

**PLATTEVILLE COMMON COUNCIL PROCEEDINGS
JANUARY 9, 2018**

The regular meeting of the Common Council of the City of Platteville was called to order by Council President Nickels at 7:00 PM in the Council Chambers of the Municipal Building.

ROLL CALL

Present: Ken Kilian, Eileen Nickels, Tom Nall, Katherine Westaby, Don Francis, and Barbara Stockhausen.
Excused: Barbara Daus Absent: None.

CONSIDERATION OF CONSENT CALENDAR

Motion by Kilian, second by Westaby to approve the consent calendar as follows: December 12 Regular Council Minutes; Payment of Bills in the amount of \$6,875,922.05; December Financial Report; Appoint Mark Stead to Museum Board; One-year Operator License to Anna M Reuter and Karen T Welsh; Two-year Operator License to Kyle R Kosiboski, Emilee M Meincke, and Ann M Udelhofen; 2018 Taxi Driver License to Carl H Coates, Sally A Kirschbaum, Thomas G Genthe, Stacy R Bams, Robert F Hinderman, John H Risic, and Thomas A Green; 2018 Taxi Vehicle License to Russ Stratton Buses for 2012 Ford Starcraft, Plate #18713B, 2012 Ford Starcraft, Plate #18714B, 2016 Ford Starcraft, Plate #22135B, and Banner Permit to Platteville Fire Department Pancake Breakfast March 12 - March 26 and United Way of Platteville on September 10 - October 31. Motion carried 6-0 on a roll call vote.

CITIZENS' COMMENTS, OBSERVATIONS AND PETITIONS, if any.

William Hughes of 1225 N. Elm St expressed concern about a fire safety requirement to put a lock box on his business at Arthur House Restaurant, 9315 State Rd. 80 Platteville, WI. Mr. Hughes asked whether a variance might be possible and which authority would grant it, since the business is located outside the city limits. After some discussion, City Manager Karen Kurt indicated that the matter would be researched to determine which governing authority should review the request.

REPORTS

- A. Board/Commission/Committee Reports – Meeting reports were submitted by the Freudenreich Animal Care Trust Fund Committee, Police & Fire Commission, Historic Preservation Commission, Community Safe Routes Committee, Parks, Forestry, & Recreation Committee, Airport Commission, Commission on Aging, Housing Authority Board, and Library Board.
- B. December Reports – City Attorney Itemized Statement, Water and Sewer Financial Report, Airport Financial Report and Department Progress Reports.

ACTION

- A. *Resolution 18-01 Updating Fee Schedule* – Motion by Kilian, second by Westaby to approve Resolution 18-01 Updating Fee Schedule as presented. Motion carried 6-0 on a roll call vote.
- B. *Second Amended and Restated Real Estate Note – Rountree Hall Associates LP* – City Manager Karen Kurt explained the City of Platteville will receive \$200,000 upon the execution of the note, and the note will be extended by 10 years. Motion by Westaby, second by Kilian to approve the Second Amended and Restated Real Estate Note with Rountree Hall Associates LP. Motion carried 6-0 on a roll call vote.
- C. *Resolution 18-02 Conditional Use Permit for a Daycare at 285 Richard Street* – Public Works Director Howard Crofoot explained the proposed Conditional Use Permit for the daycare business at 285 Richard St. On January 8th, the Plan Commission recommended approval of the CUP with the recommendation that the applicant add off-street parking for parents in accordance with city ordinances, a sidewalk, and lighting to mitigate any issues with increased traffic due to the dropping

off and picking up of children. Applicants Mary McNair of 825 E Madison St and Cayla Redfearn of 720 N 4th St explained that a State licenser has reviewed the property, and that the State determines how many children can be in the daycare, around 35 children based on approval. Remodeling the garage would allow for another 10 children. Ms. McNair indicated they have a 4-foot fence with 2 gates at their current daycare and are considering a 6-foot wood fence, which is the maximum allowed by city ordinance. Jackson Pellett of 275 N Water St spoke against, expressing concern regarding the lack of off-street parking, and requesting the resolution be tabled until more information is gathered. Crofoot presented signage in front of another daycare in the area for permit parking or 15-minute parking 6am-6pm Mon-Fri, allowing for drop off and pick up time. He explained a normal driveway width is 30 feet but the ordinance also allows the Public Works Director to make exceptions, and that there are ordinances which determine the maximum percentages of front and side yards for potential off-street parking. Ms. Redfearn stated based on their current size of 27 children, there are no more than four cars coming at one time. Ms. McNair also stated they have children bused to and from their daycare. It was noted, while the bus is stopped, there is an arm and stop sign that is displayed from the bus. All drivers must stop during this time. Crofoot indicated employees could park on the street where it is legal or request additional permits. City Manager Karen Kurt asked that the permit parking sign change not be a condition but be a staff direction. Motion by Kilian, second by Stockhausen to approve Resolution 18-02 CUP for a Daycare at 285 Richard St with the conditions of fencing not less than four feet high, modify the Permit Parking signs to include 15-minute parking from 6 am-6 pm Mon-Fri, and add additional off-street parking as needed. Motion carried 6-0 on a roll call vote.

INFORMATION AND DISCUSSION

- A. *Development Agreement – St. Augustine Redevelopment Project* – In 2017, the Council approved a Planned Unit Development for St. Augustine Redevelopment with direction related to the development and PILOT agreements. City Attorney Bill Cole will draft a memo to respond to questions about the PILOT agreement. Action at next meeting.
- B. *IT Services Contract* – Proposed contract would renew IT Support Services with CompuNET International Inc. Action at next meeting.
- C. *Year-End 2017 Progress Update/2018 Goals* – City Manager Karen Kurt provided the last quarterly report for 2017. A slideshow reviewing 2017 City accomplishments is available on the City website and YouTube. Kurt presented the goals of 2018 and stated the Council would be provided quarterly progress reports.

Motion made by Stockhausen seconded by Kilian to remove the Mineral Street Parking Lot Reconfiguration and Downtown Leased Parking off the table and go into the work session.

WORK SESSION

- A. *Mineral Street Parking Lot Reconfiguration* – Public Works Director Howard Crofoot, City Manager Karen Kurt, and Dan Dreessens, Owner/Civil Engineer of Delta 3 met with the Common Council regarding parking lot reconfiguration options for the Mineral Street Parking Lot. Crofoot presented three different options along with illustrated handouts. The options have minimal cost difference among them. After some discussion, the Common Council selected Option 2. This option includes updating the handicapped parking stall to meet ADA requirements, making all stalls 10 feet wide, and a total of 44 parking spaces. This option also includes decorative fencing to match the current downtown fencing, improved landscaping, and signage to point visitors to the parking area. *It was the consensus of the Council to select Option 2.*
- B. *Downtown Leased Parking* – Public Works Director Howard Crofoot presented recommendations of the ad-hoc Downtown Parking Task Force which included all downtown parking lots allowing overnight parking to be converted to leased parking or 3-hour parking

during the day; leased stalls should be assigned consecutively within the lot and marked as leased parking; stalls not leased should be assigned the same rule as the rest of the lot. The Council discussed various options related to downtown leased parking.

ADJOURNMENT

Motion by Nall, second by Stockhausen to adjourn. Motion carried 6-0 on a roll call vote. The meeting was adjourned at 9:24 PM.

Respectfully submitted,

Candace Koch, City Clerk