



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

This regular meeting of the Village of Weston Board of Trustees, in its 20th legislative session, is composed of seven (7) members, who will convene at the Weston Municipal Center's Board Room, located at 5500 Schofield Ave., Weston, on **Monday, August 15, 2016, at 6:00 p.m.**, to consider the following matters:

A. Opening of Session.

1. Meeting called to order by President Ermeling.
2. Pledge of Allegiance to the Flag.
3. Clerk will take attendance and roll call.
4. Request for silencing of cellphones and other electronic devices.

B. Correspondence and comments from the public.

5. Acknowledgement of scheduled visitors, if any.

C. Presentations.

6. Refuse and Recycling Summer Intern Program Update – Parker/Miller.
7. [Summary of 2016 Cellcom Electronics Recycling Event, Held 08/03/2016](#)
8. [Summary of 2016 Waste Audit, Held 08/01/2016-08/05/2016](#)
9. Employee Recognition -- Heidi Miller.

D. Consent Items for Approval

10. [Ordinance No: 16-032 An Ordinance Creating Section 94.4.10\(14\) of the Zoning Ordinance Entitled Temporary Asphalt, Batch or Concrete, Stone Crushing and/or Processing Operations and adding the new temporary land use category within the Charts Displayed in Figures 3.04 and 3.05 of the Village Zoning Ordinance.](#)
11. [Ordinance No. 16-034 An Ordinance Amending Section 94.4.09\(2\) of the Zoning Ordinance Entitled Detached Accessory Structure \(For Residential Use\).](#)
12. [Ordinance No. 16-035 An Ordinance Amending Figure 5.01\(1\) of the Village Zoning Ordinance Entitled Rural, Open Space and Residential District Lot Dimension and Intensity Standards.](#)
13. [Ordinance No. 16-036 An Ordinance Amending Section 94.3.05: Figure 3.05 of the Village Zoning Ordinance Entitled Allowable Uses in Non-Residential and Mixed Use Zoning Districts.](#)
14. [Ordinance No. 16-037 An Ordinance Creating Section 94.16.18\(5\) of the Zoning Ordinance Entitled Parkland Fees.](#)
15. [Ordinance No 16-038 An Ordinance to Approve the Rezoning of Land from B-2 Highway Business with WHP-A Wellhead Protection Zone A to MF Multiple Family with WHP-A Wellhead Protection Zone A, on Outlot 1 of Certified Survey Map No. 15481, Volume 70 Page 63](#)
16. [Ordinance No 16-039 An Ordinance to Approve the Rezoning of Land from B-3 General Business to B-2 Highway Business, on Schofield Avenue, from Business Highway 51 to Von Kanel Street of Sections 16, 17 And 18; and on Business Highway 51 from Schofield Avenue to South of Post Avenue, Village of Weston, Marathon County, Wisconsin.](#)

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.



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17. Ordinance No 16-040 An Ordinance to Approve the Rezoning of Land from B-2 Highway Business to B-3 General Business, at the Intersection of Weston Avenue and County Road J and on Adventure Way, Sections 24 And 25, Village of Weston, Marathon County, Wisconsin
18. Camp Phillips Corridor – South Neighborhood -SE Quadrant General Plan.
19. Approve Change Order #1 for Ross Ave bridge deck repair project.
20. Approve issuing a Class B Beer and Class C Wine license to Sam's Pizza, 5811 Business Highway 51 and an Operator license for Vincent La Calamita.
21. Approve August 1, 2016 Board of Trustee Minutes.
22. Approve Operator Licenses.
23. Approve payment of expenditures – Voucher #43993 – 44073.
24. Items removed from Consent Approval (if any).

E. Reports & Minutes from Commissions & Committees, (if any).

25. Community Life, and Public Safety.
26. Community Development Authority.
27. Everest Metro.
28. Finance.
29. Parks and Recreation.
30. Personnel.
31. Plan Commission.
32. Property & Infrastructure.
33. SAFER District
34. Zoning Board of Appeals.

F. Reports from Departments (Directors may be dismissed following reports).

35. Clerk/CIO.
 - a) Schedule Lumin Advantage Consulting Workshop.
36. Finance/CFO.
37. Fire/EMS
38. Operations.
39. Parks & Recreation.
40. Planning & Development.
41. Police.
42. Public Services.
43. Taxpayer Engagement.
44. Technology/CTO.

G. Regular New Business.

45. Discussion about use of foreign students on a J1 visa to work at Weston Aquatic Center.
46. Discussion about creating an anti-gambling ordinance.

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- H. Regular Report from the Administrator, including:**
- 47. Presentation on attracting restaurants to the Village.
 - 48. Presentation on sports tourism and facilities as part of economic redevelopment.
- I. Convene into closed session** under Wisconsin State Statutes 19.85 (1) (c) for the purpose of considering the employment, compensation, or performance evaluation data of any employee; and (e) to conduct other specified public business, whenever competitive or bargaining reasons require a closed session, and also (g) conferring with legal counsel who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved.
- 49. Cross Pointe Development Agreement Pending Litigation.
 - 50. Discuss property transfer of parcels in TIF District 1 between PGA Plumbing and Village of Weston.
 - 51. Discuss personnel evaluations, performance reviews, and pay raises for all Village employees, in addition to reviewing the Village's pay matrix and classification and compensation policies.
 - 52. Consider compensation and performance evaluation data of the Village Administrator.
- J. Reconvene into open session and take action on items discussed in closed session, if necessary.**
- K. Announcements.**
- a. Networking Lunch with County Supervisors: Wed, 8/17 @ 11:30 – 1:00 p.m.
 - b. Community Marketing Task Force Meeting: Wed, 8/17 @ 4:30 – 6:00 p.m.
 - c. Ross Avenue Canoe/Kayak Launch Ribbon Cutting Ceremony: Mon, 8/22 @ 4:30 p.m.
- L. Remarks from Trustees (No Board action will be taken for this agenda item).**
- M. Remarks from President (No Board action will be taken for this agenda item).**
- N. Discuss items to be included for next agenda (No Board actions will be taken for this agenda item).**
- O. Adjourn until next meeting (special) date of MONDAY, AUGUST 29th, 2016 – End of Session.**

WITNESS: My signature this 12th day of August 2016.

Sherry Weinkauff
Village Clerk

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OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – C.7.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review

REQUEST FROM: **JENNIFER HIGGINS, DIRECTOR OF PLANNING & DEVELOPMENT**
VALERIE PARKER, PLANNING TECHNICIAN
HEIDI MILLER, REFUSE & RECYCLING PROGRAM INTERN

ITEM DESCRIPTION: **SUMMARY OF 2016 CELLCOM ELECTRONICS RECYCLING EVENT, HELD 08/03/2016**

DATE/MTG: **VILLAGE BOARD; MONDAY, AUGUST 15, 2016**

POLICY QUESTION: Should the Board of Trustee consider the Director of Planning & Development's recommendation that the Village Board of Trustees acknowledge the summary of the 08/03/2016 Cellcom Electronics Recycling Event?

RECOMMENDATION TO: (I make a motion to. . .) acknowledge the submitted Summary Report.

LEGISLATIVE ACTION:

- | | | |
|---|------------------------------------|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |

FISCAL IMPACT ANALYSIS:

- Budget Line Item: _____
- Budget Line Item: _____
- Budgeted Expenditure: _____
- Budgeted Revenue: _____

STATUTORY / RULEMAKING / POLICY REFERENCES:

- WI Statute: §§ 287.09 and 287.11
- WI Administrative Code: NR Chapter 544
- Case Law / Legal: _____
- Municipal Code: Chapter 66 Solid Waste
- Municipal Rules: _____

PRIOR REVIEW: N/A

BACKGROUND: In March, Valerie Parker was approached by Bonnie Cayemberg and John Schult, of Cellcom, who were looking to host an electronics recycling event in the Weston area this summer. It was explained that there would be no costs to the Village of Weston, as Cellcom was paying for this event. Since we tend to take in questions from residents on how to dispose of their electronics (especially TV's and computer monitors), we decided this would be a great event to take part in.

The Cellcom Electronics Recycling Event was sponsored by Cellcom along with RecycleThatStuff.com who collected the items recycled. The Village of Weston provided the location for the event in the parking lot of the Municipal Center. The event was open to the public, not just Village of Weston residents, which resulted in an overwhelming amount of participation. There was so much interest in the event from the public, that Schofield Avenue was lined with cars coming from both directions. The event was successful and based on the response from the public, there is a clear need for more

events like this one available for the residents. The amount of material collected came to a total of 33,000 lbs of electronics. About half of that weight was made up of TVs.

In the future, limiting the event to only extend to the Village of Weston residents may make the event run smoother and faster, allowing for those who participate be able to drop off their electronics. This would decrease the chance of needing to turn people away due to time and space constraints. Designating a traffic route for a future event like this one would also be an improvement. Tyler Rueth, of RecycleThatStuff.com, commented that if held again, they would work with area volunteers, to have more people on hand to help unload the vehicles, to allow them to pass through faster. Although the event was a success, there was not enough time or space to continue accepting electronics from people. Unfortunately, the hosts had to turn people away at the ending time of the event, even though some of those people may have been waiting patiently for an extended period of time.

Below there are some pictures attached from the event.







The Village of Weston is Proud to Present:

RECYCLING EVENT

Computers * Electronics * Appliances

Hosted by Cellcom and RecycleThatStuff.com



When: Wednesday, August 3, 2016

Time: 3:30 p.m. – 6:00 p.m.

Where: Village of Weston Municipal Center Parking Lot, 5500 Schofield Avenue, Weston



Electronics we will recycle

CPU's * Printers * Speakers * Scanners * Fax Machines
* Vacuum Cleaners * Phones * Laptops * Record
Players * Tape Players * CD Players * Electrical Saws *
Drills * Calculators * UPS's * Paper Shredders * Coffee
Machines * Heaters * Portable Game Systems * Most
Household Electronics

Electronics with Limitations

Please note that due to space limitations, we will only
accept 3 of the items listed below per vehicle:

CRT Monitors * Televisions * Mini Fridges * Small AC Units
* Stoves * Washers * Dryers * Dishwashers * Microwaves
* Copy Machines * LCD Screens

Large Refrigerators and Freezers will not be accepted.

Help the environment by recycling your old electronics. Cellcom is paying the recycling fees for this community event, so permitted items will be disposed of at no cost to you.

Please call RecycleThatStuff.com at (920) 955-3760 if you have questions.
You may also call the Weston Municipal Center at (715) 359-6114 and ask for Heidi or Valerie



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OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – C.8.

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**Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review**

REQUEST FROM: **JENNIFER HIGGINS, DIRECTOR OF PLANNING & DEVELOPMENT
VALERIE PARKER, PLANNING TECHNICIAN
HEIDI MILLER, REFUSE & RECYCLING PROGRAM INTERN**

ITEM DESCRIPTION: **SUMMARY OF 2016 WASTE AUDIT, HELD 08/01/2016 – 08/05/2016**

DATE/MTG: **VILLAGE BOARD; MONDAY, AUGUST 15, 2016**

POLICY QUESTION: Should the Board of Trustee consider the Director of Planning & Development's recommendation that the Village Board of Trustees acknowledge the summary of the 08/01/2016 – 08/05/2016 Waste Audit Event?

RECOMMENDATION TO: (I make a motion to. . .) acknowledge the submitted Summary Report.

LEGISLATIVE ACTION:

- | | | |
|---|------------------------------------|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |
-

FISCAL IMPACT ANALYSIS:

- Budget Line Item: _____
- Budget Line Item: _____
- Budgeted Expenditure: _____
- Budgeted Revenue: _____
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- WI Statue: §§ 287.09 and 287.11
- WI Administrative Code: NR Chapter 544
- Case Law / Legal: _____
- Municipal Code: Chapter 66 Solid Waste
- Municipal Rules: _____
-

PRIOR REVIEW: N/A

BACKGROUND:

The Waste Audit Event was conducted by the Village of Weston, Advanced Disposal and the Marathon County Solid Waste Department during the first week of August. The team inspected both the refuse and recycling carts of randomly selected houses to understand how well residents have interpreted the recycling program in the Village of Weston. Each day, about 20-30 homes were inspected during the audit. This was intended to provide the Village of Weston with insight on how to improve the recycling program and education efforts. Each house inspected had a flyer taped to the refuse or recycling cart explaining any problems or congratulating them for good recycling practices.

In general, there were very few problems with the recycling carts. Most of the recycling carts inspected, contained only proper recyclable materials. The refuse carts inspected varied on proper usage. Many contained recyclable material or yard waste. The most common recyclable materials found in refuse carts were paper, plastic, and cardboard. A few

residents confronted the team just to see what was going on. Everything was peaceful and overall, the waste audit was conducted well.

To conclude the waste audit event, letters describing the findings of the waste audit will be mailed out to those households who were selected for the event. A follow-up summary of the waste audit event will also be published in the September/October Newsletter this fall.

Below are some photos from the waste audit.

- Supplemental Briefer for Agenda Items under Consideration?
- Attachments?

The following are images of refuse carts that had problems:



Figure 1. Metal cans, cardboard boxes, paper (junk mail), plastic water bottle.



Figure 2. Cardboard boxes, paper (junk mail), and textiles that could be donated.



Figure 3. Paper bags, paper (junk mail), plastic bottle, metal can, yard waste.

The following are images of recycling carts that had problems:



Figure 1. Several pieces of Styrofoam.



Figure 2. Yard waste, shredded paper inside a plastic bag.

Oh no!

Thank you for recycling but, it looks like a few things were placed in the wrong bin!

Recycling cart should **NOT** contain:

- **Garbage** or food & food-tainted items
- **Styrofoam** cups, plates, egg or ice cream cartons
- **Hazardous chemical containers** motor oil bottles, paints, cleaners, etc.
- **Plastic bags** or plastic toys, sporting goods, garden tools, pots/pans, etc.
- **Appliances** Electronics, batteries, CDs & DVDs, microwaves, etc.
- **Other** _____

Refuse cart should **NOT** contain:

- **Paper** Office & school paper, magazines, catalogs, paperback books, envelopes and junk mail
- **Cans** Tin, aluminum, aerosol cans
- **#1-#7 plastic containers**
- **Glass** jars or bottles
- **Other** _____

For more information on proper recycling, contact the Village of Weston.
(715) 359-6114 | www.westonwi.gov

You are a Recycling Champ!

Here is a gold star for your recycling efforts!



Good Job! During observations, it was discovered that the materials you disposed of were put into the correct refuse or recycling carts. Keep up the good work!

For more information on proper recycling, contact the Village of Weston.
(715) 359-6114 | www.westonwi.gov



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OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.10.

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**Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review**

REQUEST FROM: **JARED WEHNER, ASSISTANT PLANNER
JENNIFER HIGGINS; DIRECTOR OF PLANNING AND DEVELOPMENT**

ITEM DESCRIPTION: **ORDINANCE NO. 16-032 AN ORDINANCE CREATING SECTION 94.4.10(14) OF THE ZONING ORDINANCE ENTITLED *TEMPORARY ASPHALT, BATCH OR CONCRETE, STONE CRUSHING AND/OR PROCESSING OPERATIONS* AND ADDING THIS NEW TEMPORARY LAND USE TO THE TEMPORARY LAND USE CATEGORY WITHIN THE CHARTS DISPLAYED IN FIGURES 3.04 AND 3.05 OF THE VILLAGE ZONING ORDINANCE.**

DATE/MTG: **BOARD OF TRUSTEES; MONDAY, AUGUST 15, 2016**

POLICY QUESTION: Should the Board of Trustees approve the amendment to the zoning ordinance as proposed by the Plan Commission/ETZ Committee?

RECOMMENDATION TO: I make a motion to endorse approval and publication of Ordinance No. 16-032.

LEGISLATIVE ACTION:

<input checked="" type="checkbox"/> Acknowledge/Approve	<input checked="" type="checkbox"/> Ordinance	<input type="checkbox"/> Proclamation
<input type="checkbox"/> Administrative Order	<input type="checkbox"/> Policy	<input type="checkbox"/> Reports
<input type="checkbox"/> Expenditure	<input type="checkbox"/> Procedure	<input type="checkbox"/> Resolution

FISCAL IMPACT ANALYSIS:

<input type="checkbox"/> Budget Line Item:	N/A
<input type="checkbox"/> Budget Line Item:	N/A
<input type="checkbox"/> Budgeted Expenditure:	N/A
<input type="checkbox"/> Budgeted Revenue:	N/A

STATUTORY / RULEMAKING / POLICY REFERENCES:

<input type="checkbox"/> WI Statue:	_____
<input type="checkbox"/> WI Administrative Code:	_____
<input type="checkbox"/> Case Law / Legal:	_____
<input checked="" type="checkbox"/> Municipal Code:	Chapter 94
<input type="checkbox"/> Municipal Rules:	_____

PRIOR REVIEW: Public Hearing held July 11, 2016 with PC/ETZ
Additional discussion and approval at August 8, 2016 PC/ETZ Meeting

BACKGROUND: The public hearing for this ordinance amendment was held at the 7/11/16 PC/ETZ meeting. At the 7/11/16 meeting, the members suggested changes to the ordinance which staff has made. Staff worked with MDROffers to make this update to the Code. After additional discussion on 8/8/16, the PC/ETZ approved the draft ordinance with a condition that we have legal counsel review prior to it going to the Board of Trustees for final consideration and approvals. Higgins sent the draft ordinance to Attorney Yde who made some modifications to Sec. 94.4.10(14), 1, 4 and 13. These modifications have been included in the attached draft ordinance. Staff recommends approval. It would then become effective on date of publication.

Attachments – Ord. No. 16-032



VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN

ORDINANCE NO. 16-032

AN ORDINANCE CREATING SECTION 94.4.10(14) OF THE ZONING ORDINANCE ENTITLED *TEMPORARY ASPHALT, BATCH OR CONCRETE, STONE CRUSHING AND/OR PROCESSING OPERATIONS* AND ADDING THIS NEW TEMPORARY LAND USE TO THE TEMPORARY LAND USE CATEGORY WITHIN THE CHARTS DISPLAYED IN FIGURES 3.04 AND 3.05 OF THE VILLAGE ZONING ORDINANCE.

WHEREAS, the Village of Weston is authorized to prepare, amend and adopt a zoning ordinance under Wis. Stats. §§ 62.23 and 61.35; and

WHEREAS, the Village adopted a new Chapter 94 in March 2015, to serve as the Village's general zoning ordinance and the Village's extraterritorial zoning ordinance for the portions of the Town of Weston defined as the extraterritorial zoning area; and

WHEREAS, in administering this new Chapter 94, Village staff has found Sec. 94.4.10 does not adequately address the ability to permit the temporary use of property in the Village and Town of Weston ETZ area for a temporary asphalt, batch or concrete, stone crushing and/or processing operation in the Village and Town; and

WHEREAS, Village Staff is proposing amendments to Chapter 94 Zoning to provide regulations for temporary asphalt, batch or concrete, stone crushing and/or processing operations; and

WHEREAS, the Plan Commission has recommended enactment of the Zoning Ordinance amendments set forth below, for applicability within the Village limits; and

WHEREAS, the Joint Town and Village Extraterritorial Zoning Committee has recommended enactment of the Zoning Ordinance amendments set forth below, for applicability within the Extraterritorial Zoning limits of the Town of Weston; and

WHEREAS, the Joint Village and Town of Weston Extraterritorial Zoning Committee and Village Plan Commission have held a joint public hearing on this ordinance, on July 11, 2016, in compliance with Wis. Stat. § 62.23, and following such hearing the Board considered public comments and the recommendation of the Village Plan Commission and Joint Village and Town of Weston Extraterritorial Zoning Committee; and

WHEREAS, the Village Board finds the proposed amendment is reasonable, consistent with the Village Comprehensive Plan, and in the public interest;

NOW, THEREFORE, the Village Board of Weston, Marathon County, Wisconsin, does ordain as follows:

SECTION 1: Chapter 94 Zoning Ordinance is hereby amended to provide as follows:

Section 94.4.10: Temporary Land Use Types

(14) Temporary Asphalt, Batch or Concrete, Stone Crushing and/or Processing Operations

Where not accessory to a non-metallic mineral extraction operation, this temporary use shall be proposed in conjunction with and exclusively serving a specific public highway or road improvement, other public works project, or large scale construction project warranting on-site processing in the Zoning Administrator's opinion that benefits the Village or the Extraterritorial Zoning District, subject to the issuance of a temporary use permit and the following performance standards.

Performance Standards:

1. The permitted length of time of operation are as follow:
 - a. All temporary use permits within the Village for any such operation shall not exceed a six-month (6) period.
 - i. An extension of the permit may only be considered for up to one year by conditional use permit. Projects proposed to exceed 1-year must qualify as a Solid Waste Disposal, Composting and/or Recycling Facility as defined in Section 94.4.06(5).
 - b. All temporary use permits within the Extraterritorial Zoning District for any such operation shall only be considered by conditional use permit.
 - i. Projects proposed to exceed 1-year must qualify as a Solid Waste Disposal, Composting and/or Recycling Facility as defined in Section 94.4.06(5).
2. Batch plants and material processing operations shall only be permitted as a temporary use within the *AR Agriculture and Residential* district, Non-Residential, and Mixed Use Districts; or within a Subdivision where the preliminary plat has been approved or construction phase authorized within the preceding year.
3. All temporary use permit applications shall include detailed site and operational plans, which describe the specific nature of the proposed operation, justification for why the operation needs to be performed on-site; the specific project(s) which the operation would supply; types and quantities of materials and processes; types, quantities, and frequency of use of equipment to move, process, and haul materials within and to and from the site; where materials would be hauled from and to and over what routes and roads; any special measures that will be used for spill prevention and control, dust control, and environmental protection; methods to keep all public roads free of all mud, debris, and dust; number of employees; proposed days and hours of operation; proposed time length of operation; other state, county, or federal permits required; public safety measures including fencing; evidence of adequate insurance, and contact information for all on-site managers/supervisors.
4. All applications shall include a detailed map of the impacted areas showing the designated truck routes and frequency of travel. All off-site travel shall be restricted to arterial and collector streets and highways unless prior written approval is received from the Director of Public Works to use other streets.
5. A bond or other performance guarantee for such work may be required as part of the temporary use permit provided that a clear relationship is established between the operation and the need for road upgrades, repair, and maintenance.
6. All applications shall include a detailed site plan in accordance with Section 94.16.09 and shall also include the following:
 - a. Location of all fences or other screening mechanisms;
 - b. Location of processing equipment and areas and material and equipment storage areas;

- c. The proposed type and amount of material being processed and/or stored;
 - d. Employee parking; and
 - e. An erosion control plan, drawn to scale by a professional engineer, meeting all applicable Village, State, and County requirements.
 - f. Other location-specific items required under subsection 3 indicated.
7. Driveway access of the operation shall adhere to Section 94.12.08 and Chapter 71 of the Municipal Code.
 8. Batch plants and material processing operations proposed within 1,000 feet of any residential land use (not including undeveloped subdivisions) shall also have to obtain a conditional use permit per Section 94.16.06.
 9. On-site bulk fuel storage areas and areas for fueling of equipment shall be located in accordance with the Wisconsin Administrative Code and State Statutes. Fuel storage located within the Wellhead Protection Zones shall require a conditional use permit per Section 94.6.03 to minimize the potential for groundwater contamination.
 10. Depending on the nature of the use, the Zoning Administrator may require a reclamation plan clearly depicting the restoration of the property, proposed contours, depth of topsoil, vegetative cover and the proposed land use. A bond or letter of credit may be required to cover the costs of reclamation in the event that the applicant fails to complete the process or is unable to due to other circumstances. The amount is determined by the preexisting conditions of the site.
 11. At maximum, the operation of the batch plants and material processing uses shall be permitted between the hours of 7:00AM through 5:00PM, Monday through Friday; and between 7:00AM and 12:00PM on Saturday. Transportation of materials to and from the site shall not occur outside of these hours when within 1,000 feet of an existing residential land use. The entire project area shall be screened from view from all neighboring parcels and rights-of-way.
 12. To prevent tracking of mud onto public roads, access driveways shall be hard surfaced within one 100 feet of public roads, unless the adjacent road is not hard surfaced. This requirement may be satisfied with the use of a tracking pad as part of the erosion control plan.
 13. Material processed on site shall be only used for the project specified on the permit application. If it has been determined by the Zoning Administrator that other activities are occurring within the proposed site area unrelated to the specified project the temporary use permit shall be revoked.
 14. All public roads to all operations shall be kept free of all mud, debris, and dust.
 15. Operation sites and driveways shall be sprayed to control dust, except when the temperature is below freezing. All operations and sites shall also meet the air pollution standards in Section 94.12.14.
 16. Minimum Required Off-Street Parking: one space per each employee on the largest work shift.

Section 94.3.04: Allowable Uses in Rural, Open Space and Residential Zoning Districts

Figure 3.04: Allowable Uses in Rural, Open Space and Residential Zoning Districts

P = Permitted Use		C = Conditional Use		T = Temporary Use		Empty Cell = Prohibited Use				
Land Use Category		Zoning District (see key at end of figure)								
(#)	Land Use Type	FP	AR	RR-2; RR-5	PR	SF-L	SF-S	2F	MF	MH
Temporary Land Uses (see Section 94.4.10 for descriptions and standards for each land use)										
(1)	Temporary Outdoor Sales				T					

P = Permitted Use			C = Conditional Use			T = Temporary Use			Empty Cell = Prohibited Use		
Land Use Category (#) Land Use Type			Zoning District (see key at end of figure)								
			INT	B-1	B-2	B-3	BP	LI	GI		
(4)	Contractor's Office	Project	T	T	T	T	T	T	T	T	
(5)	Contractor's Equipment Facility	On-Site Storage	T	T	T	T	T	T	T	T	
(6)	Relocatable Building		T	T	T	T	T	T	T	T	
(7)	On-Site Real Estate Sales Office			T	T	T	T	T	T	T	
(8)	Seasonal Outdoor Sales of Farm Products		T			T					
(9)	Temporary Storage	Portable Container	T	T	T	T	T	T	T	T	
(10)	Temporary Shelter		T	T	T	T	T	T	T	T	
(11)	Temporary Agricultural Structure										
(12)	Temporary Outdoor Accessory to Industrial Use	Unscreened Storage				T		T	T		
(13)	Temporary Sales by Mobile Food Vendors		T	T	T	T	T	T	T	T	
(14)	<u>Temporary Asphalt, Batch or Concrete, Stone Crushing and/or Processing Operations</u>		<u>T/C</u>	<u>T/C</u>	<u>T/C</u>	<u>T/C</u>	<u>T/C</u>	<u>T/C</u>	<u>T/C</u>	<u>T/C</u>	
Key to Zoning Districts:						B-3 =	General Business				
INT = Institutional						BP =	Business Park				
B-1 = Neighborhood Business						LI =	Limited Industrial				
B-2 = Highway Business						GI =	General Industrial				

SECTION 2: The amendment effectuated by this Ordinance shall apply within the municipal limits of the Village and within its extraterritorial zoning jurisdiction in the Town of Weston.

SECTION 3: SEVERABILITY. If any section, clause, provision, or portion of this Ordinance is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby. If an application of this Ordinance to a particular structure, land, or water is adjudged unconstitutional or invalid by a court of competent jurisdiction, such judgment shall not be applicable to any other structure, land, or water not specifically included in said judgment. If any requirement or limitation attached to an authorization given under this Ordinance is found invalid, it shall be presumed that the authorization would not have been granted without the requirement or limitation and, therefore, said authorization shall also be invalid. Any other ordinances whose terms are in conflict with the provisions of this ordinance are hereby repealed as to those terms that conflict.

SECTION 4: EFFECTIVE DATE. This ordinance shall take effect upon approval and publication.

Dated the 15th day of August, 2016

WESTON VILLAGE BOARD

By: _____
Barbara Ermeling, its President

Attest:

Sherry Weinkauf, its Clerk

APPROVED: _____

PUBLISHED: _____

DRAFT



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.11.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

**Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review**

REQUEST FROM: **JENNIFER HIGGINS; DIRECTOR OF PLANNING AND DEVELOPMENT
JARED WEHNER; ASSISTANT PLANNER**

ITEM DESCRIPTION: **ORDINANCE NO. 16-034 AN ORDINANCE AMENDING SECTION 94.4.09(2)
OF THE ZONING ORDINANCE ENTITLED *DETACHED ACCESSORY
STRUCTURE (FOR RESIDENTIAL USE)*.**

DATE/MTG: **BOARD OF TRUSTEES; MONDAY, AUGUST 15, 2016**

POLICY QUESTION: Should the Board of Trustees approve the amendment to the zoning ordinance as proposed by the Plan Commission/ETZ Committee?

RECOMMENDATION TO: I make a motion to approve Ordinance No. 16-034.

LEGISLATIVE ACTION:

- | | | |
|---|---|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |
-

FISCAL IMPACT ANALYSIS:

- | | |
|--|-----|
| <input type="checkbox"/> Budget Line Item: | N/A |
| <input type="checkbox"/> Budget Line Item: | N/A |
| <input type="checkbox"/> Budgeted Expenditure: | N/A |
| <input type="checkbox"/> Budgeted Revenue: | N/A |
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- | | |
|---|------------|
| <input type="checkbox"/> WI Statue: | _____ |
| <input type="checkbox"/> WI Administrative Code: | _____ |
| <input type="checkbox"/> Case Law / Legal: | _____ |
| <input checked="" type="checkbox"/> Municipal Code: | Chapter 94 |
| <input type="checkbox"/> Municipal Rules: | _____ |
-

PRIOR REVIEW: Public Hearing – 8/8/16 PC/ETZ Meeting

BACKGROUND: After working with the new zoning code for over a year, it has been determined by staff Sec. 94.4.09(2) does not adequately address the regulations needed for detached accessory structures (for residential use) in the Village and Town. This ordinance amendment is being done to address this deficiency. The PC and ETZ recommended approval of the ordinance. A few minor changes were made since the hearing by MDRoffers to make the ordinance consistent with the current zoning code in regards to capitalization, wording used and definitions. Staff recommends approval as presented.

- Attachments – Ord. No. 16-034



VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN

ORDINANCE NO. 16-034

AN ORDINANCE AMENDING SECTION 94.4.09(2) OF THE ZONING ORDINANCE ENTITLED *DETACHED ACCESSORY STRUCTURE (FOR RESIDENTIAL USE)*.

WHEREAS, the Village of Weston is authorized to prepare, amend and adopt a zoning ordinance under Wis. Stats. §§ 62.23 and 61.35; and

WHEREAS, the Village adopted a new Chapter 94 in March 2015, to serve as the Village's general zoning ordinance and the Village's extraterritorial zoning ordinance for the portions of the Town of Weston defined as the extraterritorial zoning area; and

WHEREAS, in administering this new Chapter 94, Village staff has found Sec. 94.4.09(2) does not adequately address the regulations needed for detached accessory structures (for residential use) in the Village and Town; and

WHEREAS, Village Staff is proposing amendments to Chapter 94 Zoning to provide regulations detached accessory structures (for residential use); and

WHEREAS, the Plan Commission has recommended enactment of the Zoning Ordinance amendments set forth below, for applicability within the Village limits; and

WHEREAS, the Joint Town and Village Extraterritorial Zoning Committee has recommended enactment of the Zoning Ordinance amendments set forth below, for applicability within the Extraterritorial Zoning limits of the Town of Weston; and

WHEREAS, the Joint Village and Town of Weston Extraterritorial Zoning Committee and Village Plan Commission have held a joint public hearing on this ordinance, on August 8, 2016, in compliance with Wis. Stat. § 62.23, and following such hearing the Board considered public comments and the recommendation of the Village Plan Commission and Joint Village and Town of Weston Extraterritorial Zoning Committee; and

WHEREAS, the Village Board finds the proposed amendment is reasonable, consistent with the Village Comprehensive Plan, and in the public interest;

NOW, THEREFORE, the Village Board of Weston, Marathon County, Wisconsin, does ordain as follows:

SECTION 1: Chapter 94 Zoning Ordinance is hereby amended to provide as follows:

Section 94.4.09: Accessory & Miscellaneous Land Use Types

(2) Detached Accessory Structure (for Residential Use).

An accessory structure serving a residential principal land use and building (e.g., a house or apartment building), but not attached to the principal building. Includes detached residential garages (including those including carports) designed primarily to shelter parked passenger vehicles; utility sheds used primarily to store residential maintenance equipment for the same property; private recreation structures such as gazebos, and detached elevated decks or walkways associated with residential uses. All structures that are utilized for Agricultural Land Use Types (as listed in Section 94.4.03), exceed 2,000 square feet in floor area, are within the rural and open space zoning districts, and are on parcels over 10 acres in area shall instead be regulated as a principal structure, and not as a “Detached Accessory Structure.”

Performance Standards:

1. Each lot within a residential zoning district or RR-2 district shall contain no more than:
 - a. One detached garage, except where approved by the Plan Commission for a multi-family residential development.
 - b. One utility shed or similar building as determined by the Building Inspector, except that Two-Family Residences shall be permitted one utility shed per unit
 - c. One gazebo, detached elevated deck or walkway, or similar Detached Accessory Structure (for Residential Use) as determined by the Building Inspector.
2. Each parcel within a rural and open space zoning district, except if zoned RR-2, shall contain no more than 5 Detached Accessory Structures (for Residential Use).
3. No Detached Accessory Structure (for Residential Use) shall be constructed on any lot prior to establishment of a principal use on that same lot.
4. Except within the AR Agriculture and Residential zoning district, no hoop building shall be permitted as a Detached Accessory Structure (for Residential Use), except on a temporary basis for a maximum of five consecutive days within a 30-day period for a special event such as a sale on the property following issuance of a temporary use permit.
5. Each Detached Accessory Structure (for Residential Use) with an exterior door or opening greater than 6 feet in width shall be serviced by a drive which is connected to a public road right-of-way. All driveways are subject to associated standards under Section 94.12.08.
6. The exterior walls of each Detached Accessory Structure (for Residential Use) shall be sided with wood, masonry, concrete, stucco, Masonite, horizontal vinyl or metal lap siding (except vertical siding allowed in all rural and open space zoning districts aside from RR-2, or similar material approved by the Zoning Administrator. The exterior siding shall extend to the top of the foundation. If the top of the foundation is below grade, the siding shall extend to the ground.
7. Roofs of Detached Accessory Structure (for Residential Use) shall be surfaced with any of the following materials: wood shakes; asphalt, composition, or wood shingles; clay, concrete or metal tiles; slate; built-up gravel materials; architectural standing seam metal roofing; hidden fastener metal roofing; rubber membrane (for flat roofs or roofs with no greater than a 1:12 pitch); or similar material approved by the Zoning Administrator.
8. Pole or ladder constructed buildings shall be permitted only within rural and open space zoning districts, except for the RR-2 district, and shall be subject to subsections 5. and 6. of this section.
9. No Detached Accessory Structure (for Residential Use) shall involve or include the conduct of any business, trade, or industry, except for home occupations and residential businesses as described and limited elsewhere in this Article 4.

10. No Detached Accessory Structure (for Residential Use) shall be occupied as a dwelling unit or otherwise used for human habitation, unless it has first been approved for such use by the Building Inspector and meets all applicable code requirements for a dwelling.
11. No Detached Accessory Structure (for Residential Use) shall occupy any portion of the minimum required front setback for principal structures in the zoning district.
12. No Detached Accessory Structure (for Residential Use) shall be located closer than 10 feet from any other building on the lot.
13. See Figures 5.01(1) and 5.01(2) for other setback, floor area, and coverage standards associated with Detached Accessory Structures in residential zoning districts. Maximum floor area and total building coverage shall not exceed the maximums set forth in Figure 5.01(1), except where all of the following standards for the Detached Accessory Structure are met:
 - a. Not taller or have more floors above ground level than the principal building.
 - b. Has a similar roof slope and overhang width as the principal building. If the principal building has multiple roof slopes and/or overhang widths, the roof slopes and widths of the accessory structure shall reflect those principal building roof characteristics that are most visible from the public street.
 - c. Shingles or other roof surface shall be of a similar material and color as the roof surface of the principal building.
 - d. Siding shall be of a similar material and color as the siding on the principal structure, except that where the siding on the principal structure is stone or brick, another compatible material may be selected.
 - e. May not be located further toward the front lot line than the principal building.
 - f. Shall meet all setback requirements normally applicable to principal buildings.
14. Where the Plan Commission approves one or more detached garages associated with a Multiple-Family Residence:
 - a. No such garage shall be located between any residential building and the public street right-of-way.
 - b. Each garage shall be screened from such rights-of-way via decorative fences, walls, buildings, landscaping, or some combination.
 - c. A bufferyard meeting the requirements of Section 94.11.02(3)(d) shall be provided along all property borders abutting any residentially zoned property.
 - d. The development shall include other amenities to compensate for the visual impact and loss of green space associated with the detached garage(s), such as a playground, clubhouse, or other recreational amenity geared to the needs of the expected residents and stormwater management and infiltration approaches exceeding normal requirements.

SECTION 2: The amendment effectuated by this Ordinance shall apply within the municipal limits of the Village and within its extraterritorial zoning jurisdiction in the Town of Weston.

SECTION 3: SEVERABILITY. If any section, clause, provision, or portion of this Ordinance is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby. If an application of this Ordinance to a particular structure, land, or water is adjudged unconstitutional or invalid by a court of competent jurisdiction, such judgment shall not be applicable to any other structure, land, or water not specifically included in said judgment. If any requirement or limitation attached to an authorization given under this Ordinance is

found invalid, it shall be presumed that the authorization would not have been granted without the requirement or limitation and, therefore, said authorization shall also be invalid. Any other ordinances whose terms are in conflict with the provisions of this ordinance are hereby repealed as to those terms that conflict.

SECTION 4: EFFECTIVE DATE. This ordinance shall take effect upon approval and publication.

Dated the 15th day of August, 2016

WESTON VILLAGE BOARD

By: _____
Barbara Ermeling, its President

Attest:

Sherry Weinkauff, its Clerk

APPROVED: _____

PUBLISHED: _____

DRAFT



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Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.12.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review

REQUEST FROM: **JENNIFER HIGGINS; DIRECTOR OF PLANNING AND DEVELOPMENT**
JARED WEHNER; ASSISTANT PLANNER

ITEM DESCRIPTION: **ORDINANCE NO. 16-035 AN ORDINANCE AMENDING FIGURE 5.01 (1) OF THE VILLAGE ZONING ORDINANCE ENTITLED RURAL, OPEN SPACE AND RESIDENTIAL DISTRICT LOT DIMENSION AND INTENSITY STANDARDS.**

DATE/MTG: **BOARD OF TRUSTEES; MONDAY, AUGUST 15, 2016**

POLICY QUESTION: Should the Board of Trustees approve the amendment to the zoning ordinance as proposed by the Plan Commission/ETZ Committee?

RECOMMENDATION TO: I make a motion to approve Ordinance No. 16-035.

LEGISLATIVE ACTION:

- | | | |
|---|---|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |
-
-

FISCAL IMPACT ANALYSIS:

- | | |
|--|-----|
| <input type="checkbox"/> Budget Line Item: | N/A |
| <input type="checkbox"/> Budget Line Item: | N/A |
| <input type="checkbox"/> Budgeted Expenditure: | N/A |
| <input type="checkbox"/> Budgeted Revenue: | N/A |
-
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- | | |
|---|------------|
| <input type="checkbox"/> WI Statue: | _____ |
| <input type="checkbox"/> WI Administrative Code: | _____ |
| <input type="checkbox"/> Case Law / Legal: | _____ |
| <input checked="" type="checkbox"/> Municipal Code: | Chapter 94 |
| <input type="checkbox"/> Municipal Rules: | _____ |
-
-

PRIOR REVIEW: Public Hearing – 8/8/16 PC/ETZ Meeting

BACKGROUND: After working with the new zoning code for over a year, it has been determined by staff Sec. 94.4.09(2) does not adequately address the regulations needed for detached accessory structures (for residential use) in the Village and Town. We are proposing Ordinance 16-034 to address this deficiency and the attached ordinance is needed to amend the corresponding chart in Figure 5.01(1). The Plan Commission/ETZ recommended this ordinance for approval as presented. If Ordinance amendment 16-034 is adopted, Staff recommends the Board also approve this amendment (Ordinance 16-035).

Attachments – Ord. No. 16-035



VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN

ORDINANCE NO. 16-035

AN ORDINANCE AMENDING FIGURE 5.01 (1) OF THE VILLAGE ZONING ORDINANCE ENTITLED *RURAL, OPEN SPACE AND RESIDENTIAL DISTRICT LOT DIMENSION AND INTENSITY STANDARDS*.

WHEREAS, the Village of Weston is authorized to prepare, amend and adopt a zoning ordinance under Wis. Stat. §§ 62.23 and 61.35; and

WHEREAS, the Village adopted a new Chapter 94 in March 2015, to serve as the Village's general zoning ordinance and the Village's extraterritorial zoning ordinance for the portions of the Town of Weston defined as the extraterritorial zoning area; and

WHEREAS, Village Staff has requested an amendment to Figure 5.01(1): Rural, Open Space and Residential District Lot Dimension and Intensity Standards to allow for an increase in the maximum accessory structure floor area to be increased to 2,500 square feet on parcels exceeding 10 acres; and

WHEREAS, the Plan Commission has recommended enactment of the Zoning Ordinance amendments set forth below, for applicability within the Village limits; and

WHEREAS, the Joint Town and Village Extraterritorial Zoning Committee has recommended enactment of the Zoning Ordinance amendments set forth below, for applicability within the Extraterritorial Zoning limits of the Town of Weston; and

WHEREAS, the Joint Village and Town of Weston Extraterritorial Zoning Committee and Village Plan Commission have held a joint public hearing on this ordinance, on August 8, 2016, in compliance with Wis. Stat. § 62.23, and following such hearing the Board considered public comments and the recommendation of the Village Plan Commission and Joint Village and Town of Weston Extraterritorial Zoning Committee; and

WHEREAS, the Village Board finds the proposed amendment is reasonable, consistent with the Village Comprehensive Plan, and in the public interest;

NOW, THEREFORE, the Village Board of Weston, Marathon County, Wisconsin, do ordain as follows:

SECTION 1: Figure 5.01(1) of the Village of Weston Ordinances entitled *Rural, Open Space and Residential District Lot Dimension and Intensity Standards* is hereby amended to provide as attached hereto as Exhibit A.

SECTION 2: The amendment effectuated by this Ordinance shall apply within the municipal limits of the Village and within its extraterritorial zoning jurisdiction in the Town of Weston.

SECTION 3: SEVERABILITY. If any section, clause, provision, or portion of this Ordinance is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby. If an application of this Ordinance to a particular structure, land, or water is adjudged unconstitutional or invalid by a court of competent jurisdiction, such judgment shall not be applicable to any other structure, land, or water not specifically included in said judgment. If any requirement or limitation attached to an authorization given under this Ordinance is found invalid, it shall be presumed that the authorization would not have been granted without the requirement or limitation and, therefore, said authorization shall also be invalid. Any other ordinances whose terms are in conflict with the provisions of this ordinance are hereby repealed as to those terms that conflict.

SECTION 4: EFFECTIVE DATE. This ordinance shall take effect upon approval and publication.

Dated the 15th day of August, 2016.

WESTON VILLAGE BOARD

By: _____
Barbara Ermeling, its President

Attest:

Sherry Weinkauf, its Clerk

APPROVED: _____

PUBLISHED: _____

Figure 5.01(1): Rural, Open Space and Residential District Lot Dimension and Intensity Standards

Zoning District	Minimum Lot Area	Minimum Lot Width (ft)	Minimum Public Street Frontage (ft)	Maximum Total Building Coverage	Maximum Accessory Structure Floor Area (sf) (a)	Minimum Landscape Surface Ratio (LSR)
FP Farmland Preservation	20 acres	300	100	N/A	N/A	N/A
AR Agriculture and Residential	20 acres(f)(g)	300(f)	100	N/A	1,600 ^(h)	N/A
RR-2 Rural Residential 2 Acres	2.0 acres	150	80	20%	1,600	N/A
RR-5 Rural Residential 5 Acres	5.0 acres	200	80	20%	1,600 ^(h)	N/A
PR Parks and Recreation	N/A	N/A	N/A	10%	N/A	75%
SF-L Single Family – Large Lot	20,000 sf	100	50	30%	1,000	50%
SF-S Single Family – Small Lot	10,000 sf	80	40	40%	800	40%
2F Two Family Residential (c)	10,000 sf	80 (b)	40	40%	800	40%
MF Multi Family Residential (d)	3,000 sf/dwelling unit	100 (b)	40	40%	10% of Lot Area	30%
MH Manufactured Home	5,000 sf/home (e)	50	N/A	40%	350	30%

(a) Maximum Accessory Structure floor area may be increased by site plan approval under Section 94.16.09 and per the standards in Section 94.4.09(2).
 (b) For zero lot line structures, each separate lot must be at least 50 feet in width.
 (c) Single-Family Detached Residences within the 2F district shall comply with the SF-S district requirements.
 (d) Single-Family Detached Residences within the MF district shall comply with the SF-S district requirements. Two-family Residences within the MF District shall comply with 2F district requirements.
 (e) Total area of each “Manufactured Home Community” shall be a minimum of 10 acres.
 (f) Instead of a ~~20-20~~-acre minimum lot size, land in the AR district may be developed at a density of one residential lot per 20 acres and a minimum lot size of 2.0 acres and minimum lot width of 150 feet. See Section 94.5.08 for further description and method of calculation for regulating at a one residential lot per ~~20-20~~-acre density in the AR district.
 (g) Parcel size in the AR district to be calculated based on gross acreage, including roads and navigable waters within the deeded parcel. Each such parcel meets the 20 acre minimum, even if net acreage is less than 20 acres following the removal of roads and navigable waters, if such removal does not reduce the gross acreage by greater than 15% for corner parcels or 10% for all other parcels.
 (h) Maximum Accessory Structure Floor Area is increased to 2,500 square feet on parcels that exceed 10 acres.

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[Amended via Ord. 15-022, 10/21/2015; Ord. 16-014, 4/20/2016]



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Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.13.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review

REQUEST FROM: **JENNIFER HIGGINS; DIRECTOR OF PLANNING AND DEVELOPMENT**
JARED WEHNER; ASSISTANT PLANNER

ITEM DESCRIPTION: **ORDINANCE NO. 16-036 AN ORDINANCE AMENDING SECTION 94.3.05: FIGURE 3.05 OF THE VILLAGE ZONING ORDINANCE ENTITLED ALLOWABLE USES IN NON-RESIDENTIAL AND MIXED USE ZONING DISTRICTS.**

DATE/MTG: **BOARD OF TRUSTEES; MONDAY, AUGUST 15, 2016**

POLICY QUESTION: Should the Board of Trustees approve the amendment to the zoning ordinance as proposed by the Plan Commission/ETZ Committee?

RECOMMENDATION TO: I make a motion to approve Ordinance No. 16-036.

