

President Mark Breckheimer called the regular meeting of the village board to order at 7 p.m. on Tuesday, October 11, 2016.

Roll Call – all members reported present. Others present were Mike Loose, Charlie Fochs, Karl Propson and Ed Bryne from the Brillion News.

Pledge of Allegiance – The pledge of allegiance was recited by everyone present.

Citizen Questions and Concerns to be acted on at the next board meeting – Karl Propson stated that the athletic club has received \$2,500 in donations for the fence. There were concerns brought up regarding parking by the Buzz Sportsbar & Grill. With diagonal parking and if someone then parks on the other side of the street, it doesn't leave a lot of room for traffic. They would like to see lines painted or parallel parking. There also was an inquiry about the event sign at the elementary school. Should we remove it and put it somewhere? Breckheimer stated that we did look at it and it is in pretty rough shape.

Announcements – Trick or Treat Hours is 10/30/16 from 3 p.m. – 5 p.m. There is a Halloween Party at the community center from 5 p.m. – 6:30 p.m. There is a special board meeting scheduled for October 25th at 7 p.m.

Minutes – Action – to approve the board meeting minutes as presented – motion: Roehrig; second: Starfeld; carried.. The fire department minutes were presented to the board. Action – to accept the fire department minutes and place them on file – motion: Koffarnus; second: Keuler; carried. The minutes from the first responders was presented to the board. Action – to accept the first responder minutes as presented and to place them on file – motion: Starfeld; second: Koffarnus; carried.

Treasurer's Report for the Village of Hilbert - balances – \$115,913.05 General fund; \$462,773.99 Sewer fund; \$133,000.67 Water fund; \$0.00 Clean Water fund; (\$2,950.01) TID #1 fund; \$682,777.87 T-Plus fund; \$14,830.72 First Responder fund; (\$438,919.44) TID #2, \$58.03 CDA; \$177,708.57 Capital Improvements Fund. Action – to approve the treasurer's report as presented – motion: Koffarnus; second: Roehrig; carried. The fire department treasurer's report was presented to the board. Action – to approve the fire department's treasurers report as presented – motion: Koffarnus; second: Starfeld; carried. The first responder's treasurer's report was presented to the board. Action – to approve the first responder's treasurer's report as presented – motion: Koffarnus; second: Roehrig; carried.

Claims - examined and discussed. Koffarnus questioned the Northeast Asphalt billing. This was for patching the road by the park. Action – to pay all claims – motion: Starfeld; second: Koffarnus; carried.

Correspondence – The MEG Newsletter was presented to the board for their information. There were not Time Warner Cable letters received. There were no Focus newsletters received. The newsletter from Boardman & Clark was presented to the board for their information.

Reports - The report of labor hours was presented to the board for their information. The monthly report on building permits was presented to the board for their information. Notice of receipt of the quarterly street aid payment in the amount of \$13,658.71 was presented to the board for their information. Notice of estimated 2nd installment of shared revenue in the amount of \$333,825 was presented to the board for their information. Notice of estimated 2017 street aid in the amount of \$49,171.30 was presented to the board for their information. This is down about \$5,500 compared to this year. Notice of estimated 2017 share revenue was presented to the board for their information. This is up by about \$2,000.

Unfinished Business:

2016 Projects – Discussion on village sidewalk projects – nothing new.

Recycling/Rubbish – The monthly report was presented to the board for their information.

Police Protection for the village – The monthly report from the last two months was presented to the board for their information.

Fire Department – Mike Loose reported that they had 1 call in the last month. He stated that the department was involved in the Pub Crawl that was sponsored by Officials Den. He stated that the department was given close to \$2,000 from the fundraiser. He stated that they went and looked at the new fire truck this past week. He informed the board that the truck may be here by the end of this week or by the end of next week. He also stated that next Monday, they are doing a training session at the old elementary school with 4 other departments.

TID District #1 – nothing new.

