

**Common Council  
of the City of Onalaska**

Tuesday, April 14, 2015

1

1 The Meeting of the Common Council was called to order at 7:00 p.m. on Tuesday, April 14,  
2 2015. It was noted that the meeting had been announced and a notice posted at City Hall.

3  
4 Roll call was taken, with the following members present: Mayor Joe Chilsen, Ald. Erik  
5 Sjolander, Ald. Jim Bialecki, Ald. Jim Olson, Ald. Harvey Bertrand, Ald. Bob Muth. Ald. Jack  
6 Pogreba arrived with the meeting already in progress.

7  
8 Also Present: City Clerk Cari Burmaster, City Attorney Sean O’Flaherty, City Engineer Jarrod  
9 Holter, Planner/Zoning Inspector Katie Meyer, Police Chief Jeff Trotnic, Financial Services  
10 Director/Treasurer Fred Buehler

11  
12 **Item 2 – Pledge of Allegiance**

13  
14 The Pledge of Allegiance was recited.

15  
16 **Item 3 – Public Input: (limited to 3 minutes/individual)**

17  
18 Mayor Chilsen welcomed public input at this time.

19  
20 **Aaron, no last name given**

21 **No address given**

22  
23 “The reason I came to speak in front of the Common Council today is to talk about road signs;  
24 specifically, up on Redwood and 8<sup>th</sup> Avenue North. It’s an intersection that is close to where my  
25 residence is. I’ve lived there about 2½ years, and probably at least once a month there is a near-  
26 car crash at that intersection because the yield signs aren’t sufficient. I’m requesting that you  
27 consider having stop signs at that intersection for the safety of the public. I have a 5-year-old  
28 and a 2-year-old, [and there are] elderly residents who live at the Redwood Terrace Apartment  
29 Complexes as well as the middle school being at that intersection. I notice that there were some  
30 markers out there not too long ago, so it looked like the city might have been taking data on that  
31 intersection, so I really appreciate that and strongly consider that you think about putting up stop  
32 signs there because when people go through, sometimes they hardly even pause going through  
33 the yield signs and we hear screeching tires at least on a monthly basis.”

34  
35 **Dick Gilmore**

36 **No address given**

37  
38 “I’m a member of the Mayors’ Prayer Breakfast and Executive Committee, and a past pastor for  
39 Christ is Lord Lutheran Church here in Onalaska. I’d like to just offer a prayer for the Council,  
40 and for the officers and the elected officials in the city, and for the policemen and the firemen  
41 and people like that: *‘Lord God, lift up this Council. I ask a special blessing on them of wisdom  
42 and guidance \_\_\_ the best of our city. We thank you for them and the service that they provide.*

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43 *Lord, we lift up prayers for the firemen and the policemen. [We pray for] the safety of them and*  
44 *also for the other elected officials and the educational teachers, principals and staff and*  
45 *teachers. Lord, we ask that you bless them as they lead us and serve this city in such a powerful*  
46 *way. In Jesus' name, Amen.' ”*

47

48 **Travis Becknell, Pastor of New Hope Fellowship Church**

49 **420 2<sup>nd</sup> Avenue South**

50 **Onalaska**

51

52 “This is my first time in this room, although I have had a chance to meet a couple of you before.  
53 Unfortunately, what’s before us is the idea of payment in lieu of taxes for nonprofit  
54 organizations. While I do understand that the city does need to be supported, and there are ways  
55 in which nonprofits can do that, unfortunately at the very beginning of a church that’s the  
56 absolute worst time to try to pull off something like a property tax – especially in the amount of  
57 100 percent. We would ask that you allow us to honor the agreements that we’ve had with the  
58 current owners, [which is] for us to be able to move in there, purchase the building and be able to  
59 continue growing in a building that has been dormant for nearly seven years and incapable of  
60 sustaining a business in it. We would like to continue growing and having an impact on the  
61 members of the community we’ve already had so that they don’t end up on government  
62 subsidence, that they don’t end up a tax on the community, and that we can continue helping  
63 people in that scenario. Can you imagine a pastor getting nervous addressing people? This is a  
64 first time for me. We would also like to continue doing what we’ve pledged to do, which is with  
65 the Great River Landing Project we believe that we can make fundraising efforts for the  
66 community [and] for the city that would be greater than even the taxes that would be brought in.  
67 But truly, the taxes that we are being asked to do is more than what I get paid right now. My  
68 family, in order to live, has sacrificed more than what those taxes would have been off of what  
69 an average salary would be. We just don’t have the funds because we try to give back. We try  
70 to continue ministering to people. Now, someday that may change, but right at the start it’s not.  
71 Unfortunately, we were given permits and we’ve invested money. That money is now tied up in  
72 the building as the development is finished. There’s only one portion of the south building that  
73 still needs to finish, and that’s only days away. Then we find out about payments in lieu of  
74 taxes. It’s not something that we could afford; it literally will cause us to shutter our doors. We  
75 would like to entertain the idea of possibly going back to subcommittee for the agreement so we  
76 can make some kind of compromise and some kind of an agreement that allows us to be  
77 proactive members of the community, but also ones that wouldn’t be so severe and so punitive  
78 for us to literally have to close our doors. That’s what I would like to close with and hopefully  
79 discuss with you further. Thanks.”

80

81 **Marcie Jenson**

82 **Caledonia, MN**

83

84 “We have our annual fundraiser at the American Legion on May 2 – High Five for Paws. We are

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85 a nonprofit organization, and we train service dogs for diabetics, veterans, seizure alert – all sorts  
86 of things. We would like to do a walk, and I have a proposed walk from the American Legion  
87 down to Redwood, then taking a right on 10<sup>th</sup> Avenue, taking right on Quincy Street, taking a  
88 right back onto Sand Lake Road and going right back to the American Legion. I did get the  
89 insurance, and I have the paperwork filled out. It's not very timely, and I apologize. But it  
90 would be nice to be able to do that walk again this year. I know a lot of people loved doing it  
91 last year. We will have people on every street corner again this year. We will have the walk  
92 supervised. We have two registered nurses. We have a physician's assistant, and we also have a  
93 doctor who is going to participate and walk with us.”

