenue is authorized and approved and the Village President and Village Clerk are authorized to execute said contract.

Adopted by the Village Board of the Village of Caledonia, Racine County, Wisconsin, this _____ day of November, 2023.

VILLAGE OF CALEDONIA

By: _____
Thomas Weatherston, Village President

Attest: _____
Megan O'Brien, Deputy Village Clerk

AGREEMENT FOR TOURISM PROMOTION AND TOURISM DEVELOPMENT SERVICES

THIS AGREEMENT is entered into by and between Racine County Convention and Visitors Bureau, Inc. (d/b/a Visit Racine County), a Wisconsin non-stock corporation ("Visit Racine County"), and the Village of Caledonia, a Wisconsin municipal corporation (the "Municipality"). This Agreement will be in effect starting August 1, 2023 through August 1, 2024.

R E C I T A L S:

A. The Municipality has implemented a room tax under section 66.0615 of the Wisconsin statutes.

B. Section 66.0615 of the Wisconsin statutes requires a municipality collecting a room tax to forward at least 70% of the room tax collected by it to a tourism entity or a tourism commission to be spent on tourism promotion and tourism development (except where grandfathering allows the municipality to forward a lesser amount).

C. Visit Racine County is a non-profit convention and visitors bureau engaged in tourism promotion and tourism development within Racine County, Wisconsin with a mission to promote and advocate for the development of Racine County, Wisconsin as an attractive visitor destination in order to enhance the local economy.

D. The parties wish to enter into an agreement whereby the Municipality will forward 80% of the room tax collected by the Municipality to Visit Racine County to be used by Visit Racine County for tourism promotion and tourism development within the Municipality.

NOW, THEREFORE, in consideration for the mutual covenants herein, and for other good and valuable consideration, it is agreed as follows:

1. Recitals. The above recitals are incorporated herein by reference as though set forth in their entirety.

2. Room Tax. The Municipality will forward 80% of the room tax collected by it to Visit Racine County in the manner required by section 66.0615 of the Wisconsin statutes to be spent by Visit Racine County on tourism promotion and tourism development. The room tax required to be forwarded by the Municipality to Visit Racine County hereunder shall be remitted to Visit Racine County monthly. In the case of any change in the percentage of room tax collections the Municipality is required to forward to a tourism entity or commission under section 66.0615 of the Wisconsin statutes, whether due to a change in the law or a change in circumstances, then:

(a) in the event the percentage the Municipality is required to forward to a tourism entity or commission increases above the percentage stated in this section, the percentage described in this section shall be automatically increased to match the percentage of room tax collections the Municipality is required to forward to a tourism entity or commission under the then current version of the law as of the effective date of the change under the law, and

(b) in the event the percentage the Municipality is required to forward to a tourism entity or commission decreases below the percentage stated in this section, the percentage described in this section may be decreased, upon written notice by the Municipality to Visit Racine County, to the lower percentage required under the then current version of the law (or a greater amount acceptable to the Municipality) with such change taking effect as of the date six (6) months after notice is given. Notwithstanding the above, if the decrease in the amount to be forwarded is mandatory, then the decrease shall be effective as the effective date of the change under the law. The notice from the Municipality shall include an explanation as to the reason for the decrease.

3. Visit Racine County Services. In exchange for the Municipality forwarding room tax as required by section 2 above, Visit Racine County agrees to serve as the tourism entity for the Municipality under section 66.0615 of the Wisconsin statutes and to spend such room tax on tourism promotion and tourism development likely to result in paid overnight stays in the Municipality, including, without limitation, to:

(a) Undertake marketing projects, including advertising media buys, creation and distribution of printed or electronic promotional tourist materials, and efforts to recruit conventions, sporting events, or motorcoach groups to the greater Racine County area, including, to the Municipality.

(b) Provide transient informational services.

(c) Promote and market events and attractions within the Municipality through the Municipality's normal marketing and advertising channels.

(d) Generally promote and advocate for greater Racine County, including the Municipality, as an attractive destination for recreational, business, or educational purposes.

(e) Attract events to the greater Racine County area that are likely to generate tourism and paid overnight stays in the Municipality.

(f) Consult with the Municipality with respect to tangible development projects within the Municipality that are likely to generate tourism and paid overnight stays in the Municipality.

(g) Employ destination marketing, professional and support staff, and consultants with the expertise to accomplish the above tasks as well as any special projects set forth in section 4 below.