TID District #2 – nothing new.

Wastewater Treatment Plant – Interceptor Sewer Main Replacement Project – nothing new. WWTP Upgrades – nothing new. Hilbert Acres Mobile Home Park – No one appeared to give an update like they had previously indicated. Breckheimer stated that he will contact them and it will be added to the agenda for the special board meeting. There were no engineering bill report or clean water fund loan draw report to present. The board then discussed the open house. We would like to schedule it for December 10th from 8 a.m. – noon. We will be hosting a WWOA meeting the week after. All of the guys will be there and a flyer will be worked on.

New Business:

Application for operator licenses – There were no applications received.

Application for Temporary Class B License – Hilbert/Potter Optimist Club – Action – to approve the Temporary Class B License to the Hilbert/Potter Optimist Club for their Annual Bingo Bash which will be held on November 19th. – motion: Koffarnus; second: Starfeld; carried.

Classes/Seminars/Schooling for employees – DuPrey presented a report on the clerk's convention that he attended in Appleton.

Improvements and Building Permits Committee – Action – to accept the committee minutes as presented and to place them on file – motion: Koffarnus; second: Piepenburg; carried.

Water & Sewer Committee – Action – to accept the committee meeting minutes as presented and to place them on file – motion: Koffarnus; second: Starfeld; carried. The first recommendation was to adjust the rates for outside testing as follows:

- Raise the TSS sample by \$0.25 per sample
- Raise the BOD sample by \$0.50 per sample

Action – to approve this recommendation – motion: Koffarnus; second: Keuler; carried. There was no further action needed. The next recommendation was to award the bid for recoating the water tower to Lane Tank for \$217,539. Action – to approve this recommendation – motion: Koffarnus; second: Starfeld; carried. There was no further action needed. The third recommendation was to approve the engineering contract with Robert E. Lee for \$25,000 for construction administration and observation. Action – to approve this recommendation – motion: Roehrig; second: Piepenburg; carried. There was no further action needed. The fourth recommendation was to send a final letter to Kim Slowinski regarding the retaining wall repair and if there is no response then we will no longer fix it as previously agreed. Action – to approve this recommendation – motion: Roehrig; second: Keuler; carried. There was no further action needed. The fifth recommendation was to recommend submittal of the sewer fund budget for consideration. There were some questions raised regarding the amounts for pension and uniforms. DuPrey explained these issues. Action – to approve the recommendation – motion: Piepenburg; second: Koffarnus; carried. There was no further action needed. The sixth recommendation was to submit an ITA for a DNR Safe Drinking Water Loan for installing an iron removal system. This is being done so that we at least get on the funding list and see how we score. Action – to approve this recommendation – motion: Koffarnus; second: Starfeld; carried. There was no further action needed. The seventh recommendation was to submit the 2017 water fund budget for consideration – motion: Roehrig; second: Koffarnus; carried. There was no further action needed.

Board of Appeals – Action – to accept the committee meeting minutes as presented and to place them on file – motion: Koffarnus; second: Roehrig; carried.

Sale of Property on S. 4th St. – An amendment to the originally signed sales agreement was presented to the board. This agreement amends the original agreement and now requires that a building be constructed no later than 12/31/17 of a value of at least \$100,000. Action – to approve this amendment to the sales agreement with Cozy Baer Storage for the property on S. 4th St. – motion: Roehrig; second: Keuler; carried.

Discussion and possible action regarding starting and maintaining a facebook page – Breckheimer brought this forward and felt that it would be something that would be useful. In fact, the report from DuPrey's conference reinforced that feeling. The current internet use policy was presented to the board for their information. DuPrey stated that this would something that the deputy would maintain. It is mainly to provide information on happenings in the village and to get out any information in the event of an emergency. Action – to authorize the setting up and maintenance of a facebook page for the village – motion: Starfeld; second: Piepenburg; carried.