94

95 Another unidentified speaker assured the Council that the walk organizers would require  
96 participants to clean up after their dogs. The speaker also assured the Council that participants  
97 would be forbidden to dispose of cigarettes in residents' yards.

98

99 **Laura McCormick**

100 **No address given**

101

102 “I'm one of the co-owners of what was formerly The Timbers property. To add to what Travis  
103 had to say, I have a question first. He had asked if this could get sent back to the subcommittee  
104 to re-discuss some of these things. If it goes back to a subcommittee, is there public input  
105 available at that time? There are some points that we would like to discuss, one of them being  
106 that we were asked to possibly sign a form of an amendment whether we sold the property to the  
107 church or not to have that property be ... that at any time of sale that it would become no longer  
108 something that could even be tax-exempt, or if it was automatically that there would be a PILOT  
109 or PILT [payment in lieu of taxes] payment on that property. We don't feel that we want to do  
110 that. That's something that we want to leave the way that it is. That is something that we feel  
111 should be a discussion for the church and the city if that sale actually occurs, which we're hoping  
112 that it does. Part of the argument about that is if it does become an automatic PILOT or PILT  
113 payment that that property as it stands now is difficult enough to sell with the parking the way  
114 that it is. The taxing that was on it ... It was kind of inappropriately taxed because the building  
115 was never finished. It was never serviced as a retail center, so there are some things that need to  
116 be discussed and I just want to make sure that those items can be brought up in a public way with  
117 the subcommittee.”

118

119 Both Ald. Bialecki and Mayor Chilsen told Laura that public input is welcome at the  
120 subcommittee level.

121

122 Mayor Chilsen called three times for anyone else wishing to provide public input and closed that  
123 portion of the meeting.

124

125 **Item 4 – REPORT FROM THE MAYOR:**

126

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127 A. Library statistics and news

128

129 Mayor Chilsen said he had not been provided with statistics.

130

131 B. Proclamation – Arbor Day

132

133 Mayor Chilsen read the Proclamation for Arbor Day.

134

135 Motion by Ald. Bialecki, second by Ald. Sjolander, to approve the Proclamation for Arbor Day.

136

137 On voice vote, motion carried.

138

139 C. Proclamation – Child Abuse Prevention Month

140

141 Mayor Chilsen read the Proclamation for Child Abuse Prevention Month.

142

143 Motion by Ald. Bialecki, second by Ald. Sjolander, to approve the Proclamation for Child Abuse  
144 Prevention Month.

145

146 On voice vote, motion carried.

147

148 D. Thank you to the citizens and staff for the American Transmission Company Badger  
149 Coulee Line lobbying effort

150

151 Mayor Chilsen said, “I would like to express my most sincere gratitude and appreciation to all  
152 those who stepped up and spoke out during the ATC Badger Coulee Line hearings. The citizens  
153 of Onalaska submitted more than 2,000 letters – that’s over 10 percent of the population – to the  
154 Public Service Commission and testified numerous times at public hearings. Numerous key  
155 employees, city committees and legal consultants rose to the challenge. City staff worked  
156 countless hours with our legal staff, compiling data, getting letters signed – sometimes in the rain  
157 – and mobilizing citizens to bring pertinent arguments before the Public Service Commission.  
158 Democracy worked, and Onalaska citizens proved that by getting involved and making a true  
159 difference. I cannot thank everyone enough for their efforts. You have impacted the lives of  
160 Onalaskans for years to come. This truly was one of Onalaska’s finest moments, so thank you  
161 everybody.”

162

163 E. Reading into the record a letter from Elliot La Casse

164

165 Mayor Chilsen read into the record the following letter from Elliot La Casse: “*Dear Mayor,*  
166 *please replant all the trees that you have cut down because if you have a lot of money to cut it*  
167 *down, why not replant them? Another thing is, I am really mad that you have to build houses*  
168 *and a hospital and destroy the birds’ and the fireflies’ homes. Please do this right away.*”

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169 *Sincerely, Elliot La Casse.*"

170

171 Mayor Chilsen noted that Elliot is in attendance this evening and asked him to stand up and be  
172 recognized. Mayor Chilsen said, "I think any young man age 9 who is willing to step up and  
173 write a letter to the Mayor deserves all the applause he can get. Thank you so much, Elliot, and  
174 we'll work on it. Feel free calling me back and checking up on me, OK?"

175

176 F. Recognition of service for Alderperson Sjolander and Alderperson Pogreba

177

178 Mayor Chilsen said, "We have two Council people who are serving on their last Council meeting  
179 tonight, and that would be Erik Sjolander and Jack Pogreba. I would like to say that they have  
180 served with distinction, and we are going to miss them. We're going to miss their thought  
181 process, their questioning, their cajoling at times, and I think Onalaska was a better place to have  
182 them on the Council. So I would like to thank both Erik and Jack down at the end, and please  
183 give them a round of applause. And don't go away too far because I have committees I have to  
184 fill yet, so you never know when I might be knocking on your doors."

185

186 G. Reorganizational meeting – April 21, 2015 at 7 p.m.

187

188 Mayor Chilsen said a new Council will be seated at this meeting.

189

190 **RECOMMENDATIONS FOR APPROVAL AND/OR POSSIBLE ACTION FROM THE**  
191 **FOLLOWING COMMITTEES/COMMISSIONS/BOARDS:**

192

193 All items listed under the consent agenda are considered routine and will be enacted by one  
194 motion. There will be no separate discussion of these items unless a council member requests  
195 removal, in which event the item will be removed from the consent agenda and considered in the  
196 order of business in the non-consent agenda.

