



TWENTY-SECOND REGULAR COMMON COUNCIL MEETING AGENDA

February 17, 2025 at 6:00 PM

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

"One person can make a difference, and everyone should try." John F. Kennedy

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

Notice of the 22nd Regular Meeting of the 2024-2025 Common Council at 6:00 PM, MONDAY, FEBRUARY 17, 2025 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

Twenty-First Regular Council Meeting held on February 3, 2025

4. Resignation

Steve Jaeger from the Sheboygan Historic Preservation Commission effective February 1, 2025.

5. Confirmation of Mayoral Appointments

Craig Seider (Full position), Samuel Payne (Full position), Craig Wakefield (1st Alternate), John Gilipsky (2nd Alternate) to the Board of License Examiners

6. Public Forum

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

7. Presentation

Historic Preservation Commission

8. Mayor's Announcements

Upcoming Community Events, Proclamations, Employee Recognitions

9. Presentation

State of the City, Mayor Ryan Sorenson

HEARINGS

10. Hearing No. 14-24-25 pursuant to a notice published by the City Clerk, this hearing is to allow interested parties to be heard relative to a proposed amendment to the City of Sheboygan's Municipal Code. The purpose of the amendment is to remove responsibility for the Housing Rehabilitation Loan Program from the Historic Preservation Commission.
11. Hearing No. 15-24-25 pursuant to a notice published and letters sent by the City Clerk, this hearing is to allow interested parties to be heard relative to a proposed amendment to the City of Sheboygan's Official Zoning Map. The purpose of the amendment is to change the Use District Classification of property located on N. Commerce Street - Parcel No. 59281501600 from Class Urban Commercial to Class Urban Industrial Classification.
12. Hearing No. 16-24-25 pursuant to a notice published and letters sent by the City Clerk, this hearing is to allow interested parties to be heard relative to a proposed amendment to the City of Sheboygan's Official Zoning Map. The purpose of the amendment is to change the Use District Classification of property located on N. Commerce Street - Parcel No. 59281501550 from Class Urban Commercial to Class Urban Industrial Classification.

CONSENT

13. **Motion to Receive and File all R.O.'s, Receive all R.C.'s and Adopt all Resolutions and Ordinances**
14. R. O. No. 116-24-25 by Board of License Examiners submitting applications for Building Contractor License already granted.
15. R. C. No. 217-24-25 by Public Works Committee to whom was referred Res. No. 155-24-25 by Alderpersons Dekker and Ramey authorizing the Department of Public Works to donate a Peace Tree sign to the Sheboygan County Museum; recommends adopting the Resolution.
16. R. C. No. 216-24-25 by Public Works Committee to whom was referred Res. No. 154-24-25 by Alderpersons Dekker and Ramey authorizing the Harbor Centre Marina Harbormaster to establish and manage a Rewards Program; recommends adopting the Resolution.
17. R. C. No. 222-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred Gen. Ord. No. 38-24-25 by Alderpersons Rust and La Fave amending several sections of Article 14-VIII of the Sheboygan Municipal Code regarding Landscaping and Tree Removal Services so as to change the licensing process; recommends adopting the Ordinance.
18. R. C. No. 220-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred Res. No. 160-24-25 by Alderpersons Rust and La Fave authorizing the appropriate City officials to enter into an Agreement with Lexipol, LLC for training and policy materials; recommends adopting the Resolution.
19. R. C. No. 219-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred Res. No. 159-24-25 by Alderpersons Rust and La Fave authorizing the appropriate City officials to execute a Waiver of Right to Claim Damages and a Liability Release document in order to allow fire personnel access to an SBA Communications Corporation tower for training purposes; recommends adopting the Resolution.
20. R. C. No. 218-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred Res. No. 157-24-25 by Alderpersons Rust and La Fave authorizing the appropriate City officials to accept and

expend funds received from the Wisconsin Department of Justice as part of the Byrne Memorial Justice Assistance Grant (JAG) Program; recommends adopting the Resolution.

