

**CITY OF SHEBOYGAN**  
**THIRD REGULAR COMMON COUNCIL MEETING MINUTES**  
**Monday, May 05, 2025**

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**OPENING OF MEETING**

**1. Roll Call**

Alderspersons present: Belanger, Boorse, Close, Dekker, Heidemann, La Fave, Menzer, Mitchell, Perrella, Rust – 10.

**2. Pledge of Allegiance**

**3. Approval of Minutes**

First and Second Regular Council Meeting held on April 15, 2025 and April 21, 2025

**MOTION TO APPROVE**

Motion made by Dekker, Seconded by Perrella.

Voting Yea: Belanger, Boorse, Close, Dekker, Heidemann, La Fave, Menzer, Mitchell, Perrella, Rust – 10.

**4. Public Forum**

Limit of five people having five minutes each with comments limited to items on this agenda. Lisa Salgado, Christi Mercier, Jessica Huss, Bryan Kelly, and William Young all spoke.

**5. Mayor's Announcements**

Upcoming Community Events, Proclamations, Employee Recognitions

**CONSENT**

**6. Motion to Receive and File all R.O.'s, Receive all R.C.'s and Adopt all Resolutions and Ordinances**

Motion made by Dekker, Seconded by Perrella.

Voting Yea: Belanger, Boorse, Close, Dekker, Heidemann, La Fave, Menzer, Mitchell, Perrella, Rust – 10.

**7. R. O. No. 4-25-26 by Board of Water Commissioners submitting the Board of Water Commissioners' Report on the Water Utility for the first quarter of 2025.**

**MOTION TO ACCEPT AND FILE**

Motion made by Dekker, Seconded by Perrella.

Voting Yea: Belanger, Boorse, Close, Dekker, Heidemann, La Fave, Menzer, Mitchell, Perrella, Rust – 10.

**8. R. O. No. 3-25-26 by Board of Water Commissioners submitting a copy of the 2024 Annual Audited Financial Statements, including Independent Auditor's Report, on the Sheboygan Water Utility.**

## MOTION TO ACCEPT AND FILE

Motion made by Dekker, Seconded by Perrella.

Voting Yea: Belanger, Boorse, Close, Dekker, Heidemann, La Fave, Menzer, Mitchell, Perrella, Rust – 10.

9. R. C. No. 3-25-26 by Finance and Personnel Committee to whom was referred Res. No. 198-24-25 by Alderpersons Mitchell and Perrella authorizing the appropriate City officials to execute a Memorandum of Understanding with Powerboat P1 USA, LLC regarding the terms and understanding between the parties with regard to the 2025 and 2026 Midwest Challenge offshore powerboat racing events; recommends adopting the Resolution.

## MOTION TO RECEIVE THE R. C. AND ADOPT THE RESOLUTION

Motion made by Dekker, Seconded by Perrella.

Voting Yea: Belanger, Boorse, Close, Dekker, Heidemann, La Fave, Menzer, Mitchell, Perrella, Rust – 10.

## REPORT OF OFFICERS

10. R. O. No. 6-25-26 by City Plan Commission to whom was referred Gen. Ord. No. 41-24-25 by Alderperson Belanger and R. O. No. 128-24-25 by City Clerk submitting a rezone 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 120 Vollrath Boulevard – Parcel No. 59281014410 from Class Suburban Residential (SR-5) to Suburban Residential (SR-5) with PUD Overlay Classification; recommends filing the R. O. and adopting the Ordinance. LAYS OVER
11. R. O. No. 7-25-26 by City Plan Commission to whom was referred Gen. Ord. No. 42-24-25 by Alderpersons Rust and Perrella amending Sections 105-718 and 105-683 of the Sheboygan Municipal Code Zoning Code so as to add Pet Daycare Centers as a Commercial Land Use; recommends amending the language in Sec. 105-718(r)(5)(a). LAYS OVER
12. R. O. No. 9-25-26 by City Clerk submitting various license applications. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE
13. R. O. No. 5-25-26 by Police Chief Kurt Zempel pursuant to section 30-502 of the Municipal Code, submitting the quarterly report for the Police Department for the period from January 1, 2025 to March 31, 2025. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE
14. R. O. No. 2-25-26 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 January 1, 2025 and ending March 31, 2025. REFER TO LICENSING, HEARINGS, AND PUBLIC SAFETY COMMITTEE
15. R. O. No. 8-25-26 by City Clerk submitting a Notice of Claim from Society Insurance for alleged injuries to their insured Therese Weaver. REFER TO FINANCE AND PERSONNEL COMMITTEE
16. R. O. No. 1-25-26 by City Clerk submitting a Petition, Notice, and List of Tax Liens of Sheboygan County being foreclosed in the matter of the Foreclosure of Tax Liens under Wis.