197

198 **Item 5 – Consent Agenda**

199

200 A. Amend and approval of minutes from the previous meeting(s)

201

202 **FINANCE COMMITTEE**

203

204 B. Accept Omni Center financials for 2015

205 C. Accept City General Fund Financials for 2015

206 D. Approval to purchase office chairs (non-budgeted items) using the Equipment  
207 Replacement Fund Portion Undesignated Fund Dollars

208 E. Approval of a \$6,600 grant award from the Wisconsin Historical Society for the purpose  
209 of completing a historical inventory (non-city match)

210

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211 **PERSONNEL COMMITTEE**

212

213 F. Accept Quarterly Report on Joint Municipal Court Collections – FIO

214

215 **JUDICIARY COMMITTEE**

216

217 G. Approval of **Ordinance No. 1497-2015** to amend Title 6 Chapter 2 of the City of  
218 Onalaska Code of Ordinances related to snow and ice removal (First and Second  
219 Reading)

220

221 **ADMINISTRATIVE COMMITTEE**

222

223 H. Approval of The Rugged Run, June 28, 2015 from 6-11 a.m. starting at Van Riper Park

224 I. Approval of The Fleis Nightfall Frolic 5K, April 17, 2015 from 5-9 p.m. starting at Rowe  
225 Park

226 J. Approval for a variance to the noise ordinance from June 26-June 28, 2015 for Celebrate  
227 Onalaska until 11:30 p.m. (11 p.m. previously approved)

228 K. Approval of Class B Picnic License for Rotary of Onalaska for Spring Mixer held at  
229 Clearwater Farms, 760 Green Coulee Road, Onalaska on Saturday, May 16, 2015

230 L. Approval of appointment of agent for Scott R. Hinkel for Wal-Mart #1679, 3107 Market  
231 Place, Onalaska

232

233 **BOARD OF PUBLIC WORKS**

234

235 M. Approval of City of Onalaska Ordinance Section 6-2-8 – Snow and Ice Removal

236 N. Approval of closure of the 200 block of Riders Club Road from Friday, June 26<sup>th</sup> to  
237 Sunday, June 28<sup>th</sup> for the Celebrate Onalaska event

238 O. Approval of bidding sale of structure at 107 South Court Street for transfer to another  
239 location with City Attorney review of conditions of sale

240 P. Approval of archaeology services for structure removal at 107 South Court Street by  
241 Mississippi Valley Archaeology Center in the amount of \$3,058

242 Q. Approval of professional engineering construction services in the amount of \$157,200  
243 and Safe Drinking Water Loan services in the amount of \$16,500 for Well #9  
244 Reconstruction and Filter Project with Strand Associates, Inc.

245 R. Approval of installing signage within right of way at 921 2<sup>nd</sup> Avenue Southwest for  
246 Northwest Hardwoods

247 S. Approval of Memorandum of Understanding between Village of Holmen and City of  
248 Onalaska regarding intergovernmental cooperation for sanitary sewer

249 T. Approval of Wisconsin Department of Natural Resources 2014 stormwater permit annual  
250 report

251 U. Review and consideration of 2015 pavement maintenance:

252 1. Chip seal with La Crosse County Highway Department in the amount of

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- 253 \$198,188  
254 2. Installation of fiber patching material with Fahrner Asphalt Sealers in  
255 the amount of \$49,170  
256 3. Asphalt pavement expansion joint installation with Fahrner Asphalt  
257 Sealers in the amount of \$14,575  
258 V. Approval of requesting use of Wisconsin Department of Transportation lands for  
259 stormwater treatment and storage of United States Highway 53 and County Trunk  
260 Highway S (Sand Lake Road)  
261 W. Approval of Ash tree removal at City Hall  
262 X. Approval and award of bid received for 2015 Miscellaneous Concrete Project with  
263 Steiger Construction in the amount of \$76,715  
264 Y. Approval of bid received for Pond 17 Reconstruction Project with St. Joseph  
265 Construction in the amount of \$54,387.50  
266 Z. Approval of grant writing services from Short Elliott Hendrickson for Wisconsin  
267 Department of Natural Resources Stewardship Grant at a cost not to exceed \$6,000  
268

269 **PLAN COMMISSION**

- 270  
271 AA. Approval of a request by Steve Bluske of Shopko to host a tent sale event in 2015  
272 that will last until August 31, 2015 at 9366 State Road 16, Onalaska, WI (Tax Parcel #18-  
273 3589-9)  
274 BB. Approval of a request by Tracy Sacia of Home Depot to host a tent sale event in  
275 2015 that will last until July 15, 2015 at 2927 Market Place, Onalaska, WI (Tax Parcel  
276 #18-3635-4)  
277

278 **UTILITIES COMMITTEE/MASS TRANSIT**

- 279  
280 CC. Accept Shared Ride Transit update and 2014/15 financials  
281 DD. Accept the Procurement History File Checklist Procedure  
282 EE. Accept the Provider's Drug and Alcohol Testing Policy  
283

284 **PARKS AND RECREATION BOARD**

- 285  
286 FF. Approval of Onalaska Parks and Recreation 2014 Annual Report  
287 GG. Approval of 2014 Urban Deer Management Report  
288 HH. Approval of software upgrade at the Omni Center at a cost of \$5,340 for the first  
289 year and \$2,940 per year after  
290 II. Approval of a five-year Operation and Maintenance Assistance Agreement at Onalaska  
291 Aquatic Center with Carrico Aquatics  
292  
293  
294

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295 **TOURISM COMMISSION**

296

297 JJ. Approval of Promotional Grant for Driftless Adventure Company Water, Wine & Fire  
298 Event

299 KK. Approval of cost and installation of Tourism location signage by Department of  
300 Transportation on Highway 35

301

302 Motion by Ald. Pogreba, second by Ald. Bialecki, to approve the Consent Agenda.

303

304 On voice vote, motion carried, 5-0, with one abstention (Ald. Sjolander).

305

306 **Non-Consent Agenda**

307

308 **Item 6 – RECAP ITEM PULLED FROM THE CONSENT AGENDA**

309

- 310 • Judiciary Committee: Item G – Approval of **Ordinance No. 1497-2015** to amend Title 6  
311 Chapter 2 of the of the City of Onalaska Code of Ordinances related to snow and ice  
312 removal (First and Second Reading)

313

314 **Item 7 – FINANCE COMMITTEE**

315

316 A. Vouchers

317

318 Motion by Ald. Bialecki, second by Ald. Olson, to approve the vouchers expended since the last  
319 Common Council meeting on March 10, 2015, in the amount of \$2,887,005.28.

