

**Minutes of the Committee of the Whole meeting held on
Tuesday, August 3, 2021 pursuant to notice duly given.**

1. Meeting called to order at 6:00 p.m. by Mayor Heier.
2. Roll call: Mayor Heier, Al Schreiber, John Reed, Dean Reed, Roger Reed, Kim Bronikowski, Jean Feldt, Attorney Calvert
Also present: Fire Chief Josh Bostedt, Parks & Recreation Director John Bostedt, Police Officer Kassie Dufeck, Superintendent of Public Works Jeremy Wusterbarth, Administrator Sara Perrizo and as recording secretary and other interested parties.

3. Approval of Agenda
Moved by Feldt, seconded by Schreiber to approve the agenda.
Motion carried upon verbal voice vote.

6 ayes

4. Correspondence/Public Appearances
Mayor Heier read a letter from Administrator Perrizo, announcing her resignation.

R. Reed questioned if there is anything more than can be done regarding the residence located at Fourth Street and Krueger Avenue. Twenty-eight citations have been issued and yet the property is still a mess. Calvert stated that we could cite the owner daily, but Perrizo noted that if the citations are not paid, the owner could go to jail and the property still wouldn't be cleaned up. Discussion ensued regarding how to force the clean-up of this property. Calvert will do more research and report back.

5. Discussion/Recommendation on:
 - a. Request from Allan Hapanionek for Reduction of Special Assessments on Harbor Road Property
Allan Hapanionek, 6207 N. Bayshore Road, stated that he had offered to give a portion of his land to the City in exchange for waiver of his assessment. He understands that the city has denied that proposal. However, he feels that the city is the only party that will benefit from the curb and gutter being placed on the property and he is hoping the city will split the cost of the assessment with him 50-50. He would also expect the same for anyone else with undevelopable property. Candace Hapanionek, same address, suggested that the assessment be deferred until the property is developed. Wusterbarth stated that would not work because the property is largely undevelopable. He also noted that the school district paid a similarly large assessment on property that is not going to be developed, as well as several other property owners. Schreiber stated that the former owner of the property accumulated it for a reason. He doesn't feel that there is anything we can do about the assessment. J. Reed noted that property taxes are assessed based upon the value of the property and also stated that curb and gutter doesn't really benefit any specific property owner. D. Reed stated that if we forgive one assessment, we would have to do it for others, too. Wusterbarth pointed out that the curb and gutter is not just for the boaters – it is to save the road edge.

Moved by Schreiber, seconded by R. Reed to deny the request.
Motion carried upon electronically recorded vote.

6 ayes

b. Department Reports

i. Building Inspection Report

Perrizo reported on behalf of Last that 46 permits were issued in July, for a total of 291 year-to-date. Estimated project value is \$3.6 million, which is \$1 million ahead of last year at this time.

ii. Police and Fire Reports

Dufek reported 631 total incidents and 44 ordinance violations in July. The department is still waiting for the cage for the new squad car.

Josh Bostedt reported 146 calls in July. Several trainings were held and 44 fire inspections were done. Members of the department attended classes and meetings and one member passed the National EMT Registry. The internet-capable iPad has been put in the ambulance to assist with completing paperwork. Several grants were applied for and received. Engine 1012 is being repaired and the estimated cost is \$10,000.

iii. Park & Recreation Report

John Bostedt reported that both the campground and the harbor are doing very well. Movies in the Park have been well-attended, as have the summer daytime events. A military convoy is coming to Oconto tomorrow. Park rentals have been busy, as well as clean-up from the recent storms. Some docks were damaged in the storms and are being repaired. John Bostedt spoke with two pool companies regarding possibly replacing the gutter system at Aageson Pool. Both companies estimated the cost at \$125,000 to \$150,000 and recommended that we continue with replacing the necessary tiles each Spring.

iv. Public Works Report

Wusterbarth reported that the brush truck is going through the city doing storm work clean-up. The feasibility study for the WWTP has come back and Wusterbarth will keep the Council updated on what needs to be done. Bridge inspections are completed and there is about \$360,000 in maintenance work needed. Chicago Street will be milled and black-topped in September. The rip rap work is finished on the Causeway. More rip rap was needed that anticipated. Curb and gutter work has begun on Harbor Road. The boat launch will reopen Friday.

v. Administrator Report

Perrizo reported cash and investments as of June 30 were \$4.3 million. The budget process has begun. The anticipated health insurance rate increase is 30%, so Perrizo asked the agents to get quotes for other carriers and plan designs. The city's equalized value has an estimated increase of \$16.5 million over 2020. The owner of the former golf course has submitted a rezoning request for the property located across the street.

c. Accounts Payable for the Month of June 2021 in the Amount of \$313,784.98, Payroll for the Month of June 2021 in the Amount of \$164,284.06 and Other Financial Reports as Presented

Moved by Schreiber, seconded by D. Reed to approve the accounts payable, payroll and other reports.

Motion carried upon electronically recorded vote.

6 ayes

- d. Discussion on Possible Uses of ARPA (Covid Relief) Funds
Perrizo stated that she has emailed the Treasury to determine if the funds could be used for the purchase of a new ambulance. Another option would be to use some of all of the money for utility infrastructure. Perrizo will keep the Council updated.
- e. Discussion re: Residency Requirement for Administrator Position
Calvert stated that it is against State law to have an ordinance requiring residency for any municipal employee. Mayor Heier opined that the requirement could be detrimental in finding Perrizo's replacement. Calvert said that residence location could be considered in hiring if the Council wishes. Mayor Heier previously worked with many people who commuted, and it was not a problem. Calvert noted that residency could be put in an employment contract, it just can't be in the ordinance.

