



FINANCE COMMITTEE MEETING MINUTES

MONDAY, OCTOBER 24, 2022 AT 5:30 PM

MUNICIPAL BUILDING COUNCIL CHAMBERS – 106 JONES STREET, WATERTOWN, WI 53094

Members present: Mayor McFarland, Alderpersons Bartz, Davis, Lampe, and Ruetten

Others present: Finance Director Mark Stevens, Attorney Steven Chesebro, Public Works Director Jaynellen Holloway, Police Chief Robert Kaminski, Interim Streets Superintendent Stacy Winkelman (video), W-WW Utilities Manager Pete Hartz, Assistant Engineer Andrew Beyer, Tim Hayden

1. **Call to order.** Mayor McFarland called the meeting to order at 5:30 p.m.
2. **Review and take action:** Budget Amendment – Transfer \$6,000 in funds from 01-51-81-56 (Contingency) to 01-54-41-19 (Marking Paint) for Welsh Road Pavement Marking with Century Fence Co. Roughly 1,250 liner feet of roadway would be striped with epoxy markings. After discussion of the desired work to be completed, Ald Lampe moved, seconded by Ald Davis, to approve a transfer of \$7,000 from Contingency [01-51-81-56] to fund \$6,000 to Marking Paint [01-54-41-19] and \$1,000 to Signs Supplies [01-54-41-18], and carried by unanimous voice vote.
3. **Review and take action:** adjust Wastewater Department employee Rick Jirsa from Grade K Step 3 [\$30.55/hr.] to Grade K Step 5 [\$32.20/hr.]. One step is retroactive to August 22, and the second step is retroactive to October 19. Ald Davis moved, seconded by Ald Lampe, to approve as presented, and carried by unanimous voice vote.
4. **Review and take action:** adjust Wastewater Department employee Martin Larson from Grade I Step 2 [\$25.76/hr.] to Grade I Step 4 [\$27.19/hr.]. One step is retroactive to September 12, and the second step is retroactive to September 21. Ald Davis moved, seconded by Ald Lampe, to approve as presented, and carried by unanimous voice vote.
5. **Review and take possible action:** Approve hiring Brian Zirbes for the Zoning & Floodplain Administrator position at Grade N. He would be considered starting at Step 3, but due to existing compression with a subordinate employee, the request is to pay at the Step 4 rate, noticing the employee of this condition. Ald Ruetten moved, seconded by Ald Bartz, to approve as presented, and carried by unanimous voice vote.
6. **Review and take action:** Authorize the Execution of the First Amendment to Agreement Concerning Payment in Support of Municipal Services by and Among Marquardt Village, Inc. and Its Affiliated Entities and the City of Watertown. This amendment updates the payment in lieu of taxes (PILOT) to the current apartment spaces. Ald Ruetten moved, seconded by Ald Lampe, to approve as presented, and carried by unanimous voice vote.
7. **Convene into closed session** per § 19.85(e) for deliberating or negotiating the purchase of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. (Purchase of Real Estate for Fire Department). Ald Bartz moved, seconded by Ald Ruetten, to approve as presented, and carried by unanimous roll call vote.
8. Reconvene into open session
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. (Wal-Mart R.E. Bus. Trust vs. City of Watertown). Ald Bartz moved, seconded by Ald Ruetten, to approve as presented, and carried by unanimous roll call vote.

10. Reconvene into open session

11. **Review and take action:** Positive recommendation to adopt proposed Resolution. (Wal-Mart R.E. Bus. Trust vs. City of Watertown). Walmart has challenged the City's 2021 property assessment. The mediator's recommended settlement, reducing the 2021 assessment by \$100,000 and keeping the 2022 assessment without change, would result in the City paying a modest rebate of \$1,986 for 2021. Ald Ruetten moved, seconded by Ald Bartz, to approve as presented, and carried by unanimous voice vote.

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. (Watertown Square, LLC vs. City of Watertown). Ald Bartz moved, seconded by Ald Ruetten, to approve as presented, and carried by unanimous roll call vote.

13. Reconvene into open session

14. **Review and take action:** Consider Amendment of Substitute Development Agreement. (Watertown Square, LLC vs. City of Watertown). The potential buyer of Watertown Square backed out of its purchase offer for the property. The current developer would like to move forward with its requested developer agreement changes so that a future sale would progress with this change in place. Although Attorney Chesebro wasn't successful with all of his requested modifications, the City is saving approximately \$800,000 in future agreement costs. The risk to the City is relegated to a closure of the retail storefronts in the next six years. Ald Ruetten moved, seconded by Ald Davis, to recommend Council approve the revised developer agreement, and carried by unanimous voice vote.

15. **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. (Vacation Policy)

16. Reconvene into open session

17. **Adjournment.** Ald. Ruetten moved to approve adjournment at 7:42 pm, seconded by Ald. Bartz, 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.