Discussion and possible action regarding request to change the November board meeting due to the election – DuPrey stated that due to the election falling on the normal board meeting night, he would like to move it. The board felt that delaying the meeting one week would not be an issue. Action – to have the November board meeting on November 15th – motion: Roehrig; second: Piepenburg; carried.

Discussion and possible action regarding donation of tables for the park – Koffarnus presented photos of two tables that are available and where the family would like to donate for use in the park. They are 3' x 10' and 3' high. Action – to accept the donation of the two tables for the park – motion: Starfeld; second: Piepenburg; carried.

Village Board member Informational Report – no report.

Village Employee Informational Report – Fochs reported that hydrant flushing will be 10/21/16 beginning at 10:30 p.m. The painting of the crosswalks was also covered. He stated that he has the paint and will hopefully complete it next week.

President's Report – no report.

2017 Budget Preparation – The proposed budget documents were presented to the board. Right now as proposed, we would need to take a total of \$75,762 from unrestricted fund balance. There were several cuts proposed that would reduce that amount to \$22,137. The goal of the village was to leave the development plan in the budget. These proposed cuts were discussed along with others. After discussion, it was decided to add \$15,000 for revenue for a grant for the development plan and to cut the expense to \$40,000, cut \$13,000 from the street equipment reserve fund, cut the amount for a new fence by \$9,500, cut the cost of the development plan by \$10,000 and other miscellaneous smaller items. After these proposed cuts, it would still take out a total of \$22,137 from fund balance. The board decided to send this to public hearing. Action – to set the public hearing on the proposed 2017 budgets for all funds for 7 p.m. on Tuesday, November 15, 2016 – motion: Roehrig; second: Starfeld; carried.

The board then convened into closed session under Section 19.85(1)(e) of the Wisconsin Statutes to discuss the possibility of pursuing the purchase of public property. Action – to convene into closed

session – motion: Piepenburg; second: Starfeld; Roll Call Vote – yes: Piepenburg, Koffarnus, Roehrig, Nolan, Keuler, Starfeld, Breckheimer; carried.

The board then reconvened back into open session. Action – to reconvene back into open session – motion: Keuler; second: Starfeld; Roll Call Vote – yes: Piepenburg, Koffarnus, Roehrig, Nolan, Keuler, Starfeld, Breckheimer; carried.

There was no action to be taken from the closed session.

Adjournment – Action – to adjourn – motion: Starfeld; second: Keuler; carried. The meeting was adjourned at 8:57 p.m.

Dennis DuPrey

Dennis DuPrey, Clerk

President Mark Breckheimer called the special meeting of the village board to order at 7 p.m. on Tuesday, October 25, 2016.

Roll Call – all members reported present except Keuler. Others present were Steven Mayer, Tom Baer, Roger Mueller, Randy Boesch, Gary Boesch, Mike Loose and Charlie Fochs.

Pledge of Allegiance – The pledge of allegiance was recited by everyone present.

Citizen Questions and Concerns to be acted on at the next board meeting – none.

