

# Regular Village Board Meeting Agenda

# August 1, 2023 – 7:00 pm

Village Hall, 235 Hickory Street, Pewaukee, WI 53072

To view the meeting live: <a href="https://www.youtube.com/live/nOwEKLNPsQs?feature=share">https://www.youtube.com/live/nOwEKLNPsQs?feature=share</a>

- 1. Call to Order, Pledge of Allegiance, Moment of Silence and Roll Call.
- 2. <u>Public Hearings/Presentations.</u> None.
- 3. <u>Approval of Minutes of Previous Meeting.</u>
  - Minutes of the Regular Village Board Meeting June 20, 2023
  - Minutes of the Regular Village Board Meeting July 18, 2023
- 4. <u>Citizen Comments.</u> This is an opportunity for citizens to share their opinions with Board Members on any topic they choose. However, due to Wisconsin Open Meeting laws, the Board is not able to answer questions or respond to your comments. All comments should be directed to the Board. Comments are limited to 3 minutes per speaker. Speakers are asked to use the podium and state their name and address.
- 5. Ordinances.
  - a. Discussion and Possible Action on Ordinance 2023-13, an Ordinance to Amend Section 18.112 Regarding the Sale of Food Products
- 6. Resolutions.
  - a. Discussion and Possible Action on Resolution No. 2023-12, A Resolution Recognizing the Retirement of David Meyer from the Public Works Department
  - b. Discussion and Possible Action on Resolution 2023-13, a Resolution to Amend the Village Fee Schedule Regarding Food Vendor Permits
- 7. <u>Old Business.</u> None.
- 8. <u>New Business.</u>
  - a. Discussion and Possible Action to release an existing Pedestrian Easement in effect at 321 Riverside Drive. The applicant/property owner is Riverside 321 Partners LLC in c/o Christian Hlavinka.
  - b. Discussion and Possible Action on the Final Plat of Riverside Preserve a 36-lot (+4 outlots), single-family residential subdivision. This 13-acre site, located at 321 Riverside Drive, is zoned R-5 Single-Family Residential with Residential Infill Redevelopment Overlay (RIRO). The property owner/applicant is Riverside 321 Partners LLC in c/o Christian Hlavinka.
  - c. Discussion and Possible Action on Possible Allocation of Laimon Park Funds to Funds Capital Improvements at Peffer Park
  - d. Discussion and Possible Action on Bid Award for Bridge Deck Coating Contracted Services
  - e. Discussion and Possible Action on Appointment of Village Board Member to Serve on Police Union Negotiation Team



# Regular Village Board Meeting Agenda

- 9. <u>Citizen Comments.</u> This is an opportunity for citizens to share their opinions with Board Members on any topic they choose. However, due to Wisconsin Open Meeting laws, the Board is not able to answer questions or respond to your comments. All comments should be directed to the Board. Comments are limited to 3 minutes per speaker. Speakers are asked to use the podium and state their name and address.
- 10. <u>Closed Session.</u> The Village Board of the Village of Pewaukee will enter into closed session pursuant to Wis. Statute Section 19.85(1)(e) for the purpose of deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session, specifically regarding Fire and EMS Contract with City of Pewaukee.
- 11. <u>Reconvene Into Open Session</u>.
  - a. Possible Action on Fire and EMS Contract with the City of Pewaukee

# 12. Adjournment.

Note: Notice is hereby given that a quorum of a Village Committee and/or Commission may be present at the Village Board meeting, and if so, this meeting shall be considered an informational meeting of that Committee or Commission and no formal action of that Committee or Commission shall occur. Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. To request such assistance, contact the Village Clerk at 262-691-5660.

Posted July 28, 2023

# VILLAGE OF PEWAUKEE VILLAGE BOARD MINUTES June 20, 2023

https://www.youtube.com/live/aOUmExwGN4U?feature=share

## 1. Call to Order, Pledge of Allegiance, Moment of Silence, and Roll Call

President Knutson called the meeting to order at approximately 6:01 p.m. The Pledge of Allegiance was recited, followed by a moment of silence.

Roll Call was taken with the following Village Board members present: Trustee Heather Gergen; Trustee Bob Rohde; Trustee Kelli Belt; Trustee Chris Krasovich; Trustee Craig Roberts; and President Jeff Knutson. Trustee Jim Grabowski was excused.

Also Present: Village Attorney, Mark Blum; Village Administrator, Scott Gosse; Director of Public Works, Dan Naze; Village Planner, Mary Censky; Village Treasurer, Kayla Haack; Utility Supervisor, Shawn Tremaine; Village Clerk, Cassie Smith; Baker Tilly Representative, John Radar; and Robert W. Baird Representative, Brad Viegut.

### 2. Public Hearings/Presentations

### a. 2022 Audit Presentation

The Baker Tilly Representative, Auditor John Radar, presented an overview of the 2022 audit. He specifically explained pages 1-9 of the Financial Highlights audit packet giving the status of each fund individually. All funds remain healthy, other than the Stormwater Utility which should be reviewed due to this Utility Fund has zero reserves.

b. Public Hearing on Ordinance No. 2023-10, Ordinance To Amend Sections 40.367.4, 40.367.5, 40.367.7, and 40.367.8 of the Village of Pewaukee Municipal Code Regarding Garbage/Recycling Bins Storage, Density Limits, Setbacks/Yards, and Open Space Requirements in the Residential Infill-Redevelopment Overlay District

No comments.

# 3. Approval of Minutes of Previous Meeting

a. Minutes of the Regular Village Board Meeting - June 6, 2023

Trustee Rohde moved, seconded by Trustee Krasovich, to Approve the June 6, 2023, minutes of the Regular Village Board meeting as presented.

Motion carried 6-0.

### 4. <u>Citizen Comments - none</u>

# 5. Ordinances

a. Possible Action on Ordinance No. 2023-10, Ordinance To Amend Sections 40.367.4, 40.367.5, 40.367.7, and 40.367.8 of the Village of Pewaukee Municipal Code Regarding Garbage/Recycling Bins Storage, Density Limits, Setbacks/Yards, and Open Space Requirements in the Residential Infill-Redevelopment Overlay District

Planner Censky stated that in March she was asked to examine the infill-redevelopment overlay district's garbage/recycling storage, density limits, setbacks/yards, and open space requirements. The Village Board referred the draft ordinance to the Plan Commission for review. The Plan Commission's consensus was to not move forward with the draft ordinance as they remained satisfied with the current code. The Commission stated they would review the current status of the development in about one year. Trustee Rohde stated that he endorses no action, the work Plan Commission did on this Ordinance was comprehensive.

Trustee Roberts moved, seconded by Trustee Rohde, to <u>Take No Action</u> on Proposed Ordinance 2023-10 To Amend Sections 40.367.4, 40.367.5, 40.367.7, and 40.367.8 of the <u>Village</u> of Pewaukee Municipal Code Regarding

Garbage/Recycling Bins Storage, Density Limits, Setbacks/Yards, and Open Space Requirements in सिंह क्रिडीवेटिनीवा Infill-Redevelopment Overlay District. Motion carried 6-0.

a. Possible Action on Ordinance No. 2023-11, Ordinance to Amend Section 6.121 of the Village of Pewaukee Municipal Code Regarding License Fees of intoxicating liquor or fermented malt beverages within the Village.

Clerk Smith presented the draft Ordinance which would include pricing in the Village code for Reserve "Class B" Liquor Licenses and give separation between a regular Reserve License and a Transfer Reserve License.

Trustee Roberts moved, seconded by Trustee Belt, to Approve Ordinance No. 2023-11 to Amend Section 6.121 of the Village of Pewaukee Municipal Code Regarding License Fees of intoxicating liquor or fermented malt beverages within the Village to Specifically Record the Regular Reserve License Fee to be \$10,000 and the Reserve Transfer Class B license to be sold for the Actual Cost to Acquire the Transfer License with any Subsequent Reissuance of the Transfer License to Pay the Regular Reserve License Fee of \$10,000.

Motion carried 6-0.

### 6. Resolutions

a. Possible Action on Resolution No. 2023-07, Resolution Providing for the Sale of Approximately \$1,185,000 General Obligation Promissory Notes

Administrator Gosse stated that since the packet delivery a major change has been made to the total financing required amount. A recommendation was made to postpone the Quinlan water tower maintenance until 2024 due to the anticipated start date being later this fall which would not be a good time for this project to occur. This change in projects would amend the funding amount to \$670,688. The new amount would make funding through a State Trust Fund Loan more advantageous than a bank placement loan. Brad Viegut, Financial Advisor with Robert W. Baird, indicated that the State Trust Fund's interest rate is 5.5% and no payment would be due until March of 2025 if the loan closed after September 1, 2023. This would still allow the Village to refinance the loan in 2024 if the market were to be more favorable. The direction of the Village Board was to start the preparation of applying for the State Trust Fund Loan with the Board of Commissioners of Public Lands.

b. Possible Action on Resolution No 2023-08, Resolution Regarding the Wisconsin Department of Natural Resources Reporting Year 2022 Compliance Maintenance Annual Report

Director Naze presented the Compliance Maintenance Annual Report and gave a brief overview.

Trustee Gergen moved, seconded by Trustee Rohde, to Approve Resolution 2023-08, Regarding the Wisconsin Department of Natural Resources Reporting Year 2022 Compliance Maintenance Annual Report as Presented. Motion carried 6-0.

7. Old Business - None

# 8. New Business

a. Discussion and Possible Action on Approval of Lake Park HOA Declaration of Restrictions Amendment 1 Attorney Blum gave an overview regarding the receipt of the Lake Park HOA Declaration of Restrictions and the revision that was added which put restrictions on short-term rentals in the subdivision. The original approval of the Declaration of Restrictions when the subdivision was created required Village approval of any modifications to the document. Attorney Blum stated that he spoke with the HOA attorney and advised the attorney of the limitations placed on municipalities regarding the regulation and/or prohibition of short-term rentals and that Village approval of the proposed Declaration of Restrictions is not permitted by state law.

Trustee Roberts moved, seconded by Trustee Rohde, to Acknowledge the Receipt of the Request from the Lake Park Homeowners Association's Declaration of Restrictions but Due to Wisconsin State Statute Sec. 66.1014 which preempts the Village from approving Short-Term Rental Restrictions, The Village Board of the Village of Pewaukee Waives its Right to Approve the Presented Amendment of the Declaration of Restrictions.

Motion carried 6-0.

b. Discussion and Possible Action on Acceptance of Water Main Easement from Pewaukee School District Administrator Gosse explained that this easement is a necessity due to the installation of the softball field project at the School District. The proposed water main easement will provide access for maintenance in the future.

Trustee Gergen moved, seconded by Trustee Krasovich, to Approve the Revised Watermain Easement with Pewaukee School District as Presented.

Motion carried 6-0.

# c. License and Permit Approvals

### 1. Annual Alcohol Licenses

Trustee Krasovich moved, seconded by Trustee Gergen to approve the renewal of Class "A" Beer and "Class A" (Cider Only) Liquor Licenses in the Village of Pewaukee for the license period of July 1, 2023, through June 30, 2024, as presented, to the following applicants and their listed agents:

- -603 Capitol LLC DBA Pewaukee BP, Agent: Maninder Kaur
- -Kwik Trip Inc. DBA Kwik Trip 865, Agent: Mark Panka
- -McMahon Management DBA Pewaukee Corner Pump, Agent: Joseph M. McMahon
- -Kwik Trip, Inc. DBA Stop-N-Go #1526, Agent: Jordyn Plymesser

Motion carried 6-0.

Trustee Krasovich moved, seconded by Trustee Gergen to approve the renewal of Class "A"/"Class A" Combination Liquor Licenses in the Village of Pewaukee for the license period of July 1, 2023, through June 30, 2024, as presented, to the following applicants and their listed agents:

- -Aldi, Inc (Wisconsin) DBA Aldi, Agent: Erika Bruening
- -Beachside Boat & Bait, LLC, Agent: Marietta T. Herdeman
- -DK & KD LLC, DBA Brewers Wine and Spirits, Agent: Ravin Daniel
- -Costco Wholesale Corporation DBA Costco Wholesale #1101, Agent: Steven Tefend
- -Mega Marts LLC DBA Pick 'n Save #6374, Agent: Craig Peterburs
- -Spargo Salon, LLC, Agent: Jeremy Chapman
- -Walgreens Co. DBA Walgreens #05309, Agent: Michelle Morano
- -Wal-Mart Stores East LP DBA Walmart #3322, Agent: Brendan Barrett

Motion carried 6-0.

Trustee Roberts moved, seconded by Trustee Rohde to approve the renewal of Class "B" Beer Licenses in the Village of Pewaukee for the license period of July 1, 2023, through June 30, 2024, as presented, to the following applicants and their listed agents:

- -Cool Draft LLC DBA The HandleBar, Agent: Scott Hoggatt
- -PPF Corporation DBA Tsuta Ramen, Agent: Ping P. Feng

Motion carried 6-0.

Trustee Gergen moved, seconded by Trustee Krasovich to approve the renewal of Regular Class "B"/"Class B" Combination Liquor Licenses in the Village of Pewaukee for the license period of July 1, 2023, through June 30, 2024, as presented, to the following applicants and their listed agents:

- -Karma44 LLC DBA 4 Keeps, Agent: Jennifer Keepman
- -Wisconsin Apple, LLC DBA Applebee's, Agent: Frank Gonzales
- -Artisan 179, Agent: Carrie L. Boehm
- -Asiana of Wisconsin Inc. DBA Asiana of Wisconsin, Agent: Chen Yurong (updated at meeting)
- -Vasili LLC DBA Billy Ho's Pub & Eatery, Agent: Bill L. Markopoulos
- -Blazin Wings Inc. DBA Buffalo Wild Wings, Agent: Robert Bartholomew
- -Butler Inn, LLC DBA Butler Inn of Pewaukee, Agent: Dixit Dudhat
- -Carlee's Bar & Grill LLC DBA Carlee's Bar & Grill, Agent: Jacob Bernotas

VB 6.20.2023

- -Casa Tequila Restaurant LLC DBA Casa Tequila Restaurant, Agent: Maria Campuzano
- -MCV Beers LLC DBA Craft Beer Cellar Pewaukee, Agent: Mark Van Dehy
- -Four Star Family Sports Pub DBA Four Star Family Restaurant, Agent: Armando Macedo
- -Good Eats, LLC, Agent: James Forester
- -Kranky's Investment Corp DBA Kranky's Pub, Agent: Malcolm A. Dicks
- -Nettie's Irish Pub LLC, Agent: Caven Boggess
- -Pizza and Sub Shop Inc. DBA Park Avenue Pizza Company, Agent: Jason Koboski
- -W&L LLC DBA Seester's Mexican Cantina, Agent: Wendy Weytens
- -145 Pewaukee Wine, LLC DBA Twisted Vine Wine Shop & Bar, Agent: Brendan Moore (parking space seating is contingent upon the approval of the ROW permit presented at this meeting)

Motion carried 6-0.