LEGISLATIVE ACTION:

- | | | |
|---|---|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |
-
-

FISCAL IMPACT ANALYSIS:

- | | |
|--|-----|
| <input type="checkbox"/> Budget Line Item: | N/A |
| <input type="checkbox"/> Budget Line Item: | N/A |
| <input type="checkbox"/> Budgeted Expenditure: | N/A |
| <input type="checkbox"/> Budgeted Revenue: | N/A |
-
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- | | |
|---|------------|
| <input type="checkbox"/> WI Statute: | _____ |
| <input type="checkbox"/> WI Administrative Code: | _____ |
| <input type="checkbox"/> Case Law / Legal: | _____ |
| <input checked="" type="checkbox"/> Municipal Code: | Chapter 94 |
| <input type="checkbox"/> Municipal Rules: | _____ |
-
-

PRIOR REVIEW: Plan Commission/ETZ Committee Review, July 11, 2016
Public Hearing 8/8/16 PC/ETZ

BACKGROUND:

(1) Since the Village has adopted the current zoning code there has been many modifications to the policies within the document. Those modifications came from utilizing the code in everyday practice. The B-3 district was designed to be a transitional district between Commercial and Industrial uses. With that, the Weston Commercial Park (Mesker, E. Jelinek, Westfair, Prairie and Hilgemann) was zoned mostly B-3 since most of the properties were changing and being utilized that way. To accommodate more industrial uses, staff is proposing that "Indoor Storage or Wholesaling" and "Light Industrial Activities Incidental to Indoor Sales or Services" be added to the use chart in Section 94.3.05 as a permitted use-by-right. In doing this, it would shift the district more towards an Industrial Use district. With this shift, parts of the Schofield Avenue corridor would need to be rezoned to a B-2 – Highway Business district.

(2) Staff is proposing that the Schofield Avenue Corridor from Business Highway 51 to Von Kanel Street be changed to the B-2 Highway Business District because this area of the Village is commercially orientated and is identified on the Future Land Use Map as Future Commercial. The existing conditional uses within the area proposed to change would be unaffected until they either expire or the use stops for a 12-month period. By changing the zoning, it would limit any industrial uses within this part of the corridor.

(3) Staff is also proposing to change the State Highway 29 and County Highway J Interchange from the B-2 Highway zoning district to the B-3 General Business District to allow for a limited industrial use. Currently, most of this interchange is vacant. Although it would be preferred that the area be developed as commercial, indoor warehousing would also be an accepted use and a better alternative to vacant property.

Attachments – Ord. No. 16-036



VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN

ORDINANCE NO. 16-036

AN ORDINANCE AMENDING SECTION 94.3.05: FIGURE 3.05 OF THE VILLAGE ZONING ORDINANCE ENTITLED *ALLOWABLE USES IN NON-RESIDENTIAL AND MIXED USE ZONING DISTRICTS*.

WHEREAS, the Village of Weston is authorized to prepare, amend and adopt a zoning ordinance under Wis. Stat. §§ 62.23 and 61.35; and

WHEREAS, the Village adopted a new Chapter 94 in March 2015, to serve as the Village's general zoning ordinance and the Village's extraterritorial zoning ordinance for the portions of the Town of Weston defined as the extraterritorial zoning area; and

WHEREAS, Village Staff has requested an amendment to Figure 3.05: *Allowable Uses in Non-Residential and Mixed Use Zoning Districts*; and

WHEREAS, the Plan Commission has recommended enactment of the Zoning Ordinance amendments set forth below, for applicability within the Village limits; and

WHEREAS, the Joint Town and Village Extraterritorial Zoning Committee has recommended enactment of the Zoning Ordinance amendments set forth below, for applicability within the Extraterritorial Zoning limits of the Town of Weston; and

WHEREAS, the Joint Village and Town of Weston Extraterritorial Zoning Committee and Village Plan Commission have held a joint public hearing on this ordinance, on August 8, 2016, in compliance with Wis. Stat. § 62.23, and following such hearing the Board considered public comments and the recommendation of the Village Plan Commission and Joint Village and Town of Weston Extraterritorial Zoning Committee; and

WHEREAS, the Village Board finds the proposed amendment is reasonable, consistent with the Village Comprehensive Plan, and in the public interest;

NOW, THEREFORE, the Village Board of Weston, Marathon County, Wisconsin, do ordain as follows:

SECTION 1: Figure 3.05 of the Village of Weston Zoning Ordinance entitled *Allowable Uses in Non-Residential and Mixed Use Zoning Districts* is hereby amended to provide as attached hereto as Exhibit A.

SECTION 2: The amendment effectuated by this Ordinance shall apply within the municipal limits of the Village and within its extraterritorial zoning jurisdiction in the Town of Weston.

SECTION 3: SEVERABILITY. If any section, clause, provision, or portion of this Ordinance is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this

Ordinance shall not be affected thereby. If an application of this Ordinance to a particular structure, land, or water is adjudged unconstitutional or invalid by a court of competent jurisdiction, such judgment shall not be applicable to any other structure, land, or water not specifically included in said judgment. If any requirement or limitation attached to an authorization given under this Ordinance is found invalid, it shall be presumed that the authorization would not have been granted without the requirement or limitation and, therefore, said authorization shall also be invalid. Any other ordinances whose terms are in conflict with the provisions of this ordinance are hereby repealed as to those terms that conflict.

SECTION 4: EFFECTIVE DATE. This ordinance shall take effect upon approval and publication.

Dated the 15th day of August, 2016.

WESTON VILLAGE BOARD

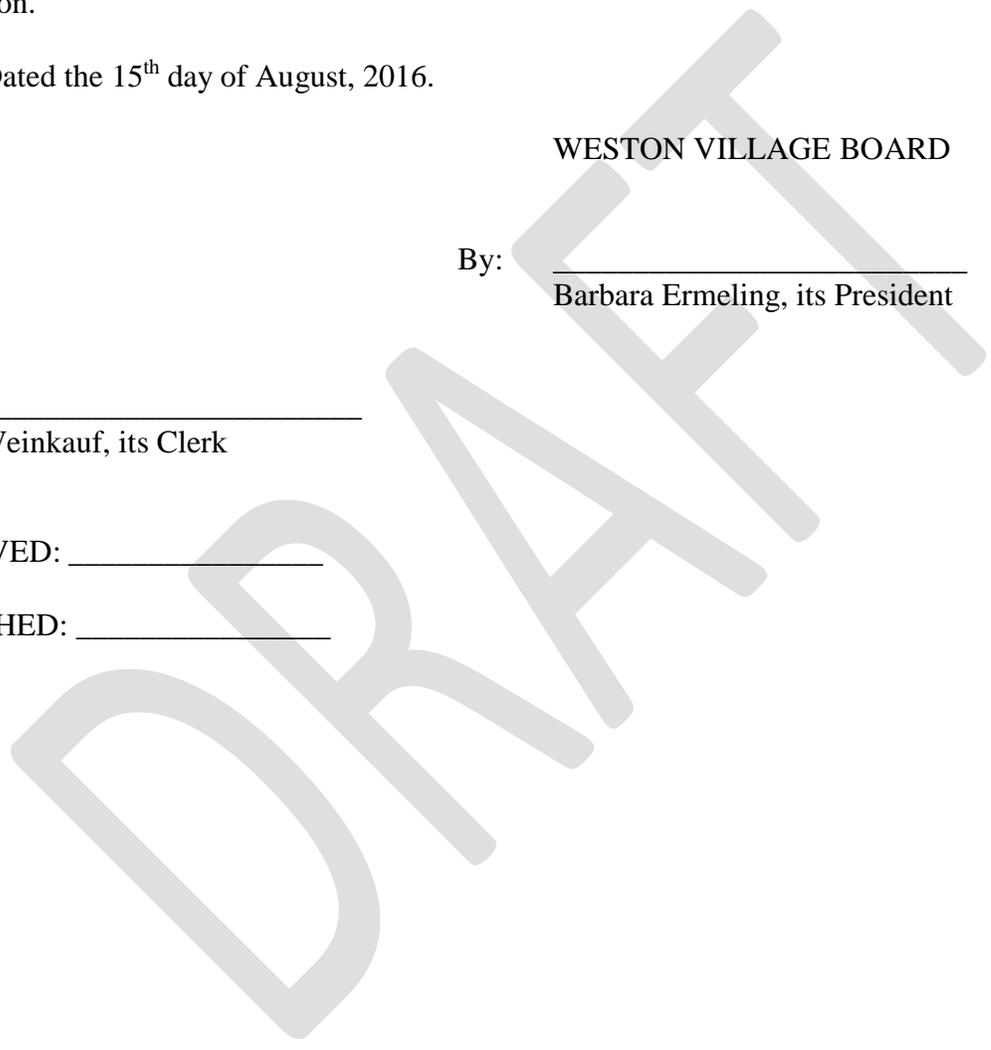
By: _____
Barbara Ermeling, its President

Attest:

Sherry Weinkauff, its Clerk

APPROVED: _____

PUBLISHED: _____



Section 94.3.05: Allowable Uses in Non-Residential and Mixed Use Zoning Districts**Figure 3.05: Allowable Uses in Non-Residential and Mixed Use Zoning Districts**

P = Permitted Use		C = Conditional Use		T = Temporary Use			Empty Cell = Prohibited Use		
Land Use Category (#) Land Use Type		Zoning District (see key at end of figure)							
		INT	B-1	B-2	B-3	BP	LI	GI	
Residential Land Uses (see Section 94.4.02 for descriptions and standards for each land use)									
(1)	Single-Family Detached Residence								
(2)	Two-Family Residence		C						
(3)	Multi-Family Residence (3-8 unit building)		C			C	C	C	
(4)	Multi-Family Residence (9+ unit building)		C			C	C	C	
(5)	Manufactured Home Community								
(6)	Mixed Use Dwelling Unit		P	P	C				
Agricultural Land Uses (see Section 94.4.03 for descriptions and standards for each land use)									
(1)	Agricultural Use								
(2)	Agricultural-Related Use			C	P	C	P	P	
(3)	Community Garden	P	P	P	P	C	C	C	
(4)	On-site Agricultural Retail								
Institutional and Recreational Land Uses (see Section 94.4.04 for descriptions/standards for each use)									
(1)	Passive Outdoor Public Recreation	P	P	P	P	P	P	P	
(2)	Active Outdoor Public Recreation	P	C	P	P	P	P	P	
(3)	Indoor Institutional—General	P	P	P	P		C	C	
(4)	Indoor Institutional—Intensive	P	C	C	P				
(5)	Outdoor Institutional	P	C	C	C	C	C	C	
(6)	Public Service or Utility	P	P	P	P	P	P	P	
(7)	Institutional Residential	P	C	C	C	C	C	C	
(8)	Community Living Arrangement (1-8)		C						
(9)	Community Living Arrangement (9-15)	C	C	C		C			

P = Permitted Use		C = Conditional Use		T = Temporary Use		Empty Cell = Prohibited Use		
Land Use Category		Zoning District (see key at end of figure)						
(#)	Land Use Type	INT	B-1	B-2	B-3	BP	LI	GI
(10)	Community Living Arrangement (16+)	P	C	C		C		
Commercial Land Uses (see Section 94.4.05 for descriptions and standards for each land use)								
(1)	Office	C	P	P	P	P	P	P
(2)	Personal or Professional Service		P	P	P	P	P	P
(3)	Artisan Studio		P	P	P	C	C	
(4)	Group Day Care Center	P	P	P	P	C	C	
(5)	Indoor Sales or Service		P	P	P	C	C	
(6)	Outdoor Display		C	C	P		C	C
(7)	Indoor Repair and Maintenance			P	P		P	P
(8)	Outdoor and Vehicle Repair and Maintenance			C	P		P	P
(9)	Drive-In or Drive-Through Sales or Service		C	P	P	C	C	C
(10)	Indoor Commercial Entertainment		C	P	P	P	C	C
(11)	Outdoor Commercial Entertainment		C	C	C			
(12)	Commercial Animal Establishment				P			
(13)	Bed and Breakfast		C	C				
(14)	Boarding House			C				
(15)	Campground	C						
(16)	Commercial Indoor Lodging		C	P	P	P		
(17)	Tourist Rooming House		C					
(18)	Adult Entertainment or Adult-Oriented Establishment							C
(19)	Large Retail and Commercial Service Development			C	C			
(20)	Microbeverage Production Facility		C	P	P	C	P	P

P = Permitted Use		C = Conditional Use		T = Temporary Use		Empty Cell = Prohibited Use		
Land Use Category		Zoning District (see key at end of figure)						
(#)	Land Use Type	INT	B-1	B-2	B-3	BP	LI	GI
Storage or Disposal Land Uses (see Section 94.4.06 for descriptions and standards for each land use)								
(1)	Indoor Storage or Wholesaling				CP	C	P	P
(2)	Outdoor Storage or Wholesaling	C			C		C	P
(3)	Personal Storage Facility				C		C	C
(4)	Junkyard or Salvage Yard							C
(5)	Solid Waste Disposal, Composting, and/or Recycling Facility	C					C	C
(6)	Auction Yard				C		C	C
Transportation Land Uses (see Section 94.4.07 for descriptions and standards for each land use)								
(1)	Off-Site Parking	C	C	C	C	C	C	C
(2)	Airport or Heliport	C					C	C
(3)	Freight Terminal						C	P
(4)	Distribution Center						C	P
(5)	Livestock or Farm Commodity Trucking						C	P
Industrial Land Uses (see Section 94.4.08 for descriptions and standards for each land use)								
(1)	Light Industrial				C	C	P	P
(2)	Heavy Industrial						C	P
(3)	Communications Tower	C	C	C	P	C	P	P
(4)	Non-Metallic Mineral Extraction							C
Accessory and Miscellaneous Land Uses (see Section 94.4.09 for descriptions/standards for each use)								
(1)	Detached Accessory Structure (For Non-Residential Use)	P	P	P	P	P	P	P
(2)	Detached Accessory Structure (For Residential Use)		P					
(3)	Family Day Care Home (4-8 children)		P	P				
(4)	Intermediate Day Care Home (9-15 children)							
(5)	Home Occupation		C					
(6)	Residential Business		C					

P = Permitted Use		C = Conditional Use		T = Temporary Use		Empty Cell = Prohibited Use		
Land Use Category (#) Land Use Type		Zoning District (see key at end of figure)						
		INT	B-1	B-2	B-3	BP	LI	GI
(7)	In-Home Suite							
(8)	Accessory Dwelling Unit		C	C	C			
(9)	Animal Fancier		C	C				
(10)	Keeping of Farm Animals on Residential Lots							
(11)	Company Cafeteria	P	P	P	P	P	P	P
(12)	Company Provided On- site Recreation or Child Care	P	P	P	P	P	P	P
(13)	Indoor Sales Incidental to Storage or Light Industrial Land Use				P	P	P	P
(14)	Light Industrial Activities Incidental to Indoor Sales or Services				CP	C	C	
(15)	Outdoor Display Incidental to Indoor Sales or Services			P	P	C	C	
(16)	Outdoor Alcohol Area	C	C	C	C	C		
(17)	Small Exterior Communication Device	P	P	P	P	P	P	P
(18)	Large Exterior Communication Device	C	C	P	P	P	P	P
(19)	Geothermal Energy System (GES)	P	P	P	P	P	P	P
(20)	Small Wind Energy System	P	P	P	P	P	P	P
(21)	Small Solar Energy System	P	P	P	P	P	P	P
(22)	Outdoor Solid Fuel Furnace				C		P	P
(23)	Private Lake (Pond)	P	P	P	P	P	P	P
(24)	Vehicle Course or Track	C	C	C	C			
(25)	Donation Drop-Off Box or Vending Machine	P	P	P	P	C	P	P

P = Permitted Use		C = Conditional Use		T = Temporary Use		Empty Cell = Prohibited Use			
Land Use Category (#) Land Use Type		Zoning District (see key at end of figure)							
		INT	B-1	B-2	B-3	BP	LI	GI	
Temporary Land Uses (see Section 94.4.10 for descriptions and standards for each land use)									
(1)	Temporary Outdoor Sales	T	T	T	T	T	T	T	
(2)	Garage, Yard, Estate, and In-Home Sales								
(3)	Outdoor Assembly or Special Event	T	T	T	T	T	T	T	
(4)	Contractor's Project Office	T	T	T	T	T	T	T	
(5)	Contractor's On-Site Equipment Storage Facility	T	T	T	T	T	T	T	
(6)	Relocatable Building	T	T	T	T	T	T	T	
(7)	On-Site Real Estate Sales Office		T	T	T	T	T	T	
(8)	Seasonal Outdoor Sales of Farm Products	T			T				
(9)	Temporary Portable Storage Container	T	T	T	T	T	T	T	
(10)	Temporary Shelter	T	T	T	T	T	T	T	
(11)	Temporary Agricultural Structure								
(12)	Temporary Unscreened Outdoor Storage Accessory to Industrial Use				T		T	T	
(13)	Temporary Sales by Mobile Food Vendors	T	T	T	T	T	T	T	
(14)	Temporary Asphalt, Batch or Concrete, Stone Crushing and/or Processing Operations	T/C	T/C	T/C	T/C	T/C	T/C	T/C	
Key to Zoning Districts:					B-3 = General Business				
INT = Institutional					BP = Business Park				
B-1 = Neighborhood Business					LI = Limited Industrial				
B-2 = Highway Business					GI = General Industrial				

[Amended via Ord. 16-021, 4/20/2016; Ord. 16-025, 5/18/2016]



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.14.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

**Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review**

REQUEST FROM: JENNIFER HIGGINS; DIRECTOR OF PLANNING AND DEVELOPMENT

ITEM DESCRIPTION: ORDINANCE NO. 16-037 AN ORDINANCE CREATING SECTION 94.16.18(5) OF THE ZONING ORDINANCE ENTITLED *PARKLAND FEES*.

DATE/MTG: BOARD OF TRUSTEES; MONDAY, AUGUST 15, 2016

POLICY QUESTION: Should the Board of Trustees approve the amendment to the zoning ordinance as proposed by the Plan Commission/ETZ Committee?

RECOMMENDATION TO: I make a motion to approve Ordinance No. 16-037.

LEGISLATIVE ACTION:

- | | | |
|---|---|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |
-

FISCAL IMPACT ANALYSIS:

- | | |
|--|------------|
| <input type="checkbox"/> Budget Line Item: | <u>N/A</u> |
| <input type="checkbox"/> Budget Line Item: | <u>N/A</u> |
| <input type="checkbox"/> Budgeted Expenditure: | <u>N/A</u> |
| <input type="checkbox"/> Budgeted Revenue: | <u>N/A</u> |
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- | | |
|---|---|
| <input type="checkbox"/> WI Statue: | _____ |
| <input type="checkbox"/> WI Administrative Code: | _____ |
| <input type="checkbox"/> Case Law / Legal: | _____ |
| <input checked="" type="checkbox"/> Municipal Code: | <u>Chapter 74 Subdivision Regulations and 94 Zoning</u> |
| <input type="checkbox"/> Municipal Rules: | _____ |
-

PRIOR REVIEW: Public Hearing at the 8/8/16 Plan Commission/ETZ Committee Meeting

BACKGROUND:

Currently Chapter 74 Subdivision Regulations allows for parkland dedication fees to be collected at time of land division. In some circumstances you could have a residential development which does not require a land division ie. an apartment complex development on a large parcel. To ensure that we are able to obtain parkland dedications or fees in lieu of the land dedication provisions were needed in the Zoning Ordinance as the Subdivision Regulations did not address this need. Staff worked with MDRoffers to adjust the ordinance and the proposed amendment is the results of this collaboration.

Staff recommends approval. Fees are set by the Village Fee Schedule so they will be the same as charged for a CSM or a Subdivision.

- Attachments – Ord. No. 16-037
-



VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN

ORDINANCE NO. 16-037

**AN ORDINANCE CREATING SECTION 94.16.18(5) OF THE ZONING ORDINANCE
ENTITLED *PARKLAND FEES*.**

WHEREAS, the Village of Weston is authorized to prepare, amend and adopt a zoning ordinance under Wis. Stats. §§ 62.23 and 61.35; and

WHEREAS, the Village adopted a new Chapter 94 in March 2015, to serve as the Village's general zoning ordinance and the Village's extraterritorial zoning ordinance for the portions of the Town of Weston defined as the extraterritorial zoning area; and

WHEREAS, in administering this new Chapter 94, Village staff has found the municipal ordinances do not adequately address the ability to collect parkland dedication fees for developments not requiring a land division per Chapter 74 *Subdivision Regulations* and have proposed an amendment to address this need; and

WHEREAS, the Plan Commission has recommended enactment of the Zoning Ordinance amendments set forth below, for applicability within the Village limits; and

WHEREAS, the Joint Town and Village Extraterritorial Zoning Committee has recommended enactment of the Zoning Ordinance amendments set forth below, for applicability within the Extraterritorial Zoning limits of the Town of Weston; and

WHEREAS, the Joint Village and Town of Weston Extraterritorial Zoning Committee and Village Plan Commission have held a joint public hearing on this ordinance, on August 8, 2016, in compliance with Wis. Stat. § 62.23, and following such hearing the Board considered public comments and the recommendation of the Village Plan Commission and Joint Village and Town of Weston Extraterritorial Zoning Committee; and

WHEREAS, the Village Board finds the proposed amendment is reasonable, consistent with the Village Comprehensive Plan, and in the public interest;

NOW, THEREFORE, the Village Board of Weston, Marathon County, Wisconsin, does ordain as follows:

SECTION 1: Chapter 94 Zoning Ordinance is hereby amended to provide as follows:

Section 94.16.18: Fees

(5) Parkland Fees.

- (a) **Authority.** Wis. Stat. § 62.23(7), confers upon the Village the authority to regulate and restrict by ordinance, land uses in the manner provided for therein, for the purposes of, among other

things, “. . . to facilitate schools, parks and other public requirements . . .” and that any such ordinance so executed shall be liberally construed in favor of the Village.

- (b) **Purpose and Intent.** The development of lands within the Village for residential uses creates demands upon the Village to provide, among other things, adequate provision for parks. As the resident population of the Village increases due to such development, the need to acquire and equip parks must be addressed. Accordingly, the following provisions are established to preserve and provide properly located public sites and open spaces as the Village develops, and to insure that such public sites and open spaces are provided and developed to serve the need for parks generated by the additional persons brought into the areas by such development, in accordance with standards for such as adopted in the Village’s comprehensive outdoor recreation plan, as approved from time to time. These provisions are intended to apply to all lands proposed to be rezoned or subject to a conditional use permit or site plan approval for any residential purpose on or after August 1, 2016.
- (c) **Implementation.** The Village intends to implement the public policies contained herein, through the provisions of this Section or Chapter 74 *Subdivision Regulations* of this Code of Ordinances, whichever is applicable. In the event that land dedication pursuant to Chapter 74 *Subdivision Regulations* would result in sites too small to be usable or if the Village’s comprehensive outdoor recreation plan calls for such public sites or open spaces to be located elsewhere, or if such sites would not otherwise be suitable for park purposes as determined by the Plan Commission or the Village Board, a payment of a park fee in lieu of land dedication shall be required, as hereinafter set forth. Payment of such fee shall be a condition precedent to the approval of the rezoning of any lands for the residential uses described in (b) above.
- (d) **Fee Calculation.** Whenever a park fee is imposed by the site plan approval authority as a condition of rezoning, conditional use permit, or site plan approval, the park fees shall be computed on the basis of the maximum residential use of each lot or residential building site approved or permitted in the particular zoning district under this Zoning Code. The amount of the park fee shall be determined by application of the following formula:
- A x B = Park Fee
- Where:
- A = the maximum number of residential units in the applicable residential zoning district that may be located on the land area in question, or the specific number of housing units authorized by the conditional use permit or site plan approval.
- B = the Zoning Fee as stated in the Schedule of Fees per residential unit.
- (e) **Payment.** Payment of the park fee shall be due and payable at the time of the issuance of a building permit for the construction of any improvement on the real estate subject to the site plan approval. Such fee shall be deposited into a special account for parks and recreation facilities and shall be used exclusively for such purposes in the Village.
- (f) **Partial Dedication.** Where the Village Board, in its sole discretion, permits a developer of land to satisfy the requirements of Chapter 74 *Subdivision Regulations* of this Code by dedicating a portion of the land that would otherwise be required to be dedicated under that section, then in such event, the Village Board may reduce the park fee provided for in this Section, in recognition of the partial dedication that has in fact occurred. Such reduction shall be in proportion to the percent of total required park land dedication.

SECTION 2: The amendment effectuated by this Ordinance shall apply within the municipal limits of the Village and within its extraterritorial zoning jurisdiction in the Town of Weston.

SECTION 3: SEVERABILITY. If any section, clause, provision, or portion of this Ordinance is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby. If an application of this Ordinance to a particular structure, land, or water is adjudged unconstitutional or invalid by a court of competent jurisdiction, such judgment shall not be applicable to any other structure, land, or water not specifically included in said judgment. If any requirement or limitation attached to an authorization given under this Ordinance is found invalid, it shall be presumed that the authorization would not have been granted without the requirement or limitation and, therefore, said authorization shall also be invalid. Any other ordinances whose terms are in conflict with the provisions of this ordinance are hereby repealed as to those terms that conflict.

SECTION 4: EFFECTIVE DATE. This ordinance shall take effect upon approval and publication.

Dated the 15th day of August, 2016

WESTON VILLAGE BOARD

By: _____
Barbara Ermeling, its President

Attest:

Sherry Weinkauff, its Clerk

APPROVED: _____

PUBLISHED: _____



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.15.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

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Requested for Official Consideration and Review

REQUEST FROM: **JENNIFER HIGGINS, DIRECTOR OF PLANNING AND DEVELOPMENT**

ITEM DESCRIPTION: **ORDINANCE NO. 16-038: AN ORDINANCE TO APPROVE THE REZONING OF LAND FROM B-2 HIGHWAY BUSINESS WITH WHP-A WELLHEAD PROTECTION ZONE A TO MF MULTIPLE FAMILY WITH WHP-A WELLHEAD PROTECTION ZONE A, ON OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 15481, VOLUME 70 PAGE 63 (REZN-7-16-1601)**

DATE/MTG: **BOARD OF TRUSTEES; MONDAY, AUGUST 15, 2016**

POLICY QUESTION: Should the Village Board approve the Plan Commission recommendation to rezone an 0.0178 Acre along Neupert Avenue from B-2 with WHP-A to MF with WHP-A.

RECOMMENDATION TO: I make a motion to approve the rezone of 0.0178 Acre along Neupert Avenue from B-2 with WHP-A to MF with WHP-A by the adoption of Ordinance No. 16-038.

LEGISLATIVE ACTION:

- | | | |
|--|---|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |
-
-

FISCAL IMPACT ANALYSIS:

- | | |
|--|------|
| <input type="checkbox"/> Budget Line Item: | None |
| <input type="checkbox"/> Budget Line Item: | None |
| <input type="checkbox"/> Budgeted Expenditure: | None |
| <input type="checkbox"/> Budgeted Revenue: | None |
-
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- | | |
|---|---------------------------|
| <input checked="" type="checkbox"/> WI Statute: | Wis. Stat. § 62.23 (7)(d) |
| <input type="checkbox"/> WI Administrative Code: | |
| <input type="checkbox"/> Case Law / Legal: | |
| <input checked="" type="checkbox"/> Municipal Code: | Sec. 94.16.03 |
| <input type="checkbox"/> Municipal Rules: | |
-
-

PRIOR REVIEW: Public Hearing - Plan Commission 8/8/16

BACKGROUND:

This is a mapping error. This parcel was originally zoned MF (R-3) in 2009. This lot was split in half and the western half was rezoned to B-3 to allow it to be connected to Kwik Trip's lot, and the remaining eastern half was to remain zoned R-3 to be used for the apartment complex. This lot was accidentally rezoned to B-3 in 2015 when we did the zoning ordinance/map update project. Currently the garage for the Ferge Street apartments is located on this lot. The next step will be to add the outlot to the appropriate lot next door so the apartment and garage are on the same lot. In order to do this, the zoning needs to be changed on the outlot to make it the same MF zoning district as the lot next door.

Supplemental Briefer for Agenda Items under Consideration? Attachments?



VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN

ORDINANCE NO. 16-038

AN ORDINANCE TO APPROVE THE REZONING OF LAND FROM B-2 HIGHWAY BUSINESS WITH WHP-A WELLHEAD PROTECTION ZONE A TO MF MULTIPLE FAMILY WITH WHP-A WELLHEAD PROTECTION ZONE A, ON OUTLOT 1 OF CERTIFIED SURVEY MAP NO. 15481, VOLUME 70 PAGE 63.

WHEREAS, the Plan Commission of the Village of Weston having held a public hearing on the 8th day of August, 2016 on the application described below for the zoning of the property described herein; and

WHEREAS, the Plan Commission having thereafter filed its written recommendations and findings with the Village Board, and the said Board having received and approved the recommendations of said Plan Commission;

NOW THEREFORE, the Village Board of the Village of Weston does ordain as follows:

SECTION 1: On the application (REZN-7-16-1601) of Jennifer Higgins, Zoning Administrator for the Village of Weston, on behalf of the Plan Commission and property owner S.C. Swiderski, LLC. 401 Ranger Street, Mosinee, WI 54455, for the following territory now comprising a part of the B-2 Highway Business with WHP-A Wellhead Protection Zone A zoning districts, located in Section 18, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin, is hereby designated to be and become hereafter part of the following zoning district:

MF Multiple Family with WHP-A Wellhead Protection Zone A – Outlot 1 of Certified Survey Map No. 15481, Volume 70, Page 63 also known as part of Lot 10, Block 3 of Mylrea Acre Lots, located in Section 18, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin. This area to be rezoned consists of 0.178 acres.

SECTION 2: The Clerk shall make necessary alterations upon the official map of the Village of Weston to reflect the changes in the zoning classifications of the property described herein.

SECTION 3: SEVERABILITY. If any section, clause, provision, or portion of this Ordinance is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby. If an application of this Ordinance to a particular structure, land, or water is adjudged unconstitutional or invalid by a court of competent jurisdiction, such judgment shall not be applicable to any other structure, land, or water not specifically included in said judgment. If any requirement or limitation attached to an authorization given under this Ordinance is found invalid, it shall be presumed that the authorization would not have been granted without the requirement or limitation and, therefore, said authorization shall also be invalid. Any other ordinances whose terms are in conflict with the provisions of this ordinance are hereby repealed as to those terms that conflict.

SECTION 4: EFFECTIVE DATE. This ordinance shall take effect upon approval and publication.

Dated the 15th day of August, 2016.

VILLAGE BOARD OF WESTON

By: _____
Barbara Ermeling, President

Attest: _____
Sherry Weinkauff, Village Clerk

APPROVED: _____

PUBLISHED: _____

DRAFT



Application for Rezone
**REZONE DETERMINATION BY THE VILLAGE OF WESTON
PLAN COMMISSION**

Application/Petition No.: **REZN-7-16-1601** Hearing Date: **August 8, 2016**
Applicant: **Jennifer Higgins, Village Zoning Administrator, on behalf of the Village Plan Commission and property owner SC Swiderski, 401 Ranger Street, Mosinee, WI 54455**
Location: **Neupert Avenue, Weston, WI 54476**
Description: **Outlot 1 of Certified Survey Map No. 15481, Volume 70, Page 63 also known as part of Lot 10, Block 3 of Mylrea Acre Lots, located in Section 18, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin. This area to be rezoned consists of 0.178 acres.**

The Department of Planning and Development of the Village of Weston, pursuant to the Village of Weston Zoning Code, Article 16 Processes, Section 94.16.03 Amendments to the Official Zoning Map (Rezoning), hereby makes the following findings and evaluation to the Village of Weston Plan Commission:

GENERAL INFORMATION:

Current Zoning: **B-2 Highway Business with WHP-A Wellhead Protection Zone A**
Definition: 94.2.02(3)(c) **B-2 Highway Business.** The B-2 district accommodates a range of large- and small-scale office, retail, commercial service, restaurant, and lodging uses. Development within this district is served by public sanitary sewer and water services. This district is intended for mapping (i) along major highway corridors; (ii) outside of the Village’s neighborhood areas; and (iii) in areas planned for commercial uses within the Comprehensive Plan. (Predecessor district: B-2 Community Retail and Service)

Proposed Zoning **MF Multiple Family with D WHP-A Wellhead Protection Zone A**
Definition: 94.2.02(2)(d) **MF Multiple Family.** The MF district accommodates a range of housing types, including multiple family residences (e.g., townhouses, apartment buildings, multi-plexes), two family residences, and single family residences, along with compatible institutional and recreational uses. Development within this district is served by public sanitary sewer and water services, and roadways with an urban cross section (e.g., curbs, storm sewer). The MF district is intended for areas planned for multiple family residential development, or portions of areas planned for neighborhood development at the Village’s discretion, within the Comprehensive Plan. (Predecessor district: R-3 Multiple Family, Garden Apartments and R-4 Multiple Family, Apartments)

Future Land Use: **Single Family Residential—Sewered**
FLU Description: **Single family residences, home occupations, and small-scale institutional and recreational uses, all served by a public sanitary sewer system**

Development Policies:

- 1. Promote interconnection in road and trail networks within and among neighborhoods.**
- 2. Where smaller lots are permitted, pay careful attention to home quality, variety, design, setbacks, and garage placement through zoning, covenants, and development agreements.**
- 3. Pursue single family residential infill opportunities where feasible.**

Typical Implemented Zoning Districts: SF-S – Single Family Residential-Small Lot, SF-L – Single Family Residential-Large Lot and N – Neighborhood.

Please note the location is adjacent to commercial and the comprehensive plan future land use map is not parcel specific. Please see the note on the attached future land use map.

1. Is the proposed rezoning consistent with the Comprehensive Plan, as is required by Wisconsin Statutes?

Yes. This lot serves the apartment complex to the east and in the draft version (going to PC and Board for approval this fall) shows the property in this area to be multi-family as it is adjacent to a commercial corridor on Business Highway 51.

2. Does the rezoning further the purpose and intent of this Chapter?

Yes.

3. Does rezoning address any of the following that are not properly addressed on the current Official Zoning Map?

Yes, this rezone is addressing a mapping error. This parcel was originally zoned MF (R-3) in 2009. This lot was split in half and the western half was rezoned to B-3 to allow it to be connected to Kwik Trip's lot, and the remaining eastern half was to remain zoned R-3 to be used for the apartment complex. This lot was accidentally rezoned to B-3 in 2015 when we did the zoning ordinance/map update project.

4. Does the proposed zoning district maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property?

Yes. This rezone will allow for the outlot to be added to the neighboring lot via CSM.

BACKGROUND INFORMATION:

This is a mapping error. This parcel was originally zoned MF (R-3) in 2009. This lot was split in half and the western half was rezoned to B-3 to allow it to be connected to Kwik Trip's lot, and the remaining eastern half was to remain zoned R-3 to be used for the apartment complex. This lot was accidentally rezoned to B-3 in 2015 when we did the zoning ordinance/map update project.

CURRENT PROPERTY CONDITIONS:

Currently the garage for the Ferge Street apartments is located on this lot. The next step will be to add the outlot to the appropriate lot next door so the apartment and garage are on the same lot. In order to do this, the zoning needs to be changed on the outlot to make it the same MF zoning district as the lot next door.

PLAN COMMISSION ACTION OPTIONS: (Process is outlined in Sec. 94.16.03(6))

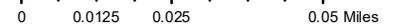
- 1) **Plan Commission recommends approval of the rezone request and forwards the recommendation on to the Village Board at their 8/15/16 meeting.**
- 2) **Plan Commission recommends denial of the rezone request and forwards the recommendation on to the Village Board at their 8/15/16 meeting.**
- 3) **Plan Commission takes no action and the request moves on to the Village Board at their 8/15/2016 meeting with no recommendation.**

OFFICIAL ZONING MAPS

Map Date: 7/27/2016
 Adoption Date (Village): 4/20/2016
 Adoption Date (ETZ): 4/20/2016
 Adoption Date (Town): 1/23/2016

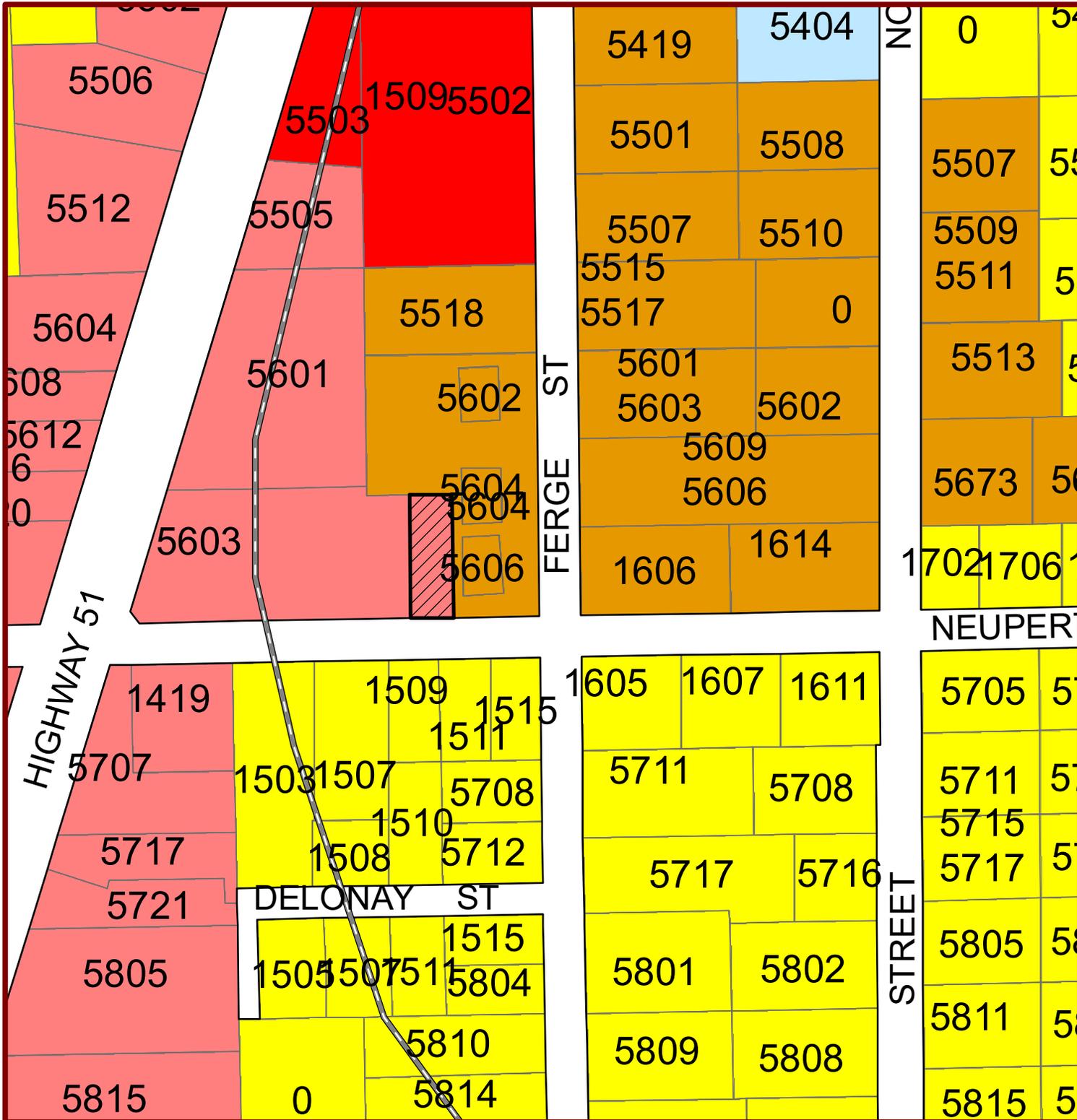


Map By: Technology Services Department, Village of Weston



Legend

-  19228081831013
-  Village of Weston
-  Extraterritorial Zoning (ETZ) Boundary
-  Town of Weston
-  Right-of-way
-  Parcel Boundary
-  Wetland
-  Surface Water
- ZONING DISTRICTS**
-  AR - Agriculture and Residential
-  PR - Parks and Recreation
-  RR-2 - Rural Residential-2 Acre
-  RR-5 - Rural Residential-5 Acre
-  SF-L - Single Family Residential-Large Lot
-  SF-S - Single Family Residential-Small Lot
-  2F - Two Family Residential
-  MF - Multiple Family Residential
-  MH - Manufactured Home
-  INT - Institutional
-  B-1 - Neighborhood Business
-  B-2 - Highway Business
-  B-3 - General Business
-  BP - Business Park
-  LI - Limited Industrial
-  GI - General Industrial
- OVERLAY ZONING DISTRICTS**
-  Design - Commercial Corridor
-  Design - Condominium
-  Design - Renaissance
-  Design - Rail-to-Trail
-  Design - Weston Marketplace
-  Village of Weston Shoreland Zoning
-  Marathon County Shoreland Zoning - Town and ETZ only
- WELLHEAD PROTECTION ZONES**
-  Zone A
-  Zone B





It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.16.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

**Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review**

REQUEST FROM: JENNIFER HIGGINS, DIRECTOR OF PLANNING AND DEVELOPMENT

ITEM DESCRIPTION: ORDINANCE NO. 16-039: AN ORDINANCE TO APPROVE THE REZONING OF LAND FROM B-3 GENERAL BUSINESS TO B-2 HIGHWAY BUSINESS, ON SCHOFIELD AVENUE, FROM BUSINESS HIGHWAY 51 TO VON KANEL STREET OF SECTIONS 16, 17 AND 18; AND ON THE EAST SIDE OF BUSINESS HIGHWAY 51 FROM SCHOFIELD AVENUE TO SOUTH OF POST AVENUE, VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN (REZN-7-16-1602)

DATE/MTG: BOARD OF TRUSTEES; MONDAY, AUGUST 15, 2016

POLICY QUESTION: Should the Village Board approve the Plan Commission recommendation to rezone the areas of the Schofield Avenue corridor from Business Highway 51 to Von Kanel Street and on the east side of Business Highway 51 from Schofield Avenue to the south of Post Avenue from B-3 – General Business to B-2 – Highway Business District.

RECOMMENDATION TO: I make a motion to approve the rezone of Schofield Avenue corridor from Business Highway 51 to Von Kanel Street and on the east side of Business Highway 51 from Schofield Avenue to the south of Post Avenue from B-3 – General Business to B-2 – Highway Business District by the adoption of Ordinance No. 16-039.

LEGISLATIVE ACTION:

- | | | |
|---|---|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |
-

FISCAL IMPACT ANALYSIS:

- | | |
|--|------|
| <input type="checkbox"/> Budget Line Item: | None |
| <input type="checkbox"/> Budget Line Item: | None |
| <input type="checkbox"/> Budgeted Expenditure: | None |
| <input type="checkbox"/> Budgeted Revenue: | None |
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- | | |
|---|---------------|
| <input type="checkbox"/> WI Statute: | _____ |
| <input type="checkbox"/> WI Administrative Code: | _____ |
| <input type="checkbox"/> Case Law / Legal: | _____ |
| <input checked="" type="checkbox"/> Municipal Code: | Sec. 94.16.03 |
| <input type="checkbox"/> Municipal Rules: | _____ |
-

PRIOR REVIEW: Public Hearing - Plan Commission 8/8/16

BACKGROUND: Staff is proposing that the Schofield Avenue Corridor from Business Highway 51 to Von Kanel Street and on the east side of Business Highway 51 from Schofield Avenue to south of Post Avenue be changed to B-2

Highway Business District from B-3 General Business District because this area of the Village is commercially orientated and is identified on the Future Land Use Map as Future Commercial. The existing conditional uses within the area proposed to change would be unaffected until they either expire or the use stops for a 12-month period. By changing the zoning, it would limit any industrial uses within this part of the corridor

Attachments?

Draft Ordinance 16-039, Exhibit 'A' – Zoning Map and Exhibit 'B' – List of Properties and Descriptions



VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN

ORDINANCE NO. 16-039

AN ORDINANCE TO APPROVE THE REZONING OF LAND FROM B-3 GENERAL BUSINESS TO B-2 HIGHWAY BUSINESS, ON SCHOFIELD AVENUE, FROM BUSINESS HIGHWAY 51 TO VON KANEL STREET OF SECTIONS 16, 17 AND 18; AND ON THE EAST SIDE OF BUSINESS HIGHWAY 51 FROM SCHOFIELD AVENUE TO SOUTH OF POST AVENUE, VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN.

WHEREAS, Exhibit 'A' is a map indicating the location of the properties being rezoned and is attached to this ordinance;

WHEREAS, Exhibit 'B' is a table describing the properties being rezoned and is attached to this ordinance;

WHEREAS, the Plan Commission of the Village of Weston having held a public hearing on the 8th day of August, 2016, to consider the rezoning of the Land, with proposed zoning districts indicated in Exhibit 'A' and described in Exhibit 'B'; and

WHEREAS, the Plan Commission having thereafter filed its written recommendations and findings with the Village Board, and the said Board having received and approved the recommendation of said Committee;

NOW THEREFORE, the Village Board of the Village of Weston does ordain as follows:

SECTION 1: On the application (REZN-7-16-1602) of varied property owners, properties described in Exhibit 'B', Weston, WI 54476, for the following territory now comprising a part of the B-2 Highway Business zoning district, located in Sections 16, 17 and 18, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin, is hereby designated to be and become hereafter part of the following zoning district:

B-2 – Highway Business – Parcels of land described in Exhibit 'B' being part of the Sections 16, 17 and 18, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin; more particularly described in Exhibit 'B'.

BE IT FURTHER RESOLVED that the foregoing amendment to the zoning district designations shall take effect only upon the publication of this ordinance. If the rezoning of any lands by this Ordinance does not take effect within 180 days of the date hereof, this Ordinance shall become null and void and the zoning for such lands shall remain unchanged.

SECTION 2: The Clerk shall make necessary alterations upon the official map of the Village of Weston to reflect the changes in the zoning classifications of the property described herein.

SECTION 3: SEVERABILITY. If any section, clause, provision, or portion of this Ordinance is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby. If an application of this Ordinance to a particular structure, land, or water is adjudged

unconstitutional or invalid by a court of competent jurisdiction, such judgment shall not be applicable to any other structure, land, or water not specifically included in said judgment. If any requirement or limitation attached to an authorization given under this Ordinance is found invalid, it shall be presumed that the authorization would not have been granted without the requirement or limitation and, therefore, said authorization shall also be invalid. Any other ordinances whose terms are in conflict with the provisions of this ordinance are hereby repealed as to those terms that conflict.

SECTION 4: EFFECTIVE DATE. This ordinance shall take effect upon approval and publication.

Dated the 15th day of August, 2016.