4. Special Projects. In addition to the activities listed in section 3 above, Visit Racine County will undertake the following specified projects/activities with respect to tourism promotion and tourism development within the Municipality:

- Caledonia Conservancy & Trails
- Caledonia Historical Village
- Parks and Recreation
- Campgrounds and Local Events

5. Reporting. On or before April 1st of each year, Visit Racine County shall report the following information to the Municipality: (a) all expenditures of one thousand (\$1,000) Dollars or more by Visit Racine County with respect to tourism promotion and tourism development in the previous calendar year that Visit Racine County deemed reasonably likely to generate paid overnight stays in the Municipality; and (b) a list of each member of Visit Racine County's board of directors, and the name of the business entity the board member owns, operates, or is employed by, if any. It is agreed that Visit Racine County's board shall include at least one board member who is an owner or operator of a lodging facility that collects the room tax within the Municipality. The parties acknowledge and agree that tourism promotion and tourism development activities by Visit Racine County within the greater Racine County area shall constitute tourism promotion and tourism development in the Municipality to the extent such activities are reasonably likely to generate paid overnight stays within the Municipality.

6. Term and Termination. This Agreement shall become effective as of the date and year first above written, shall be reviewed annually by the Municipality and Visit Racine County, and continue in effect until terminated as follows:

(a) Upon at least three (3) months' notice from either party to the other effective as of January 1 of the calendar year following the year in which such notice is given;

(b) Upon mutual agreement of the parties;

(c) Upon the Municipality ceasing to collect a room tax pursuant to section 66.0615 of the Wisconsin statutes or a successor statute.

7. Independent Contractor Status. Visit Racine County will be acting as an independent contractor in providing services hereunder. Visit Racine County will have complete control over its own employees and the manner and means of performing its obligations hereunder, except that the performance of any services at the Municipality's facilities shall be subject to the rules, policies and procedures established therefor by the Municipality from time to time.

8. Covenant / Indemnification. Visit Racine County represents that it is a non-profit convention and visitors bureau engaged in tourism promotion and tourism development within Racine County, Wisconsin with a mission to promote and advocate for the development of Racine County, Wisconsin as an attractive visitor destination to enhance the local economy. Visit Racine County will use the room tax forwarded to it as provided in sections 3 and 4 above and will provide the reporting described in section 5 above. Visit Racine County makes no other representations, warranties, or covenants with respect to the Municipality's activities with respect to room tax, including, without limitation, as to whether such activities and the Municipality's performance of this Agreement comply with section 66.0615 of the Wisconsin statutes. The Municipality agrees to indemnify, defend and hold Visit Racine County harmless from and against any and all fault, liabilities, costs, expenses, claims, demands, or lawsuits incurred by, or brought against, Visit Racine County arising out of, related to, or connected with, allegations that the Municipality's performance under this Agreement or the Municipality's other room tax related activities are illegal or otherwise unlawful under section 66.0615 of the Wisconsin statutes. Nothing herein shall be construed to require any indemnification, hold harmless or defense of a claim by the Municipality that Visit Racine County breached this Agreement.

9. Entire Agreement. This Agreement supersedes all prior agreements, whether written or oral, between the parties with respect to its subject matter and constitutes a complete and exclusive statement of the terms of the agreement between the parties with respect to the subject matter of this Agreement.

10. Modification. This Agreement may only be amended, supplemented, or otherwise modified by a writing executed by both parties hereto.

11. Successors. This Agreement will apply to, be binding in all respects upon, and inure to the benefit of the heirs, executors, administrators, legal representatives, successors, and permitted assigns of the parties.

12. Governing Law. All matters relating to or arising out of this Agreement or the transaction contemplated herein and the rights of the parties will be governed by and construed and interpreted under the laws of the State of Wisconsin without regard to conflicts of laws principles that would require the application of any other law.

13. Attorneys' Fees. In the event any proceeding is brought in respect of this Agreement, the prevailing party will be entitled to recover reasonable attorneys' fees and other costs incurred in such proceeding, in addition to any relief to which such party may be entitled.

14. Notices. All notices and other communications required or permitted by this Agreement shall be in writing and will be effective, and any applicable time period shall commence, when mailed to the following address by certified mail or by

a nationally recognized overnight courier service (costs prepaid) addressed to the following address:

VISIT RACINE COUNTY: Interim Executive Director
14015 Washington Avenue
Sturtevant, Wisconsin 53177

MUNICIPALITY: Village of Caledonia
5043 Chester Lane
Racine, WI 53402

15. Severability. If any provision of this Agreement is held invalid or unenforceable by any court of competent jurisdiction, the other provisions of this Agreement will remain in full force and effect. Any provision of this Agreement held invalid or unenforceable only in part or degree will remain in full force and effect to the extent not held invalid or unenforceable.