Trustee Roberts moved, seconded by Trustee Rohde to approve the renewal of "Class B" Beer and "Class C" Wine Liquor Licenses in the Village of Pewaukee for the license period of July 1, 2023, through June 30, 2024, as presented, to the following applicant and their listed agent:

- -MOD Super Fast Pizza (Wisconsin), LLC DBA MOD Pizza, Agent: Laura Martinez Bravo
- -Waukesha County Technical College, Agent: Tricia Smith
- -Aladdin Food Management Services, LLC, Agent: Tod Hemphill
- -Beach House Bistro, Agent: Llazar Konda

Motion carried 6-0.

### 2. Food Vendor Licenses

# i. Jandy's Base Camp, LLC

Trustee Krasovich moved, seconded by Trustee Gergen, to Approve the Food Vendor Permit for Jandy's Base Camp, LLC at the Summer Sizzle on July 15<sup>th</sup> at the Kiwanis Village Park as Presented.

Motion carried 6-0.

### ii. Freemasons Lodge #42

Trustee Gergen moved, seconded by Trustee Belt, to Approve the Food Vendor Permit for Lake Country Freemasons Lodge #42 at the Beach Party on June 24<sup>th</sup> at Lakefront Park as Presented.

Motion carried 6-0.

### iii. Snowie

Trustee Rohde moved, seconded by Trustee Roberts, to Approve the Food Vendor Permit for Snowie at the Beach Party on June 23-24th at Lakefront Park as Presented.

Motion carried 6-0.

### iv. Uyghur Grill

Trustee Gergen moved, seconded by Trustee Krasovich, to Approve the Food Vendor Permit for Uyghur Grill at the Beach Party on June 23-24<sup>th</sup> at Lakefront Park as Presented. Motion carried 6-0.

# 3. Temporary Class "B"/"Class" B Retailer Licenses

Trustee Krasovich moved, seconded by Trustee Gergen, to Approve Positively Pewaukee's Temporary Class "B"/"Class B" Retailers Licenses on July 15<sup>th</sup>, 2023, as presented.

Motion carried 6-0.

## d. Monthly Approval of Checks and Invoices for all funds – May 2023

Trustee Rohde motioned, seconded by Trustee Krasovich to approve the May 2023 checks and invoices as presented. Motion carried 6-0.

Trustee Gergen motioned, seconded by Trustee Roberts to recognize the Library Fund May 2023 checks and invoices as presented.

Motion carried 6-0.

- 9. Citizen Comments None
- **10.** Closed Session. The Village Board of the Village of Pewaukee will enter into closed session pursuant to Wis. Statute Section 19.85(1)(e) for the purpose of deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session, specifically regarding a "Class B" reserve liquor license transfer agreement.

Trustee Rohde moved, seconded by Trustee Krasovich to Move into Closed Session at Approximately 7:13 p.m. Motion carried on Roll Call Vote, 6-0.

# 11. Reconvene into Open Session

Trustee Roberts moved, seconded by Trustee Gergen to Reconvene into Open Session at Approximately 7:30 p.m. Motion carried on Roll Call Vote, 6-0.

a. Possible Action on the Purchase of a Reserve "Class B" Intoxicating Liquor License from the Town of Delafield

Trustee Roberts moved, seconded by Trustee Rohde, to Approve the Purchase of the Reserve "Class B" Intoxicating Liquor License from the Town of Delafield as Presented.

Motion carried 6-0.

# 12. Adjournment

Trustee Roberts moved, seconded by Trustee Gergen to adjourn the June 20, 2023, Regular Village Board meeting at approximately 7:31 p.m.

Motion carried 6-0.

Respectfully Submitted,

Casandra Smith Village Clerk

# VILLAGE OF PEWAUKEE VILLAGE BOARD MINUTES July 18, 2023

https://www.youtube.com/live/XTriVNsqLU8?feature=share

### 1. Call to Order, Pledge of Allegiance, Moment of Silence, and Roll Call

President Knutson called the meeting to order at approximately 6:01 p.m. The Pledge of Allegiance was recited, followed by a moment of silence.

Roll Call was taken with the following Village Board members present: Trustee Heather Gergen; Trustee Bob Rohde; Trustee Kelli Belt; Trustee Chris Krasovich; Trustee Craig Roberts; Trustee Jim Grabowski, and President Jeff Knutson

Also Present: Village Attorney, Mark Blum; Village Administrator, Scott Gosse; Village Treasurer, Kayla Haack; Police Chief, Timothy Heier; and Village Clerk, Cassie Smith.

- 2. Public Hearings/Presentations None.
- 3. Approval of Minutes of Previous Meeting
  - a. Minutes of the Regular Village Board Meeting June 6, 2023

This item was not presented due to the meeting date being incorrect.

- 4. <u>Citizen Comments</u> none
- 5. Ordinances
  - a. Possible Action on Ordinance No. 2023-12, Ordinance to Amend Section 54.130 of Municipal Code of the Village of Pewaukee Regarding the Sale, Gift, or Possession of Vapor Products

Attorney Gralinski explained that the Village Code already prohibits tobacco use and this Ordinance is to add that vapor products also be banned. Increases in citation levels are also proposed. Chief Heier explained there has been an increase of usage in the school and the School District is in favor of this update. Discussion regarding use and possession clarification.

Trustee Grabowski moved, seconded by Trustee Roberts to Approve Ordinance No. 2023-12, Ordinance to Amend Section 54.130 of Municipal Code of the Village of Pewaukee Regarding the Sale, Gift, or Possession of Vapor Products as Presented.

Motion carried 7-0.

### 6. Resolutions

a. Possible Action on Resolution No. 2023-09, Resolution Regarding Application for State Trust Fund Loan

Administrator Gosse presented the State Trust Fund Loan Application in the amount of \$670,688 for the Village's 2023 Capitol Projects. This loan could be re-financed at a later date if desired. The Village would not be requesting funds until after September 5, 2023, which would defer the 1<sup>st</sup> payment until March 2025. The loan is general obligation debt which means that if the utilities cannot pay their portion the general taxing authority of the Village is obligated to repay the loan.

Trustee Roberts moved, seconded by Trustee Rohde to Approve Resolution No. 2023-09 to Submit the Application for State Trust Fund Loan in the Amount of \$670,688 as presented. Motion carried 7-0.

b. Possible Action on Resolution No. 2023-10, Dental Plan Change to ETF

Clerk Smith explained that moving Dental Insurance to the State of Wisconsin Plan would save the 18.2023 Village and employees money while increasing benefits.

Trustee Krasovich moved, seconded by Trustee Gergen, to Adopt Resolution No. 2023-10 to Move the Dental Insurance Plan Change to ETF as of January 1, 2024, as Presented.

Motion carried 7-0.

c. Possible Action on Resolution No. 2023-11, A Resolution Expressing Gratitude for Local Government Funding Legislation Enacted Through Wisconsin Act 12

This Resolution was created to express gratitude to the legislature regarding shared revenue.

Trustee Gergen moved, seconded by Trustee Roberts, to Adopt Resolution No. 2023-11, Expressing Gratitude for Local Government Funding Legislation Enacted Through Wisconsin Act 12 as Presented. Motion carried 7-0.

# 7. Old Business –

a. Discussion and Review of Expense and Revenue Budget to Actual and Fund Balance Treasurer Haack presented the layout of the expense and revenue budget to actual worksheets and asked for feedback. Trustee Rohde asked Haack to include a comparison with prior year amounts. Trustee Roberts asked Haack to include a memo to explain fund activity. Trustee Belt stated that she and Trustee Roberts will be looking at the report details monthly. Trustee Belt acknowledged Haack for generating larger interest income using LGIP. The Village Board consensus was to move forward with this layout including prior year amounts and a written memo. The details will be emailed quarterly to the Village Board for those who wish to review.

# b. Strategic Plan Update

Trustee Roberts handed out a document that included the participants invited to join the focus group to update the Strategic Plan. Roberts will summarize the meetings and will update the Village Board.

# 8. New Business

a. Discussion and Possible Action on Positively Pewaukee Special Event Permit Application for September 13, 2023

Administrator Gosse presented the Positively Pewaukee Event on September 13, 2023, like Waterfront Wednesday called Grilling and Chilling at the Lakefront Park Pavilion. The reference regarding an ambulance on site should be removed as this will be a smaller event and an ambulance wouldn't need to be on site.

Trustee Grabowski moved, seconded by Trustee Rohde to Approve the Grilling and Chilling Event by Positively Pewaukee Application for September 13, 2023.

Motion carried 7-0.

a. Discussion and Possible Action on a Right-of-Way Permit for Twisted Vine, 145 W. Wisconsin Avenue, Suite #1

Administrator Gosse stated Twisted Vine applied to use the three parking spaces across from the business for use of dining. A concrete barrier would be required for all three sides of the proposed location if the Beach House Bistro does not implement the use of their street dining. Trustee Roberts explained that this is an approval per Conditional Use Grant and the difference with this approval is that a Conditional Use Grant would need to be presented and approved by the Plan Commission yearly before a ROW permit would be issued.

Trustee Grabowski moved, seconded by Trustee Krasovich to Approve the Right-of-Way Permit for Twisted Vine at 145 W. Wisconsin Avenue, Suite #1 as Presented with the Addition of Requiring all Three Sides to Include Concrete Barriers.

Motion carried 7-0.

# a. Discussion and Possible Action on Development Agreement for The Westerly Senior Living Project

Administrator Gosse presented the Development Agreement for the Westerly Senior Living Project. The Developer provided a check in lieu of the surety requirement to get the project moving as quickly as possible. The Village would remit the check deposit back to the developer once they have satisfied the requirements as addressed in the agreement.

Trustee Roberts moved, seconded by Trustee Grabowski to Approve the Development Agreement as Presented Including Updates to the Language in the Contract to Refer to a Monetary Deposit Instead of a Letter of Credit/Surety.

Motion carried 7-0.

# b. Discussion and Possible Action on Bid Award for Laimon Family Lakeside Park Deck and Roof Project

Trustee Rohde stated that the bids received for roof and deck repairs at Laimon Lakeside Park for were over budget and incomplete. The Park and Recreation Committee has voted to recommend rejecting both bids and restarting the bid process in the spring of 2024.

Trustee Grabowski moved, seconded by Trustee Rohde to Reject All Bids for the Laimon Family Lakeside Park Deck and Roof Project.

Motion carried 7-0.

# c. Discussion, Direction, and/or Possible Action on raSmith Cremains Only Cemetery Section in the Forest Hill Cemetery

Clerk Smith presented the cremains-only section proposal. The Village Board directed Clerk Smith to research other cremains-only cemeteries to determine if the size proposed is appropriate or if the lot sizes could be smaller.

d. Discussion and Possible Action on Moving August 1, 2023, Village Board Meeting to August 2, 2023, Due to National Night Out on August 1<sup>st</sup>

Village President asked if the Village Board would like to move the Village Board meeting from August 1<sup>st</sup> to August 2<sup>nd</sup>, 2023, due to the National Night Out event.

Trustee Rohde moved, seconded by Trustee Grabowski to Start the Village Board Meeting on August 1<sup>st</sup>, 2023, at 7 p.m.

Motion carried 7-0.

### e. License Applications

1. "Class B" Alcohol License for Applebee's Neighborhood Grill & Bar Trustee Rohde moved, seconded by Trustee Grabowski to Approve "Class B" Combination License for SBG Apple North XV, LLC Upon the Surrender of the Current License Holder as Presented. Motion carried 7-0.

2. Temporary Class "B"/"Class B" License – Positively Pewaukee

Trustee Rohde moved, seconded by Trustee Roberts to Approve the Temporary Class "B" License for Positively Pewaukee's Grilling and Chilling Event on September 13, 2023, at the Lakefront Pavilion as Presented.

Motion carried 7-0.

3. Mobile Home/Trailer Park License

Trustee Rohde moved, seconded by Trustee Roberts to Approve the Mobile Home/Trailer Park License as Presented.

Motion carried 7-0.

f. Monthly Approval of Checks and Invoices for all funds – June 2023

Trustee Krasovich motioned, seconded by Trustee Rohde to approve the June 2023 checks and invoices as presented.

Motion carried 7-0.

Trustee Roberts motioned, seconded by Trustee Krasovich to acknowledge the Library Fund June 2023 checks and invoices as presented.

Motion carried 7-0.

#### 9. Citizen Comments - None

10. <u>Closed Session.</u> – The Village Board of the Village of Pewaukee will enter into closed session pursuant to Wis. Statute Section 19.85(1)(e) for the purpose of deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session, specifically regarding Jade Reef Properties, LLC Developers Agreement, and Fire and EMS Contract with City of Pewaukee.

Trustee Rohde moved, seconded by Trustee Gergen to Move into Closed Session at Approximately 7:36 p.m.

Motion carried on Roll Call Vote, 7-0.

# 11. Reconvene into Open Session

Trustee Rohde moved, seconded by Trustee Krasovich to Reconvene into Open Session at Approximately 8:13 p.m.

Motion carried on Roll Call Vote, 7-0.

a. Possible Action on the Fire and EMS Contract with the City of Pewaukee No action was taken.

# 12. Adjournment

Trustee Gergen moved, seconded by Trustee Krasovich to Adjourn the July 18, 2023, Regular Village Board meeting at approximately 8:14 p.m. Motion carried 7-0.

Respectfully Submitted,

Casandra Smith Village Clerk



To: Jeff Knutson, Village President

Village Board

From: Cassie Smith

Village Clerk

Date: July 31, 2023

Re: Agenda Item 5a , Possible Action on Ordinance No. 2023-13, Amendment of Section 18.112 Regarding

the Sale of Food or Food Products

### **BACKGROUND**

The Village Board has approved the Clerk to approve or deny operator, tobacco, coin, and amusement licenses with any denials going before the Village Board. The proposed ordinance revision would give the Clerk the duty of approving Food Vendor permits and if denying a permit, the application would go before the Village Board. Updated language regarding the requirements has also been proposed to be updated.

# **ACTION REQUESTED**

To approve the proposed ordinance updates.

# **ANALYSIS**

Granting the Clerk the ability to approve Food Vendor Permits creates a more timely turnaround for applicants.