VILLAGE BOARD OF WESTON

By: _____
Barbara Ermeling, President

Attest: _____
Sherry Weinkauf, Village Clerk

APPROVED: _____

PUBLISHED: _____

DRAFT

Village of Weston Marathon County, WI

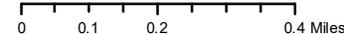


OFFICIAL ZONING MAPS EXHIBIT 'A'



Map Date: 8/3/2016
Adoption Date (Village): 4/20/2016
Adoption Date (ETZ): 4/20/2016
Adoption Date (Town): 1/23/2016

Map By: Technology Services Department, Village of Weston



Legend

- Properties to be Rezoned to B-2 - Highway Business
- Village of Weston
- Extraterritorial Zoning (ETZ) Boundary
- Town of Weston
- Right-of-way
- Parcel Boundary
- Wetland
- Surface Water
- OVERLAY ZONING DISTRICTS**
- D-WM
- D-CC
- D-Condominium
- D-Rail-to-Trail
- D-Renaissance
- Village of Weston Shoreland Zoning
- WELLHEAD PROTECTION ZONES**
- Zone A
- Zone B

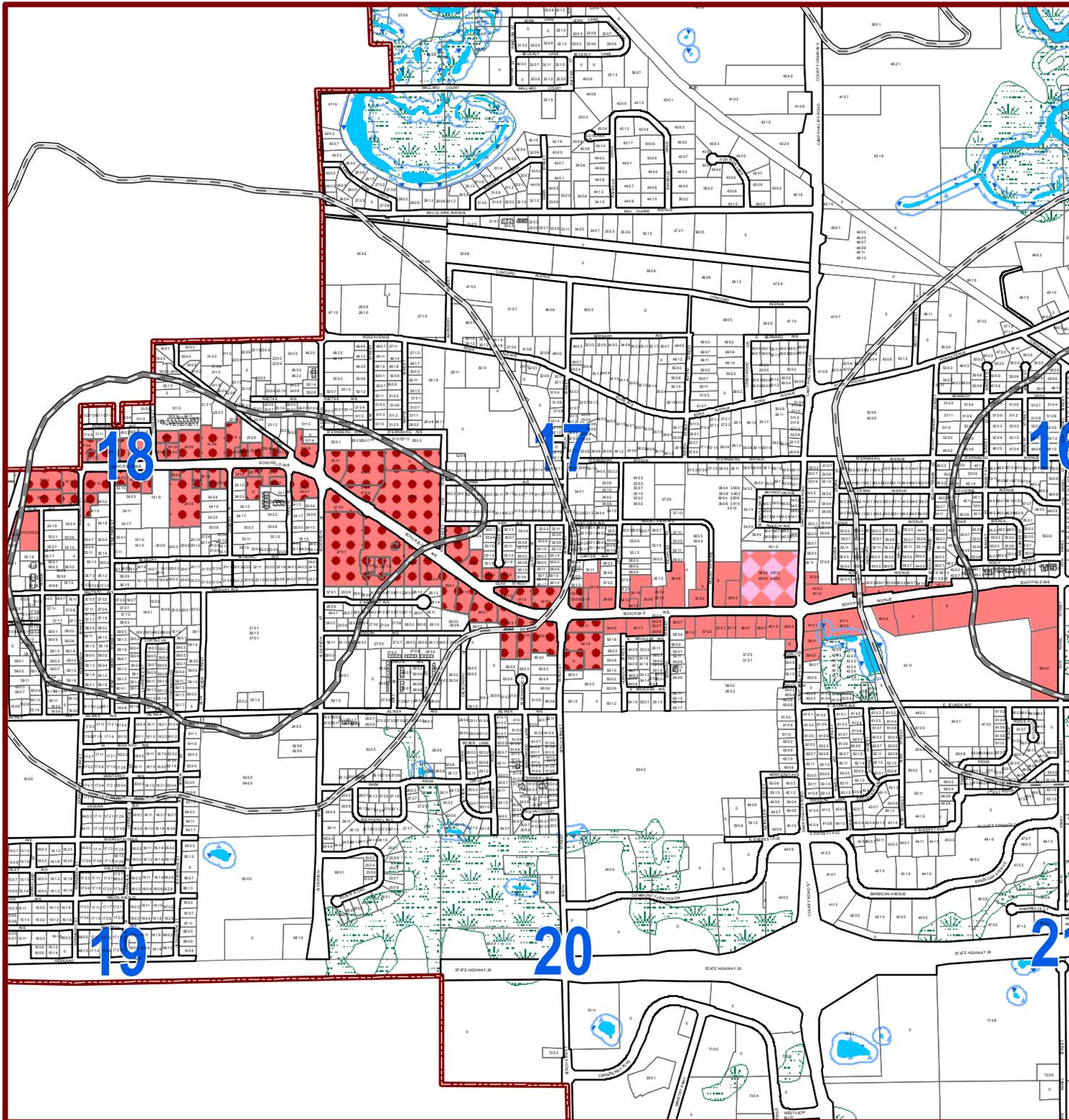


EXHIBIT 'B'

PIN	ADDRESS	PROPERTY DESCRIPTION	EXISTING ZONING	NEW ZONING
19228081630944	4403 SCHOFIELD AVE	SEC 16-28-08 CSM VOL 65 PG 15 (#14553) (DOC #1460396)	B-3 – General Business WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business WHP-B – Wellhead Protection-Zone B
19228081630945	0	SEC 16-28-08 THAT PT LYG ELY OF CSM VOL 19 PG 269 NLY OF CSM VOL 5 PG 206 (#5401) (DOC #906347)	B-3 – General Business WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business WHP-B – Wellhead Protection-Zone B
19228081630946	5703 CAMP PHILLIPS RD	SEC 16-28-08 PT OF NW 1/4 SW 1/4 - PCL 1 & OUTLOT 1 CSM VOL 54 PG 12 (#12504) (DOC #1286096)	B-3 – General Business	B-2 – Highway Business
19228081630952	4111 SCHOFIELD AVE	SEC 16-28-08 PT OF SW 1/4 SW 1/4 - LOT 1 CSM VOL 78 PG 146 (#16797) (DOC# 1669810)	B-3 – General Business	B-2 – Highway Business
19228081630963	6004 VON KANEL ST	SEC 16-28-08 PT OF S 1/2 SW 1/4 - PCL C CSM VOL 5 PG 206 (#1279) (DOC #712660)	B-3 – General Business WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business WHP-B – Wellhead Protection-Zone A
19228081630966	0	SEC 16-28-08 SE ¼ SW ¼ EX VOL 489D-591 VOL 28R-421 VOL 230M-18 THIS PCL INCL THAT PT OF SD 40 LYG S OF S OF LOT 22 & 23 PARK TERRACE N & W OF COUNTY ROAD JJ & E OF CSM VOL 36 PG 47 (#9044) (DOC# 1073052)	B-3 – General Business WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business WHP-B – Wellhead Protection-Zone B
19228081630967	5811 CAMP PHILLIPS RD	SEC 16-28-08 PT OF SW ¼ SW ¼ COM AT SW COR N 4 DEG E 622.6' N 85 DEG E 33' TO POB N 4 DEG E 200' N 85 DEG N 85 DEG E 200' S 4 DEG W 200' S 85 DEG W 200' TO BEG EX VOL 509M-322 (HWY)	B-3 – General Business	B-2 – Highway Business
19228081630969	4204 SCHOFIELD AVE	SEC 16-28-08 PT OF SW 1/4 SW 1/4 – CSM VOL 9 PG 263 (#2479) (DOC#763954)	B-3 – General Business WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business WHP-B – Wellhead Protection-Zone B
19228081630970	0	SEC 16-28-08 PT OF S 1/2 SW 1/4 - PCL 2 CSM VOL 36 PG 47 (#9044) (DOC #1073052)	B-3 – General Business WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business WHP-B – Wellhead Protection-Zone B
19228081630971	4101 SCHOFIELD AVE	SEC 16-28-08 PT OF SW 1/4 SW 1/4 - PCL 1 CSM VOL 26 PG 136 (#6943) (DOC #974167)	B-3 – General Business	B-2 – Highway Business
19228081630972	5905 CAMP PHILLIPS RD	SEC 16-28-08 PT OF SW 1/4 SW ¼ COM 497.6' N & 33' E OF SW COR N 125' E 200' S 125' W 200' TO BEG	B-3 – General Business	B-2 – Highway Business
19228081630973	4114 SCHOFIELD AVE	SEC 16-28-08 PT OF SW 1/4 SW 1/4 - PCL 1 CSM VOL 36 PG 47 (#9044) (DOC #1073052)	B-3 – General Business	B-2 – Highway Business
19228081730025	2910 SCHOFIELD AVE	MOUNT VIEW ADD TO THE TOWN OF WESTON PT OF LOT	B-3 – General Business	B-2 – Highway Business

		1 BLK 1 LOT 1 CSM VOL 32 PG 56 (#8288) (DOC #1036995)	D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730039	3010 GLAD ST	SUBD OF PRT LOT 1 BLK 1 MOUNT VIEW ADD LOT 15 BLK 1	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730040	3006 GLAD ST	SUBD OF PRT LOT 1 BLK 1 MOUNT VIEW ADD LOT 16 BLK 1	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730162	2900 SCHOFIELD AVE	MOUNT VIEW ADD TO THE TOWN OF WESTON PT OF LOT 1 BLK 1 LOT 1 CSM VOL 29 PG 86 (#7623) (DOC #1006923)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730172	2709 SCHOFIELD AVE	MARKOVICH PROPERTIES CONDO FIRST ADDENDUM UNIT 1	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730173	2711 SCHOFIELD AVE	MARKOVICH PROPERTIES CONDO FIRST ADDENDUM UNIT 2	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730174	2713 SCHOFIELD AVE	MARKOVICH PROPERTIES CONDO FIRST ADDENDUM UNIT 3	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730175	2715 SCHOFIELD AVE	MARKOVICH PROPERTIES CONDO FIRST ADDENDUM UNIT 4	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730177	2719 SCHOFIELD AVE	MARKOVICH PROPERTIES CONDO FIRST ADDENDUM UNIT 5	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730937	2606 SCHOFIELD AVE	SEC 17-28-08 PT OF NW 1/4 SW 1/4 & PT OF SW 1/4 NW 1/4 - LOT 2 CSM VOL 68 PG 145 (#15223) (DOC #1513867)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A

19228081730938	2702	SCHOFIELD AVE	SEC 17-28-08 PT OF NW 1/4 SW 1/4 - LOT 1 CSM VOL 68 PG 145 (#15223) (DOC #1513867)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730939	3207	SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SW 1/4 - LOT 1 CSM VOL 61 PG 120 (#13933) (DOC #1414682)	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730940	2915	SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SW 1/4 & NE 1/4 SW 1/4 - PCL 2 CSM VOL 43 PG 48 (#10416) (DOC #1148172)	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730941	2901	SCHOFIELD AVE	SEC 17-28-08 PT OF NE 1/4 SW 1/4 & SE 1/4 SW 1/4 - PCL 1 CSM VOL 43 PG 48 (#10416) (DOC #1148172)	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730947	0		SEC 17-28-08 PT OF NW 1/4 SW 1/4 - PCL A CSM VOL 37 PG 24 (#9201) (DOC #1080702)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730948	2809	SCHOFIELD AVE	SEC 17-28-08 PT OF NW 1/4 SW 1/4 - PCL B CSM VOL 38 PG 172 (#9549) (DOC #1100435)	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730949	2805	SCHOFIELD AVE	SEC 17-28-08 PT OF NW 1/4 SW 1/4 - PCL A CSM VOL 38 PG 172 (#9549) (DOC #1100435)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730950	0		SEC 17-28-08 PT OF SW 1/4 NW 1/4 & PT OF NW 1/4 SW 1/4 - LOT 1 CSM VOL 26 PG 116 (#6923) (DOC #973529)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730952	3001	SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SW 1/4 - PCL 1 CSM VOL 20 PG 188 (#5595) (DOC #913277) EX CSM VOL 21 PG 98 (#5780) (DOC #920751)	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730958	2707	SCHOFIELD AVE	SEC 17-28-08 PT OF NW 1/4 SW 1/4 - LOT 1 CSM VOL 17 PG 293 (#4825) (DOC #884382) BNG PT OF CSM VOL 17 PG 207	B-3 – General Business D-CC – Commercial Corridor	B-2 – Highway Business D-CC – Commercial Corridor

		(#4739) (DOC#881294) EX VOL 535M-460 (RD) EX VOL 548M-812 (RD)	WHP-A – Wellhead Protection-Zone A	WHP-A – Wellhead Protection-Zone A
19228081730960	2705 SCHOFIELD AVE	SEC 17-28-08 PT OF NW 1/4 SW 1/4 - LOT 3 CSM VOL 17 PG 293 (#4825) (DOC #884382) BNG PT OF CSM VOL 17 PG 207 (#4739) (DOC#881294) EX VOL 548M-812 (RD)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730978	3111 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SW 1/4 – CSM VOL 17 PG 223 (#4755) (DOC #881656)	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730979	3110 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SW ¼ COM 330' W OF NE COR OF SD FORTY S 238' TO N LN OF HWY 'JJ' NWLY ALG HWY 241' N 24 DEG E 180.8 TO N LN OF SD FORTY E 145' TO BEG	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730982	3200 SCHOFIELD AVE	PT OF E1/2 E1/2 SE1/4 SW1/4 SEC 17-28-08 THAT PT LYG N OF HWY 'JJ' EX VOL 310M-226 (HWY) VOL 543M-114 (HWY)	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730985	3103 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SW ¼ COM IN CTR OF HWY 'JJ' 385' E OF NW COR OF SD FORTY SELY ALG CTR OF HWY 247' 7" TO POB S 250' E 45' 4" S 275' E 175' N 510 NWLY TO BEG EX VOL 313M-1084 (HWY)	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730986	3012 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SW 1/4 - LOT 1 CSM VOL 66 PG 48 (#14776) (DOC #1476445)	B-3 – General Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B	B-2 – Highway Business D-CC – Commercial Corridor WHP-B – Wellhead Protection-Zone B
19228081730992	2806 SCHOFIELD AVE	SEC 17-28-08 PT OF NW 1/4 SW 1/4 - LOT 1 CSM VOL 35 PG 74 (#8896) (DOC #1064287)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081730996	5211 ALDERSON ST	SEC 17-28-08 PT OF NW 1/4 SW ¼ ALSO SW 1/4 NW 1/4 - LOT 1 CSM VOL 20 PG 273 (#5680) (DOC #916697)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081740035	0	INDIAN HILLS ADDITION LOT 1 EX VOL 522M-902 (ST)	B-3 – General Business	B-2 – Highway Business
19228081740052	3503 SCHOFIELD AVE	KRUEGER ADD LOT 1 BLK 2	B-3 – General Business	B-2 – Highway Business
19228081740053	3417 SCHOFIELD AVE	KRUEGER ADD LOT 2 BLK 2	B-3 – General Business	B-2 – Highway Business

19228081740054	3409 SCHOFIELD AVE	KRUEGER ADD PT OF LOT 3 BLK 2 & PT OF VAC STREET - LOT 1 CSM VOL 64 PG 157 (#14520) (DOC#1458076)	B-3 – General Business	B-2 – Highway Business
19228081740878	3907 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SE 1/4 - LOT 2 CSM VOL 76 PG 20 (#16371) (DOC# 1627239)	B-3 – General Business	B-2 – Highway Business
19228081740879	3807 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SE 1/4 - LOT 1 CSM VOL 76 PG 20 (#16371) (DOC# 1627239)	B-3 – General Business	B-2 – Highway Business
19228081740882	0	SEC 17-28-08 PT OF E 1/2 SE 1/4 - LOT 2 CSM VOL 67 PG 160 (#15078) (DOC #1500475)	B-3 – General Business	B-2 – Highway Business
19228081740883	3702 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SE 1/4 - LOT 1 CSM VOL 67 PG 160 (#15078) (DOC #1500475)	B-3 – General Business	B-2 – Highway Business
19228081740886	0	SEC 17-28-08 PT OF E 1/2 SE 1/4 - LOT 4 CSM VOL 67 PG 72 (#14990) (DOC #1492690)	B-3 – General Business	B-2 – Highway Business
19228081740894	3910 SCHOFIELD AVE	SEC 17-28-08 PT OF E 1/2 SE 1/4 - LOT 1 CSM VOL 50 PG 94 (#11806) (DOC #1234452) ADD'L DEED DOC# 1671084 ALTA SURVEY-POB 5-2007	B-3 – General Business D-WM – Weston Marketplace Overlay	B-2 – Highway Business D-WM – Weston Marketplace Overlay
19228081740898	3613 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SE 1/4 - LOT 2 CSM VOL 43 PG 152 (#10520) (DOC #1156946)	B-3 – General Business	B-2 – Highway Business
19228081740899	3703 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SE 1/4 - LOT 1 CSM VOL 43 PG 152 (#10520) (DOC #1156946)	B-3 – General Business	B-2 – Highway Business
19228081740920	4015 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SE ¼ BEG AT PT ON S LN HWY 'JJ' 175' W OF W LN OF TN RD ON E LN OF SD FORTY W 150' S 268' E 150' N 268' TO BEG EX VOL 513-393 (HWY)	B-3 – General Business	B-2 – Highway Business
19228081740921	3707 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SE ¼ E 130' OF N 247' OF W 448' THRF LYG S OF HWY 'JJ' EX M517-582 (HWY)	B-3 – General Business	B-2 – Highway Business
19228081740926	3717 SCHOFIELD AVE	SEC 17-28-08 PT OF SE 1/4 SE 1/4 - LOT 1 CSM VOL 62 PG 64 (#14057) (DOC #1423605)	B-3 – General Business	B-2 – Highway Business
19228081740927	5802 CAMP PHILLIPS RD	SEC 17-28-08 PT OF SE 1/4 SE ¼ CSM VOL 11 PG 286 (#3116) (DOC# 795494) EX S 126' EX M522-902 (HWY)	B-3 – General Business	B-2 – Highway Business
19228081740934	5815 BIRCH ST	SEC 17-28-08 PT OF SW 1/4 SE ¼ COM 1.5 RDS E & 644' N OF SW COR OF SD FORTY N 198' E 418' S 396' W 198' N 198' W E 418' S 396' W 198' N 198' W 220' TO BEG	B-3 – General Business D-CC – Commercial Corridor	B-2 – Highway Business D-CC – Commercial Corridor
19228081740935	0	SEC 17-28-08 PT OF SW 1/4 SE ¼ COM 1.5 RDS E & 446' N OF SW COR OF SD FORTY N 198' E 220' S 198' W 220' TO BEG	B-3 – General Business D-CC – Commercial Corridor	B-2 – Highway Business D-CC – Commercial Corridor

19228081740937	3311	SCHOFIELD AVE	SEC 17-28-08 PT OF SW 1/4 SE 1/4 COM 1.5 RDS E & 842' N OF SW COR OF SD FORTY N 172' E 418' S 172' W 418' TO BEG EX VOL 312M-519 (HWY)	B-3 – General Business D-CC – Commercial Corridor	B-2 – Highway Business D-CC – Commercial Corridor
19228081740939	3607	SCHOFIELD AVE	SEC 17-28-08 PT OF SW 1/4 SE 1/4 COM AT INCTN OF S LN OF HWY 'JJ' & E LN OF SD FORTY S 258' W PARA WITH HWY 174' N 258' W PARA WITH HWY 174' N 258' TO S LN OF HWY E 174' TO BEG EX S 120' EX VOL 536M-613 (HWY)	B-3 – General Business	B-2 – Highway Business
19228081740956	3510	SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 SE 1/4 COM 1080' N & 1000' E OF SW COR OF W 1/2 SE 1/4 N 250' E 70' S 250' W 70' TO BEG	B-3 – General Business	B-2 – Highway Business
19228081740957	3414	SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 SE 1/4 COM AT PT 1080' N & 722' E OF SW COR N 120' E 89' S 120' TO STH '29' W ALG SD HWY 89' TO POB EX VOL 310M-621 (RD) N/D/A PCL 1 CSM VOL 15 PG 122 (#4124) (DOC# 853429)	B-3 – General Business	B-2 – Highway Business
19228081740958	3416	SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 SE 1/4 COM 1080' N & 722' E OF SW COR OF W 1/2 SE 1/4 N 370' E 225.4' S 120' W 122' S 250' W ALG HWY '29' TO BEG EX W 89' OF S 120' EX VOL 310M-668 (RD)	B-3 – General Business	B-2 – Highway Business
19228081740972	3316	SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 SE 1/4 COM ON N LN OF HWY -29- 275' E OF W LN OF W 1/2 SE 1/4 N 250' W 60' N 295' TO S LN OF PCL DESD IN VOL 357D-476 E 185' S 544' TO N LN OF HWY - 29- W 125' TO BEG EX VOL 313M-764 (HWY) EX N 140' OF W 150'	B-3 – General Business	B-2 – Highway Business
19228081740980	3606	SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 SE 1/4 - LOT 1 CSM VOL 24 PG 17 (#6399) (DOC #947190)	B-3 – General Business	B-2 – Highway Business
19228081740981	3310	SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 SE 1/4 COM ON N LN OF HWY -29- 215' E OF W LN OF W 1/2 SE 1/4 N 250' E PARA WITH HWY 60' S 250' W 60' TO BEG EX VOL 310M-662 (RD)	B-3 – General Business	B-2 – Highway Business
19228081740984	3308	SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 SE 1/4 COM ON N LN OF HWY '29' 55' E OF W LN OF W 1/2 SE 1/4 N 545' E 160' S 545' W 160' TO BEG EX CSM VOL 5 PG 188 (#1260) (DOC #711283) EX VOL 313M-476 (HWY)	B-3 – General Business D-CC – Commercial Corridor	B-2 – Highway Business D-CC – Commercial Corridor
19228081740985	3412	SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 SE 1/4 COM ON N LN OF HWY -29-	B-3 – General Business	B-2 – Highway Business

		598' W OF E LN W 1/2 SE ¼ N 250' W 100' S 250' E 100' TO BEG EX N 66' EX VOL 312M-774 (HWY) EX VOL 545M-769 (RD)		
19228081740986	3506 SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 SE 1/4 - LOT 1 CSM VOL 28 PG 208 (#7435) (DOC #1002281)	B-3 – General Business	B-2 – Highway Business
19228081740987	3406 SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 SE ¼ COM ON N LN OF HWY '29' 400' E OF ITS INCTN WITH W LN OF W 1/2 SE 1/4 N 250' E 172' S 250' TO N LN OF HWY '29' W 172 TO BEG EX M311- 939 (HWY)	B-3 – General Business	B-2 – Highway Business
19228081740996	3802 SCHOFIELD AVE	SEC 17-28-08 PT OF W 1/2 E 1/2 SE ¼ THAT PT DESD IN VOL 332 DDS PG 71 VOL 38 REC PG 564 EX VOL 38R-540 VOL 175M-279 EX VOL 524M-194 (HWY)	B-3 – General Business	B-2 – Highway Business
19228081810052	2408 SCHOFIELD AVE	ASSESSOR'S PLAT #2 LOT 1 EX VOL 367M-556 (HWY) & PT OF LOT 1 BLK 4 KRUEGER ADD TO PINE PARK D/A LOT 1 CSM VOL 42 PG 46 (#10223)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810930	1810 SCHOFIELD AVE	SEC 18-28-08 PT OF SW 1/4 NE 1/4 - PCL 2 CSM VOL 10 PG 175 (#2702) (DOC #772347) EX VOL 372M-801 (HWY)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810936	2106 SCHOFIELD AVE	SEC 18-28-08 PT OF S 1/2 NE 1/4 - LOT 1 CSM VOL 66 PG 43 (#14771) (DOC #1475895)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810952	1710 SCHOFIELD AVE	SEC 18-28-08 PT OF SW 1/4 NE 1/4 - PCL 2 CSM VOL 25 PG 120 (#6720) (DOC #964488)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810953	1708 SCHOFIELD AVE	SEC 18-28-08 PT OF SW 1/4 NE 1/4 - PCL 1 CSM VOL 25 PG 120 (#6720) (DOC #964488)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810956	1720 SCHOFIELD AVE	SEC 18-28-08 PT OF SW 1/4 NE ¼ ELY 254' OF WLY 429' OF APPROX SLY 247' THRF LYG NLY OF HWY 'JJ'	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A

19228081810958	2006 SCHOFIELD AVE	SEC 18-28-08 PT OF SW 1/4 NE 1/4 – CSM VOL 7 PG 57 (#1671) (DOC #732288) EX WLY 240'	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810959	2206 SCHOFIELD AVE	SEC 18-28-08 PT OF SE 1/4 NE ¼ COM ON N LN OF HWY 'JJ' 425' E OF W LN OF SD FORTY N 175' E 225' S 175' TO N LN OF HWY W 225' TO BEG EX E 150' A/D/A PCL 1 CSM VOL 17 PG 35 (#4567) (DOC #875648)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810960	2202 SCHOFIELD AVE	SEC 18-28-08 PT OF SE 1/4 NE ¼ COM ON N LN OF HWY 'JJ' 360' E OF W LN OF SD FORTY N 120' E 65' S 120' W 65' TO BEG	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810962	2310 SCHOFIELD AVE	SEC 18-28-08 PT OF SE 1/4 NE ¼ BEG 750' E OF W LN OF FORTY ON N LN HWY 'JJ' N 201.5' SELY 93' S 146.3' W 70' TO BEG N/D/A LOT 1 CSM VOL 16 PG 118 (#4350) (DOC #867288)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810967	2312 SCHOFIELD AVE	SEC 18-28-08 PT OF SE 1/4 NE ¼ COM ON N LN OF HWY 'JJ' 750' E OF ITS INCTN WITH W LN OF SD FORTY N 201.5' TO S LN OF OLD CTH 'J' SELY ALG SD HWY 233' S 63.5' W ALG HWY - 29- 178' TO BEG EX W 70' ALG HWY 'JJ' N/D/A LOT 2 CSM VOL 16 PG 118 (#4350) (DOC #867288)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810968	2300 SCHOFIELD AVE	SEC 18-28-08 PT OF SE 1/4 NE 1/4 - LOT 1 CSM VOL 16 PG 119 (#4351) (DOC #867289)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810970	2114 SCHOFIELD AVE	SEC 18-28-08 PT OF SE 1/4 NE 1/4 - LOT 2 CSM VOL 42 PG 155 (#10332) (DOC #1143485)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810971	2304 SCHOFIELD AVE	SEC 18-28-08 PT OF SE 1/4 NE 1/4 - LOT 1 CSM VOL 16 PG 120 (#4352) (DOC #867290)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810984	1918 SCHOFIELD AVE	SEC 18-28-08 PT OF SW 1/4 NE ¼ COM 102' E OF INCTN OF N LN OF HWY 'JJ' & E LN OF ALDERSON & KRUEGER RD N	B-3 – General Business D-CC – Commercial Corridor	B-2 – Highway Business D-CC – Commercial Corridor

			181.5' E 138' S 181.5' W 138' TO BEG	WHP-A – Wellhead Protection-Zone A	WHP-A – Wellhead Protection-Zone A
19228081810985	1906	SCHOFIELD AVE	SEC 18-28-08 PT OF SW 1/4 NE ¼ COM AT INCTN OF N LN OF HWY 'JJ' & E LN OF ALDERSON & KRUEGER RD N 181.5' E 102' S 181.5' W 102' TO BEG EX VOL 867M-546 (HWY)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081810986	5225	PINE ST	SEC 18-28-08 PT OF SW 1/4 NE ¼ WLY 240' OF CSM VOL 7 PG 57 (#1671) (DOC #732288)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081830005	1611	SCHOFIELD AVE	MYLREA'S ACRE LOTS 8 & 9 EX S 124' BLK 1	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081830006	1610	POST AVE	MYLREA'S ACRE LOTS S 124' OF LOTS 8 & 9 BLK 1 A/D/A PCL 2 CSM VOL 12 PG 13 (#3143) (DOC #797266)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081830025	5503	BUSINESS HIGHWAY 51	MYLREA ACRE LOTS PT OF LOTS 5 & 6 BLK 3 THAT PT DESD AS LOT 2 CSM VOL 1 PG 121 (#121) (DOC#01121) EX BEG SE COR W TO SW COR OF SD LOT 2 NELY 12' SELY TO BEG	B-3 – General Business	B-2 – Highway Business
19228081831010	5305	BUSINESS HIGHWAY 51	MYLREA'S ACRE LOTS PT OF LOTS 4-5-6 & 7 BLK 1 - PT OF LOT 1 CSM VOL 64 PG 15 (#14378) (DOC #1449112) LYG IN VILLAGE OF WESTON	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081831011	5401	BUSINESS HIGHWAY 51	MYLREA'S ACRE LOTS PT OF LOTS 3-4-5-6 & 7 BLK 1 - LOT 2 CSM VOL 64 PG 15 (#14378) (DOC #1449112)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081831016	1509	POST AVE	MYLREA ACRE LOTS 7 & 8 BLK 3 N/D/A LOT 1 CSM VOL 81 PG 89 (#17157) (DOC# 1696292)	B-3 – General Business	B-2 – Highway Business
19228081840058	1803	SCHOFIELD AVE	PINE PARK LOT 1 EX S 80' BLK 3 EX VOL 376M-451 (HWY)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840060	1815	SCHOFIELD AVE	PINE PARK LOT 2 BLK 3 A/D/A CSM VOL 36 PG 180 (#9177) (DOC #1080029)	B-3 – General Business D-CC – Commercial Corridor	B-2 – Highway Business D-CC – Commercial Corridor

			WHP-A – Wellhead Protection-Zone A	WHP-A – Wellhead Protection-Zone A
19228081840099	2111 SCHOFIELD AVE	KRUEGERS AD TO PINE PARK AD E 71' OF LOTS 7 & 8 EX HWY BLK 1 EX VOL 372M-797 (HWY)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840100	2013 SCHOFIELD AVE	KRUEGERS AD TO PINE PARK AD LOTS 7 & 8 EX E 214' EX HWY BLK 1 CSM VOL 14 PG 137 (#3839) (DOC #835876)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840101	2107 SCHOFIELD AVE	KRUEGERS AD TO PINE PARK AD W 143' OF E 214' OF LOTS 7 & 8 BLK 1 EX HWY	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840122	2113 SCHOFIELD AVE	KRUEGERS AD TO PINE PARK AD LOT 1 EX HWY EX E 120' BLK 3 EX VOL 379M-849 (HWY)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840123	2215 SCHOFIELD AVE	KRUEGERS AD TO PINE PARK AD E 120' OF LOT 1 BLK 3	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840125	0	KRUEGERS AD TO PINE PARK AD E 145' OF LOTS 2 & 3 BLK 3 ALSO W 25' OF N 100' OF LOT 15	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840231	2405 SCHOFIELD AVE	KRUEGERS AD TO PINE PARK AD PT OF LOTS 1-2-3 & 4 BLK 4 LOT 1 CSM VOL 60 PG 165 (#13788) (DOC#1404643)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840232	1711 SCHOFIELD AVE	PINE PARK PT OF LOTS 1 & 2 BLK 1 DESD AS LOT 1 CSM VOL 63 PG 53 (#14226) (DOC #1437086) N/D/A PT OF LOT 1 CSM VOL 66 PG 98 (#14826) (DOC #1480652) NEED DEED FROM OWS LLC TO HPI OR VICE CERSA TO MAKE LOT 1 WHOLE	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840233	5310 WILLOW ST	KRUEGERS AD TO PINE PARK AD PT OF LOT 15 BLK 3 LOT 2 CSM VOL 63 PG 92 (#14265) (DOC #1440272)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A

19228081840234	2311 SCHOFIELD AVE	KRUEGERS AD TO PINE PARK AD PT OF LOT 15 & ALL OF LOT 16 BLK 3 LOT 1 CSM VOL 63 PG 92 (#14265) (DOC #1440272)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840246	5403 NORMANDY ST	PINE PARK PT OF LOT 3 & 4 BLK 1 LOT 1 CSM VOL 82 PG 114 (#17316) (DOC# 1708372)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840974	2009 SCHOFIELD AVE	SEC 18-28-08 PT OF NW 1/4 SE 1/4 - PT OF CSM VOL 14 PG 8 (#3713) (DOC #830165) BEG AT NE COR SD CSM S 200' W 87.8' N 200' E 87.8 TO POB	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840995	1925 SCHOFIELD AVE	SEC 18-28-08 PT OF NW 1/4 SE 1/4 – CSM VOL 5 PG 69 (#1141) (DOC #703643)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840996	1907 SCHOFIELD AVE	SEC 18-28-08 PT OF W 1/2 NE 1/4 NW ¼ SE 1/4 - PCL 1 CSM VOL 42 48 (#10225) (DOC #1137053)	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A
19228081840999	2005 SCHOFIELD AVE	SEC 18-28-08 PT OF NW 1/4 NW 1/4 SE ¼ E 5 ACRES THRF EX CSM VOL 5 PG 69 (#1141) (DOC #703643) A/D/A CSM VOL 14 PG 8 (#3713) (DOC #830165) EX E 87.8 OF N 200'	B-3 – General Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A	B-2 – Highway Business D-CC – Commercial Corridor WHP-A – Wellhead Protection-Zone A



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.17.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

**Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review**

REQUEST FROM: JENNIFER HIGGINS, DIRECTOR OF PLANNING AND DEVELOPMENT

ITEM DESCRIPTION: ORDINANCE NO. 16-040: AN ORDINANCE TO APPROVE THE REZONING OF LAND FROM B-2 HIGHWAY BUSINESS TO B-3 GENERAL BUSINESS, AT THE INTERSECTION OF WESTON AVENUE AND COUNTY ROAD J AND ON ADVENTURE WAY, SECTIONS 24 AND 25, VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN (REZN-7-16-1600)

DATE/MTG: BOARD OF TRUSTEES; MONDAY, AUGUST 15, 2016

POLICY QUESTION: Should the Village Board approve the Plan Commission recommendation to rezone the area of the State Highway '29' and County Highway 'J' Interchange-South from the intersection of County Highway 'J' and Weston Avenue east and Adventure Way from B-2 – Highway Business to B-3 – General Business District.

RECOMMENDATION TO: I make a motion to approve the rezone of State Highway '29' and County Highway 'J' Interchange-South from the intersection of County Highway 'J' and Weston Avenue east and Adventure Way from B-2 – Highway Business to B-3 – General Business District by the adoption of Ordinance No. 16-040.

LEGISLATIVE ACTION:

- | | | |
|---|---|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input checked="" type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |
-

FISCAL IMPACT ANALYSIS:

- | | |
|--|------|
| <input type="checkbox"/> Budget Line Item: | None |
| <input type="checkbox"/> Budget Line Item: | None |
| <input type="checkbox"/> Budgeted Expenditure: | None |
| <input type="checkbox"/> Budgeted Revenue: | None |
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- | | |
|---|---------------|
| <input type="checkbox"/> WI Statute: | _____ |
| <input type="checkbox"/> WI Administrative Code: | _____ |
| <input type="checkbox"/> Case Law / Legal: | _____ |
| <input checked="" type="checkbox"/> Municipal Code: | Sec. 94.16.03 |
| <input type="checkbox"/> Municipal Rules: | _____ |
-

PRIOR REVIEW: Public Hearing - Plan Commission 8/8/16

BACKGROUND: Staff is proposing that the area of the State Highway '29' and County Highway 'J' Interchange-South from the intersection of County Highway 'J' and Weston Avenue east and Adventure Way from B-2 – Highway Business to B-3 – General Business District because this area of the Village is vacant and would allow for a wider range

of uses to occur. This area is identified on the Future Land Use Map as Future Commercial. The existing conditional uses within the area proposed to change would be unaffected until they either expire or the use stops for a 12-month period.

Attachments?

Draft Ordinance 16-040, Exhibit 'A' – Zoning Map and Exhibit 'B' – List of Properties and Descriptions



VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN

ORDINANCE NO. 16-040

AN ORDINANCE TO APPROVE THE REZONING OF LAND FROM B-2 HIGHWAY BUSINESS TO B-3 GENERAL BUSINESS, AT THE INTERSECTION OF WESTON AVENUE AND COUNTY ROAD J AND ON ADVENTURE WAY, SECTIONS 24 AND 25, VILLAGE OF WESTON, MARATHON COUNTY, WISCONSIN.

WHEREAS, Exhibit 'A' is a map indicating the location of the properties being rezoned and is attached to this ordinance;

WHEREAS, Exhibit 'B' is a table describing the properties being rezoned and is attached to this ordinance;

WHEREAS, the Plan Commission of the Village of Weston having held a public hearing on the 8th day of August, 2016, to consider the rezoning of the Land, with proposed zoning districts indicated in Exhibit 'A' and described in Exhibit 'B'; and

WHEREAS, the Plan Commission having thereafter filed its written recommendations and findings with the Village Board, and the said Board having received and approved the recommendation of said Committee;

NOW THEREFORE, the Village Board of the Village of Weston does ordain as follows:

SECTION 1: On the application (REZN-7-16-1600) of varied property owners, properties described in Exhibit 'B', Weston, WI 54476, for the following territory now comprising a part of the B-3 General Business zoning district, located in Sections 24 and 25, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin, is hereby designated to be and become hereafter part of the following zoning district:

B-3 – General Business – Parcels of land described in Exhibit 'B' being part of the Sections 24 and 25, Township 28 North, Range 8 East, Village of Weston, Marathon County, Wisconsin; more particularly described in Exhibit 'B'.

BE IT FURTHER RESOLVED that the foregoing amendment to the zoning district designations shall take effect only upon the publication of this ordinance. If the rezoning of any lands by this Ordinance does not take effect within 180 days of the date hereof, this Ordinance shall become null and void and the zoning for such lands shall remain unchanged.

SECTION 2: The Clerk shall make necessary alterations upon the official map of the Village of Weston to reflect the changes in the zoning classifications of the property described herein.

SECTION 3: SEVERABILITY. If any section, clause, provision, or portion of this Ordinance is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby. If an application of this Ordinance to a particular structure, land, or water is adjudged unconstitutional or invalid by a court of competent jurisdiction, such judgment shall not be applicable to any other

structure, land, or water not specifically included in said judgment. If any requirement or limitation attached to an authorization given under this Ordinance is found invalid, it shall be presumed that the authorization would not have been granted without the requirement or limitation and, therefore, said authorization shall also be invalid. Any other ordinances whose terms are in conflict with the provisions of this ordinance are hereby repealed as to those terms that conflict.

SECTION 4: EFFECTIVE DATE. This ordinance shall take effect upon approval and publication.

Dated the 15th day of August, 2016.

VILLAGE BOARD OF WESTON

By: _____
Barbara Ermeling, President

Attest: _____
Sherry Weinkauf, Village Clerk

APPROVED: _____

PUBLISHED: _____

DRAFT

Village of Weston Marathon County, WI



OFFICIAL ZONING MAPS EXHIBIT 'A'



Map Date: 8/3/2016
 Adoption Date (Village): 4/20/2016
 Adoption Date (ETZ): 4/20/2016
 Adoption Date (Town): 1/23/2016

Map By: Technology Services Department, Village of Weston



Legend

- Properties to be Rezoned to B-3
 - Village of Weston
 - Extraterritorial Zoning (ETZ) Boundary
 - Town of Weston
 - Right-of-way
 - Parcel Boundary
 - Wetland
 - Surface Water
- OVERLAY ZONING DISTRICTS**
- D-WM
 - D-CC
 - D-Condominium
 - D-Rail-to-Trail
 - D-Renaissance
 - Village of Weston Shoreland Zoning

- WELLHEAD PROTECTION ZONES**
- Zone A
 - Zone B

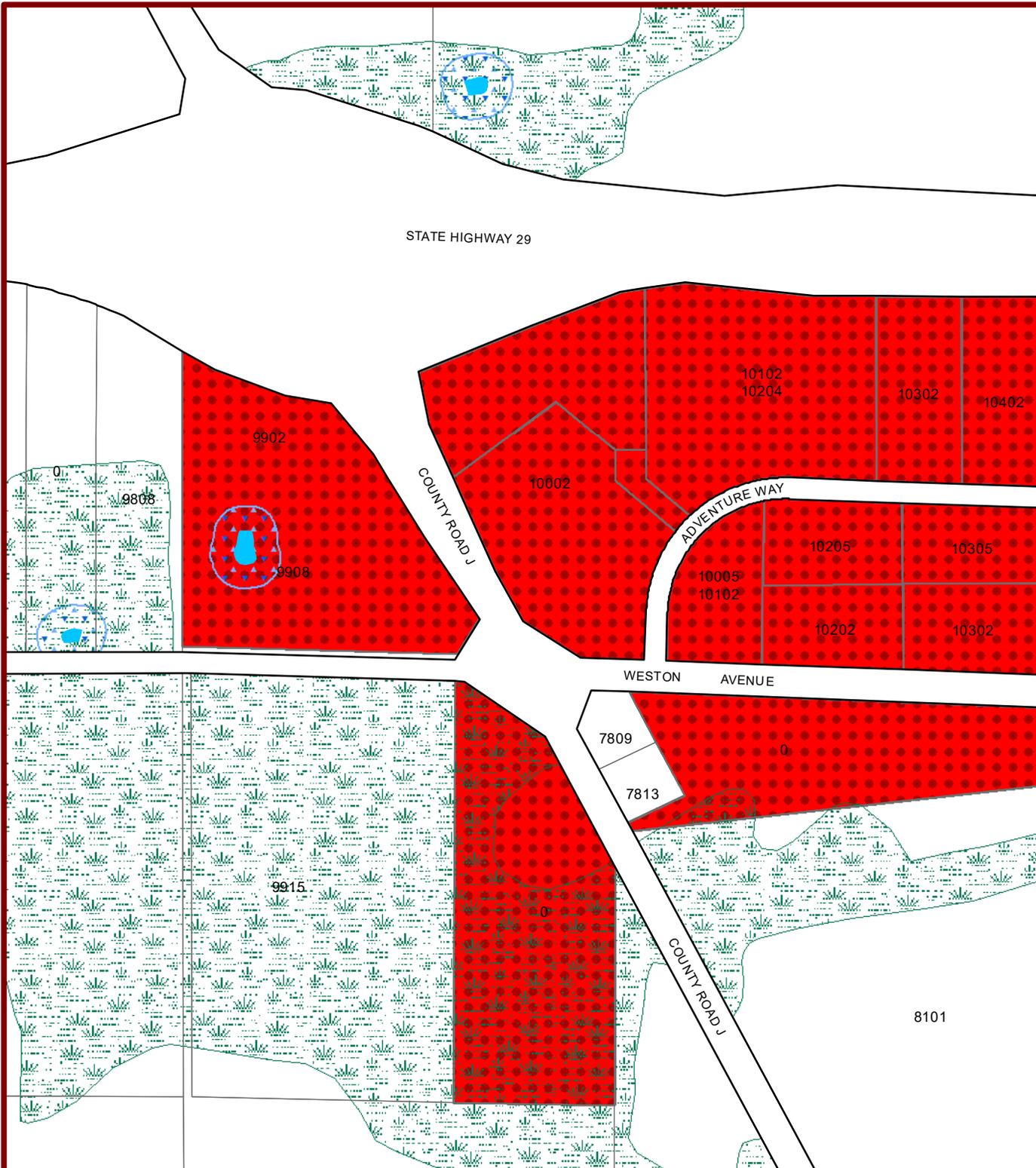


EXHIBIT 'B'

PIN	ADDRESS	PROPERTY DESCRIPTION	EXISTING ZONING	NEW ZONING
19228082440002	10102 ADVENTURE WAY	COMMERCE CROSSING Lot 2	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440003	10302 ADVENTURE WAY	COMMERCE CROSSING Lot 3	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440004	10402 ADVENTURE WAY	COMMERCE CROSSING Lot 4	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440005	10305 ADVENTURE WAY	COMMERCE CROSSING Lot 5	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440006	10205 ADVENTURE WAY	COMMERCE CROSSING Lot 6	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440007	10005 ADVENTURE WAY	COMMERCE CROSSING Lot 7	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440008	10202 WESTON AVE	COMMERCE CROSSING Lot 8	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440009	10302 WESTON AVE	COMMERCE CROSSING Lot 9	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440010	10002 ADVENTURE WAY	COMMERCE CROSSING PT OF LOT 1 - LOT 1 CSM VOL 72 PG 1 (#15730) (DOC #1565507)	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440011	0	COMMERCE CROSSING PT OF LOT 1 - LOT 2 CSM VOL 72 PG 1 (#15730) (DOC #1565507)	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440012	0	COMMERCE CROSSING PT OF LOT 1 - OUTLOT 1 CSM VOL 72 PG 1 (#15730) (DOC#1565507)	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082440990	9908 WESTON AVE	SEC 24-28-08, PT OF SW 1/4 SE 1/4 - LOT 1 CSM VOL 82 PG 25 (#17227) (DOC# 1701570)	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082510994	0	SEC 25-28-08, PT OF NW 1/4 NE ¼ EAST 500' OF SD FORTY EX HWY EX PT LYG E OF CTH 'J' EX VOL 474M-218 {RD}	B-2 – Highway Business D-CC – Commercial Corridor Overlay	B-3 – General Business D-CC – Commercial Corridor Overlay
19228082510999	0	SEC 25-28-08, PT OF NE 1/4 NE ¼ BEG AT NW COR S 472' TO NELY R/W HWY 'J' SELY 16' NELY TO PT	B-2 – Highway Business	B-3 – General Business

		ON E LN 300' S OF NE COR N 300' W TO BEG EX VOL 173M-674 VOL 190M-368 VOL 478-689(HWY)	D-CC – Commercial Corridor Overlay	D-CC – Commercial Corridor Overlay
--	--	--	---------------------------------------	---------------------------------------



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.18.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

**Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review**

REQUEST FROM: DANIEL GUILD, VILLAGE ADMINISTRATOR
JENNIFER HIGGINS, DIRECTOR OF PLANNING AND DEVELOPMENT

ITEM DESCRIPTION: CAMP PHILLIPS CORRIDOR – SOUTH NEIGHBORHOOD – SE QUADRANT
GENERAL PLAN – FINAL DRAFT.

DATE/MTG: BOARD OF TRUSTEES; AUGUST 15, 2016

POLICY QUESTION: Should the CDA/PC approve the Camp Phillips Corridor – South Neighborhood – SE
Quadrant General Plan and forward it on to the Village Board for final approval.

RECOMMENDATION TO: I make a motion to endorse approval, of the Plan and forward it on to the Village Board
of Trustees for final approval and inclusion in the Camp Phillips Corridor Plan and
Comprehensive Plan.

LEGISLATIVE ACTION:

- | | | |
|--|------------------------------------|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |
-

FISCAL IMPACT ANALYSIS:

- | | |
|--|-------|
| <input type="checkbox"/> Budget Line Item: | N/A |
| <input type="checkbox"/> Budget Line Item: | _____ |
| <input type="checkbox"/> Budgeted Expenditure: | _____ |
| <input type="checkbox"/> Budgeted Revenue: | _____ |
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- | | |
|--|-------|
| <input type="checkbox"/> WI Statue: | _____ |
| <input type="checkbox"/> WI Administrative Code: | _____ |
| <input type="checkbox"/> Case Law / Legal: | _____ |
| <input type="checkbox"/> Municipal Code: | _____ |
| <input type="checkbox"/> Municipal Rules: | _____ |
-

PRIOR REVIEW: Presentation by JSD to CDA/PC - June 13, 2016
Community Development Authority (CDA) – August 8, 2016
Plan Commission (PC) – August 8, 2016

BACKGROUND: As you are all aware, Staff has been working with MDROffers for the last 3 years on the
update to the Comprehensive Plan. As part of this process, the Village and MDROffers are working on a Corridor
Plan for Camp Phillips which will be included, when finished, in Volume 3 of the Comprehensive Plan. The
Village’s strategic planning approach to the Camp Phillips Corridor is organized around 3 distinct neighborhood
planning areas. The North Neighborhood (centered around Weston Elementary School), the Central
Neighborhood (the area between Schofield Ave and STH 29 and the South Neighborhood (the lands south of STH
29 interchange to Transport Way). The Village began working with JSD, on the specific Neighborhood Plan for

the South Neighborhood (Plan) in preparation for the economy to improve as this was an area we felt would emerge as the pre-eminent location for development as a regional economic center.

Much of the information in the final draft of the Plan was presented to the CDA and PC at their June 13th meetings. Public input has been incorporated into the Plan via the comments received at the 2 Public Engagement Sessions held over the last year.

A draft Plan was provided to PC/CDA/Village Board members via email last month. Any comments received by staff or elected/appointed officials, including those received at the 8/8/16 CDA/PC meetings, have been incorporated into the Final Draft of the Plan which is on the agenda for final approval on Monday night.

The CDA and PC both unanimously approved the plan on 8/8/16 and recommended it on to the Village Board for final approval. After its adoption, it will be sent to MDROffers for inclusion in the final draft of the Camp Phillips Corridor Plan and ultimately as a component of Volume 3 of the Comprehensive Plan.

