

**City of Oconomowoc  
Common Council Meeting Minutes  
November 04, 2020 - 7:30 PM**



**Aldermen Present:** Andy Rogers, Matt Rosek, John Zapfel, Kevin Ellis, Karen Spiegelberg, Matt Mulder, Charles Schellpeper, Lou Kowieski

**Also Present:** Robert Magnus, Stan Riffle, Betsy Bleck, Ron Buerger, Diane Coenen, Robert Duffy, Kevin Freber, Mark Frye, Jason Gallo, Craig Hoepfner, Joe Pickart, Laurie Sullivan, Ivan Lam

**Call to Order and Confirmation of Appropriate Meeting Notice**

Mayor Magnus called the meeting to order at 7:30 PM.

**Pledge of Allegiance**

**Roll Call**

**Approval of Meeting Minutes**

Motion to Approve the Common Council minutes of October 6, 2020 as presented made by Schellpeper and seconded by Spiegelberg.

Motion carried 8-0-0.

**a. Minutes of October 6, 2020**

**Comments/Suggestions from Citizens**

None

**Consent Agenda (Items listed under the Consent Agenda are considered in one motion - a Council member may request to remove an item):**

Motion to approve the consent agenda as presented made by Ellis and seconded by Kowieski.

Motion carried 8-0-0.

- a. Release of Letter of Credit for Lake Country Village Phase 3**
- b. Electric Utility Easement Agreement between City of Oconomowoc and Lola Rentals, LLC (113 S. Main St)**
- c. Electric Utility Easement Release between City of Oconomowoc and Oconomowoc SL Holding, LLC (Evin - 1101 Silver Lake St)**
- d. Electric Utility Easement Agreement between City of Oconomowoc and Oconomowoc SL Holding, LLC (The Evin - 1101 Silver Lake St)**
- e. Electric Utility Easement Agreement between City of Oconomowoc and Peter A. Aasen (111 S. Main St)**

**Committee Reports**

**a. Finance - Rosek, Chr; Ellis, Secy; Spiegelberg**

**1. Consider/act on Resolution 20-R2894 Setting Fee for Street Trees**

Motion to approve Resolution 20-R2894 Setting Fee for Street Trees made by Rosek and seconded by

Kowieski.

Motion carried 8-0-0.

Parks Director Craig Hoepfner presented Resolution 20-R2894 to Council which sets the developer fee for Street Trees at \$500/ tree. This fee can be adjusted by resolution when necessary. The fee is a result of the new StreetTree ordinance that was passed at Council on October 20th.

## **New Business**

### **a. Consider/act on Resolution 20-R2896 Declaring Olympia Fields Redevelopment Area a Blighted Area**

Motion to approve Resolution 20-R2896 Declaring Olympia Fields Redevelopment Area a Blighted Area made by Rosek and seconded by Zapfel.

Bob Duffy led the Council through a presentation outlining the definition of Blighted areas, the role of the CDA, and the role of the Council. The CDA did designate the boundaries at their meeting on Oct 20th. A public hearing will be held at CDA on Nov. 19th at 5:30 PM. Thereafter, Council must adopt a resolution declaring the Blighted Area. The presentation included a parcel analysis of the area to be determined blighted. The Blight Analysis identifies an area of 57.6 acres to be considered blighted, which is within the project's 65 acres and equals 88% of the total area. Statutes require the area to be greater than 50% of the total area for a blight determination. Duffy also showed the area of the proposed condemnation and an overview of the proposed Redevelopment. Staff recommends that the Council find that a Blight Determination is appropriate for this area. Council stated the area meets Blight Determination.

Motion carried 8-0-0.

## **Staff Reports**

The Mayor asked Chief Pfister to give an update on Saturday's Open House at the new Public Safety Building. Elected officials are invited to attend at 9:00 AM, with a ribbon cutting at 10:00 AM, tours and refreshments to follow.

## **Reports and Comments from the Aldermen**

Zapfel thanked the Clerk's office for their work on the Elections and thanked the Mayor for all of his efforts during the City Administrator vacancy.

Kowieski complimented the City Clerk's office for their hard work on the Election. Now that the voting is over, he would like to see the Community reengage as a whole.

Ellis called the Clerks office to thank them for their efforts on the Election and encourages the other Alders to do the same.

Spiegelberg also praised the Clerks office.

## **Reports and Comments from the Mayor**

Mayor thanked Jason Gallo for his work on the Food Truck ordinance and his well thought out presentation. Our Agenda management system is in use at tonight's meeting, we will work to fully implement this system starting with the next Council meeting. He thanked all Departments for their help with the Presidential Election, there is a lot of work behind the scenes and it took teamwork from many of the City's departments to make it happen.

## **Adjourn**

Motion to adjourn made by Ellis and seconded by Mulder.

Motion carried 8-0-0.

The meeting adjourned at 8:04 PM.

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Laurie Sullivan, Finance Director  
City of Oconomowoc