

*Village of Fall Creek*  
*Minutes of Regular Village Board Meeting*  
*August 8, 2016*

1. **Call to Order:** 6:30 p.m., Village Hall Meeting Room, 122 E. Lincoln Ave., Fall Creek
2. **Pledge to Flag**
3. **Roll Call:** Members Present: Village President Chester Goodman, Trustees Wayne Steinke, Karen Strasburg, Dane Zook. Members Arriving Later: Trustees Bob Jenkins, Matt Mattoon (via phone). Members Absent: Trustee Tina Jacobson. Staff Present: Police Chief Chad Dachel, Public Works Director Bryan Kaatz, Clerk-Treasurer Renee Roemhild. Also Present: 7 citizens.
4. **Certify Open Meeting Law Requirements Have Been Met:** A notice of the meeting and an agenda was posted in the three public places & newspapers were notified.
5. **Adopt Agenda:**
  - MOTION (Steinke/Strasburg) to adopt the agenda as printed PASSED, without negative vote.
6. **Act on Minutes**
  - MOTION (Strasburg/Zook) to approve the 7/11/16 Village Board and 8/3/16 Plan Commission meeting minutes. PASSED, without negative vote.
7. **Citizen Input:** None.
8. **Correspondence:** None.
9. **Budget Comparison Report/Financial Considerations:**
  - MOTION (Steinke/Zook) to approve the 7/31/16 Budget Comparison Report. PASSED, roll call vote: Steinke-yes, Strasburg-yes, Zook-yes, Goodman-yes.
10. **Consider Bills:**
  - MOTION (Steinke/Strasburg) to approve bills #23104-23144, V16260-16294. PASSED, roll call vote: Steinke-yes, Strasburg-yes, Zook-yes, Goodman-yes. Trustee Matt Mattoon arrived via telephone at 6:35 p.m.
11. **Scheduled Speakers/Issues of Interest**
  - A. **Michael Benrud, Offer Proposal for a Housing Development:** Developer Michael Benrud addressed the Board with a proposal for a residential development on the west side of the Village. Mr. Benrud stated that Bill Rupp, Andy Burgess, and himself have jointly owned approximately 120 acres west and northwest of the village water tower for many years. As they are starting to see life come back into the real estate market, they are considering the possibility that now may be the right time for a new development in Fall Creek. They are proposing larger, rural lots as the property has an interesting terrain that would be well suited for that. Also, the large hilltop views in the area are exceptional and would make the lots very special, very rare. Mr. Benrud feels the lots would be in high demand as there are not many "rural-type" lots available in the Chippewa Valley area. They are proposing a development of approximately 50 lots with substantial green space in the subdivision, expecting higher value homes in the \$300,000 - \$750,000 range. Due to the high cost of development, Mr. Benrud stated that he and his partners would not be willing to do a traditional village subdivision that would include village water/sewer, sidewalk, curb & gutter, etc. They would ask the Board to make some exceptions for that subdivision but would be willing to incorporate an area of land designated as a corridor for future water/sewer extension so that the village's water/sewer system would not be "land locked". Trustee Bob Jenkins arrived at 6:50 p.m. part way through Mr. Benrud's presentation. The Village Board expressed much interest but no action was taken. A special village board meeting will be held to consider the proposal.

**B. David Ross, 6th Grade Teacher at Fall Creek School District re: Class Project:**

David Ross and Toby Jacobson, 6th grade teachers and FC School District, addressed the Board with a request for approval and cooperation for a class project. They would like to create a virtual tour of key places in the village whereby interested persons could access information via computer with regarding interesting facts, tidbits of history or importance of specific note-worthy places within the Village.

- MOTION (Steinke/Strasburg) approving requested project. PASSED, without negative vote.

**C. Jack Halbleib, Fall Creek Valley Care Center, re: Update on Plans for Center:** Jack Halbleib addressed the Board to inform them he will be turning the west wing of his nursing home into an assisted living facility. There have been requests for this type of care to be provided in the area. He will be converting 20 units for this purpose. The Board appreciated the update and thought it would be a good asset to the Village.