Staff recommends approval of the document as presented.

Attachments

Village of Weston

Camp Phillips Corridor - South Neighborhood SE Quadrant General Plan



www.JSDinc.com



Prepared for:
Village of Weston
5500 Schofield Avenue
Weston, WI 54476

JSD Project No. 15-6918

JSD Professional Services, Inc.

• Engineers • Surveyors • Planners

Building relationships with a commitment to client satisfaction through trust, quality and experience.

Chapter 3: Camp Phillips Corridor – South Neighborhood Southeast Quadrant General Plan

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Chapter 3: Camp Phillips Corridor – South Neighborhood Southeast Quadrant General Plan

3.1 EXECUTIVE SUMMARY

The Southeast Quadrant General Plan describes the recommended land use development pattern for the 327-acre tract of land located in the southeast quadrant of the State Highway 29 – Camp Phillips Road (County Road X) interchange. This area is envisioned by the Village of Weston to emerge as a significant component of the community’s economic base. The plan expands on a general consensus, articulated through the Village’s comprehensive planning process, that its development into a large sustainable commercial center will be the highest and best use of the site given its location in relation to the Village and regional population, proximity to a major transportation network, and the extensive investments in supporting public infrastructure that have been completed.

Upon complete build-out, the Southeast Quadrant Planning Area could potentially result in \$152,000,000 of equalized assessed value added to the Village tax base and significant expansion of the commercial business activity, workforce housing and employment.

The recommended first phase focuses on maximizing development opportunities of the west half of the planning area immediately adjoining the segment of Camp Phillips Road south of the State Highway 29 interchange—this initial phase has the potential to generate \$103,000,000 of additional equalized assessed value for the community.

This development area capitalizes on the existing backbone water and sanitary sewer infrastructure that is in place and the momentum of the adjacent Weston Regional Medical Center campus development and exposure to the interchange. This location is not without challenges, however, and sustained public-private collaboration will be required to resolve the following four (4) critically important issues before the development can move forward:

- Complete or partial mitigation of the wetland located immediately east of the Camp Phillips Road – Westview Boulevard intersection,
- Easterly extension of Westview Boulevard,
- Relocation of the ATC overhead electric transmission lines to the north perimeter of the planning area, and
- Develop engineering design and funding of street improvements to expand the capacity of Camp Phillips Road and intersections to accommodate anticipated traffic generated by the planned land use.

3.2 OVERVIEW

The Village of Weston has engaged in a detailed planning effort to define the role of Camp Phillips Road as a primary development corridor through the community and to establish a strategic framework for land use, development policy and public and private investment decisions to encourage development and redevelopment along the corridor.

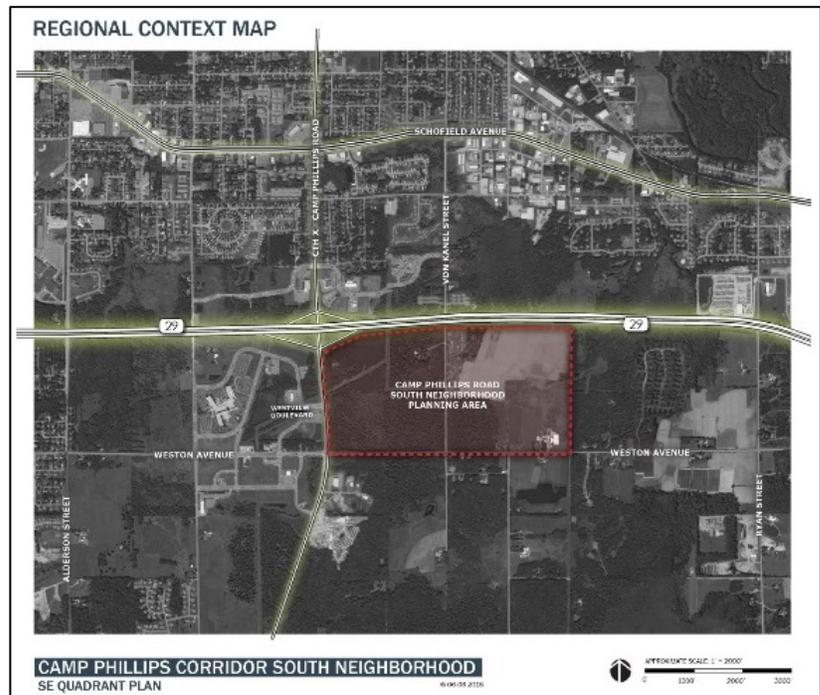
Paired with Schofield Avenue (the primary east-west route through the community), Camp Phillips Road is a critically important north-south travel route in the suburban and regional travel network that links the Village and the neighboring communities of Wausau, Schofield, Rothschild, and Kronenwetter.

The Village’s strategic planning approach to the Camp Phillips Corridor is organized around three distinct neighborhood planning areas that are reflective of the historical development pattern adjoining the designated segment of the street and the role that each neighborhood area fulfills for the community. This planning approach is designed to enable the Village to address various strategic needs within each neighborhood, in context of the entire corridor. The districts are:

- **The North Neighborhood** – centered on the Weston Elementary School. Village policy(ies) in this area are intended to enhance and preserve the integrity of the area as a residential neighborhood with a variety of housing opportunities and supporting community amenities including Weston Elementary School as a neighborhood school and gathering place, and recreational amenities serving nearby residential neighborhood areas.
- **The Central Neighborhood** – focused on the segment of Camp Phillips Road between Schofield Avenue and State Highway 29. Schofield Avenue (the former County Road JJ/State Highway 29) was historically the primary east entrance route into the Wausau Metropolitan Area. With the completion of the new State Highway 29 freeway, Schofield Avenue is now more of a significant gateway to Weston than a cross-state “regional” route. Village initiatives and strategies in this planning district are organized around maintaining the function of Schofield Avenue as an important east-west traffic corridor, encouraging commercial and mixed-use redevelopment of existing land uses, preserving the integrity of adjoining residential neighborhoods, and establishing and enhancing the visual entry experience or “sense of place” as the center of Weston.
- **The South Neighborhood** – the lands south of the State Highway 29 interchange to Transport Way. This location is emerging as the pre-eminent location for development as a regional economic center supported by:
 - The extensive transportation linkages provided by State Highway 29 – Camp Phillips Road interchange, the existing street network Camp Phillips Road, Schofield Avenue, and Weston Avenue;
 - The Weston Regional Medical Center, and surrounding Putnam Office Park; and
 - The undeveloped tract of lands east of Camp Phillips Road that are efficiently serviceable from the existing public water and sanitary sewer infrastructure installed within the Weston Avenue and Von Kanel Street rights-of-way.

The Village’s initiatives for this area are intended to focus public and private efforts to promote and support the general area, and especially the Southeast Quadrant of the Camp Phillips Road and State Highway 29 interchange, for development of viable, sustainable, large scale commercial activity.

For context, the Camp Phillips Corridor South Neighborhood generally encompasses a relatively large territory between the State Highway 29 right-of-way on the north, extending south to the properties fronting on Weston Avenue, and from the Village’s shared boundary with the Village of Rothschild on the west to property fronting on Ryan Street to the east. The plan is intended to articulate the Village’s vision for land use and to outline a framework for implementing development strategies in the general neighborhood and especially to the development within the sub-neighborhood area referenced as the “Southeast Quadrant” – a 327-acre tract bounded by Camp Phillips Road, State Highway 29, Weston Avenue, and the east line of public land survey section (PLSS) 21, Town 28 North, Range 8 East. (Generally referred to herein as the Southeast Quadrant Planning Area.)



This plan is organized to provide a summary overview of broader policy issues that are pertinent to the community and neighborhood, followed by a discussion of considerations relative to the specific geographic area and potential constraints and opportunities for development of the Southeast Quadrant Planning Area. The approach taken for this plan involves an overview of the area “from 10,000 feet” for context, and a detailed view “from 1,500 feet” focusing on the specific Southeast Quadrant Planning Area.

3.2.1 GENERAL PROCESS AND COMMUNITY PARTICIPATION

In fall 2015, JSD Professional Services, Inc. (JSD) was retained by the Village to develop the Camp Phillips Corridor South Neighborhood – Southeast Quadrant General Plan. The planning process has been iterative in nature and has involved research, fieldwork, technical discussions with experts and regulators, public engagement with stakeholders and Village residents, coordination with public and private agencies, formulating and assessing alternative land use plan (development) scenarios, and public debate and endorsement by the Village Plan Commission.

Extensive research and field work was performed to assess and gauge the impact of existing site, traffic, economic, and regulatory conditions on creating a regional commercial center. It was important that the plan strategies reconciled issues with projected increases in traffic, management objectives for areas of environmental concern that are located within the planning area, formulating a logical and efficient sequence of development phasing and investment, creating and articulating expectations and standards for the physical development of the site, and setting the stage for an effective marketing and business recruitment program.

The initial work effort also included three special studies including: (1) an initial limited Phase 1 Environmental Site Assessment addressing requirements of the Federal Comprehensive Environmental Response Liability Act (CERCLA) and potential environmental conditions that could negatively affect potential public and private investment in property within the planning area; (2) delineating and mapping wetlands to determine the extent of the Wisconsin Department of Natural Resources (WDNR) regulatory impacts affecting the site; and (3) preparing a Preliminary Traffic Impact Analysis (PTIA) to establish baseline traffic conditions and enable evaluation of various development scenarios in order to quantify the street and intersection improvements required to serve future development in a safe and efficient manner.

In the early stages of planning, JSD, Village staff, and other consultant-engaged stakeholders, including: landowners, the Wisconsin Department of Transportation (WisDOT), the Wisconsin Department of Natural Resources (WDNR), utility companies, local business representatives, and the general public to identify ideas and goals to gain an understanding of potential opportunities and conflicts.

Following this assessment, several conceptual land use development scenarios were created that incorporated Village plan objectives and adopted policies, market analysis information, and preliminary generalized feedback about potential business/investor interest and confidence in the area as a location for business development.

Various planning alternatives were presented at two public forums and responses were evaluated and incorporated into the preliminary plan presented to the Village Plan Commission on December 14, 2015, and May 9, 2016. Following additional public and Plan Commission input, a recommended plan was presented to the Village for final consideration. After Plan Commission recommendation, the Village Board adopted the Camp Phillips Corridor South Neighborhood – Southeast Quadrant General Plan on (INSERT ADOPTION DATE) as part of *Volume 3, Chapter 4: Camp Phillips Corridor Plan of the Village of Weston Comprehensive Plan*.

3.2.2 PERTINENT VILLAGE POLICIES AND INITIATIVES

Predating and overlapping the activities and discussion of the Camp Phillips Corridor, the Village has also been engaged in a multiyear effort to update its Comprehensive Plan. Development policies and initiatives that have been articulated in these ongoing planning discussions address community goals and management objectives based on the programmatic elements that comprise the framework of comprehensive and effective community development policy:

- Community Vision
- Land Use
- Economic Development
- Housing and Neighborhoods
- Natural, Agricultural and Cultural Resources
- Parks and Recreation
- Community Facilities and Utilities
- Transportation
- Inter-governmental Cooperation
- Implementation

Key policies and initiatives with relevance to the *Camp Phillips Corridor – South Neighborhood* include:

Economic

Weston’s overarching economic goal is to support business retention and development that adds jobs, products, services, and value to the Village to maintain its affordable tax rate and enhance its vitality. To do this, the Village is emphasizing business retention, and recruiting and expanding businesses in the basic economic sector of the economy – this means generating new economic activity serving customers beyond Weston, including health care and related businesses, tourism, and recreation, to bring new money into the community. The Village also works to expand economic opportunities in the non-basic sector (e.g. businesses serving Weston residents), by focusing on consumer retail and restaurant establishments in order to reduce “economic/market leakage”. “Economic/market leakage” is a term describing the situation of Village residents purchasing goods and services at businesses located outside of the Village or metropolitan area, which indicates potential economic development opportunities for new or expanded businesses to locate in the Village.

Land Use

Generally, future land use for the Southeast Quadrant Planning Area is designated as “Commercial” west of Von Kanel Street, and “Mixed Use” to the east of Von Kanel Street.

The Commercial area is envisioned to include lands for retail (including large-format retail), service, restaurants, office, wholesaling, and businesses with outdoor displays – all of which are complementary with a general community consensus that the Southeast Quadrant Planning Area is a superior location for future “big box” retail stores which would be the anchor stores of a commercial center serving the east side of the Wausau Metropolitan Area and a general potential trade area radiating out to include northeastern, eastern, and southeastern portions of Marathon County and adjacent territories.

PLANNING CONSIDERATION

Creation of a new sustainable commercial development in advance of supporting market demographics may result in the vacation of existing businesses in the Village and Metro Area (especially along Schofield Avenue) and their relocation to the new development. Consideration should be given to creating and implementing programmatic and infrastructure improvements to mitigate transitional issues and/or assist with redevelopment and rejuvenation of existing commercial locations concurrently with the development of the Southeast Quadrant Planning Area.

The Mixed Use area is conceptually an area providing for a denser, more efficient use of land centered on “vibrant urban spaces” that engage customers, employees, and residents. The Mixed Use area is envisioned to encompass a blend of service, retail, office, multifamily residential, and institutional land uses. Design expectations in this category of land use are intended to encourage combinations of uses within the same building and/or site to create synergies, amenities and a sense of “place”.

Housing

A primary goal of the Village is to accommodate expanded housing options with attractive neighborhoods that support families, older residents, and recruitment of young professionals to the local workforce. In 2010, the majority of Weston’s housing stock was comprised of units built between 1980 and 2010 and was predominantly owner occupied single-family homes. Since the 2008 recession, residential construction activity appears to be rebounding, albeit slowly. Current housing tenure in the Village is estimated at 65% owner occupied and 35% renter occupied, with the majority of the rental market being in managed senior housing projects.

Transportation

A top transportation priority is for the Village to expand public investment in street infrastructure capacities based on identified needs to correct existing deficiencies and to support sustainable economic development opportunities.

Key initiatives to accomplish this policy priority are:

- to thoroughly analyze traffic impacts on the existing street network resulting from potential new development proposals and general regional growth;
- strategically program public investment in the maintenance and reconstruction of existing streets; and
- coordinate and collaborate on the design and construction of new segments of the Village street system installed by private development.

Additionally, it is a priority to implement the Village’s *Complete Streets* policy requiring all new streets to be designed to meet the needs of all users (including motor vehicle, bicycle, and pedestrian traffic).

Future arterial and collector streets within the Southeast Quadrant Planning Area are currently officially mapped to have 100-foot wide rights-of-way to accommodate anticipated traffic volumes and multi-modal travel opportunities. Recognizing the traffic function of Camp Phillips Road and Weston Avenue within the Village’s street network, the Village has designated Camp Phillips Road and the segment of Weston Avenue between Alderson Street and Von Kanel Street as Arterial Streets with a minimum public street intersection spacing standard set at 1,320 feet. East from Von Kanel Street, Weston Avenue is classified as a Collector Street with a minimum intersection spacing of 750 feet. Though there are several existing private access drives connecting to Camp Phillips Road and Weston Avenue, future direct access will likely not be permitted and the Village will expect closure of private drives along these two arterial/collector routes as part of development and redevelopment proposals. Access and street improvements along Camp Phillips Road will be coordinated between the Village and the Marathon County Highway Department.

PLANNING CONSIDERATION

Carefully planned residential development on a limited scale appears to be compatible with the conceptual commercial and mixed use land uses envisioned for this area of the Village.

Multi-family residential opportunities focused on millennials and future workforce population is encouraged by the Village may be a viable development option for sub-area locations within the Southeast Quadrant Planning Area. Integrated within the fabric of new mixed use neighborhoods through well designed and landscaped sites, and with pedestrian connections to increase accessibility to shopping, employment and entertainment areas, limited multi-family development could also address a perceived housing need in the community.

Given the location of the Southeast Quadrant Planning Area relative to elementary school locations in the DC Everest District, expanded areas of conventional single-family residential development aimed at households with children will likely result in continued and increased expense for student transportation services.

From a larger perspective, the existing street network has only limited opportunities for traffic circulation between the majority of “developed” Village of Weston north of State Highway 29 and the Camp Phillips Corridor South Neighborhood. This constraint limits the convenience and market accessibility of existing businesses and potential development locations in the South Neighborhood to only three routes: Camp Phillips Road, Alderson Street, and Ryan Street. Recent proposed amendments to the Comprehensive Plan set the stage for improving north-south circulation for the Village expanding traffic capacities of these streets and by creating a new street connection between Municipal Street and Weston Avenue.

Community and Neighborhood Character

The Village intends to create memorable places and experiences that will help establish and define the character and “Quality of Life” in Weston. This entails a broad array of Village initiatives and support of public and private programs including for example:



- Policies to encourage creating and sustaining “third places” (meaning social settings and environments including public civic spaces (like plazas and parks) and commercial social places (think cafes and coffee shops) that are distinct from the home or “first place” and the workplace or “second place”);
- Public-Private investment in expanding and enhancing regional trails and large recreation facilities; and
- Public-Private investment in sponsoring community cultural events and recreational programs.



An effective and critically important aspect of community character is establishing and maintaining an attractive and engaging visual impression of key commercial corridors and gateways. The Camp Phillips Road – State Highway 29 interchange is a primary entrance to the Village that should be marked and enhanced by major gateway treatments—including “Welcome” and wayfinding signs, landscaping, and “landmark” buildings.



PLANNING CONSIDERATION

Based on the results of the Preliminary Traffic Impact Analysis (PTIA), consider an amendment in Chapter 9 to require minimum rights-of-way within the Camp Phillips Corridor South Neighborhood based on Traffic Impact Analysis (TIA) recommendations rather than a mandated 100-foot minimum width. This would allow potential non-traditional intersection design and/or wider than typical roadway sections, and desired bicycle-pedestrian accommodation.

PLANNING CONSIDERATIONS

“Placemaking” is a term used to describe the process of creating a strong sense of place in a given location within the community, most often public spaces, to make them vibrant and well-used. In addition to paying attention to designing the physical elements of a site – building materials, landscaping, site furniture, signage, and security, placemaking should also be a conscious effort by public and private management to organize, operate and sustain neighborhoods and commercial centers with activities that welcome and engage visitors and customers with both formal and casual events (concerts, buskers, sales, window displays) and with attention to recruiting and maintaining a variety of retail businesses, consumer services and eating and drinking establishments.

The Village’s expectation is that future development in the Southeast Quadrant Planning Area will engage the public with similar attention to architectural design and building materials as are expressed in the Weston Regional Medical Center and Putnam Office Park development located in the westerly portion of the Camp Phillips Corridor South Neighborhood and other architecturally notable buildings within the Village.



Recreation

Weston is well-known for recreational programs and events enjoyed by its residents and which are an integral part of its community and economic development initiatives. The Village is currently actively engaged in planning for the development of an off-road mountain bike terrain course and a sports complex on sites located immediately east of the Camp Phillips Corridor South Neighborhood. Complementing and linking these future facilities is the potential to preserve a trail corridor for an all-season trail extending westerly through the neighborhood planning area to the Birch Street bicycle-pedestrian bridge over State Highway 29.



Development Impact Management

The Village intends to continue its approach to managing community development by maintaining and expanding capacities for monitoring and implementing pragmatic solutions for supporting new investment while maintaining civic responsibilities to provide a safe environment for Village residents and businesses. Within the overarching objective of optimizing the cost-benefit of development and maximizing expansion of the Village Tax Base, the Village expects that accepted *Best Management Practices* will be incorporated, to the extent practical and financially feasible, in all development projects. For example:

- **Stormwater Management.** Encouraging the appropriate application of sustainable infrastructure for stormwater management best practices.
- **Traffic Demand Management.** In coordination with Marathon County, the Wausau Area Metropolitan Planning Organization (MPO), and WisDOT, the Village has a planning goal of providing safe and efficient transportation resources to serve the residents and businesses in the community and region. The priority is to provide transportation resources to maximize opportunities for multi-modal travel (bicycling, pedestrian, private vehicles, and public transportation) throughout the region in concert with coordinating development opportunities that provide residential, retail, and employment locations to minimize total motor vehicle travel miles within the community.
- **Protection and management of ecological resources.** Apply best management practices in environmental protection and restoration activities to optimize the functional quality of regionally important sensitive resources.

The Village’s policies and priorities for environmental protection seek to preserve natural amenities, with a primary focus on key waterways such as the Eau Claire River, which is a major yet underutilized recreational asset. Relevant to new development, Weston is a “Tree City USA” and “Green Tier Legacy Community,” which means advancing sustainability through green building and other initiatives

These Village policies and initiatives are the result of an on-going dynamic process that reflects currently accepted community vision and program priorities. These are seen as important foundational elements that establish a framework for Village decisions about future development in the Camp Phillips Corridor South Neighborhood.

3.3 CHARACTERISTICS OF THE CAMP PHILLIPS CORRIDOR SOUTH NEIGHBORHOOD

3.3.1 CURRENT DEVELOPMENT TRENDS

Major drivers for development in the Camp Phillips Corridor South Neighborhood include:

- Convenient access to a high capacity, safe and efficient regional transportation network
- Growing population and workforce
- Strong and growing consumer demand for goods and services that are conveniently accessible
- Existing public infrastructure
- Adopted general policies and zoning districts to support development

Since 2005, the Weston Regional Medical Center has generated significant growth and investment in the corridor, community and region. The general influence of this facility as it expands to meet evolving health care needs of the region is expected to continue to be a critically important element defining the character of Village of Weston and future development opportunities in the South Neighborhood.



3.3.2 LAND USE

The Camp Phillips Corridor South Neighborhood is uniquely positioned within regional transportation networks to become a viable commercial development location with a broad array of retail, service and employment oriented land uses.

Though the Village is working to redevelop under-utilized lands to boost commercial activity and tax base within existing commercial corridor along Schofield Avenue, the effort has proven extremely challenging due to existing infrastructure limitations, coordination between property owners to assemble sufficiently large tracts meeting the needs of modern retailing, and general traffic circulation and convenient access to customers in the primary and regional trade areas. Due to these challenges, it appears that establishing a new large scale commercial opportunity in the Camp Phillips Corridor South Neighborhood will be the most effective use of Village resources to benefit from the regional transportation system and to achieve a return on the Village’s capital investments in infrastructure.



**Camp Phillips Corridor South Neighborhood
Generalized Existing Land Use Summary**

Existing Land Use Approximate Area in Acres	West of Southeast Quadrant Planning Area		Southeast Quadrant Planning Area		East of Southeast Quadrant Planning Area		Total
	Acres	Units	Acres	Units	Acres	Units	Acres
Residential	40	5	54	5	139	6	233
Rural	37	2	53	4	139	6	229
Non Farm - Not sewered							
<0.2 DUA (~5+ acre lot)	37	2	52	2	139	6	
0.2 to 1 DUA (rural plat, CSM)	0	0	1	2	0	0	
Urban	3	3	1	1	0	0	4
Sewered							
<1 DUA	0		1	1	0		
1 to 5 DUA	3	3			0		
6 to 19 DUA	0				0		
20+ DUA	0				0		
Commercial	19		0		0		19
Retail	3		0		0		
Commercial Services	12		0		0		
Professional Services	4		0		0		
Civic // Institutional	29		0		0		29
Industrial	0		0		0		0
Warehousing // Distribution	0		0		0		0
Transportation, Communication, Utilities	5		0		0		5
Recreational	0		0		0		0
Managed Conservancy	28		0		0		28
Delineated Wetlands, Buffers, Stormwater Management							
Improved but Vacant	37		0		0		37
Agricultural	0		95		88		183
Cultivated and Pasture Including farmstead	0		95		88		183
Forestry	0				0		0
Un-used / Un-managed woodland and open land Periodically harvest for pulpwood	0		159		0		159
Street Rights of Way	24		19		9		52
TOTAL	182		327		236		745

3.3.3 VILLAGE ECONOMY AND TAX BASE

Category	Total (EAV)
Residential	\$ 641,170,000
Commercial	\$ 365,650,000
Manufacturing	\$ 51,020,000
Agricultural	\$ 6,470,000
Total	\$ 1,064,310,000

3.3.4 TRADE AREA

Weston is part of the economically diverse Wausau Metropolitan Area. The Village has grown steadily since 2000 and is now home to a projected population of 15,276 (2015) living in 5,772 households. The primary trade area surrounding the Camp Phillips Corridor South Neighborhood, defined by a 15 to 20-minute drive time.

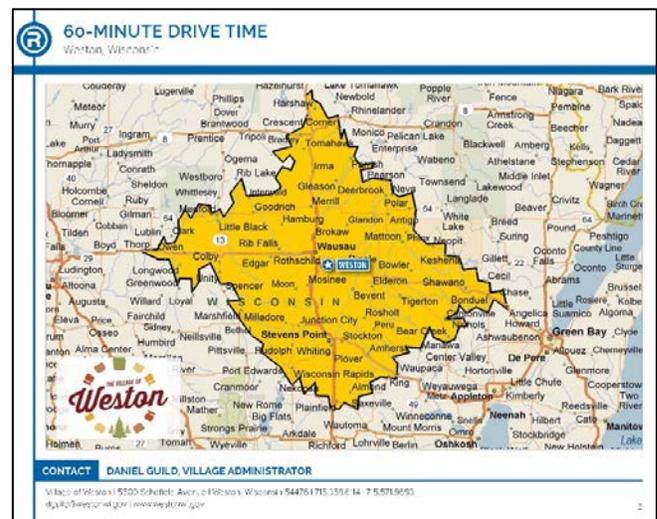
Several recent studies by the Village indicate generally strong local demand for more retail and commercial services. The research also identified that there is significant “leakage” from the Village economy as local residents shop elsewhere in the Metro area – a continuing trend reflective of both Weston’s history as primarily a bedroom suburb of Wausau, and the historic development pattern of commercial shopping destinations in downtown Wausau and along the former US Highway 51 (now Rib Mountain Drive) a regional arterial route located approximately 4.5 miles west of Camp Phillips Road.



3.3.5 STREETS AND TRAVEL

The Southeast Quadrant Planning Area is accessible from Camp Phillips Road and Weston Avenue, which border the west and south boundary. These highways are sub-regional arterial travel routes serving the Village of Weston and connect to residential neighborhoods and business locations in Wausau, Rothschild, Kronenwetter, and southeast Marathon County. State Highway 29 is a statewide arterial route linking the Wausau Metropolitan Area with Green Bay and Eau Claire.

While a tremendous asset/opportunity supporting development in the Camp Phillips Corridor South Neighborhood, the Camp Phillips Road/State Highway 29 interchange is both a primary travel route for the community but



also a significant constraint – especially to intra-regional travel from locations north of the State Highway 29 corridor (the east side of the City of Wausau and the existing residential neighborhoods in Weston. Secondary north-south travel routes include Alderson Street (1 mile west of the Southeast Quadrant planning area) and Ryan Street (3/4 mile to the east). Access from the east, south, and west is from Weston Avenue and Camp Phillips Road extended.

Current and Projected Traffic Volumes

Street	2016 AADT*	2026 AADT*	2036 AADT*
STH 29			
West of Camp Phillips Road	28,200	30,900	33,550
East of Camp Phillips Road	13,400	15,400	17,400
Camp Phillips Road			
North of STH 29	15,950	17,700	19,500
Westview Blvd to Weston Ave	10,600	12,250	13,900
South of Weston Ave	7,600	8,600	9,700
Weston Avenue			
West of Camp Phillips Road	3,400	4,200	5,000
East of Camp Phillips Road	2,500	3,150	3,800

* AADT -- Annual Average Daily Traffic is the total volume of vehicular traffic per year divided by 365 days.

PLANNING CONSIDERATION

To accommodate future base traffic volumes and projected impacts from development of the Southeast Quadrant planning area and other development in the community, additional widening of the Weston Avenue right-of-way will be required at the Camp Phillips Road intersection to accommodate intersection improvements for left turn lanes from Camp Phillips Road and right turn lanes from Weston Avenue to Camp Phillips Road. Consideration should also be given to widening Weston Avenue right-of-way east of Von Kanel Street to accommodate long-range traffic growth projections.

3.3.5.1 2015 Baseline Traffic and Initial Forecasts

Projections by WisDOT and the MPO indicate that vehicle volumes on the adjoining arterial and collector streets are anticipated to steadily increase over the next 20 years regardless of the development forecasted for the Southeast Quadrant planning area. Camp Phillips Road traffic is expected to increase between 22% and 38% along segments north and south of the planning area. Weston Avenue traffic is expected to increase by 50% and State Highway 29 traffic is projected to increase 20% to 30% east and west from the Camp Phillips Road interchange.



PLANNING CONSIDERATION

Preliminary traffic impact analysis involving Scenarios A and B indicate that the projected scale of development will generate significant left turn movements from southbound Camp Phillips Road onto Westview Boulevard (extended) and Weston Avenue. In order to maintain a Level of Service C, these intersections, at a minimum, will require signalization and construction of dual left turn lanes initially. To sustain full build-out of the potential development, these intersections will likely require additional right-of-way and reconstruction to a non-traditional intersection design as either a 3-lane roundabout or an intersection design referred to as a Displaced Left Turn intersection.

Preliminary schematic engineering suggests that up to 75 feet of additional ROW along the easterly side of Camp Phillips Road will be necessary to accommodate a “Displaced Left Turn” intersection design that will maintain traffic function at or above desired level and would minimize land acquisition from the existing established businesses located on the westerly side of Camp Phillips Road.

3.3.5.2 Pedestrian and Bike Travel

Pedestrian and bike travel opportunities have been established along Weston Avenue and throughout the Ministry St. Clare’s Hospital Campus. West of Camp Phillips Road, the Weston Avenue right-of-way includes a sidewalk along the north side and a multi-use path along the south. Pedestrian crossings and medians have been installed at key intersections. The multi-use path along Weston Avenue extends to and continues north along Birch Street, past the Ministry St. Clare’s Hospital Campus, to a bicycle-pedestrian overpass crossing State Highway 29. This bicycle-pedestrian route continues as a signed “on-street” route which eventually reaches residential neighborhoods in the westerly area of the Village and destinations including DC Everest Senior High School.



PLANNING CONSIDERATION

The current and proposed street geometry for Camp Phillips Road along the west boundary of the Southeast Quadrant planning area has and will result in a significant travel barrier for pedestrian and bike travel between the planning area and the Ministry St. Clare’s campus and access to the Birch Street Bike Ped Bridge. Consideration should be given to improving a bicycle-pedestrian crossing on Camp Phillips Road. There are multiple options for this crossing -- an underpass, overpass, or actuated signals -- and should be addressed with planning and engineering of future plans for Camp Phillips Road improvements or WisDOT projects to improve State Highway 29 ramps.

PLANNING CONSIDERATION

Given the role and function of these arterial routes in the Weston street system consideration should be given to:

Extending the Arterial designation for Weston Avenue easterly from Von Kanel Street to County Highway J. Recognize that required right-of-way widths for arterial and collector streets may be increased to accommodate roadway design, intersection geometry, and bicycle and pedestrian traffic based on TIA recommendations. Improvements to Alderson between Weston Avenue and Jelinek Avenue (intergovernmental coordination with Rothschild)

- Specifically identify the extension of Municipal Street (and Old Costa Lane) with a State Highway 29 overpass to Weston Avenue in the TIP as well as the Official Map (11-1). Show both as collector streets with 80-foot right-of-way.
- Relocate the intersection of Fuller and Schofield to the Old Costa Lane/Schofield Avenue intersection.
- Consider a bike/pedestrian, Neighborhood Electric Vehicle (NEV) Bridge at Von Kanel.
- Improve Von Kanel to Shorey and Shorey to Camp Phillips Road as collector streets with 80-foot right-of-way.

Within the planning area, consider 80-foot rights-of-way as a minimum for collector streets instead of 100 feet.

3.3.6 RECREATION

There are no existing public recreation facilities within the Camp Phillips Corridor South Neighborhood.

3.3.7 SOUTHEAST QUADRANT PLANNING AREA

3.3.7.1 Description of Planning Area

The Southeast Quadrant General Plan addresses planning issues and initiatives intended to provide a framework for managing the future development of approximately 327 acres occupying the middle portion of the Camp Phillips Corridor South Neighborhood. This planning area is generally bounded by State Highway 29 on the north, Weston Avenue on the south, Camp Phillips Road on the west, and the east line of PLSS Section 21.

During the course of evaluating the various planning related issues affecting this territory, the general boundary was expanded in two locations to reflect “off-site” planning considerations relating to street connections identified in Chapter 9 – Transportation and the Village Official Map. These include: the extension of Municipal Street to Weston Avenue (along the eastern boundary) and the extension of Transport Way (southwest corner of the planning area, south of Weston Avenue and east of Camp Phillips Road).

3.3.7.2 Topography and General Surface Drainage

Generally, the Southeast Quadrant Planning Area is characterized by level to gently rolling topography. The highpoint elevation, approximately 1,278 feet above mean sea level (MSL) is located along Von Kanel Street approximately 400m

north of Weston Avenue. Low elevations occur at three locations around the perimeter of the planning area: the southwest corner – 1,250 MSL, northwest corner – 1,260 MSL and the midpoint of the east boundary – 1,238 MSL.

Located immediately to the west of the northwest corner of the Southeast Quadrant planning area, the Camp Phillips Road – State Highway 29 overpass is at elevation 1,284 MSL.

The planning area is situated on the divide between the Eau Claire River basin to the north and northeast and Cedar Creek to the south and southwest. Within the Southeast Quadrant Planning Area, this divide is generally delimited by Von Kanel Street right of way which occupies a very slight ridge.

Surface drainage east of Von Kanel Street is captured in two shallow ephemeral drainage ways which generally flow northeasterly. The north drainage way conveys surface drainage from a 39-acre watershed and has been impounded in a small 1-acre farm pond. The east drainage way conveys surface water from a 101-acre watershed to the easterly border of the study area. Both drainage ways discharge northerly to highway culverts under State Highway 29 and there are delineated wetlands associated with both. The remaining 20-acre area east of Von Kanel Street drains southwesterly to the Von Kanel – Weston Avenue intersection and continues off-site to the southwest.

The west half of the planning area is also divided into three (3) drainage basins. The north basin encompasses approximately 45 acres and drains generally to the north and is captured by the road ditch along State Highway 29 and then is conveyed north via highway culverts. The southeasterly 26 acres drains southeasterly to the Von Kanel – Weston Avenue intersection and then southwesterly. Drainage from the remaining 71 acres west of Von Kanel Street is not contained within any identifiable drainage way until it is captured by the roadside ditch along the east right of way line of Camp Phillips Road.

Due to the generally level terrain and the construction of Camp Phillips Road improvements in the early 1990s, the ground surface in the west end of the Southeast Quadrant Planning Area has morphed into an ecology characterized by mosaic wetland ecology with numerous patches of small upland flora interspersed with small isolated shallow wetland pockets. Construction and elevation of Camp Phillips Road and Weston Avenue infrastructure appears to have restricted and diverted historic surface drainage patterns that previously went westerly and southwesterly to a ravine channel located to the southwest of the Camp Phillips Road and Weston Avenue intersection.

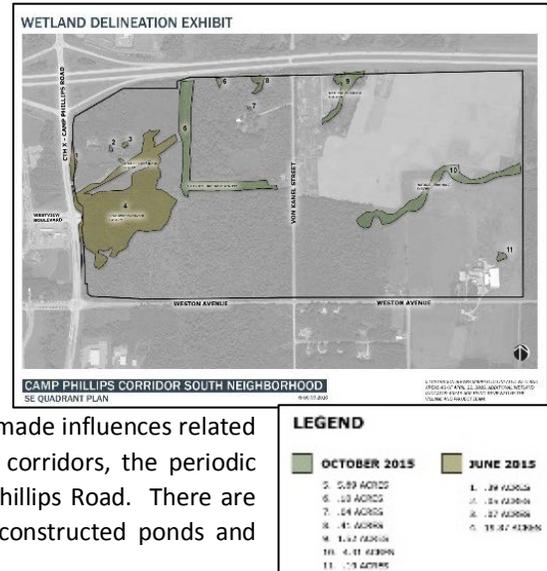
3.3.7.3 Wetlands

The overall planning area contains approximately 32+ acres of wetlands, which have been identified through field investigations conducted at various times between 2002 and 2015.

Within the east half of the Southeast Quadrant Planning Area, (east of Von Kanel Street) two (2) wetland features are naturally occurring based on terrain and historic natural drainage patterns.

Within the west half of the planning area, wetland habitat is related to

the generally level terrain and has been significantly affected from man-made influences related to the installation and maintenance of overhead electric transmission corridors, the periodic harvesting of pulpwood and the construction and expansion of Camp Phillips Road. There are also several small isolated locations which are associated with small constructed ponds and landscape features and the ditch drainage along Camp Phillips Road.



PLANNING CONSIDERATION

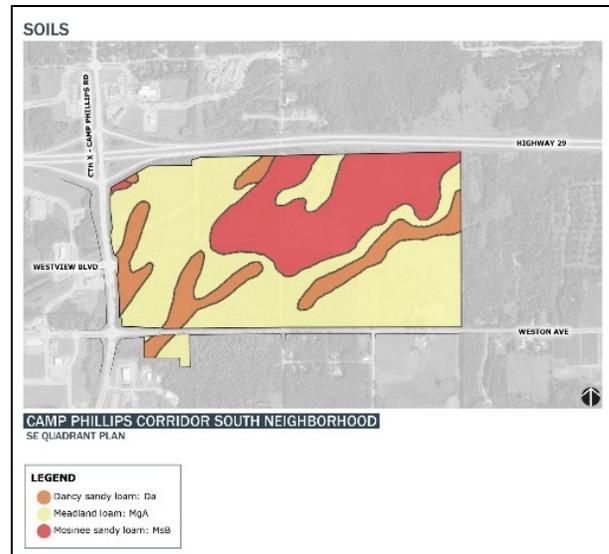
The low quality wetlands in the planning area are characteristically densely wooded and brushy. Current Wisconsin Department of Natural Resources policy appears to preclude any form of habitat management activity within the wetlands and consequently these areas (as may remain after permitting) will remain and persist as relatively dense woodlands. This will screen and minimize visibility and perceived accessibility to the interior of the Southeast Quadrant Planning Area. Without mitigation, or at the very least proactive habitat management, these low quality wetlands are a significant impairment to the sustained viability of commercial development in the Southeast Quadrant.

3.3.7.4 Soils and Geologic Characteristics

The soils in the area have formed from a soil solum of undifferentiated glacial till deposited over competent granite bedrock. The Natural Resources Conservation Service (NRCS) Web Soil Survey shows four different soil series within the area:

- Dancy sandy loam
- Meadland loam
- Mosinee sandy loam (2-6% slopes)
- Mosinee sandy loam (6-12% slopes)

For the most part these soils are loam or loamy sand overlying sandy loam or gravely sandy loam. The Meadland loam is a somewhat poorly drained hydric soil and is predominant within most of the planning area and, where encountered, has required extra-ordinary excavation to mitigate for site and infrastructure construction.



The underlying geology in the area is primarily Lower Proterozoic granite and is encountered at various depths throughout the region. Within the Southeast Quadrant Planning Area, depth to bedrock ranges from 10 feet below ground surface (BGS) at Camp Phillips Road and Weston Avenue intersection, to 13 feet BGS at Von Kanel Street and Weston Avenue, to 10 feet BGS on Von Kanel Street approximately 1,300 feet north of Weston Avenue, to approximately 6 feet BGS along Von Kanel Street near the State Highway 29 right-of-way.

3.3.7.5 Endangered and Threatened Species and Habitats

An initial screening of the Natural Heritage Inventory (NHI) data base maintained by the Wisconsin Department of Natural Resources did not indicate the presence of endangered or threatened plant or animal species or habitats within the Southeast Quadrant Planning Area and the nearby vicinity.

3.3.7.6 Water and Sanitary Sewer Infrastructure

The Village installed a backbone system of sanitary sewer and water infrastructure in the Southeast Quadrant Planning Area in 1998.

This infrastructure consists of a 12-inch ductile iron water main along Von Kanel Street extending from north of State Highway 29 south to Weston Avenue and then west along Weston Avenue. The water main network is looped through Stone Ridge Drive and the Weston Regional Medical Center Campus with an extension back to the east side at the Camp Phillips Road and Westview intersection. This main is linked to the Camp Phillips Road water main and is looped through the Ministry St. Clare's Hospital Campus to Birch Street. To complement this backbone water distribution system, the Village has planned for a future water tower near the corner of Ministry Parkway and Weston Avenue – approximately one-quarter mile west of Camp Phillips Road. The Village also envisions extending a main from Birch Street to Alderson Street to create additional looping to support development in the Southeast Quadrant Planning Area.

The sanitary sewer infrastructure serving the area consists of a 15-inch PVC sanitary sewer along Von Kanel Street and 18-inch ductile iron sanitary sewer along Weston Avenue westerly from Von Kanel Street. Sanitary sewer main does not extend easterly along Weston Avenue from Von Kanel Street. Based on the depth of the sanitary sewer relative to existing ground surfaces, it is anticipated that all building sites within the west half of the Southeast Quadrant Planning area will be serviceable by gravity sewer. The Von Kanel Street sewer could potentially provide gravity sewer service to lands east of and within 600 feet of Von Kanel Street, provided buildings are above elevation 1,269 MSL. In general, due to terrain and topography development of, lands east of Von Kanel Street will require installation of a sanitary sewer pump station and force main.

3.3.7.7 Energy

The site is currently traversed by regional gas and electric transmission lines. The site is bisected by a TransCanada (ANR) gas line and easement running east-west roughly through the middle of the area. In addition, an American Transmission Company (ATC) overhead electrical transmission line follows the gas easement and branches northeasterly in the northwest quarter of the site. In order to prepare the site for future development, the Village is exploring cost-share options to relocate the ATC corridor to the north perimeter of the site. This would minimize the visual impacts to the Village's primary commercial "gateway," perceived site hazards, and the impacts on future building size and placement. Whether relocated or not, both of these energy lines will inform the design of future improvements and development sites.

PLANNING CONSIDERATION

As noted above, the ANR gas line and ATC overhead electrical lines pose constraints to development, although these may potentially be minimized with utility relocations. The ATC lines pose significant constraints due to the restrictions on structures and landscaping within the easement and the aesthetic impacts to the area. Both the ANR gas line and the potentially relocated ATC easements may provide opportunity for creation and improvement of the east-west bike corridor.

3.4 CONSENSUS NEIGHBORHOOD PLANNING CONCEPT

3.4.1 ALTERNATIVES DISCUSSED AND PLAN PRIORITIES

JSD has formulated generalized land use scenario(s) within the framework of the Village's Comprehensive Plan, and with consideration given for the existing constraints and opportunities discussed in the previous sections of this plan. These scenarios have also undergone a preliminary vetting by real estate professionals and their informal commentary has been incorporated into the general layouts. For purposes of preparing the traffic generation forecasts included in the Preliminary

Traffic Impact Analysis (PTIA), an additional iteration of each of the scenarios was prepared which articulated a reasonable projection of detailed land uses and building sizes.

The focus of this concept planning effort was primarily to identify options and development expectations relating to a long-term horizon for the development of the entire Southeast Quadrant Planning Area. Each scenario was also specifically organized to evaluate development options in response to the critical regulatory constraint created by the identified low quality wetland habitats within the area and their pre-emption of the planned continuation of Westview Boulevard from Camp Phillips Road into the interior of the planning area.

The three general scenarios that emerged from this planning effort were then vetted against the primary planning considerations and objectives for the development in the area:

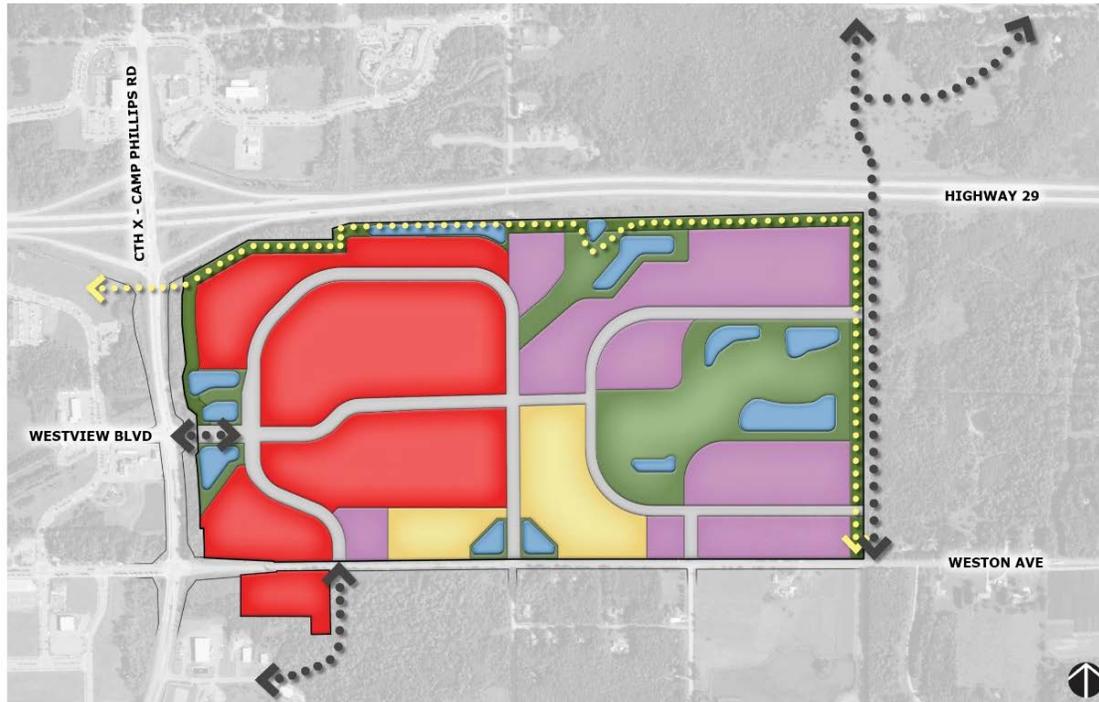
- Maximize private investment opportunities to increase the Village tax base;
- Efficiently and effectively utilize existing public investment in water and sanitary sewer infrastructure;
- To the extent practical, manage projected traffic impacts to achieve and maintain an acceptable Level of Service “C” or better along the Camp Phillips Road corridor; and
- Mitigate potential impacts to sensitive and high value environmental resources.