21. R. C. No. 223-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred R. O. No. 102-24-25 by City Clerk submitting various license applications; recommends granting License Application No. 2121.
22. R. C. No. 224-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred R. O. No. 112-24-25 by City Clerk submitting a license application; recommends granting the application.

REPORT OF OFFICERS

23. Motion to rescind Gen. Ord. No. 34-24-25 as it was prematurely adopted at the February 3rd Common Council meeting. It was prematurely adopted due to lack of hearing.
24. R. O. No. 111-24-25 by City Plan Commission to whom was referred Gen. Ord. No. 34-24-25 by Alderperson Belanger amending section 105-1006 of the Sheboygan Municipal Code so as to remove responsibility for the Housing Rehabilitation Loan Program from the Historic Preservation Commission; recommends adopting the Ordinance.
25. R. O. No. 113-24-25 by Transit Commission to whom was referred Res. No. 151-24-25 by Alderpersons Dekker, Rust, and Mitchell authorizing the appropriate City officials to execute the Contract for Professional Services Between the Bay-Lake Regional Planning commission and the City of Sheboygan, Shoreline Metro regarding preparation of a 2026-2030 Transit Development Program (TDP) Update; recommends adopting the Resolution.
26. R. O. No. 115-24-25 by City Plan Commission to whom was referred Gen. Ord. No. 37-24-25 by Alderperson Belanger and R. O. No. 106-24-25 by City Clerk submitting an application to amend the City of Sheboygan Official Zoning Map of the Sheboygan Zoning Ordinance to change the Use District Classification of property located at N. 15th Street and Martin Avenue – Parcel Nos. 59281718350 and 59281712930 from Class Urban Residential (UR-12) to Urban Residential (UR-12) with PUD Overlay Classification; recommends filing the R. O. and adopting the Ordinance. LAYS OVER
27. R. O. No. 114-24-25 by City Clerk submitting a claim from Teresa Kay McAlpine for alleged damage to vehicle that was struck by a Sheboygan Metro Bus. REFER TO FINANCE AND PERSONNEL COMMITTEE
28. R. O. No. 117-24-25 by City Clerk submitting a liquor license application. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE
29. R. O. No. 118-24-25 by City Clerk submitting a claim from Chelsea Gray for alleged damages to house and vehicle when a City tree fell on them. REFER TO FINANCE AND PERSONNEL COMMITTEE

RESOLUTIONS

30. Res. No. 163-24-25 by Alderpersons Mitchell and Perrella authorizing the continuation of the self-insured worker's compensation program. REFER TO FINANCE AND PERSONNEL COMMITTEE
31. Res. No. 164-24-25 by Alderpersons Dekker and Ramey authorizing the purchasing agent to issue a purchase order for the purchase and installation of laboratory cabinets, countertops, and related equipment for the upgrade and improvement of the laboratory at the Wastewater Treatment Plant. REFER TO PUBLIC WORKS COMMITTEE
32. Res. No. 162-24-25 by Alderperson Rust and La Fave approving the 2025 City of Sheboygan Emergency Management and Response Plan. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE

33. Res. No. 166-24-25 by Alderpersons Mitchell and Perrella authorizing execution of a Consent and Estoppel Certificate on behalf of the City regarding the Oscar Apartments. REFER TO FINANCE AND PERSONNEL COMMITTEE
34. Res. No. 165-24-25 by Alderpersons Rust and La Fave authorizing acceptance of the 2025 Wisconsin Bureau of Transportation Safety, Bicycle and Pedestrian Enforcement Grant and establishing an appropriation in the 2025 budget for grant funds received. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE
35. Res. No. 167-24-25 by Alderpersons Dekker and Ramey authorizing execution of a Wetland Credit Agreement and Affidavit of Credit Purchase on behalf of the City regarding the purchase of wetland credits at the Gartman subdivision project. REFER TO PUBLIC WORKS COMMITTEE
36. Res. No. 168-24-25 by Alderpersons Mitchell and Perrella authorizing the appropriate City officials to sign the Amendment to Leverenz Site Parking Lot Lease. REFER TO FINANCE AND PERSONNEL COMMITTEE
37. Res. No. 169-24-25 by Alderpersons Dekker and Ramey vacating and discontinuing portions of North Commerce Street in the City of Sheboygan. REFER TO PUBLIC WORKS COMMITTEE

