

AMENDED MINUTES
CITY OF JEFFERSON COMMON COUNCIL
TUESDAY, AUGUST 5, 2008

The Tuesday, August 5, 2008 meeting of the City of Jefferson Common Council was called to order at 7:30 p.m. by Mayor Myers. Members present were: Ald. Beyer, Ald. Carnes, Ald. Endl, Ald. Cross, Ald. Oppermann and Ald. Peachey. Absent was: Ald. Brandel and Ald. Tully. Also present were: City Attorney Brantmeier, City Clerk/Treasurer Stewart and City Engineer Ludwig.

PUBLIC PARTICPATION

Tom Luetzow, N7406 Cty Trunk E, Ixonia, addressed the Council regarding his bid for the 37th Assembly seat. He provided the Council with personal background and why he is choosing to run for office. He invited everyone to a Town Hall Meeting at Jansen's Banquet Hall on August 14th.

PUBLIC HEARING AND ACTION ON AN ORDINANCE TO AMEND SECTION 300-19B OF THE MUNICIPAL CODE OF THE CITY OF JEFFERSON RELATED TO REZONING

Mayor Myers called the public hearing to order.

Atty. Brantmeier read the Notice of Public Hearing.

City Engineer Dan Ludwig gave an explanation of the proposed amendment to the official map.

Mayor Myers then announced that if any citizen wished to address the Common Council on this issue, they could stand and give their name and address and address the Council at this time.

Mayor Myers noted that the owners were present for any questions the Council may have.

Hearing from no one, Mayor Myers closed the public hearing.

Ald. Carnes introduced Proposed Ordinance #12-08 for its second reading.

CITY OF JEFFERSON
PROPOSED ORDINANCE #12-08

An Ordinance to Amend Section 300-19 B. of the Municipal Code of the City of Jefferson Related to Rezoning.

The Common Council of the City of Jefferson, Wisconsin, do ordain as follows:

Section 1. Section 300-19 B. of the zoning map, City of Jefferson, Wisconsin, which is herein made a part, is amended to change district boundaries by designating a formal zoning designation of RM (Multi-Family Residential).

Description: Beg. 312.80 Ft. W of N ¼ P, W 403.75 Ft. to Old Hwy 26, S 105.22 Ft, E 410.55 Ft., N105 Ft. to POB.

Parcel #: 241-0614-0221-000

Address: 978 North Watertown Avenue

Proposed Permanent Zoning Designation: RM (Multi-Family Residential)

Section 2. This ordinance shall take effect and be in full force after passage and publication as provided by law and notification and attestation of the district boundary changes incorporated herein the zoning map, City of Jefferson.

Mayor Myers indicated that the ordinance was unanimously approved at the Plan Commission Meeting. The Commission did note that the rezoning was contrary to the Comprehensive Master Plan, but made the following points before granting their blessing to the rezoning. (1. The property is currently blighted, 2. The property is contiguous to other multi-family zoning. 3. Wetlands also border the property.) The Commission also made the property owners well aware that this area is slated for commercial development and that in the future, their neighbors could be hair salons, gas stations and other retail establishments.

Ald. Beyer asked how many units were going to be constructed. Mayor Myers indicated that the zoning requested was RM, however single family dwellings are allowed in this district. He noted that the applicant's desire is to replace the current blighted single family home with a new single family home.

Ald. Peachey questioned if the rezoning of this property to a designation contrary to the Master Plan may open up the flood gates for other property owners in the area.

It was noted that it possibly could. However, the Plan Commission would need to find similar justifications for the rezoning of the property, as they did with this property.

Ald Oppermann stated that he too saw this as a concern, but noted that it would be quite an improvement to see a new structure on the lot.

Atty. Brantmeier then reclarified that the Plan Commission would need to distinguish why they were not following the zoning designations in the Master Plan on a case by case basis. He added that this was exactly why the Plan Commission noted that approval was given based upon the three criteria spoke of earlier in the meeting.

Ald. Peachey questioned if the other residential properties in the area were grandfathered in, noting that their current zoning designation is BHN. It was noted that they were grandfathered in and that changes to their structure would need to be reviewed by the Plan Commission as well.

Ald. Carnes, seconded by Ald. Oppermann moved to recommend Proposed Ordinance #12-08. On call of the roll, motion carried ~~unanimously.~~ by a vote of 5 to 1. Ald. Peachey cast the dissenting vote.

CONSENT AGENDA

Ald. Oppermann introduced Resolution No. 27.

**CITY OF JEFFERSON
RESOLUTION NO. 27**

BE IT RESOLVED, by the Common Council of the City of Jefferson, Wisconsin that the consent agenda for August 5, 2008 is hereby adopted.

The consent agenda for tonight includes:

- ◆ Vouchers Payable for August 2008 in the amount of \$584,912.06 and Payroll Summary for July 18, 2008 in the amount of \$143,627.06.
- ◆ Council Minutes from the July 15, 2008 Regular Session Meeting of the Common Council.
- ◆ 2008 Gemuetlichkeit Days Subsidy - \$3,000.
- ◆ Licenses as Approved by the Regulatory Committee.
 - ◆ Operator’s Licenses
 - ◆ Special Class B Licenses

Ald. Oppermann, seconded by Ald. Beyer moved to recommend Resolution No. 27. On call of the roll, motion carried unanimously. Ald. Oppermann abstained from the approval of the minutes due to his absence.

