



ELEVENTH REGULAR COMMON COUNCIL MEETING AGENDA

September 08, 2026 at 6:00 PM

**City Hall, 3rd Floor - Council Chambers, 828 Center Avenue,
Sheboygan, WI**

Notice of the 11th Regular Meeting of the 2026-2027 Common Council.

**This meeting may be viewed LIVE on:
Charter Spectrum Channel 990, AT&T U-Verse Channel 99 and:
www.wscssheboygan.com/vod.**

Persons with disabilities who need accommodations to attend the meeting should contact Meredith DeBruin at the City Clerk's Office, 828 Center Avenue, (920) 459-3361. Members of the public who wish to participate in public forum remotely shall provide notice to the City Clerk at (920) 459-3361 by 12:00 p.m. on meeting day to be called upon during the meeting. All Alderpersons may attend the meeting remotely.

OPENING OF MEETING

1. Call to Order

2. Roll Call

3. Pledge of Allegiance

4. Approval of Minutes

Tenth Regular Council Meeting held on August 17, 2026

5. Announcement

Board of Water Commissioners election to be held on September 21, 2026 (3-year term beginning October 1, 2026 and 2-year term to fulfill unexpired term)

6. Mayoral Appointments

Liz Kroll to be considered for appointment to the Board of Housing Authority

Annalise Flynn to be considered for appointment to the Mead Public Library Board

Karl Nelson to be considered for appointment to the Senior Services Commission

Quintin Zufelt to be considered for appointment to the Board of Zoning Appeals

7. Confirmation of Mayoral Appointments

Tracy Brunette to be considered for appointment to the Board of Housing Authority (withdrawn)

Brianna Born to be considered for appointment to the Mayor's International Committee

Jess Thaichroen to be considered for appointment to the Mayor's International Committee

8. Public Forum

Limit of five people having five minutes each with comments limited to items on this agenda.

9. Presentation

Pedestrian bridge update by HDR

10. Mayor's Announcements

Upcoming Community Events, Proclamations, Employee Recognitions

CONSENT

- 11.** Report No. 22-26-27 by City Attorney Liz Majerus submitting the exit interview summary for the City of Sheboygan for Quarter 2 of 2026.

Voted 5-0 by Finance and Personnel Committee to recommend filing

- 12.** Report No. 23-26-27 by City Attorney's Office submitting the City Attorney's Office Monthly Report for Quarter 2 of 2026.

Voted 5-0 by Finance and Personnel Committee to recommend filing

- 13.** Report No. 24-26-27 by City Attorney's Office submitting the quarterly claims report.

Voted 5-0 by Finance and Personnel Committee to recommend filing

- 14.** Res. No. 98-26-27 by Alderpersons Boorse and Heidemann authorizing the creation of a temporary Designated Outdoor Refreshment Area during the 2026 Riverfest event.

Voted 5-0 by Licensing, Hearings, and Public Safety Committee to recommend adoption

- 15.** Res. No. 97-26-27 by Alderpersons Mitchell and Perrella authorizing the appropriate City officials to execute a joint agreement with Allyson Brunette Consulting and CP2 Consulting.

Voted 5-0 by Finance and Personnel Committee to recommend adoption

- 16.** Res. No. 96-26-27 by Alderpersons Mitchell and Perrella authorizing the appropriate City officials to submit a grant application to Wisconsin Department of Natural Resources (DNR) Boating Infrastructure Grant (BIG) Tier 1 related to the marina infrastructure project.

Voted 5-0 by Finance and Personnel Committee to recommend adoption.

- 17.** Res. No. 95-26-27 by Alderpersons Dekker and Kelly authorizing the Purchasing Agent to issue a purchase order for one (1) Hyster-Yale H60A forklift for the Motor Vehicle Division of the Department of Public Works.

Voted 5-0 by Public Works Committee to recommend adoption

- 18.** Res. No. 94-26-27 by Alderpersons Mitchell and Perrella authorizing the Finance Director to issue a "Taxable Tax Increment Project Municipal Revenue Obligation ("MRO") on such terms and conditions as set forth in that certain "Tax Incremental District Development Agreement" dated as of February 19, 2024, between the City of Sheboygan and Rabbit Properties, LLC, a Wisconsin limited liability company, (the "Developer") and attached hereto as EXHIBIT A (the "Development Agreement").

Voted 5-0 by Finance and Personnel Committee to recommend adoption

- 19.** Res. No. 93-26-27 by Alderpersons Mitchell and Perrella authorizing the Finance Director to issue a “Taxable Tax Increment Project Municipal Revenue Obligation (“MRO”) on such terms and conditions as set forth in that certain “Tax Incremental District Development Agreement” dated as of June 16, 2025, between the City of Sheboygan and North Sixth Seventh, LLC, a Wisconsin limited liability company (the “Developer”) and attached hereto as EXHIBIT A (the “Development Agreement”).