### ORDINANCE NO. 2023-13

# ORDINANCE TO AMEND SECTION 18.112 REGARDING THE SALE OF FOOD OR FOOD PRODUCTS TO ALLOW THE VILLAGE CLERK TO APPROVE

WHEREAS, the Village Board of the Village of Pewaukee desires to exercise its authority to designate a municipal official to issue Food Vendor Permits;

NOW, THEREFORE, the Village Board of the Village of Pewaukee, Waukesha County, Wisconsin, do ordain as follows:

# **SECTION I**

Section 18.112 of the Municipal Code of the Village of Pewaukee is amended to revise the definition of abandon and abandonment as follows:

# Sec. 18.112. Sale of food or food products regulated.

- (a) Except as otherwise hereinafter specifically provided in this section, no person shall sell or offer for sale any food or food product within or upon any street, alley, sidewalk, public way, or public property within the village.
- (b) Special restrictive vendor's permit. Notwithstanding the provisions of subsection 18.112(a), the village board may issue a special restricted vendor's permit in the following circumstances:
  - (1) In conjunction with specially authorized sidewalk sales, fairs, festivals, parades or other special community events, the village board may issue a special restricted vendor's permit that allows the vendor to sell food or food products in a restricted non-residential area during the term of the event.
  - (2) The village board may issue a special vendor's permit that allows the vendor to sell popcorn, candy and other specified confectionery items in residential areas of the village, during daylight hours, during the months of May, June, July, August, and September.
  - (3) No special permit shall be issued to any person who does not have all necessary state and/or federal licenses and/or permits. , including a state certificate of examination and approval from the sealer of weights and measures where the applicant's business requires use of weighing and measuring devices approved by state authorities, and a state health officer's certificate where the applicant's business involves the handling of food or clothing and is required to be certified under state law. Such Certificates shall be dated not more than 90 days prior to the date of application for a permit and permit holders are required to follow all requirements of governmental regulatory services within the Jurisdiction.
  - (4) Application and criteria. A special restricted vendor's permit shall be applied for by submitting an application to the village clerk. Such application may be approved or denied by the village board clerk at its discretion. In deciding to grant or deny an application the village board may, at its discretion, consider the following:
    - a. Proposed location;
    - b. Type of food or food products to be sold;
    - c. Marketing methods to be used;
    - d. Public need or convenience;

- e. Appropriateness of the location;
- f. Public safety factors;
- g. Difficulty of policing;
- h. Potential for littering, congestion, noise and disturbance;
- i. Aesthetics;
- j. The effect on the general neighborhood and abutting properties; the potential interference that such use of a public area may have with the public's right of travel; and the effect on property values in the immediate area;
- k. Any other factor related to the health, safety, and welfare of the community.
- (5) A special vendor's permit may contain such restrictions as deemed appropriate by the village board to carry out the purposes of this section.
- (6) No special permit issued under this section shall create a property right in the person receiving the permit, and the permit shall be limited to the terms and conditions specified in the permit, and shall automatically expire on the date specified on the permit.
- (7) Permit fee. The village clerk shall collect a fee for each permit issued as set by the village board.
- (8) Food Vendor licenses may be granted to applicants by the village clerk or his or her designee for the purposes of complying with Wis. Stats. § Chapter 97. The village board retains the authority to issue a food vendor license when the village clerk or his or her designee lacks authority to issue said licenses due to a recommendation of their denial.
- (98) Vendor defined. For purposes of this section the term "vendor" shall mean a person selling or offering for sale food or food products on any street, sidewalk, public way, or other public property, where the point of sale is not a permanent building for which the appropriate commercial licenses and/or permits have been issued.

The several sections of this Ordinance shall be considered severable. If any section shall be considered by a court of competent jurisdiction to be invalid, such decision shall not affect the validity of the other portions of the Ordinance.

This Ordinance shall take effect upon passage and publication as approved by law, and the Village Clerk shall so amend the Code of Ordinances of the Village of Pewaukee, and shall indicate the date and number of this amending Ordinance therein.

Passed and adopted this d Village of Pewaukee.	ay of	2023 by the Village Board of the
	APPR	OVED:
Countersigned:	Jeff K	nutson, Village President
Cassie Smith, Village Clerk	_	

# **RESOLUTION NO. 2023-12**

# A Resolution Recognizing the Retirement of David Meyer From the Public Works Department

**WHEREAS,** David Meyer began his employment with the Village of Pewaukee on July 28, 1980, as a public works crew member; and

WHEREAS, David Meyer's dedicated service to the Village of Pewaukee has included snow plowing miles of Village alleys and parking lots during all hours of the day, planting of Village street trees, placing and removal of the holiday street flags, election day assistance at polling locations, interior and exterior building maintenance of the Village Hall, Police Department and Department of Public Works Buildings, maintaining grounds and assisting in burials at the Forest Hill Cemetery, and clearing countless loads of lakes weeds from Pewaukee Lake Beach.

**NOW, THEREFORE, BE IT RESOLVED** that the Village Board of the Village of Pewaukee, Waukesha County, Wisconsin, hereby extends their heartfelt appreciation for the dedication demonstrated by David Meyer during his 43 years of employment with the Village of Pewaukee and wishes him an enjoyable and well-earned retirement.

	Approved:
Certified:	Jeffrey Knutson, Village President
Casandra Smith Village Clerk	

Dated and approved this 1<sup>st</sup> day of August, 2023.



To: Jeff Knutson, Village President

Village Board

From: Cassie Smith

Village Clerk

Date: July 31, 2023

Re: Agenda Item 6b, Possible Action on Resolution No. 2023-12, To Amend the Fee Schedule

Resolution Regarding Food Vendor Permits.

### **BACKGROUND**

Each year the Village Board approves a fee schedule for charges to citizens. Ordinance 2023-12 which is attached. This is in relation to Ordinance 2023-13 regarding the Sale of Food or Food Products. The current fee is \$40.00 for any vendor that would like to sell food within the Village at an event. This permit is required so to give consumer protection at events.

# **ACTION REQUESTED**

The idea of charging differently for non-profit and for-profit organizations was mentioned in a previous meeting which initiated this item to discuss whether the Village Board would like to subsidize non-profit license fees.

### **ANALYSIS**

Direction and/or possible action is requested for on updating or changing the fee schedule for the food vendor license.

# STATE OF WISCONSIN - VILLAGE OF PEWAUKEE - WAUKESHA COUNTY

# VILLAGE OF PEWAUKEE TO AMEND THE CURRENT FEE SCHEDULE FOR CLERK AND POLICE DEPARTMENT LICENSE, PERMITS, AND SERVICES

The Village Board of the Village of Pewaukee does ordain as follows:

WHEREAS, Wisconsin State Statute 61.34 provides that the Village Board shall have management authority and control over the finances of the Village, and

WHEREAS, the Village Board desires to establish and maintain a fee schedule to assist in covering the cost of issuing permits and licenses and providing certain services related to the Clerk Department activities so these costs do not become the burden of the general Village taxpayer;

NOW, THEREFORE, BE IT ORDAINED, the following fees shall take effect August 1, 2023 upon posting as required by law:

# **2023 Schedule of Village Fees**

a.	Class "A" Beer License	\$100
b.	"Class A" Combination License	\$500
c.	Class "B" Beer License	\$100
d.	"Class B" Combination License	\$500
e.	Class "C" Wine License	\$100
f.	Class "B" Winery License	\$100
g.	"Class A" Reserve License	\$10,000 (year one)
h.	Transfer "Class B" Combination License	The initial issuance cost is the actual purchase price
i.	Operator/Bartender License (ord. 6.121)	\$50
j.	Provisional Operator License (valid 60 days)	\$15

# **Village Fees**

	<u>village rees</u>		
a.	Cigarette License (ord. 7.102)		\$100
b.	Coin Operated License (ord. 18.111(c))		\$35/device
c.	Distributor/Amusement Licenses (ord.18.111(a))		\$75
d.	. Peddler/Transient Merchant Vendor (ord. 18.122)		\$50
e.	Food Vendor Licens	e (ord.18.112)	<mark>\$40</mark>
f.	Yard Waste Permit	(per calendar year) (vb mtg 12.21.22)	\$30
g.	Dog License (ord. 10.117)		
	i. Spa	yed/Neutered	\$15
	ii. Nor	n-Spayed/Neutered	\$20
	iii. Late	e Fee (After March 31 <sup>st</sup> )	\$5
	iv. Ker	nnel License (3 or more dogs)	\$10

h. Weights and Measures Fee (Ord. 18.140) – Fees are Passed through to businesses as assessed by the State of Wisconsin.

# **Village Permits**

- a. Right-of-way Permit (ord. 78.111):
  - i. Driveway/Sidewalk/other terraces <u>per location</u> less than 1,000 feet \$150
     ii. All Utility/Communications application fee <u>per location</u> over 1,000 feet \$250
     i. Boring per 1,000 feet \$250
  - iii. If all required documents are not received within 30 days of the notice of denial, the application process will start over and a new application and application fee will apply.

# **Village Services**

a.	Special Assessment Letter (5 business days)	\$40
b.	Special Assessment Letter (same day - rush)	\$60

- c. Copies per page (letter to ledger size) \$0.25 (includes sales tax)
- d. Copies larger than ledger size Admin Fee \$15 + the actual cost from an outside vendor and plus sales tax
- e. Notary Service per document/page (§ 140.02(9)) \$5
- f. Weed Cutting Administration Fee in addition to
  - the actual cost of outside vendor service \$25
- g. Snow Removal/Sidewalk Clearing Administration Fee in
- addition to the actual cost of the private vendor service \$25 h. Non-Sufficient Check Return Fee (NSF) in addition to the \$40

the actual cost of the certified letter mailing fee

# **Police Services**

a.	Quarterly Parking Permit	\$30 + sales tax
b.	Semi-Annual Parking Permit	\$60 + sales tax
c.	Annual Parking Permit	\$108 +sales tax
d.	Warrant Fee	\$30
		4

e. Vehicle Storage per Day \$35
f. Fingerprinting (ink or digital) \$30
g. Preliminary Breath Testing (one-time fee) \$20

h. Collection of Funds upon Execution (max fee = \$60) 10% on the first \$300 5% on the second \$300

3% over \$600

i. Open Record Requests

i. Copies per Page (letter size) \$0.25ii. Copies per Disc \$5iii. Colored Photos per Page \$2

The several sections of this Ordinance shall be considered severable. If any section shall be considered by a court of competent jurisdiction to be invalid, such a decision shall not affect the validity of other

portions of the ordinance. This Ordinance shall take passage, publication, and posting as required by law	•
	Jeffrey Knutson, Village President
ATTEST:	
Casandra Smith. Village Clerk	



To: Jeff Knutson, President

Village Board

From: Scott A. Gosse

Village Administrator

Date: July 21, 2023

Re: Agenda Item <u>8a</u>, Discussion and Possible Action to release an existing Pedestrian Easement in effect at 321 Riverside Drive. The applicant/property owner is Riverside 321 Partners LLC in c/o Christian Hlavinka.

# **BACKGROUND**

Attached for your review and consideration please find a copy of a Release of Recorded Easement related to a pedestrian easement dating back to the original and underlying subdivision plat for River Hills Park. As you are aware, this subdivision was never developed as the nursing home was developed at this location. Additionally, the underlying subdivision plat and the pedestrian easement was not released or vacated. Two attachments are provided to illustrate the location of the pedestrian easement. This matter was reviewed by the Plan Commission at its July 13<sup>th</sup> meeting with a recommendation to the Village Board to approve the Release of Recorded Easement.

# **ACTION REQUESTED**

The action requested of the Village Board by the Plan Commission is to approve the attached Release of Recorded Fasement.

Attachments



To: Jeff Knutson, President

Plan Commission

From: Scott A. Gosse

Village Administrator

Date: June 30, 2023

Re: Agenda Item <u>6c</u>, Review, discussion, and possible action/recommendation to the Village Board

to release an existing Pedestrian Easement in effect at 321 Riverside Drive. The applicant/property

owner is Riverside 321 Partners LLC in c/o Christian Hlavinka.

# **BACKGROUND**

Attached for your review and consideration please find a Release of Recorded Easement related to a pedestrian easement dating back to the original and underlying subdivision plat for River Hills Park. As you are aware, this subdivision was never developed as the nursing home was developed at this location. Additionally, the underlying subdivision plat and the pedestrian easement was not released or vacated. Two attachments are provided to illustrate the location of the pedestrian easement.

# **ACTION REQUESTED**

The action requested of the Plan Commission is to recommend to the Village Board the approval of the attached Release of Recorded Easement.

Attachments

RELEASE OF RECORDED EASEMENT	
	  Return to:   AVK Law, LLC   117 N. Jefferson Street, Ste. 201   Milwaukee, WI 53202

Riverside 321 Partners, LLC, a Wisconsin limited liability company is the owner of that certain real property more particularly described on the attached Exhibit "A" (the "Property"). The Property is encumbered by that certain ten (10) foot wide pedestrian easement ("Pedestrian Easement") under that subdivision plat of River Hills Park, recorded on February 19, 1960 with the Waukesha County Register of Deeds office as Document No. 518113, and which Pedestrian Easement is more particularly described as follows:

The east 5 feet of Lot 5 and Lot 18, and the west 5 feet of Lot 6 and Lot 17 in Block 4, and the east 5 feet of Lot 6 and the west 5 feet of Lot 7, in Block 5, of River Hills Park, being a subdivision in part of the Southeast 1/4 of Section 9, part of the Northwest 1/4 of Section 15, and part of the Northeast 1/4 of Section 16, Township 7 North, Range 19 East, Village of Pewaukee, Waukesha County, Wisconsin.

To the extent that the undersigned, <u>Riverside 321 Partners</u>, <u>LLC</u> and the <u>Village of Pewaukee</u>, <u>a municipal corporation</u>, each have a beneficial interest arising under the Pedestrian Easement, the undersigned <u>Riverside 321 Partners</u>, <u>LLC</u> and <u>Village of Pewaukee</u> each hereby releases all right, title, and interest in and to the Pedestrian Easement, with the intention that the Pedestrian Easement is hereby terminated and released from the Property.

