

PLATTEVILLE COMMON COUNCIL PROCEEDINGS
MAY 27, 2014

The regular meeting of the Common Council of the City of Platteville was called to order by Council President Eileen Nickels at 7:04 PM in the Council Chambers of the Municipal Building.

ROLL CALL

Present: Dick Bonin, Barbara Daus, Mike Denn, Ken Kilian, Council President Eileen Nickels, Amy Seeboth, and Barb Stockhausen. Absent: None.

SPECIAL PRESENTATION

Update from City IT Provider – TJ Carter from CompuNet International provided the Council an update of the City’s information technology (IT) status since they took over in January – operational, projects, cost savings/avoidance, and outstanding issues. They hope to have the infrastructure completed by the end of the next fiscal year.

CONSIDERATION OF CONSENT CALENDAR

Motion by Bonin, second by Kilian to approve the May 8 and May 13 (with ET Zoning added to the Board of Appeals) Council Minutes; Payment of Bills in the amount of \$292,306.06; Appointment of Marilyn Gottschalk to the Library Board (3 year term) and Jessica Schulenberg and Brian Laufenberg (reappointment) to the Parks, Forestry & Recreation Committee (3 year term); One-Year Operator License to Carson J Blabaum, Timothy J Chandler, Benjamin M Cisler, Alison M Gaar, Jenna C Larkin, Cindy K Martens, Mackenzie N Novak, Ronald L Osborne, Mary A Schleicher, Erica M Wagner, Marc A Wasicek; and Two Year Operator License to Jennifer L Albert, Benjamin H Boebel, Amanda K Coker, Kami R Kastner, Lynette M McGraw, Maria Melendez, Jason M Mullikin, Jennifer J Mullikin, Gregory D Post, Catherine J Rice, Courtney E Schultz, Brandy L Stetz, Cindy L VanNatta, and Dave J Vogelsberg. Motion carried 7-0 on a roll call vote.

CITIZENS’ COMMENTS, OBSERVATIONS, AND PETITIONS

Dick Bonin expressed condolences to Dan Brinkman (Booner) for the recent loss of his sister, Deb Holmes.

Katherine Burk of 845 S Chestnut Street distributed a summary of a study that reviewed housing demand, employment & income trends, and housing supply for the City of Platteville based on the 2010 Census.

REPORTS

- A. Committee Reports – Meeting reports were submitted by the Airport Commission, Commission on Aging, Community Safe Routes Committee, Library Board, Parks, Forestry and Recreation Committee, Redevelopment Authority, Rountree Gallery, and Water & Sewer Commission.
- B. Other Reports
 - 1. Building Inspector Report
 - 2. Department Progress Reports – Written progress reports of department operations and activities were submitted by the Director of Administration, City Attorney, Community Planning & Development, EMS, Library, Museum, Police, Public Works, Recreation, and Senior Center.

ACTION ITEMS

- A. *Utility Easement Termination – Cedar Hill Condominium Development* – Public Works Director Howard Crofoot reviewed the request for the utility easement termination discussed at the last meeting. Crofoot also explained the map of the development that detailed the proposed easement to be vacated, proposed storm water/drainage easement, proposed public water main, proposed public sanitary sewer installed by the developer, proposed public sanitary sewer paid by Water &

Sewer Dept to replace the easement, and the proposed private sanitary sewer lateral for 1155 Perry Drive. He noted that the Utility would save at least \$5,000 by replacing the sanitary sewer main now during development (no disruption to the condo owners) as compared to in a few years. Since the existing easement is for public utilities and was identified on the approved final plat, the City would need to formally vacate the existing easement. The Water & Sewer Commission recommended approval to vacate the easement with the Plan Commission's recommendation to have the developer share in at least half of the cost of redirecting the sewer lateral for the property at 1155 Perry Drive and gave Staff direction to fund the cost from the Utility Fund Balance. Chuck Buehl, co-owner of the Cedar Hills Development, provided the Council an update on the development and mentioned that in a couple months they will have curb and gutter in and For Sale signs up. He didn't understand why they would be expected to pay for half of the lateral, but after Crofoot explained the benefits to the development, he conceded. Motion by Denn, second by Kilian to approve vacating the existing easement in the Cedar Hill Subdivision, with the Developer paying half of the cost to relocate the lateral for 1155 Perry Drive and providing the City a copy of the recorded easement between the Developer and the owner of 1155 Perry Drive. Motion carried 7-0 on a roll call vote.