## RESOLUTIONS

17. Res. No. 2-25-26 by Alderpersons Mitchell and Perrella approving an amendment to the Project Plan and Boundaries for Tax Incremental District No. 21, City of Sheboygan, Wisconsin.

### MOTION TO ADOPT RESOLUTION

Motion made by Mitchell, Seconded by Perrella.

Voting Yea: Belanger, Boorse, Close, Dekker, Heidemann, La Fave, Menzer, Mitchell, Perrella, Rust – 10.

18. Res. No. 3-25-26 by Alderpersons Mitchell and Perrella creating Tax Incremental District No. 25, approving its Project Plan and Establishing its Boundaries, City of Sheboygan, Wisconsin.

### MOTION TO TABLE THE RESOLUTION UNTIL AFTER THE MAY 15, 2025 COMMITTEE OF THE WHOLE MEETING

Motion made by Perrella, Seconded by Dekker.

Voting Yea: Boorse, Close, Dekker, Heidemann, La Fave, Menzer, Mitchell, Perrella, Rust – 9.

Voting Nay: Belanger – 1.

19. Res. No. 6-25-26 by Alderperson Belanger and Close approving the General Development Plan submitted by Rachel Kohler for construction of three new single-family homes, a family hall building, a pool and gym building, and a garage with a family apartment above on parcel no. 59281014410 within a Planned Unit Development (PUD) zone. LAYS OVER
20. Res. No. 7-25-26 by Alderpersons Dekker and Rust allowing Lakeshore Regional Child Advocacy Center to bring certified therapy dogs into their facility within the Uptown Social building. REFER TO PUBLIC WORKS COMMITTEE

## REPORT OF COMMITTEES

21. R. C. No. 1-25-26 by Finance and Personnel Committee to whom was referred Direct Referral Res. No. 4-25-26 by Alderpersons Mitchell and Perrella authorizing the sale of Parcel Nos. 59281712930 and 59281718350 to Luedke Apartments, LLC; recommends adopting the Resolution.

### MOTION TO RECEIVE THE R. C. AND ADOPT THE RESOLUTION

Motion made by Mitchell, Seconded by Perrella.

Voting Yea: Belanger, Boorse, Close, Dekker, Heidemann, La Fave, Menzer, Mitchell, Perrella, Rust – 10.

22. R. C. No. 2-25-26 by Finance and Personnel Committee to whom was referred Direct Referral Res. No. 5-25-26 by Alderpersons Mitchell and Perrella authorizing the sale of Parcel No. 59281202350 to Stephen A. Knaus of Old World Creamery, LLC; recommends adopting the Resolution.

### MOTION TO RECEIVE THE R. C. AND ADOPT THE RESOLUTION

Motion made by Mitchell, Seconded by Perrella.

Voting Yea: Belanger, Boorse, Close, Dekker, Heidemann, La Fave, Menzer,  
Mitchell, Perrella, Rust – 10.

## **GENERAL ORDINANCES**

23. Gen. Ord. No. 1-25-26 by Alderpersons Dekker and Perrella amending various sections of the Sheboygan Municipal Code to effectuate changes to the 2025-2026 Council Rules Handbook.  
REFER TO FINANCE AND PERSONNEL COMMITTEE

## **OTHER MATTERS AUTHORIZED BY LAW – None.**

## **ADJOURN MEETING**

24. Motion to Adjourn

MOTION TO ADJOURN AT 6:42 PM

Motion made by Dekker, Seconded by Perrella.

Voting Yea: Belanger, Boorse, Close, Dekker, Heidemann, La Fave, Menzer,  
Mitchell, Perrella, Rust – 10.