[SIGNATURES ON THE FOLLOWING PAGE]

# **RIVERSIDE PARTNERS, LLC** By: \_\_\_\_\_ STATE OF WISCONSIN ) ) ss. COUNTY OF \_\_\_\_\_ ) Personally came before me, this \_\_\_\_\_ day of \_\_\_\_\_\_, 2023, the above-named \_\_\_\_\_, to me known to be the person who executed the foregoing instrument and acknowledged the same. Notary Public, State of Wisconsin My Commission is permanent/expires: \_\_\_\_\_ \* VILLAGE: **VILLAGE:** Village of Pewaukee Village of Pewaukee By: By: Jeff Knutson, President Cassie Smith, Clerk STATE OF WISCONSIN ) ) ss. **COUNTY OF WAUKESHA)** Personally came before me, this \_\_\_\_\_ day of \_\_\_\_\_\_\_, 2023, the above-named Jeff Knutson and Cassie Smith, to me known to be the person who executed the foregoing instrument and acknowledged the same. Notary Public, State of Wisconsin My Commission is permanent/expires: \_\_\_\_\_ This document was drafted by Ajay Kuttemperoor AVK Law, LLC

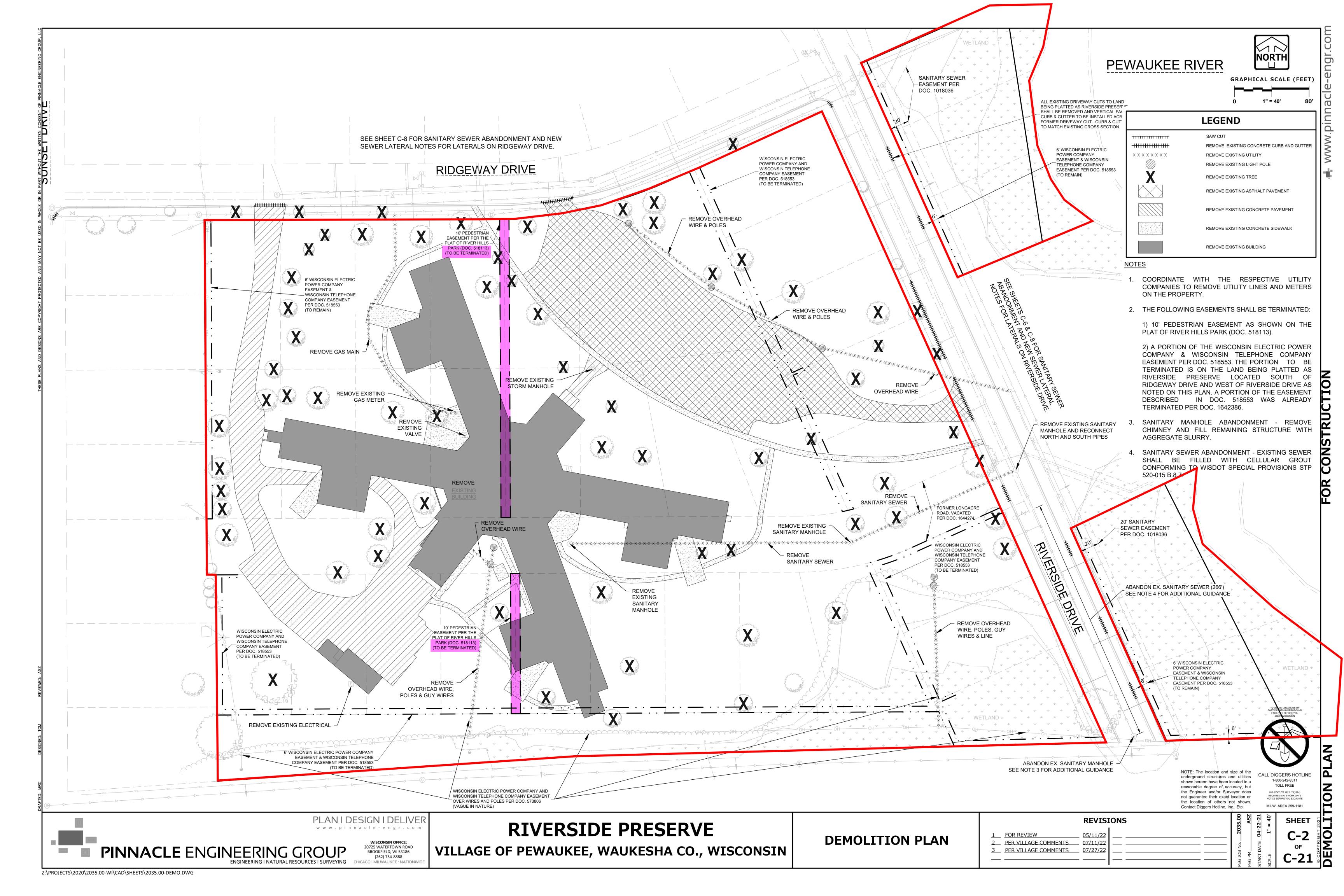
117 N. Jefferson Street, Suite 201

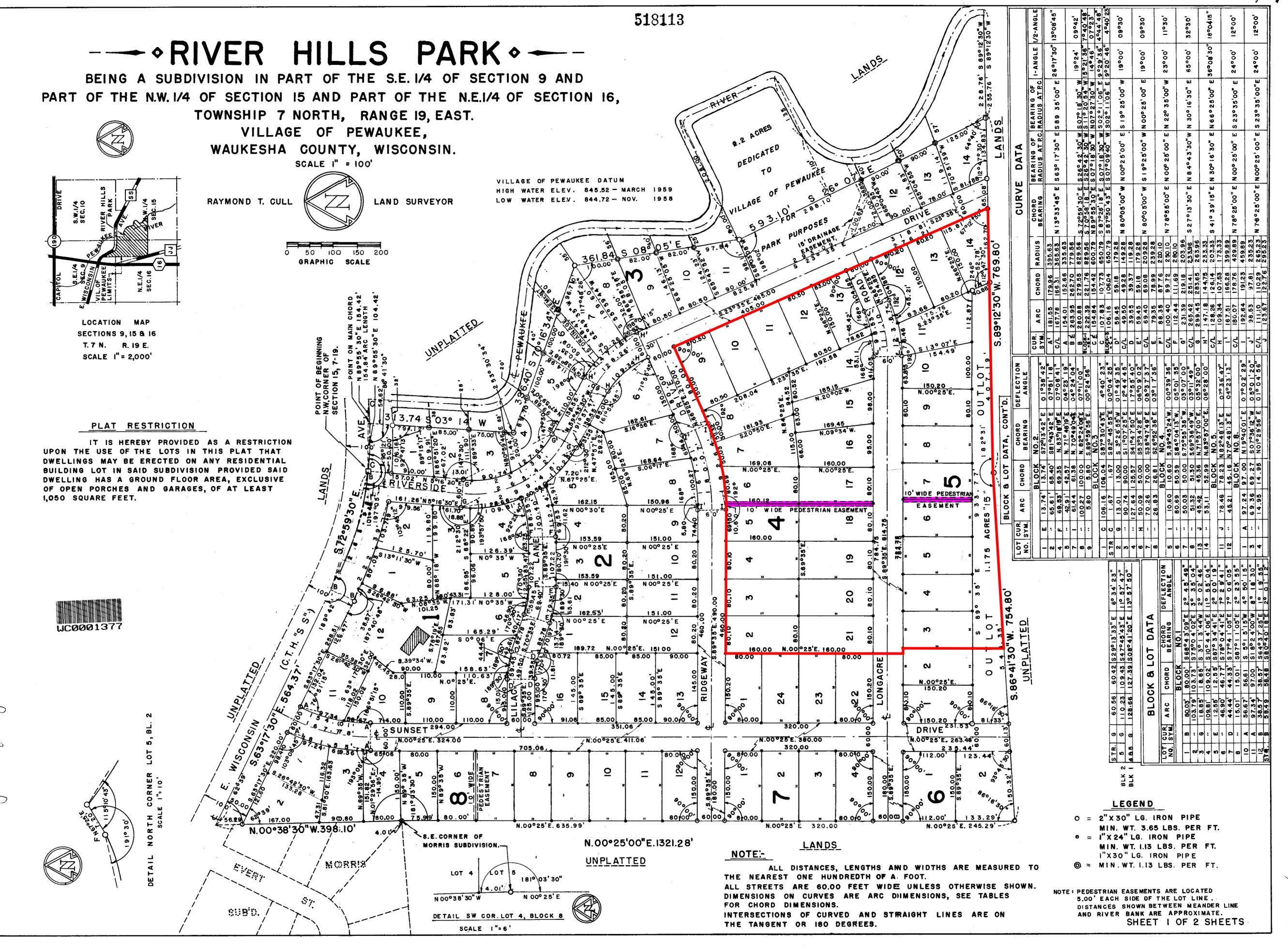
Milwaukee, WI 53202

### **EXHIBIT A – PROPERTY LEGAL DESCRIPTION**

Lots 9 through 14 in Block 3 and Lots 2 through 21 in Block 4 and Lots 3 through 14 in Block 5 and all that part of vacated Longacre Road lying between the described Lots in Blocks 4 and 5, and a part of Outlot 15, in Block 5, all being in River Hills Park, a subdivision recorded as Document No. 518113, being a part of the Northwest 1/4 of the Northwest 1/4 of Section 15 and the Northeast 1/4 of the Northeast 1/4 of Section 16, Township 7 North, Range 19 East, in the Village of Pewaukee, County of Waukesha, State of Wisconsin, bounded and described as follows:

Commencing at the northwest corner of the Northwest 1/4 of said Section 15; thence South 00°21'51" East along the west line of said Northwest 1/4, 761.10 feet to a point of curvature on the north right-ofway line of Ridgeway Drive and the Point of Beginning; thence northeasterly 110.55 feet along said south right-of-way line and the arc of said curve to the left, whose radius is 459.89 feet and whose chord bears North 72°37'14" East, 110.28 feet; thence North 65°44'04" East along said south right-of-way line 180.00 feet to the west right-of-way line of Riverside Drive; thence South 24°15'56" East along said west right-of-way line 741.21 feet to the south subdivision line of said River Hills Park; thence North 88°31'34" East along said south subdivision line, 65.08 feet to the east right-of-way line of Riverside Drive; thence North 24°15'56" West along said east right-of-way line 796.41 feet; thence North 66°12'01" East 168.05 feet to a point on a meander line along the Pewaukee River; thence South 08°46'20" East along said meander line, 261.95 feet; thence South 67°22'10" West 98.11 feet to a point on the east right-of-way line of Riverside Drive; thence South 24°15'56" East along said east right-of-way line, 295.53 feet; thence North 64°23'47" East 110.85 feet to a point on a meander line along the Pewaukee River; thence South 26°47'56" East along said meander line, 305.00 feet to the south subdivision line of said River Hills Park; thence South 88°31'34" West along said south subdivision line, 769.80 feet; thence South 86°00'34" West along said south subdivision line 383.81 feet to the east line of Certified Survey Map No. 381; thence North 00°15'56" West along said east line, 221.10 feet; thence South 89°44'04" West along said east line, 10.00 feet; thence North 00°15'56" West along said east line and east line extended, 380.00 feet to a point on the south right-of-way line of Ridgeway Drive; thence North 89°44'04" East along said south right-of-way line 309.80 feet to a point of curvature; thence northeasterly 82.09 feet along said south right-of-way line and the arc of said curve to the left, whose radius is 459.89 feet and whose chord bears North 84°37'14" East, 81.98 feet the Point of Beginning. Containing 567,086 square feet (13.0185 acres) of land to the meander line of the Pewaukee River and 598,357 +/- square feet (13.7365 +/- acres) of land more or less to the water's edge.