Moved by Feldt, seconded by Bronikowski to approve eliminating the residency requirement for all non-police and non-fire city employees.

Motion carried upon electronically recorded vote.

5 ayes, 1 nay (R. Reed)

- f. Original Alcohol Beverage Retail License Application for Oconto Riviera, LLC and Appointment of Riley Sowle as Agent

This application was withdrawn.

- g. Application for Temporary Class B Retailer's License – Oconto Sportsman's Club – August 15, 2021

Moved by Bronikowski, seconded by Schreiber to approve the application.

Motion carried upon electronically recorded vote.

6 ayes

- h. Appointment of Jodie L. Martens as Alcohol Beverage Retail License Agent for Kwik Trip, Inc.

Moved by D. Reed, seconded by Feldt to approve the appointment of agent.

Motion carried upon electronically recorded vote.

6 ayes

- i. Quote from Bay Impressions for Lease of New Multi-Functional Printer for City Hall
Perrizo stated that the city gets government contract pricing for this. The cost will decrease by about \$20 per month.

Moved by D. Reed, seconded by Bronikowski to approve the quote.

Motion carried upon electronically recorded vote.

6 ayes

- j. Proposal from Robert E. Lee & Associates, Inc. for TIF Creation in the Amount of \$9,400
Perrizo explained that this is for the former golf course and old hospital.

Moved by D. Reed, seconded by Schreiber to approve the proposal.

Motion carried upon electronically recorded vote.

6 ayes

- k. Approval of Certified Survey Map for Reinhardt Property Located in the City of Oconto

Moved by Schreiber, seconded by D. Reed to approve the certified survey map.

Motion carried upon electronically recorded vote.

6 ayes

l. Discussion on Future of Ambulance 1011

Josh Bostedt stated that repairs are needed to the ambulance. Alternatively, we could get around \$40,000 in trade for it. Perrizo suggested that a decision be made after we learn if the ARPA funds can be used to purchase a new ambulance. In the meantime, Bostedt will get firm numbers.

m. Approval of Bid Award to DeGroot Construction in the Amount of \$123,014.44 for the Extension of Timber Trail

Wusterbarth stated that new homes will be built on these properties in the future. The property owners will be assessed for water services and curb and gutter. The balance of the cost will come out of the capital projects budget.

Moved by Schreiber, seconded by D. Reed to approve the bid.

Motion carried upon electronically recorded vote.

6 ayes

n. Approval of the Purchase of a New Leaf Sucker Engine in the Amount of \$42,908 from McQueen Equipment

Wusterbarth explained that the old leaf sucker engine stopped working. The cost of a new leaf sucker is \$150,000-\$160,000, so it is cheaper just to purchase a new engine.

Moved by J. Reed, seconded by D. Reed to approve the purchase.

Motion carried upon electronically recorded vote.

6 ayes

o. Approval of Pay Request #1 for the Reconstruction of Harbor Road (to be handed out at the meeting)

This pay request is for \$314,092.89.

Moved by J. Reed, seconded by D. Reed to approve the pay request.

Motion carried upon electronically recorded vote.

6 ayes

p. Approval of Pay Request #1 for the Reconstruction of Splinter Causeway (to be handed out at the meeting)

This pay request is for \$263,468.27.

Moved by Bronikowski, seconded by Feldt to approve the pay request.

Motion carried upon electronically recorded vote.

6 ayes

q. Approval to Hire Chosen Candidate for the Full-Time Parks Laborer Position #3

John Bostedt stated that the position was advertised for three weeks and one person applied. The applicant is Troy Wenzel, who currently works for the Campground. He interviewed well, wants the job and is a hard worker. The Park & Rec Committee approved the hiring unanimously.

Moved by Schreiber, seconded by D. Reed to approve hiring the chosen candidate.

Motion carried upon electronically recorded vote.

6 ayes

- r. Approval to Purchase New 2021 John Deere 997 Rear Discharge Zero Turn Lawnmower (72" Cut) (quotes to be handed out at the meeting)
John Bostedt stated that two quotes were received. The lowest is from Reisterer and Schnell for \$19,445.77. The money for this will come out of the bonding.

Moved by D. Reed, seconded by Bronikowski to approve the purchase.

Motion carried upon electronically recorded vote.

6 ayes

6. Mayor Heier stated that the Committee may vote at approximately 7:30 p.m. to convene into Closed Session pursuant to notice duly given and as allowed by Wis. Stats. 19.85(1) (c) for discussion on personal matters and as allowed by Wis. Stats. 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 for the following items:
- i. Offer to Purchase City-Owned Land
 - ii. Personnel Matters

Moved by D. Reed, seconded by J. Reed to enter into closed session at 7:30 p.m.

Motion carried upon electronically recorded roll call vote.

6 ayes

Also present in closed session: John Bostedt, Jeremy Wusterbarth, Josh Bostedt, Administrator Perrizo, Attorney Calvert

7. **Moved by , seconded by to return to open session at 7:47 p.m.**

Motion carried upon electronically recorded vote.

6 ayes

8. Action/Discussion on Matters from Closed Session

Moved by Bronikowski, seconded by Feldt to approve the sale of city parcel #265-2813025292 for \$100 contingent upon the property being developed within two years.

Motion carried upon electronically recorded vote.

6 ayes

9. **Moved by Schreiber, seconded by D. Reed to adjourn at 7:48 p.m.**

Motion carried upon verbal voice vote.

M/C

Respectfully Submitted,
Sara Perrizo, CPA
City Administrator