IN WITNESS WHEREOF, the parties have executed and delivered this Agreement as of the date first written above.

This Agreement has been signed by the parties through their duly authorized representatives effective as of the ____ day of _____, 2023.

**RACINE COUNTY CONVENTION
AND BUREAU, INC.**

VILLAGE OF CALEDONIA

By: _____
Cari Greving, Interim
Executive Director

By: _____
Tom Weatherston, President

WITNESS: _____
Kathy Kasper, Administrator

RESOLUTION NO. 2023-124

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE VILLAGE OF CALEDONIA APPROVING AN AMENDED PROFESSIONAL SERVICES AGREEMENT WITH EHLERS TO INCLUDE FINANCIAL SERVICES RELATED TO THE FORMATION OF A NEW TID DISTRICT.

The Board of Trustees of the Village of Caledonia, Racine County, Wisconsin do resolve as follows:

WHEREAS, the Village of Caledonia has been in discussions with a developer for a potential infill residential, single family home development contained within the projected boundaries of the contemplated TID;

WHEREAS, Ehlers, Inc. (“Ehlers”) serves as the Village of Caledonia’s Financial Advisor;

WHEREAS, the Village of Caledonia requested a quote from Ehlers for financial services pertaining to the creation of a proposed TID District;

WHEREAS, the Village previously entered into a professional services agreement with Ehlers and needs to enter into a Written Amended Municipal Advisor Client Disclosure with Ehlers for 2023 including the TID No. 6 creation project based on a scope of services for all costs and steps related to the formation of a the district including a feasibility analysis, project plan development and approval and state submittal as further set forth in the attached **Exhibit A** and the cost for the services is \$14,000.

NOW THEREFORE BE IT RESOLVED THAT, the Board of Trustees of the Village of Caledonia authorizes the Village to enter into an agreement as set forth in **Exhibit A**;

BE IT FURTHER RESOLVED THAT, the Village President and Clerk are authorized to execute documents necessary and that the Village Administrator is authorized to take such actions necessary in furtherance of said approval.

Adopted by the Board of Trustees of the Village of Caledonia, Racine County, Wisconsin, this ____ day of November, 2023.

VILLAGE OF CALEDONIA

By: _____
Thomas Weatherston
Village President

Attest: _____

Deputy Village Clerk

November 20, 2023

Kathy Kasper, Village Administrator
Village of Caledonia, Wisconsin
5043 Chester Lane
Racine, WI 53402

**Re: Written Amended Municipal Advisor Client Disclosure with the Village of Caledonia
("Client") for 2023 TID No. 6 Creation ("Project" Pursuant to MSRB Rule G-42)**

Dear Kathy:

Ehlers, as a registered Municipal Advisor, has previously sent you a written MA Client Disclosure for 2023 TID No. 6 Creation as required by MSRB Rules. We indicated that the writing might be amended or supplemented to reflect any material changes or additions. Attached you will find an amended written disclosure required for this project. Please review the attached amended written MA Client Disclosure and contact me if you have questions.

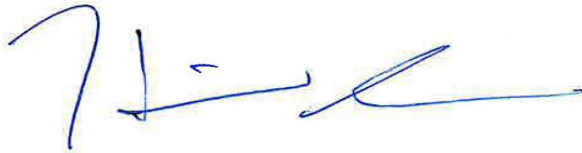
This documentation and all appendices hereto shall be effective as of its date unless otherwise terminated by either party upon 30 days written notice to the other party.

During the term of our municipal advisory relationship, this writing might be amended or supplemented to reflect any material change or additions.

We look forward to working with you on this Project.

Sincerely,

Ehlers & Associates

A handwritten signature in blue ink, appearing to read 'Harry Allen', with a long horizontal flourish extending to the right.

Harry Allen
Associate Municipal Advisor

¹ This document is intended to satisfy the requirements of MSRB Rule G-42(b) and Rule G-42(c).

Appendix A

DISCLOSURE OF CONFLICTS OF INTEREST/OTHER REQUIRED INFORMATION

Actual/Potential Material Conflicts of Interest

Ehlers has no known actual or potential material conflicts of interest that might impair its ability either to render unbiased and competent advice or to fulfill its fiduciary duty to Client.