NOTICE IS FURTHER GIVEN, that the village board then conducted the public hearing on the petition to rezone land from R-2, Multi-Family to I, Industrial. The petition was presented to the public. This involves land just south of Roger Mueller's residence on S. 4th St. The intended use of the property is for storage sheds. Breckheimer asked if there was anyone else that wished to sign up to speak. He stated that when the public speaks, they are addressing the village board and not each other. He stated that each person will have 3 minutes to speak and they are only allowed to speak once. Breckheimer asked Tom Baer to speak. Tom Baer stated that he feels that it is the perfect spot for storage sheds because they are right across the street. He stated that as long as he has demand for sheds, he will continue to build. He stated that the first building will be built towards the street with room to add an additional building to the east. He stated that the buildings will be at least 20' off the north lot line and 80' off of the south lot line. Roger Mueller then spoke. He stated that having industrial property next to him where it is residential is unfair. He stated that the intended use there was multi-family. He stated that storage sheds will take up more of a property than residential. He stated that he is concerned about water runoff onto his property. He also stated that the property will more likely be paved or gravel right up to the lot line. He stated that noise would be an issue having cars, trucks drive outside his window anytime day or night. He stated that having storage garages right across the road and also adding them to the south will make it difficult for him to ever sell his home. He questioned when you put up a house and it is intended to be residential and then after it is built, they change it to industrial. He questioned how would they feel if they owned the home and there was supposed to be storage sheds going up next to them. He stated that he knows that it is a dirt road but he stated that this is all he can afford and his land and the adjacent land is zoned residential. He stated that he believes that just because of his stature, they shouldn't treat him as not a resident. He stated that maybe it is time to make the street more desirable to promote future development. He stated that if they don't want to pave the road it is like they don't want the area to improve. He stated that this land was set aside for residential as part of their smart growth plan and he feels that the land should stay that way until they decide what they are going to do with the farmland to the south. He stated that this is his home and he wants to stay there and that he is requesting that for now it stays residential. Randy Boesch was next to speak. He stated that Roger covered all of the bases. He questioned if any of the board members would want that next to their home. He stated that the board shouldn't think that it's not in my area so it doesn't matter. He asked that the board think about it before making their decision. Gary Boesch was the next one to speak. He stated that he is not against with other people going forward for business. He stated that he feels that Tom runs a fine business and that he has nothing against him. He stated that this all began with Al Fochs and Habitat for Humanity. This land was set aside and split for Habitat for Humanity homes. He asked that they keep that in mind in making their decision. DuPrey clarified the Habitat for Humanity. He explained how the lots came about and originally they were set aside for Habitat for Humanity. He stated that they had right of first refusal on the remaining 2 lots but after a period of time in years, Habitat was asked if they still wanted the property or we were going to open it up for others to purchase. Habitat released their right to the land so that the village could put it up for sale. The village did and it has not sold for several years. The board discussed the concerns brought up. Roehrig questioned when Roger Mueller built his house. It was determined that the storage sheds were across the street when Roger's house was built. Breckheimer agreed that if it was next to his property he would fight it too but given the current situation of the lots just sitting there and with storage buildings across the road, he also feels that this is the best

option for the village at this time. There was also discussion regarding drainage. Charlie Fochs stated that Tom Baer cannot drain water onto Roger Mueller's property. There was also discussions regarding driving around the buildings and driveway entrance. The board felt that if the entrance can remain on the south side and driving around the buildings would not be allowed, it may make it a little better for Mr. Mueller. Tom Baer agreed to have the driveway entrance on the south side of the building and that there would not be any driving around the north side of the storage sheds. Action – to approve the rezone of the two lots from R-2, Multi-Family to I, Industrial with the condition that the entrance has to be on the south side of the sheds and that there is no traffic allowed on the north side – motion: Starfeld; second: Piepenburg; Roll Call Vote – yes: Piepenburg, Koffarnus, Roehrig, Starfeld, Breckheimer; no: Nolan; motion carries by majority vote. President Breckheimer then declared the public hearing closed.

The remaining of the special board meeting was then held.

Unfinished Business:

Hilbert Acres Mobile Home Park – Steve Mayer appeared before the board to provide an update on where the park was at working on the infiltration issues. He stated that he would like to get his hands on a flow meter to being able to monitor which area is the worst. He presented estimates received by the park. They are still waiting for one yet. He stated that they will have one main line scoped by November 15th. Breckheimer made it quite clear that there needs to be some action and a report by the next board meeting which is November 15th. He stated that he has no problems issuing another citation if there has been no progress. He stated that they need to act.