	OWNER'S CERTIFICATE OF DEDICATION		
	AS OWNER, I HEREBY CERTIFY THAT I CAUSED THE LAND DESCRIBED		OWNER'S CERTIFICATE OF DEDICATION CON
	ON THIS PLAT TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED ON THE PLAT, I ALSO CERTIFY THAT THIS PLAT IS REQUIRED  AND SERVICE OF SERVICE O		STATE OF WISCONSIN ) SS. COUNTY OF WAUKESHA)
	APPROVAL OR OBJECTION "VILLAGE OF DEWALLERS WALLES OF STATES -		In a perconally case of the
	OF REGIONAL PLANNING.  PART OF THE NW 1/4 OF SECTION IS AND	THE S.E. I/4 OF SECTION 9 AND	1959. THE AROVE NAMED MAREL OF
	IUWNSHIP 7 NORTH	RANGE 19, EAST. REGISTER'S OFFICE	MAA
	IN THE PRESENCE OF:-	Waulmsha Co., Wis. SS 51811	3. A. BARRY THOTARY PUBLIC WISCONSIN.
	MABEL C. REINHART, OWNER WAUKESHA COLINITY	FEBRUARY AND THE 19 20 MY	MY COMMISSION EXPIRES May 5-1963
	KATHRYN OSWALD	OF Plate ON PAGE	
	SURVEYOR'S CERTIFICATE	a the state of the	
	I. RAYMOND THOMAS CILL SUBVEYOR WELLEN	CONSENT OF MORTGAGEE	
	THAT I HAVE SURVEYED, DIVIDED AND MAPPED "RIVER HILLS PARK," IN THE VILLAGE OF PEWAUKEE, COUNTY OF WAUKESHA,  THAT I HAVE MADE SUCH SURVEY LAND DIVISION AND THE THE VILLAGE OF PEWAUKEE, COUNTY OF WAUKESHA,	I, ISABEL MARX, MORTGAGEE OF SAID DESCRIBED LA AND DEDICATION OF THE LAND DESCRIBED ON THIS PLAT,	AND, DO HEREBY CONSENT TO THE SURVEYING, DIVIDING AND MAPPING, AND I DO HEREBY CONSENT TO THE AFORESAID CERTIFICATE OF
	THAT I HAVE MADE SUCH SURVEY, LAND-DIVISION AND PLAT BY THE DIRECTION OF RIVER HILLS ENTERPISES INC., OWNER OF SAID LAND.  ALL THAT PART OF THE SOUTHFAST ONE-QUARTER (O. 5.10). OF THE SOUTHEAST ONE QUARTER (SE 1/4) OF	RIVER HILLS ENTERPRISES INC., OWNER.  WITNESS THE HAND AND SEAL OF ISABEL MARX, M.	
	ALL THAT PART OF THE SOUTHEAST ONE-QUARTER (S.E. 1/4) OF SECTION OF RIVER HILLS ENTERPISES  ONE-QUARTER (N.W. 1/4) OF SECTION FIFTEEN (15), AND PART OF THE NORTHWEST (16), TOWNSHIP SEVEN (7) NORTH, RANGE NINETEEN (19) EAST, VILLAGE OF PEWALKEE WALKERY A COUNTY (19) SIXTEEN	IN THE PRESENCE OF:	DAY OF Weemler 1959.
	AND DESCRIBED AS FOLLOWS, TO-WIT:	Morbert C. Reinhart NORBERT C. REINHART	^
	BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION FIFTEEN (15) AND RUNNING 89 DEGREES 55 MINUTES 30 SECONDS EAST 154.42 FEET) TO A POINT IN THE CENTERLINE OF DEWALKET. THE DEARS NORTH		ISABEL MARX, MORTGAGEE
	AT A POINT 104.42 FEET NORTH BO DECREES OF THE CENTERLINE OF PEWAUKEE RIVER, (THE MEANDER LINE OF WHICH BEGINS	CARROLL E. WOLFGRAM	
	DEGREES 14 MINUTES WEST 313.74 FEET TO A POINT ON A MEANDER LINE; THENCE ALONG SAID MEANDER LINE SOUTH	STATE OF WISCONSIN ) COUNTY OF WAUKESHA) SS.	$\Lambda$ .
	POINT, SAID POINT BEING SOUTH 89 DEGREES IS MINUTES LINE SOUTH 26 DEGREES 07 MINUTES EAST 593 LO FEET TO A	PERSONALLY CAME BEFORE ME	THIS DAY OF LEESTILE 1959, THE ABOVE NAMED ISABEL MARX,
	30 SECONDS WEST 769.80 FEET TO A BOLLT. ON THE OF THIS PARCEL; THENCE CONTINUING SOUTH 89 DEGREES IS MINUTES	TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGO	DING INSTRUMENT AND ACKNOWLEDGED THE SAME.
	TO A POINT ON THE NORTH LINE OF THE WARRENT TO A POINT; THENCE NORTH OF DEGREES 25 MINUTES FAST 1321.09 FEET	CARROLL E. WOLFGRAM, NOTARY PUBLIC WIS	SCONSIN, MY COMMISSION EXPIRES May 17,1963
	SOUTH 63 DEGREES 17 MINUTES 30 SECONDS WEST 398.10 FEET TO A POINT IN THE CENTERLINE OF EAST WISCONSIN AVENUE. THENCE	VILLAGE BOARD RESOLUTION	
	EAST 262.70 FEET) TO THE POINT OF REGINALING CONTAINING SOUTH 72 DEGREES 59 MINUTES 30 SECONDS	RESOLVED, THAT THE PLAT OF "RIVER HILLS PARK" IN TO	• • • • • • • • • • • • • • • • • • •
	AND THE SUBDIVISION THEREOF MADE		- H E VILLAGE OF PEWAUKEE, WISCONSIN, RIVER HILLS ENTERPRISES INC.,
	THAT I HAVE FILLLY COMPLIED WITH THE PROMISES.	DATED_== 10, 1960	MERVINI BRANCH BRANCH
	SUBDIVISION REGULATIONS OF THE VILLAGE OF PEWAUKEE IN SURVEYING, DIVIDING AND MAPPING THE SAME.	I UEDEBY APPRIEW BULL	MERVIN L.BRANDT
	RAYMOND THOMAS CULL	VILLAGE OF PEWAUKEE, WISCONSIN.	VILLAGE PRESIDENT  F A RESOLUTION ADOPTED BY THE VILLAGE BOARD OF THE
	CORPORATE OWNER'S CERTIFICATE OF DEDICATION	DATED 32h. 10, 1960	Joseph S. Congress
	RIVER HILLS ENTERPRISES INC., A CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF	CERTIFICATE OF VILLAGE TREA	JOSEPH G. CONWAY
	RIVER HILLS ENTERPRISES INC. DOTA THE DESCRIBED ON THIS PLAT.	STATE OF WISCONSIN ) SS. COUNTY OF WAUKESHA) SS.	ASURER
	TO THE FOLLOWING FOR APPROVAL OR OBJECTION: "VILLAGE OF PEWAUKEE, WAUKESHA COUNTY PARK & DIAMETER OF SUBMITTED	LUCSEPH C CONWAY DELVE THE	MILL V ARRESTMENT ALLE TO THE STATE OF THE S
, ,	IN WITHERS WHEREOF THE CALL BURNE	VILLAGE OF PEWANKEE DO HEDERY OFFICE	DULY APPOINTED, QUALIFIED AND "ACTING" VILLAGE TREASURER OF THE RIDANCE WITH THE RECORDS IN MY OFFICE, THERE ARE NO UNPAID 100 100 100 100 100 100 100 100 100 10
	REINHART, ITS PRESIDENT AND COUNTERSIGNED BY HARRY E. SAMSON, ITS SECRETARY AT LEGISLATION BE SIGNED BY NORBERT C.  CORPORATE SEAL TO BE HEREUNTO AFFIXED ON THIS DAY OF	RIVER HILLS PARK!	ON ANY OF THE LAND INCLUDED IN THE PLAT OF
1	IN THE PRESENCE OF:	DATED 3dr. 11, 1960	Dough G. Commen
	H.A. BARRY  May for to the start of the star	COUNTY TREASURER'S CERTIFIC	CATE VILLAGE TREASURER
	Morbarry Norbert C. Reinhart, President	STATE OF WISCONSIN ) SS.	
	COUNTERSIGNED:- 100 6. Hauson	LIFSLIF P POCKTEACUED DELVA	HIE DULY ELECTED, QUALIFIED AND ACTING TREASURER OF THE COUNTY
·	COUNTY OF WALLES S.	OR SPECIAL ASSESSMENTS AS THE LOUIS AS A SECOND	HIE DULY ELECTED, QUALIFIED AND ACTING TREASURER OF THE COUNTY MIY OFFICE SHOW NO UNREDEEMED TAX SALES AND NO UNPAID TAXESAFFECTING THE LANDS INCLUDED IN THE PLAT OF
	PRESIDENT AND HARRY E CANCON COME BEFORE ME THIS DAY OF NOW AND HARRY E	DATED 4.6.19,1966	
	EXECUTED THE FOREGOING INSTRUMENT, AND TO ME KNOWN TO BE SUCH PRESIDENT AND SECRETARY OF SAID CORPORATION, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING AS SUCH OFFICERS AS "THE DEED OF SAID CORPORATION, BY ITS AUTHORITY.	DATEU	LESLIE P. ROCKTEACHER
,	//////	CERTIFICATE OF VILLAGE CLER	CAUNTY ====
	CONCENT OF CORRESPONDENCE WISCONSIN. MY COMMISSION EXPIRES 144 5-1963	STATE OF WISCONSIN ) SS.	
	PEWAUKEE SAVINGS AND LOAN ASSOCIATION A CORPORATION DULY ORDINATED	I, JOSEPH G. CONWAY, BEING THE DULY	ELECTED. QUALIFIED AND ACTING VILLAGE OF THE
	PEWAUKEE SAVINGS AND LOAN ASSOCIATION, A CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF WISCONSIN, MORTGAGEE OF THE ABOVE DESCRIBED LAND, DOES HEREBY CONSENT TO THE SURVEYING, DIVIDING, MAP-PARK, MABEL C.REINHART,OWNER.  IN WITNESS WHEREOF THE SALD REWAUKEE CANNOT AND DOES HEREBY CONSENT TO THE ABOVE CERTIFICATE OF RIVER HILLS	S. 236.12 (2) ON THE JOH DAY OF Sovember 1959, AND	THAT COPIES OF THIS PLAT WERE FOREWARDED AS REQUIRED BY
	PARK, MABEL C.REINHART, OWNER.  IN WITNESS WHEREOF THE SAID PEWAUKEE SAVINGS AND LOAN ASSOCIATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY	STATE OF WISCONSIN	)
	SEAL IU BE MEREIINTO AFFIVER THA 1/10	COUNTY OF WAUKESHA) SS.	
	MA But two	THE ABOVE NAMED CORPORATION TO ME KNOWN TO BE	MARRY, ITS SECRETARY OF VILLAGE CLERK
•	PEWALINES CAVIAGO AND H.F. BUNTROCK, PRESIDENT		WCH PRESIDENT AND SECRETARY OF SAID CORPORATION, AND JIMENT AS SUCH OFFICERS AS THE DEED OF SAID CORPORATION, BY
	KATHRYN OSWALD  M. D. BARRY, SECRETARY	MY CON	MINISSION EXPERENT AS THE DEED OF SAID CORPORATION, BY
		LEO A. HEINZELMANN, NOTARY PUBLIC Maukeska WISCONS	SHEET 2 OF 2 SHEETS



To: Jeff Knutson, President

Village Board

From: Scott A. Gosse

Village Administrator

Date: July 25, 2023

Re: Agenda Item 8b , Discussion and Possible Action on the Final Plat of Riverside Preserve – a 36-lot

(+4 outlots), single-family residential subdivision. This 13-acre site, located at 321 Riverside Drive, is zoned R-5 Single-Family Residential with Residential Infill Redevelopment Overlay (RIRO). The

property owner/applicant is Riverside 321 Partners LLC in c/o Christian Hlavinka.

# **BACKGROUND**

Attached for your review and consideration please find copies of the Village Planner and Village Consulting Engineer's staff reports to the Plan Commission a copy of the Final Plat submitted for the Riverside Preserve subdivision. The Plan Commission reviewed the application for the Final Plat approval for the Riverside Preserve subdivision at its July 13<sup>th</sup> meeting and forwarded a recommendation for approval of the Final Plat to the Village Board subject to the conditions noted in the Village Planner's report and the Village Consulting Engineer's report. Pinnacle Engineering Group has provided a revised Final Plat with documents noting the changes made to the Final Plat based on Tim Barbeau's comments (Village Consulting Engineer) and the WI DOA comments. Tim Barbeau advised on July 25, 2023 that raSmith staff has reviewed the edits and advised that the comments from raSmith and WI DOA have been addressed and the Plat is ready for approval by the Village Board.

# **ACTION REQUESTED**

The action requested of the Village Board by the Plan Commission is to approve the Final Plat for the Riverside Preserve subdivision subject to the conditions noted in the Village Planner's and Village Consulting Engineer's reports with a further requirement recommended by the Plan Commission that a note be placed on the plat indicating that the land to the south of the development is owned by Waukesha County with hunting permitted on the property at the time of the recording of the plat.

Attachments

# **STAFF REPORT**

To: Village of Pewaukee Plan Commission	By: Mary Censky Date Prepared: July 13, 2023
<b>General Information:</b>	•
Agenda Item: 6.d.	
Applicant/Property Owner:	Riverside 321 Partners LLC in c/o Christian Hlavinka
Requested Action:	Review, discussion and possible recommendation to the Village Board for approval of the 36-lot (+4 outlots), single-family residential subdivision Final Plat of Riverside Preserve.
Current Zoning:	R-5 Single-Family Residential District with Residential Infill- Redevelopment (RIR) Overlay District
<b>Current Master Plan Classification:</b>	Single-Family Residential
<b>Requested Master Plan Classification:</b>	Single Family Residential
Surrounding Zoning/Land Use:	North: R-5 Single Family Residential South: County owned open space in City of Pewaukee East: Pewaukee River West: R-5 Single Family Residential
Lot Size:	13 acres
Location:	321 Riverside Drive

# **Discussion:**

This final plat is substantially consistent with the preliminary plat approved by the Village back in May 2021. As such, the Planner raises no specific objections to the request as presented provided the following conditions are considered for attachment to any recommendation for approval which the Planning Commission may advance to the Village Board:

# **Recommendation:**

- 1) Applicant to comply fully with any/all requirements as setforth by the Wis DOA in their review of this plat;
- 2) Applicant to comply fully with any/all requirements as setforth by the Waukesha County in their review of this plat;
- 3) Applicant to comply fully with any/all requirements as setforth by the Villages

Consulting Engineer and/or Director of Public Works in their review of this plat;

4) Applicant to fulfill all obligations of the Development Agreement associated with this plat, which obligations may be pre-requisites to the final plat approval, and/or to placement of Village signatures onto and recording of the final plat.

# Village of Pewaukee Plan Commission Engineer's Report for July 13, 2023

# **Riverside Preserve Final Plat**

# Report

The final plat for the 36-lot Riverside Preserve has been submitted. The plat is in general conformance with the preliminary plat. Lots, public road and outlot locations have not changed. A public road on the previous plat (River Hills Park) was vacated by the Village on April 16, 1991 (per note No. 10). The portion of the previous subdivision that is being used for this subdivision does not need to be vacated. Instead, Wisconsin Statutes allows the new subdivision to be a "replat" of the lots that are in this subdivision. A review of the plat resulted in several technical comments which are enumerated below. Pinnacle Engineering Responses in red.

- 1. The first line of the land description under the subdivision name should begin with "A replat of Lots 9 through 14...." (both sheets). Revised on both sheets.
- 2. Signatures are required prior to recording the plat **Understood**. Signatures will be obtained.
- 3. The plat should indicate 100-year elevations for the floodplain The FEMA cross sections with associated elevations have been added to the plat.
- 4. The plat notes a "30" wide water main easement" between Lots 19 and 20. The Village will require a separate easement document to be recorded with the final plat that includes detailed easement rights and restrictions. See the separate easement document.
- 5. The reference to drainage easements in Note 7 should not include that they are granted to the Village of Pewaukee. Although the easements are required for drainage purposes and have restrictions noted on the plat, the Village should not be responsible for the maintenance of them. The note was changed so the drainage easements are not granted to the Village of Pewaukee. Note 5 indicates the HOA is responsible for the maintenance of all outlots.
- 6. A note should be added stating that snow storage from the public roads shall be allowed in Outlot 1; however, the Homeowners Association shall maintain that Outlot. Note 5 was revised to include language about snow storage in outlot 1 from the plowing of the snow on public roads. This note already had language about the HOA maintaining all of the outlots.
- A note shall be added that states that winter snow plow operations may result in snow being plowed into driveways and onto front lawns of homes, especially in the cul-de-sacs. Added note 12.
- 8. A Stormwater Maintenance Agreement shall be provided for approval by the Town Board prior to execution of the final plat. The agreement was sent to the Village Engineer for the approval process.

# **Recommendation**

I recommend approval of the final plat prepared by Pinnacle Engineering dated June 15, 2023 subject to the surveyor and developer addressing all technical comments noted above.