Other Engagements or Relationships Impairing Ability to Provide Advice

Ehlers is not aware of any other engagement or relationship Ehlers has that might impair Ehlers' ability to either render unbiased and competent advice to or to fulfill its fiduciary duty to Client.

Affiliated Entities

Ehlers offers related services through two affiliates of Ehlers, Bond Trust Service Corporation (BTSC) and Ehlers Investment Partners (EIP). BTSC provides paying agent services while Ehlers Investment Partners (EIP) provides investment related services and bidding agent service. Ehlers and these affiliates do not share fees. If either service is needed in conjunction with an Ehlers municipal advisory engagement, Client will be asked whether or not they wish to retain either affiliate to provide service. If BTSC or EIP are retained to provide service, a separate agreement with that affiliate will be provided for Client's consideration and approval.

Solicitors/Payments Made to Obtain/Retain Client Business

Ehlers does not use solicitors to secure municipal engagements; nor does it make direct or indirect payments to obtain or retain Client business.

Payments from Third Parties

Ehlers does not receive any direct or indirect payments from third parties to enlist Ehlers recommendation to the Client of its services, any municipal securities transaction or any financial product.

Payments/Fee-splitting Arrangements

Ehlers does not share fees with any other parties and any provider of investments or services to the Client. However, within a joint proposal with other professional service providers, Ehlers could be the contracting party or be a subcontractor to the contracting party resulting in a fee splitting arrangement. In such cases, the fee due Ehlers will be identified in a Municipal Advisor writing and no other fees will be paid to Ehlers from any of the other participating professionals in the joint proposal.

Municipal Advisor Registration

Ehlers is registered with the Securities and Exchange Commission (SEC) and Municipal Securities Rulemaking Board (MSRB).

Material Legal or Disciplinary Events

Neither Ehlers nor any of its officers or municipal advisors have been involved in any legal or disciplinary events reported on Form MA or MA-I nor are there any other material legal or disciplinary events to be reported. Ehlers' application for permanent registration as a Municipal Advisor with the (SEC) was granted on July 28, 2014 and contained the information prescribed under Section 15B(a)(2) of the Securities and Exchange Act of 1934 and rules thereunder. It did not list any information on legal or disciplinary disclosures.

Client may access Ehlers' most recent Form MA and each most recent Form MA-I by searching the Securities and Exchange Commission's EDGAR system (currently available at <http://www.sec.gov/edgar/searchedgar/companysearch.html>) and searching under either our Company Name (Ehlers & Associates, Inc.) or by using the currently available "Fast Search" function and entering our CIK number (0001604197).

Ehlers has not made any material changes to Form MA or Form MA-I since that date.

Conflicts Arising from Compensation Contingent on the Size or Closing of Any Transaction

The forms of compensation for municipal advisors vary according to the nature of the engagement and requirements of the client. Compensation contingent on the size of the transaction presents a conflict of interest because the advisor may have an incentive to advise the client to increase the size of the securities issue for the purpose of increasing the advisor's compensation. Compensation contingent on the closing of the transaction presents a conflict because the advisor may have an incentive to recommend unnecessary financings or recommend financings that are disadvantageous to the client. If the transaction is to be delayed or fail to close, an advisor may have an incentive to discourage a full consideration of such facts and circumstances, or to discourage consideration of alternatives that may result in the cancellation of the financing or other transaction.

Any form of compensation due a Municipal Advisor will likely present specific conflict of interests with the Client. If a Client is concerned about the conflict arising from Municipal Advisor compensation contingent on size and/or closing of their transaction, Ehlers is willing to discuss and provide another form of Municipal Advisor compensation. The Client must notify Ehlers in writing of this request within 10 days of receipt of this Municipal Advisor writing.

MSRB Contact Information

The website address of the MSRB is www.msrb.org. Posted on the MSRB website is a municipal advisory client brochure that describes the protections that may be provided by MSRB rules and how to file a complaint with the financial regulatory authorities.

