



Notice is hereby given according to State Statutes that the VILLAGE BOARD of the Village of Hobart will meet on Wednesday January 2nd 2019 at 6:00 P.M. at the Hobart Village Office. NOTICE OF POSTING: Posted this 28th day of December, 2018 at the Hobart Village Office, 2990 S. Pine Tree Rd and on the village's website.

MEETING MINUTES – VILLAGE BOARD (Regular)

Date/Time: Wednesday January 2nd 2019 (6:00 P.M.)

Location: Village Office, 2990 South Pine Tree Road

ROUTINE ITEMS TO BE ACTED UPON:

1. Call to order/Roll Call. Rich Heidel called the meeting to order at 6:00pm. Roll call: David Dillenburg, Rich Heidel, Ed Kazik and Debbie Schumacher were present. Tim Carpenter was excused.
2. Certification of the open meeting law agenda requirements and approval of the agenda. Motion made by David Dillenburg second by Ed Kazik, to approve the agenda. The motion passed unanimously.
3. Pledge of Allegiance. Those present recited the Pledge of Allegiance.

4. PUBLIC HEARINGS: None.

5. CONSENT AGENDA: Motion made by David Dillenburg second by Debbie Schumacher, to pull the Broadway invoice for further information and approve the remaining items on the Consent Agenda. The motion passed unanimously.

A. Payment of Invoices

B. VILLAGE BOARD: Minutes of December 18th 2018

C. SITE REVIEW COMMITTEE: Minutes of November 20th 2018

D. 2019-2021 Election Workers

E. ALCOHOL AND OPERATORS LICENSES (0)

6. ITEMS REMOVED FROM CONSENT AGENDA: the Broadway Invoice was pulled for further information.

7. CITIZENS' COMMENTS, RESOLUTIONS AND PRESENTATIONS:

A. DISCUSSION AND ACTION – Resolution 2019-01 (A RESOLUTION COMMEMORATING SCHOOL CHOICE WEEK. Motion made by David Dillenburg second by Ed Kazik, to approve Resolution 2019-01. The motion passed unanimously.

8. VILLAGE ADMINISTRATOR'S REPORT/COMMUNICATIONS: Aaron Kramer, Administrator spoke with the Board about the Brown County work on developing the abandoned RR into a pedestrian trail to connect the Mountain Bay trail to Seymour. The matter has been sent to the Education and Recreation Committee for the January 31st meeting. Debbie Schumacher will attend for Hobart's representative. January 14th is the next meeting on the planning for the 29 interchange. The Public Works & Utilities Committee will take up the discussions regarding yard waste and leaf pickup.

9. COMMITTEE REPORTS AND ACTIONS:

- A. DISCUSSION AND ACTION - Bike and Pedestrian Master Plan (Community Development Authority (CDA):** The CDA Committee has recommended the Village contract with Brown County Planning to develop a master pedestrian path plan. There is no cost to the village for the planning. Mr. C. Runge has stated that there may be federal funding available. The OTI is included in the discussions. The trails will be in the public right of way and will be part of the village wide connectivity. This is an advisory board and the village will make the final determination on any projects. Motion made by Rich Heidel second by Ed Kazik, to approve the project and authorize staff to sign the documents. The motion passed unanimously.
- B. DISCUSSION AND ACTION – Pedestrian Trail On Packerland Drive (Community Development Authority):** The Committee has recommended the Village move forward on this project, which would be undertaken in conjunction with a trail project in Ashwaubenon and parts of Lawrence, and direct staff to seek grants and funding sources for the project, with a target date to install in 2020. Grants could be used to assist for the trail. Funding will be the Park & Rec, Storm, general, Capital and TID funding for the 2020 or beyond project. Motion made by Rich Heidel second by Debbie Schumacher, to direct staff to apply for grant funding and seek funding sources and move ahead with the Pedestrian Trail on Packerland Drive. The motion passed unanimously.
- C. DISCUSSION AND ACTION – Build in Hobart Website Update (Community Development Authority):** Staff will present the proposals from BRING Marketing and the recommendations from the CDA. The original website is outdated and needs to be upgraded to show what Hobart has to offer. This rebuild will allow staff to make the updates inhouse removing the need for additional costs to update the material. Funding for this proposal will be from the two TID districts. Motion made by Ed Kazik second by Rich Heidel, to accept proposal from BRING Marketing for the new website. The motion passed unanimously.