Tim Barbeau, P.E., P.L.S. Village Consulting Engineer June 30, 2023

# Village of Pewaukee Plan Commission Engineer's Report for July 13, 2023

# **Riverside Preserve Final Plat**

# Report

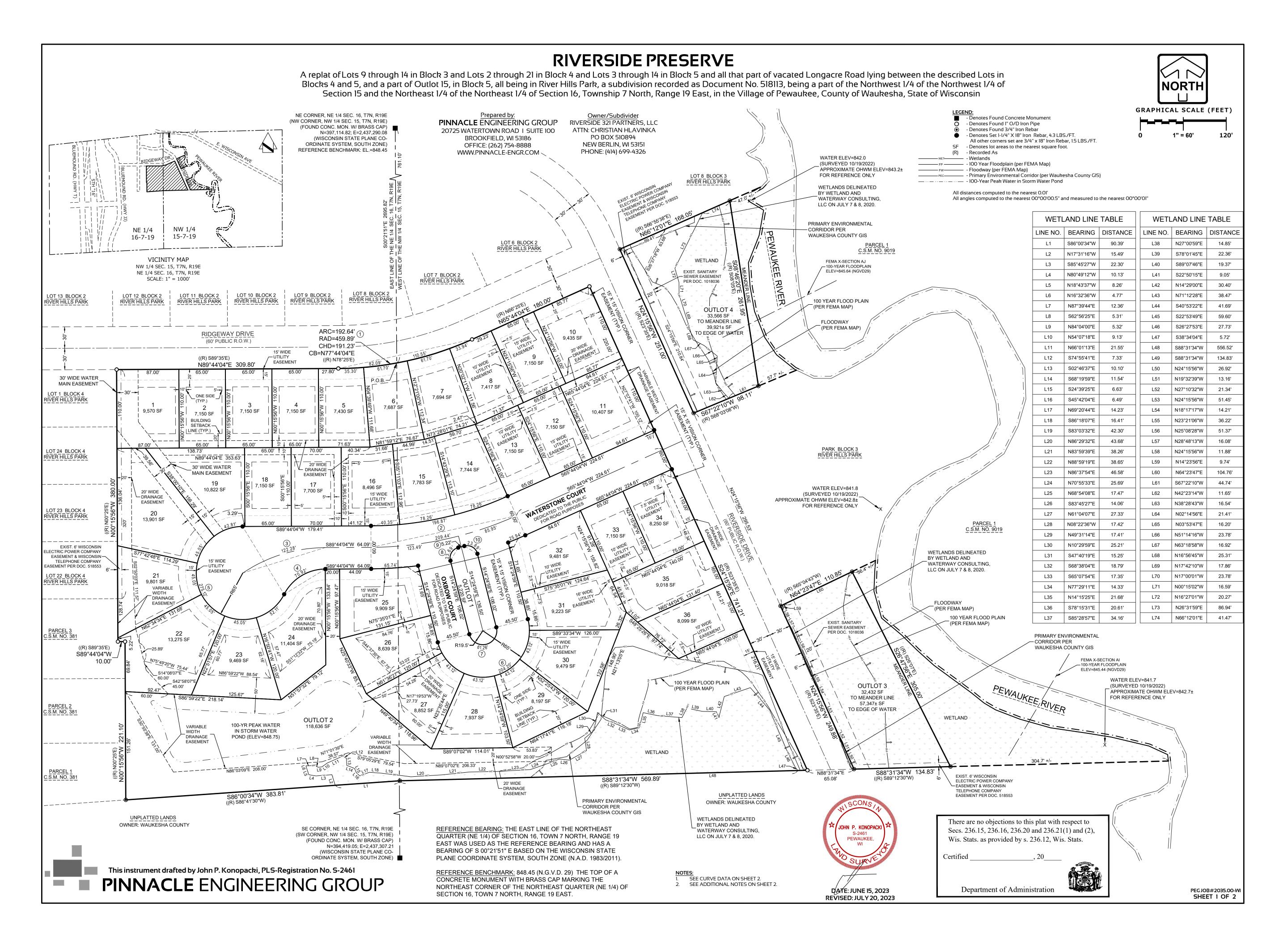
The final plat for the 36-lot Riverside Preserve has been submitted. The plat is in general conformance with the preliminary plat. Lots, public road and outlot locations have not changed. A public road on the previous plat (River Hills Park) was vacated by the Village on April 16, 1991 (per note No. 10). The portion of the previous subdivision that is being used for this subdivision does not need to be vacated. Instead, Wisconsin Statutes allows the new subdivision to be a "replat" of the lots that are in this subdivision. A review of the plat resulted in several technical comments which are enumerated below.

- 1. The first line of the land description under the subdivision name should begin with "A replat of Lots 9 through 14...." (both sheets).
- 2. Signatures are required prior to recording the plat
- 3. The plat should indicate 100-year elevations for the floodplain
- 4. The plat notes a "30" wide water main easement" between Lots 19 and 20. The Village will require a separate easement document to be recorded with the final plat that includes detailed easement rights and restrictions.
- 5. The reference to drainage easements in Note 7 should not include that they are granted to the Village of Pewaukee. Although the easements are required for drainage purposes and have restrictions noted on the plat, the Village should not be responsible for the maintenance of them.
- 6. A note should be added stating that snow storage from the public roads shall be allowed in Outlot 1; however, the Homeowners Association shall maintain that Outlot.
- 7. A note shall be added that states that winter snow plow operations may result in snow being plowed into driveways and onto front lawns of homes, especially in the cul-de-sacs.
- 8. A Stormwater Maintenance Agreement shall be provided for approval by the Town Board prior to execution of the final plat.

# Recommendation

I recommend approval of the final plat prepared by Pinnacle Engineering dated June 15, 2023 subject to the surveyor and developer addressing all technical comments noted above prior to execution of the document.

Tim Barbeau, P.E., P.L.S. Village Consulting Engineer June 30, 2023



# RIVERSIDE PRESERVE

A replat of Lots 9 through 14 in Block 3 and Lots 2 through 21 in Block 4 and Lots 3 through 14 in Block 5 and all that part of vacated Longacre Road lying between the described Lots in Blocks 4 and 5, and a part of Outlot 15, in Block 5, all being in River Hills Park, a subdivision recorded as Document No. 518113, being a part of the Northwest 1/4 of the Northwest 1/4 of Section 16, Township 7 North, Range 19 East, in the Village of Pewaukee, County of Waukesha, State of Wisconsin

# SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN)
WAUKESHA COUNTY) SS

I, John P. Konopacki, Professional Land Surveyor, do hereby certify:

That I have surveyed, divided and mapped that part of Lots 9 through 14 in Block 3 and Lots 2 through 21 in Block 4 and Lots 3 through 14 in Block 5 and all that part of vacated Longacre Road lying between the described Lots in Blocks 4 and 5, and a part of Outlot 15, in Block 5, all being in River Hills Park, a subdivision recorded as Document No. 518113, being a part of the Northwest 1/4 of the Northwest 1/4 of Section 15 and the Northeast 1/4 of the Northeast 1/4 of Section 16, Township 7 North, Range 19 East, in the Village of Pewaukee, County of Waukesha, State of Wisconsin, bounded and described as follows:

Commencing at the northwest corner of the Northwest 1/4 of said Section 15; thence South 00°21′51″ East along the west line of said Northwest 1/4, 761.10 feet to a point of curvature on the south right-of-way line of Ridgeway Drive and the Point of Beginning; thence northeasterly 110.55 feet along said south right-of-way line and the arc of said curve to the left, whose radius is 459.89 feet and whose chord bears North 72°37′14″ East, 110.28 feet; thence North 65°44′04″ East along said south right-of-way line 180.00 feet to the west right-of-way line of Riverside Drive; thence South 24°15′56″ East along said west right-of-way line 741.21 feet to the south subdivision line of said River Hills Park; thence North 88°31′34″ East along said south subdivision line, 65.08 feet to the east right-of-way line of Riverside Drive; thence North 24°15′56″ West along said east right-of-way line 796.41 feet; thence North 66°12′01″ East 168.05 feet to a point on a meander line along the Pewaukee River; thence South 08°46′20″ East along said meander line, 261.95 feet; thence South 67°22′10″ West 98.11 feet to a point on the east right-of-way line of Riverside Drive; thence South 24°15′56″ East along said east right-of-way line, 295.53 feet; thence North 64°23′47″ East 110.85 feet to a point on a meander line along the Pewaukee River; thence South 26°47′56″ East along said meander line, 305.00 feet to the south subdivision line of said River Hills Park; thence South 88°31′34″ West along said south subdivision line, 769.80 feet; thence South 86°00′34″ West along said south subdivision line 383.81 feet to the east line of Certified Survey Map No. 381; thence North 00°15′56″ West along said east line, 10.00 feet; thence North 00°15′56″ West along said east line and east line of Ridgeway Drive; thence North 89°44′04″ East along said south right-of-way line 309.80 feet to a point of curvature; thence northeasterly 82.09 feet along said south right-of-way line and th

Containing 567,086 square feet (13.0185 acres) of land to the meander line of the Pewaukee River and 598,357 +/- square feet (13.7365 +/- acres) of land more or less to the water's edge.

That I have made such survey, land division and map by the direction of RIVERSIDE 321 PARTNERS, LLC, owner of said land.

That such plat is a correct representation of all the exterior boundaries of the land surveyed and the land division thereof made.

That I have fully complied with the requirements of Chapter 236 of the Wisconsin State Statutes, the Village of Pewaukee Land Division and Platting Ordinance and the Land Division Ordinance of Waukesha County in surveying, mapping and dividing the lands within the subdivision.

Date: JUNE 15, 2023 Revised: JULY 20, 2023



John P. Konopacki Professional Land Surveyor S-2461

# OWNER'S CERTIFICATE OF DEDICATION

RIVERSIDE 321 PARTNERS, LLC, a Limited Liability Company duly organized and existing under and by virtue of the laws of the State of Wisconsin, as owner, does hereby certify that said limited liability company caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

RIVERSIDE 321 PARTNERS, LLC also certifies that this plat is required by s.236.10 or s.236.12 of the Wisconsin State Statutes to be submitted to the following for approval or objection:

- 1. Village of Pewaukee
- Wisconsin Department of Administration
   Waukesha County Parks and Land Use Department

IN WITNESS WHEREOF, the said RIVERSIDE	321 PARTNERS, LLC, ha	as caused these presents to be s	signed by Christian Hlavinka, its member, at
County, Wisconsin, on this _	day of	, 20	

In the presence of: RIVERSIDE 321 PARTNERS, LLC

Christian Hlavinka, Member

STATE OF WISCONSIN)
\_\_\_\_\_COUNTY ) SS

Personally came before me this \_\_\_\_\_\_ day of \_\_\_\_\_\_ , 20\_\_\_, Christian Hlavinka, member, of the above named limited liability company, to me known to be the person who executed the foregoing instrument, and to me known to be such member of said limited liability company and acknowledged that he executed the foregoing instrument as such officer as the deed of said Limited Liability Company, by its authority.

Notary Public
Name:
State of Wisconsin
My Commission Expires:

# CONSENT OF CORPORATE MORTGAGEE

\_\_\_\_\_, a corporation duly organized and existing under and by virtue of the laws of the State of Wisconsin, mortgagee of the above described land, does hereby consent to the surveying, dividing, mapping and dedication of the land described on this plat and does hereby consent to the above certification of owners.

IN WITNESS WHEREOF, the said \_\_\_\_\_\_, has caused these presents to be signed by \_\_\_\_\_, its \_\_\_\_\_, and its corporate seal to be hereunto affixed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

\_\_\_\_\_

STATE OF WISCONSIN)

State of Wisconsin

My Commission Expires: \_\_\_

\_\_\_\_\_COUNTY) S

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_, \_\_\_\_\_, to me known to be the person who executed the foregoing instrument and to me known to be such officer of said corporation and acknowledged the same.

Notary Public
Name:

This instrument drafted by John P. Konopacki, PLS-Registration No. S-2461

PINNACLE ENGINEERING GROUP

# VILLAGE PLAN COMMISSION APPROVAL CERTIFICATE

Resolved, that the plat known as RIVERSIDE PRESERVE, being a part of the Northwest 1/4 of the Northwest 1/4 of Section 15 and the Northeast 1/4 of the Northeast 1/4 of Section 16, Township 7 North, Range 19 East, in the Village of Pewaukee, Waukesha County, Wisconsin, is hereby approved by the Village Plan Commission on this \_\_\_\_\_\_ day of \_\_\_\_\_\_\_, 20\_\_\_\_.

Jeff Knutson, Village President

Cassie Smith, Village Clerk

# VILLAGE BOARD APPROVAL CERTIFICATE

Resolved, that the plat known as RIVERSIDE PRESERVE, being a part of the Northwest 1/4 of the Northwest 1/4 of Section 15 and the Northeast 1/4 of the Northeast 1/4 of Section 16, Township 7 North, Range 19 East, in the Village of Pewaukee, Waukesha County, Wisconsin, is hereby approved by the Village Board. The Village of Pewaukee also hereby approves and accepts all dedications shown hereon.

All conditions have been met as of this \_\_\_\_\_ day of \_\_\_\_\_ , 20\_\_\_.

Jeff Knutson, Village President

I hereby certify the foregoing is a true and correct copy of a resolution adopted by the Village Board of the Village of Pewaukee this \_\_\_\_\_ day of \_\_\_\_\_\_, 20\_\_\_.

Cassie Smith, Village Clerk

# VILLAGE OF PEWAUKEE TREASURER'S CERTIFICATE

STATE OF WISCONSIN) WAUKESHA COUNTY) SS

I, Kayla Haack, being duly appointed, qualified and acting Treasurer of the Village of Pewaukee, do hereby certify in accordance with the records in my office, there are no unpaid taxes or special assessments as of \_\_\_\_\_\_\_\_, 20\_\_\_\_ on any of the lands included in the plat of RIVERSIDE PRESERVE.

Date

Kayla Haack, Village Treasurer

# WAUKESHA COUNTY TREASURER'S CERTIFICATE

STATE OF WISCONSIN)

WAUKESHA COUNTY) SS

I, Pamela F. Reeves, being duly elected appointed, qualified and acting County Treasurer of the County of Waukesha, do hereby certify that the records in my office show no unpaid taxes and no unredeemed tax sales or special assessments as of \_\_\_\_\_\_\_, 20\_\_\_\_ on any of the lands included in the plat of RIVERSIDE PRESERVE.