INFORMATION AND DISCUSSION

- A. *Residential Permit Parking* – Police Chief Doug McKinley provided a background and explanation of the proposed changes to the City's current permit parking ordinance: 1) change Markee Avenue and Southwest Road (from Markee to the western City limits) to No Overnight Parking (3am to 6am); 2) change the entire permit parking area to No Parking (3am to 6am) Except with a City Permit; and 3) reduce the citation amount in the permit parking area from \$50 to \$20. He stated that Campus PD is intending to increase their parking citations from \$20 to \$25 and their fine amounts for parking in handicapped stalls and adjacent to fire hydrants from \$50 to \$100. He would not oppose reducing City parking citations from \$50 to \$25, but doesn't see a need to increase City fine amounts for parking in handicapped stalls and adjacent to fire hydrants. Permit parking signs are confusing to the public and they spend a considerable amount of time with parking ticket appeals/reviews. He also explained the difficulty in detecting 2nd and subsequent offenses since the officers and CSO's cannot access this record in real time – therefore time consuming looking them up. Charles Bull of 735 Staley Avenue and Jeff Becker of 710 Staley Avenue spoke against revising the current permit parking stating that it was accomplishing what it was set out to do, concerned that they didn't receive any notice that changes were even being proposed, and suggested throwing it back to a community committee for discussion. Daus noted that feedback from the Community Survey and calls she's received indicate that the permit parking is working fine – suggested to look at changing the confusing signs rather than change the whole thing. Kilian agreed with the proposed recommendations. Denn stated that he didn't want to reduce the \$50 parking citation amount, didn't think a lower amount would deter anyone. It was the consensus of the Council to instruct the City Manager to set up a neighborhood meeting to receive input/feedback before this topic comes back before them for action.
- B. *Zoning Code Amendment – Limited Occupancy Overlay District* – Community Planning & Development Director Joe Carroll explained that this item was tabled by the Council in April and sent back to the Plan Commission for more discussion and recommendations. The proposed zoning code amendment includes the following changes: 1) the change would allow the overlay district to be included in the residential historic district; 2) the definition of "family" has been modified to provide the same benefits to individuals in a domestic partnership that are provided to a married couple (as related to occupancy restrictions); 3) the definition of "family" in the underlying zoning ordinance has been modified to include the same basic definition – the difference between the two definitions will be regarding the number of unrelated individuals and roomers/boarders that are allowed to live in the unit; and 4) several language changes that would

eliminate the ability for a petition creating an overlay district to include properties in which the owner of the property doesn't sign the petition. Public hearing and action at next meeting.