Summary of Development Scenarios Southeast Quadrant Planning Area

Development Scenario (Projected EAV)	Commercial Uses (Acres)	Office and Employment Uses (Acres)	Residential Uses (Acres)	Street ROWs (Acres)	Environmental Corridors (Acres)
A \$152,000,000	102	62	23	58	82
B \$129,000,000	89	67	17	53	101
C \$98,000,000	19	122	12	49	125

3.4.2 DETAILED DESCRIPTIONS OF SCENARIOS

SCENARIO A



CAMP PHILLIPS CORRIDOR SOUTH NEIGHBORHOOD
SE QUADRANT PLAN

LEGEND		Acres	Land Use
●	Commercial	102	Commercial
●	Employment	62	Employment
●	Residential	23	Residential
●	Environmental	82	Environmental Corridor/ Buffer/Stormwater/Wetlands
●	Stormwater Management	32	Internal Streets
	Future Road	26	Street ROW/Collector/Arterial Streets
	Future Bike/Pedestrian Trail		
		327	TOTAL

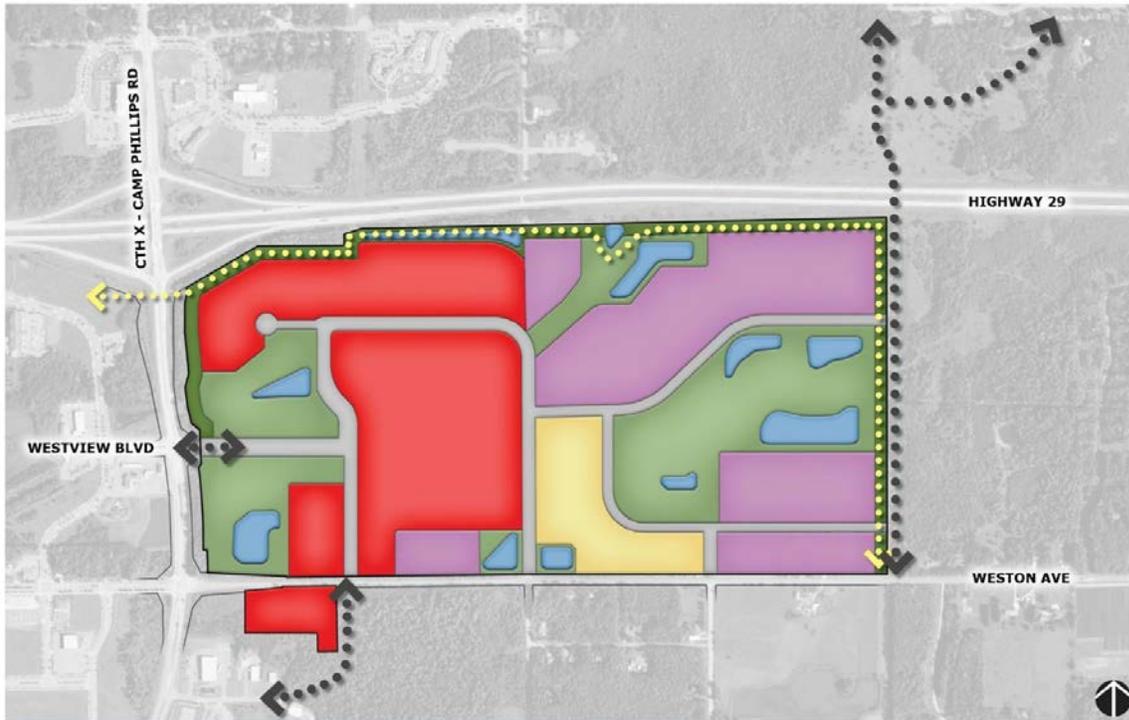
* All acreage calculations are approximate

Scenario A – This general development layout maximizes developable area (and thus tax base) based on mitigation of a majority of the delineated low quality wetland located in the westerly half of the Southeast Quadrant Planning Area. The generalized commercial land uses are envisioned to include multiple retail stores as determined by developer assessment of market conditions and demands. It is anticipated that the retail area will include large and medium format stores, small specialty shops, convenience retail locations, dining and entertainment businesses, lodging and professional services. It is also envisioned that within the general retail area, the development will create an attractive “Town Center” location that will be managed to establish and maintain an identity and shopper experience that will contribute to the sustained economic viability of the site.

Specifically, Scenario A is predicated on the extension of Westview Boulevard and the installation of appropriate lane and intersection improvements along Camp Phillips Road and Weston Avenue as determined by the Preliminary Traffic Impact Analysis (PTIA).

Preliminary forecast equalized assessed value at full buildout: \$152,000,000.

SCENARIO B



CAMP PHILLIPS CORRIDOR SOUTH NEIGHBORHOOD
SE QUADRANT PLAN

LEGEND		Acres	Land Use
●	Commercial	89	Commercial
●	Employment	67	Employment
●	Residential	17	Residential
●	Environmental	101	Environmental Corridor/ Buffer/Stormwater/Wetlands
●	Overhead Electric & Trail	27	Internal Streets
●	Stormwater Management	26	Street ROW/Collector/Arterial Streets
	Future Road		
	Future Bike/Pedestrian Trail		
		327	TOTAL
* All acreage calculations are approximate			

Scenario B – This general development layout maximizes developable area (and thus tax base) based on mitigation of the minimal and limited area of wetland disturbance needed to accommodate the planned extension of Westview Boulevard and installation of Camp Phillips Road and Weston Avenue improvements. As shown, the majority of the wetland areas remain but it should be noted that there is a substantial reduction in the amount of developable retail land use. Similar to Scenario A, the generalized commercial land uses are envisioned to include multiple retail stores but are situated on less land and consequently the scenario results in less tax base. It is anticipated that the retail area will include large and medium format stores, small specialty shops, convenience retail locations, dining and entertainment businesses, lodging and professional services. It is also envisioned that within the general retail area, the development will create an attractive “Town Center” location that will be managed to establish and maintain an identity and shopper experience that will contribute to the sustained economic viability of the site.

Similar to Scenario A, Scenario B is predicated on the extension of Westview Boulevard and the installation of appropriate intersection improvements as determined by the Preliminary Traffic Impact Analysis (PTIA).

Preliminary forecast equalized assessed value at full buildout: \$129,000,000.

SCENARIO C



CAMP PHILLIPS CORRIDOR SOUTH NEIGHBORHOOD
SE QUADRANT PLAN

LEGEND		Acres	Land Use
●	Commercial	19	Commercial
●	Employment	122	Employment
●	Residential	12	Residential
●	Environmental	125	Environmental Corridor/ Buffer/Stormwater/Wetlands
●	Overhead Electric & Trail	27	Internal Streets
●	Stormwater Management	22	Street ROW/Collector/Arterial Streets
	Future Road	327	TOTAL
	Future Bike/Pedestrian Trail	* All acreage calculations are approximate	

Scenario C – This general layout maximizes developable area remaining in the planning area with little to no encroachment or mitigation of any of the identified wetlands. The scenario reflects the severe impact of precluding the planned extension of Westview Boulevard due to the wetland areas. Without public street access to Camp Phillips Road and visual proximity to the Camp Phillips Road and Weston Avenue intersection the Southeast Quadrant planning area has virtually no physical attributes that make the area a viable location for commercial retail development. Access is limited to Weston Avenue only, with the first street intersection nearly one-quarter mile east of the Camp Phillips Road Weston intersection (three-quarters of a mile and two left turns from the State Highway 29 – Camp Phillips Road interchange). Consequently, land use development is limited to smaller non-retail business which will not contribute significantly to the Village tax base nor address the needs of Village residents for additional diverse commercial opportunities.

Preliminary forecast equalized assessed value at full buildout: \$98,000,000.

3.4.3 RECOMMENDED CAMP PHILLIPS CORRIDOR - SOUTH NEIGHBORHOOD DEVELOPMENT PLAN

Description

The objective of Camp Phillips Corridor South Neighborhood – Southeast Quadrant General Plan is to set a policy framework that will encourage the creation of a vibrant and viable commercial hub on the south side of the Village of Weston. This commercial center is envisioned to provide a broad array of commercial and service land uses which would meet the daily shopping needs of local residents and consumers within the general trade area and reduce the need for travel west to Wausau and Rib Mountain, where the bulk of the region’s commercial retail businesses currently exist. While the large-format retail sites would anchor the project, smaller sites would provide economic diversity within the project, and would support the Village’s objectives for “placemaking”. These ancillary sites provide opportunities for single or multi-tenant retail buildings that would provide a variety of consumer goods, convenience retail, entertainment, personal services, professional services/offices, hospitality, and residential uses.



The recommended approach to implementing the Southeast Quadrant General Plan is for the Village to focus on creating development opportunities in the 167-acre tract bounded by Camp Phillips Road, State Highway 29, Von Kanel Street, and Weston Avenue (and including the Weston Avenue frontage between Camp Phillips Road and Transport Way extended). This refined “First Phase” location has several tangible and intangible attributes:

- The site area is large enough to address near-term needs for the community by creating new flexible commercial sites to accommodate a variety of retail building configurations;
- The location is visible from (and with the extension of Westview Boulevard) and conveniently accessible to both regional and state wide arterial transportation routes;
- Development is supported by existing water and sewer infrastructure investments;
- The location builds on the momentum of the adjacent Weston Regional Medical Center campus development; and
- There is strong interest in the general trade area and a development project that is able to quickly get to the market will be able to capitalize on this interest, build momentum, and establish investor confidence in the overall South Neighborhood.



3.4.4 IMPLEMENTATION STRATEGIES

The success and long term viability of the development is predicated on an efficiently designed street system with direct access to Camp Phillips Road with the planned extension of Westview Boulevard and secondary access to Weston Avenue. Establishing the street network and creating appropriately dimensioned and graded building sites is not without challenges however. Sustained public-private collaboration will be required to resolve the following four (4) critically important issues before the recommended development plan can be implemented:

- Complete or partial mitigation of the wetland located immediately east of the Camp Phillips Road – Westview Boulevard intersection;
- Easterly extension of Westview Boulevard;
- Relocation of the ATC overhead electric transmission lines to the north perimeter of the planning area; and
- Develop engineering design and funding of street improvements to expand the capacity of Camp Phillips Road and intersections to accommodate anticipated traffic generated by the planned land use.

Southeast Quadrant Recommended General Plan

Potential Land Use *	Projected Acreage*
Commercial	101
Specialty Retail and Services (small shops, eating and drinking establishments, professional and consumer services)	<i>TBD</i>
Large and Medium Format Retailers	<i>TBD</i>
Entertainment	<i>TBD</i>
Hospitality	<i>TBD</i>
Employment	3
Professional Office	3
Residential	6
Medium Density Multi-family, and upper level units in mixed use town center area	6
Subtotal Assessable Area	110
Recreation and Conservancies	5
Dual use of the relocated Overhead Electric Transmission Line Corridors	5
Stormwater Management	14
Street and Highway Rights of Way	38
Perimeter Arterial Streets	22
Internal Streets	16
TOTAL	167

* Conceptual arrangement and proportion of projected uses developed by JSD for conceptual descriptive purposes only and is not intended to depict final site development plans. Actual developed area and uses that may be constructed at this location are predicated by the establishment and installation of the easterly extension of Westview Boulevard, and subsequent commitments for private investment based on detailed supporting market analyses.

Madison Regional Office

161 Horizon Drive, Suite 101
Verona, WI 53593
Phone: 608.848.5060
Fax: 608.848.2255

Milwaukee Regional Office

N22 W22931 Nancys Ct. Suite 3
Waukesha, WI 53186
Phone: 262.513.0666
Fax: 262.513.1232

Kenosha Regional Office

6520 67th Street
Kenosha, WI 53142
Phone: 262.925.8367
Fax: 262.925.8362

Fox Valley Regional Office

3215 West Lawrence Street, Suite 6
Appleton, WI 54913
Phone: 920-733-2800
Fax: 920-733-2801

Wausau Regional Office

7402 Stone Ridge Drive, Suite 4
Weston, WI 54476
Phone: 715-298-6330
Fax: 715-298-6326



www.jsdinc.com



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.19.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review

REQUEST FROM: **MICHAEL WODALSKI; DEPUTY DIRECTOR OF PUBLIC WORKS**

ITEM DESCRIPTION: **APPROVAL OF CHANGE ORDER #1 FOR ROSS AVE BRIDGE DECK REPAIR PROJECT**

DATE/MTG: **VILLAGE BOARD OF TRUSTEES MEETING; MONDAY, AUGUST 15, 2016**

POLICY QUESTION: Should the Village Board approve Change Order #1 for the Ross Avenue Bridge Deck Repair Project to Norcon Corporation for a new total price of \$95,776.00 and a time extension to September 23, 2016?

RECOMMENDATION TO: I make a motion to approve Change Order #1 for the Ross Avenue Bridge Deck Repair Project to Norcon Corporation for a total price of \$95,776.00 and a time extension to September 23, 2016.

LEGISLATIVE ACTION:

- | | | |
|---|---------------------------------------|-------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input type="checkbox"/> Ordinance | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Resolution |
| <input checked="" type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | |
| | <input type="checkbox"/> Proclamation | |
-
-

FISCAL IMPACT ANALYSIS:

- | | |
|---|---|
| <input checked="" type="checkbox"/> Budget Line Item: | Street Operations Surface Maintenance (10-03-53310-236-000) |
| <input type="checkbox"/> Budget Line Item: | _____ |
| <input checked="" type="checkbox"/> Budgeted Expenditure: | \$450,000 entire fund |
| <input type="checkbox"/> Budgeted Revenue: | _____ |
-
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- | | |
|--|-----------------------------|
| <input checked="" type="checkbox"/> WI Statute: | 61.54: Public Works Bidding |
| <input type="checkbox"/> WI Administrative Code: | _____ |
| <input type="checkbox"/> Case Law / Legal: | _____ |
| <input type="checkbox"/> Municipal Code: | _____ |
| <input type="checkbox"/> Municipal Rules: | _____ |
-
-

PRIOR REVIEW:

Project was initially awarded at the May 2, 2016 Board Meeting.

BACKGROUND:

The extent of the repairs ended up being much greater than initially planned when the bridge deck was sounded last year. With the increase in area to be repaired, the unit price has been reduced, but the total cost has increased and length of project increased.

Supplemental Briefer for Agenda Items under Consideration?

Attachments

Change Order Form

Village of Weston Wisconsin
VILLAGE BOARD BRIEFER
Michael Wodalski; Deputy Director of Public Works

Date: Monday, August 15, 2016

Re: Change Order #1 for Ross Ave Bridge Deck Repair Project

1. Policy Question:

Should the Village Board approve Change Order #1 for the Ross Avenue Bridge Deck Repair Project to Norcon Corporation for a new total price of \$95,776.00 and a time extension to September 23, 2016?

2. Purpose:

The purpose is to modify the unit cost of the repair to reflect the significant change in quantity. Additionally, the additional work has created the need to extend the project timeline.

3. Background:

In 2015 the Village received its bridge inspection report for the Ross Avenue Bridge at which point it was noted that repairs needed to be made to the bridge deck to repair deteriorated and failed concrete. In the summer of 2015, the Village had requested a proposal from Norcon Corporation to determine the extent of the damages and come up with a quantity and estimate for the repairs to be included in the 2016 budget.

This project was then awarded based on the information available in summer of 2015.

4. Issue Analysis:

The area in need of repair in 2015 was determined to be between 25 and 75 square feet. It was noted that there was about 105 additional square feet that had not failed yet, but was likely to fail in the near future. After resounding the concrete this summer as the repairs were being made, 648 square feet of failed concrete was found. Per our contract, whenever there is a significant change in quantity, a change order is required to properly change the original unit price based on the actual quantity.

5. Fiscal Impact:

The added area with the revised unit cost adds roughly \$40,000 to the project. Since Norcon also was the low bidder for the Schofield Ave maintenance project from Normandy to the Target/Ace intersection, that project would be reduced by roughly \$30,000 to make up for the majority of this difference and the rest of the funds would come out of the unspent monies left in the street maintenance fund for 2016.

The other option would be to defer the Polymer Overlay until 2017, however with the amount of concrete that was repaired it is recommended that the overlay be applied to the bridge deck to help seal the repairs and protect the bridge deck from further damage and salt exposure over the winter.

6. Statutory Reference:

Project was competitively bid and change order process is being followed as prescribed in the project contract.

7. Prior Review:

- Project was awarded at the May 2, 2016 Board Meeting.

8. Attachments:

- Change Order #1

9. Policy Choices:

- 1) Approve Change Order #1, complete the polymer overlay as planned in 2016 and reduce the cost of the Schofield Ave Concrete Pavement Maintenance Project to offset the majority of the cost.
- 2) Approve Change Order #1 and defer the polymer overlay until 2017 and do not change the Schofield Ave Maintenance Project limits.
- 3) Approve Change Order #1, complete the polymer overlay as planned in 2016 and do not change the Schofield Ave Maintenance Project limits

10. Recommendation:

I recommend approval of Change Order #1 and recommend the polymer overlay portion of the project be conducted as planned in 2016 and the project limits for the Schofield Ave Pavement Maintenance Project be adjusted to offset the majority of the cost difference of Change Order #1.

11. Legislative Action:

I move to approve Change Order #1 and recommend the polymer overlay portion of the project be conducted as planned in 2016 and the project limits for the Schofield Ave Pavement Maintenance Project be adjusted to offset the majority of the cost difference of Change Order #1.



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.20.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

**Village of Weston, Wisconsin
AGENDA ITEM COVERSHEET
Requested for Official Consideration and Review**

REQUEST FROM: **SHERRY WEINKAUF; VILLAGE CLERK/EMPLOYEE RESOURCE
MANAGER**

ITEM DESCRIPTION: **CLASS B BEER AND CLASS C WINE LICENSE FOR SAM'S PIZZA,
5811 BUSINESS HIGHWAY 51 SOUTH.**

DATE/MTG: **BOARD OF TRUSTEES; MONDAY, AUGUST 15, 2016**

POLICY QUESTION: Should the Board of Trustees approve issuing a Class B Beer and Class C Wine license to Sam's Pizza, 5811 Business Highway 51 and an Operator license for Vincent La Calamita?

RECOMMENDATION TO: Staff recommendation is to approve issuing a Class B Beer, and Class C Wine license for Sam's Pizza, 5811 Business Highway 51, and an Operator license for Vincent La Calamita, contingent on approval of the background checks.

LEGISLATIVE ACTION:

- | | | |
|--|------------------------------------|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |

FISCAL IMPACT ANALYSIS:

- Budget Line Item: N/A
- Budget Line Item: _____
- Budgeted Expenditure: _____
- Budgeted Revenue: _____

STATUTORY / RULEMAKING / POLICY REFERENCES:

- WI Statue: _____
- WI Administrative Code: _____
- Case Law / Legal: _____
- Municipal Code: Chapter 6 – Alcohol Beverages
- Municipal Rules: _____

PRIOR REVIEW: N/A

BACKGROUND:

Sam's Pizza recently switched owners. My understanding is that the children, Vincent and Jodi La Calamita, are taking over the business, and John Huber and his wife are considering retirement. They have applied for a Class B Beer and Class C Wine license. Only restaurants are eligible for a Class C wine license. Sam's currently holds a Class B Beer License and have for many years. I'm not aware of any issues at this location related to alcohol. The publication requirement has been met. Vincent La Calamita has also applied for an Operator

License. I am still waiting for background checks to come back. I recommend the Board of Trustees approve these licenses, contingent on the approval of all background checks.

Supplemental Briefer for Agenda Items under Consideration?

Attachments

ORIGINAL ALCOHOL BEVERAGE RETAIL LICENSE APPLICATION

Submit to municipal clerk.

For the license period beginning _____ 20 _____ ;
 ending _____ 20 _____ ;

TO THE GOVERNING BODY of the: Town of }
 Village of } Wester
 City of }

County of Marathon Aldermanic Dist. No. _____ (if required by ordinance)

Applicant's WI Seller's Permit No.:		FEIN Number:	
LICENSE REQUESTED ▶			
TYPE		FEE	
<input type="checkbox"/>	Class A beer	\$	
<input checked="" type="checkbox"/>	Class B beer	\$	<u>pd</u>
<input checked="" type="checkbox"/>	Class C wine	\$	
<input type="checkbox"/>	Class A liquor	\$	
<input type="checkbox"/>	Class A liquor (cider only)	\$	N/A
<input type="checkbox"/>	Class B liquor	\$	
<input type="checkbox"/>	Reserve Class B liquor	\$	
<input type="checkbox"/>	Class B (wine only) winery	\$	
Publication fee		\$	
TOTAL FEE		\$	

1. The named INDIVIDUAL PARTNERSHIP LIMITED LIABILITY COMPANY
 CORPORATION/NONPROFIT ORGANIZATION
 hereby makes application for the alcohol beverage license(s) checked above.

2. Name (individual/partners give last name, first, middle; corporations/limited liability companies give registered name): ▶ Sams Pizza of Wausau, Inc

An "Auxiliary Questionnaire," Form AT-103, must be completed and attached to this application by each individual applicant, by each member of a partnership, and by each officer, director and agent of a corporation or nonprofit organization, and by each member/manager and agent of a limited liability company. List the name, title, and place of residence of each person.

President/Member President Vincent LaCalamita Home Address _____ Post Office & Zip Code _____
 Vice President/Member _____
 Secretary/Member Sec/Treas Jocita LaCalamita
 Treasurer/Member _____
 Agent ▶ _____
 Directors/Managers _____

3. Trade Name ▶ Sams Pizza Business Phone Number 715-355-5800
 4. Address of Premises ▶ 5811 BUS ST S. Post Office & Zip Code ▶ Schofield 54474

- 5. Is individual, partners or agent of corporation/limited liability company subject to completion of the responsible beverage server training course for this license period? Yes No
- 6. Is the applicant an employe or agent of, or acting on behalf of anyone except the named applicant? Yes No
- 7. Does any other alcohol beverage retail licensee or wholesale permittee have any interest in or control of this business? Yes No
- 8. (a) Corporate/limited liability company applicants only: Insert state WI and date 1987 of registration.
 (b) Is applicant corporation/limited liability company a subsidiary of any other corporation or limited liability company? Yes No
 (c) Does the corporation, or any officer, director, stockholder or agent or limited liability company, or any member/manager or agent hold any interest in any other alcohol beverage license or permit in Wisconsin? Yes No

(NOTE: All applicants explain fully on reverse side of this form every YES answer in sections 5, 6, 7 and 8 above.)

9. Premises description: Describe building or buildings where alcohol beverages are to be sold and stored. The applicant must include all rooms including living quarters, if used, for the sales, service, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) Main Dining Room, Behind Sema Computer

10. Legal description (omit if street address is given above): _____
 11. (a) Was this premises licensed for the sale of liquor or beer during the past license year? Yes No Back sto
 (b) If yes, under what name was license issued? Sams Pizza of Wausau, Inc root

- 12. Does the applicant understand they must file a Special Occupational Tax return (TTB form 5630.5) before beginning business? [phone 1-800-937-8864] Yes No
- 13. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776]. Yes No
- 14. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

READ CAREFULLY BEFORE SIGNING: Under penalty provided by law, the applicant states that each of the above questions has been truthfully answered to the best of the knowledge of the signers. Signers agree to operate this business according to law and that the rights and responsibilities conferred by the license(s), if granted, will not be assigned to another. (Individual applicants and each member of a partnership applicant must sign; corporate officer(s), members/managers of Limited Liability Companies must sign.) Any lack of access to any portion of a licensed premises during inspection will be deemed a refusal to permit inspection. Such refusal is a misdemeanor and grounds for revocation of this license.

SUBSCRIBED AND SWORN TO BEFORE ME

this _____ day of _____, 20 _____

Jocita LaCalamita
 (Officer of Corporation/Member/Manager of Limited Liability Company/Partner/Individual)

(Clerk/Notary Public)

(Officer of Corporation/Member/Manager of Limited Liability Company/Partner)

My commission expires _____

(Additional Partner(s)/Member/Manager of Limited Liability Company if Any)

TO BE COMPLETED BY CLERK

Date received and filed with municipal clerk	Date reported to council/board	Date provisional license issued	Signature of Clerk / Deputy Clerk
Date license granted	Date license issued	License number issued	

Jodi cell 715 551 1094

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: Town Village City of Winton County of Marathon

The undersigned duly authorized officer(s)/members/managers of Sam's Pizza of Wausau, Inc
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as

Sam's Pizza
(trade name)

located at 5811 Bus Hwy S1 South Senofield, WI 54476

appoints Jodi LaCalamita
(name of appointed agent)

Winton, WI
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).
Sam's Pizza 111 Elm St Wausau, WI 54401

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 32 years

Place of residence last year Winton, WI

For: Sam's Pizza of Wausau, Inc
(name of corporation/organization/limited liability company)

By: Jodi LaCalamita Sec + Treas.
(signature of Officer/Member/Manager)

And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, Jodi LaCalamita
(print/type agent's name), hereby accept this appointment as agent for the

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

Jodi LaCalamita 7/21/14 Agent's age _____
(signature of agent) (date)

(home address of agent) (date of birth)

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
(Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on _____ by _____ Title _____
(date) (signature of proper local official) (town chair, village president, police chief)

AUXILIARY QUESTIONNAIRE ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk.

Individual's Full Name (please print) (last name) <u>LaCalamita</u> (first name) <u>Jodi</u> (middle name) <u>L</u>				
Home Address (street/route)	Post Office	City	State	Zip Code
Home Phone Number	Age	Date of Birth	Place of Birth	
<u>715-355-5800</u>			<u>Wausau, WI</u>	

The above named individual provides the following information as a person who is (check one):

Applying for an alcohol beverage license as an individual.

A member of a partnership which is making application for an alcohol beverage license.

Sec/Treas. of Sams Pizza of Wausau, Inc
(Officer/Director/Member/Manager/Agent) (Name of Corporation, Limited Liability Company or Nonprofit Organization)

which is making application for an alcohol beverage license.

The above named individual provides the following information to the licensing authority:

1. How long have you continuously resided in Wisconsin prior to this date? 32 years

2. Have you ever been convicted of any offenses (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of any other states or ordinances of any county or municipality? Yes No
 If yes, give law or ordinance violated, trial court, trial date and penalty imposed, and/or date, description and status of charges pending. (If more room is needed, continue on reverse side of this form.)

3. Are charges for any offenses presently pending against you (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of other states or ordinances of any county or municipality? Yes No
 If yes, describe status of charges pending.

4. Do you hold, are you making application for or are you an officer, director or agent of a corporation/nonprofit organization or member/manager/agent of a limited liability company holding or applying for any other alcohol beverage license or permit? Yes No
 If yes, identify. 111 Elm St Wausau, WI 54401 - Sams Pizza
(Name, Location and Type of License/Permit)

5. Do you hold and/or are you an officer, director, stockholder, agent or employe of any person or corporation or member/manager/agent of a limited liability company holding or applying for a wholesale beer permit, brewery/winery permit or wholesale liquor, manufacturer or rectifier permit in the State of Wisconsin? Yes No
 If yes, identify. Sams Pizza of Wausau, Inc 5811 Bus Hwy S15 Schofe
(Name of Wholesale Licensee or Permittee) (Address By City and County)

6. Named individual must list in chronological order last two employers.

Employer's Name	Employer's Address	Employed From	To
<u>Kivex Valley Bank</u>	<u>327 N 17th Ave</u>	<u>12/2003</u>	<u>6/2014</u>
Employer's Name	Employer's Address	Employed From	To
<u>Dinner Helpers</u>	<u>out of business</u>		

The undersigned, being first duly sworn on oath, deposes and says that he/she is the person named in the foregoing application; that the applicant has read and made a complete answer to each question, and that the answers in each instance are true and correct. The undersigned further understands that any license issued contrary to Chapter 125 of the Wisconsin Statutes shall be void, and under penalty of state law, the applicant may be prosecuted for submitting false statements and affidavits in connection with this application.

Subscribed and sworn to before me
 this _____ day of _____, 20____

(Clerk/Notary Public)

Jodi LaCalamita
(Signature of Named Individual)

My commission expires _____



AUXILIARY QUESTIONNAIRE ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk.

Individual's Full Name (please print) (last name)		(first name)		(middle name)	
La Caramita		Vincent		A	
Home Address (street/route)	Post Office	City	State	Zip Code	
Home Phone Number	Area	Date of Birth	Place of Birth		
715-355-8686			Flanders, NJ		

The above named individual provides the following information as a person who is (check one):

Applying for an alcohol beverage license as an individual.
 A member of a partnership which is making application for an alcohol beverage license.
 President of Sam's Pizza of Wausau, Inc
(Officer/Director/Member/Manager/Agent) (Name of Corporation Limited Liability Company or Nonprofit Organization)
 which is making application for an alcohol beverage license.

The above named individual provides the following information to the licensing authority:

1. How long have you continuously resided in Wisconsin prior to this date? 32 years

2. Have you ever been convicted of any offenses (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of any other states or ordinances of any county or municipality? Yes No
 If yes, give law or ordinance violated, trial court, trial date and penalty imposed, and/or date, description and status of charges pending. (If more room is needed, continue on reverse side of this form.)

3. Are charges for any offenses presently pending against you (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of other states or ordinances of any county or municipality? Yes No
 If yes, describe status of charges pending.

4. Do you hold, are you making application for or are you an officer, director or agent of a corporation/nonprofit organization or member/manager/agent of a limited liability company holding or applying for any other alcohol beverage license or permit? Yes No
 If yes, identify. Sam's Pizza, 111 Elm St Wausau, WI 54401
(Name, Location and Type of License/Permit)

5. Do you hold and/or are you an officer, director, stockholder, agent or employe of any person or corporation or member/manager/agent of a limited liability company holding or applying for a wholesale beer permit, brewery/winery permit or wholesale liquor, manufacturer or rectifier permit in the State of Wisconsin? Yes No
 If yes, identify. Sam's Pizza of Wausau, Inc 581 Bus Hwy St S Schofield
(Name of Wholesale Licensee or Permittee) (Address By City and County)

6. Named individual must list in chronological order last two employers.

Employer's Name	Employer's Address	Employed From	To
<u>Krueger Floral</u>	<u>106 Tesch Ln Roth WI</u>	<u>6/2009</u>	<u>5/2016</u>
Employer's Name	Employer's Address	Employed From	To
<u>General Beverage</u>	<u>1019 McKee Rd Fitchburg WI</u>	<u>6/2004</u>	<u>6/2009</u>

The undersigned, being first duly sworn on oath, deposes and says that he/she is the person named in the foregoing application; that the applicant has read and made a complete answer to each question, and that the answers in each instance are true and correct. The undersigned further understands that any license issued contrary to Chapter 125 of the Wisconsin Statutes shall be void, and under penalty of state law, the applicant may be prosecuted for submitting false statements and affidavits in connection with this application.

Subscribed and sworn to before me

this _____ day of _____, 20 _____

(Clerk/Notary Public)

[Signature]
(Signature of Named Individual)

My commission expires _____





OPERATOR LICENSE APPLICATION

LICENSE TYPE: Operator License

This license could be denied if it is determined the applicant intentionally omitted or provided false information on this application

Please review the information below and correct any errors shown:

NAME: Vincent La Calamita BUSINESS NAME: Sam's Pizza

ADDRESS: _____

NEW ADDRESS: _____

BIRTH DATE: _____

DRIVERS LICENSE #: _____

TELEPHONE NUMBER: 715-301-5604

APPLICANT NOTICE:

- 1. The VILLAGE performs background checks on all applicants. The VILLAGE OF WESTON may suspend, revoke or deny a license issued upon this application if the applicant fails to provide requested information or is not truthful in completion of this application.
2. The VILLAGE OF WESTON does not issue licenses or permits related to alcohol beverages to any person who has habitually been a law offender or has been convicted of a felony that the VILLAGE determines, substantially relates to the licensing activity unless the person has been duly pardoned.
3. Even if your license has been granted by the Village Board, it will be held if you owe any outstanding fines, forfeitures or other debts to the VILLAGE.
4. Because application fees offset the cost to process your application, the fees are non refundable regardless of whether you obtain a license or not.

Have you been arrested, or have charges pending or been convicted of any offenses, or violations or any federal, state, or municipal laws or ordinances here or any other municipality? [X] NO [] YES (Complete arrest or conviction information below)

NAME _____ STATUTE #/ LOCAL ORDINANCE _____

CHARGE _____ WHERE CONVICTED _____

DATE _____ PENALTY _____ MISDEMEANOR _____ FELONY _____

List additional information regarding arrest / conviction information on the back of this application.

I hereby testify the above information is true and correct. I agree, in consideration of the granting of this license to comply with the laws of the State of Wisconsin, the VILLAGE OF WESTON Municipal Code and the rules and regulations of the various regulatory agencies and commissions of the VILLAGE OF WESTON pertaining to the supervision of activities permitted under the license for which this application is made. I understand this license may be revoked by the VILLAGE OF WESTON according to the law.

Note: If you renew by mail and have not received your license by the end of June, please call the VILLAGE OF WESTON CLERK

[Handwritten Signature]
(APPLICANT SIGNATURE)

7-21-16
(Date)

Remit completed application with payment to:

VILLAGE OF WESTON
VILLAGE CLERK
5500 SCHOFIELD AVE, WESTON, WI 54476

APPROVED
Date _____
By _____



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.21.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

**Village of Weston, Wisconsin
OFFICIAL MEETING MINUTES OF THE BOARD OF TRUSTEES**

Monday, August 1, 2016, at 6:00 p.m.

A. Opening of Session.

1. Meeting called to order by President Ermeling at 6:00 p.m.
2. Pledge of Allegiance to the Flag.
3. Clerk will take attendance and roll call.
Roll call indicated 5 Board of Trustees' members present.

Trustee	Present
Ermeling, Barb	YES
Berger, Scott	NO
Ostrowski, Kevin	YES
Schuster, Fred	YES
Ziegler, Jon	NO
White, Loren	YES
Mark Porlier	YES

Village Staff in attendance: Guild, Jacobs, Donner, Weinkauff, Wodalski, Crowe, Osterbrink, Everest Metro Chief Sparks and SAFER Fire Chief Savage were also in attendance. There was one audience member present.

4. **Request for silencing of cellphones and other electronic devices.**
Ermeling requested for the silencing of cellphones.

B. Correspondence and comments from the public.

5. **Acknowledgement of scheduled visitors.**
No comments.

C. Consent Items for Approval

6. **Approve Professional services contract with MSA Professional Services for an update of the Village's Sewer Use Ordinance and rates.**
Action taken on this item under C12.
7. **Approve an agreement with Layne Christensen to perform maintenance/rehabilitation services for Well No. 5 on Bloedel Avenue.**
8. **Award the 2016 Schofield Avenue pavement maintenance project to Norcon Corporation.**
9. **Approve Operator Licenses.**
10. **Approve July 18, 2016 Board of Trustee Minutes.**
11. **Approve payment of expenditures – Voucher #43641 – 43992.**

Motion by White, second by Ostrowski to approve Consent Items C7 to C11.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 2 Result: PASS

Trustee	Voting
Ermeling, Barb	YES
Berger, Scott	-

Ostrowski, Kevin	YES
Schuster, Fred	YES
Ziegler, Jon	-
White, Loren	YES
Mark Porlier	YES

12. Items removed from Consent Approval (if any).

C6. Approve Professional services contract with MSA Professional Services for an update of the Village's Sewer Use Ordinance and rates.

Motion by Schuster, second by White to approve Consent Item C6.

Yes Vote: 4 No Votes: 0 Abstain: 1 Not Voting: 2 Result: PASS

Trustee	Voting
Ermeling, Barb	YES
Berger, Scott	-
Ostrowski, Kevin	YES
Schuster, Fred	YES
Ziegler, Jon	-
White, Loren	YES
Mark Porlier	ABSTAINED

D. Reports from Committees, including acknowledgment of draft meeting minutes (if any).

- 13. Community Life, and Public Safety.
- 14. Community Development Authority.
- 15. Everest Metro.
- 16. Finance.
- 17. Parks and Recreation.
- 18. Personnel.
- 19. Plan Commission.
- 20. Property & Infrastructure.
- 21. SAFER Board of Directors.
- 22. SAFER Fire Commission.
- 23. Zoning Board of Appeals.

Motion by Porlier, second by White to acknowledge Item D16.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 2 Result: PASS

Trustee	Voting
Ermeling, Barb	YES
Berger, Scott	-
Ostrowski, Kevin	YES
Schuster, Fred	YES
Ziegler, Jon	-
White, Loren	YES
Mark Porlier	YES

E. Reports from Departments (Directors may be dismissed following reports).

24. Clerk.

Weinkauf reported Village staff and the Chief Inspectors performed public testing on the voting machines today. Staff will be busy this week printing poll books and getting all the supplies ready for the Election next Tuesday.

25. Everest Metro Police Department.

Sparks reported there have been a lot of threats around the state directed at law enforcement. The Department is seeing a lot more requests for active shooter training. He also said the department is receiving a lot of local public support regarding this issue.

26. Finance.

Jacobs reviewed the Village's equalized valuation comparison.

27. Operations.

No comments

28. Parks & Recreation.

Osterbrink reported the Aquatic Center revenue has been low for July. He also said he will be attending the Wausau Park and Rec Committee tomorrow to talk to them about the Village's plans for increasing access along the lower Ear Claire River.

29. Planning & Development.

No comments.

30. Public Services.

Donner said he continues to work with Rothschild on an easement from Weston for the Foremost site. He also reported staff will be focus their time on CIP projects.

31. Taxpayer Relations.

Hodell said the Farmers Market has been busy. She recently added two new vendors. There will also be two new picnic tables. She continues to deal with mowing issues.

32. S.A.F.E.R. District.

Savage reported he lost two firefighters to the City of Wausau. He distributed copies of the District's strategic plan to the Board for their review. The new ambulance is here and he will try to bring it to the next board meeting so that members can see it.

33. Technology Services.

Crowe said he just recently got back from vacation and there were not a lot of problems while he was gone.

F. Regular New Business.

No items to consider under New Business.

G. Convene into closed session under Wisconsin State Statutes 19.85 (1) (e) to conduct other specified public business, whenever competitive or bargaining reasons require a closed session, and also under Wisconsin State Statutes 19.85 (1) (c) for the purpose of considering the employment, compensation, or performance evaluation data of any employee over which the governmental body has jurisdiction or exercises responsibility:

34. Discuss property purchase in TIF District 1.

35. Discuss personnel evaluations, performance reviews, and pay raises for all Village employees, in addition to reviewing the Village's pay matrix and classification and compensation policies.

The Board of Trustees did not convene to closed session.

36. **Reconvene into open session and take action on items discussed in closed session, if necessary.**
No action taken.

H. Report from the Administrator.

No comments.

I. Remarks from Trustees (No Board action will be taken for this agenda item).

No comments.

J. Remarks from the President (No Board action will be taken for this agenda item).

No comments

K. Discuss items to be included for next agenda (No Board actions will be taken for this agenda item).

Ermeling asked for an Executive Closed Session to be placed on the next meeting agenda.

L. Set next regular meeting date for Mon, August 15, 2016.

M. Adjourn.

Motion by Schuster, second by White to adjourn the meeting at 6:39 p.m.

Roll call vote:

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 2 Result: PASS

Trustee	Voting
Ermeling, Barb	YES
Berger, Scott	-
Ostrowski, Kevin	YES
Schuster, Fred	YES
Ziegler, Jon	-
White, Loren	YES
Mark Porlier	YES

Sherry Weinkauff, Clerk



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.22.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

**Village of Weston, Wisconsin
AGENDA ITEM
Requested for Official Consideration and Review**

REQUEST FROM: SHERRY WEINKAUF; CLERK

ITEM DESCRIPTION: OPERATOR LICENSES

DATE/MTG: BOARD OF TRUSTEES; AUGUST 15TH 2016

POLICY QUESTION:

RECOMMENDATION TO: Approve operator licenses for Alyson Pederson, May Zer Vang, Carli Mullins, Vincent La Calamita,

LEGISLATIVE ACTION:

- | | | |
|--|------------------------------------|---------------------------------------|
| <input checked="" type="checkbox"/> Acknowledge/Approve | <input type="checkbox"/> Ordinance | <input type="checkbox"/> Proclamation |
| <input type="checkbox"/> Administrative Order | <input type="checkbox"/> Policy | <input type="checkbox"/> Reports |
| <input type="checkbox"/> Expenditure | <input type="checkbox"/> Procedure | <input type="checkbox"/> Resolution |
-

FISCAL IMPACT ANALYSIS:

- | | |
|---|-----------------------|
| <input checked="" type="checkbox"/> Budget Line Item: | Licenses and Permits |
| <input type="checkbox"/> Budget Line Item: | _____ |
| <input type="checkbox"/> Budgeted Expenditure: | _____ |
| <input checked="" type="checkbox"/> Budgeted Revenue: | \$47.00 / New License |
-

STATUTORY / RULEMAKING / POLICY REFERENCES:

- | | |
|---|---------------|
| <input checked="" type="checkbox"/> WI Statue: | 125.17 (1) |
| <input type="checkbox"/> WI Administrative Code: | _____ |
| <input type="checkbox"/> Case Law / Legal: | _____ |
| <input checked="" type="checkbox"/> Municipal Code: | Section 6.104 |
| <input type="checkbox"/> Municipal Rules: | _____ |
-

PRIOR REVIEW: No further review required at this time.

BACKGROUND: Operator license application for Alyson Pederson, May Zer Vang, Carli Mullins, Vincent La Calamita, received by the Village and submitted to the Everest Metro Police Chief for background check. All four of the applicants were not issued provisional operator licenses. Chief Sparks completed a background check and recommended approval of the regular operator licenses for Ms. Pederson, Ms. Vang, Ms. Mullins, and Mr. La Calamita. All applicants have met the qualifications to hold an operator license in the Village of Weston.

- Supplemental Briefer for Agenda Items under Consideration?
 Attachments?



OPERATOR LICENSE APPLICATION

LICENSE TYPE: Operator License

Max Zer Vang

Please review the information below and correct any errors shown:

NAME: Max Zer Vang

BUSINESS NAME:

ADDRESS:

NEW ADDRESS:

BIRTH DATE:

DRIVERS LICENSE #:

TELEPHONE NUMBER:

APPLICANT NOTICE:

1. The VILLAGE performs background checks on all applicants. The VILLAGE OF WESTON may suspend, revoke or deny a license issued upon this application if the applicant fails to provide requested information or is not truthful in completion of this application.
2. The VILLAGE OF WESTON does not issue licenses or permits related to alcohol beverages to any person who has habitually been a law offender or has been convicted of a felony that the VILLAGE determines, substantially relates to the licensing activity unless the person has been duly pardoned.
3. Even if your license has been granted by Council, it will be held if you owe any outstanding fines, forfeitures or other debts to the VILLAGE.
4. Because application fees offset the cost to process your application, the fees are non-refundable regardless of whether you obtain a license or not.

Have you been arrested, or have charges pending or been convicted of any offenses, or violations or any federal, state, or municipal laws or ordinances here or any other municipality?
YES (Complete arrest or conviction information below)

NAME _____ STATUTE # / LOCAL ORDINANCE _____
 CHARGE _____ WHERE CONVICTED _____
 DATE _____ PENALTY _____ MISDEMEANOR _____ FELONY _____

List additional information regarding arrest / conviction information on the back of this application.

I hereby certify the above information is true and correct. I agree, in consideration of the granting of this license to comply with the laws of the State of Wisconsin, the VILLAGE OF WESTON Municipal Code and the rules and regulations of the various regulatory agencies and commissions of the VILLAGE OF WESTON pertaining to the supervision of activities permitted under the license for which this application is made. I understand this license may be revoked by the VILLAGE OF WESTON according to the law.

Note: if you renew by mail and have not received your license by the end of June, please call the VILLAGE OF WESTON CLERK


(APPLICANT SIGNATURE)

07/28/10
(DATE)

Remit completed application with payment to:

VILLAGE OF WESTON
VILLAGE CLERK
5500 SCHOFIELD AVE, WESTON, WI 54476

Approved 8-10-10




OPERATOR LICENSE APPLICATION

LICENSE TYPE: Operator License

(Carli Mullins)

Please review the information below and correct any errors shown:

NAME: Carli Mullins

BUSINESS NAME:

ADDRESS:

NEW ADDRESS:

BIRTH DATE:

DRIVERS LICENSE #:

TELEPHONE NUMBER:

APPLICANT NOTICE:

1. The VILLAGE performs background checks on all applicants. The VILLAGE OF WESTON may suspend, revoke or deny a license issued upon this application if the applicant fails to provide requested information or is not truthful in completion of this application.
2. The VILLAGE OF WESTON does not issue licenses or permits related to alcohol beverages to any person who has habitually been a law offender or has been convicted of a felony that the VILLAGE determines, substantially relates to the licensing activity unless the person has been duly pardoned.
3. Even if your license has been granted by Council, it will be held if you owe any outstanding fines, forfeitures or other debts to the VILLAGE.
4. Because application fees offset the cost to process your application, the fees are non-refundable regardless of whether you obtain a license or not.

Have you been arrested, or have charges pending or been convicted of any offenses, or violations or any federal, state, or municipal laws or ordinances here or any other municipality? NO YES (Complete arrest or conviction information below)

NAME _____ STATUTE # / LOCAL ORDINANCE _____
 CHARGE _____ WHERE CONVICTED _____
 DATE _____ PENALTY _____ MISDEMEANOR _____ FELONY _____

List additional information regarding arrest/ conviction information on the back of this application.

I hereby certify the above information is true and correct. I agree, in consideration of the granting of this license to comply with the laws of the State of Wisconsin, the VILLAGE OF WESTON Municipal Code and the rules and regulations of the various regulatory agencies and commissions of the VILLAGE OF WESTON pertaining to the supervision of activities permitted under the license for which this application is made. I understand this license may be revoked by the VILLAGE OF WESTON according to the law.

Note: if you renew by mail and have not received your license by the end of June, please call the VILLAGE OF WESTON CLERK

Carli Mullins

(APPLICANT SIGNATURE)

07/28/16

(DATE)

Remit completed application with payment to:

VILLAGE OF WESTON
VILLAGE CLERK
5500 SCHOFIELD AVE, WESTON, WI 54476

Approved 8-10-16

WJ



OPERATOR LICENSE APPLICATION

LICENSE TYPE: Operator License

This license could be denied if it is determined the applicant intentionally omitted or provided false information on this application

Please review the information below and correct any errors shown:

NAME: Vincent La Calamita BUSINESS NAME: Sam's Pizza

ADDRESS:

NEW ADDRESS:

BIRTH DATE:

DRIVERS LICENSE #:

TELEPHONE NUMBER:

APPLICANT NOTICE:

- 1. The VILLAGE performs background checks on all applicants. The VILLAGE OF WESTON may suspend, revoke or deny a license issued upon this application if the applicant fails to provide requested information or is not truthful in completion of this application.
2. The VILLAGE OF WESTON does not issue licenses or permits related to alcohol beverages to any person who has habitually been a law offender or has been convicted of a felony that the VILLAGE determines, substantially relates to the licensing activity unless the person has been duly pardoned.
3. Even if your license has been granted by the Village Board, it will be held if you owe any outstanding fines, forfeitures or other debts to the VILLAGE.
4. Because application fees offset the cost to process your application, the fees are non refundable regardless of whether you obtain a license or not.

Have you been arrested, or have charges pending or have been convicted of any offenses, or violations or any federal, state, or municipal laws or ordinances here or any other municipality? NO YES (Complete arrest or conviction information below)

NAME STATUTE #/ LOCAL ORDINANCE
CHARGE WHERE CONVICTED
DATE PENALTY MISDEMEANOR FELONY

List additional information regarding arrest / conviction information on the back of this application.

I hereby testify the above information is true and correct. I agree, in consideration of the granting of this license to comply with the laws of the State of Wisconsin, the VILLAGE OF WESTON Municipal Code and the rules and regulations of the various regulatory agencies and commissions of the VILLAGE OF WESTON pertaining to the supervision of activities permitted under the license for which this application is made. I understand this license may be revoked by the VILLAGE OF WESTON according to the law.

