

## FINANCE COMMITTEE

5:30 pm, June 27, 2022

The Finance Committee met on the above date and time. The following members were present: Mayor McFarland, Alderpersons Davis, Bartz, Lampe, and Ruetten (departed after Item 4). Also present: Finance Director Mark Stevens, Alex Allon, Attorney Steven Chesebro, Public Works Director Jaynellen Holloway, Ald Schmid, Ald Licht, and Police Chief Kaminski (second half of meeting).

Visitor: Ken Berg

NOTE: Items below are listed in order of the agenda but may not be the order by which they were taken up at the Finance meeting.

1. **Call to order:** Mayor McFarland called the meeting to order at 5:32 p.m.
2. **Review and approve:** Minutes from June 16, 2022. Ald. Ruetten moved to approve, seconded by Ald. Lampe, and carried by unanimous voice vote.
3. **Review and take action:** one-side parking on E. Main Street between Market and Irene. Engineering staff is working with WisDOT to prepare the scope of the E. Main Street reconstruction scheduled for 2030. The Public Safety & Welfare Committee recommended that a parking lane only be provided on the north side. The Public Works Commission approved keeping parking on both sides of the street as it currently exists. Jaynellen Holloway received input from WisDOT to provide the one unanswered question of required widening to conform to current WisDOT requirements. An additional four-foot width will be required. Engineering staff reviewed the site and believes the estimated \$150,000 cost per side for parking to be reasonable. Motion made by Ald Ruetten, seconded by Ald Bartz, to approve the required widening to maintain parking on both sides of E. Main Street.
4. **Update:** Street Superintendent Dan Zuelsdorf resigned June 23 with last day on July 1. A transition plan is underway to appoint an interim supervisor until a new hire can be secured.
5. **Review and discuss:** Cedar Corporation Workforce Housing Action Plan. The Greater Watertown Community Health Foundation contracted with Cedar Corporation to develop a strategic approach to addressing workforce housing shortages, and the City was one of two communities chosen to study. A draft of a workforce housing action plan was presented that includes a six-phase strategy for addressing workforce housing in Watertown:
  - a. Provide leadership and education
  - b. Remove regulatory barriers (current code is amiable to these approaches)
  - c. Identify, acquire and promote affordable housing sites (a number are mentioned with five sites [non-prioritized list] identified as good possibilities)
  - d. Preserve the City's existing affordable housing stock
  - e. Leverage financial resources and incentives
  - f. Create public-private partnerships

One issue highlighted is the need to reduce any stigma surrounding the term of low-income housing. It was determined that the Plan Commission is the best group to oversee how the City can accomplish low-hanging tasks toward the plan. The City Council will be provided the action plan as an informational piece.

6. **Update:** letter of support for Hiawatha Extension of Amtrak passenger rail. Mayor McFarland partnered with her counterparts in Madison and Pewaukee to write a letter to the Federal Rail Administration expressing interest in a Hiawatha extension from Milwaukee to Madison.
7. **Review and approve:** FY23 Budget Goals & Timeline. The goals and timeline for creation of FY23 were presented. Ald. Lange suggested an addition to one of the goals to include an anticipation of growth. It was recommended that the committee members take note of the dates in early October that will require a series of evening meetings.

8. **Review and discuss:** initial draft of FY23 Capital Improvements Plan (CIP). A spreadsheet listing the input of department heads for capital improvements (purchases greater than \$5,000 with life expectancies of seven or more years) over the next five years was presented.
  - a. Annual borrowing has traditionally been between \$2.5 and \$3.5 million, with \$1.5 million directed to infrastructure improvements (roads, sidewalks, bridges, seawalls). As time moves on, the costs will not allow as much to be accomplished in this area unless additional funding is provided.
  - b. The City might be at a point where an additional range of borrowing is necessary. Outside of the library addition, the City has been retiring more debt each year than the new borrowed amounts.
  - c. A number of department heads have relayed that equipment sales representatives are indicating that the time between ordering and delivery of special purpose vehicles (fire, EMS, trash, plow truck, street sweeper) is now extending to 18-24 months. Mark Stevens has heard this same delay is occurring for other municipalities as well. The CIP has indicated "Authorize" labeling in 2023 for purchases that are not likely deliverable until 2024 or 2025.
9. **Convene into closed session** per Wis. Stat. Sec. 19.85(1)(g) to confer with legal counsel of 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 (Ablelight, Inc. f/k/a Bethesda Lutheran Communities, Inc. vs. City of Watertown)
10. **Reconvene to open session**
11. **Review and take action:** No action was taken.
12. **Convene into closed session** per Wis. Stat. Sec. 19.85(1)(g) to confer with legal counsel of 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 (Special Event Policies).
13. **Reconvene to open session**
14. **Adjournment.** Ald. Bartz moved to approve adjournment at 7:50 pm, seconded by Ald. Davis, and carried by unanimous voice vote.

Respectfully submitted,

Mark Stevens, Finance Director

Note: These minutes are uncorrected, and any corrections made thereto will be noted in the proceedings at which these minutes are approved.