



# FOURTEENTH REGULAR COMMON COUNCIL MEETING AGENDA

**October 21, 2024 at 6:00 PM**

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

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"Perfection is not attainable, but if we chase perfection we can catch excellence." Vince Lombardi

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

Notice of the 14th Regular Meeting of the 2024-2025 Common Council at 6:00 PM, MONDAY, October 21, 2024 in City Hall, 3rd Floor - Council Chambers, 828 Center Avenue, Sheboygan, WI. 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 at least 24 hours before the meeting so that the person may be provided a remote link for that purpose.

## OPENING OF MEETING

- 1. Roll Call**  
*Aldersperson Felde may attend meeting remotely*
- 2. Pledge of Allegiance**
- 3. Approval of Minutes**  
*Thirteenth Regular Council Meeting held on October 7, 2024*
- 4. Confirmation of Mayoral Appointments**  
*Sarah Stemper appointed to the Historic Preservation Commission*
- 5. Presentation**  
*Baker Tilly 2023 Audit Review by Michelle Walter*
- 6. Public Forum**  
*Limit of five people having five minutes each with comments limited to items on this agenda.*
- 7. Mayor's Announcements**  
*Upcoming Community Events, Proclamations, Employee Recognitions*

## CONSENT

- 8. Motion to Receive and File all R.O.'s, Receive all R.C.'s and Adopt all Resolutions and Ordinances**
- 9. R. O. No. 71-24-25 by Board of License Examiners submitting an application for Building Contractor License already granted.**

- 10.** R. C. No. 122-24-25 by Finance and Personnel Committee to whom was referred R. O. No. 63-24-25 by Comptroller Evan Grossen pursuant to Sheboygan Municipal Code § 2-912(b), which requires the comptroller to file with the common council, not less than monthly, a list of the claims approved, showing the date paid, the name of the claimant, the purpose and the amount, the attached list of paid vouchers for July 2024 is being provided; recommends filing the document.
- 11.** R. C. No. 121-24-25 by Finance and Personnel Committee to whom was referred R. O. No. 55-24-25 by City Clerk submitting a claim from Jenny Stephen-Pierce for alleged damages to vehicle when a tree fell on it; recommends filing the document.
- 12.** R. C. No. 123-24-25 by Finance and Personnel Committee to whom was referred R. O. No. 64-24-25 by Comptroller Evan Grossen pursuant to Sheboygan Municipal Code § 2-912(b), which requires the comptroller to file with the common council, not less than monthly, a list of the claims approved, showing the date paid, the name of the claimant, the purpose and the amount, the attached list of paid vouchers for August 2024 is being provided; recommends filing the document.
- 13.** R. C. No. 128-24-25 by Finance and Personnel Committee to whom was referred Res. No. 94-24-25 by Alderpersons Mitchell and Perrella authorizing the submittal of a Substantial Amendment to the U.S. Department of Housing and Urban Development (HUD) Community Development Block Grant (CDBG) program for the 2024 Annual Action Plan; recommends adopting the Resolution.
- 14.** R. C. No. 131-24-25 by Public Works Committee to whom was referred Res. No. 86-24-25 by Alderpersons Dekker and Ramey adopting a Special Event Fee Schedule and an amended Equipment Fee Schedule; recommends adopting the Resolution.
- 15.** R. C. No. 132-24-25 by Public Works Committee to whom was referred Res. No. 87-24-25 by Alderpersons Dekker and Ramey adopting the 2025 Marina and Riverfront Slips Fee Schedule; recommends adopting the Resolution.
- 16.** R. C. No. 133-24-25 by Public Works Committee to whom was referred Res. No. 98-24-25 by Alderpersons Dekker and Ramey authorizing the Purchasing Agent to issue a purchase order for two (2) Tandem Axle Dump Trucks with snowplows and salt spreaders for the Motor Vehicle Division of the Department of Public Works; recommends adopting the Resolution.
- 17.** R. C. No. 142-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred pursuant to R. O. No. 67-24-25 by City Clerk submitting various license applications; recommends granting the following licenses with caveats (\*).
- 18.** R. C. No. 141-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred R. O. No. 57-24-25 by City Clerk submitting various license applications; recommends denying license no. 3687.
- 19.** R. C. No. 140-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred Res. No. 92-24-25 by Alderpersons Rust and La Fave authorizing the Purchasing Agent to issue a purchase order for several vehicles for the Sheboygan Police Department; recommends adopting the Resolution.
- 20.** R. C. No. 139-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred Res. No. 88-24-25 by Alderpersons Rust and La Fave authorizing application for the Edward Byrne Memorial Justice Assistance Grant (JAG) Program Fiscal Year 2024 Local Solicitation and entering into a Memorandum of Understanding with Sheboygan County; recommends adopting the Resolution.
- 21.** R. C. No. 138-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred Res. No. 84-24-25 by Alderpersons Rust and La Fave authorizing the appropriate City officials to enter into a Clinical Affiliation Agreement with St. Nicholas Hospital of the Hospital Sisters of the Third Order of St.