New Business:

Ballfield Project – Roehrig stated that he did the presentation but haven't heard anything back yet. He stated that the school stated that they had no knowledge that we were making plans for a high school field. They stated that the field in Stockbridge is adequate and they have no desire to leave that field. They stated that it isn't a big deal for them to have the field finished. It was noted that with this new information, the village could have saved some \$'s by not making this field to high school regulations. TID District #2 – DuPrey presented information regarding additional reporting that needs to be completed with the CDA loan. He stated that there is information that must be reported at least once a year and that if there are certain criteria met, then it would require additional reporting. He stated that he does not have the knowledge nor would he have the desire to do this reporting. It is not his field of expertise. He stated that he has a price from Ehlers and also received a price from Wisconsin Public Finance. The firm chosen would act as the dissemination agent for the village to do this reporting. The price from Ehlers would include up to 3 uploads for \$2,800 and Wisconsin Public Finance would be \$500 per upload. Action – to approve the agreement with Wisconsin Public Finance to act as the dissemination agent for our CDA loan – motion: Roehrig; second: Nolan; carried.

Discussion and possible action regarding purchasing light tower for the equipment truck – When the truck was originally purchased, there was a total of \$14,000 subtracted for the light tower. Mike Loose stated that he has a new price of \$17,214 for the light tower. Breckheimer stated that in looking at the numbers, they were as follows:

\$263,196 total cost
 \$255,000 total budget
 \$249,196 revised price without the light tower
 \$ 5,804 left in the budget

Mike Loose also stated that there was \$616 left over from the original payment and he presented the check. It was decided that it could be applied towards the light tower. Right now, there has been \$1,500 donated to the village and ThedaCare is donating \$4,000. This gives a total of \$5,500 donated to date. If we use the revised price for the light tower, the costs are as follows:

\$17,214 current light tower cost
 \$ 5,804 available left from budget figure
 \$ 5,500 donations to date
 \$ 616 refund applied
 \$ 5,294 remaining shortfall

Mike Loose also stated that they should be getting a check from Boldt and also the Packers organization. The board informed them that they will need to raise the shortfall of \$5,294 before they grant approval to purchase the light tower.

The board then convened into closed session under Section 19.85(1)(e) of the Wisconsin Statutes to discuss the possibility of pursuing the purchase of public property. Action – to convene into closed session – motion: Piepenburg; second: Starfeld; Roll Call Vote – yes: Piepenburg, Koffarnus, Roehrig, Nolan, Starfeld, Breckheimer; carried.

The board then reconvened back into open session. Action – to reconvene back into open session – motion: Starfeld; second: Roehrig; Roll Call Vote – yes: Piepenburg, Koffarnus, Roehrig, Nolan, Starfeld, Breckheimer; carried.

There was no action to be taken from the closed session.

Adjournment – Action – to adjourn – motion: Piepenburg; second: Starfeld; carried. The meeting was adjourned at 8:31 p.m.

Dennis DuPrey

Dennis DuPrey, Clerk

President Mark Breckheimer called the special meeting of the village board to order at 5 p.m. on Wednesday, November 9, 2016.

Roll Call – all members reported present except Keuler (late) and Koffarnus (late). Also present was Charles Fochs.

Pledge of Allegiance – The pledge of allegiance was recited by everyone present.

Citizen Questions and Concerns to be acted on at the next board meeting – none.

The board then convened into closed session under Section 19.85(1)(e) of the Wisconsin Statutes to discuss the possibility of pursuing the purchase of public property. Action – to convene into closed session – motion: Starfeld second: Piepenburg; Roll Call Vote – yes: Piepenburg, Roehrig, Nolan, Starfeld, Breckheimer; carried.

The board then reconvened back into open session. Action – to reconvene back into open session – motion: Starfeld; second: Roehrig; Roll Call Vote – yes: Piepenburg, Koffarnus, Roehrig, Nolan, Keuler, Starfeld, Breckheimer; carried.

There was no action to be taken from the closed session.

Adjournment – Action – to adjourn – motion: Starfeld; second: Keuler; carried. The meeting was adjourned at 6:25 p.m.

Dennis DuPrey

Dennis DuPrey, Clerk