320

321 On voice vote, motion carried.

322

323 **Item 8 – PERSONNEL COMMITTEE**

324

325 A. Review and consideration of changes to Worker’s Compensation Policy #4.04

326

327 Ald. Bialecki said this item had been discussed at the April 8 Finance and Personnel Committee  
328 meeting and noted there had been changes of mandates to the ETF system. Ald. Bialecki said  
329 the city is empowered to do things along with those changes and noted the minutes from the  
330 April 8 Finance and Personnel Committee meeting listed the following three options:

331

- 332 • The City of Onalaska will pay for the employee portion while employees receiving  
333 temporary disability compensation, and the city will not ask for money back from the  
334 employee.
- 335 • The City of Onalaska will pay for the first 30 days, but the employee will have to pay

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336 following those 30 days.

337 • The City of Onalaska will recover the entire amount from the employee.

338

339 Ald. Bialecki noted that the committee had not taken action on this item and said committee  
340 members wanted Sean to ensure the city was following proper procedures. Ald. Bialecki said he  
341 would like the Council to accept Option No. 1 and stated, “On the one hand, we budget and we  
342 pay for all of that anyway. Our work lost record over the last three to five years has almost been  
343 nothing, so I don’t know that we’re really going to lose out on anything. The only thing to keep  
344 in mind with whatever we approve here tonight is that it won’t apply to all employees because  
345 this issue here is also subject to the bargaining process.”

346

347 Sean said the policy has been reviewed and that the Council may proceed with Option No. 1 if it  
348 so chooses.

349

350 Motion by Ald. Bialecki, second by Ald. Muth, to approve Option No. 1 (The City of Onalaska  
351 will pay for the employee portion while employees receiving temporary disability compensation,  
352 and the city will not ask for money back from the employee) for Worker’s Compensation Policy  
353 #4.04.

354

355 On voice vote, motion carried.

356

357 **Item 9 – JUDICIARY COMMITTEE**

358

359 A. Consideration of **Ordinance No. 1494-2015** to rezone adjacent property located in  
360 Section 8 Township 16 North, Range 7 in the City of Onalaska, La Crosse County,  
361 Wisconsin from Neighborhood Business (B-1) to Community Business (B-2)  
362 (McCormick Property) (Third and Final Reading)

363

364 Motion by Ald. Sjolander, second by Ald. Bertrand, to approve Ordinance No. 1494-2015 to  
365 rezone adjacent property located in Section 8 Township 16 North, Range 7 in the City of  
366 Onalaska, La Crosse County, Wisconsin from Neighborhood Business (B-1) to Community  
367 Business (B-2) (McCormick Property) (Third and Final Reading).

368

369 Katie said staff recommends that this item be returned to the Plan Commission Sub Committee  
370 to be reviewed again. Katie said staff also asks that a PILOT agreement be a condition of  
371 approval for the rezoning approval, and also that the business needs to provide adequate parking  
372 for current and future uses. This is due to the fact the original application has changed.

373

374 Ald. Bialecki asked Ald. Sjolander and Ald. Bertrand to pull back the motion and second  
375 because there are items that will be discussed at the Plan Commission Sub Committee meeting.  
376 Ald. Bialecki said, “I don’t know that we want to proceed with the rezoning at this time until any  
377 and all issues out there are worked out.”

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378

379 Motion and second withdrawn.

380

381 Motion by Ald. Pogreba, second by Ald. Bertrand, to be returned to the Plan Commission Sub  
382 Committee for review Consideration of Ordinance No. 1494-2015 to rezone adjacent property  
383 located in Section 8 Township 16 North, Range 7 in the City of Onalaska, La Crosse County,  
384 Wisconsin from Neighborhood Business (B-1) to Community Business (B-2) (McCormick  
385 Property) (Third and Final Reading).

386

387 Cari asked Sean if this item will have to go back through the public hearing process.

388

389 Sean said it will not be necessary to hold another public hearing.

390

391 Cari said this item may be placed on the Plan Commission Sub Committee's April 21 meeting  
392 agenda.

393

394 On voice vote, motion carried.

395

396 **The following item was pulled from the Consent Agenda, to be addressed at this time in the**  
397 **Non-Consent Agenda.**

398

399 Item G – Approval of **Ordinance No. 1497-2015** to amend Title 6 Chapter 2 of the City of  
400 Onalaska Code of Ordinances related to snow and ice removal (First and Second Reading)

401

402 Motion by Ald. Sjolander, second by Ald. Pogreba, to approve Ordinance No. 1497-2015 to  
403 amend Title 6 Chapter 2 of the City of Onalaska Code of Ordinances related to snow and ice  
404 removal (First and Second Reading).

405

406 Ald. Muth noted he had both examined the ordinance and attended the April 8 Administrative  
407 and Judiciary Committee meeting and said he is concerned about the enforcement of this  
408 ordinance. Ald. Muth said, "The Inspection Department is going to handle the enforcement of  
409 this ordinance, which includes not only keeping the sidewalks clear of snow and ice, but also  
410 those who use snowblowers or shovels to throw snow into the street. So it's strictly going to be  
411 the Inspection Department?"

412

413 Katie said the Inspection Department and the Planning Department handle enforcement of the  
414 sidewalks to ensure that citizens are shoveling within 24 hours of a snow event.

415

416 Jarrod noted the Police Department assists with enforcement if Street Department employees see  
417 citizens place snow in the street after it has been plowed. Jarrod said, "The differences that were  
418 put in [the ordinance] were for to bring it to the Board of Public Works for putting the fees on the  
419 tax roll, and to clarify that they were the ones who were going to enforce that part of it."

