



Common Council Meeting

Whitewater Municipal Building Community Room,
312 West Whitewater St., Whitewater, WI 53190
*In Person and Virtual

Tuesday, January 20, 2026 - 6:00 PM

**Citizens are welcome (and encouraged) to join our webinar via computer, smart phone, or telephone.
Citizen participation is welcome during topic discussion periods.**

Please click the link below to join the webinar:

<https://teams.microsoft.com/meet/23020224725003?p=SpdSxWr7BqBKdw0el>

Dial in by phone

[+1 929-229-5663,,981563858#](tel:+19292295663,,981563858#) United States,

Find a local number

Phone conference ID: 981 563 858#

Please note that although every effort will be made to provide for virtual participation, unforeseen technical difficulties may prevent this, in which case the meeting may still proceed as long as there is a quorum. Should you wish to make a comment in this situation, you are welcome to call this number: (262) 473-0108.

MINUTES

CALL TO ORDER

Council President Singer called the meeting to order at 6pm.

ROLL CALL

PRESENT

Council President Patrick Singer
Councilmember Greg Majkrzak
Councilmember Michael M. Smith
Councilmember Orin O. Smith
Councilmember Steven Sahyun
Councilmember Brian Schanen
Councilmember Neil Hicks

City Manager John Weidl
City Attorney Steven Chesebro
Public Works Director Brad Marquardt
City Clerk Heather Boehm

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

A councilmember can choose to remove an item from the agenda or rearrange its order; however, introducing new items to the agenda is not allowed. Any proposed changes require a motion, a second, and approval from the Council to be implemented. The agenda shall be approved at each meeting even if no changes are being made at that meeting.

Motion to Approve the Agenda with items # 29, #30, and #31 moving to the Consent Agenda made by Councilmember Hicks, Seconded by Councilmember Majkrzak.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M.Smith, Councilmember O.Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

PRESENTATION

1. Presentation by Jodi Sweeney from the Sweeney Group on the Capital Campaign Study for the Whitewater Aquatic & Fitness Center.

Jodi Sweeney from the Sweeney Group gave a presentation on the Capital Campaign Study for the Whitewater Aquatic & Fitness Center.

CONSENT AGENDA

Items on the Consent Agenda will be approved together unless any council members requests that an item be removed for individual consideration.

Motion to approve the Consent Agenda with items #29, #30, and #31 added made by Councilmember Majkrzak, Seconded by Councilmember O.Smith.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M.Smith, Councilmember O.Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

2. Approval of Common Council Meeting Minutes from December 16, 2025.
3. Police and Fire Commission Meeting Minutes from November 17, 2025.
4. Public Arts Commission Minutes of November 6, 2026.
5. Plan and Architectural Review Commission November 10, 2025 and December 8, 2025 Minutes
6. Landmarks Commission Meeting Minutes from November 5, 2025 and December 3, 2025.
7. Public Works Meeting Minutes from December 9, 2025.
8. Types of Certifications that the Fitness and Aquatic Instructors currently hold.
9. Proposed Artwork on Electrical Boxes.

10. Amendment No. 1 to Task Order No. 25-06, Main Street/Franklin Street Intersection.
11. Spring Election Candidate memo.
12. Core HR Service numbers form 2025.
13. Flock Safety Information memo.
14. Update on Downtown memo.
15. RFP for surveys.
16. Multi-family Tax Burden Memo.
17. Referendum Impact Analysis Actual vs Estimate Memo.
18. Staff FTE Changes Analysis Memo.
19. Clarification on City's Increase in Hired Staff.
20. Public Comment Response Memo Regarding Legal Costs.

STAFF REPORT

21. Report on rental housing list.- **Community Development**

City Attorney Steven Chesebro gave a report on the Rental Housing List.

CITY MANAGER REPORT

22. City Manager Report.

City Manager John Weidl recognized lifeguards at the Aquatic Center, Brenda Schumacher and Lynette Brown. A toddler under 2yrs old fell face first into the leisure pool becoming fully submerged. It only took Brenda and Lynette approximately 6 seconds to react to the situation and get the toddler out of the water to safety.

HEARING OF CITIZEN COMMENTS

No formal Council action will be taken during this meeting although issues raised may become a part of a future agenda. Participants are allotted a three minute speaking period. Specific items listed on the agenda may not be discussed at this time; however, citizens are invited to speak to those specific issues at the time the Council discusses that particular item.

To make a comment during this period, or during any agenda item: On a computer or handheld device, locate the controls on your computer to raise your hand. You may need to move your mouse to see these controls. On a traditional telephone, dial *6 to unmute your phone and dial *9 to raise your hand.

Brad Ceranski spoke about the Daycare.

Jim Heckendorf (Fontana) spoke about the Rental Housing List.

Chuck Mills (336 S Whiton St) spoke about the projector screen.