Francis (St. Nicholas Hospital d/b/a Prevea Health) for firefighter paramedic continuing education; recommends adopting the Resolution.

## **REPORT OF OFFICERS**

- 22.** R. O. No. 69-24-25 by Fire Chief Eric Montellano pursuant to section 24-459 of the Municipal Code, submitting the quarterly report showing the Benchmark Measurements for the fire department, for the period commencing July 1, 2024 and ending September 30, 2024. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE
- 23.** R. O. No. 70-24-25 by Police Chief Christopher Domagalski pursuant to section 30-50 of the Municipal Code, submitting the quarterly report showing the Benchmark Measurements for the police department for the period commencing July 1, 2024 and ending September 30, 2024. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE
- 24.** R. O. No. 74-24-25 by City Clerk submitting a license application. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE
- 25.** R. O. No. 72-24-25 by City Plan Commission to whom was referred R. O. No. 66-24-25 by City Administrator Casey Bradley submitting Capital Improvements Program (CIP) Requests for the years 2025-2029; recommends approving the requests and filing the report. REFER TO COMMITTEE OF THE WHOLE
- 26.** R. O. No. 73-24-25 by City Clerk submitting an application from Pao Yang for amendment to the official zoning map for the City of Sheboygan from Pao Yang for property located at 2258 Calumet Drive – Parcel No. 59281621470. REFER TO CITY PLAN COMMISSION

## **RESOLUTIONS**

- 27.** Res. No. 103-24-25 by Alderpersons Rust and La Fave authorizing the appropriate City officials to execute the Joint Powers Agreement for Sheboygan County and City of Sheboygan 911 Emergency Systems. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE
- 28.** Res. No. 105-24-25 by Alderpersons Mitchell and Perrella amending the 2024 budget for various expenses incurred or planned. REFER TO FINANCE AND PERSONNEL COMMITTEE
- 29.** Res. No. 104-24-25 by Alderpersons Dekker and Ramey authorizing the appropriate City officials to enter into contract with Correct Digital Displays, Inc. for the purchase and installation of three electronic scoreboards with wireless controls and accessories for the Wildwood Baseball Complex softball diamonds and authorizing a 2024 budget amendment. REFER TO PUBLIC WORKS COMMITTEE
- 30.** Res. No. 108-24-25 by Alderpersons Dekker and Ramey authorizing the appropriate City officials to enter into a contract with Essential Sewer and Water Services, LLC for the sanitary sewer repair on Oakland Avenue between South 8th Street and South 9th Street. REFER TO PUBLIC WORKS COMMITTEE
- 31.** Res. No. 107-24-25 by Alderpersons Mitchell and Perrella authorizing the appropriate City officials to enter into contract for the provision and installation of playground equipment to be installed in Optimist Park and authorizing a budget amendment. REFER TO PUBLIC WORKS COMMITTEE
- 32.** Res. No. 106-24-25 by Alderpersons Mitchell and Perrella authorizing execution of the Subordination, Nondisturbance and Attornment Agreement and Estoppel Certificate, and Landlord's Waiver and Consent, on behalf of the City, regarding the Harbor Winds Hotel. REFER TO PUBLIC WORKS COMMITTEE

33. Res. No. 109-24-25 by Alderpersons Mitchell and Perrella approving City of Sheboygan Health Insurance Portability and Accountability Act (HIPAA Policies). REFER TO FINANCE AND PERSONNEL COMMITTEE
34. Res. No. 110-24-25 by Alderpersons Dekker and Ramey authorizing the vacation of two easements, pursuant to Wis. Stat. § 236.293, on parcel 59281318390. REFER TO PUBLIC WORKS COMMITTEE