Date

Pamela F. Reeves, County Treasurer

**CURVE TABLE** 

CURVE NO.	LOT NO.	ARC	RADIUS	DELTA	CHORD BEARING	CH LENGTH	TANGENT IN	TANGENT OUT
1 BOUNDARY	-	192.64'	459.89'	24°00'00"	N77°44'04"E	191.23'	N89°44'04"E	N65°44'04"E
1 WEST	-	82.09'	459.89'	10°13'39"	N84°37'14"E	81.98'	N89°44'04"E	N79°30'24"E
1 EAST	-	110.55'	459.89'	13°46'21"	N72°37'14"E	110.28'	N79°30'24"E	N65°44'04"E
-	5	35.30'	459.89'	4°23'53"	N87°32'07"E	35.29'	-	-
=	6	61.70'	459.89'	7°41'11"	N81°29'35"E	61.65'	-	-
<del>-</del>	7	61.70'	459.89'	7°41'11"	N73°48'24"E	61.65'	-	-
-	8	33.94'	459.89'	4°13'45"	N67°50'56"E	33.94'	-	-
2 NORTH	-	196.87'	470.00'	24°00'00"	S77°44'04"W	195.44'	S89°44'04"W	S65°44'04"W
-	14	78.26'	470.00'	9°32'27"	S70°30'17"W	78,17'	-	-
-	15	78.26'	470.00'	9°32'27"	S80°02'44"W	78.17'	-	-
-	16	40.35'	470.00'	4°55'07"	S87°16'31"W	40.33'	-	-
2 C/L	-	209.44'	500.00'	24°00'00"	S77°44'04"W	207.91'	S89°44'04"W	S65°44'04"W
-	-	85.95'	500.00'	9°50'57"	S70°39'32"W	85.84'	-	-
-	-	123.49'	500.00'	14°09'03"	S82°39'32"W	123.18'	-	-
2 SOUTH	32	25.94'	530.00'	2°48'16"	S67°08'12"W	25.94'	S68°32'20"W	S65°44'04"W
2 SOUTH	25	65.74'	530.00'	7°06'23"	S86°10'52"W	65.69'	S89°44'04"W	S82°37'41"W
3	-	122.28'	207.50'	33°45'54"	S72°51'07"W	120.52'	S89°44'04"W	S55°58'10"W
4	24	70.92'	65.00'	62°30'49"	S58°28'39"W	67.45'	S89°44'04"W	S27°13'15"W
5	-	275.12'	65.00'	242°30'49"	S31°31'21"E	111.13'	S89°44'04"W	N27°13'15"E
-	19	42.81'	65.00'	37°44'14"	S70°51'57"W	42.04'	-	-
-	20	45.05'	65.00'	39°42'38"	S32°08'31"W	44.15'	-	-
-	21	45.05'	65.00'	39°42'38"	S07°34'07"E	44.15'	-	-
-	22	45.05'	65.00'	39°42'38"	S47°16'44"E	44.15'	-	-
-	23	45.05'	65.00'	39°42'38"	S86°59'22"E	44.15'	-	-
<del>-</del>	24	52.11'	65.00'	45°56'04"	N50°11'17"E	50.73'	-	-
6	-	204.20'	65.00'	180°00'00"	N75°35'01"E	130.00'	S14°24'59"E	N14°24'59"W
<del>-</del>	26	15.86'	65.00'	13°58'34"	S21°24'16"E	15.82'	-	-
-	27	43.12'	65.00'	38°00'43"	S47°23'55"E	42.34'	-	-
<del>-</del>	28	43.12'	65.00'	38°00'43"	S85°24'38"E	42.34'	-	-
<del>-</del>	29	43.12'	65.00'	38°00'43"	N56°34'39"E	42.34'	-	-
<del>-</del>	30	43.12'	65.00'	38°00'43"	N18°33'56"E	42.34'	-	-
-	31	15.86'	65.00'	13°58'34"	N07°25'43"W	15.82'	-	-
7	OUTLOT 1	61.26'	19.50'	180°00'00"	N75°35'01"E	39,00'	S14°24'59"E	N14°24'59"W
8	OUTLOT 1	23.69'	15.00'	90°29'10"	N30°49'35"E	21.30'	N76°04'10"E	N14°24'59"W
9	OUTLOT 1	8.75'	515.50'	0°58'19"	N75°35'01"E	8.75'	N76°04'10"E	N75°05'51"E
10	OUTLOT 1	23.69'	15.00'	90°29'09"	S59°39'35"E	21.30'	S14°25'00"E	N75°05'51"E

# NOTES:

- 1. All measurements have been made to the nearest one-hundreth of a foot and all angular measurements have been made to the nearest one second.
- Dimensions along curves are arc lengths.
- 3. All roads within this plat are dedicated to the public for road purposes.
- 4. <u>FLOOD ZONE CLASSIFICATION:</u> The property lies with in Zone "X", zone "AE" and Floodway of the Flood Insurance Rate Map Community Panel No. 55133C0203G with an effective date of November 5, 2014. Zone "X" areas are determined to be outside the 0.2% annual chance floodplain. Zone "AE" have base flood elevations determined. Floodway is the channel of the stream
- 5. OUTLOT STATEMENT: Each individual lot owner shall have an undividable fractional ownership in Outlots 1 thru 4. The Village of Pewaukee and Waukesha County shall not be liable for any fees or special charges in the event they become the owner of any Lot or Outlot in the Subdivision by reason of tax delinquency. Outlots 1 and 2 contain a drainage easement. Outlots 3 and 4 are open space. The Riverside Preserve Homeowners Association is responsible for the maintenance of all of the Outlots. Outlot 1 is a grass island area that will be used for snow storage during the winer months. The snow from the public roads will be plowed into Outlot 1. Outlot 2 contains the storm water management pond.
- 6. All lands within areas labeled "drainage easement" are reserved for storm water collection, conveyance, treatment or infiltration. No buildings or other structures are allowed in these areas. No grading or filling is allowed in these areas that may interrupt storm water flows in any way. There is a separately recorded Storm Water Management Practice Maintenance Agreement that contains specific maintenance requirements for these areas. The Village of Pewaukee or their designee is authorized access in the drainage easements for purposes of inspecting the storm water management practices or enforcing the terms of the Maintenance Agreement.
- 7. All drainage, vision corner and water main easements are granted to the Riverside Preserve Homeowners Association. All vision corner and water main easements are also granted to the Village of Pewaukee. The utility easements are granted per the noted utility easement provisions.
- 8. <u>VISION CORNER RESTRICTIONS:</u> No obstructions greater than three feet in height, except necessary street signs and public utility lines, shall be permitted. This restriction applies to Lots 10, 11, 25, 32 and 34 as identified on the plat.
- 9. Any land below the ordinary high water mark of a lake or navigable stream is subject to the public trust in navigable waters that is established under Article IX Section 1, of the State Constitution.
- 10. Longacre Road was vacated by resolution on April 16, 1991 and was recorded on April 19, 1991 in Reel 1293, on Images 1069-1072, as Document No. 1644274, Waukesha County Register of Deeds.
- 11. Lands that are part of the Subdivision Plat are located in an area with mapped soils that may contain seasonal high groundwater. Based on existing elevations of adjacent roadways and drainage, not all lower levels of the homes will be
- above the seasonal high groundwater table. Therefore, sump pumps may run during the year.
  Snow storage from public roads shall be allowed in Outlot 1; however, the Riverside Preserve Homeowners Association shall maintain Outlot 1. Winter snow plow operations may result in snow being plowed into driveways and onto front lawns
- of homes, especially in the cul-de-sacs.

  13. For Informational Purposes only: Adjacent non-residential lands are open to bow and gun hunters.

# WETLAND/FLOODPLAIN/PRIMARY ENVIRONMENTAL CORRIDOR PRESERVATION RESTRICTIONS:

Those areas identified as Wetland/Floodplain/Primary Environmental Corridor on sheet 1 of 2 of this subdivision plat shall be subject to the following restrictions:

- Grading, filling, the removal of topsoil or other earthen materials are prohibited unless specifically authorized by the municipality in which this land is located, and if applicable, the Waukesha County Department of Parks and land
- Use-Planning and Zoning Division, the Wisconsin Department of Natural Resources and the Army Corps of Engineers.

  The removal or destruction of any vegetative cover, i.e., trees, shrubs, grasses, etc., is prohibited, except that dead, diseased, dying, and invasive vegetation may be removed, at the discretion of the landowner and with approval from the municipality in which this land is located. Silvicultural thinning, upon the recommendation of a forester or naturalist and with approval from the local municipality shall also be permitted.
- 3. Grazing by domesticated animals, i.e., horses, cows, etc, is prohibited.
- 4. The introduction of plant material not indigenous to the existing environment is prohibited.
- 5. Ponds may be permitted in the wetland subject to the approval of the municipality in which they are located and, if
- applicable, the Wisconsin Department of Natural Resources and the Army Corps of Engineers.The construction of buildings is prohibited.

# BASEMENT GROUNDWATER RESTRICTION:

Although all lots in the subdivision have been reviewed and approved for development with single-family residential use in accordance with Section 236 Wisconsin Statutes, some lots contain soil conditions that, due to the possible presence of groundwater near the surface, may require additional soil engineering and foundation design with regard to the basement construction. It is recommended that a licensed professional engineer design a basement and foundation that will be suitable to withstand the various problems associated with saturated soil conditions on basement walls or floors or that other special measures be taken. Soil conditions should be subject to each owner's special investigation prior to construction and no specific representation is made herein.

# UTILITY EASEMENT PROVISIONS

An easement for electric, natural gas, and communications service is hereby granted by RIVERSIDE 321 PARTNERS, LLC, Grantor, to

 $WISCONSIN\ ELECTRIC\ POWER\ COMPANY\ and\ WISCONSIN\ GAS,\ LLC,\ Wisconsin\ corporations\ doing\ business\ as\ We\ Energies,\ Grantee,$ 

WISCONSIN BELL, INC. doing business as AT&T Wisconsin, a Wisconsin corporation, Grantee, and

SPECTRUM MID-AMERICA, LLC By: Charter Communications Inc, its Manager, Grantee

their respective successors and assigns, to construct, install, operate, repair, maintain and replace from time to time, facilities used in connection with overhead and underground transmission and distribution of electricity and electric energy, natural gas, telephone and cable TV facilities for such purposes as the same is now or may hereafter be used, all in, over, under, across, along and upon the property shown within those areas on the plat designated as "Utility Easement Areas" and the property designated on the plat for streets and alleys, whether public or private, together with the right to install service connections upon, across within and beneath the surface of each lot to serve improvements, thereon, or on adjacent lots; also the right to trim or cut down trees, brush and roots as may be reasonably required incident to the rights herein given, and the right to enter upon the subdivided property for all such purposes. The Grantees agree to restore or cause to have restored, the property, as nearly as is reasonably possible, to the condition existing prior to such entry by the Grantees or their agents. This restoration, however, does not apply to the initial installation of said underground and/or above ground electric facilities, natural gas facilities, or telephone and cable TV facilities or to any trees, brush or roots which may be removed at any time pursuant to the rights herein granted. Structures shall not be placed over Grantees' facilities or in, upon or over the property within the lines marked "Utility Easement Areas" without the prior written consent of Grantees. After installation of any such facilities, the grade of the subdivided property shall not be altered by more than four inches without written consent of grantees.

The grant of easement shall be binding upon and inure to the benefit of the heirs, successors and assigns of all parties hereto.

There are no objections to this plat with respect to Secs. 236.15, 236.16, 236.20 and 236.21(1) and (2), Wis. Stats. as provided by s. 236.12, Wis. Stats.

Department of Administration



Prepared by:

PINNACLE ENGINEERING GROUP

20725 WATERTOWN ROAD | SUITE 100

BROOKFIELD, WI 53186

OFFICE: (262) 754-8888

WWW.PINNACLE-ENGR.COM

Owner/Subdivider RIVERSIDE 321 PARTNERS, LLC ATTN: CHRISTIAN HLAVINKA PO BOX 510894 NEW BERLIN, WI 53151 PHONE: (414) 699-4326

PEGJOB#2035.00-WI SHEET 2 OF 2

# Riverside Preserve



The information and depictions herein are for informational purposes and Waukesha County specifically disclaims accuracy in this reproduction and specifically admonishes and advises that if specific and precise accuracy is required, the same should be determined by procurement of certified maps, surveys, plats, Flood Insurance Studies, or orther official means. Waukesha County will not be responsible for any damages which result from third party use of the information and depictions herein, or for use which ignores this warning.

Notes: Riverside Preserve

Printed: 6/30/2023



# **Plat Review Comments**

# **Department of Administration**

Plat Review - DOA

PO Box 1645, Madison WI 53701

plat.review@wi.gov

https://doa.wi.gov/platreview

608-266-3200

Date: July 13, 2023

From: Sime, Don R - DOA

To: John Konopacki, PINNACLE ENGINEERING GROUP, LLC

20725 WATERTOWN RD STE 100, WAUKESHA WI 53186-2204, 262/754-8888, john.konopacki@pinnacle-engr.com

Subject: RIVERSIDE PRESERVE, File No 28425

We have reviewed your plat and the changes listed below must be made. If you have questions, please contact us at the number listed above. Please refer to file number **28425**. Thank you!

# **COMMENTS:**

- s. 236.16 (1) (3) The adjacent Park in block 3 of River Hills Park provides public access to the Pewaukee River that meets the requirements of this section. Comment only, no change.
- s. 236.21 (1) (b) The point of beginning of the metes and bounds description should be identified as being on the South right of way line of Ridgeway Drive. Revised to "South".

The description must state that lands between the meander line and the Pewaukee River are included in the description.

Added this in the legal description under the surveyors certificate.

### NOTES TO SURVEYOR:

-To help us, and other review authorities, track revised drawings, please include a revision date on each Sheet of your revised drawing. Added a revision date of 7/20/23.



## Parks & Recreation Village Parks Update

## Laimon Park Recap & Fund Update

- Laimon Park and fund were created in 2015 with the intention to develop a revenue stream to help fund improvements at other Village parks in the future.
- Very productive first 8 years to this point
  - Completed many capital projects of ~\$400,000 to date on site including:
    - Replacing all 3 piers
    - WDNR Recreational Boating Facilities grant for 50% of cost to replace old launch, parking lot, lighting
    - Gas lines, POS system
    - Roof
    - Furnace & A/C unit
    - Painting of exterior
  - Remaining capital projects:
    - Balcony deck and rubber roof project (2024)
      - 3 bid attempts, rebid fall 2023 for spring 2024 construction. Budgeted \$75k in 2023 which won't be spent until 2024.
    - Windows when needed (2025?)
- Laimon Park property loan status
  - 20-year fixed rate loan at 3.75% interest
  - 12 years remaining, current balance of \$380,952

### Village Capital Improvements at Parks

 Looking for ways to advance the Village Parks system and what amenities to add/update

#### Peffer Park improvements

- Per the 2023 Parks Village capital budget, Peffer Park was scheduled to replace the 5-event structure, as well as the merry-go-round utilizing Village Park Improvement Fund
- Under-utilized park with potential for new atmosphere how do we grow park use?