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420

421 Sean said, "To the extent that there is snow being placed in the public right of way or in the  
422 street, the Police Department would still be involved with that part of it."

423

424 Ald. Muth cited the example of an officer witnessing a citizen violating the ordinance and asked  
425 if there is a method of notifying this citizen and issuing a warning. Ald. Muth pointed out that  
426 some citizens are not aware that they are violating the ordinance.

427

428 Jarrod noted that the Zoning Department sends out letters to citizens who violate the ordinance.  
429 Jarrod also noted that the Police Department either issues warnings or consults with offenders.  
430 Jarrod said either he or one of the Street Department managers will do a courtesy stop if they  
431 witness a citizen violating the ordinance and noted a letter is sent to a citizen before the  
432 ordinance is enforced. Jarrod said the only exception is if a citizen is blatantly disregarding the  
433 ordinance.

434

435 Ald. Muth said he wants to send citizens who take issue with the ordinance to the correct  
436 department.

437

438 Ald. Bialecki said it is his understanding that all property owners receive notice regarding the  
439 policy in early December when they receive their property tax bill.

440

441 Jarrod noted there are several notices in property tax bills and said he is unsure if this  
442 information is included. Jarrod said it would be possible to add this information if it is not  
443 already present, adding that there is a reminder for citizens to shovel their sidewalks.

444

445 Ald. Pogreba suggested rotating suggestions every other year.

446

447 On voice vote, motion carried.

448

449 **Item 10 – ADMINISTRATIVE COMMITTEE**

450

451 A. Approval of Operator's Licenses as listed on report dated April 14, 2015

452

453 Motion by Ald. Pogreba, second by Ald. Sjolander, to approve the Operator's Licenses as listed  
454 on report dated April 14, 2015.

455

456 Ald. Pogreba asked Cari if the glitch in the cashiering system will be repaired by May.

457

458 Cari said the glitch has been repaired and noted that the list before the Council this evening is the  
459 same list at the April 8 Administrative and Judiciary Committee meeting, but all the names  
460 successfully printed out and there was no need to write them on this copy.

461

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462 On voice vote, motion carried.

463

464 B. Approval of Paws 4 Independence Walk on Saturday, May 2, 2015 from 10 a.m.-11 a.m.  
465 starting at the American Legion

466

467 Ald. Pogreba noted this is a new item and said he noticed that not all of the department heads had  
468 approved it.

469

470 Cari noted that this was a late submittal and said she has since received an email from all the  
471 department heads stating their approval. Cari also noted she had the certificate of insurance on  
472 file.

473

474 Motion by Ald. Pogreba, second by Ald. Bertrand, to approve Paws 4 Independence Walk on  
475 Saturday, May 2, 2015 from 10 a.m.-11 a.m. starting at the American Legion.

476

477 On voice vote, motion carried.

478

479 **Item 11 – BOARD OF PUBLIC WORKS**

480

481 A. Approval and award of bid received for Well #9 Reconstruction and Filter Addition  
482 Project to Olympic Builders in the amount of \$2,763,593.00

483

484 Motion by Ald. Pogreba, second by Ald. Bialecki, to approve and award bid received for Well #9  
485 Reconstruction and Filter Addition Project to Olympic Builders in the amount of \$2,763,593.00.

486

487 Ald. Pogreba asked Jarrod if any concerns had arisen since the April 7 Board of Public Works  
488 meeting.

489

490 Jarrod said there were no concerns.

491

492 On voice vote, motion carried.

493

494 B. **Resolution 26-2015** – Resolution to apply for outdoor recreation aids through the  
495 Wisconsin Department of Natural Resources

496

497 Motion by Ald. Pogreba, second by Ald. Bialecki, to approve Resolution 26-2015 – Resolution  
498 to apply for outdoor recreation aids through the Wisconsin Department of Natural Resources.

499

500 On voice vote, motion carried.

501

502 C. Review and consideration of 2015 pavement maintenance – Centerline painting

503

Reviewed 4/16/15

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13

504 Motion by Ald. Pogreba, second by Ald. Bialecki, to approve 2015 pavement maintenance –  
505 Centerline painting with Twin City Striping in the amount of \$11,820.

506

507 Ald. Pogreba asked if this had changed since the Board of Public Works meeting.

508

509 Jarrod said yes, noting that a second quote had been received on April 8. Jarrod noted that Twin  
510 City Striping had submitted a lower quote and said he recommends selecting the lower quote.

511

512 On voice vote, motion carried.

513

514 **Item 12 – PLAN COMMISSION**

515

516 A. Approval of a rezoning request filed by Traditional Trades, 1853 Sand Lake Road,  
517 Onalaska, WI 54650, to rezone the properties at 1735 Pine Ridge Drive, 1150 Oak  
518 Timber Drive, and 1140 Oak Timber Drive from Single Family Residential (R-1) District  
519 to Single Family and/or Duplex Residential (R-2) (Tax Parcels #18-6282-0, 18-6273-0,  
520 &18-6272-0)

521

522 Motion by Ald. Bialecki, second by Ald. Olson, to approve with seven conditions a rezoning  
523 request filed by Traditional Trades, 1853 Sand Lake Road, Onalaska, WI 54650, to rezone the  
524 properties at 1735 Pine Ridge Drive, 1150 Oak Timber Drive, and 1140 Oak Timber Drive from  
525 Single Family Residential (R-1) District to Single Family and/or Duplex Residential (R-2).

526

527 On voice vote, motion carried.

528

529 **Item 13 – GREAT RIVER LANDING COMMITTEE**

530

531 A. Approval of a contract for professional consulting services for construction plans, final  
532 bid documents and other services for Project 1.0 of the “Building the Great River  
533 Landing” Project

534

535 Motion by Ald. Bialecki, second by Ald. Pogreba, to refer back to the Finance and Personnel  
536 Committee approval of a contract for professional consulting services for construction plans,  
537 final bid documents and other services for Project 1.0 of the “Building the Great River Landing”  
538 Project.