## REPORT OF COMMITTEES

35. R. C. No. 124-24-25 by Finance and Personnel Committee to whom was referred Res. No. 83-24-25 by Alderpersons Mitchell and Perrella authorizing a contract between the City of Sheboygan and Tyler Technologies ("Tyler") for purchase and implementation of Enterprise Permitting & Licensing and authorizing an amendment to the 2024 budget; recommends adopting the Resolution.
36. R. C. No. 125-24-25 by Finance and Personnel Committee to whom was referred Res. No. 89-24-25 by Alderpersons Mitchell and Perrella adopting certain changes to the City's Medical Benefit Plan and Dental Benefit Plan effective for calendar year 2025 coverage and establishing the monthly premium equivalent rates effective for January 2025 coverage and thereafter; recommends adopting the Resolution.
37. R. C. No. 126-24-25 by Finance and Personnel Committee to whom was referred Res. No. 91-24-25 by Alderpersons Mitchell and Perrella authorizing an amendment to the 2024 budget reflecting a table of organization change for the Police Department and Information Technology (IT) Department; recommends adopting the Resolution.
38. R. C. No. 127-24-25 by Finance and Personnel Committee to whom was referred Res. No. 97-24-25 by Alderpersons Mitchell and Perrella authorizing entering into a Pre-Development Agreement with 3 Amigos Apartments, LLC regarding redevelopment of the property located at 636 Wisconsin Avenue; recommends adopting the Resolution.
39. R. C. No. 129-24-25 by Finance and Personnel Committee to whom was referred Res. No. 80-24-25 by Alderpersons Mitchell and Perrella approving a Financial Policy Handbook; recommends adopting the Resolution with amendment to the Handbook to include language under the policy of unassigned fund balance, "In order to maintain sufficient reserves for claim expenditures, the City shall maintain a minimum of 1.5 times the average annual claim amount as unrestricted fund balance within the Workers' Compensation Fund and Health Insurance Fund" and for the Finance Director to add appropriate council notification language regarding emergency purchasing.
40. R. C. No. 130-24-25 by Public Works Committee to whom was referred Res. No. 95-24-25 by Alderpersons Dekker and Ramey adopting a Sheboygan Waterfront and Marina Master Plan; recommends adopting the Resolution.
41. R. C. No. 135-24-25 by Public Works Committee to whom was referred Direct Referral Res. No. 102-24-25 by Alderpersons Dekker and Ramey authorizing the Purchasing Agent to issue purchase orders to three nurseries for the purchase of street trees for the 2025 Street Tree Planting Program for the City of Sheboygan; recommends adopting the Resolution.
42. R. C. No. 134-24-25 by Public Works Committee to whom was referred Direct Referral Res. No. 101-24-25 by Alderpersons Dekker and Ramey authorizing the Purchasing Agent to issue a Purchase Order for the abatement of asbestos from an accessory structure on the property located at 1211 N. 23rd Street to precede demolition of the structure; recommends adopting the Resolution.
43. R. C. No. 136-24-25 by Public Works Committee to whom was referred Direct Referral Res. No. 100-24-25 by Alderpersons Dekker and Ramey authorizing the appropriate City officials to amend the

Agreement between the City of Sheboygan and Guelig Waste and Demolition, LLC for demolition of structures located at 1211 N. 23rd Street, Sheboygan, to allow for the demolition of a 12,000 square foot outbuilding; recommends adopting the Resolution.

44. R. C. No. 137-24-25 by Public Works Committee to whom was referred Res. No. 99-24-25 by Alderpersons Dekker and Ramey authorizing the appropriate City officials to enter into a contract with HDR Engineering, Inc. for the design of a movable pedestrian bridge connecting the South Pier promenade with the area of Riverfront Drive and Virginia Avenue; recommends adopting the Resolution.

#### **GENERAL ORDINANCES**

45. Gen. Ord. No. 20-24-25 by Alderpersons Belanger and La Fave amending the City of Sheboygan Official Zoning Map of the Sheboygan Zoning Ordinance to change the Use District Classification of property located at 2258 Calumet Drive from Class Neighborhood Residential (NR-6) to Class Urban Commercial (UC) Classification. REFER TO CITY PLAN COMMISSION
46. Gen. Ord. No. 21-24-25 by Alderpersons Dekker and Ramey making various changes regarding winter parking and snow emergencies. REFER TO PUBLIC WORKS COMMITTEE
47. Gen. Ord. No. 22-24-25 by Alderpersons Dekker and Ramey establishing new winter parking restrictions on South 23<sup>rd</sup> Street and South 24<sup>th</sup> Street between Indiana Avenue and Georgia Avenue. REFER TO PUBLIC WORKS COMMITTEE
48. Gen. Ord. No. 23-24-25 by Alderpersons Dekker and Ramey amending section 8-16 of the Sheboygan Municipal Code so as to expand beach access for pets. REFER TO PUBLIC WORKS COMMITTEE
49. Gen. Ord. No. 24-24-25 by Alderpersons Rust and La Fave updating Chapter 12 of the Sheboygan Municipal Code entitled "Buildings and Construction" and making such additional changes to the Code as necessary to connect the changes made in Chapter 12. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE

#### **OTHER MATTERS AUTHORIZED BY LAW**

#### **ADJOURN MEETING**

50. 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*