Appendix B

Scope of Service

Client has requested that Ehlers & Associates assist Client with the creation of Tax Incremental Finance District No. 6 (“Project”). Ehlers & Associates proposes and agrees to provide the following scope of services:

Phase I – Feasibility Analysis

The purpose of Phase I is to determine whether the Project is a statutorily and economically feasible option to achieve the Client’s objectives. This phase begins upon your authorization of this engagement and ends on completion and delivery of a feasibility analysis report. As part of Phase I services, Ehlers & Associates will:

- Consult with appropriate Client officials to identify the Client’s objectives for the Project.
- Provide feedback as to the appropriateness of using Tax Incremental Financing in the context of the “but for” test.
- If the Project includes creation of or addition of territory to a district, identify preliminary boundaries and gather parcel data from Client. Determine compliance with the following statutory requirements as applicable:
 - Equalized Value test.
 - Purpose test (industrial, mixed use, blighted area, in need of rehabilitation or conservation, or environmental remediation).
 - Newly-platted residential land use test.
- Prepare feasibility analysis report. The report will include the following information, as applicable:
 - Identification of the type or types of districts that may be created.
 - A description of the type, maximum life, expenditure period and other features corresponding to the type of district proposed.
 - A summary of the development assumptions used with respect to timing of construction and projected values.
 - Projections of tax increment revenue collections to include annual and cumulative present value calculations.
 - Qualification of the district as a donor or recipient of shared increment, and projected impact of any allocations of shared increment.
 - If debt financing is anticipated, a summary of the sizing, structure, and timing of proposed debt issues.

- A cash flow *pro forma* reflecting annual and cumulative district fund balances and projected year of closure.
- A draft timetable for the Project.
- Identification of how the creation date may affect the district's valuation date, the base value, compliance with the equalized value test, and the ability to capture current year construction values and changes in economic value.
- When warranted, evaluate, and compare options with respect to boundaries, type of district, project costs and development levels.
- Ehlers & Associates will provide guidance on district design within statutory limits to creatively achieve as many of the Client's objectives as possible and will provide liaison with State Department of Revenue as needed in the technical evaluation of options.
- Present the results of the feasibility analysis to the Client's staff, Plan Commission, or governing body.

Phase II – Project Plan Development and Approval

If the Client elects to proceed following completion of the feasibility analysis, the Project will move to Phase II. This phase includes preparation of the Project Plan, and consideration by the Plan Commission¹, governing body, and the Joint Review Board. This phase begins after receiving notification from the Client to proceed and ends after the Joint Review Board acts on the Project. As part of Phase II services, Ehlers & Associates will:

- Based on the goals and objectives identified in Phase I, prepare a draft Project Plan that includes all statutorily required components.
- We will coordinate with your staff, engineer, planner or other designated party to obtain a map of the proposed boundaries of the district, a map showing existing uses and conditions of real property within the district, and a map showing proposed improvements and uses in the district.
- Submit to the Client an electronic version of the draft Project Plan for initial review and comment.
- Coordinate with Client staff to confirm dates and times for the meetings indicated within the table beginning on the following page. Ehlers & Associates will ensure that selected dates meet all statutory timing requirements and will provide documentation and notices as indicated.

¹If Client has created a Redevelopment Authority or a Community Development Authority, that body may fulfill the statutory requirements of the Plan Commission related to creation or amendment of the district.

Meeting	Ehlers & Associates Responsibility	Client Responsibility
Initial Joint Review Board	<p>Prepare Notice of Meeting and transmit to Client's designated paper.</p> <p>Mail meeting notice, informational materials, and draft Project Plan to overlapping taxing jurisdictions.</p> <p>Provide agenda language to Client.</p> <p>Attend meeting to present draft Project Plan.</p>	<p>Post or publish agenda and provide notification as required by the Wisconsin Open Records Law.</p> <p>Prepare meeting minutes.</p> <p>Designate Client Joint Review Board representative.</p> <p>Identify and recommend Public Joint Review Board representative for appointment.</p>
Plan Commission Public Hearing	<p>Prepare Notice of Public Hearing and transmit to Client's designated paper.</p>	<p>Post or publish agenda and provide notification as required by the Wisconsin Open Records Law.</p>
Plan Commission Public Hearing	<p>For blighted area districts and in need of rehabilitation or conservation districts, provide a format for the required individual property owner notification letters.</p> <p>Attend hearing to present draft Project Plan.</p>	<p>Prepare and mail individual property owner notices (only for districts created as blighted area, or in need of rehabilitation or conservation).</p> <p>Prepare meeting minutes.</p>
Plan Commission	<p>Provide agenda language to Client.</p> <p>Attend meeting to present draft Project Plan.</p> <p>Provide approval resolution for Plan Commission consideration.</p>	<p>Post or publish agenda and provide notification as required by the Wisconsin Open Records Law.</p> <p>Distribute Project Plan & resolution to Plan Commission members in advance of meeting.</p> <p>Prepare meeting minutes.</p>
Governing Body Action	<p>Provide agenda language to Client.</p> <p>Attend meeting to present draft Project Plan.</p> <p>Provide approval resolution for governing body consideration.</p>	<p>Post or publish agenda and provide notification as required by the Wisconsin Open Records Law.</p> <p>Provide Project Plan & resolution to governing body members in advance of meeting.</p> <p>Prepare meeting minutes.</p>