REPORT OF COMMITTEES

38. R. C. No. 213-24-25 by Finance and Personnel Committee to whom was referred Direct Referral Res. No. 161-24-25 by Alderpersons Mitchell and Perrella authorizing retaining outside legal counsel to represent the City in the matter of Roger G. Miller, et al. v. City of Sheboygan Plan Commission, et al., and authorizing payment for said service; recommends amending the Resolution to remove the name Attorney Lawrie J. Kobza. RECEIVE THE R. C. AND ADOPT THE SUBSTITUTE RESOLUTION
39. R. C. No. 214-24-25 by Finance and Personnel Committee to whom was referred Gen. Ord. No. 35-24-25 by Alderpersons Mitchell and Perrella amending the Sheboygan Municipal Code so as to move Housing Rehabilitation Loan Program responsibilities to the Finance and Personnel Committee; recommends adopting the Ordinance.
40. R. C. No. 215-24-25 by Public Works Committee to whom was referred Res. No. 158-24-25 by Alderpersons Dekker and Ramey authorizing Lakeshore Child Advocacy Center to sublease a portion of their office space within Uptown Social senior community center located at 1817 N. 8th Street, Sheboygan, to CASA Sheboygan; recommends to file the Resolution.
41. R. C. No. 221-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred Gen. Ord. No. 36-24-25 by Alderperson Belanger amending Section 101-19 of the Sheboygan Municipal Code to add a person with architectural experience to the Plan Commission; recommends adopting the Ordinance.
42. R. C. No. 225-24-25 by Licensing, Hearings, and Public Safety Committee to whom was referred R. O. No. 108-24-25 by City Clerk submitting various license applications; recommends granting and/or denying the licenses with caveats.

GENERAL ORDINANCES

MATTERS LAID OVER

43. R. O. No. 109-24-25 by City Plan Commission to whom was referred Gen. Ord. No. 32-24-25 by Alderperson Belanger and R. O. No. 100-24-25 by City Clerk submitting an application to amend the City

of Sheboygan Official Zoning Map of the Sheboygan Zoning Ordinance to change the Use District Classification of property located at N. Commerce Street – Parcel No. 59281501550 from Class Urban Commercial to Class Urban Industrial Classification; recommends filing the R. O. and adopting the Ordinance.

44. R. O. No. 110-24-25 by City Plan Commission to whom was referred Gen. Ord. No. 31-24-25 by Alderperson Belanger and R. O. No. 99-24-25 by City Clerk submitting an application to amend the City of Sheboygan Official Zoning Map of the Sheboygan Zoning Ordinance to change the Use District Classification of property located at N. Commerce Street – Parcel No. 59281501600 from Class Urban Commercial to Class Urban Industrial Classification; recommends filing the R. O. and adopting the Ordinance.

OTHER MATTERS AUTHORIZED BY LAW

CLOSED SESSION

45. MOTION TO CONVENE IN CLOSED SESSION under the exemption provided by Wis. Stat. § 19.85(1)(e) for deliberation or negotiation of the investment of public funds, where competitive or bargaining reasons require a closed session, to wit: 1) the investing of public funds to support the redevelopment of property at 1128 S 11th St, Sheboygan; and 2) receiving an update from the City Administrator on development projects which may require negotiation related to the investment of public funds.

ADJOURN MEETING

46. 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*