Note: If you renew by mail and have not received your license by the end of June, please call the VILLAGE OF WESTON CLERK

(APPLICANT SIGNATURE)

7-21-16 (DATE)

Remit completed application with payment to:

VILLAGE OF WESTON
VILLAGE CLERK
5500 SCHOFIELD AVE, WESTON, WI 54476

APPROVED
Date 8-10-16
By



OPERATOR LICENSE APPLICATION

LICENSE TYPE: Operator License

Please review the information below and correct any errors shown:

NAME: Alyson Pederson

BUSINESS NAME: Pizza Hut

ADDRESS: _____

NEW ADDRESS: _____

BIRTH DATE: _____

DRIVERS LICENSE #: _____

TELEPHONE NUMBER: _____

APPLICANT NOTICE:

1. The VILLAGE performs background checks on all applicants. The VILLAGE OF WESTON may suspend, revoke or deny a license issued upon this application if the applicant fails to provide requested information or is not truthful in completion of this application.
2. The VILLAGE OF WESTON does not issue licenses or permits related to alcohol beverages to any person who has habitually been a law offender or has been convicted of a felony that the VILLAGE determines, substantially relates to the licensing activity unless the person has been duly pardoned.
3. Even if your license has been granted by the Village Board, it will be held if you owe any outstanding fines, forfeitures or other debts to the VILLAGE.
4. Because application fees offset the cost to process your application, the fees are non-refundable regardless of whether you obtain a license or not.

Have you been arrested, or have charges pending or been convicted of any offenses, or violations or any federal, state, or municipal laws or ordinances here or any other municipality? NO YES (Complete arrest or conviction information below)

NAME _____ STATUTE #/ LOCAL ORDINANCE _____
 CHARGE _____ WHERE CONVICTED _____
 DATE _____ PENALTY _____ MISDEMEANOR _____ FELONY _____

List additional information regarding arrest / conviction information on the back of this application.

I hereby testify the above information is true and correct. I agree, in consideration of the granting of this license to comply with the laws of the State of Wisconsin, the VILLAGE OF WESTON Municipal Code and the rules and regulations of the various regulatory agencies and commissions of the VILLAGE OF WESTON pertaining to the supervision of activities permitted under the license for which this application is made. I understand this license may be revoked by the VILLAGE OF WESTON according to the law.

Note: If you renew by mail and have not received your license by the end of June, please call the VILLAGE OF WESTON CLERK

Alyson Pederson
(APPLICANT SIGNATURE)

7/29/16
(DATE)

Remit completed application with payment to:

VILLAGE OF WESTON
VILLAGE CLERK
5500 SCHOFIELD AVE, WESTON, WI 54476

APPROVED
Date 8-1-16
By W. S. D.



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – D.23.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

**VILLAGE OF WESTON
REQUEST FOR CONSIDERATION**

AGENDA ITEM DSCRPTN: VOUCHERS – PAYMENT OF VILLAGE EXPENDITURES.

FOR CONSIDERATION AT: BOARD OF TRUSTEES; MONDAY, AUGUST 15, 2016

LEGISLATION TYPE: ACKNOWLEDGE | **MOTION** | ORDINANCE | POLICY | RESOLUTION

RECOMMENDATION TO: Approve payment of Village expenditures (vouchers) for the period of 07/29/2016-08/11/2016 in the grand total amount of \$188,625.09. Check numbers were #43993-44073.

REPORT PREPARED BY: JOHN JACOBS; FINANCE DIRECTOR/TREASURER

BACKGROUND: Vouchers were received by the Finance Department from various departments during the period of 07/29/2016-08/11/2016 for payment. All invoices were reviewed for proper authorized approval by a department manager or supervisor, prior to processing for payment. Finance Director Jacobs reviewed the voucher register report, prior to the accounts payable checks being printed and mailed.

FISCAL IMPACTS:

Budget Line Item: Various – across all departments and funds
Budget Line Item: _____
Budgeted Expenditure: Various – across all departments and funds
Budgeted Revenue: _____

STATUTORY REFERENCES:

Wisconsin Statute: 66.0607(4)
Administrative Code: _____
Municipal Code: _____
Judicial Ruling: _____

FURTHER REVIEW: No further review required at this time.

Report Criteria:
 Report type: GL detail

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Invoice Number	Description	Inv Seq	Invoice GL Account	Check Amount
43993									
08/16	08/08/2016	43993	21135	AMERICAN MESSAGING	U1350110QH	PAGER SERVICE: 8/1-8/31/16	1	60-03-53780-29	28.47
08/16	08/08/2016	43993	21135	AMERICAN MESSAGING	U1350110QH	PAGER SERVICE: 8/1-8/31/16	2	61-03-53613-29	28.48
08/16	08/08/2016	43993	21135	AMERICAN MESSAGING	U1350112QH	PAGER SERVICE: 8/1-8/31/16	1	10-03-53310-29	18.71
Total 43993:									75.66
43994									
08/16	08/08/2016	43994	21325	AMERICAN WOOD FIBERS	SEC DEP REF 7/28/	KENNEDY PK 7/28/16 - SECURITY DEPOSIT REFUND	1	10-00-23160-00	25.00
Total 43994:									25.00
43995									
08/16	08/08/2016	43995	1570	BEHNKE, BRYAN D	SEC DEP REF 7/30/	YELLOWBANKS PK #1 7/30/16 - SECURITY DEPOSIT REFUND	1	10-00-23160-00	25.00
Total 43995:									25.00
43996									
08/16	08/08/2016	43996	1580	BEHNKE, DOUG	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-03-53310-22	20.00
Total 43996:									20.00
43997									
08/16	08/08/2016	43997	1750	BLAREK, FORREST	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-03-53310-22	20.00
Total 43997:									20.00
43998									
08/16	08/08/2016	43998	1900	BORTH, JOHN	C/P REIMB: JUL16	C/P REIMB: JUL16	1	60-03-53780-22	20.00
Total 43998:									20.00
43999									
08/16	08/08/2016	43999	19573	BRAUN THYSSENKRUPP ELEVATOR	116572	CAT 5 ELEVATOR TESTING - FINAL PMT	1	10-02-52200-27	543.00

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Invoice Number	Description	Inv Seq	Invoice GL Account	Check Amount
Total 43999:									543.00
44000									
08/16	08/08/2016	44000	20264	BROCK WHITE COMPANY	12687535-00	CAULK FOR MANHOLE RINGS	1	61-03-53603-29	108.00
08/16	08/08/2016	44000	20264	BROCK WHITE COMPANY	12687535-00	CAULK FOR MANHOLE RINGS	2	63-03-53655-39	108.00
08/16	08/08/2016	44000	20264	BROCK WHITE COMPANY	12688501-00	INLET REPAIR SUPPLIES	1	63-03-53655-37	138.12
08/16	08/08/2016	44000	20264	BROCK WHITE COMPANY	12690320-00	MANHOLE RISER RINGS	1	63-03-53655-39	368.76
08/16	08/08/2016	44000	20264	BROCK WHITE COMPANY	12690320-00	MANHOLE RISER RINGS	2	61-03-53603-29	368.76
08/16	08/08/2016	44000	20264	BROCK WHITE COMPANY	12692153-00	EROSION BLANKET STAPLES	1	63-03-53655-37	42.03
Total 44000:									1,133.67
44001									
08/16	08/08/2016	44001	21118	CASPER'S TRUCK EQUIPMENT	0016966-IN	FLUID FILM FOR SHOP	1	10-03-53310-35	91.44
Total 44001:									91.44
44002									
08/16	08/08/2016	44002	19882	CELLCOM	217673	WATER (HOT SPOT): 7/21-8/20/16	1	60-03-53740-22	21.96
08/16	08/08/2016	44002	19882	CELLCOM	217673	WATER: 7/21-8/20/16	2	60-03-53740-22	111.96
08/16	08/08/2016	44002	19882	CELLCOM	217673	WATER: 7/21-8/20/16	3	60-03-53740-22	21.96
08/16	08/08/2016	44002	19882	CELLCOM	217673	SEWER: 7/21-8/20/16	4	61-03-53610-22	21.96
08/16	08/08/2016	44002	19882	CELLCOM	217673	ADMINISTRATOR: 7/21-8/20/16	5	10-01-51410-22	59.81
Total 44002:									237.65
44003									
08/16	08/08/2016	44003	21321	COSS, CHEREE	SEC DEP REF: 7/30	YELLOWBANKS PK #2 7/30/16 - SECURITY DEPOSIT REFUND	1	10-00-23160-00	25.00
Total 44003:									25.00
44004									
08/16	08/08/2016	44004	3370	CROWE, NATHAN	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-03-53160-22	50.00
Total 44004:									50.00
44005									
08/16	08/08/2016	44005	2660	CWE INC	36000522	5/30-6/26/16 E/C RIVER BOAT LANDING SVCS	1	42-07-57626-21	578.00

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Invoice Number	Description	Inv Seq	Invoice GL Account	Check Amount
Total 44005:									578.00
44006									
08/16	08/08/2016	44006	19613	DC EVEREST JUNIOR HIGH SCHOOL	RESTITUTION JUL	CIT# BR80C9H5K8 FROM CAMERON BURGARD	1	10-00-45111-00	100.00
Total 44006:									100.00
44007									
08/16	08/08/2016	44007	3920	DIETSCHE, CHAD	C/P REIMB: JUL16	C/P REIMB: JUL16	1	60-03-53780-22	20.00
Total 44007:									20.00
44008									
08/16	08/08/2016	44008	4100	DONNER, KEITH	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-03-53100-22	50.00
Total 44008:									50.00
44009									
08/16	08/08/2016	44009	21322	EDWARDSON, JACKIE	SEC DEP REF 7/28/	MACHMUELLER PK 7/28/16 - SECURITY DEPOSIT REFUND	1	10-00-23160-00	25.00
Total 44009:									25.00
44010									
08/16	08/08/2016	44010	21312	ERBRECHT, MATTHEW	REIMB: WORK PE	REIMB: WORK PERMIT FEE	1	22-05-55420-39	10.00
Total 44010:									10.00
44011									
08/16	08/08/2016	44011	4860	FALKOWSKI, JESSICA	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-05-55200-22	20.00
Total 44011:									20.00
44012									
08/16	08/08/2016	44012	20024	FRONTIER	241-8810 AUG16	EAU CLAIRE RIVER L/S: 7/28-8/27/16	1	61-03-53610-22	50.64
08/16	08/08/2016	44012	20024	FRONTIER	355-0746 AUG16	PARK TERRACE L/S: 7/28-8/27/16	1	61-03-53610-22	51.06
08/16	08/08/2016	44012	20024	FRONTIER	355-5649 AUG16	BUS PK SOUTH L/S: 7/25-8/24/16	1	61-03-53610-22	50.70

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Invoice Number	Description	Inv Seq	Invoice GL Account	Check Amount
Total 44012:									152.40
44013									
08/16	08/08/2016	44013	6040	GREEN LAWN UNDERGROUND	16-19221	SCHOFIELD AVE IRRIG REPAIR	1	10-03-53317-24	375.64
Total 44013:									375.64
44014									
08/16	08/08/2016	44014	20417	GUILD, DANIEL	AUGUST 2016 AUT	AUGUST 2016 AUTO STIPEND	1	10-01-51410-33	120.00
Total 44014:									120.00
44015									
08/16	08/08/2016	44015	6730	HIGGINS, JENNIFER	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-06-56900-22	50.00
Total 44015:									50.00
44016									
08/16	08/08/2016	44016	6780	HODELL, RENEE	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-06-56905-22	50.00
Total 44016:									50.00
44017									
08/16	08/08/2016	44017	7210	IMPERIAL SUPPLIES LLC	NY0193	SAFETY GLASSES (12)	1	10-03-53310-16	64.81
Total 44017:									64.81
44018									
08/16	08/08/2016	44018	20703	IRISH FEST	IRISH FEST 2016	IRISH FEST EVENT - 9/10/16	1	29-05-55380-72	20,000.00
Total 44018:									20,000.00
44019									
08/16	08/08/2016	44019	21189	JSD PROFESSIONAL SERVICES INC	9 - PROJ 15-6918	SERVICES THRU 7/8/16 - NEIGH PLAN	1	40-07-57352-21	8,722.00
Total 44019:									8,722.00

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Invoice Number	Description	Inv Seq	Invoice GL Account	Check Amount
44020	08/16	08/08/2016	44020	21313	KEEFFE, RILEY A	REIMB: WORK PE REIMB: WORK PERMIT FEE	1	22-05-55420-39	10.00
Total 44020:									10.00
44021	08/16	08/08/2016	44021	8320	KRAUSE, DAVE	C/P REIMB: JUL16 C/P REIMB: JUL16	1	60-03-53780-22	20.00
Total 44021:									20.00
44022	08/16	08/08/2016	44022	20947	LAKE, STEVEN G	C/P REIMB: JUL16 C/P REIMB: JUL16	1	10-03-53310-22	20.00
08/16	08/08/2016	44022	20947	LAKE, STEVEN G	UNIFORM REIMB 7	UNIFORM REIMB - BOOTS	1	10-03-53310-16	92.84
Total 44022:									112.84
44023	08/16	08/08/2016	44023	21109	LAWRENCE, SHERI	SEC DEP REF 7/30/ KENNEDY PK 7/30/16 - SECURITY DEPOSIT REFUND	1	10-00-23160-00	25.00
Total 44023:									25.00
44024	08/16	08/08/2016	44024	21323	LEE, KOU	F/M TOKENS 8/8/16 FARMER'S MARKET TOKENS - EBT 8/8/16	1	10-06-56940-34	11.00
Total 44024:									11.00
44025	08/16	08/08/2016	44025	8910	LENHARD, JASON	C/P REIMB: JUL16 C/P REIMB: JUL16	1	10-03-53310-22	20.00
Total 44025:									20.00
44026	08/16	08/08/2016	44026	21314	LYGA, EMILY L	REIMB: WORK PE REIMB: WORK PERMIT FEE	1	22-05-55420-39	10.00
Total 44026:									10.00
44027	08/16	08/08/2016	44027	21241	MAGUIRE, ROMAN	C/P REIMB: JUL16 C/P REIMB: JUL16	1	10-02-52400-22	50.00

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Invoice Number	Description	Inv Seq	Invoice GL Account	Check Amount
Total 44027:									50.00
44028									
08/16	08/08/2016	44028	9910	MARATHON COUNTY TREASURER	JUN 2016	JAIL SURCHARGES: JUNE 2016	1	10-00-45111-00	883.95
08/16	08/08/2016	44028	9910	MARATHON COUNTY TREASURER	JUN 2016	DRIVER IMPROVEMENT SURCHARGES: JUNE 2016	2	10-00-45111-00	54.60
08/16	08/08/2016	44028	9910	MARATHON COUNTY TREASURER	JUN 2016	IGNITION INTERLOCK SURCHARGE: JUNE 2016	3	10-00-45111-00	50.00
Total 44028:									988.55
44029									
08/16	08/08/2016	44029	9540	MARATHON TECHNICAL SERVICES	2096	CONSTRU ENGIN - ANASTASIA DRIVE: 9/2015-6/2016	1	10-00-13610-00	784.00
08/16	08/08/2016	44029	9540	MARATHON TECHNICAL SERVICES	2100	APRIL-JUNE 2016 SERV: RIDGEVIEW CONSTR ENG	1	42-07-53492-21	5,915.00
Total 44029:									6,699.00
44030									
08/16	08/08/2016	44030	21324	MELISKA, HEATHER	MILEAGE REIMB 7/	MILEAGE REIMBURSEMENT - JUNE THRU JULY 2016	1	10-01-51420-33	25.38
Total 44030:									25.38
44031									
08/16	08/08/2016	44031	21224	MI-TECH SERVICES INC	32025320	RYAN ST/WESTON AVE WETLANDS STUDY	1	40-07-57334-21	4,570.00
Total 44031:									4,570.00
44032									
08/16	08/08/2016	44032	10900	MROZCZENSKI, BRAD	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-05-55200-22	50.00
Total 44032:									50.00
44033									
08/16	08/08/2016	44033	11110	NATIONAL ELEVATOR INSPECT SERV	0239240	STATE ELEVATOR INSPECTION: SAFETY BUILDING - 3RD/FINAL	1	10-02-52200-27	83.00
Total 44033:									83.00
44034									
08/16	08/08/2016	44034	11530	NORTHERN BATTERY	1550767	BATTERIES FOR LOADER #14	1	10-03-53310-35	203.23

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Invoice Number	Description	Inv Seq	Invoice GL Account	Check Amount
Total 44034:									203.23
44035									
08/16	08/08/2016	44035	21315	O'GORMAN, DYLAN M	REIMB: WORK PE	REIMB: WORK PERMIT FEE	1	22-05-55420-39	10.00
Total 44035:									10.00
44036									
08/16	08/08/2016	44036	12060	OSTERBRINK, SHAWN	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-05-55200-22	50.00
Total 44036:									50.00
44037									
08/16	08/08/2016	44037	21244	PHELPS, DAVE	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-05-55200-22	20.00
Total 44037:									20.00
44038									
08/16	08/08/2016	44038	21177	PICK N SAVE	BR81BRFP3G/HAR	TJ HARRIS - CIT# BR81BRFP3G	1	10-00-45111-00	10.00
Total 44038:									10.00
44039									
08/16	08/08/2016	44039	12580	PLATTA, JAMES	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-03-53310-22	20.00
Total 44039:									20.00
44040									
08/16	08/08/2016	44040	12770	POWERPLAN	1505513	FILTERS FOR #32	1	10-03-53310-35	218.62
Total 44040:									218.62
44041									
08/16	08/08/2016	44041	19819	RC PAVERS ASPHALT PAVING LLC	7/19/16	ASPHALT FOR MANHOLE REPAIRS (#451)	1	61-03-53603-29	171.02
08/16	08/08/2016	44041	19819	RC PAVERS ASPHALT PAVING LLC	7/19/16	ASPHALT FOR MANHOLE REPAIRS (#451)	2	63-03-53655-29	171.02
08/16	08/08/2016	44041	19819	RC PAVERS ASPHALT PAVING LLC	7/19/16	ASPHALT FOR VALVE REPAIRS (#451)	3	60-03-53761-29	171.02
08/16	08/08/2016	44041	19819	RC PAVERS ASPHALT PAVING LLC	7/25-7/27/16	CALL CALLON AVE PAVING - PAVEMENT RENTAL	1	10-03-53310-23	12,668.75
08/16	08/08/2016	44041	19819	RC PAVERS ASPHALT PAVING LLC	7/26-7/27/16	CALL CALLON AVE OVERLAY - MATERIAL	1	10-03-53310-23	67,077.86

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Invoice Number	Description	Inv Seq	Invoice GL Account	Check Amount
Total 44041:									80,259.67
44042									
08/16	08/08/2016	44042	21316	ROTH, DANIEL	REIMB: WORK PE	REIMB: WORK PERMIT FEE	1	22-05-55420-39	10.00
Total 44042:									10.00
44043									
08/16	08/08/2016	44043	20700	ROTHMEYER, MARY	F/M TOKENS 8/2/16	FARMERS MARKET TOKENS - DEBIT - 8/2/16	1	10-06-56940-34	65.00
Total 44043:									65.00
44044									
08/16	08/08/2016	44044	14430	SCHOFIELD, CITY OF	JUNE 2016	ALLOCATED TOTALS TO COURT: JUNE 2016	1	10-00-24425-00	2,458.00
Total 44044:									2,458.00
44045									
08/16	08/08/2016	44045	14610	SCOTT'S ENTERPRISES RINGLE LLC	14869	LAWN MOWING: WELLS, WATER TOWERS, & LIFT STATIONS - J	1	60-03-53710-24	851.00
08/16	08/08/2016	44045	14610	SCOTT'S ENTERPRISES RINGLE LLC	14869	LAWN MOWING: WELLS, WATER TOWERS, & LIFT STATIONS - J	2	60-03-53740-24	536.50
08/16	08/08/2016	44045	14610	SCOTT'S ENTERPRISES RINGLE LLC	14869	LAWN MOWING: WELLS, WATER TOWERS, & LIFT STATIONS - J	3	61-03-53601-24	462.50
08/16	08/08/2016	44045	14610	SCOTT'S ENTERPRISES RINGLE LLC	14870	LAWN MOWING: BUS & TECH PK 6/9 & 6/22/16	1	40-06-56771-29	1,520.00
08/16	08/08/2016	44045	14610	SCOTT'S ENTERPRISES RINGLE LLC	14870	LAWN MOWING: MOUND RYAN AMY & FEITH 6/22/16	2	40-06-56771-29	185.00
08/16	08/08/2016	44045	14610	SCOTT'S ENTERPRISES RINGLE LLC	14870	LAWN MOWING: MOUND CHRISTIE LN 6/22/16	3	40-06-56771-29	165.00
08/16	08/08/2016	44045	14610	SCOTT'S ENTERPRISES RINGLE LLC	14870	PLANT BED WEED CTRL: PUMPHOUSE - RIPPLING CREEK JUN	4	60-03-53710-24	165.00
Total 44045:									3,885.00
44046									
08/16	08/08/2016	44046	20915	SENSENEG, ALMA	F/M TOKENS 8/2/16	F/ M TOKENS - DEBIT	1	10-06-56940-34	40.00
08/16	08/08/2016	44046	20915	SENSENEG, ALMA	F/M TOKENS 8/2/16	F/ M TOKENS - EBT	2	10-06-56940-34	1.00
Total 44046:									41.00
44047									
08/16	08/08/2016	44047	21228	SKERVEN, TREVOR	C/P REIMB: JUL16	C/P REIMB: JUL16	1	60-03-53780-22	20.00

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Invoice Number	Description	Inv Seq	Invoice GL Account	Check Amount
Total 44047:									20.00
44048									
08/16	08/08/2016	44048	15020	SKRZYPCHAK, ANTHONY	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-03-53310-22	20.00
Total 44048:									20.00
44049									
08/16	08/08/2016	44049	15220	SOUTHSIDE TIRE CO INC	371702	TIRE REPAIR FOR # 111	1	10-03-53310-35	63.80
Total 44049:									63.80
44050									
08/16	08/08/2016	44050	21317	SPOONER, KATELYN M	REIMB: WORK PE	REIMB: WORK PERMIT FEE	1	22-05-55420-39	10.00
Total 44050:									10.00
44051									
08/16	08/08/2016	44051	21311	SPRINKLER PETE	PERMIT REFUND 8	IRRIG PERMIT ISSUED IN ERROR - PERMIT REFUND (512 RICH	1	10-00-44344-00	30.00
Total 44051:									30.00
44052									
08/16	08/08/2016	44052	18220	STATE OF WI - COURT FINES	JUNE 2016	ALLOCATED TOTALS TO COURT: JUNE 2016	1	10-00-45111-00	2,794.09
Total 44052:									2,794.09
44053									
08/16	08/08/2016	44053	15410	STATE OF WISCONSIN	412253	ELEVATOR OPERATOR PERMIT - 2015 (PRIOR YEAR)	1	10-02-52200-27	50.00
Total 44053:									50.00
44054									
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	20961	2/2-3/1/16 SERV: ATTEND VOW MEETINGS	1	10-01-51300-21	647.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	20961	2/5-2/22/16 SERV: DRAFT/READ LEGAL BRIEF	2	10-01-51300-21	666.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	20961	2/22-3/4/16 SERV: RVW TIF IND USE	3	40-06-56740-21	1,110.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	20961	2/1-2/14/16 SERV: EMIN DOMAIN - TRANSP WAY	4	40-06-56740-21	370.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	20961	2/11/16 SERV: CROSS POINTE LAWSUIT	5	40-06-56740-21	55.50

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08/16	08/08/2016	44054	19951	STRASSER & YDE SC	20961	2/11-2/14/16 SERV: FROZEN PIPE POLICY	6	60-03-53780-21	296.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	20961	2/16/16 SERV: OLD CASTLE EASEMENT	7	61-03-53613-21	55.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	20961	2/10-2/14/16 SERV: RVW OPEN RECORDS LAW	8	10-01-51300-21	333.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21054	4/15-4/26/16 SERV: SWIM LESSONS WAIVER	1	22-05-55420-21	277.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21056	3/28-4/27/16 SERV: ROTH VIOLATION	1	10-01-51300-21	203.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21087	3/7-3/28/16 SERV: OLD CASTLE EASEMENT	1	61-03-53613-21	629.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21087	3/10/16 SERV: PROHASKA LAND SALE CLOSING	2	40-06-56740-21	37.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21087	4/7-4/26/16 SERV: MASHUDA PURCH AGREEMENT	3	40-06-56740-21	1,147.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21087	4/17/16 SERV: FROM THE FOREST AGREEMENT	4	40-06-56740-21	462.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21087	3/8-4/12/16 SERV: ATTEND VOW MEETINGS	5	10-01-51300-21	610.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21087	3/10-3/25/16 SERV: DRAFT LEGAL BRIEFERS	6	10-01-51300-21	277.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21087	4/7/16 SERV: COCA COLA EASMENT	7	60-03-53780-21	111.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21087	4/7/16 SERV: COCA COLA EASMENT	8	61-03-53613-21	111.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21087	4/18/16 SERV: MEDICAL PMT COVERAGE	9	10-01-51300-21	92.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21088	3/7-4/27/16 SERV: RVW TIF# 1 ZONING	1	40-06-56740-21	1,535.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21088	4/12/16 SERV: VINO LATTE PARKING LOT ROW	2	10-01-51300-21	555.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21088	4/18-4/19/16 SERV: RVW NEW SUBDIV REGS	3	10-01-51300-21	610.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21088	4/26/16 SERV: WITTER PROP, SIGN DISPUTE	4	10-01-51300-21	409.36
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21089	3/21-3/25/16 SERV: RVW GUILD/ADMIN CONTRACT	1	10-01-51300-21	462.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21214	5/17-5/24/16 SERV: GARB SPECIAL CHARGES	1	18-03-53620-21	2,127.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21214	5/24-5/30/16 SERV: RESEARCH CSO PROGRAM	2	10-01-51300-21	1,184.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21214	5/27-5/31/16 SERV: TRANSPORT WAY CONDEMN	3	40-06-56740-21	962.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21214	6/23-6/24/16 SERV: MITCH KING NONCONFORM	4	10-01-51300-21	407.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21214	5/24-6/21/16 SERV: ATTEND VOW MEETINGS	5	10-01-51300-21	314.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21214	5/13-6/17/16: RVW VOW WEEKLY RPTS	6	10-01-51300-21	203.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21214	6/14-6/24/16: RVW VOW MISC ITEMS	7	10-01-51300-21	259.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21215	5/17-6/8/16 SERV: MASHUDA CROP LEASE	1	40-06-56740-21	906.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21215	5/17/16 SERV: FROM THE FOREST PURCHASE	2	40-06-56740-21	333.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21215	5/13/16 SERV: RVW WTN EXCAV PERMIT	3	40-06-56740-21	37.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21216	5/24-6/21/16 SERV: MHP LIC - ALPINE	1	10-01-51300-21	1,165.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21216	6/10/16 SERV: PGA LAND SWAP RVW	2	40-06-56740-21	55.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21216	5/27-6/15/16 SERV: RAZE ORDER - MESKER ST	3	10-01-51300-21	740.00
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21216	5/27-6/2/16 SERV: CONDEMN FLETCHER PROP	4	10-01-51300-21	1,054.50
08/16	08/08/2016	44054	19951	STRASSER & YDE SC	21217	6/20-6/28/16 SERV: ROTH VIOLATION	1	10-01-51300-21	1,258.00
Total 44054:									22,072.86
44055									
08/16	08/08/2016	44055	20472	STUHR, BERT	F/M TOKENS 8/2/16	F/M TOKENS 8/2/16 - DEBIT	1	10-06-56940-34	115.00

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08/16	08/08/2016	44055	20472	STUHR, BERT	F/M TOKENS 8/2/16	F/M TOKENS 8/2/16 - EBT	2	10-06-56940-34	21.00
Total 44055:									136.00
44056									
08/16	08/08/2016	44056	20948	SUCHOMSKI, JENNIFER A	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-03-53310-22	20.00
Total 44056:									20.00
44057									
08/16	08/08/2016	44057	15970	TATRO, SHAUN	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-02-52400-22	50.00
Total 44057:									50.00
44058									
08/16	08/08/2016	44058	16710	USA BLUE BOOK	014572	VAC TRUCK #4 TIGERTAIL	1	61-03-53606-35	144.83
Total 44058:									144.83
44059									
08/16	08/08/2016	44059	17180	VLIETSTRA, RANDY	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-03-53310-22	20.00
Total 44059:									20.00
44060									
08/16	08/08/2016	44060	21318	WAGNER, CHRISTINA M	REIMB: WORK PE	REIMB: WORK PERMIT FEE	1	22-05-55420-39	10.00
Total 44060:									10.00
44061									
08/16	08/08/2016	44061	17530	WAUSAU CHEMICAL CORPORATION	INV-264042	POOL CHEMICALS	1	22-05-55420-36	671.53
Total 44061:									671.53
44062									
08/16	08/08/2016	44062	20711	WEHNER, JARED	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-06-56900-22	50.00
Total 44062:									50.00

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44063									
08/16	08/08/2016	44063	19485	WESTERN SECTION IAEI	REG 9/2016	ANNUAL MEETING REGISTRATION: SHAUN TATRO - 9/18-9/21/1	1	10-02-52400-32	375.00
Total 44063:									375.00
44064									
08/16	08/08/2016	44064	21319	WESTFALL, RYLIE J	REIMB: WORK PE	REIMB: WORK PERMIT FEE	1	22-05-55420-39	10.00
Total 44064:									10.00
44065									
08/16	08/08/2016	44065	18090	WESTON, TOWN OF	JUNE 2016	ALLOCATED TOTALS TO MUNICIPALITY: JUNE 2016	1	10-00-24425-00	296.40
08/16	08/08/2016	44065	18090	WESTON, TOWN OF	UTIL TAX PMT JUL	TOWN/WESTON - JULY 2016 UTILITY TAX PMT	1	10-00-24410-00	874.60
Total 44065:									1,171.00
44066									
08/16	08/08/2016	44066	20614	WISCONSIN LIFTING SPECIALISTS	16-F3329	SHOP PARTS	1	10-03-53310-35	10.75
Total 44066:									10.75
44067									
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	0293-00001 JUL16	FOREMOST WELL: 6/27-7/27/16	1	60-03-53720-22	2,059.10
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	0293-00002 JUL16	MESKER WELL: 6/27-7/27/16	1	60-03-53720-22	859.92
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	0293-00002 JUL16	MESKER WELL: 6/26-7/26/16	2	60-03-53720-22	16.77
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	0293-00004 JUL16	WTP/STERNBERG WELL: 6/27-7/27/16	1	60-03-53720-22	1,125.09
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	0293-00004 JUL16	WTP/STERNBERG WELL: 6/27-7/27/16	2	60-03-53730-22	2,250.17
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	0293-00004 JUL16	WTP/STERNBERG WELL: 6/26-7/26/16	3	60-03-53720-22	11.48
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	0293-00004 JUL16	WTP/STERNBERG WELL: 6/26-7/26/16	4	60-03-53730-22	22.97
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2457-00001 JUL16	HARLYN L/S: 6/27-7/27/16	1	61-03-53610-22	140.60
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2457-00004 JUL16	JELINEK/MESKER L/S: 6/27-7/27/16	1	61-03-53610-22	790.91
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2457-00004 JUL16	JELINEK/MESKER L/S: 6/26-7/26/16	2	61-03-53610-22	22.31
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2457-00005 JUL16	KATHLEEN L/S: 6/27-7/27/16	1	61-03-53610-22	35.27
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2457-00006 JUL16	ROSS AVE L/S: 6/27-7/27/16	1	61-03-53610-22	64.75
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2457-00007 JUL16	COLLEEN L/S: 6/27-7/27/16	1	61-03-53610-22	198.09
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2457-00009 JUL16	TANYA L/S: 6/27-7/27/16	1	61-03-53610-22	86.71
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2457-00014 JUL16	BUS PK SOUTH: 6/27-7/27/16	1	61-03-53610-22	54.41
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00001 JUL16	STERNBERG: 6/27-7/27/16	1	10-05-55340-22	28.07
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00001 JUL16	STERNBERG: 6/26-7/26/16	2	10-05-55340-22	16.77

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08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00003 JUL16	COMM CTR IRRIG: 6/27-7/27/16	1	10-03-53317-22	61.87
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00008 JUN16	COMM CTR STREET LIGHTING: 5/26-6/27/16	1	10-03-53420-22	91.47
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00017 JUL16	EVEREST: 6/27-7/27/16	1	60-03-53740-22	60.93
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00020 JUL16	ALTA VERDE: 6/27-7/27/16	1	60-03-53720-22	1,426.49
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00020 JUL16	ALTA VERDE: 6/26-7/26/16	2	60-03-53720-22	16.77
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00023 JUL16	VILLAGE STREET LIGHTING: JULY - 31 DAYS	1	10-03-53420-22	13,893.71
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00025 JUL16	QUENTIN ST: 6/24-7/26/16	1	10-05-55210-22	31.71
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00026 JUL16	ROGAN ST: 6/24-7/26/16	1	10-05-55210-22	30.25
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00027 JUL16	ROSS AVE TRAFFIC LIGHTS: 6/24-7/26/16	1	10-03-53311-22	76.48
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00029 JUL16	LANDFILL: 6/28-7/28/16	1	18-03-53631-22	81.55
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00032 JUL16	KENNEDY: 6/24-7/26/16	1	10-05-55210-22	30.36
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00035 JUL16	NORTHWESTERN: 6/24-7/26/16	1	10-05-55210-22	30.36
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00037 JUL16	SCHOF/CHERRY IRRIG: 6/27-7/27/16	1	10-03-53317-22	28.07
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00038 JUL16	NEUPERT: 6/27-7/27/16	1	10-05-55340-22	35.27
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00038 JUL16	NEUPERT: 6/26-7/26/16	2	10-05-55340-22	16.77
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00039 JUL16	PARKWAY: 6/24-7/26/16	1	10-05-55210-22	30.05
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00041 JUL16	EVERGREEN POINTE L/S: 6/27-7/27/16	1	61-03-53610-22	46.23
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00043 JUL16	NORTHWESTERN: 6/24-7/26/16	1	10-05-55210-22	31.61
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00044 JUL16	PARK TERRACE: 6/27-7/27/16	1	61-03-53610-22	36.73
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00045 JUN16	MINISTRY STREET LIGHTING: 5/25-6/24/16	1	10-03-53420-22	196.36
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00047 JUL16	SHOREY WARNING SIREN: 6/24-7/26/16	1	10-02-52910-22	30.05
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00050 JUL16	ROBINWOOD: 6/24-7/26/16	1	10-05-55210-22	30.98
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00051 JUL16	ST CLARE'S PUMP: 6/24-7/26/16	1	10-03-53317-22	30.05
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00054 JUL16	BUS PK WATER TOWER: 6/27-7/27/16	1	60-03-53740-22	50.50
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00057 JUL16	MINISTRY IRRIG: 6/23-7/25/16	1	10-03-53317-22	45.80
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00070 JUL16	BIRCH/SCHOF STREET LIGHTING: 6/27-7/27/16	1	10-03-53420-22	172.27
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00074 JUL16	RYAN ST L/S: 6/27-7/27/16	1	61-03-53610-22	203.52
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00075 JUN16	WESTON/CTY X TRAFFIC LIGHTS: 5/25-6/24/16	1	10-03-53311-22	151.90
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00077 JUN16	ALDERSON/SCHOF STREET LIGHTING: 5/26-6/27/16	1	10-03-53420-22	194.67
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00081 JUL16	ALTA VERDE: 6/24-7/26/16	1	10-05-55210-22	72.41
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00081 JUL16	ALTA VERDE: 6/23-7/25/16	2	10-05-55210-22	17.88
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00082 JUL16	NORMANDY/SCHOF STREET LIGHTING: 6/21-7/21/16	1	10-03-53420-22	140.86
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00091 JUL16	CAMP PHILLIPS FLASH SIGN: 6/27-7/27/16	1	10-03-53311-22	28.17
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00098 JUN16	CROSS POINTE STREET LIGHTING: 5/25-6/24/16	1	10-03-53420-22	184.29
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00107 JUL16	HERITAGE HILLS L/S: 6/27-7/27/16	1	61-03-53610-22	52.07
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00108 JUL16	STONE RIDGE IRRIG: 6/21-7/21/16	1	10-03-53317-22	32.87
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00119 JUL16	HOWLAND AVE STREET LIGHTING: 6/16-7/18/16	1	10-03-53420-22	58.39
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00120 JUN16	SHOREY STREET LIGHTING: 5/25-6/24/16	1	10-03-53420-22	41.44
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00122 JUL16	SUMMIT: 6/27-7/27/16	1	60-03-53740-22	30.05

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08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00143 JUL16	BUS PK STREET LIGHTING: JULY - 31 DAYS	1	10-03-53420-22	474.40
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00155 JUL16	MEURET LN STREET LIGHTING: 6/20-7/20/16	1	10-03-53420-22	28.27
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00157 JUL16	ALDERSON/SCHOF TRAFFIC LIGHTS: 6/23-7/25/16	1	10-03-53311-22	50.71
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00160 JUL16	SCHOFIELD TRAFFIC LIGHTS: 6/23-7/25/16	1	10-03-53311-22	55.82
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00167 JUL16	ZINSER WFS: 6/23-7/25/16	1	10-03-53420-22	45.07
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00168 JUL16	RICKYVAL WFS: 6/23-7/25/16	1	10-03-53420-22	41.42
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00169 JUL16	RYAN WFS: 6/23-7/25/16	1	10-03-53420-22	29.94
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00170 JUL16	WESTON/PROG WFS: 6/23-7/25/16	1	10-03-53420-22	36.72
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00181 JUL16	MUSKIE WARNING SIREN: 6/23-7/25/16	1	10-02-52910-22	31.82
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00183 JUL16	JELINEK SPEED SIGN: 6/27-7/27/16	1	10-03-53311-22	29.74
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00187 JUL16	WINDSOR DR AERATOR: 6/23-7/25/16	1	63-03-53655-22	35.47
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00188 JUL16	WIFI @ KEN PK: 6/24-7/26/16	1	10-05-55210-22	30.88
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00190 JUL16	BIRCH ST PED BRIDGE LIGHTING: 6/27-7/27/16	1	10-03-53420-22	51.54
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00194 JUL16	MUN CTR: 6/27-7/27/16	1	10-01-51600-22	1,123.57
08/16	08/08/2016	44067	18990	WISCONSIN PUBLIC SERVICE	2484-00194 JUL16	MUN CTR: 6/26-7/26/16	2	10-01-51600-22	41.34
Total 44067:									27,711.31
44068									
08/16	08/08/2016	44068	20522	WODALSKI, MICHAEL J	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-03-53170-22	50.00
Total 44068:									50.00
44069									
08/16	08/08/2016	44069	19887	YANG, KHOUANENG	SEC DEP REF 7/31/	MACHMUELLER PK 7/31/16 - SECURITY DEPOSIT REFUND	1	10-00-23160-00	25.00
Total 44069:									25.00
44070									
08/16	08/08/2016	44070	21320	YARIE, NATHAN M	REIMB: WORK PE	REIMB: WORK PERMIT FEE	1	22-05-55420-39	10.00
Total 44070:									10.00
44071									
08/16	08/08/2016	44071	19190	YONKER, JOHN	C/P REIMB: JUL16	C/P REIMB: JUL16	1	10-03-53310-22	20.00
Total 44071:									20.00

GL Period	Check Issue Date	Check Number	Vendor Number	Payee	Invoice Number	Description	Inv Seq	Invoice GL Account	Check Amount	
44072	08/16	08/11/2016	44072	20853	BEILKE, PAUL	8/12/16 AQ CTR SV TEEN NIGHT DJ: 8/12/16	1	22-05-55420-29	300.00	
Total 44072:									300.00	
44073	08/16	08/11/2016	44073	5490	GANNETT WISCONSIN MEDIA	0010038658	0001386978: WDH HEARING NOTICE PC REZN-6-16-1597	1	10-06-56910-32	58.94
08/16	08/11/2016	44073	5490	GANNETT WISCONSIN MEDIA	0010038658	0001386983: WDH HEARING NOTICE JULY 2016 PC	2	10-06-56910-32	34.42	
08/16	08/11/2016	44073	5490	GANNETT WISCONSIN MEDIA	0010038658	0001386983: WDH HEARING NOTICE JULY 2016 ETZ	3	10-06-56925-32	34.42	
08/16	08/11/2016	44073	5490	GANNETT WISCONSIN MEDIA	0010038658	0001411008: SCHOFIELD AVE PAVEMENT MAINTENANCE BID A	4	10-03-53310-32	105.58	
08/16	08/11/2016	44073	5490	GANNETT WISCONSIN MEDIA	0010038658	0001450042: WDH NOTICE ORD NO 16-033- GUERNDT/MASHUD	5	10-06-56910-32	16.00	
Total 44073:									249.36	
Grand Totals:									188,625.09	

Summary by General Ledger Account Number

GL Account	Debit	Credit	Proof
10-00-13610-000-000	784.00	.00	784.00
10-00-21111-000-000	.00	121,236.95-	121,236.95-
10-00-23160-000-000	150.00	.00	150.00
10-00-24410-000-000	874.60	.00	874.60
10-00-24425-000-000	2,754.40	.00	2,754.40
10-00-44344-000-000	30.00	.00	30.00
10-00-45111-000-000	3,892.64	.00	3,892.64
10-01-51300-212-000	11,453.86	.00	11,453.86
10-01-51410-225-000	59.81	.00	59.81
10-01-51410-332-000	120.00	.00	120.00
10-01-51420-334-000	25.38	.00	25.38
10-01-51600-222-000	1,123.57	.00	1,123.57
10-01-51600-224-000	41.34	.00	41.34
10-02-52200-279-000	676.00	.00	676.00
10-02-52400-225-000	100.00	.00	100.00
10-02-52400-325-000	375.00	.00	375.00
10-02-52910-222-000	61.87	.00	61.87

GL Account	Debit	Credit	Proof
10-03-53100-225-000	50.00	.00	50.00
10-03-53160-225-000	50.00	.00	50.00
10-03-53170-225-000	50.00	.00	50.00
10-03-53310-161-000	64.81	.00	64.81
10-03-53310-162-000	92.84	.00	92.84
10-03-53310-225-000	180.00	.00	180.00
10-03-53310-236-000	79,746.61	.00	79,746.61
10-03-53310-290-000	18.71	.00	18.71
10-03-53310-321-000	105.58	.00	105.58
10-03-53310-351-000	91.44	.00	91.44
10-03-53310-353-000	496.40	.00	496.40
10-03-53311-222-000	392.82	.00	392.82
10-03-53317-222-000	198.66	.00	198.66
10-03-53317-245-000	375.64	.00	375.64
10-03-53420-222-000	15,680.82	.00	15,680.82
10-05-55200-225-000	140.00	.00	140.00
10-05-55210-222-000	318.61	.00	318.61
10-05-55210-224-000	17.88	.00	17.88
10-05-55340-222-000	63.34	.00	63.34
10-05-55340-224-000	33.54	.00	33.54
10-06-56900-225-000	100.00	.00	100.00
10-06-56905-225-000	50.00	.00	50.00
10-06-56910-321-000	109.36	.00	109.36
10-06-56925-321-000	34.42	.00	34.42
10-06-56940-349-000	253.00	.00	253.00
18-00-21111-000-000	.00	2,209.05-	2,209.05-
18-03-53620-212-000	2,127.50	.00	2,127.50
18-03-53631-222-000	81.55	.00	81.55
22-00-21111-000-000	.00	1,339.03-	1,339.03-
22-05-55420-212-000	277.50	.00	277.50
22-05-55420-290-000	300.00	.00	300.00
22-05-55420-366-000	671.53	.00	671.53
22-05-55420-390-000	90.00	.00	90.00
29-00-21111-000-000	.00	20,000.00-	20,000.00-
29-05-55380-721-000	20,000.00	.00	20,000.00
40-00-21111-000-000	.00	22,173.50-	22,173.50-
40-06-56740-212-000	7,011.50	.00	7,011.50
40-06-56771-290-000	1,870.00	.00	1,870.00
40-07-57334-215-000	4,570.00	.00	4,570.00
40-07-57352-215-000	8,722.00	.00	8,722.00

GL Account	Debit	Credit	Proof
42-00-21111-000-000	.00	6,493.00-	6,493.00-
42-07-53492-215-454	5,915.00	.00	5,915.00
42-07-57626-215-000	578.00	.00	578.00
60-00-21111-000-000	.00	10,325.11-	10,325.11-
60-03-53710-245-603	1,016.00	.00	1,016.00
60-03-53720-222-000	5,470.60	.00	5,470.60
60-03-53720-224-000	45.02	.00	45.02
60-03-53730-222-000	2,250.17	.00	2,250.17
60-03-53730-224-000	22.97	.00	22.97
60-03-53740-222-000	141.48	.00	141.48
60-03-53740-225-000	155.88	.00	155.88
60-03-53740-245-661	536.50	.00	536.50
60-03-53761-290-000	171.02	.00	171.02
60-03-53780-212-000	407.00	.00	407.00
60-03-53780-225-000	80.00	.00	80.00
60-03-53780-290-000	28.47	.00	28.47
61-00-21111-000-000	.00	3,985.05-	3,985.05-
61-03-53601-245-000	462.50	.00	462.50
61-03-53603-290-000	647.78	.00	647.78
61-03-53606-352-000	144.83	.00	144.83
61-03-53610-222-000	1,709.29	.00	1,709.29
61-03-53610-224-000	22.31	.00	22.31
61-03-53610-225-000	174.36	.00	174.36
61-03-53613-212-000	795.50	.00	795.50
61-03-53613-290-000	28.48	.00	28.48
63-00-21111-000-000	.00	863.40-	863.40-
63-03-53655-222-000	35.47	.00	35.47
63-03-53655-290-000	171.02	.00	171.02
63-03-53655-371-000	180.15	.00	180.15
63-03-53655-390-000	476.76	.00	476.76
Grand Totals:	<u>188,625.09</u>	<u>188,625.09-</u>	<u>.00</u>

Dated _____

Finance Committee Chairperson _____

GL Account

Debit

Credit

Proof

Report Criteria:

Report type: GL detail



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Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – E.26.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

Village of Weston, Wisconsin
OFFICIAL PROCEEDINGS OF THE COMMUNITY DEVELOPMENT AUTHORITY
held on Monday, August 8, 2016 at 4:30 p.m., in the Board Room, at the Municipal Center
Chairman White Presiding.

A. OPENING OF SESSION AT 4:30 P.M.

1. **Community Development Authority meeting called to order by Trustee White.**
2. **Clerk will take attendance and roll call.**

Roll call indicated 5 Community Development Authority members present.

<u>Member</u>	<u>Present</u>
Berger, Scott	NO
Hagedorn, Todd	YES
Hoffman, Craig	NO
Jelmeland, Dave	YES
Knopf, Michelle	YES
White, Loren	YES
Winkels, Steve	YES

Village Staff in attendance: Guild, Higgins, Jacobs, Wehner, and Parker. MCDEVCO Executive Director, Jim Warsaw, was present. There were about 0 audience members present.

3. **Requests for Silencing of cellphones and other electronic devices.**
4. **Acknowledgement of visitors if any.**

B. COMMENTS FROM THE PUBLIC ON MATTERS PERTAINING TO COMMITTEE BUSINESS AND OVERSIGHT.

None.