Joint Review Board Action	<p>Mail meeting notice and copy of final Project Plan to overlapping taxing jurisdictions.</p> <p>Prepare Notice of Meeting and transmit to Client's designated paper.</p> <p>Provide agenda language to Client.</p> <p>Attend meeting to present final Project Plan.</p> <p>Provide approval resolution for Joint Review Board consideration.</p>	<p>Post or publish agenda and provide notification as required by the Wisconsin Open Records Law.</p> <p>Prepare meeting minutes.</p>
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- Throughout the meeting process, provide drafts of the Project Plan and related documents in sufficient quantity for the Client's staff, Plan Commission, governing body and Joint Review Board members.
- Provide advice and updated analysis on the impact of any changes made to the Project Plan throughout the approval process.

Phase III – State Submittal

This phase includes final review of all file documents, preparation of filing forms, and submission of the base year or amendment packet to the Department of Revenue. This phase begins following approval of the district by the Joint Review Board and ends with the submission of the base year or amendment packet. As part of Phase III services, Ehlers & Associates will:

- Coordinate with Client's assessor and other staff as necessary to obtain parcel valuations, parcel data and other information needed for preparation of the State forms that must be filed as part of the base year or amendment packet.
- Assemble and submit to the Department of Revenue the required base year or amendment packet to include a final Project Plan document containing all required elements and information.
- Provide the Client with an electronic copy of the final Project Plan (and up to 15 bound hard copies if desired).
- Provide the municipal Clerk with a complete electronic and/or hard copy transcript of all materials as submitted to the Department of Revenue for certification.
- Act as a liaison between the Client and the Department of Revenue during the certification process in the event any questions or discrepancies arise.

Compensation - Flat Fee Portion of Engagement

In return for the services set forth in the “Scope of Service,” Client agrees to compensate Ehlers & Associates as follows:

Phase I	\$ 3,500
Phase II	\$ 8,000
Phase III	\$ 2,500
Total	\$ 14,000

- Phase I base fee includes up to five financial scenarios. Additional scenarios will be run as needed at a cost of \$750/scenario.
- In the event Client determines not to proceed with the Project once a Phase has been authorized, but prior to that Phase’s completion, the compensation due for that Phase will be prorated to reflect the percentage of the work completed.

Compensation – Hourly Services Portion of Engagement

Ehlers & Associates will bill Client on an hourly basis for services requested by Client in conjunction with the engagement that are not specifically identified in the Scope of Service set forth in this letter. Examples would include:

- Attendance at additional meetings beyond the four required for approval or amendment of the District (Organizational Joint Review Board, Plan Commission (or CDA), Governing Body and Final Joint Review Board).
- Review of development agreements related to the District’s Project Plan and participation in negotiations with developers.

Hourly services will be billed at a rate that is dependent upon the task/staff required to meet Client request at no less than \$125.00/hour and not to exceed \$350.00/hour.

Payment for Services

For all compensation due to Ehlers & Associates, we will invoice Client for the amount due at the completion of each Phase. Our fees include our normal travel, printing, computer services, and mail/delivery charges. The invoice is due and payable upon receipt by the Client.

Client Responsibility

The following expenses are not included in our Scope of Services, and are the responsibility of Client to pay directly:

- Services rendered by Client’s engineers, planners, surveyors, appraisers, assessors, attorneys, auditors, and others that may be called on by Client to provide information related to completion of the Project.
- Preparation of maps necessary for inclusion in the Project Plan.
- Preparation of maps necessary for inclusion in the base year or amendment packet.

- Publication charge for the Notice of Public Hearing and Notices of Joint Review Board meetings.
- Legal opinion advising that Project Plan contains all required elements. (Normally provided by municipal attorney).
- Preparation of District metes & bounds description. (Needed in Phase III for creation of new districts, or amendments that add or subtract territory).
- Department of Revenue filing fee and annual administrative fees. The current Department of Revenue fee structure is:

Current Wisconsin Department of Revenue Fee Schedules	
Base Year Packet	\$1,000
Amendment Packet with Territory Addition or Subtraction	\$1,000
Amendment Packet with Territory Addition and Subtraction	\$2,000
Base Value Redetermination	\$1,000
Amendment Packet	No Charge
Annual Administrative Fee	\$150