

**CITY OF VIROQUA
COUNCIL MINUTES
FEBRUARY 12, 2019**

1. Roll call:

The regular meeting of the Common Council was called to order at 7:30 p.m. on Tuesday, February 12, 2019 by Mayor Karen Mischel with Alderpersons Gregory Splinter, Terry Noble, Tanja Birke, Mike Koppa, Cyndy Hubbard, Sondra Naxi and Jeff Gohlke present. Alderpersons John Thompson and Steve Bekkedal were excused. Also present were City Clerk Lori Polhamus, Attorney George Hopkins, Assistant Police Chief Todd Simonson, Public Works Director/Engineer Sarah Grainger, Park & Rec Director Dan Stalsberg, Tim Hundt, Evan Blatner, Lars Bergum, Matt Voz, Luke Pelton and Shirley Wuensch

2. Approval of the February 5, 2019 Regular Council minutes – Motion by Alderperson Naxi/second by Alderperson Splinter to approve the minutes from the previous meeting as presented. Voice vote all in favor. Motion carried.

3. First period for public comment – none

4. Public hearing on conditional use application for property at 815 Chicago Avenue for a boarding house for high school students (Plan Commission) – The public hearing was opened at 7:32 pm. Youth Initiative High School does not have enough host families and they would house 8-10 students at this location. They currently have thirteen students boarded from many countries. The students will not have vehicles. They will comply with all Federal and State regulations and there have been no issues with the neighbors. For security purposes they may need to install knock boxes as well. The public hearing was closed at 7:41pm.

5. Consideration of conditional use application for 815 Chicago Avenue for a boarding house for high school students (Plan Commission) – Motion by Alderperson Noble/second by Alderperson Hubbard to approve the conditional use application for 815 Chicago Avenue. Voice vote all in favor. Motion carried. Alderperson Splinter abstained from the vote.

6. Approval of conditions of sale of property at 116 S Rock Avenue (Rock Avenue Apartments) and assignment of bond/development agreement – Polhamus reviewed the timeline of this transaction from the development agreement in August 2016 and the responsibilities of Rock Avenue LLC. Within the agreement there is a clause that if they were to sell the property, they need to have the City's approval to protect the interest of the City and collect the outstanding debt that is owed or transfer it to the new owner. The proposed buyer is PRE/3 that currently manages Linton Village apartments. Ehlers, our Financial Advisors recommended different options from letters of credit to other agreements that can be utilized by the City. They would like to close by March 26th. Luke Pelton was in attendance and stated the building is full but at the time he put the building on the market it was not and it was a fiscally stressful situation for them. The landscaping on the building is also unfinished according to their plan. Motion by Gregory Splinter/second by Mike Koppa to table this for the Council to review all the documents for the Council meeting on February 26, 2019. Voice vote all in favor. Motion carried. It was recommended that a representative from PRE/3 attend the meeting.

7. Discussion with possible action on proposal for building inspection services with General Engineering Company (Finance) – This company would provide commercial and residential inspection services for the City. Chad Buros would still maintain smaller items in-house such as fences, signs, conditional uses, etc. Council reviewed a fee schedule comparison. They will maintain brief office hours on Tuesdays. If we require more there would be an additional cost. Motion by Alderperson Hubbard/second by Alderperson Splinter to approve the proposal for building inspection services with General Engineering Company. Voice vote all in favor. Motion carried.

8. Ordinance amending Section 17.08.020 of municipal code adding brew pubs & distilleries as conditional uses in B-1 Central Business District and B-2 Commercial District – First Reading (Plan Commission) – there is a current business that is interested in opening a distillery in our B-2 district and it is not currently zoned for this. With the increase in popularity of brew pubs we were also including these. Alderperson Splinter stated that the downtown B-1 district didn't seem to fit but the B-3 warehouse district would. Motion by Alderperson Splinter to

approve brew pubs and distilleries in the B-2 and B-3 districts only as conditional uses. Motion died for lack of a second. Motion by Alderperson Hubbard/second by Alderperson Noble to approve the conditional use of brew pubs and distilleries in the B-1, B-2 and B-3 zoning districts. Voice vote most in favor with one no heard. Alderperson Gohlke voting no. Motion carried. The ordinance will be brought back for a second reading.

9. Consideration on proposal for Council member emails on exchange network – there has been an increase in requests by residents to be able to contact their representatives by email and personal emails are subject to open record. By having separate emails, they would be backed up on the server and protect Council members from giving out their personal emails. The cost would be \$4.00 per person per month to set these up. Motion by Alderperson Naxi/second by Alderperson Birke to approve the Council members email. Voice vote all in favor. Motion carried.

10. Consideration of application for chickens at 931 E Decker Street – Lance & Mary Clough – the only issue brought up about this application is they cannot put manure in the compost per our compost ordinance. Motion by Alderperson Hubbard/second by Alderperson Birke to approve the chicken permit with no manure disposal on the compost pile. Voice vote all in favor. Motion carried.

11. Payment of bills (Finance) – Motion by Alderperson Hubbard/second by Alderperson Noble to approve the payment of bills on report date 02/8/19 in the amount of \$333,678.18, additional bills on report date 2/11/2019 for \$55,177.78 and Fire Department bills totaling \$11,277.10. Roll call vote all in favor. Motion carried.

12. Second Period for Public Comment – Alderperson Birke commended the street department workers for their hard work on keeping our streets safe.

13. Adjournment - Motion made by Alderperson Hubbard/second by Alderperson Koppa to adjourn the meeting at 9:15 p.m. Voice vote all in favor. Motion carried.

Minutes respectfully submitted by: Lori Polhamus, City Clerk