

**Village Board Meeting
June 7, 2011**

1 - Order

President Coutts called the Village Board Meeting to order at 7:00 p.m., at the East Side Community Center, 6156 Douglas Avenue, Racine, Wisconsin.

2 – Pledge of Allegiance

3 - Roll Call

Board: Trustee Burton, Trustee Griswold, Trustee Weatherston, Trustee Dobbs, Trustee Wishau and President Coutts

Absent: Trustee Wanggaard was excused

Staff: Village Administrator Tom Lebak, Village Engineer Mike Hayek

4 – Approval of minutes

Trustee Burton moved, seconded by Trustee Weatherston to approve the minutes of the following regular and/or special board, meeting(s), and hearing(s) as printed: May 17, 2011. **Motion carried.**

5 – Communications and Announcements

5A - Recognizing BEI Electronics for receiving the Revolving Loan Fund loan and for their expansion success

BEI, located in Caledonia Business Park, was recognized for receiving the Revolving Loan Fund loan from RCEDC. A representative from BEI accepted a plaque from RCEDC and said the loan fund will enable them to purchase a special piece of equipment. County Executive Jim Ladwig was also present and recognized BEI for their contribution to the community.

Trustee Burton thanked volunteers from St. Rita's 6th grade class for the Woodland Park cleaning project. She also thanked Melissa Warner, John Leiber, Mark Waldoch and Blaine Pfeffer for coordinating the project.

Dedication for the Daniel Memorial Fund will be held on July 9th at 1:00 p.m., at Crawford Park.

Fran Martin asked if any citizens would be appointed to the Land Use Plan Management Team. President Coutts informed her that is an item on the agenda to be discussed later.

6 – Citizens Reports/General comments from the audience

None

7 - Committee Reports

None

7A(1) – Approval of A/P checks

Trustee Wishau moved, seconded by Trustee Weatherston to approve the A/P checks 5/16/2011 through 6/3/2011 as follows:

| | | |
|------------------|------------------------|-------------------------------|
| General Fund | check no's 58167-58284 | in the amount of \$322,245.93 |
| Parks Enterprise | check no's 5297-5313 | in the amount of \$4,219.64 |
| Joint Health | check no's 9828-9838 | in the amount of \$5,201.27 |
| Joint Parks | check no's 7564-7576 | in the amount of \$2,372.81 |

Motion carried.

7C(1) - Grant Class A & Class B beer and liquor licenses for the 2011-2012 license year

Trustee Weatherston moved, seconded by Trustee Burton to grant the Class A & Class B beer and liquor licenses for the 2011-2012 license year, contingent upon payment of all fees with the exception of the following: Fredericks Food Shop, Inc., Max's World Liquor and Grocery, Pilot Travel Center #324 and Sai Mart #6 which all will be asked to be present at the Legislative/Licensing Committee meeting on June 14, 2011 due to recent liquor violations. **Motion carried.**

7C(2) - Policy on Traffic Impact Analysis

Hayek presented the board with a policy on Traffic Impact Analysis (TIA). This study assesses the effects that a development's traffic will have on the Village's roads and would be required for all large developments or moderate and high impact use, if determined by the Village Engineer. The cost of the TIA shall be paid by the applicant. He also explained Level of Service (LOS). A measure used to determine the effectiveness of transportation infrastructure. It uses letters A through F, with A being best and F being worst as it relates to the conditions of traffic flow.

Trustee Weatherston moved, seconded by Trustee Griswold to approve to have staff draft a Resolution to be adopted as policy. **Motion carried.**

Hayek explained in more detail the reason for the analysis. Trustee Dobbs asked if this would be required and wondered if it was even necessary. Hayek explained the need for the analysis, especially for larger developments that would create more traffic, etc. The policy would take care of necessary improvements, planning and problems ahead of time instead of using tax dollars later.

Trustee Weatherston moved, seconded by Trustee Griswold to suspend the rules and take up items 7F(4) &(5) out of agenda order. **Motion carried.**

7F(4) - Revised CSM/Parkview Gardens Phase III/#104042320104010 & 020/5321 Douglas Avenue

Alf McConnell, developer was present.

Hayek explained that a minor lot and zoning line adjustment is needed prior to issuance of a zoning permit.

Trustee Weatherston moved, seconded by Trustee Griswold to approve the revised CSM for Parkview Gardens Phase III per any required terms and conditions imposed by Racine County and/or Village of Caledonia. **Motion carried.**

Trustee Griswold stated he would like to see a change to the ordinance requirement for landscaping and buffers. Alf McConnell explained that 15ft. trees have been moved west on the property line. He has invested about \$10,000 in professional landscaping. Storm water still needs approval.