- C. *Financial Software Package* – Finance Director Valerie Martin distributed a staff report regarding new finance/utility billing software. Martin explained that after receiving quotes and demos from three vendors, Staff and the City's IT provider recommends to move forward with Springbrook Software, citing that they were the most advanced of the three vendors when it comes to IT architecture (3 tier architecture), provided a full cloud-based software option, efficiencies, and electronic storage. The total cost of the software, implementation (12 weeks), training, and maintenance is \$56,360. \$51,800 was budgeted. Proposed that the additional \$4,560 expense be split between the City and Water & Sewer Depts. Martin noted that Grant County also uses the software. Action at next meeting.
- D. *Resolution – Municipal Airport 6 Year Plan* – Kevin Wunderlin, on behalf of the Airport Commission, explained that the Airport Commission approved a 6-year plan that states the Airport's project intentions. This plan, along with a supporting resolution from the Council is required by Wisconsin Statutes from municipal airports intending to receive federal and/or state aid. Action at next meeting.
- E. *Knollwood Park Single Track Trail* – Recreation Director Luke Peters explained the Parks, Forestry, and Recreation Committee's recommendation to allow the Platteville Human Powered Trails (PHPT) Committee, a volunteer-driven, non-profit organization, to construct a single track trail in Knollwood Park with a 10' minimum setback from existing lot lines. Staff recommended that the Council listen to citizen comments against and in favor of the proposed trail and if agreeable to the trail, add a memorandum of understanding detailing additional stipulations, including that maintenance of the single track trails at Mound View Park and Knollwood Park would be the responsibility of PHPT. Speaking in favor of the trail included Les Hollingsworth of 1027 Walnut Dell Rd, Carly Borcharding of 160 W Knollwood Way, Jason Tyson of 1024 Walnut Dell Rd, Mark Hirsch of 2076 Airport Rd, Tim Ingram of 130 Market St, Joshua Savoy of 425 Sowden St, Margaret Ruf of 390 W Adams St, and Luke Peters who spoke on behalf of Cindy Tang of 945 Highbury Ct who was in favor as long as there were no big events or rallies allowed. Registered in favor included Jeffrey Buboltz of 1070 Colleen Ct, A. Neuwald of 760 N Court St, April Baker of 780 N Court St, Nicholas Baker of 780 N Court St, Kayla Murphy of 87 E Main St, Jessie Goodwin of 87 E Main St, Ryan Hagen of 165 E Lewis St, Bob Gates of 1205 Sunset Dr, Cody Shaide of 1225 Sunset Dr, Jared Pide of 1350 W Main St, Nicole Ebbe of 60 Ann St, David Baker of 780 N Court St, Kyle Ebbe of 60 Ann St, Roly Peterson, and Nancy Collins of 1120 Eastman St. Discussion was held about reaching out to all the landowners, including the ones not in favor, whether all the green space was properly donated to City, the 10' minimum area setback, waste facilities, maintenance, etc. Action at next meeting.
- F. *Rountree Gallery Board Membership Change* – David Meinhardt, on behalf of the Rountree Gallery Board, explained the proposed changes to the membership of the Rountree Gallery Board which include allowing two consecutive terms, staggering current terms, and allowing one voting member to be a non-resident. City Clerk Jan Martin informed the Council that any changes to the membership would require an ordinance change. Action at next meeting.
- G. *Personnel Residency Policy Revisions* – City Attorney Brian McGraw explained the proposed employee residency changes in the Employee Handbook which result from a change in state statute 66.0502 prohibiting employee residency requirements excepting law enforcement, fire, or emergency personnel. Two resolutions were proposed – one that doesn't include the emergency services personnel identified in the City's Emergency Operations Plan (EOP), and one that does. McGraw stated that version B that does include the EOP personnel may not comply with state law and recommended that the Council approve version A. It was the consensus of the Council to add the "Exception" language that is in the current Employee Handbook to both versions of the resolutions and bring them back for action at the next meeting.
- H. *Kallembach Properties – Request for Proposals* – Community Planning & Development Director Joe Carroll reviewed the Request for Proposal (RFP) document, which was drafted along with

Councilor Seeboth, to possibly be used to sell nine properties that the City recently acquired in a court judgement. They requested feedback from the Council and a clear idea of criteria for the developer or purchaser. Council discussion was mixed - some wanted to turn over the properties as fast as possible to recoup losses and not tie the hands of developers, while others thought this was a good opportunity to have a hand in directing what type of developments/housing (rental vs. owner occupied) the City needs. Non-profit developers who fix up properties to sell to families who might not otherwise be able to purchase a home was also discussed. A developer from Sun Prairie, Monica Riege, who purchased two other Kallembach properties and owns/rehabbed six other properties in Platteville spoke against using an RFP process to sell the properties – places too many restrictions. It was the consensus of the Council to make the following changes to the RFP: 1) clean up the duplications in the document; 2) Section V Project Requirements – decrease construction completion time from 18 months to 12 months in Section V Project Requirement;, and add a #3 in the bonus points language to the effect “Proposals that provide affordable single family housing (owner occupied) in Section VII Selection Criteria. Action at next meeting.

ADJOURNMENT

Motion by Daus, second by Denn to adjourn. Motion carried on a roll call vote. The meeting was adjourned at 10:18 PM.

Respectfully submitted,

Jan Martin, City Clerk