

**CITY OF VIROQUA
COUNCIL MINUTES
DECEMBER 8, 2020**

1. Roll call:

The regular meeting of the Common Council was called to order at 7:00 p.m. on Tuesday, December 8, 2020 by Mayor Karen Mischel via online zoom meeting #82557546931 with Alderpersons David Tryggestad, Gregory Splinter, Terry Noble, Tanja Birke, Mike Koppa, Cyndy Hubbard, John Thompson, Kristal Welter and Allison Sandbeck present. Also present were City Clerk Lori Polhamus, Administrator Nate Torres, Public Works Director/City Engineer Sarah Grainger, Police Chief Rick Niedfeldt, Fire Chief Chad Buros, Utility Clerk Cheryl Purvis, Library Director Trina Erickson, Park & Rec Director Dan Stalsberg, Nathaniel Slack, Tom Wilson, Kim Hollerman, Sean Lentz, Tim Hundt, Jason Skoda and Josh Straka.

2. Approval of the November 24, 2020 Regular Council minutes – Motion by Alderperson Welter/second by Alderperson Birke to approve the minutes from the previous Council meeting. Voice vote all in favor. Motion carried.

3. First period for public comment – None

4. 2019 Audit Report with Johnson & Block – Kim Hollerman of Johnson Block reviewed the audit report with Council and answered questions.

5. Initial Resolution Authorizing General Obligation Bonds in an amount not to exceed \$1,415,000 for the construction of police facilities (Finance) – Sean Lentz reviewed the presale report for the GO Bonds for the police department construction and for the purchase of a new salt shed. The price of the salt shed was reduced to \$95,000 however since the resolutions are a not to exceed number it was recommended to not change the amounts at this time in case other items get added back in. Motion by Alderperson Birke/second by Alderperson Thompson to approve resolution 020RS024 authorizing GO bonds in an amount not to exceed \$1,415,000 for the construction of police facilities. Roll call vote all in favor. Motion carried.

6. Initial Resolution Authorizing General Obligation Bonds in an amount not to exceed \$210,000 for street improvement projects (Finance) – Motion by Alderperson Birke/second by Alderperson Welter to approve resolution 020RS025 authorizing GO bonds in an amount not to exceed \$210,000 for street improvements. Roll call vote all in favor. Motion carried.

7. Resolution providing for the Sale of Not to Exceed \$1,625,000 General Obligation Corporate Purpose Bonds, Series 2021A (Finance) – Motion by Alderperson Hubbard/second by Alderperson Welter to approve resolution 020RS026 providing for the sale of not to exceed \$1,625,000 GO Corporate Purpose Bonds, Series 2021A. Roll call vote all in favor. Motion carried.

8. Resolution directing publication of notice to electors relating to bond issues (Finance) – Motion by Alderperson Birke/second by Alderperson Thompson to approve resolution 020RS027 directing publication of notice to electors relating to bond issues. Roll call vote all in favor. Motion carried.

9. Resolution concerning tax increment district (TID) #2 affordable housing extension – Tid 2 will be terminating on 12/14/2020 but we can extend it for one additional year to use the increment generated towards affordable housing. The housing can be anywhere in the City not just in Tid #2. The law allows the municipality to determine what it is used for but a fund would need to be established for this purpose. In 2021 any increment would stay with the Tid and then in 2022 the funds collected would go towards housing. Motion by Alderperson Splinter/second by Alderperson Welter to approve resolution 020RS028 authorizing the Tid #2 affordable housing extension. Roll call vote all in favor. Motion carried.

10. Resolution terminating tax increment district (TID) #2 – as part of the Tid rules we must submit a termination resolution to the Dept of Revenue prior to the date of 12/14/2020 when the Tid will terminate. As long

as the housing extension resolution was done prior to this it will continue for the one additional year but this resolution still needs to be completed as part of the process. Motion by Alderperson Hubbard/second by Alderperson Welter to approve resolution 020RS029 terminating TID #2. Roll call vote all in favor. Motion carried.

11. Discussion with possible action on downtown road improvements and Transportation Alternatives Program (TAP) grant funding- Grainger reviewed the grant funding with Council. The grant amount is \$467,705.00 with the City portion of construction of \$139,126.25 and design costs of \$115,250. The next step would be for the city to sign the state municipal agreement to start the three-year process with construction in 2024. This would be a Tid 6 eligible project and Torres reviewed the Capital Improvement Plan with Council that added this project to the plan. Motion by Alderperson Hubbard/second by Alderperson Welter to authorize the Mayor to sign the State Municipal Agreement for the TAP grant for downtown road improvements. Roll call vote all in favor. Motion carried.

12. Discussion with possible action on lodging feasibility study – Torres stated as part of the EDA grant there was initial interest to put a hotel/convention center in the Business Park as part of the application which did not happen. Since then, there have been other companies interested. This was discussed at the Viroqua Business Park Commission and three proposals were reviewed and recommended the use of Tid 7 funding to do the study. The company selected was Hotel R&D, LLC out of Reedsburg at a cost of \$8000. It would be a two-step process with payments in two stages of \$4000 each. Motion by Alderperson Thompson/second by Alderperson Hubbard to approve the lodging feasibility study with Hotel R&D, LLC. Roll call vote all in favor. Motion carried.

13. Update on bathhouse project (Historic Preservation) – On 1/28/2020 Council approved a bid from Fowler & Hammer to do stabilization work on the bathhouse pending approval by Historic Preservation Commission at an approximate cost of \$11,500. It was also inspected by GEC. The Historic Preservation Commission has been reviewing the options and on 10/13/2020 they approved the original plan to go forward. The contractor has agreed to the original proposal from January and when the ground freezes, they will begin the project. A press release will be coming out as well.

14. Ordinance amending section 2.48 Tourism Commission – Second reading – Motion by Alderperson Hubbard/second by Alderperson Welter to approve Ordinance 20OR003 amending section 2.48 of the Municipal Code regarding Tourism Commission. Roll call vote all in favor. Motion carried.

15. Payment of bills (Finance) - Motion by Alderperson Hubbard/second by Alderperson Welter to approve the payment of bills on report date 12/03/2020 in the amount of \$374,004.43 and additional bills on report date 12/08/2020 for \$234,484.23. Roll call vote all in favor. Motion carried.

16. Second Period for Public Comment – none

17. Adjournment - Motion made by Alderperson Welter/second by Alderperson Koppa to adjourn the meeting at 9:11 p.m. Voice vote all in favor. Motion carried.

Minutes respectfully submitted by: Lori Polhamus, City Clerk