7F(5) - Site Plan Amendment/ Parkview Gardens Phase III/#104042320104010 & 020/5321 Douglas Avenue

Alf McConnell stated that the new phase will include a Dementia/Alzheimer care wing. A storm water management plan still needs to be approved by the Village Engineer.

Trustee Weatherston moved, seconded by Trustee Dobbs to approve the Site Plan Amendment for Parkview Gardens Phase III per any required terms and conditions imposed by Racine County and the Village of Caledonia. **Motion carried.**

7F(1) - Request for rezoning from A-2 to M-3 (approved by County on 03/21/11) and Town of Raymond (03/26/11)/to allow future construction of an office, shop and yard for Straightline Grading & Excavating, LLC/#012042113036000/Scott Matkus, Owner/Tom & Christine Miklaszewski, Applicants/Cooperative Boundary Agreement Town of Raymond and Village of Caledonia

This rezoning request is compatible with surrounding uses and is consistent with the adopted comprehensive land use plan with the Town of Raymond. This property lies within the cooperative boundary agreement area between the Town of Raymond and the Village of Caledonia which requires approval from the Village of Caledonia. Scott Matkus, owner of the property was present and did not object to the project.

Trustee Griswold questioned the spectacular use statement in the boundary agreement and expressed his hatred for the boundary agreement. He was concerned about arbitrarily approving the spectacular uses and felt it would hurt Caledonia's leverage.

Trustee Griswold moved, seconded by Trustee Weatherston to approve the request for rezoning from A-2 to M-3. **Motion carried.**

7F(2) - Concept Plan/ to allow future construction of an office, shop and yard for Straightline Grading & Excavating, LLC//#012042113036000/Scott Matkus, Owner/Tom & Christine Miklaszewski, Applicants/Cooperative Boundary Agreement Town of Raymond and Village of Caledonia

Mr. Matkus was present and explained that an office and shop would sit on a 5 acre parcel. The steel pole building would be approximately 80 x 100, office approximately 20 x 40 and outside graveled equipment storage area. A Conditional Use Permit will need to be approved for this concept.

Trustee Weatherston moved, seconded by Trustee Burton to approve the Concept Plan to allow future construction of an office, shop and yard for Straightline Grading & Excavating, LLC. **Motion carried.**

All storm water and architectural drawings will have to meet the Cooperative Boundary Agreement requirements.

7F(3) - Concept Plan/Hitters Baseball Training complex in Caledonia Industrial Park/Storage Drive

A representative from Hitters was present and explained the concept plan for a new facility on Storage Drive located in the Industrial Park. The plan consisted of a 47,085 sq. ft. training facility with room for future expansion going north. The parcel is currently zoned M-2 and would need to be rezoned to B3. The plans included a 111 space parking lot and detention pond.

Trustee Burton moved, seconded by Trustee Weatherston to approve the Concept Plan for Hitters Baseball Training complex in Caledonia Industrial Park on Storage Drive. **Motion carried.**

Trustee Griswold stated that Hitters is having difficulty with financing and the project may be on hold.

8 – Resolutions and Ordinances

8A - Resolution 2011-03 – Resolution Authorizing The Issuance and Sale of \$2,140,000 General Obligation Promissory Notes, Series 2011 A

Trustee Weatherston moved, seconded by Trustee Wishau to adopt Resolution 2011-03 Authorizing the Issuance and Sale of \$2,140,000 General Obligation Promissory Notes, Series 2011 A.

Trustee Burton – yes

Trustee Dobbs – yes

Trustee Griswold – yes

Trustee Wishau –yes

Trustee Wanggaard – yes

President Coutts - yes

Trustee Weatherston –yes

Motion carried unanimously.

Jim Mann from Ehlers was present and gave a brief overview of the sale. Banker's Bank was the winning bid with a 1.893% interest rate.

Lebak explained that the capital projects are all outlined in the 2011 budget.

9 - Unfinished Business

10- New Business

10A - Appointments to Land Use Plan Management Team

President Coutts appointed the following people to the Land Use Management Team:

Elizabeth Kocjan – CDA
Bill Folk – Plan Commission
Tom Weatherston – Board Trustee
Julie Anderson – Racine County Planning and Zoning
Mike Hayek – Village Engineer
Tom Lebak – Village Administrator
Elaine Ekes – Village Attorney

10B - Release of Site Restoration Bond

Trustee Burton moved, seconded by Trustee Wishau to approve the release of the site restoration bond for 1916 Parkland Court. **Motion carried.**

11 - Report from Village Administrator

Lebak stated that there may be good news coming from the State regarding revenue sharing, etc.

12 - Adjournment

Trustee Weatherston moved, seconded by Trustee Burton to adjourn. **Motion carried.**

Meeting adjourned at 7:57 p.m.

Respectfully submitted,
Karie Torkilsen
Village Clerk