C. CONSENT ITEMS.

5. **Approve previous Community Development Authority Meeting Minutes: June 13, 2016.**

Motion by Jelmeland, second by Winkels, to approve previous CDA meeting(s) minutes from June 13, 2016.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 2 Result: PASS

<u>Member</u>	<u>Present</u>
Berger, Scott	NO
Hagedorn, Todd	YES
Hoffman, Craig	NO
Jelmeland, Dave	YES
Knopf, Michelle	YES
White, Loren	YES
Winkels, Steve	YES

D. PRESENTATIONS.

6. **None.**

E. BUSINESS ITEMS FOR CONSIDERATION, DISCUSSION, AND ACTION

7. **General Discussion on Efforts to Recruit New Business and Development in the Village.**

Guild explained the Village is in the discussions with a manufacturer from the Metro area who is looking to expand their business and relocate within the Village. They have asked the Village for assistance in obtaining general site detail information for a property they are looking at; assistance with putting together a financial package for their expansion and growth (they are hoping to acquire some State funding and a revolving loan fund from CWED); and asking in the event that their preferred location in Weston does not materialize, they would like Guild to transmit the information to MCDEVCO, to send out a regional blast to the Metro area to help them find a similar building.

Guild stated these things tend to be a predominant that we have with new business prospects. He said that sometimes potential businesses are less specific and ask the Village if there is a site that fits their needs. Guild explained that one of the things that he and Higgins are discussing are a few projects that we can pursue in her department to better organize and categorize land that is available that people are interested in selling. He explained staff is talking about developing a vacant property registry, projects that we are looking at doing next year. Guild stated a majority of business inquiries are for existing vacant buildings, versus vacant land. He said most of the programs available from the State are geared towards businesses building new buildings.

Guild prefaced the next topic, asking for their thoughts only, as there has been nothing detailed written up. He explained how the Village engaged in a study with The Retail Coach, to identify whether there were segments of the retail market place that could be expanded here in the Village. Within those segments, one of the areas that was identified was restaurants. He pointed out that also, within citizen surveys received in the past have indicated recruitment of restaurants is something that is high on people's lists. He stated that one requests we get from restaurants is whether the Village can help out and support them financially. Guild explained how most financial institutions would just fund 50% of the loan of a project, and looking for an owner to put in 10%-20% of their own money, and then the restaurant needs to come up with their own money to come up funds to build/remodel, for equipment, supplies, etc. Guild pointed out there are programs out there that can help, such as CWED, which is interested at some level of funding these kinds of projects. Guild explained, however, that CWED was primarily set up to focus on manufacturing, industrial, and increasing the employment base. Guild stated in the past, we had used TIF dollars to try to recruit and bring restaurants into the community. Some of these have worked out, and some have not. Guild is trying to get a handle on, from CDA, on to what degree do they see the economic development mission of the Village to be recruiting quality of life amenities (smaller, family friendly restaurants) as well as larger employers (industrial and manufacturers) for job creation and tax base addition.

Guild stated we do have a restaurant that we have been talking to for about a year. They want to come into the Village, but they are asking for assistance. Guild stated that we do not have a program, or philosophy, about how we would support smaller retail businesses in our community. He stated if this a larger manufacturer coming in to locate, Guild knows what the Village could do to help. Guild is looking for CDA's feedback on what we can do to encourage smaller retail businesses to come in.

Winkels questioned if we are looking for "free money" or "loans". Guild stated the Village in the past has given out grants and cash to certain businesses, but those are ones who have had a fluctuating success. Guild stated he feels one of the reasons why some of these smaller businesses (like restaurants) ask for money is that if you consider what is involved in the start of a new restaurant, you have staff trainings, build a client base, build a reputation, etc. it is a challenge to fund on their own. The challenge with bringing in and recruiting restaurants, there is a concern about the amount of money they have to have up front. Trying to find that gap for the resources for the first couple of years that they are up and running, is the most critical make or breaker. Guild and Warsaw pointed out particular restaurants in the Metro area that MCDEVCO has helped out.

White stated he does not have problems with waiving permit fees, or the business pays the fees up front and we give them a rebate later, this way we are not depreciating the land that we are selling. Warsaw commented how with new restaurants, there unfortunately is a high failure rate. He explained how through MCDEVCO and CWED, they can structure the loan to defer payments or interest, or waive interest. However, they need an organization to supplement the grant. The municipality could guarantee the lending institution (MCDEVCO) interest for a period of time. In the first year or two of operation, it gives them an opportunity to get established, and get the cash flow moving forward, so they can pay back the loan later. If they default, the loan would still be collectable.

Guild stated national franchise restaurants have more resources, it is the smaller new locally owned/operated ones who want to expand or locate. We are hearing there is not a lot of local money from local financial institutions for these types of businesses.

Guild is trying to assess what is needed to recruit these businesses into Weston and how to keep them. Jelmeland and Winkels questioned what amounts of funds we are hearing. Guild stated \$50,000 is about the average request he has been hearing. Warsaw stated it generally amounts to about 20%-30% of the project.

Jacobs explained how having the property owner (landlord) willing to contribute is a major factor. Guild stated none of the Schofield Avenue strip property owners are contributing towards their tenants, and how they are looking for tenants that require the least build out.

Guild then asked for the authority's thoughts on whether this is something we go to a Trustee on spending TIF dollars or not. Hagedorn would not feel comfortable giving an answer today, without thinking it out more, such as do we build a revolving loan fund (which he feels should be MCDEVCO), as then the Village would become a lender.

Guild asked if the Village could contribute to CWED or MCDEVCO, and help them extend their risk. Guild stated we could take money out of TIF and put into an account to grow.

White stated more people are comfortable with investing in something more tangible. Warsaw stated they want to continue to a develop a fund for small businesses to use for gap funding to complete their projects. He is hoping to fund this through contributions from municipalities, and through foundations, and private donations (as MCDEVCO is a 501.c.3). Contributions by financial institutions can be written off, and make those institutions CRA eligible.

White agrees with municipalities investing in CWED or MCDEVCO.

8. General Discussion on TIF #1 Project Plan Update.

Guild explained how we are working towards refinancing of the existing TIF debt, and have started with the preliminary analysis of looking at how much new debt we could add to the TIF district and be able to pay it all off by end of the TIF’s life. He said we are looking at about \$11 million that is available. It will be his plan to recommend to CDA to Finance, should you approve it, a cooperative effort with the Camp Phillips Centre project, along with some other projects, such as an expansion for From the Forest, Gym Sport Gymnastics, and Birchwood Highlands, and others. We will have to start prioritizing and putting into what is our Plan. In order to get CDA monies for projects, those projects have to be identified in a TIF project plan, and that project plan has to be approved by the Village and the CDA, and placed on file with the State. Currently we are going through identifying the projects, things that we want to put into this borrowing note, and then we can perform the calculations on whether we can pay everything off through the remaining 15-year life of the District. One possibility is to divert some of the money, that is specifically targeted towards some of these quality of life businesses.

White questioned the rules of TIF funds allowing you to spend money outside of the TIF. Guild stated, though it is not considered best practice, you can spend money on properties within a half mile of the TIF. Guild pointed out we used TIF funds towards The Pines at Mount View senior apartment project.

a. Update on 2016 TIF/CDA Debt Refinancing Project

Guild explained the timeline is that a project plan will be completed by the end of the month, and reported at the next CDA meeting. This will be our entire wish list prioritized. We will try to include any possibilities within this plan, as if it is not included in the plan, TIF monies cannot be used. He stated CDA will be asked to prioritize what should go into that plan.

Jacobs gave a highlight of what is needed, based on his attached report (Ehlers Report). He stated the valuation, which we just received notice on August 1st, is not reflected in this report. There was some discussion of paying off early, which we have until 2031 to pay this off, and there are not penalties to pay off early.

Guild explained the roles of the CDA, and how they will be acting going forward to help get this moving.

9. Discussion and Action by CDA on Administrator’s Recommendation to Approve the Camp Phillips Corridor – South Neighborhood – SE Quadrant General Plan, per the specifications, conditions, and limitations of the submitted staff report and forward to the Board of Trustees for their consideration and final approval.

Guild stated there have been some edits and added pictures to the final plan of the Camp Phillips Centre Master Plan. Asking for a motion to approve and send it on to other committees. White noted some corrections to be made and will get those to Higgins.

Winkels questioned the three different site plan options. Guild explained how we had to put together alternatives for the DNR, as in order to move Westview Blvd forward, they have to cross wetland. We have to show a preferred route, a minimal impact route, and one which avoids the wetlands all together. White commented how the wetlands there were man-made. Guild stated we could add wetlands elsewhere in Village. Guild is shooting for March 21st ground breaking.

Motion by Hagedorn, second by Winkels, to approve the Camp Phillips Corridor – South Neighborhood – SE Quadrant General Plan.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 2 Result: PASS

<u>Member</u>	<u>Present</u>
Berger, Scott	NO
Hagedorn, Todd	YES
Hoffman, Craig	NO

Jelmeland, Dave	YES
Knopf, Michelle	YES
White, Loren	YES
Winkels, Steve	YES

F. REPORTS

10. MCDEVCO Executive Director

Warsaw explained a goal is to develop or reinvigorate marketing plans for the County. Part of this is the Metro Economic Development study, which is putting together a strategic plan for the Metro area, which Guild is part of this process. They are working towards improving broadband capability around the county. Made a request for a \$250,000 grant with State for Town of Weston to get broadband. Working on a marketing plan with the Airport Director on a marketing plan. Discussed a heavy metal tour coming up on October 5th, where businesses will have kids tour their facilities to see the different career opportunities out there.

11. Planning and Development Director

Higgins stated she will share her Board report later this week. She has talked to Charter who is going live with phase 2 of broadband extension project within the next few weeks. Will work with Finance to close out grant with PSC after the go live date. Higgins described the site plans staff has recently approved or been reviewing (CoVantage, Target Outlot strip mall, InterCon Construction, Saint Clare's Hospital projects). Lamers is looking to purchase a lot on Concord Avenue, and site plan for World Wide Packaging will be coming in for a parking lot/dock upgrade. Will be looking to approve the Camp Phillips Corridor Plan, including the Comprehensive Plan within the next few months. Jelmeland asked about the County addressing project. Higgins stated there has not been much to update and report on this project to date. The County is planning to go with a 6-digit grid system. Timeline for implementation and criteria for street name changes has not been determined yet. Right now their concentrating on getting the other incorporated communities on board.

13. Chief Financial Officer

Jacobs explained where we are at now financially compared to last year, and how we have gained economic change, and gained valuation. He explained our TIF valuation, and how we now have \$227 million in new growth. The changes that were reported last week, are a huge boost for financing and helps to up our bond rating with Moody's.

14. Administrator

Guild encouraged the members to read the City Pages, talking about supporting growing local businesses.

G. REMARKS FROM THE COMMISSIONERS; DISCUSS ITEMS TO BE INCLUDED FOR THE NEXT CDA AGENDA.

None.

H. SET NEXT MEETING DATE FOR MONDAY, SEPTEMBER 12, 2016, AT 4:30 P.M.

I. ANNOUNCEMENTS

J. ADJOURN.

Jelmeland motioned/Hagedorn seconded to adjourn the meeting at 5:57 p.m.

Valerie Parker, Recording Secretary



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – E.30.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

Village of Weston, Wisconsin
OFFICIAL MEETING MINUTES OF THE PERSONNEL COMMITTEE

Monday, July 18, 2016, at 4:30 p.m.

A. Opening of Session.

1. Meeting called to order by Trustee Porlier at 4:30 p.m.
2. Clerk will take attendance and roll call.
Roll call indicated 5 members present.

Member	Present
Porlier, Mark	YES
Berger, Scott	YES
Penza, Don	YES
Hegg, Robin	YES
Pagel, Deb	YES

Village Staff in attendance: Weinkauff, Guild, Wodalski, Donner, Higgins and Hodell. Trustee White was also in attendance.

3. **Request for silencing of cellphones and other electronic devices.**
Porlier requested the silencing of cellphones.
4. **Acknowledgment of visitors if any.**
There were no visitors present.

B. Comments from the public on matters pertaining to committee business and oversight.
No comments.

C. Presentations.

5. No Scheduled Presentation.

D. New Business.

6. Approve Minutes from Personnel Committee meeting of June 20, 2016.

Motion by Berger, second by Pagel to approve the June 20, 2016 Personnel Committee Minutes.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 0 Result: PASS

Trustee	Voting
Porlier, Mark	YES
Berger, Scott	YES
Penza, Don	YES
Hegg, Robin	YES
Pagel, Deb	YES

7. **Discussion about using foreign student workers (J1 Students) at the Weston Aquatic Center in fy2017.**
Guild explained that students are brought in overseas for the summer. This may be an option the Village should look into for future staffing of the Aquatic Center. He said we are seeing increased area competition. He talked about how it is a real challenge to manage youth. Porlier asked about the target audience for hiring at the pool. Guild said currently staff is recruiting at all the schools and colleges. He said staff will continue to work with an immigration attorney on this. He also suggested the possibility of purchasing the house that

currently exists at Kennedy Park for housing these students. Hegg asked about costs. Guild said there is most likely different finder fees for the recruitment. Staff is still in the very early stages of exploring this idea. Berger suggested targeting baby boomers or older adults.

8. Adding a full-time employee dedicated exclusively to human resources functions at the Village in fy2017.

Penza feels there needs to be someone whose main responsibilities are HR functions. He feels current staff has difficulty with not having time to deal with certain HR issues. The discussion needs to begin somewhere. He understands both the Clerk and the Administrator have a lot of other responsibilities. There was a short discussion on whether the position would be fulltime or part-time. It was indicated that Department Directors have been trained to handle a lot of the HR duties. Hegg suggested staff put together a job description. Berger would like to know the number of employees in other organizations that have a dedicated HR person. Hegg said this is a critical role. Guild said he would work with the Clerk to put together a list of duties and then submit to the Personnel Committee for review. There was also a short discussion on having to increase the tax rate to hire for a position like this. Jacobs also explained that current staff is handling some of the HR functions for both SAFER and Everest Metro.

9. Health Insurance Update.

Weinkauff gave an update on the health insurance paid claims versus premium paid. The Village paid more in claims to Group Health. Proposals have been sent out to approximately 6 to 8 health insurance companies. Pagel suggested maybe increasing the employee share of premium. She also suggested the employee pay a co-pay toward the Teledoc benefit when they use it.

E. Convene into closed session under Wisconsin State Statutes 19.85 (1) (c) for the purpose of considering the employment, compensation, or performance evaluation data of any employee over which the governmental body has jurisdiction or exercises responsibility:

- 10.** Discuss personnel evaluations, performance reviews, and pay raises for all Village employees, in addition to reviewing the Village's pay matrix and classification and compensation policies.

Motion by Penza, second by Hegg to convene to closed session at 5:17 p.m.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 0 Result: PASS

Trustee	Voting
Porlier, Mark	YES
Berger, Scott	YES
Penza, Don	YES
Hegg, Robin	YES
Pagel, Deb	YES

- 11.** Reconvene into open session and take action on items discussed in closed session, if necessary.

Motion by Penza, second by Berger to reconvene from closed session at 5:46 p.m. No action was taken in closed session.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 0 Result: PASS

Trustee	Voting
Porlier, Mark	YES
Berger, Scott	YES
Penza, Don	YES
Hegg, Robin	YES
Pagel, Deb	YES

- F. Reports.**
12. Clerk
No comments.
- 13. Administrator**
No comments.
- G. Remarks from Members (No Board action will be taken for this agenda item).**
No comments.
- H. Remarks from the Chair (No Board action will be taken for this agenda item).**
No comments.
- I. Discuss items to be included for next agenda (No Board actions will be taken for this agenda item).**
No comments.
- J. Set next regular meeting date for Mon, August 15, 2016.**
- K. End of Session -- Adjourn.**
Porlier adjourned the meeting at 5:48 p.m.

Sherry Weinkauf, Village Clerk



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – E.31.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

Village of Weston, Wisconsin
OFFICIAL PROCEEDINGS OF THE PLAN COMMISSION AND
JOINT TOWN & VILLAGE EXTRATERRITORIAL ZONING COMMITTEE
held on Monday, August 8, 2016 at 6:00 p.m., in the Board Room, at the Municipal Center
Chairman White Presiding.

A. OPENING OF SESSION AT 6:00 P.M.

1. **Joint Town & Village of Weston Extraterritorial Zoning Committee meeting called to order by Olson.**
2. **Plan Commission meeting called to order PC Chairman White.**
3. **Clerk will take attendance and roll call.**

Roll call indicated 5 Joint Town & Village of Extraterritorial Zoning Committee members present.

<u>Member</u>	<u>Present</u>
Christiansen, Randy	NO
Diesen, Dave	YES
Hull, Mark	YES
Kollmansberger, Tina	YES
Olson, Milt	YES
Zeyghami, Hooshang	YES

Roll call indicated 6 Plan Commission members present.

<u>Member</u>	<u>Present</u>
Diesen, Dave	YES
Johnson, Marty	YES
Kollmansberger, Tina	YES
Lawrence, Dennis	NO
Schuster, Fred	YES
White, Loren	YES
Zeyghami, Hooshang	YES

Village Staff in attendance: Higgins, Donner, Wehner, Tatro, Maguire, and Parker. There were about 30 audience members present.

4. **Requests for Silencing of cellphones and other electronic devices.**

B. VISITORS

5. **Charles Newby, Newby's Evergreen Farms, 2910 County Road J, Wausau, Request for zoning ordinance amendment to allow off-premise signs for Christmas Tree farm.**

Charles Newby was present and gave history of how he started out his Christmas tree business. He commented on 25% of sales are from Weston, Kronenwetter, and Rothschild residents. They put up their directional signs throughout out municipalities to get customers to their location. He stated about 5 years ago a change was made to the Weston Zoning, which allowed their signs, but under the new Zoning has changed again, now not allowing these (off-premise) signs.

Diesen questioned the typical locations of Newby's signs, here in Weston. Newby stated the signs in Weston are installed by Kluck's bar and by the Aspirus YMCA. These are installed around Thanksgiving, and removed about the second week in December.

Higgins pointed out the staff briefer, which was included in the packet for further background. She explained what prompted the change back in 2015 was the Plan Commission members not wanting off premise signs. There are also recent legal cases that affect signage and how you regulate them that we now need to take into consideration if we want to entertain Mr. Newby's request. We have to treat every sign the same (cannot base on text). However, Attorney Yde suggested we can base these on size. We do not want off-premise signs popping up all over the Village. We have to either allow all or none of them. We can only regulate the size and duration.

Higgins stated if we were to allow these off-premise signs, this would require us to amend our zoning code, including most likely rewriting the entire sign code Article. Higgins stated staff would like PC to give staff direction; however, with the current department staff workload, there are limitations to when this could be accomplished if the amendment is what PC desires, and

most likely would not occur in time for when Newby would like his signs posted. Johnson questioned the enforcement procedures. Higgins stated it would initially be a phone call, followed by a letter, followed by the sign removal by the Village. Most times if they are smaller signs in the right of way, staff just removes them.

Schuster supports Newby’s business, but realizes if we allow him to post his off-premise signs, we would be opening ourselves to everyone else posting their off-premise signs. Schuster stated he is not in favor of changing the zoning code. Higgins stated the Village offers e-news, so we can help spread the word that way for Mr. Newby and have compiled lists in the past of Christmas Tree and pumpkin/orchards in the past that we have shared on our website, social media and e-news outlets.

Schuster/Kollmansberger to continue the code as is. Diesen opposes.

Motion by Schuster, second by Kollmansberger, to continue with the Zoning and Sign Code as is. Diesen opposes. Motion carried.

Yes Vote: 5 No Votes: 1 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Voting</u>
Diesen, Dave	NO
Johnson, Marty	YES
Kollmansberger, Tina	YES
Lawrence, Dennis	NO
Schuster, Fred	YES
White, Loren	YES
Zeyghami, Hooshang	YES

No action was taken by ETZ.

C. UNFINISHED BUSINESS BEFORE VILLAGE PLAN COMMISSION AND JOINT TOWN & VILLAGE EXTRATERRITORIAL ZONING COMMITTEE

- 6. Ordinance No. 16-032 An Ordinance Creating Section 94.4.10(14) of the Zoning Ordinance Entitled Temporary Asphalt, Batch or Concrete, Stone Crushing and/or Processing Operations and Adding this New Temporary Land Use to the Temporary Land Use Category Within the Charts Displayed in Figures 3.04 and 3.05 of the Village Zoning Ordinance.** Higgins stated staff took changes as suggested at the July 11th public hearing and placed those suggestions into the ordinance. Wehner summarized the changes that were made.

Hull questioned if a Temporary Use Permit would be issued to a property within the ETZ, without a Conditional Use Permit, if the duration would be less than 6 months. Wehner answered no. ETZ properties would require a Conditional Use Permit regardless of length of time.

Hull questioned if under #1 of the Performance Standards, if “a” and “b” only apply to the ETZ area. Hull feels this first section should be restructured, as any resident reading this may interpret the main text in #1 to apply to them (ETZ properties), not realizing ETZ properties would be the exception, and follow “a”. Hull feels the language pertaining to the ETZ should be written first, or separated more clearly.

PC members felt this was clear that ETZ properties fall under exception “a”. Hull is fine, then, but just wants to be sure this is clear. Diesen questioned if this have been reviewed by our legal counsel yet? Higgins answered that these are not normally given to our attorney for review.

- 7. Discussion and Action by Joint Town & Village of Weston Extraterritorial Zoning Committee on Director’s recommendation to approve the Zoning Ordinance Amendment, Ordinance No. 16-032, per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval.**

Motion by Diesen, second by Hull, to approve Zoning Ordinance Amendment Ordinance No. 16-032, subject to legal counsel approval, and per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Present</u>
Christiansen, Randy	NO
Diesen, Dave	YES
Hull, Mark	YES
Kollmansberger, Tina	YES
Olson, Milt	YES
Zeyghami, Hooshang	YES

8. Discussion and Action by Village Plan Commission on Director’s recommendation to approve the Zoning Ordinance Amendment, Ordinance No. 16-032, per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval.

Motion by Schuster, second by Diesen, to approve Zoning Ordinance Amendment Ordinance No. 16-032, subject to legal counsel approval, and per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval. Q: Hooshang clarified this Section 94.4.10 is within Village zoning.

Yes Vote: 6 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Voting</u>
Diesen, Dave	YES
Johnson, Marty	YES
Kollmansberger, Tina	YES
Lawrence, Dennis	NO
Schuster, Fred	YES
White, Loren	YES
Zeyghami, Hooshang	YES

D. PUBLIC HEARINGS BEFORE VILLAGE PLAN COMMISSION AND JOINT TOWN & VILLAGE EXTRATERRITORIAL ZONING COMMITTEE

White and Olson Opened the Hearings at 6:32 p.m.

9. Ordinance No. 16-034 An Ordinance Amending Section 94.4.09(2) of the Zoning Ordinance Entitled *Detached Accessory Structure (For Residential Use)*

No one spoke in favor or opposition.

Wehner explained when trying to regulate these across the board as the same, we found it difficult to regulate when you get into the agricultural district, with larger parcels. Staff clarified the restriction of one principal structure, one detached garage, one utility shed, and one gazebo to mean the residential district including the RR-2 district. This will allow in the RR-5 and AR districts to allow up to 5 detached accessory structures (such as like a farm). Also raised the maximum size of the accessory structures, and if the structure is over 2,000 sq. ft., and in the AR or RR-5 zone, it would be considered a principal structure, and must follow those setbacks.

10. Ordinance No. 16-035 An Ordinance Amending Figure 5.01(1) of the Village Zoning Ordinance Entitled *Rural, Open Space and Residential District Lot Dimension and Intensity Standards.*

No one spoke in favor or opposition.

Wehner explained staff added a clarifier for total square footage of accessory structures floor area, which he came up with 2,500 sq. ft. Plan Commission can approve anything larger than what is allowed (not having to get a variance) in the figure.

Johnson questioned how many principal structures can be on a lot. Wehner stated zoning code does not limit the number of principal structures.

11. Ordinance No. 16-036 An Ordinance Amending Section 94.3.05: Figure 3.05 of the Village Zoning Ordinance Entitled Allowable Uses in Non-Residential and Mixed Use Zoning Districts.

No one spoke in favor or opposition.

Wehner commented in reaction to a lot of properties across from the Municipal Center, in the old Weston Commercial development, wanting to have more light industrial uses, we are changing the B-3 district to allow more indoor storage or wholesaling as a permitted use, along with adding light industrial activities, incidental to indoor sales or service, as a permitted use in the B-3 District.

12. Ordinance No. 16-037 An Ordinance Creating Section 94.16.18(5) of the Zoning Ordinance Entitled Parkland Fees.

No one spoke in favor or opposition.

Higgins stated this was brought up a few months ago. Within Chapter 74 Subdivision, we did not have a way to collect parkland dedication fees, or parkland, without there being a land division. If approved, during a site plan, rezone, or new apartment complex (who will put needs on our park system) is proposed, we can collect the fees or obtain the needed parkland land through dedication. White confirmed apartments do impact our park systems.

Olson and White closed the public hearings, Items #9 – 12, at 6:45 p.m.

13. Discussion and Action by Joint Town & Village of Weston Extraterritorial Zoning Committee on Director’s recommendation to approve the following Zoning Ordinance Amendments, per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval.

a. Ordinance No. 16-034 An Ordinance Amending Section 94.4.09(2) of the Zoning Ordinance Entitled *Detached Accessory Structure (For Residential Use)*.

Motion by Kollmansberger, second by Diesen, to approve Ordinance No. 16-034, per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval. Q: Hull questioned #1, uses the term “Lot”, then #2 uses the term “Parcel”, and confirmed this was Wehner’s intent. Hull is okay with this. Motion carried.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Present</u>
Christiansen, Randy	NO
Diesen, Dave	YES
Hull, Mark	YES
Kollmansberger, Tina	YES
Olson, Milt	YES
Zeyghami, Hooshang	YES

b. Ordinance No. 16-035 An Ordinance Amending Figure 5.01(1) of the Village Zoning Ordinance Entitled Rural, Open Space and Residential District Lot Dimension and Intensity Standards.

Motion by Hull, second by Kollmansberger, to approve Ordinance No. 16-035, per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Present</u>
Christiansen, Randy	NO
Diesen, Dave	YES
Hull, Mark	YES
Kollmansberger, Tina	YES
Olson, Milt	YES
Zeyghami, Hooshang	YES

- c. Ordinance No. 16-036 An Ordinance Amending Section 94.3.05: Figure 3.05 of the Village Zoning Ordinance Entitled *Allowable Uses in Non-Residential and Mixed Use Zoning Districts*.

Motion by Kollmansberger, second by Zeyghami, to approve Ordinance No. 16-036, per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Present</u>
Christiansen, Randy	NO
Diesen, Dave	YES
Hull, Mark	YES
Kollmansberger, Tina	YES
Olson, Milt	YES
Zeyghami, Hooshang	YES

- d. Ordinance No. 16-037 An Ordinance Creating Section 94.16.18(5) of the Zoning Ordinance Entitled *Parkland Fees*.

Motion by Diesen, second by Kollmansberger, to approve Ordinance No. 16-037, per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval.

Yes Vote: 5 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Present</u>
Christiansen, Randy	NO
Diesen, Dave	YES
Hull, Mark	YES
Kollmansberger, Tina	YES
Olson, Milt	YES
Zeyghami, Hooshang	YES

14. Discussion and Action by Village Plan Commission on Director’s recommendation to approve the following Zoning Ordinance Amendments, per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval.

- a. Ordinance No. 16-034 An Ordinance Amending Section 94.4.09(2) of the Zoning Ordinance Entitled *Detached Accessory Structure (For Residential Use)*.
- b. Ordinance No. 16-035 An Ordinance Amending Figure 5.01(1) of the Village Zoning Ordinance Entitled *Rural, Open Space and Residential District Lot Dimension and Intensity Standards*.
- c. Ordinance No. 16-036 An Ordinance Amending Section 94.3.05: Figure 3.05 of the Village Zoning Ordinance Entitled *Allowable Uses in Non-Residential and Mixed Use Zoning Districts*.
- d. Ordinance No. 16-037 An Ordinance Creating Section 94.16.18(5) of the Zoning Ordinance Entitled *Parkland Fees*.

Motion by Schuster, second by Diesen, to approve the Zoning Ordinance Amendments 16-034, 16-035, 16-036, and 16-037, per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval.

Yes Vote: 6 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Voting</u>
Diesen, Dave	YES
Johnson, Marty	YES

Kollmansberger, Tina	YES
Lawrence, Dennis	NO
Schuster, Fred	YES
White, Loren	YES
Zeyghami, Hooshang	YES

E. PUBLIC HEARING BEFORE THE JOINT TOWN & VILLAGE EXTRATERRITORIAL ZONING COMMITTEE

15. Conditional Use Permit (CU-7-16-1599) Paul and Sylvia Legenza, 7505 Gusman Road, Tourist Rooming House Land Use Within the RR-5 Zoning District.

Olson opened the public hearing at 6:55 p.m.

Sylvia & Paul Legenza, 7505 Gusman Road, were present in support. It was explained they have lived here for 20 years, and their house is in the middle of 5 acres. They have a 6-bedroom home, and they would like to open their home up to travelers, such as nursing professionals doing short-term stays in Wausau who have a contract with the hospital, they can provide the lodging. She stated their home has 3 bathrooms. This would be an option to those people, versus a hotel stay.

Kollmansberger questioned this being a 6-bedroom home, when the staff report indicates there are only 4 bedrooms. Legenza confirmed there are 6 bedrooms. The bedrooms are upper and lower, currently no one else resides there with the Legenza's.

Olson confirmed Legenza's will remain living in the home. Also confirmed parking would not be an issue.

Diesen questioned the minimum and maximum length of stays for their guests. Legenza stated the minimum stay would be an overnight. The maximum would be up to 13 week contracts or longer. Legenza stated they have a large kitchen with 2 refrigerators, and guests would be able to use the kitchen as they like.

Zeyghami questioned if the septic system is designed to handle more people in the home. Legenza stated when the house was built, it was built for their family with 3 children.

Legenza explained to Diesen the maximum number of guests would be 8. She does not necessarily see this many guests here at a time, but possible for a couple of days if there is an overlap.

Legenza confirmed this will be offered year round.

It was confirmed to Johnson that there are two exits to all bedrooms, as all bedrooms include an egress window along with the doorway. It was explained that there are three accesses into this home. The main front entrance, an entrance to the lower level through the garage, and entrance to kitchen through garage also.

There was discussion that once this receives approval here, they would then apply for a license through the County. It was also brought up that Legenza's would be subject to all sales taxes. Olson asked about Room Taxes, which Higgins explained the Town does not have this capability in place at this time. It would require the Town adopting a Room Tax Ordinance.

Kollmansberger asked how Legenza's are advertising. Legenza stated she will be advertising through Air B&B. She explained that though she could take in weekend travelers, she would prefer longer stay guests. Diesen questioned any other amenities that are being offered. Legenza stated private bedroom, but common areas for kitchen, living room, and laundry.

Olson closed the hearing at 7:06 p.m.

a. Discussion and Action by ETZ on Director's recommendation to approve the Conditional Use Permit per the specifications, conditions, and limitations of the submitted staff report.

Higgins pointed out the draft states the performance standards Legenza's will be required to meet, under #1. This includes staff's recommendations. They would not be able to have more than 8 guests.

Motion by Diesen, second by Zeyghami, to approve CU-7-16-1599, per the specifications, conditions, and limitations of the submitted staff reports, and forward to the Board of Trustees for their consideration and final approval. Q: Kollmansberger questioned if there is a limit to the length of stay they can have before this turns into a regular rental. Higgins stated ETZ could place a limit. Hull questioned if the definition in the ordinance on the period of time 30 days or less, same as State

code? Wehner commented the Administrative code changed, and we should be consistent. It was confirmed that they would have to have 30-day contracts, and renew for another 30 days, if longer. Olson commented about going to legal counsel for room tax. Higgins stated she believed you needed to have it in place already to collect. Hull questioned the enforcement. Nuisances would come to Village, and Health Department would be responsible for licensing issues. White stated if the Town were to pass a room tax ordinance, a majority of that goes to the CVB. Higgins commented CU runs with the applicant in this case. If the use ceases for 12 months than it expires. If a transfer of ownership, they would have to come back through. Olson questioned placing a condition that the owners must reside on premises? Higgins stated this would not be a requirement under the definition of a Tourist Rooming House, but ETZ can place that requirement. Higgins confirmed to Zeyghami that 8 is the maximum number of guests that can stay here.

Kollmansberger motioned, second by Hull, to make an amendment to the original motion to add the requirement that the owners need to reside on the premises, and to approve Option #1 within the Staff Report. Q: Legenza questioned if this would affect their traveling to Florida for a month during the winter. It was explained that since their primary residence is here, they would not be affected. Diesen feels it is not necessary to restrict the owners to residing here. He said he knows others in a similar situation in Kronenwetter, where the owners live across the road, and with them living so close by, the home basically manages itself. He feels this is a popular trend now, and sees this coming up again. Diesen voted nay.

Motion to approve the conditional use permit, with Staff's option #1, with the amendment that the owners need to reside on the premises. Diesen voted nay.

Motion carried.

Yes Vote: 4 No Votes: 1 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Present</u>
Christiansen, Randy	NO
Diesen, Dave	NO
Hull, Mark	YES
Kollmansberger, Tina	YES
Olson, Milt	YES
Zeyghami, Hooshang	YES

F. PUBLIC COMMENT – ETZ.

16. Comments from the public on issues, which the ETZ has oversight, or on business items that might be recommended to the Board of Trustees.

None.

G. CONSENT ITEMS – ETZ.

17. Approve previous meeting(s) minutes from the ETZ, July 11, 2016.

Motion by Kollmansberger, second by Hull, to approve previous meeting(s) minutes from the ETZ, July 11, 2016. (Diesen stepped out of room during this motion).

Yes Vote: 4 No Votes: 0 Abstain: 0 Not Voting: 2 Result: PASS

<u>Member</u>	<u>Present</u>
Christiansen, Randy	NO
Diesen, Dave	NO
Hull, Mark	YES
Kollmansberger, Tina	YES
Olson, Milt	YES
Zeyghami, Hooshang	YES

H. ADJOURN ETZ

18. Adjourn ETZ Committee.

Motion by Hull, second by Kollmansberger, to adjourn at 7:22 p.m.

I. PUBLIC HEARINGS BEFORE VILLAGE PLAN COMMISSION

White opened the hearings at 7:23 p.m.

19. Conditional Use Permit (CU-7-16-1603), Lewis Properties, LLC, 9309 Camp Phillips Road, Solid Waste Disposal, Composting, an/or Recycling Facility Use within the LI Zoning District.

Dan Higginbotham, PGA Inc., 7306 Zinser Street, Weston, and Steve Lewis, 6611 Peninsula Lane, Weston, were present in support. Mitch King, 6205 Municipal Street, was also present.

Higginbotham stated they have contracted with Lewis construction to clean up and process the accumulated concrete (accumulated over the past 15 years) on the Lewis property. He explained that Lewis had recently received a letter from the Village, requiring them to cease their operations. Lewis has no intentions of operating out of this site, and have contacted PGA to help clean up the site. Higginbotham stated PGA vessel for clean-up and cause the material to be crushed and exported from the site. It was explained the crusher has magnets built in, so any metal rods within the concrete will be separated and then recycled at Yaeger Auto Salvage. Crushing process will take about 3 weeks. Higginbotham stated Mitch King's son, Jeremy King, will do the crushing, which is not scheduled yet. Higginbotham stated once crushed, the material will be made into base course and removed from the site over a period of time. He is anticipating the crushing would take place this fall. There most likely will be no work taking place late this fall until spring, and then they can remove the material during next construction season.

Lewis commented how all the existing concrete on their property has been pushed into one pile. The goal now is to take that pile and crush it into a usable product, and into a road base that PGA can use on their projects. What is left over was from a 20-year operation, which they no longer plan to bring and place material there in the future. Zeyghami questioned how they will keep the dust and noise down. Higginbotham stated they can water down the area.

Higginbotham stated there may be days where they take two truckloads out, and other days where they take 50 truckloads out of there. Higginbotham stated based on their calculations, looking at the existing pile, they are anticipating about 12,000 cubic yards of material. It was brought up the application stated 8,000 yards. Higginbotham stated what is on the application was based on Lewis's measurements, but they think it may be closer to 12,000 cubic yards.

Higginbotham stated they may have to bring some sand in to the site, only for blending purposes, to allow them to meet the State's 305 requirements. He stated they have American Engineering and Testing at their project sites doing periodic testing of the material to be sure it is blended right. Higginbotham confirmed they would not be hauling anything else in, other than sand for blending. King stated his son plans to crush in September. Once they start the crushing they will continue until it is completed. Higgins stated they only get 30 consecutive days to perform the crushing, from 7am – 5pm, Monday – Friday and 7am to noon on Saturday. They need to inform us when they start and when they finish the crushing project. Higgins stated the noise and dust standards and enforcement all fall under Article 12, of Chapter 94, so if there are complaints that is where we would regulate from.

Higginbotham brought up that in his application, he meant 12 trucks in rotation, not 12 trucks per day.

Johnson questioned if December 1, 2017, would be sufficient for completing this project and having it all removed.

No one spoke in opposition.

White closed the hearing at 7:36 p.m.

a. Discussion and action by PC on Director's recommendation to approve the Conditional Use Permit per the specifications, conditions, and limitations of the submitted staff report.

Donner confirmed the material they are bringing in is sand for road base. Higginbotham stated since they do not know what material is under the pile, they will not know until they start the work. Higginbotham stated when they performed the crushing operations at Ministry in Wausau, there was a total of 15,000 cubic yards of pure rock, and they had to bring in about 1,000 yards of sand. Zeyghami questioned the amount of waste. Higginbotham anticipates everything will get trucked off. White confirmed staff needs to make changes to the final conditional use permit, based on tonight's discussion. Donner suggested to change within (a), from no more than +-8,000 cubic yards to instead state to "limit to material on the site, an estimated quantity of between 8,000 – 12,000 cubic yards", and add a letter to indicate an amount of material to be brought on site strictly for blending.

Higgins briefly summarized changes that staff can make, based on the main points PC would like to see:

- *Adding “limit to material on the site, an estimated quantity of between 8,000 – 12,000 cubic yards”
- *Change (h) from 12 trucks per day to 12 truck rotations.
- *Bringing in ancillary material to make an acceptable road base.

Diesen suggested staff can adjust the ordinance. There was discussion that once the crushing operations begins is the only time when blending material will come in, as they do the blending with the crushing. There would be no reason to bring material in after the crushing is completed.

Motion by Schuster, second by Diesen, to approve CU-7-16-1603, based on staff adding language on amount of material there, and amount of material coming in, per the specifications, conditions, and limitations of the submitted staff report.

Yes Vote: 6 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Voting</u>
Diesen, Dave	YES
Johnson, Marty	YES
Kollmansberger, Tina	YES
Lawrence, Dennis	NO
Schuster, Fred	YES
White, Loren	YES
Zeyghami, Hooshang	YES

20. REZN-7-16-1597 Jennifer Higgins, Village of Weston, 5500 Schofield Avenue, Weston, requesting a rezoning from B-2 (Highway Business) with WHP-A (Wellhead Protection Zone – A) to MF (Multiple Family) with WHP-A (Wellhead Protection Zone – A), on property along Neupert Avenue, Described as Outlot 1 of Certified Survey Map No. 15481, Volume 70, Page 63, and consists of 0.178 acres.

Wehner stated he and Parker noticed that this property was zoned in error to B2. It was previously zoned under the old zoning code as B-3, then when this lot was split (west half to Kwik Trip, east half to apartments), and never correctly zoned to MF with the zoning ordinance update project in 2015.

White closed the hearing at 7:37 p.m.

- a. Discussion and action by PC on Director’s recommendation to approve REZN-7-16-1597, per the specifications, conditions, and limitations of the submitted staff report.**

Motion by Johnson, second by Zeyghami, to approve REZN-7-16-1597, per the specifications, conditions, and limitations of the submitted staff report.

Yes Vote: 6 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Voting</u>
Diesen, Dave	YES
Johnson, Marty	YES
Kollmansberger, Tina	YES
Lawrence, Dennis	NO
Schuster, Fred	YES
White, Loren	YES
Zeyghami, Hooshang	YES

21. REZN-7-16-1600 – State Highway “29” and County Highway “J” Interchange – South, Rezone from B-2 (Highway Business) to B-3 (General Business)

Wehner stated this was prompted by the use table changing. This is in the outer limits of the Village and staff is proposing a change to B3 to allow for more industrial uses (the majority through the conditional use process). Also in properties along the TIF district, this counts as industrial in TIF 1.

Wehner stated with general business, all storage is contained inside, with the exception of outdoor display. Anything that would be industrial in use would require a conditional use permit and strict performance standards, and also strict performance standards if next to a residential use. This area of rezone is south of STH-29. If there is a residential neighbor in another township, there still needs to be a buffer. A resident questioned if this includes areas south of Weston Avenue. Staff responded yes, the buffer applies along Weston Avenue. Higgins stated this area used to be M1 in our old zoning code which allowed for a heavy industrial, with the new zoning code it went to B2, Highway Business.

Lee & Gretchen Kluz, R10530 Weston Avenue, Ringle, were concerned how this will impact residential uses just outside of the municipal boundary.

Helen Champaign, 2812 E. Neupert Avenue, was present, and expressed her concern for the residents in the Highway J area. She does not want to see a 24-hour bar or hotel. She would prefer to see a store that closes at 9:00 p.m.

Higgins clarified the difference between the two public hearings tonight. White commented Schofield Avenue is meant for commercial, not industrial, in the future land use plan.

Sharon Ruhl, 2711 E. Neupert Avenue, was present as a concerned resident. She confirmed Schofield Avenue is going from B3 – B2. She is concerned that some retail businesses are causing issues, such as at Target there was a forklift from a tractor trailer that was beeping at 4:30 a.m. She also gave an example of issues with noise at Wendy’s at 1:30 a.m., where equipment was being used to drain out old cooking oil.

White closed the hearing at 7:51 p.m.

a. Discussion and Action by Plan Commission on Director’s Recommendation to approve Ordinance No. 16-040, An Ordinance to Approve the Rezoning of Land from B-2 (Highway Business) to B-3 (General Business), at the Intersection of Weston Avenue and County Road J, and on Adventure Way, Sections 24 and 25, Village of Weston, Marathon County, Wisconsin, per the specifications, conditions, and limitations of the submitted staff report and forward to the Board of Trustees for their consideration and final approval.

Motion by Diesen, second by Kollmansberger, to approve REZN-7-16-1600, per the specifications, conditions, and limitations of the submitted staff report.

Yes Vote: 6 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Voting</u>
Diesen, Dave	YES
Johnson, Marty	YES
Kollmansberger, Tina	YES
Lawrence, Dennis	NO
Schuster, Fred	YES
White, Loren	YES
Zeyghami, Hooshang	YES

22. REZN-7-16-1602 – Schofield Avenue Corridor Rezone from B-3 (General Business) to B-2 (Highway Business).

Wehner clarified the changes between the B3 and B2, and how the B2 does not allow for any industrial uses.

Ruhl stepped forward again and asked if there is a particular project coming forward that is prompting this? Higgins stated there are currently no planned projects in the area prompting this zoning change. She stated this came about with the new code, through that process, we remapped the Village. Wehner stated General Business in the old code and the new code serve different very different purposes. The vision was for Schofield Avenue to be commercial, where the old code industrial uses were more prominent. Ruhl confirmed the allowed uses would be more resident friendly.

Ark Rhomine, John Prey, and Brandon O'Connor, of Habitat Humanity, 1810 Schofield Avenue, were present. They are closing next week on the 1810 Schofield Avenue property for their new office and Recycled Building Materials (RBM) facility. They are in support of these changes, but want to verify they are still within the legal limits with their proposed use. Higgins stated staff can send them a response on their planned use at this time and when the code changes would take effect, and explained this rezone request is not final until the Board approves the change by ordinance and the ordinance is published.

Bob Arndt, 5703 Camp Phillips Road, wanted to clarify this will not negatively affect this business on Camp Phillips Road. He stated he would prefer the zoning on his properties stay the same.

White closed the hearing at 8:09 p.m.

- a. **Discussion and Action by Plan Commission on Director's recommendation to approve Ordinance No. 16-039, an Ordinance to Approve the Rezoning of Land from B-3 (General Business) to B-2 (Highway Business), on Schofield Avenue, from Business Highway 51 to Von Kanel Street of Sections 16, 17, and 18; and on Business Highway 51, from Schofield Avenue to South of Post Avenue, Village of Weston, Marathon County, Wisconsin, per the specifications, conditions, and limitations of the submitted staff report and forward to the Board of Trustees for their consideration and final approval.**

8:22 Motion by Schuster, second by Johnson, to approve REZN-7-16-1600, per the specifications, conditions, and limitations of the submitted staff report.

Yes Vote: 6 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Voting</u>
Diesen, Dave	YES
Johnson, Marty	YES
Kollmansberger, Tina	YES
Lawrence, Dennis	NO
Schuster, Fred	YES
White, Loren	YES
Zeyghami, Hooshang	YES

J. PUBLIC COMMENT – PC

- 23. **Comments from the public on issues, which the PC has oversight, or on business items that might be recommended to the Board of Trustees.**
None.

K. CONSENT ITEMS – PC

- 24. **Approve previous meeting(s) minutes from the Plan Commission July 11, 2016, regular meeting.**

Motion by Diesen, second by Johnson, to approve the Plan Commission July 11, 2016 regular meeting minutes.

Yes Vote: 6 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Voting</u>
Diesen, Dave	YES
Johnson, Marty	YES
Kollmansberger, Tina	YES
Lawrence, Dennis	NO
Schuster, Fred	YES
White, Loren	YES
Zeyghami, Hooshang	YES

I. NEW BUSINESS - PC

25. Discussion and Action by Plan Commission on Director’s Recommendation to approve the Camp Phillips Corridor – South Neighborhood – SE Quadrant General Plan, per the specifications, conditions, and limitations of the submitted staff report and forward to the Board of Trustees for the consideration and final approval.

Higgins stated the Plan was presented to them at the June meeting via a presentation by Justin Frahm of JSD. The presentation and maps shown were now placed in a formal document. This document will get used going forward in the Camp Phillips Corridor Plan Mark Roffers (MDRoffers) is preparing for us, and will also be used in working with the DOT, DNR, and Marathon County to get the wetland crossing for the extension of Westview Blvd.

Motion by Schuster, second by Johnson, to approve Camp Phillips Corridor – South Neighborhood, per the Specifications, Conditions, and Limitations of the Submitted Staff Report and Forward to the Board of Trustees for their Consideration and Final Approval.

Yes Vote: 6 No Votes: 0 Abstain: 0 Not Voting: 1 Result: PASS

<u>Member</u>	<u>Voting</u>
Diesen, Dave	YES
Johnson, Marty	YES
Kollmansberger, Tina	YES
Lawrence, Dennis	NO
Schuster, Fred	YES
White, Loren	YES
Zeyghami, Hooshang	YES

26. Discussion on Draft Camp Phillips Corridor Plan.

Higgins stated we need to schedule a special meeting to go through these and schedule a public hearing. It was suggested to send out a Doodle Poll for a Wednesday night meeting. Some members agree 5:00 p.m. would be preferred, though Johnson prefers 6:00 p.m. Johnson stated regardless, he will not be able to meet next Wednesday, August 17th.

Higgins will talk to Roffers on the process, as she feels we need to have another public meeting on these plans and be in touch with the members for a plan for the approval process and potential meeting needs.

27. Discussion on Draft Comprehensive Plan – Volume 1 and Volume 2

a. Discussion on Figure 11-1: Priority Initiatives from Volume 2 of the Village of Weston Comprehensive Plan.

The members did not discuss. A similar approval process will be planned with the members following Higgins discussion with Roffers.