10. OLD BUSINESS:

- A. DISCUSSION AND ACTION – Ordinance 2018-17 (AN ORDINANCE TO AMEND THE CODE OF THE VILLAGE OF HOBART, BY AMENDING CHAPTER 295-342 (CONDITIONAL USES), A SECTION OF ARTICLE XXXI (ADMINISTRATION AND ENFORCEMENT) OF CHAPTER 295 (ZONING)):** This Ordinance amends the current Conditional Use Permit Process to comply with state law. This ordinance was approved at the December 18, 2018 meeting. No further action is necessary.
- B. DISCUSSION AND ACTION - Ordinance 2018-20 (AN ORDINANCE TO AMEND THE CODE OF THE VILLAGE OF HOBART, BY AMENDING CHAPTER 295-8 (DEFINITIONS), A SECTION OF ARTICLE III (TERMINOLOGY) OF CHAPTER 295 (ZONING), BY DELETING THE DEFINITION OF “BED-AND-BREAKFAST ESTABLISHMENT”; BY AMENDING CHAPTER 295-30 (CONDITIONAL USES), A SECTION OF ARTICLE VI (R-1 RESIDENTIAL DISTRICT) OF CHAPTER 295 (ZONING); BY AMENDING CHAPTER 295-42 (CONDITIONAL USES), A SECTION OF ARTICLE VII (R-2 RESIDENTIAL DISTRICT) OF CHAPTER 295 (ZONING); BY AMENDING CHAPTER 295-55 (CONDITIONAL USES), A SECTION OF ARTICLE VIII (R-3 RESIDENTIAL DISTRICT) OF CHAPTER 295 (ZONING); BY AMENDING CHAPTER 295-68 (CONDITIONAL USES), A SECTION OF ARTICLE IX (R-4 SINGLE- AND TWO-FAMILY RESIDENTIAL DISTRICT) OF CHAPTER 295 (ZONING); BY AMENDING CHAPTER 295-83 (CONDITIONAL USES), A SECTION OF ARTICLE X (R-5 TWO-FAMILY THROUGH EIGHT-FAMILY RESIDENTIAL DISTRICT) OF CHAPTER 295 (ZONING); AND, BY AMENDING CHAPTER 295-98 (CONDITIONAL USES), A SECTION OF ARTICLE XI (R-6 MULTI-FAMILY RESIDENTIAL DISTRICT) OF CHAPTER 295 (ZONING)) (Second**

reading): This Ordinance provides for the regulation of short-term rentals in the Village with respect to the new state law which took effect in late 2017. It removes short-term rentals (bed-and-breakfasts) as a Conditional Use, and makes it a licensed operation within the Village. The actual creation of the Short-Term Rental License will be enacted by a separate Ordinance by the Village Board. Debbie Schumacher asked to have all of the conditional uses reviewed and some uses to be removed. Planning and Zoning will review the ordinances for conditional uses and bring amendments to the Board at a later meeting. Motion made by Debbie Schumacher second by Rich Heidel, to approve Ordinance 2018-20 to amend the Code by amending chapters as listed. The motion passed unanimously.

- C. DISCUSSION AND ACTION – Ordinance 2018-21 (AN ORDINANCE TO AMEND THE CODE OF THE VILLAGE OF HOBART, BY ADDING A NEW CHAPTER 240, TO BE ENTITLED “SHORT-TERM RENTALS,” WHICH CHAPTER PROVIDES FOR CERTAIN LICENSES TO BE ISSUED BY THE VILLAGE, PROCEDURES FOR ISSUING THE LICENSES AND PENALTIES FOR VIOLATION OF THE CHAPTER) (Second reading):** This Ordinance will provide for the regulation of short-term rentals with respect to the new state law which took effect in 2017. It creates a Short-Term Rental License, the procedures for such a license to be issued and the regulations for the operation of a Short-Term Rental. Todd Gerbers, Director of Planning and Code Compliance, and Jerry Lancelle, Fire Chief, spoke about the building code requiring homes built 1992 or before having to have either an interconnected (hard wired) system or a wireless system for smoke alarms. Motion made by Rich Heidel second by Ed Kazik, to approve Ordinance 2018-21 to amend the Code by adding a new chapter entitled “Short-Term Rentals”. The motion passed unanimously.

