

**Village Board Meeting Minutes**  
**June 25, 2024**

**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**

President Weatherston led the board in the Pledge of Allegiance to the Flag.

**3 - Roll Call**

**PRESENT:** 7 – President Weatherston, Trustee McManus, Trustee Stillman, Trustee Martin, Trustee Lambrecht, Trustee Wishau, and Trustee Pierce

**EXCUSED:** 0

**STAFF:** Administrator Kathryn Kasper, Public Services Director Tony Bunkelman, Village Engineer Ryan Schmidt, Finance Director Wayne Krueger, Development Director Peter Wagner, Police Chief Christopher Botsch, Fire Chief Jeff Henningfeld, Village Attorney/HR Manager Tyler Helsel, Village Attorney Elaine Ekes, and Clerk Jennifer Olsen.

**4 – Approval of Minutes**

**Motion by** Trustee Martin to approve the minutes of the June 11, 2024 Village Board meeting as amended, seconded by Trustee Stillman. **The motion carried 7-0.**

**5 – Public Comment**

The following people appeared to speak before the Board:

1. Sue Gracyalny, 4 Mile Rd. – Spoke in favor of item 7F due to personal hardships and other concerns.
2. Alberto Januchowski, Charles St. – Concerns over the quarry blasting damaging his home.
3. Greg Berg, 6 Mile Rd. – Spoke against item 9A (TID 6)

**6 – Presentations:**

**A. Presentation by SEWRPC regarding Conservation Subdivision History and Concepts (CoW3/26/2024)**

Joel Dietl gave a presentation on the conservation subdivisions and answered questions from the Board.

**7 – Ordinances and Resolutions**

**A. Ordinance 2024-06 To Amend Section 7-1-13(e) of the Code of Ordinances of the Village of Caledonia, Racine County, Wisconsin, Relating to Keeping of Livestock Under the Municipal Code (CoW 6/11/24, 4-0)**

**Motion by** Trustee Martin to approve the ordinance, seconded by Trustee McManus. **Motion carried 7-0.**

- B. Ordinance 2024-07 – To Amend Section 10-1-19 (b), 10-1-19 (d), and 10-1-19 (f) of the Code of Ordinances of the Village of Caledonia, Racine County, Wisconsin, Relating to Speed Limits on Five Mile Road and Golf Road (CoW 6/11/24, 4-0)**

**Motion by** Trustee Martin to approve the ordinance, seconded by Trustee Stillman. **Motion carried 7-0.**

- C. Resolution 2024-073 – Authorizing the Issuance of a Taxable Tax Increment Revenue Bond (Scannell Properties Lot 2 - TID No. 4)**

Staff provided background on the resolution and explained the amended exhibits.

**Motion by** Trustee Martin to approve the resolution as amended, seconded by Trustee McManus. **Motion carried 7-0.**

- D. Resolution 2024-074 – Approving a Waiver to Ordinance Sec. 18-1-4(c)(5)(h) Modifying the Standard Cross Section for an Industrial Road for the Proposed South Hills Development (CoW 6/11/24, 4-0)**

**Motion by** Trustee Martin to approve the resolution, seconded by Trustee Lambrecht. **Motion carried 7-0.**

- E. Resolution 2024-075 – Approving a Waiver to Ordinance Sec. 18-1-4(c)(5)(f)(1) Authorizing a Cul-De-Sac Length to Exceed 800’ for the Proposed South Hills Development (CoW 6/11/24, 4-0)**

**Motion by** Trustee Martin to approve the resolution, seconded by Trustee Stillman. **Motion carried 7-0.**

- F. Resolution 2024-076 – Authorizing an Exemption to Requiring Public Sidewalk per Ordinance Sec. 6-3-4(f)(2) for the Proposed South Hills Development. (CoW 6/11/24, 4-0)**

**Motion by** Trustee Martin to approve the resolution, seconded by Trustee McManus. **Motion carried 7-0.**

- G. Resolution 2024-077 – Approving a Request for the Installation of Sanitary Sewer Outside of the Pavement Area within the South Hills Commerce Center (CoW 6/11/24, 4-0)**