M. REPORTS FROM STAFF

28. Report from Planning and Development Director.

Higgins will send her report to everyone by the end of the week. She then pointed out the site plans that staff has either approved or is working on. She reported on the Broadband Phase 2 project, which should hopefully be wrapping up in the next few weeks.

29. Staff Report on staff-approved CSM’s, Site Plans, Sign Permits, Commercial Zoning Permits, and Certificate of Occupancies issued since last reported of 07/01/2016.

N. REMARKS FROM COMMISSIONERS.

Zeyghami is still looking for traffic report and plans he requested 60 days ago from Guild and JSD. Higgins thought Guild had already sent this to him through e-mail twice. A paper copy would be best to provide to Zeyghami. Higgins will relay this to Guild and will have the appropriate items copied and made available for Zeyghami.

O. DISCUSS ITEMS TO BE INCLUDED FOR NEXT AGENDA.

None.

P. SET NEXT REGULAR MEETING DATE FOR MONDAY, SEPTEMBER 12, 2016, AT 6:00 P.M.

The next regular meeting is set for September 12th, and a special Wednesday night meeting will be scheduled at a later date following Higgins discussion with Roffers.

Q. ADJOURN.

13. Adjourn Plan Commission.

Motion by Johnson, second by Kollmansberger to adjourn at 8:37 p.m.

Loren White, Chairman
Jennifer Higgins, Director of Planning & Development
Valerie Parker, Recording Secretary



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Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – E.32.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

Village of Weston, Wisconsin
OFFICIAL MEETING AGENDA OF THE PROPERTY & INFRASTRUCTURE COMMITTEE
Monday, June 6, 2016, at 4:30 p.m.

A. Opening of Session.

1. Meeting called to order by Chairman Ziegler at 4:30 p.m.
2. Clerk will take attendance and roll call.

Roll call indicated 4 Property & Infrastructure Members present.

<u>Member</u>	<u>Present</u>
Ziegler, Jon	Yes
Hubbard, Tom	No
Jensen, John	Yes
Mumper, Roy	Yes
Ostrowski, Kevin	Yes

Village staff present were DPW Keith Donner, Michael Wodalski, and Donna Van Swol. Village Trustee present was Loren White. Other visitor present was Mark Thompson.

3. Request for silencing of cellphones and other electronic devices.
4. Acknowledgment of visitors if any.

B. Comments from the Public on Matters Pertaining to Committee Business. None.

C. Presentation. None

D. Consent Items for Discussion/Action.

5. Approval of previous meeting minutes from 5/02/2016.

****M/S/P Ostrowski/Jensen: to approve the minutes from the meeting of May 2, 2016 as presented.***

Yes Vote: 4 No Vote: 0 Abstain: 0 Not Voting: 0 Result: Pass

<u>Member</u>	<u>Present</u>
Ziegler, Jon	Yes
Hubbard, Tom	-
Jensen, John	Yes
Mumper, Roy	Yes
Ostrowski, Kevin	Yes

6. Water/Sewer permit LCON-5-16-6754

****M/S/P Jensen/Ostrowski: to approve water/sewer permit LCON-5-16-6754.***

Yes Vote: 4 No Vote: 0 Abstain: 0 Not Voting: 0 Result: Pass

<u>Member</u>	<u>Present</u>
Ziegler, Jon	Yes

Hubbard, Tom	-
Jensen, John	Yes
Mumper, Roy	Yes
Ostrowski, Kevin	Yes

E. Business Items for consideration, discussion, and action.

7. **E. Everest Street Connection to Ridgeview.** Wodalski reported we received three bids for the East Everest street connection to Ridgeview subdivision project. The low bid was PGA in the amount of \$96,670. The amount budgeted for the total project was \$77,000, to be split between (\$60,000) Capital Improvement Projects, (\$12,000) Water Utility, and (\$5,000) Stormwater Utility. The bid came in higher due to the small size of the project. The largest difference in the bid amounts were in the street costs coming in \$17,870 over budget estimate. Wodalski recommended the overage come out of the CIP budget using some of the savings we realized from the grant for the LED street lighting project. Staff recommends awarding the contract to PGA in the amount of \$96,670 and the over budget costs coming from the street lighting project.

Contractor	Street Costs	Water Costs	Storm Costs	Total Costs
PGA	\$77,870.00	\$12,320.00	\$6,480.00	\$ 96,670.00
James Peterson	\$70,782.84	\$19,390.61	\$7,465.07	\$ 97,638.52
Switlick	\$87,202.50	\$15,422.00	\$7,608.00	\$110,232.50

****M/S/P Ostrowski/Jensen: to recommend to the Board of Trustees to award the E Everest street connection to Ridgeview subdivision to PGA in the amount of \$96,670.***

Yes Vote: 4 No Vote: 0 Abstain: 0 Not Voting: 0 Result: Pass

<u>Member</u>	<u>Present</u>
Ziegler, Jon	Yes
Hubbard, Tom	-
Jensen, John	Yes
Mumper, Roy	Yes
Ostrowski, Kevin	Yes

8. **Fleet Replacement Plan Update 2016 – 2020.** Wodalski reported in 2014 we started our fleet replacement schedule. The truck we are looking to purchase in 2017 would be used year round (swap loader) - one chassis with different box attachments. This would be about \$100,000 more than a typical dump truck. We would rearrange the fleet replacement schedule to move back the replacement of the grader and a one-ton truck. Making these changes would decrease the estimated equipment costs by ±\$103,500 over the next five years.

****M/S/P Ziegler/Ostrowski: to acknowledge the adjustments to the fleet replacement schedule and recommend review by the Finance Committee before proceeding to the Board of Trustees for approval.***

Yes Vote: 4 No Vote: 0 Abstain: 0 Not Voting: 0 Result: Pass

<u>Member</u>	<u>Present</u>
Ziegler, Jon	Yes
Hubbard, Tom	-
Jensen, John	Yes

Mumper, Roy	Yes
Ostrowski, Kevin	Yes

9. Traffic Calming Policy. Wodalski reported he was working off of a draft policy that the City of Middleton has in place. Several times a year residents approach us regarding speeding in neighborhoods. We do not have a policy on how we handle these problems. We can ask EMPD to put up a speed board or do additional patrolling to monitor and temporarily reduce speeds. Traffic calming is more self-enforcing. We are trying to come up with a more formal approach on how we address these issues. Also a formal policy would address the steps necessary to get a traffic calming measure installed in a given neighborhood and what kind of funding would be needed. Wodalski added you would start with education and periodic enforcement to see if those will create any long term effects. The engineering of physical changes may start with adding a couple more speed limit signs or traffic striping to narrow the travel lanes. It starts with these steps as they begin to analyze the problem.

****M/S/P Jensen/Ostrowski: to recommend to the Board of Trustees approval of the traffic calming policy.***

Yes Vote: 4 No Vote: 0 Abstain: 0 Not Voting: 0 Result: Pass

<u>Member</u>	<u>Present</u>
Ziegler, Jon	Yes
Hubbard, Tom	-
Jensen, John	Yes
Mumper, Roy	Yes
Ostrowski, Kevin	Yes

10. Misty Pines Concept Plat. Donner reported this is a development south of Ross Avenue, west of Birch Street, north of Norma Avenue, and east of Fox Street. Misty Pines is the first subdivision to be reviewed since the revision of the Subdivision Ordinance. This is the first step (conceptual plat approval) in the process. We would be looking at extending Sternberg Avenue from Birch Street to Fox Street. There will also be a connection off of Ross Avenue to Sternberg Avenue. We are looking at the west end of the northern street to end with a temporary cul-de-sac because of the potential to develop the property to the northwest. Staff was okay with a 60- foot right-of-way for this plat. Other existing streets around the proposed subdivision have a 60-foot right-of-way. DPW is contemplating a narrower street cross section which could help with traffic calming efforts. Donner added we will be asking for sidewalk and street trees. There will likely need to be one or two of the lots dedicated for stormwater management. Donner recommended to approve conceptual plat with the understanding that all of the other requirements of Chapter 74 our Subdivision Ordinance are met and this item is referred to plan commission.

****M/S/P Ostrowski/Mumper: to recommend to Plan Commission approval of the Misty Pines conceptual plat.***

Yes Vote: 4 No Vote: 0 Abstain: 0 Not Voting: 0 Result: Pass

<u>Member</u>	<u>Present</u>
Ziegler, Jon	Yes
Hubbard, Tom	-
Jensen, John	Yes
Mumper, Roy	Yes
Ostrowski, Kevin	Yes

11. Recommend Contract with Water Technology, Inc. for Aquatic Facilities Assessment. Donner reported this is a proposed agreement with Water Technology, Inc. to make an evaluation of the existing aquatic center facilities. Water Technology is associated with Newman Pools who originally built the aquatic center. We have a proposal from Water Technology in the amount of \$6,800 to visit the aquatic center facilities and make an evaluation. Staff recommends approval of the contract.

****M/S/P Ziegler/Jensen: to recommend to the Board of Trustees to approve the contract with Water Technology, Inc. for aquatic facilities assessment in the amount of \$6,800.***

Yes Vote: 4 No Vote: 0 Abstain: 0 Not Voting: 0 Result: Pass

<u>Member</u>	<u>Present</u>
Ziegler, Jon	Yes
Hubbard, Tom	-
Jensen, John	Yes
Mumper, Roy	Yes
Ostrowski, Kevin	Yes

F. Reports.

12. Deputy Director, Public Works.

- Wodalski reported on the Ridgeview Subdivision (the portion that Denyon Homes is finishing up). After the base course was placed it was discovered there was a significant amount of clay coming up through the base course causing spongy conditions. The base course and clay were removed and about 2 feet of breaker run and the base course were installed.
- LED light fixtures were started to be installed today on Barbican Avenue. The LED light fixtures should be installed in about 4 weeks.
- Working together with other departments planting trees (Ross Avenue roundabout, canoe/kayak launch, and business park) and helping set up the temporary irrigation system to water them.
- Repairing inlets prior to the overlay projects.
- Hydrant flushing has finished.
- Assisting with park maintenance (mowing and weeding).
- Fahrner’s will start crack sealing next week.
- Ross Avenue bridge deck repair is scheduled to start the week of July 18.
- On May 21st it was the end of National Public Works Week, we had several staff members at the Farmer’s market and six pieces of equipment. Kids enjoyed climbing on the equipment. We received a lot of positive feedback from the parents.
- Additional safety training was completed last month.
- Starting to have more drainage calls with all of the recent rain.
- With the storm damage over the weekend we are giving residents 1 week to get limbs to the street to be picked up starting June 13.

13. Director, Public Works and Utilities.

- Donner reported our newest employee in the Utility Department, Trevor Skerven, has passed his water supply operator exams for distribution, VOC removal, and groundwater. He will now be added to the “on call” rotation as of this week.
- Ongoing work for the southeast quadrant neighborhood planning. We received the preliminary transportation impact analysis from JSD Professional Services.

- There are four lots on the first quarter mile on the south side of Weston Avenue east of Camp Phillips Road that only have direct access to Weston Avenue. We want to create an access to Transport Way at about the mid-point and would give these lots rear access to Transport Way.
- We will be sending out the 2015 Consumer Confidence Report out by the end of the month.
- Discussed Crystal Finishing having some impact on our sewer downstream to their facilities requiring some additional cleaning. Crystal Finishing indicated they will eliminate the discharge of material from their extrusion process to our sewer. Talked to Schofield about televising the main interceptor sewer (that services some Weston sanitary sewer) that goes through Schofield to Wausau and hopefully draft a long term agreement addressing ongoing maintenance.

14. Report from Administrator. None.

G. Communications and Recommendations from Committee Members. None.

H. Set next meeting date and discuss items for next agenda - Monday, August 1, 2016 @ 4:30 p.m.

I. Adjourn.

Ziegler adjourned the meeting at 5:25 p.m.

Donna Van Swol, Utility Clerk



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Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – F.39.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

Report for Weston Aquatic Center

7-29-2016 through 8-10-2016

Prepared by: Bradley Mroczenski, Weston Aquatic Center Manager

- Statistics through 8/10/16:
 - o Patrons
 - High patron count so far this season was 998 on 7/22/16
 - 21,536 daily passes sold so far this season (Daily Youth/Adult, Senior, After 6)
 - Have sold 187 total season passes this season (pre-season and in-season)
 - Main Passes Sold
 - o 78 Resident Passes
 - o 26 Non Resident Passes
 - o 47 Resident Joint Passes
 - o 12 Non Resident Joint Passes
 - o 20 Mid-season Weston only passes
 - o 4 Mid-season Joint passes
 - Swimming Lessons
 - 141 total swim lessons sold
 - o 84 Resident
 - o 57 Non Resident
 - Have had extra instructors this season
 - o Opened up a 2nd level 1 swim lessons class for all 3 sessions
 - o Opened up a 2nd level 2 swim lessons class for all 3 sessions
 - o Opened up a 2nd level 3 swim lessons class for all 3 sessions
 - o Weather: (Open 68 days so far)
 - 24 days with an average temp over 80 (2014 season total was 8, 2015 was 13)
 - 9 days with an average temp below 70 (2014 season total was 16, 2015 was 11)
 - Closed early or completely 21 days already due to weather
 - The summer has overall been pretty good to us weather wise. The average temperature this season has been about 77 degrees.
 - o Incidents so far this season:
 - 23 jumps so far this year, none serious
 - 19 First aid incidents
 - 9 Fecal accidents, all requiring a 30 min shutdown to chlorinate
 - o Finance
 - Averaging \$1505 of revenue per day. Last report (7/28/16): \$1515/day
 - Average June revenue: \$1,566
 - Average July revenue: \$1,420 Last Report (7/28/16): \$1,398
 - Average August revenue: \$1,414
 - Total revenue this season: \$115,794. Last Report (7/28/16): \$96,785

2015 and 2016 comparison to date

- Patron data through August 10th:
 - 2015: 19,950 visitors
 - 2016: 18,805 visitors
 - We are down 1,145 patrons from last season at this point.
- Revenue data through August 10th:
 - 2015: \$116,802
 - 2016: \$115,794
 - We are down \$1008 down from last season at this point. This is actually not bad considering on August 1st, we were \$7,722 down from last season.
 - 2015: Averaged \$1,445 per day in revenue
 - 2016: Averaging \$1,414 per day in revenue
- Sales data through August 10th:
 - Daily passes (Youth/adult, Senior, After 6pm)
 - 2015: 21,822 daily passes sold
 - 2016: 21,536 daily passes sold
 - Season Passes (Res, Non Res, Mid-Season, Res Joint, Non Res Joint and Mid-Season Joint)
 - 2015: 200 Total
 - 82 Resident Weston
 - 32 Non Resident Weston
 - 18 Mid-season Weston
 - 53 Resident Joint
 - 10 Non Resident Joint
 - 5 Mid-season Joint
 - 2016: 187 Total
 - 78 Resident Weston
 - 26 Non Resident Weston
 - 20 Mid-season Weston
 - 47 Resident Joint
 - 12 Non Resident Joint
 - 4 Mid-season Joint



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Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – F.40.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

Village of Weston, Wisconsin
Report for the month of July 2016
MONTHLY DEPARTMENT REPORT FROM PLANNING AND DEVELOPMENT DIRECTOR

Monthly Department Briefer #2016-07

Jennifer Higgins, Planning and Development Director/Zoning Administrator

Friday, August 12, 2016, 1:46 PM

1. FOR YOUR IMMEDIATE ATTENTION -- TRUSTEES.

- **Mark your calendars for a joint Plan Commission/Village Board Public Hearing on Wednesday, September 21st at 6pm. Mark Roffers will be in town to give a presentation on the following Plans: Comp Plan Volume 1 & 2, Camp Phillips Corridor Plan (Volume 3) and Broadband Plan (Volume 3).** In order to complete this by fall and before things get busy with the Budget we need to complete this now. Tentative Plan is as follows:
 - SEPTEMBER 21: Formal Joint PC/VB hearing related to adoption of Volume 1, Volume 2, Camp Phillips Corridor Plan, & Broadband Technology Plan.
 - SEPTEMBER 21 OR OCTOBER 10: PC recommendation on all volumes/plans.
 - OCTOBER 3 OR 17: VB approval of all volumes by ordinance.I will be working with Mark Roffers to finalize this schedule over the next week.
- The site plan for the Target Outlot Strip Mall was approved earlier this week and building permits have been issued. The applicant was fined per village ordinances of double permit fees plus a \$50 fine.

2. STRATEGIC PLAN PROJECT STATUS.

As reported to you previously, myself, Donner, Wodalski and Osterbrink have been meeting under the umbrella of the Services Division to coordinate projects in the 3 Departments, such as the SE Quad, Comp Plan Update, and site plan review procedures. This team meets every other week to focus on key areas and projects that integrate the 3 departments and our staff.

Department Development

- **Project 1 - Comprehensive Plan Update – In progress.**
 - **Volume 1 – Conditions and Issues** (adopted 3/4/15) – Amend in 2016 to correct any incorrect information from 2015 adopted version. Also consider relocating “Broadband Technology” background information to Volume 3.
 - **Volume 2 – Visions and Directions** (Statutory Plan Elements) – Scheduled for adoption Fall 2016
 - **Chapter 1 – introduction** – draft #1 received from MDRoffers on March 23, 2016
 - **Chapter 2 – Community Vision** – draft #1 forwarded to the PC and Board for comments in Fall 2015; Draft #2 received March 30, 2016 and has been placed on 4/11/16 Plan Commission Agenda for final review.
 - **Chapter 3 – Land Use** (adopted 4/8/15) plan to be amended as necessary as part of complete Volume 2
 - **Chapter 4 – Economic Development** – revised draft received from MDRoffers on 3/23/16.

- **Chapter 5 – Housing and Neighborhoods** – (revised draft delivered by MDROffers on 1/28/16)- Provided to PC and Board in 2/8/16 PC Packet. Comments/changes were sent back to MDROffers in Feb 2016. Next version in full Volume 2, to be delivered in April.
 - **Chapter 6 – Natural, Agricultural, and Cultural Resources** - (revised draft delivered by MDROffers on 1/28/16) -Provided to PC and Board in 2/8/16 PC Packet. Comments/changes were sent back to MDROffers in Feb 2016. Next version in full Volume 2.
 - **Chapter 7 – Parks and Recreation** - (adopted 1/10/15 as CORP for Village) plan to be amended as necessary as part of complete volume
 - **Chapter 8 –Community Facilities and Utilities** (revised draft delivered by MDROffers on 2/11/16) -Provided to PC and Board in 3/14/16 PC Packet. Comments and changes to the Plan document were sent to MDROffers in March 2016. Next version in full Volume 2.
 - **Chapter 9 – Transportation (Official Map)** (revised draft delivered by MDROffers on 1/28/16) - Provided to PC and Board in 2/8/16 PC Packet. Official map was approved in Feb 2016 by ordinance. Comments and changes to the Plan document and the new official map were sent to MDROffers in Feb 2016. Next version in full Volume 2.
 - **Chapter 10 – Intergovernmental Cooperation** – (revised draft delivered by MDROffers on 2/11/16) -Provided to PC and Board in 3/14/16 PC Packet. Comments and changes to the Plan document were sent to MDROffers in March 2016. Next version in full Volume 2.
 - **Chapter 11 – Implementation** – draft #1 received from MDROffers on March 23, 2016
- **Volume 3 – Vision and Directions** (Supplemental Plan Elements)
 - **Chapter 1 – Introduction** (to be prepared in 2016 when Camp Phillips Corridor Plan adopted)
 - **Chapter 2 – Bike and Pedestrian System Plan** (future, post 2017)
 - **Chapter 3 – Broadband Technology Plan** (adopted 3/4/15, readopt at same time as Camp Phillips Plan)
 - **Chapter 4 – Camp Phillips Corridor Plan** (schedule for adoption in 2016, with Vol. 2 adoption)
 - **Chapter 5 – Lower Eau Claire Water Vision** (adopt at same time as Camp Phillips Corridor Plan)
 - **Chapter 6 - Park and Public Facilities Master Plans** (include recent plans when Camp Phillips Plan adopted)
 - **Chapter 7 – Retail Recruitment Strategy** (adopt at same time TID #1 Project Plan Adopted)
 - **Chapter 8 – Schofield Avenue Corridor Plan** (future, likely 2018)
 - **Chapter 9 – TID 1 Amended Project and Redevelopment Plans** (scheduled adoption by fall 2016)
 - **Chapter 10 – TID 2 Amended Project Plan** (future, likely 2017-2018)
 - **Chapter 11 – Tourism Plan** (future, likely 2017-2018)
- **Project 2 – Chapter 50 Nuisance Ordinance Update** – This ordinance update was approved at the 6/6 Village Board meeting and went into effect on 6/8. This item is complete and will be removed during the next update to the Strategic Plan.
 - **Project 5 - Beehive Software System implementation** – Staff has shifted to a different software, Evolve, for our permitting, planning, licensing and code enforcement needs. The project to implement is in progress and estimated to be complete by 1/17.

- **Project 6 - Update Subdivision Ordinance** – This ordinance update was approved at the 5/16/16 Village Board meeting and went into effect on 5/18/16. This item is complete and will be removed during the next update to the Strategic Plan.
- **Project 8 – Audit of Multi-family and commercial properties for Refuse and Recycling Compliance** – Ongoing. Audit was completed for multi-family properties in the summer of 2014 by our Refuse and Recycling Intern, Kyle Casper. Parker continues to work with these multi-family properties when time allows. We have not started on the commercial audit yet to date. Staff continues to address this at change of use, new construction, or change of owner for both multi-family and commercial at time of approvals and/or permitting. Summer intern, Heidi Miller, a UWSP student, who joined us on May 23rd, is currently working on finishing where Kyle left off in the summer of 2014. She will be in attendance at the meeting on Monday to give you an update on some of the projects she worked on for us over the summer. Her last day is tentatively scheduled for August 19th.

Staff Development

- **Project 1 – American Planning Association (APA) membership** – This item is complete and will be removed during the next update to the Strategic Plan. Jared and I are both members of APA and WAPA.
- **Project 2 – Planning Technician Position** – This item is complete and will be removed during the next update to the Strategic Plan.
- **Project 4 – Assistant Building Inspector Position (Code Enforcement/Property Inspector)** – Maguire started employment with the Village in this position on 4/4/16. This item is complete and will be removed during the next update to the Strategic Plan.
- **Project 5 – Plan Commission bylaws, policies and procedures** – Ongoing. Plan Commission Code of Conduct and Rules of Procedures were adopted by the Plan Commission in June. All commissioners have signed the Code of Conduct. We continue to work on policies for the Commission. No further progress on this. I will need to bring new Commissioner Dennis Lawrence up to speed on all of this and give him the Rules of Procedure and have him sign the Code of Conduct.

3. BUDGET AND FINANCIAL PLAN STATUS.

- The Department is on budget for 2016. The Department has recently begun working on our 2017 Budget submittal.

4. EMPLOYEE DEVELOPMENT & ENGAGEMENT.

- Higgins attendance at Weekly C Team Meetings.
- Higgins attendance at Weekly ED Team Meetings - these now have been canceled and will be scheduled as needed.
- Higgins attendance at Weekly One-on-One Meetings with Guild.
- Higgins attendance at Bi-weekly Service Division Team Meetings
- Higgins and Parker attend monthly Wellness Committee Meetings.
- Wehner and Maguire attend monthly Staff Social Committee Meetings.
- Parker, Wehner, Tatro, Maguire and myself will continue with the 2016 Lumin Training next month.
- Department participation at the August All-Staff meeting.

- Department participation in the 100 Day Global Corporate Challenge as part of the Wellness Program. All 5 of us are participating as members of one of 4 teams that have formed here at the Village. The GCC kicked off on May 25th and runs until September 1st. The goal is for teams of 7 to average at least 70,000 steps a week. In five weeks of participation, the 4 teams (28 staff members) have already walked over 10,437 miles and have a combined step total of 26,245,417 steps. Our overall daily step average as a group is 13,521 per person per day. In total, employees have burned off 2,205 Large burgers, 6,523 glasses of red wine and 4,219 slices of cake. We are now moving through the Nutrition and the Balance portion of the GCC. GCC Balance taps into the science of the brain to help you strengthen your mind, understand your thought processes and stay calm under pressure. According to neuroscience, your brain needs repetitive actions in order to adapt to new behaviors. GCC Balance provides you with tools and tips that will help you create healthy, mindful habits. I think this has been a positive experience so far for the employees that are participating. Thanks so much to you all and the Administration for letting the Wellness Committee provide this program to our employees.

5. PERFORMANCE AND METRICS.

- Staff received the review paperwork in late May and we are currently in the process of completing this. To date I have turned in my review and completed my review with Guild and Jenna from Carlson Dettman. Wehner's review is complete and I am currently working through my other team members' paperwork before I schedule the formal review.
- Infovision Software's Evolve Software will be able to be used for project management and will also have a performance management component to the software. Once an application is deemed complete, a timer will be running in the background and will be able to monitor and track how long it takes staff to complete our review and get approvals out the door.

6. COMMUNITY FEEDBACK

- I received a compliment from a resident through the NextDoor social media site regarding Refuse and Recycling Intern Heidi Miller. The resident said Heidi was very helpful and knowledgeable regarding the questions she had posed to Heidi concerning recycling.

7. IDENTIFIED NEEDS.

- Project Management Software, which is being addressed through the deployment of the Evolve software project.
- Following the Active Shooter training session on 8/3/16 held by EMPD during our all staff meeting, I feel that there should be an emergency plan developed for the Municipal Center.

8. NEW IDEAS & OPPORTUNITIES.

- None at this time.

9. MISCELLANEOUS COMMENTS / ISSUES.

- County Uniform Addressing Project
 - We have received a list of the duplicate road names. I will be putting a memo together for the 8/22 CLPS meeting to give them an update on the project. As a reminder, the County has acquired a url for the project at <http://www.MyMarathonCountyAddress.org>. The site is currently under construction but they should be adding information to it as we move along in the process.
- Economic Development/Plan Commission Update
 - Comp Plan – We are very close to be ready to begin the review and final approval process for this project. Mark Roffers is in the process of drafting the resolution for adoption and finalizing the document. I'm hoping to wrap this up by
 - SE Quadrant –The website is up for [Camp Phillips Centre](#). Mark Roffers has received the plan information from JSD and is now in the process of incorporating it into the Camp Phillips Road Corridor Plan. The SE Quadrant Neighborhood Plan is on Monday's agenda for final adoption. Both the PC and CDA recommended it for approval on 8/8/16.
 - Camp Phillips Road Plan - We met with Mark Roffers on 6/30/16 to discuss the final draft and the approval schedule. Plan for adoption will follow the same timeline as the Comp Plan.
 - TID #1 Plan Update – This plan updated is in progress. On 6/29/16, Wehner and I walked the new addition area along Schofield Ave and Camp Philips Road to assist with a blight study that is needed to proceed forward with the plan. Staff also met on 6/30/16 to discuss the plan and begin talking about projects which will be needed to be included into the new plan for Camp Phillips Center. Currently staff is working on the list of CIP projects for this Plan and the hope is that they will go to CDA in September.
 - Staff is recently completed the following site plan reviews:
 - InterCon Construction – new construction – garage, office and contractor yard on Synergy Court
 - Ministry St. Clares – Hyperbaric Chamber Addition
 - Ministry St. Clares – Bed Tower Addition – adding 24 beds bringing the total of beds to 120.
 - Ministry St. Clares – Medical Office Building Upgrades – building out floor 1 and doing some other interior remodeling.
 - 3-unit Strip Mall on the Target Outlot on the corner of Schofield Ave and Alderson Street
 - Staff is currently working on the following site plans reviews with applicants:
 - CoVantage Credit Union – new construction – SE corner of Schofield Avenue and Von Kanel St. – In review
 - Potential Upcoming Projects:
 - World Wide Packaging, 8410 Technology Drive –a remodel to the existing loading docks and easternmost truck entrance/turn around.
 - From the Forest – Building Expansion on current site
 - Drewek Ross Ave Apartment Complex – Ross Avenue west of Kelly Club
 - Lamers – new construction on Concord Ave – Bender Property

2016 Building Permits Issued to Date

Date:	Single Family	Duplex	Multi-Family				Commercial	Total All Permits Issued
			4	6	8	12		
January	1	-	-	-	-	-	23	29
February	2	-	-	-	-	-	25	35
March	-	1	-	-	-	-	23	41
April	7	-	-	-	-	-	12	66
May	1	-	-	-	-	-	26	81
June	3	-	-	-	-	-	20	78
July	-	-	-	-	-	-	9	45
Total	14	1	-	-	-	-	138	375
Totals from July of each year								
2015	12	4	1	-	-	-	92	277
2014	9	-	2	3	4	-	171	379
2013	6	-	-	-	-	-	120	279
2012	9	-	-	-	-	-	117	335
2011	8	-	-	-	-	-	53	235
2010	19	-	-	-	-	-	59	330
2009	8	3	-	1	1	4	14	255
2008	12	3	-	-	-	6	21	153

Permits Issued (By Work Class)

Permits Issued From Friday, July 1, 2016 through Sunday, July 31, 2016

Permit	Location Address	Issued	Valuation	Square Feet
Additional Building Agricultural Out Building				
ADDB-7-16-6869	3601 CAMP PHILLIPS RD	07/15/2016	125,000.00	2,904
Totals For Additional Building Agricultural Out Building : 1			125,000.00	2,904
Additional Building Yard Shed				
ADDB-7-16-6849	5406 LOUANN DR	07/07/2016	1,000.00	100
ADDB-7-16-6853	5804 ALEX ST	07/07/2016	1,200.00	120
ADDB-7-16-6873	3205 JELINEK AVE	07/18/2016	2,500.00	96
ADDB-7-16-6879	6405 RICHARDS AVE	07/18/2016	3,200.00	160
Totals For Additional Building Yard Shed : 5 Permit(s)			7,900.00	476
Commercial Building Local Business, Institutional & Office				
CBLD-7-16-6860	3400 Ministry Parkway	07/13/2016	3,060,000.00	9,440
CBLD-7-16-6881	8205 GUSMAN Road	07/20/2016	20,000.00	100
Totals For Commercial Building Local Business, Institutional & Office			3,080,000.00	9,540
Deck Residential				
DECK-7-16-6851	5117 COROZALLA DR	07/07/2016	1,000.00	264
DECK-7-16-6874	4809 RIDGE POINT CIR	07/18/2016	3,000.00	144
DECK-7-16-6875	5206 JACOB ST	07/18/2016	2,100.00	480
DECK-7-16-6885	2706 MALLARD CT	07/21/2016	4,800.00	1,380
Totals For Deck Residential : 4 Permit(s)			10,900.00	2,268
Driveway Driveway				
DRIV-7-16-6845	4308 DOUGLAS LN	07/07/2016	3,500.00	1,600
DRIV-7-16-6846	6210 KIRK ST	07/07/2016	5,500.00	1,428
DRIV-7-16-6852	6206 LABRADOR RD	07/07/2016	3,800.00	1,000
DRIV-7-16-6861	6206 RANDY JAY ST	07/14/2016	10,000.00	1,080
DRIV-7-16-6867	6302 QUENTIN ST	07/14/2016	6,000.00	1,846
Totals For Driveway Driveway : 5 Permit(s)			28,800.00	6,954
Electrical Local Business, Institutional & Office				
ELEC-7-16-6864	3309 Ministry Parkway	07/12/2016	20,000.00	0
ELEC-7-16-6868	3001 SCHOFIELD AVE	07/14/2016	0.00	3,327
Totals For Electrical Local Business, Institutional & Office			20,000.00	3,327
Electrical Residential				
ELEC-7-16-6859	3503 KRUEGER AVE	07/13/2016	1,600.00	0
ELEC-7-16-6862	1919 SCHOFIELD Avenue	07/13/2016	0.00	0
ELEC-7-16-6880	3207 CECIL Street	07/19/2016	500.00	0
Totals For Electrical Residential : 5 Permit(s)			2,100.00	0
Fence Residential				
FENC-7-16-6843	3113 NORMA AVE	07/06/2016	3,500.00	0
FENC-7-16-6850	2105 JELINEK AVE	07/07/2016	500.00	0
FENC-7-16-6887	5507 WINDING CREEK DR	07/21/2016	4,000.00	0

Permit	Location Address	Issued	Valuation	Square Feet
FENC-7-16-6891	9940 SIBERIAN DR	07/29/2016	3,536.54	0
Totals For Fence Residential : 4 Permit(s)			11,536.54	0
Lateral Connection New Single Family				
LCON-7-16-6855	7103 Forest Street	07/11/2016	0.00	0
Totals For Lateral Connection New Single Family : 1 Perm			0.00	0
Lateral Connection Non Residential				
LCON-7-16-6889	3309 Ministry Parkway	07/27/2016	0.00	0
Totals For Lateral Connection Non Residential : 2 Permit(s)			0.00	0
Plumbing Commercial				
PLUM-7-16-6863	8951 ENTERPRISE WAY	07/14/2016	600.00	0
PLUM-7-16-6877	3001 SCHOFIELD AVE	07/18/2016	0.00	0
Totals For Plumbing Commercial : 2 Permit(s)			600.00	0
Private Well Renewal				
WELL-7-16-6888	5407 Roxann Drive	07/26/2016	0.00	0
Totals For Private Well Renewal : 1 Permit(s)			0.00	0
Residential Building Exterior Remodel				
RBLD-7-16-6848	6202 CAMP PHILLIPS RD	07/07/2016	5,500.00	2,000
RBLD-7-16-6866	9102 WINDEMERE PL	07/14/2016	9,600.00	2,500
RBLD-7-16-6871	3302 NORTHWESTERN Avenue	07/15/2016	4,170.00	0
RBLD-7-16-6890	5004 MAPLE ST	07/29/2016	6,000.00	2,000
TRBLD-7-16-6870	6002 NORMANDY Street	07/15/2016	3,450.00	0
Totals For Residential Building Exterior Remodel : 5 Perm			28,720.00	6,500
Residential Building Interior Remodel				
RBLD-7-16-6876	5204 DJ LN	07/18/2016	10,000.00	190
Totals For Residential Building Interior Remodel : 6 Permi			10,000.00	190
Residential Building New Single Family				
TRBLD-7-16-6857	4711 KRAMER Lane	07/12/2016	350,000.00	4,896
Totals For Residential Building New Single Family : 7 Perm			350,000.00	4,896
Sign Special Event				
SIGN-7-16-6884	6205 Business Highway 51	07/20/2016	0.00	40
Totals For Sign Special Event : 1 Permit(s)			0.00	40
Special Events on Public Property Special Event				
SEPP-7-16-6858	5902 SCHOFIELD AVE	07/12/2016	0.00	0
Totals For Special Events on Public Property Special Even			0.00	0
Sprinkler/Irrigation Residential				
SPRK-7-16-6878	3704 STERNBERG AVE	07/18/2016	4,000.00	0
SPRK-7-16-6883	7303 Fountain Circle	07/20/2016	0.00	0
Totals For Sprinkler/Irrigation Residential : 2 Permit(s)			4,000.00	0
Swimming Pool Above Ground				
POOL-7-16-6847	5206 JACOB ST	07/07/2016	4,000.00	113
POOL-7-16-6854	6407 CREEL DR	07/08/2016	400.00	200

Permit	Location Address	Issued	Valuation	Square Feet
POOL-7-16-6872	3503 MAKENZIE DR	07/18/2016	500.00	120
POOL-7-16-6886	2706 MALLARD CT	07/21/2016	2,000.00	495
Totals For Swimming Pool Above Ground : 4 Permit(s)			6,900.00	928

Zoning Commercial				
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ZONE-7-16-6865	4607 Camp Phillips Road	07/14/2016	0.00	0
ZONE-7-16-6882	6205 Business Highway 51	07/20/2016	0.00	0
Totals For Zoning Commercial : 2 Permit(s)			0.00	0



It's Right Here.

Village of Weston, Wisconsin

OFFICIAL MEETING AGENDA OF THE BOARD OF TRUSTEES

MEETING PACKET

AGENDA ITEM COVER SHEET

ITEM # – F.41.

This notice was posted at the Municipal Center, and on the Village's website at www.westonwi.gov, and was emailed to local media outlets (Print, TV, and Radio) on 08/12/2016 @ 4:00 p.m. A quorum of members from other Village governmental bodies (boards, commissions, and committees) may attend the above noticed meeting in order to gather information. No actions to be taken by any other board, commission, or committee of the Village, aside from the Board of Trustees. Should a quorum of other government bodies be present, this would constitute a meeting pursuant to State ex rel. Badke v. Greendale Village Bd., 173 Wis.2d 553, 494 N.W.2d 408 (1993). Wisconsin State Statutes require all agendas for Committee, Commission, or Board meetings be posted in final form, 24 hours prior to the meeting. Any posted agenda is subject to change up until 24 hours prior to the date and time of the meeting. Any person who has a qualifying disability as defined by the Americans with Disabilities Act requires that meeting or material to be in accessible location or format must contact the Weston Municipal Center at 715-359-6114, by 2pm the Friday prior to the meeting so any necessary arrangements can be made to accommodate each request.

EVEREST METRO POLICE DEPARTMENT

VILLAGE OF WESTON – BOARD MEETING AUGUST 15, 2016

JULY 2016 STATS – Village of Weston

Accidents:	28
Property Damage only	18
Injury Accidents	3
Hit & Run Accidents	7
Total Calls for Service:	1,139

Stillwater Landing Trailer Park

July 2016 calls for service – 18* July 2015 – 24 calls

(*See attached Type of Incident Summary Report for detailed call types)

EMPD 2015 Audit

The 2015 EMPD audit was presented to the EMPD Joint Finance Committee on July 20th by Don Stabenow of Krause, Howard & Company S.C. EMPD came in at \$183,374.33 revenues over expenditures for 2015. At the end of 2015, the unassigned EMPD fund balance was the highest it has ever been at \$414,925 with a grand total fund balance of \$681,167. The fund balance sheets are included with this report.

Health Insurance Committee

The Health Insurance Committee met on Thursday, August 11, 2016 with our representatives from Spectrum Insurance Group. All the employees from the Village, EMPD and Safer filled out new or updated applications, which were sent by Spectrum to nine different insurance carriers. Of those nine, three declined to even offer a quote. Our current provider, Group Health Cooperative came in with the lowest quote at a 12.96% increase. The other five quotes ranged from 30% - 52% increases. Our current experience is running at 174%, so we were lucky to get that low of a quote considering the significant loss ratio. Our agent stated this is the one of the lowest increases he has seen among all his municipal clients.

The recommendation from the Health Insurance Committee to the Personnel Committee, the Joint Finance Committees representing SAFER and EMPD, and the Village Board will be to renew our current base plan offering through Group Health Cooperative at the 12.96% increase.

Everest Metro Police Department stats From 7/1/2016 to 7/31/2016

Case Number Stats

	City	Other	Town	Village	Total
Accident Hit and Run	0	0	0	7	7
Accident Iniurv	0	0	0	3	3
Accident Propertv Damaae	6	0	0	18	24
Aaencv Assist	0	0	0	3	3
Aaaravated Assault	1	0	0	0	1
ALCOH COM	1	0	0	0	1
Animals	0	0	0	1	1
Arson	1	0	0	0	1
Bail Jumpina	1	0	0	0	1
Buralarv	1	0	0	1	2
CHILD NEGL	0	0	0	1	1
CITES UTC	42	0	2	124	168
CIVIL ASST	0	0	0	1	1
Criminal Damaae	0	0	0	5	5
DC	2	0	0	0	2
DC MV	1	0	0	2	3
DIST PEACE	0	0	0	1	1
Domestic	3	0	1	4	8
Druas	3	0	0	5	8
Foraerv	0	0	0	1	1
Fraud	1	0	0	3	4
Lost and Found	0	0	0	3	3
MENTAL COM	0	0	0	6	6
Misc Investiaation	0	0	0	1	1
NPR	1	0	0	0	1
OSTRUCT	0	0	0	2	2
OWI	3	0	0	3	6
PHY ABU	1	0	0	0	1
Prob/Parole Viol	1	0	0	0	1
RESISTING	0	0	0	1	1
Restrain Ord Viol	0	0	0	3	3
Runaway	1	0	0	0	1
Sex Crime	1	1	0	2	4

Noteworthy Cases:

Ginseng Theft E4
 Armed While Intoxicated E2

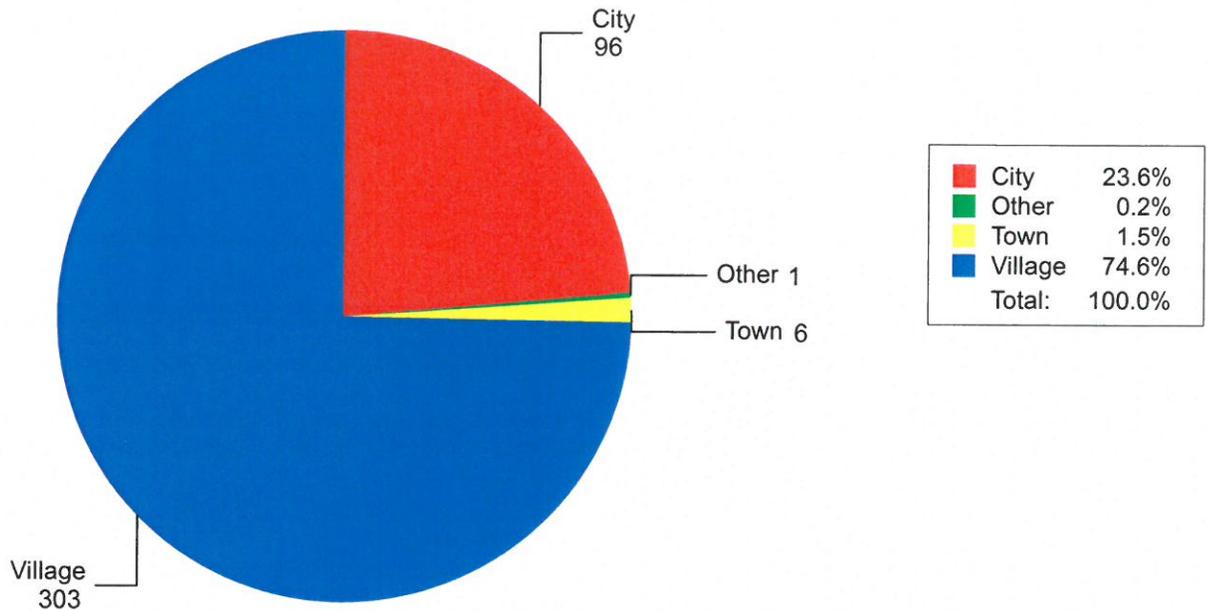
	Total
	5
City	294
Other	40
Town	22
Village	961
Total	1,322

Everest Metro Police Department stats From 7/1/2016 to 7/31/2016

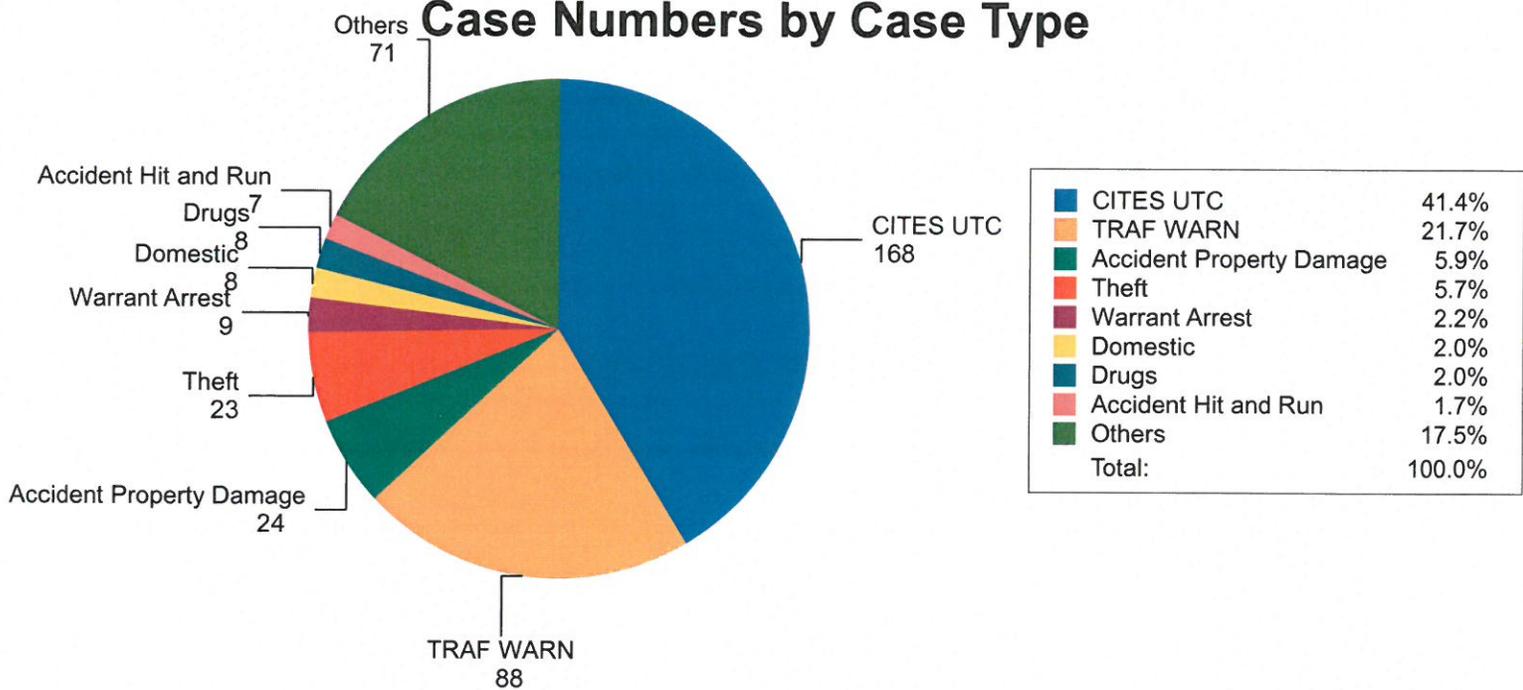
	City	Other	Town	Village	Total
SUSP CIRC	1	0	0	3	4
Theft	6	0	1	16	23
THREATS	0	0	0	1	1
TRAF WARN	11	0	1	76	88
TRESPASS	1	0	0	0	1
Uncontrollable Juvi	1	0	0	1	2
VEH ABND	1	0	0	0	1
Warrant Arrest	4	0	1	4	9
Weapons	0	0	0	1	1
Total	96	1	6	303	406

Everest Metro Police Department stats From 7/1/2016 to 7/31/2016

Case Numbers by Area



Case Numbers by Case Type



4311 SCHOFIELD AVENUE

July 2016

TLR #	DATE OF INCIDENT	TYPE OF INCIDENT	EVENT #
No #	07/05/16	Shed on fire	160082854 160082858
No #	07/01/16	Traffic stop	160080890
No #	07/11/16	Traffic stop	160085796
No #	07/12/16	Service misc - questions	160086220
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18	07/14/16	Follow up	160087134
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4311 SCHOFIELD AVENUE

July 2016

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48	07/11/16	Vehicle lockout	160085554
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69	07/30/16	Civil standby to get items	160094366
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			160083005 160083009 160083015 160083016 160083017
72	07/05/16	Mental subject, suspiciuos, med calls (3)	
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July 2016

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97	07/16/16	Noise complaint	160087802
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4311 SCHOFIELD AVENUE

July 2016

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			160089158
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131	07/19/16	Medical emergency (3 calls	160089160
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146	07/11/16	Warrant service	160085761
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