539

540 Ald. Bialecki said he does not have a copy of a contract to be approved that specifies the work to  
541 be done and the cost. Ald. Bialecki also said he does not have a copy of the minutes from the  
542 April 9 Great River Landing Committee meeting and stated, “I am aware of what came out of  
543 that [meeting] based on a TV interview that evening. The proposed funding of that, and I say  
544 only proposed, was \$7 million through grants or donations, and \$7 million from the city’s \_\_\_\_.  
545 Maybe it is, and maybe it isn’t. More importantly, I think the city really needs to dissect this as

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546 to what we're doing down there and what the funding mechanisms are going to be. I've heard  
547 Tourism dollars. I've heard tax dollars. Precisely, what does that mean? The concern the city  
548 has to be careful of, especially if it involves city funding, is you're talking potentially a bond ...  
549 Where I want to be very careful is in the event there are Tourism dollars involved, we also have  
550 to keep in mind that presently we have a Tourism operation intact, but we're also having some  
551 sort of negotiations with possibly things that will come back to the city with financial \_\_\_ there.  
552 We also fund the Omni Center, and for seven or eight years we looked to the fact that we were  
553 going to get a new Tourism building. That has been undecided yet. Then the flip side of that too  
554 is that if in fact there is to be property tax dollars involved with that, you're looking at potentially  
555 a bond issue and borrowing for that portion of it. That means it goes through the Capital  
556 Improvements process. The reason I bring that up is that under our budgeting system, by virtue  
557 of mandate of the State of Wisconsin, we're held by expenditure restraint and our operational  
558 expenditures, levy limits and our overall expenditures. In the scheme of that, when it comes to  
559 borrowing money for various projects, potentially like this – major equipment, new buildings,  
560 streets, curb, gutter – mathematically we've held the standard to stay at about \$3.5 million a year.  
561 Also keep in mind from two years ago when [Jarrod] said we're getting dangerously close to  
562 going backwards and falling behind. We don't want to do that.

563  
564 From an operational standpoint, some of the things proposed down there are going to have to be  
565 maintained and operated, and they're going to come at a cost. It's my understanding that's going  
566 to fall under the realm of the Parks and Recreation Board. I really want that board to have a  
567 good comfort level with this because in about three months we're going to start the budget  
568 process again. Normally there might be a standard to put out zero, 1 or maybe 2 percent. What  
569 if they can't meet that standard if we locked into something like this? Someone else out there is  
570 going to get cut. I'm not ready to tell you yes, but I'm not saying no. I think we need to have  
571 everything clarified. ... This is a very ambitious project over a long period of time. We have to  
572 keep in mind the needs of the city as a whole. And I also think before we move this forward we  
573 do have a final scheme over whatever period of years at whatever cost. It may do us well to have  
574 a couple more public hearings where the general public is really informed as to where we're  
575 going with this. I am getting a lot of concerns and yes, there's no doubt every city has its normal  
576 5 percent of doom-and-gloomers who don't want anything ... But this goes beyond that, and so I  
577 think whatever we're going to do down there we need to educate the community just to make  
578 sure they know what we're doing because keep in mind whether we buy a truck, do a waterfront  
579 or build a swimming pool needs to be driven by the community. Therefore, their input is  
580 essential."

581  
582 Ald. Bertrand said, "Jim, you've said a lot of things here, which is good. But I'm trying to figure  
583 out, what's the timeline? What's going to come back to us? What are we asking for?"

584  
585 Ald. Bialecki said, "I'll tell you what I'm asking for with that, and it's not being negative, either.  
586 I'm going to ask that the Mayor and the Finance Director dissect what's out there right now,  
587 come back to Finance and Personnel eventually, tell us what we can and cannot do, and how to

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588 do that, even as it blends in with any and all proposed changes to the Tourism Commission, just  
589 so that we know whatever we do – be it Tourism, be it the Waterfront – we can look down the  
590 road for five years and feel comfortable that there are no negative threats to this city that we’ve  
591 missed anything on.”

592  
593 Ald. Bertrand said, “Are we asking for Brea, et al, to come back to us?”  
594

595 Ald. Bialecki noted that Ald. Bertrand, who sits on the Great River Landing Committee, and the  
596 rest of the committee members are overseeing the project and said, “Between the Mayor and the  
597 money people, they need to know how much they can spend and when. So yes, that will have to  
598 come back to Finance and Personnel.”  
599

600 Ald. Bertrand noted he and others have inquired about the \$1.6 to \$1.7 million in the Tourism  
601 account.  
602

603 Ald. Bialecki said great care should be taken with these funds as there are many needs.  
604

605 Ald. Bertrand said, “I’ve been asking for some time now on what can that be spent, and I  
606 understand it’s bricks and mortar and various things. But I think that we have to answer that  
607 question. What percent of it can be applied to the Waterfront? What percentage can be applied  
608 to bricks and mortar, et cetera? I think we really need to answer that question, and I’m just not  
609 sure of the sequence of events to get us to a point to where we can ...”  
610

611 Ald. Bialecki said, “I’ll respond to that. I think between the Mayor and the Finance Director  
612 we’ll come to that conclusion because nobody, including you, including me or including the rest  
613 of these people are going to vote for anything unless it’s very clear the whole picture and the  
614 long-term future.”  
615

616 Ald. Sjolander said, “I respect what you’re requesting, and I will support that. I also just want to  
617 comment that in our last Great River Landing Committee meeting staff was directed to address  
618 some of those concerns as well as the maintenance side of it. Here is my thought that I think  
619 needs to be addressed. I don’t want to go backwards, but I start to see some of the signs of what  
620 we went through with the first process with the [Great River] Cultural and Tourism Center where  
621 it just seems like things are getting caught in a circle, and for good reasons. But here is what I  
622 would suggest that’s done from committee to committee, because I think what’s going to happen  
623 is one committee isn’t going to know what the other committee is doing, and that’s what  
624 happened with the Cultural and Tourism Center. What I would suggest is that as these meetings  
625 take place that specific assignments be mentioned as a recap in these meetings. What actions  
626 need to be taken, and who is responsible for them? Something is going to slip through the cracks  
627 and it’s just going to, again, keep having things go in circles. Things are going to be brought to  
628 the Council and they’re going to be deferred back. I can just see this sitting in limbo.”  
629