11. NEW BUSINESS:

- A. DISCUSSION AND ACTION – Approval of Bid for 2019 In-Line Booster Station Upgrade:** Staff recommends the bid be awarded to Advance Construction (Green Bay) for \$485,840. Mr. J. Steffek was present from R. E. Lee & Associates to discuss the recommendation for the In-Line Booster Station. The cost estimates are higher than previously provided. The increase is due to several factors. The location of the station originally was on the east side of the road, but now will be placed on the newly acquired property on the west side. This will require additional 110 feet of water main. The reprogramming of the SCADA system to allow the new Centennial Centre water tower to be a relay point in lieu of the existing tower. The power to the station requires electrical conduits to be ran under N. Pine Tree Rd., this will also allow the existing in-line booster station electrical service to be removed. Motion made by David Dillenburg second by Ed Kazik, to approve the bid of \$485,840.00 from Advance Construction for the 2019 In-Line Booster Station upgrade contingent on obtaining PSC approval of the amended submittal. The motion passed unanimously. Funding for this project is through the TID#1 bonding.
- B. DISCUSSION AND ACTION – Proposed 2019 Tax Increment District #1 Budget:** Aaron Kramer, Administrator spoke about the TID and the assessed values and debt schedules with the Board. Motion made by Rich Heidel second by Ed Kazik, to approve the 2019 TID#1 Budget. The motion passed unanimously.
- C. DISCUSSION AND ACTION – Proposed 2019 Tax Increment District #2 Budget:** The developer’s agreement payments were discussed along with the shortfalls of some of the projects. Motion made by Debbie Schumacher second by Rich Heidel, to approve the 2019 TID #2 Budget. The motion passed unanimously.

D. DISCUSSION AND ACTION – Proposed 2019 Water Budget: Discussion took place on the water budget. The Green Bay Water Utility will be passing through an increase. The utility will be looking at a rate study in March to determine the rates. Motion made by Ed Kazik second by Debbie Schumacher, to approve the 2019 Water Budget. The motion passed unanimously.

E. DISCUSSION AND ACTION – Proposed 2019 Sanitary Sewer Budget: There are upgrades being planned by the Green Bay Met, but no financial impact has been shared with the village at this time. The Rates will be reviewed during the March discussions for the rate study. Motion made by David Dillenburg second by Ed Kazik, to approve the 2019 Sanitary Sewer Budget. The motion passed unanimously.

F. DISCUSSION AND ACTION – Village Financial Reporting:

Staff recommended the Village discontinue submitting the Comprehensive Annual Financial Report (CAFR), the Budget and the PAFR to the Government Finance Officers Association (GFOA), but continue to produce the Popular Annual Financial Report (PAFR) along with annual Village Budget book for use by the village and residents. There is a large financial and staff time savings involved in this recommendation. Savings of approximately \$11,799.00 would be realized. Motion made by Debbie Schumacher second by Ed Kazik, to discontinue the submittals to the GFOA due to the cost outweighing the benefit. The motion passed unanimously.

G. DISCUSSION AND ACTION – Trout Creek Road Safety Improvements Update: Jerry Lancelle provided the Board with an update on the approximate costs for the improvements. The Board discussed the regulations for the street markings and the need for the repainting of any striping every 3-5 years. There have been no major accidents on Trout Creek Road at this time. The pricing can be bundled with the Centennial Centre round-a-bout if it is determined to move forward. Motion made by Ed Kazik, second by Rich Heidel, to have staff bring updates for the proposed safety improvements for Trout Creek and Centennial Centre. The motion passed unanimously.

H. DISCUSSION AND ACTION – Future of Village-owned home on Forest Road: Jerry Lancelle presented the updates needed for the property. There are approximately \$13,000 – \$21,000 in improvements needed for the building if it is to be kept and rented out. The Board considered its options. The Board said the building needs to stay residential on that parcel and the restrictive covenants will be placed on the property. Motion made by David Dillenburg second by Rich Heidel, to put the home up for sale with the restrictive covenants on the property, and the understanding it is to remain residential. The motion passed unanimously.

I. DISCUSSION - Items for future agenda consideration or Committee assignment: None.

J. ADJOURN to CLOSED SESSION: Motion made by Rich Heidel second by Ed Kazik, to move into closed session to discuss the following:

- 1) Under Wisconsin State Statute 19.85 (1) (g): Conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved. RE: Fee-to-trust issues, Abandoned railroad R-O-W, and Special event permit litigation
- 2) Under Wisconsin State Statute 19.85 (1) (e): 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 RE: TID Projects/Development Agreements.

Roll call vote: David Dillenburg, aye, Rich Heidel, aye, Ed Kazik, aye, and Debbie Schumacher, aye. The Board moved into closed session at 8:10pm.

K. CONVENE into open session: Motion made by Rich Heidel second by David Dillenburg, to return to open session. The motion passed unanimously. The Board returned to open session at 8:46pm.

L. ACTION from closed session: None.

12. ADJOURN: Motion made by David Dillenburg second by Ed Kazik, to adjourn. The motion passed unanimously. The meeting adjourned at 8:47pm.