RESOLUTION APPROVING A BUDGET ADJUSTMENT FOR REDEVELOPMENT LOANS

Ald. Endl introduced Resolution No. 28.

**CITY OF JEFFERSON
RESOLUTION NO. 28**

BE IT RESOLVED, by the Common Council of the City of Jefferson, Wisconsin that the Common Council hereby approves the following budget adjustment from the Tax Incremental District #2 fund balance to the Tax Incremental District #5 for the Redevelopment Loan Program:

| BUDGET ITEM | ACCOUNT # | CURRENT BUDGET | BUDGET ADJUSTMNT | REVISED AMOUNT |
|----------------------|------------------|-----------------------|-------------------------|-----------------------|
| <i>TIF #5</i> | | | | |
| Misc. Expenditures | 19-50000-30-310 | \$100,000 | \$100,000 | \$200,000 |
| Transfer from TIF #2 | 19-00000-49-201 | \$80,450 | \$100,000 | \$180,450 |

TIF #2

| | | | | |
|-----------------------------------|-----------------|----------|------------------|-----------|
| Contribution from Fund Bal | 08-00000-48-910 | \$0 | \$6,250 | \$6,250 |
| Contribution to Fund Bal | 08-50000-65-600 | \$93,750 | -\$93,750 | 0 |
| Trans. To Donor District 5 | 08-50000-65-610 | \$80,450 | \$100,000 | \$180,450 |

Ald. Endl, seconded by Ald. Peachey moved to recommend Resolution No. 28. On call of the roll, motion carried unanimously.

RESOLUTION APPROVING THE PURCHASE OF A JOHN DEERE MOWER FOR THE CEMETERY ASSOCIATION AND THE ASSOCIATED BUDGET ADJUSTMENT

Ald. Peachey introduced Resolution No. 29.

**CITY OF JEFFERSON
RESOLUTION NO. 29**

BE IT RESOLVED, by the Common Council of the City of Jefferson, Wisconsin that the Common Council that the following budget adjustment for the purchase of a John Deere Lawnmower for the Greenwood Cemetery Association is hereby approved.

BE IT FURTHER RESOLVED that such budget adjustment will be funded out of the General Fund Fund Balance.

| BUDGET ITEM | ACCOUNT # | CURRENT BUDGET | BUDGET ADJUSTMNT | REVISED AMOUNT |
|-----------------------------------|------------------|-----------------------|-------------------------|-----------------------|
| Cemetery Assoc. Fund | | | | |
| Transfer from General Fnd. | 36-00000-49-201 | \$16,025 | \$4,220 | \$20,245 |
| Greenwood Cem. Assoc. | 36-50000-50-530 | \$16,025 | \$4,220 | \$20,245 |
| General Fund | | | | |
| Advance from Cem Fund | 01-00000-27-436 | \$16,025 | \$4,220 | \$20,245 |

Mayor Myers gave a brief explanation of the purchase and indicated that approval was unanimously granted at Finance Committee.

Ald. Peachey, seconded by Ald. Endl moved to recommend Resolution No. 29. On call of the roll, motion carried unanimously.

RESOLUTION APPROVING THE REDRAFT OF A CONTRACT FOR ENVIRONMENTAL SERVICES FOR LIESCH ENVIRONMENTAL SERVICES

Removed from the Agenda...

RESOLUTION APPROVING THE COMPLIANCE MAINTENANCE ANNUAL REPORT

Ald. Endl introduced Resolution No. 31.

**CITY OF JEFFERSON
RESOLUTION NO. 31**

BE IT RESOLVED, by the Common Council of the City of Jefferson, Wisconsin that the 2007 Compliance Maintenance Annual Report has been reviewed and approved.

WWTP Superintendent then provided the Council with an overview of the 2007 CMAR. Kelly noted that the Plant had received A's in all categories except one.

Mayor Myers stated that once again the Utility was turning out a great report. He stated that he will be curious to see how 2008 will come out, due to factors beyond the control of the plant operators.

Ald. Endl, seconded by Ald. Cross moved to recommend Resolution No. 31. On call of the roll, motion carried unanimously.

Ald. Peachey, seconded by Ald. Beyer moved to adjourn to closed session pursuant to Section 19.85(1)(e) of the Wisconsin State Statutes to Discuss the Investment of Public Funds. On call of the roll, motion carried unanimously.

Ald. Peachey, seconded by Ald. Cross moved to reconvene to open session. On call of the roll, motion carried unanimously.

Ald. Carnes, seconded by Ald. Peachey moved to adjourn the Tuesday, August 5, 2008 meeting of the Common Council. On call of the roll, motion carried unanimously.

The minutes of the Tuesday, August 5, 2008, meeting of the Common Council are uncorrected. Any corrections made thereto will be noted in the proceedings at which time the minutes are approved.

Please Publish: ASAP

Need an affidavit

Not in the legal section