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630 Ald. Bialecki said he believes plans for the Great River Cultural and Tourism Center never came  
631 to fruition because, “August of 2009 did a lot of damage to everybody. There were a lot of  
632 major players involved in that project at the time – anywhere from the State Historical Society,  
633 other types of state and federal grants, other local contributors, UW-La Crosse. There were a  
634 whole host of people, and there were also commitments that couldn’t be kept by entities in and  
635 out of Wisconsin that would have had a lot of ties into that facility. All that funding disappeared,  
636 so went the facility. Ultimately I think Brea [Land Use and Development Director Brea Grace]  
637 picked the football up and ran with it after four years and came this far. But I think we can’t go  
638 too far with that because at this time there is a \$14 million flag up there, among other needs.  
639 And when I mentioned \$3.5 million, we have to be careful with the Capital Improvements  
640 Budget. Last year we got a Christmas tree request at \$21 million, and if we pile on to that it’s  
641 going to come back to the Board of Public Works to trim that down because you have to stay  
642 within the mandates of the law. I don’t mean to defeat what you’re saying. It’s just that we need  
643 to fine-tune that and definitely get input from the public of where we’re going.”

644  
645 Ald. Pogreba said, “I hear a lot about dollars that we’re looking at spending down on the  
646 Waterfront area, and concerned citizens have asked where we’re going to come up with that  
647 money. That has to be our number-one plan first. After we had that charrette we need to decide  
648 on how we’re going to come up with that. Yes, they’ve laid out step one, two, three, four to  
649 move forward. Step one is the most costly to move forward. Harvey brought up the money  
650 that’s sitting in Tourism, but that money was set aside to build a new Tourism office. I believe  
651 that’s still the plan – to use all those funds for that and not to put some of those plans or even a  
652 portion of them to the Waterfront. Maybe a small portion [may be utilized for the Waterfront],  
653 but I would not like to see this Council or future Councils take funds away from that Tourism  
654 office plan and take down to the Waterfront and build that up. I think we need to be looking for  
655 other sources of money coming in, whether it’s grants or donations or businesses that want to  
656 invest in that area and help us develop that area and make it safe for all the citizens who are  
657 interested in being down on that Waterfront area.”

658  
659 Ald. Bertrand said, “This process this evening is, frankly, disconcerting to me. We started the  
660 charrette process in September [of 2014]. We’ve come this far. I’m not saying that I want to go  
661 ahead and approve the design because I’m still not convinced that the money is there, obviously.  
662 But we’ve come this far, and I hear a lot of what you’re saying, Jim. But I guess I’m not sure  
663 why this wasn’t said six months ago. And I guess that leads into the fact [of] what is going to get  
664 us there to the point of saying, ‘OK, let’s go ahead and approve that design agreement?’ I’m still  
665 unclear on what that timeline will be. ... Are we saying we’re going to stop the process for  
666 awhile? I’m still confused about that.”

667  
668 Ald. Bialecki said, “You have to. You just can’t willy-nilly shoot \$14 million. ... You can’t.  
669 The whole city has to be looked at, plus all of our budgeting problems. If somebody failed your  
670 group before to work with your committee on that, I’m not going to apologize for that. What I  
671 am going to tell you is I think for the heretofore, from Joe on down, needs to put this under the

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672 microscope. If you're going to sell this to the community – program, facilities, staffing patterns  
673 and the cost – you had better be able to spell that all out.”

674  
675 Ald. Bertrand said, “Just for future processes – not relating to this, obviously – but for future  
676 purposes I hope we bring all these issues right up front before we spend all this time and money  
677 like six months ago. I hear what you're saying, but my goodness. We've spent so much money  
678 and so forth in this, I wish we had known this six months ago.”

679  
680 Ald. Bialecki said, “If I get bored, I'm going to go back and review the minutes because I recall  
681 somewhere in the last nine to 12 months I specifically brought that up to do the very same thing  
682 and bring it back to the Finance and Personnel Committee. My point is, somebody has let me  
683 down.”

684  
685 Ald. Sjolander said, “Honestly, that's why I addressed those two concerns that I recalled was the  
686 maintenance side of it, plus the funding sources. That's why I addressed those two at the last  
687 Great River Landing Committee meeting. To my understanding, I think it was made very clear  
688 to staff that those two elements will be looked at.”

689  
690 Ald. Bialecki said he does not expect this matter to come before the Finance and Personnel  
691 Committee at its May 6 meeting, but instead perhaps the June 3 Finance and Personnel  
692 Committee meeting and the June 9 Common Council meeting. Ald. Bialecki said, “The reason is  
693 if there is a go on this, contingent on all the things we asked for, and some public hearings so the  
694 public is clear on what we're doing, some of that – at least the city tax side of it – is going to  
695 have to go through the budget process – the Capital Improvements side of it – and that won't be  
696 until December.”

697  
698 Ald. Bialecki reiterated that his motion is to refer this item back to the Finance and Personnel  
699 Committee, with Mayor Chilsen and Financial Services Director/Treasurer Fred Buehler  
700 devising a plan with whatever staff is needed.

701  
702 For clarification, Ald. Sjolander asked, “So it's not really being sent back. It's just being  
703 directed to Finance and Personnel.”

704  
705 Ald. Bialecki said he believes the Finance and Personnel Committee is the appropriate place to  
706 direct this matter.

707  
708 Ald. Bertrand said, “In principle, I agree with what you're saying. I just don't understand ... It's  
709 kind of a logical step process we've come through. And all of a sudden I think that we're just  
710 shifting gears in a way that I guess I'm too slow to understand. I don't know what we're going  
711 to do in terms of when we're going to do what. I guess I just don't see that so that we don't do  
712 what we did back in 2007 and it just disappears some way.”