RESOLUTION**23. 2026-R-001** Resolution regarding Park & Open Space Plan. - **Parks**

Motion made to approve Resolution 2026-R-001 by Councilmember Hicks, Seconded by Councilmember O.Smith.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M.Smith, Councilmember O.Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

24. 2026-R-002 Resolution to approve Contract 5-2025 Fire Department Training Facility.- **FD**

Motion made by Councilmember M.Smith, Seconded by Councilmember O.Smith.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M.Smith, Councilmember O.Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

CLOSED SESSION Adjourn to Closed Session, TO RECONVENE to **OPEN SESSION**, pursuant to Wisconsin Statutes 19.85(1)(e) Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session.

CS-25. Discussion regarding Potential Housing Proposal.

Motion made at 6:32pm to go into Closed Session made by Council President Singer, Seconded by Councilmember Majkrzak.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M.Smith, Councilmember O.Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

Motion made at 6:49pm to come out of Closed Session made by Councilmember Majkrzak, Seconded by Councilmember O. Smith.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M. Smith, Councilmember O. Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

Present: Llana Dostie, Zoning Coordinator, Shane Rudlang, Ehlers, Steven Chesebro, City Attorney, Mason Becker, Community Development Director, John Weidl, City Manager, Heather Boehm, City Clerk

ORDINANCES**First Reading****26. Ordinance 2026-O-01** an ordinance regarding amendment of the Comprehensive Plan and Future Land Use Map-**Community Development**

Motion made to deny Ordinance 2026-O-01 made by Council President Singer, Seconded by Councilmember O.Smith.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M.Smith,

Councilmember O.Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

27. **Ordinance 2026-O-02** and ordinance amending the zoning map the zoning classification in regards to certain properties in the City of Whitewater Tax Parcel # /A444200001(Vacant Lot located at the end of E Main Street)-**Community Development**

Motion made to table Ordinance 2026-O-02 made by Council President Singer, Seconded by Councilmember O.Smith.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M.Smith, Councilmember O.Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

CONSIDERATIONS

28. Discussion and Possible Action regarding Pre/3 development TIF request presentation by Ehlers.- **Community Development Director.**

Motion made to table the Pre/3 TIF made by Council President Singer, Seconded by Councilmember O.Smith.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M.Smith, Councilmember O.Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

Bob - spoke about the TIF financing.

Susan Chandler spoke about housing.

Brian Zellmer (1270 E Jakes Way) spoke about housing.

Jeff Knight (405 Panther Ct) spoke about housing.

Bob Murray spoke on housing.

Larry Kachel (457 S Buckingham Blvd) spoke on Fire/Ems report, housing and statistics.

29. Discussion and Possible Action regarding 1850 Tavern on Main (Former Brass Rail), 130 W Main St., Whitewater, WI, Alcohol License application approval.- **City Clerk**

This item was moved to the Consent Agenda.

30. Discussion and Possible Action regarding Viola's Beer Here, 617 E Milwaukee St., Whitewater, WI, Alcohol License application approval.- **City Clerk**

This item was moved to the Consent Agenda.

31. Discussion and Possible Action regarding amendment to Angus Young scope of work for PD Evidence/Training Garage.- **PD**

This item was moved to the Consent Agenda.

32. Councilmember Requests for Future Agenda Items or Committee items. Questions

FUTURE AGENDA ITEMS

33. Update on the Community Service Program- **O. Smith Q1**

34. Update on Starin Park Water Tower plans- **O. Smith Q1 2026**
35. Update on MOU between the City of Whitewater and Downtown Whitewater, Inc.- **Q1 2026**

CLOSED SESSION Adjourn to Closed Session, TO RECONVENE to **OPEN SESSION**, pursuant to Wisconsin Statutes 19.85(1)(c) Considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility.

Item to be discussed:

- CS-36. City Manager's Performance Evaluation- **HR**

Motion made at 7:10pm to go into Closed Session made by Council President Singer, Seconded by Councilmember Majkrzak.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M.Smith, Councilmember O.Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

Motion made at 8:53pm to come out of Closed Session made by Councilmember Schanen, Seconded by Councilmember O. Smith.

Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M. Smith, Councilmember O. Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

Present: Sara Marquardt, HR Director, Rachelle Blitch, Finance Director, John Weidl, City Manager.

CONSIDERATIONS

37. Discussion and Possible Action regarding City Manager's Performance Evaluation- **HR**
No Action Taken

ADJOURNMENT

Motion to adjourn made at 8:53pm by Councilmember O.Smith, Seconded by Councilmember Schanen. Voting Yea: Council President Singer, Councilmember Majkrzak, Councilmember M.Smith, Councilmember O.Smith, Councilmember Sahyun, Councilmember Schanen, Councilmember Hicks

Anyone requiring special arrangements is asked to call the Office of the City Manager / City Clerk (262-473-0102) at least 72 hours prior to the meeting.

2023-2025 City of Whitewater's 5 strategic goals: Build single-family homes, Communicate with the community without the newspaper, Support a thriving business community, Recruitment and retention efforts with a focus on diversity, and Prioritization of expenditures with available resources.

