

## Regular Board Meeting

May 7, 2013

Meeting called to order at 7:00 p.m. by President Manthei. Trustees present: Baltz, Koelbl, Lautz, Leicht, Schumacher, and Wehrs. Also present: Coulee News Correspondent Mike Martin, Police Chief Charles Ashbeck, Public Works Director Scott Halbrucker, Recreation Director Michelle Czerwan, County Board Supervisor Ray Ebert, Village Attorney Bryant Klos, Karen Schaller, Kayla Zabel, Ted Woodard, and Village Administrator Teresa Schnitzler.

### Public Comment

County Board Supervisor Ray Ebert informed the Village Board the Town of Hamilton is pursuing purchase of La Crosse County land just off Highway 108 to construct a new town hall. La Crosse County would like to see joint operations between the Town and the Village on the new land. Mr. Ebert will keep the Village informed and work with Public Works on cooperative efforts between the Town and the Village.

### Minutes

Motion by Trustee Lautz, seconded by Trustee Leicht to approve the minutes of the April 16, 2013, Regular Board meeting as written. Roll call vote: Unanimous aye.

### Claims

Claims from the following funds were presented for payment:

<u>General Fund:</u>	\$48,500.47
<u>Water Utility:</u>	\$23,529.99
<u>Sewer Utility:</u>	\$18,524.34
<u>Storm Water Utility:</u>	\$565.48

Motion by Trustee Leicht, seconded by Trustee Schumacher to approve the payment of all claims as listed. Roll call vote: Unanimous aye.

### Special Event Application

Motion by Trustee Leicht, seconded by Trustee Wehrs to approve a special event application submitted by Kristy Alumbaugh on behalf of June Dairy Days for a 5K/5-mile run walk scheduled for Saturday, June 1, 2013. Roll call vote: Unanimous aye.

### Temporary Class "B" License

Motion by Trustee Leicht, seconded by Trustee Koelbl to approve the issuance of a Temporary Class "B" License for the June Dairy Days celebration in the Village Park on May 31, June 1, and June 2, 2013. Roll call vote: Unanimous aye.

### Resolution 4.13

Motion by Trustee Wehrs, seconded by Trustee Koelbl to approve Resolution 4.13 Fireworks Permit for June Dairy Days 2013. Roll call vote: Unanimous aye.

### Award of Street Reconstruction Bid

Motion by Trustee Leicht, seconded by Trustee Schumacher to award the Youlon Street and Griswold Avenue Reconstruction Project to the low bidder Gerke Excavating, Inc. in the amount of \$204,212.50. Roll call vote: Unanimous aye.

### Alcohol Beverage License Applications

Motion by Trustee Leicht, seconded by Trustee Wehrs to approve alcohol beverage licenses for Emma Josephine Johnson, Rebecca Suzanne Perrote, and Ronald Vergil Rask, and upon receiving certificates of completion of the Wisconsin Seller Server course, approve licenses for Shannon Marie Lorentz-Wiese and Robert Michael Wiese. Roll call vote: Unanimous aye.

### Planning Commission

President Manthei reported on the May 6, 2013, Planning Commission meeting. Two public hearings were held and a Planning Commission meeting. The first public hearing concerns a Conditional Use Permit Application filed by SignArt Company and Altra Federal Credit Union. Applicants have applied for a conditional use permit to construct a new pylon sign containing an electronic message center at 1400 Waterloo Avenue. There were no citizens present to speak for or against the application. Ted Woodard of SignArt Company addressed the Commission to state Altra would like to be a modern facility and respectfully requests the Commission recommend approval of the conditional use permit application. The second public hearing was held to receive public input on proposed Ordinance No. 451 which revises Chapter 3 to add requirements for all conditional use permit applications and changes of zone review and inspection costs. There were no citizens present to speak for or against the proposed Ordinance. The Commission then reviewed the Conditional Use Permit Application submitted by SignArt and Altra Federal Credit Union to construct a new pylon sign containing an electronic message center at 1400 Waterloo Avenue. The proposed Conditional Use Permit contains five conditions as follows:

1. The exact location of the sign within the legal found as Exhibit "B" would be the northeast corner thereof as depicted on the photo at Exhibit "C" where the arrow is located.
2. The north and south sides of the signage would allow for an electronic message center as depicted on Exhibit "D" attached.
3. The electronic message center could have changeable messages that have a hold time of at least six seconds each. Each message change must occur in one second or less. The use of traveling messages, segmented messages, or scrolling messages is prohibited. Each message must be fixed and fully static during display. The message may not flash, move, use animation, twinkle, fade, bounce, rotate, pulse, flipflop, or create effect of movement.
4. The size of the sign would be 13'9" X 13'
5. The height of the sign from grade level to the top of the sign would be 27'.