713

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18

714 Ald. Sjolander said, “Again, I just want to emphasize I think it’s important that as discussion like  
715 this happens in the future that people specifically know their responsibilities so things like this  
716 do not happen again. I think that would help.”

717

718 Ald. Bialecki asked Ald. Bertrand what he was referring to happening in 2007.

719

720 Ald. Bertrand asked if this is when the initial plans for the Waterfront had occurred.

721

722 Ald. Bialecki noted that a final charrette had taken place in the spring of 2008, and also noted  
723 that a plan and financing had been prepared. Ald. Bialecki said, “Something happened. I’m not  
724 going backwards.”

725

726 Ald. Olson said, “When you take a look at it, we’re in a holding pattern to try to discover how  
727 this is going to be funded with a plan. We’ve made progress. We’ve got a plan. Everybody  
728 knows what it looks like now. I think this is a vast improvement over what we had before. So  
729 it’s not everything is lost. It’s like, let’s put a plan together and see what this looks like  
730 financially.”

731

732 Ald. Muth said, “I talk to citizens about this, and I’ve been approached about it. They have a  
733 genuine concern about that dollar amount. They’re worried about this. The population of senior  
734 citizens – I’m one of them – is growing, and we’re on fixed incomes. When we see \$14 million,  
735 the first thing I think about is, what is this going to cost me in taxes and everything else? We  
736 have to go slowly. We have to be able to make sure we can afford this. I’m for the Waterfront  
737 project in many ways, but I’ve still got a lot of people asking me a lot of questions that I don’t  
738 have answers for. And until I have those answers I’m not in a big hurry to go anywhere. When  
739 we get Phase One done, fine. Then we can look at Phase Two and like Jim said, I’ve gone to  
740 those meetings. I’ve read until I’m blue in the face ... I want us to be going forward at a proper  
741 pace.”

742

743 Ald. Bertrand said, “Up until tonight, we’re not talking about a \$14 million project. We’re  
744 talking about a \$1.2 million project which included the building [trailhead] down there, the  
745 improvements, and the parking lot. That to me, as I understand it, that building down there was  
746 part of our commitment to the DNR. All along we’ve talked about completing that element, and  
747 so that’s what we call [Project] 1.0 in the overall plan. And I understood that that project, for  
748 \$1.2 million, could be supported or secured by the money in the Tourism fund. I guess I’m  
749 learning maybe it wasn’t. That’s news to me. And so \$14 million ... Yes, there’s something out  
750 there, but that’s way down there. Right now, the question was the [Project] 1.0 part of it, which  
751 is only the \$1.2 million part. So what I’m saying is, we’ve come all this way and I was under the  
752 impression that that’s what we were going to vote on.”

753

754 Ald. Bialecki said, “We were going to approve \$1.2 million tonight. That’s never been discussed  
755 at Finance and Personnel or at Tourism of Tourism funds. Unless I got the wrong agenda ...”

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756

757 Ald. Bertrand said, "I misstated."

758

759 Ald. Bialecki read the first part of Agenda Item 13-A.

760

761 Ald. Bertrand said, "Jim, my point is if we're not going to do the construction and the design  
762 document of course is useless. My point is we'd have to have both pieces available to us, and I  
763 was under the impression we did have that in the form of the funds in the ..."

764

765 Ald. Bialecki noted that there is a process and other committees must be involved in that process.

766

767 On voice vote, motion carried.

768

769 **Item 14 – REPORT FROM LAND USE & DEVELOPMENT DIRECTOR**

770

771 A. Approval of a contract with MSA Professional Services in an amount not to exceed  
772 \$5,000 for services pertaining to the Intervention of the Town of Onalaska's  
773 Incorporation

774

775 Katie said the Town of Onalaska is proceeding with its incorporation petition and noted the City  
776 of Onalaska intends to work with MSA Professional Services to compile a report to defend the  
777 Village of Holmen and the City of Onalaska's position.

778

779 Motion by Ald. Pogreba, second by Ald. Bialecki, to approve a contract with MSA Professional  
780 Services in an amount not to exceed \$5,000 for services pertaining to the Intervention of the  
781 Town of Onalaska's Incorporation.

782

783 On voice vote, motion carried.

784

785 B. Update on the Village of Holmen Boundary Agreement

786

787 Katie reported that the City of Onalaska's negotiations with the Village of Holmen have gone  
788 well and said a boundary agreement is likely to occur. Katie said an initial boundary agreement  
789 draft has been created and noted a public hearing must be scheduled between the City of  
790 Onalaska and Village of Holmen Plan Commissions in order to get back comments on the draft  
791 agreement. The final document must go before both the Village of Holmen Board and the City  
792 of Onalaska Common Council for approval after the public hearing.

793

794 C. Approval of **Resolution 27-2015** Authorizing Preparation of Cooperative Boundary Plan  
795 between the City of Onalaska and Village of Holmen

796

797 Katie said this is for the public notification for the scheduling of a public hearing and noted that  
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20

798 staff is currently working on a date.

799

800 Motion by Ald. Bialecki, second by Ald. Pogreba, to approve Resolution 27-2015 Authorizing  
801 Preparation of Cooperative Boundary Plan between the City of Onalaska and Village of Holmen.

802

803 On voice vote, motion carried.

804

805 Mayor Chilsen said, "I'm going to step out, and crucify me if you will, but at approximately this  
806 time 150 years ago, almost to the minute, during the third act of 'Our American Cousin,'  
807 President Abraham Lincoln was assassinated. I would like us to take a moment of silence to  
808 recognize that 150<sup>th</sup> anniversary."

809

810 The Common Council honored Mayor Chilsen's request.

811

812 **Adjournment**

813

814 Motion by Ald. Pogreba, second by Ald. Bialecki, to adjourn at 8:01 p.m.

815

816 On voice vote, motion carried.

817

818

819 Recorded by:

820

821 Kirk Bey