**Motion by** Trustee Martin to approve the resolution, seconded by Trustee Stillman. **Motion carried 7-0.**

- H. Resolution 2024-078 – Approving a Traffic Impact Analysis Performed by TADI For The Olympia Brown School Expansion Located at 2115 5-1/2 Mile Road (CoW 6/11/24, 4-0)**

**Motion by** Trustee Martin to approve the resolution, seconded by Trustee Lambrecht. **Motion carried 7-0.**

## **8. - New Business**

### **A. Approval of A/P checks**

**Motion by** Trustee Wishau to approve the A/P Checks, seconded by Trustee McManus. **Motion carried, 7-0.**

### **B. Approval of A/P checks**

**Motion by** Trustee Wishau to approve the US Bank list, seconded by Trustee Pierce. **Motion carried, 7-0.**

### **C. Approval of Liquor License Renewals**

**Motion by** Trustee McManus to approve the licenses, seconded by Trustee Martin. **Motion carried, 7-0.**

### **D. New Liquor License Application – Franksville Market LLC**

**Motion by** Trustee Wishau to approve the license, seconded by Trustee Martin. **Motion carried, 7-0.**

### **E. Police and Fire Commission Appointment**

**Motion by** Trustee Martin to approve the appointment of Gary Solfest to the Board of Police and Fire Commissioners, seconded by Trustee Stillman. **Motion carried 7-0.**

### **F. Request by Trustees Martin and Pierce to again provide relief from judgment awarded to Village for statutory costs against Mark and Sue Gracyalny in the Lawsuit Entitled: Mark Gracyalny, et al., v. Village Of Caledonia, et al., Racine County Case No. 2021-CV-0000950 and to provide direction to staff on amount of relief and deadline for payment. (VB 4/9/24 approved reduction 5-1, VB 5/28/24 approved rescinding reduction, 6-0)**

Staff provided a timeline of events and answered questions from the Board.

**Motion by** Trustee Stillman to receive and file, seconded by Trustee Wishau. **Motion failed** by the following vote:

Ayes: 3 – Weatherston, Wishau, and Stillman

Nays: 4 – Lambrecht, Pierce, Martin, and McManus

**Motion by** Trustee McManus to accept the received payment at 50% reduction if the Gracyalny pay fees associated with legal action, seconded by Trustee Martin.

**Motion carried 4-3.** by the following vote:

Ayes: 4 – Lambrecht, Pierce, Martin, and McManus

Nays: 3 – Weatherston, Wishau, and Stillman

## **9 – Continuing Business**

- A. **Resolution 2024-042** Creating Tax Incremental District No. 6, Approving its Project Plan and Establishing its Boundaries. Reference: <https://caledonia-wi.gov/sites/default/files/2024-042%20-%20Exhibit%20B%20-%20Project%20Plan.pdf> (*Plan Commission 3/25/2024, 3-2, Village Board 4/9/2024, 3-3*)

Objection was made by some Trustees on the procedure bringing the item back. Staff provided information on return of item in relation to April 9<sup>th</sup> tie vote.

Discussion on the proposed TID was similar to that of the 4/6/2024 meeting, including concerns regarding the residential development incentive component of the proposed project plan, including as a precedent, and potential increases in costs of services.

**Motion by** Trustee Stillman to end the debate, seconded by Trustee McManus.

**Motion carried** by the following vote:

Ayes: 4 – Weatherston, Lambrecht, Stillman, and McManus

Nays: 3 – Pierce, Wishau, and Martin

**Motion by** Trustee McManus to approve the resolution, seconded by Trustee Stillman.

**Motion carried** by the following vote:

Ayes: 4 – Weatherston, Lambrecht, Stillman, and McManus

Nays: 3 – Pierce, Wishau, and Martin

## **10 – Adjournment**

President Weatherston adjourned the meeting at 7:26 p.m.

*Respectfully submitted:*

*Jennifer Olsen*

*Village Clerk*