The Commission recommended approval of Conditional Use Permit No. 13 as proposed. Proposed Ordinance No. 451 adds requirements to all conditional use permit applications and changes of zone review and inspection costs. Commissioner Baltz noted as the Ordinance reads, the Planning Commission and Village Board "may"

require the applicant to post collected funds with the Village, and he stated the Ordinance should be consistent to read “shall” instead of “may”. The Commission recommended approval of Ordinance No. 451 as presented. Sally McCann appeared before the Commission to request an after-the-fact easement for the present location of the AmericInn Motel pylon sign. Mrs. McCann stated the motel and sign were both constructed in 1997 prior to the present sign ordinance and under prior administration. The motel has been sold, and through the sale process, it has been discovered the existing sign is actually on Village road right-of-way. Mrs. McCann and the new owners are jointly requesting an easement or a lease to allow the sign to remain where it is. AmericInn has provided to the Village a certificate of insurance coverage providing the sign is presently insured, and the new owners agree if the existing sign should ever need to be replaced, the easement or lease would be cancelled and any new signage will be constructed within the actual property lines. Village Administrator Teresa Schnitzler informed the Commission the Public Works Director has no concerns regarding the present location of the sign, and a certificate of insurance has been provided by AmericInn. The Planning Commission recommended to the Village Board that direction be given to the Village Attorney to draft a proposed easement to Trout Creek 1, LLC according to the terms outlined in its letter to the Village dated April 30, 2013. The Commission reviewed a Petition for Change of Zone filed by Judith E. Manske for a portion of land located at 501 East Jefferson. The nearly 3-acre parcel is presently zoned Agriculture and is used as cropland. The rest of the area owned by the Manskes is zoned Business, and Petitioners stated changing the parcel to Business will be more useful for the current owners and future business for the area. The Commission scheduled a public hearing on the Petition for Change of Zone for Tuesday, May 28, 2013, at 6:30 p.m. The Commission reviewed a Conditional Use Permit filed Judith E. Manske for construction of storage units at 501 East Jefferson Street on land currently being considered for rezone from an Agriculture to a Business Zone. Jim Finch would like to purchase the property owned by Manskes, and he submitted a plot plan showing the proposed storage units on the site. The storage units will be large and suitable for motor homes and other large vehicles and equipment. The units will be reasonably priced for rent, and Mr. Finch stated there is a demand for the units he would like to construct. Administrator Schnitzler requested concept drawings and plans for the proposed units, and Mr. Finch will deliver the plans this week. Administrator Schnitzler explained the Village has obtained easements from property owners to the north for future sanitary sewer extension to County Road B. She recommended the Planning Commission direct the Village Attorney to draft a proposed easement along the east line of this parcel for Mr. Finch to consider ensuring future utility extension to County Road B. The Commission scheduled a public hearing on the conditional use permit application for Tuesday, May 28, 2013, at 6:35 p.m.

Motion by President Manthei, seconded by Trustee Koelbl to approve the minutes of the May 6, 2013, Planning Commission meeting. Roll call vote: Baltz – abstain; remainder of Board – aye. Motion approved.

Motion by Trustee Baltz, seconded by Trustee Schumacher to approve Conditional Use Permit No. 13 as presented. Roll call vote: Unanimous aye.

Motion by Trustee Baltz, seconded by Trustee Wehrs to amend proposed Ordinance No. 451 to change all references to “may” to “shall”. Roll call vote: Unanimous aye.

Motion by Trustee Leicht, seconded by Trustee Koelbl to approve Ordinance No. 451 as amended. Roll call vote: Unanimous aye.

The Board discussed the request for an easement and/or lease submitted by Sally McCann and Trout Creek 1 LLC to continue the present location of the AmericInn Motel sign on Village right-of-way. Several recommendations were considered, including under what circumstances would the easement expire, reimbursement from the requesting parties for actual legal and expenses incurred, and requiring the easement to remain with the present owners.

Motion by Trustee Baltz, seconded by Trustee Koelbl to table the request for an easement or lease from the Village to continue the present placement of the AmericInn Motel sign on Village right-of-way to the next Board meeting. Roll call vote: Unanimous aye.

Motion by Trustee Lautz, seconded by Trustee Wehrs to approve the Planning Commission's recommendations for public hearings on a proposed Petition for Change of Zone and Conditional Use Permit Application. Roll call vote: Unanimous aye.

Motion by Trustee Leicht, seconded by Trustee Koelbl to adjourn the meeting at 8:13 p.m. Approved by voice vote.

Teresa L. Schnitzler, Village Administrator