#### **National Fitness Court**

- Growth initiative to bring their product to communities through their process with support
- Great measures to find funding for this project
  - Quartz grant fitness initiative
  - CDBG Grant for ADA accessibility
- Total cost of \$217,000

o Quartz Grant \$50,000 (23%)

o CDBG Funds \$76,000 (up to \$86,400 contingency) (35%)

o Internal Funds \$91,000 (42% of project cost)

## Why this project makes sense at Peffer Park:

- Free and equitable access to outdoor fitness
- Intergenerational experience between parents, grandparents and guardians able to squeeze in a fitness workout while kids play on the new playground equipment
- Park & open space plan goal to increase variety throughout our park system
- Strong support and funding recommendation from Parks & Recreation Joint Board
- Bring a new amenity to an under-utilized park; 4<sup>th</sup> Fitness Court of its kind in WI, 1<sup>st</sup> in Waukesha County
- Proximity to downtown, lakefront, library, school district, WCTC, and in a walkable area of the Village
- Potential fitness classes or partnerships
- Street parking is available on two sides of the park

#### Funding

- Peffer Park playground improvements (Village Park Improvement Fund)
- National Fitness Court funded through Laimon Fund

# FITNESS COURT® LOCATION STUDY



# Peffer Park











# **ADULTS OF ALL AGES AND ABILITY**

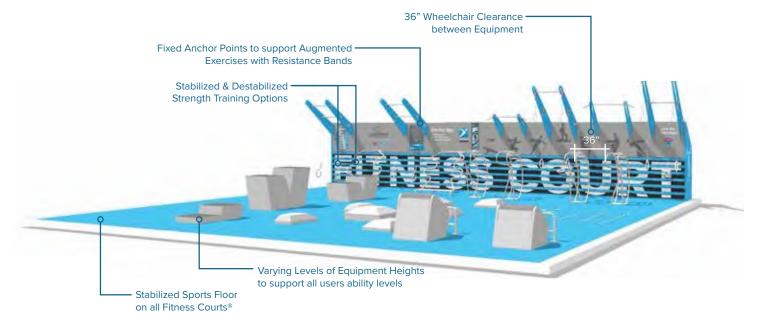
I am glad to see movements to improve balance.

- Carol Claybaker, Senior Resident of Janesville, WI



## **Design DNA**

The Fitness Court® is a comprehensive functional fitness circuit training facility. It includes an endless variety of training methods for adults of all ages and skill levels. The 7 Minute 7 Movement circuit training is designed specifically for the Fitness Court to provide a full body workout for all levels and leverages your body weight so you can improve over time. The Fitness Court® is 38'x38' in size and is roughly half the size of a standard tennis court. The design is the exact same in every location to ensure quality and usability for all.



# **Sports Floor**

Every single Fitness Court® is required to have a continuous fully accessible sports floor that is easy to navigate and allows ease of wheelchairs, walkers, strollers and other assistance devised.

## 36" Clearance

The Fitness Court® was designed to allow a 30" path throughout the whole system & elements allowing proper wheel chair accessibility though out.

## **Multi-Station**

Each zone on the Fitness Court® is multistation to allow users to utilize the same equipment & workouts with friends or spotters at the same time. It is important to NFC that the entire community is able to access the Fitness Court® and participate side-by-side.

## **Adults of All Ages & Ability Levels**

The Fitness Court® is designed for adults of all ages and accommodates a variety of skill levels and abilities at each station, from beginner to expert. Each station allows users to leverage their bodyweight at different angles and levels of resistance as a tool to improve over time. The Fitness Court® is a powerful way to encourage physical activity and promote community wellness.



Progressive Foot Hold Strips Allow User to Leverage Body Weight and Progress Over Time

Fixed Anchor Points Support Augmented Exercises with Resistance Bands

Fit for Adults of All Ages and Ability Levels

## **Endless Variations & Activation**

The Fitness Court supports progressive functional fitness for senior adults. Each of the seven basic movements supports activities of daily living, and each station provides users hundreds of different ways to leverage their own bodyweight for sustained health. This unique outdoor gym is a safe and effective tool for seniors to increase balance, encourage mobility, and reduce risk of injury. When integrated into a regular wellness practice, the Fitness Court supports core health, hip and joint flexibility, upper body strength and lower back stability.



Wheelchair Access at Destabilized Pull Rings



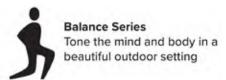
Wheelchair Access at Stabilized Pull Ladder



Wheelchair Access at Destabilized Pull Rings

# **Engagement on the Fitness Court**

NFC provides various opportunities to increase engagment on the Fitness Court®. Through the Ambassador program cities have the ability to run targeted classes and training for all ages and abilities. Classes ranging from Mobility and Balance series to 60+/Silver Sneakers programs have been help on the Fitness Court®. NFC supplies your community with training and annual routines and allows the local community to hold classes that are gear towards your specific user groups.



Mobility Series Maintain and restore joint health and range of motion





Challenge Series
Friendly competition for active adults in 3, 5 or 7 minute intervals

I'm encouraged, and glad to see the outdoor Fitness Court includes equipment to improve balance, which is key to preventing falls. It's free and open to the public, so no one would have any reason not to take advantage of it."

-Carol Claybaker, Senior Resident of Janesville, WI

## The Fitness Court® App

The Fitness Court® App is your digital gateway to the ecosystem and your personal coach in your pocket. Learn the moves at varying levels and understand the 7 Minute-7 Movement rotation. Moves can be adjusted as needed for ability levels. New workouts from world renowned trainers constantly updated to the app showcasing specilized routines like the Mobility & Balance and Mobility Flow.



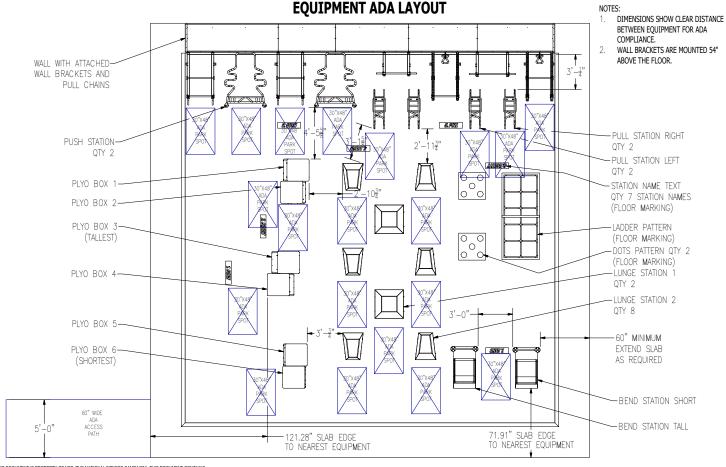






# **Fitness Court® Equipment Layout**

ADA Fitness Court® equipment layout allowing wheelchair accessibility and clearance for other stability assistance equipment.



THIS DOCUMENT IS PROPERTY OF NFC (THE NATIONAL FITNESS CAMPAION), THIS DOCUMENT CONTAINS CONFIDENTIAL AND PROPRIETRATY INFORMATION AND MAY ONLY BE USED BY PERMISSION FROM NFC AND FOR THE PURPOSS AUTHORIZED BY NFC DISCLOSINE, DUPLICATION, MOOTHER USE OF THIS DOCUMENT IS NOT PERMITTED WITHOUT THE PRIOR WRITTEN PERMISSION OF NFC.



	A mat	Data		
Laimon Fund	Amt	Date		
	\$ 263,604.00	6/30/2023	<u> </u>	
Village Park Improvement Fund	\$ 47,500.00	12/31/2022	Dollars added annually only	
Laimon Fund	\$ 263,604.00			
Reserves Needed (2 years				
Mortgage, PILOT)	\$ 100,000.00			
Balcony Project	\$ 75,000.00	2024 Project		
Laimon Available	\$ 88,604.00			
Democialis - Francis de 2022 Desfit	¢ 35 000 00			
Remaining Expected 2023 Profit	\$ 25,000.00			
Laimon End of Year Available	\$ 113,604.00			
Laimon End of Year Available	\$ 113,604.00			
National Fitness Court	\$ 90,000.00			
Remaining Amount Available	\$ 23,604.00			
Expected EOY Fund Balance	\$ 198,604.00			
2023 Budget Approved Expenses				
	¢ 47 F00 00			
Village Park Improvement Fund Reserves Needed	\$ 47,500.00			
VPIF Available	\$ 10,000.00			
	\$ 37,500.00			
Peffer Playground	\$ 15,000.00			
Peffer Merry Go Round	\$ 6,400.00			
Adaptive Swing Conversion	\$ 2,500.00			
Remaining Balance	\$ 13,600.00			

#### LAIMON PARK FUND - CAPITAL IMPROVEMENT PLAN

	NEW	EST	Replacement	Total Cost	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2024-2034
ITEM DESCRIPTION	USED	LIFE	Year	to Replace	Budget												
Residence roof (Replaced 2016)	R	20	2036	7,000	467	467	467	467	467	467	467	467	467	467	467	467	5,604
Gas pier (Replaced 2017)	R	15	2032	26,000	1,733	1,733	1,733	1,733	1,733	1,733	1,733	1,733	1,733	1,733	1,733	1,733	20,796
Slip pier (Replaced 2020)	R	15	2035	56,000	3,733	3,733	3,733	3,733	3,733	3,733	3,733	3,733	3,733	3,733	3,733	3,733	44,796
Slip Pier finger extension	NEW	13	2035	12,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	12,000
Launch pier (Replaced 2018)	R	15	2033	15,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	12,000
Launch rebuild (2020, grant opportunity)	R	30	2050	50,000	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	1,667	20,004
Furnace & A/C unit (Replaced 2020)	R	10	2030	20,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	24,000
Painting of residence (exterior) - siding 2030	R	7	2030	10,000	1,429	1,429	1,429	1,429	1,429	1,429	1,429	1,429	1,429	1,429	1,429	1,429	17,148
Window replacement	R	15	2025	25,000	7,500	7,500	5,000	1,666	1,666	1,666	1,666	1,666	1,666	1,666	1,666	1,666	34,994
Deck replacement - residence, upper	R	25	2024	90,000	5,000	15,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	50,000
Parking lot (2020)	R	20	2040	80,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	48,000
Add greenspace (2020)	NEW	50	2070	20,000	0	0	0	0	0	0	0	0	0	0	0	0	0
Parking lot seal/stripe	R	4	2024	2,000	500	500	500	500	500	500	500	500	500	500	500	500	6,000
Upgrade fuel system (2020)	R	20	2040	15,000	750	750	750	750	750	750	750	750	750	750	750	750	9,000
Deck renovation/greenspace - lakeside	R	10	2025	11,500	500	500	500	500	500	500	500	500	500	500	500	500	6,000
Total				439,500	31,279	41,279	26,779	23,445	23,445	23,445	23,445	23,445	23,445	23,445	23,445	23,445	263,452

Replacement Year in Green





To: Village Board Members

CC: Scott Gosse, Village Administrator

From: Dan Naze, P.E., Director of Public Works/Village Engineer

Date: July 24, 2023

Re: Agenda item\_8d\_\_\_. Recommendation for Bridge Deck Contracted Services

I requested proposals from three qualified contractors for application of polymer overlays on the three Pewaukee River bridge decks under the jurisdiction of the Village. Polymer overlays are used to seal and protect the bridge deck from deicing salts and other chemicals that cause deterioration of the bridge concrete and reinforcing steel, extending the life of the bridge. Additionally, the aggregate used in the application of the polymer overlay works well to provide traction. See

### The 3 bridges locations are:

Structure B-67-0242, Clark Street, constructed 1993 Structure B-67-0243, Oakton Avenue, constructed 1993 Structure B-67-0022, Capitol Drive, constructed 2001

#### The contractors contacted were:

Norcon Corporation, Weston, WI \$41,963.00 Fahrner Asphalt, Plover WI \$43,155.00 Ram Construction Services, Livonia, MI No response

I recommend the Village Board authorize staff to enter into a standard Village terms and condition of service with Norcon Corporation, Westfield, Wisconsin, for \$41,963.

Their proposal indicated a start of work of September 18 with a 5-day duration. Each bridge will have traffic routed around it while work is proceeding.

### ADMINISTRATOR NOTE:

This project is included in the 2023 Capital Improvement Project list and the bid amount is below the estimated project contracted services cost of \$45,000.





To: Village Board Members

CC: Scott Gosse, Village Administrator

From: Dan Naze, P.E., Director of Public Works/Village Engineer

Date: March 29, 2023

Re: Agenda item 8f. Proposal for Engineering Services, Village Bridge Deck Surface Treatments

The Village owns 4 bridges on municipal streets. State statutes require that owners perform structural bridge inspections during even years by a qualified structural engineer. Those inspection reports are sent to, reviewed by, and managed by County staff on behalf of the Wisconsin Department of Transportation.

The 4 bridges locations are as follows:

Structure B-67-0242, Clark Street, constructed 1993 Structure B-67-0243, Oakton Avenue, constructed 1993 Structure B-67-0022, Capitol Drive, constructed 2001 Structure B-67-0306, Pond View Court, constructed 2006

I hired Ayres Associates to perform the three most recent bi-annual inspections, since 2018. The last two cycles they have recommended a polymer overlay treatment to seal the decks on the bridges over the Pewaukee River. Polymer overlays are used to seal and protect the bridge deck from deicing salts and other chemicals that cause deterioration of the bridge concrete and reinforcing steel, extending the life of the bridge. Additionally, the aggregate used in the application of the polymer overlay works well to provide traction.

The proposal I requested of Ayres is to provide engineering services to evaluate existing documents and load ratings, prepare a proposal style bid document, including specifying products and installation methods, traffic controls, structural details/plans as necessary, a bid form, to respond to questions during bidding, review contractor submittals for technical compliance, and finally submit plans and revised load rating computations to the Wisconsin Department of Transportation. As I consider this a maintenance activity, it is my intent to solicit bids from qualified contractors, not advertise and notice this as a public bid and opening. This is work that was incorporated in the Capital Improvement Plan.

I recommend that the Village enter into a Professional Services Agreement with Ayres Associates, Eau Claire, Wisconsin, for a lump sum fee of \$15,800 for engineering services as detailed above. The intent would be to conduct this work during 2023, however it appears that market conditions and contractor availability may require flexibility.

### STAFF NOTE:

Funds for this engineering services agreement would come from unused funds from prior 2020 – 2022 road projects.



To: Jeff Knutson, President

Village Board

From: Scott A. Gosse

Village Administrator

Date: July 27, 2023

Re: Agenda Item <u>8e</u>, Discussion and Possible Action on Appointment of Village Board Member to

Serve on Police Union Negotiation Team

\_\_\_\_\_

## **BACKGROUND**

The Police union has advised that they would like to commence labor negotiations for a successor agreement with the Village and are looking for dates for the possible exchange of initial proposals The current agreement expires on December 31, 2023.

### **ACTION REQUESTED**

The action requested of the Village Board is to appoint a Trustee representative to participate in the negotiation process.

### **ANALYSIS**

Historically, the Village Board has appointed a Trustee representative to participate in the negotiation process with staff and the Village's labor attorney.