Voted 5-0 by Finance and Personnel Committee to recommend adoption

- 20.** Res. No. 92-26-27 by Alderpersons Mitchell and Perrella authorizing the appropriate City officials to enter into an Agreement with BoldPath Consulting, LLC for an Uptown Social Staffing and Organizational Review.

Voted 5-0 by Finance and Personnel Committee to recommend adoption

- 21.** Res. No. 91-26-27 by Alderpersons Mitchell and Perrella authorizing the Finance Director to issue a “Taxable Tax Increment Project Municipal Revenue Obligation (“MRO”) on such terms and conditions as set forth in that certain “Tax Incremental District Development Agreement” dated as of May 20, 2024 between the City of Sheboygan and Van Horn Properties of Sheboygan LLC, a Wisconsin limited liability company (the “Developer”) and attached hereto as EXHIBIT A (the “Development Agreement”).

Voted 5-0 by Finance and Personnel Committee to recommend adoption

- 22.** Res. No. 90-26-27 by Alderpersons Mitchell and Perrella authorizing the Finance Director to issue a “Taxable Tax Increment Project Municipal Revenue Obligation (“MRO”) on such terms and conditions as set forth in that certain “Tax Incremental District Development Agreement” dated as of February 20, 2024 between the City of Sheboygan and Malibu Apartments, LLC, a Wisconsin limited liability company (the “Developer”) and attached hereto as EXHIBIT A (the “Development Agreement”).

Voted 5-0 by Finance and Personnel Committee to recommend adoption

- 23.** Res. No. 89-26-27 by Alderpersons Mitchell and Perrella authorizing the Finance Director to issue a “Taxable Tax Increment Project Municipal Revenue Obligation (“MRO”) on such terms and conditions as set forth in that certain “Tax Incremental District Development Agreement” dated as of November 2024 between the City of Sheboygan and Luedke Apartments, LLC f/k/a Jakum Hall Apartments, LLC, a Wisconsin limited liability company (the “Developer”) and the Redevelopment Authority of the City of Sheboygan, Wisconsin (“RDA”) and attached hereto as EXHIBIT A (the “Development Agreement”).

Voted 5-0 by Finance and Personnel Committee to recommend adoption

- 24.** Res. No. 88-26-27 by Alderpersons Dekker and Kelly authorizing an amendment to the Foth Infrastructure and Environment, LLC agreement, dated April 12, 2024, to include services for additional design and construction administrative services for the Gartman Farm Subdivision Design.

Voted 5-0 by Public Works Committee to recommend adoption

RESOLUTIONS

- 25.** Res. No. 99-26-27 by Alderperson Dekker adopting the updated City of Sheboygan Business Revolving Loan Fund Program Manual. SUSPEND THE RULES AND ADOPT THE RESOLUTION

OTHER MATTERS AUTHORIZED BY LAW

CLOSED SESSION

- 26.** Motion to convene in closed session under the exemption contained in Wis. Stat. s. 19.85(1)(a) for the purpose of deliberation concerning the nonrenewal of Beverage Operator's License No. 5255 (David Pennebecker) and under the exemption contained in Wis. Stat. s. 19.85(1)(g), for the purpose of discussion related to a possible investment of public funds to wit: the City of Sheboygan's contract with Flock Safety.

OPEN SESSION

- 27.** Motion to reconvene in open session
- 28.** Report 25-26-27 by Licensing, Hearings, and Public Safety Committee submitting Findings of Fact and Conclusions of Law based upon testimony and exhibits presented at a Quasi-Judicial Hearing held on August 24, 2026 regarding Beverage Operator's License No. 5255 (David Pennebecker). ACCEPT AND FILE REPORT TO NONRENEW LICENSE NO. 5255
- 29.** Res. No. 100-26-27 by Alderpersons Boorse and Heidemann directing city staff to terminate the City's agreement with Flock Group Inc., DBA Flock Safety, and to not appropriate funds in the 2027 budget for Flock Safety services. SUSPEND THE RULES AND ADOPT THE RESOLUTION

TENTATIVE DATE OF NEXT REGULAR MEETING

- 30.** Next scheduled meeting: September 21, 2026 at 6:00 PM

ADJOURN MEETING

- 31.** Motion to Adjourn

In compliance with Wisconsin's Open Meetings Law, this agenda was posted in the following locations more than 24 hours prior to the time of the meeting:

City Hall • Mead Public Library
Sheboygan County Administration Building • City's website