**D. Dave Kleinhans, Request to Close Street for Block Party:** Dave Kleinhans addressed the Board stating they would like to have a family, friendly get-together for property owners on South Willow Street on August 20th. They would like the street to be closed off from traffic. Mr. Kleinhaus stated all neighbors have been contacted and no one has objected to the street being closed for the event.

- MOTION (Jenkins/Steinke) approving the request to close the 200 block of Willow Street South on August 20, 2016 for a neighborhood block party, pending the Public Works Director's granting of a street privilege permit. PASSED, without negative vote.

**E. Mike Wilhelm, Request to Clean Ditch Along RR Tracks/Bike Trail on "D":** Mike Wilhelm addressed the Board stating there is a problem with the ditch along the bike trail. It has filled with sediment so the storm water is not draining properly and is running into the neighboring agricultural field. The Board replied that he should bring in a picture of the water in the field after a rain so they could better understand the problem.

**12. Police Department**

**A. Monthly Report:** Police Chief Dachel presented the monthly report of cases/calls for service. He also reported the National Night Out on August 2nd went very well. There was a very good turnout from the community. They will be planning on having it again next year.

**B. Consider Bartender Operator License Applications:**

- MOTION (Jenkins/Steinke) to approve the applications of Kelly J. Winn, and Kortney E. Bauer for a bartender/operator license for the remainder of the 2016/2017 licensing year. PASSED, without negative vote.

**13. Public Works Department**

**A. Monthly Report:** Public Works Director Bryan Kaatz gave his monthly report on various matters concerning the public works and utility departments.

**B. Consider Quote for Sealer of Arterial Streets Connected to Liberty Street:**

- MOTION (Jenkins/Steinke) approving the quote from Farhner Asphalt to seal the arterial streets connect to Liberty Street with GSB-88 at a cost not to exceed \$3,845. PASSED, roll call vote: Mattoon-yes, Steinke-yes, Strasburg-yes, Zook-yes, Goodman-yes, Jenkins-yes.

**C. Consider Burnsite Regulations:** Public Works Director Bryan Kaatz reported tree contractors have been requesting use of the burnsite for getting rid of trees they have cut down.

- MOTION (Steinke/Jenkins) to clarify the burnsite policy that commercial contractors are prohibited from dumping tree waste as it is intended for village resident use only. PASSED, with two dissenting votes.

Board recessed at 8:10 p.m. for Inland Lake Annual Meeting, and reconvened at 8:30 p.m.

**14. Committee Reports:** Referred to the Village Economic Development Committee from the 5/6/2016 Regular Board meeting, Dane Zook met with Jon Jarocki to discuss the American Legions' request to place a military monument on Village property. Mr. Jarocki will put together a proposal and bring it back to the committee.

**15. General Business**

**A. Capital Equipment/Repairs: Consider Bleachers and Softball Field at Keller Park:**

Trustee Bob Jenkins reported the Boosters Club, the Fire Department, and the Lions Club are interested in upgrading the bleachers and the dugouts at Keller Park. They were wondering if the Village crew could provide some assistance with labor and machinery.

- MOTION (Zook/Steinke) acknowledging interest in the upgrades and referring the matter to the Parks & Recreation Committee. PASSED, without negative vote.

**B. Capital Equipment/Repairs: Update on Village Hall Façade:** Discussion took place on the plans for updating the Village Hall facade. The project will be put out to bid once the architect is able to make the changes as discussed.

**C. Finance: Review Comparison of Yearly Cost for Property Tax & Water/Sewer Utilities:** Clerk-Treasurer Renee Roemhild presented an informative spreadsheet depicting the cost of Village property taxes and water/sewer bills (for an average family of four with 5,000 gallons monthly water consumption) in comparison to neighboring communities. Altoona, Augusta, Bloomer, Cadott, Colfax, Cornell, Eau Claire, Eleva, Elk Mound, Mondovi, Osseo, Stanley, Strum, and Thorp were among the communities surveyed. Costs in Fall Creek are approximately \$1000/year below the average of the other communities.

**D. Consider Training Request:**

- MOTION (Zook/Steinke) approving Clerk-Treasurer Renee Roemhild's request to attend Growth Strategies Discussion on 8/10/16 in Eau Claire. PASSED, without negative vote.

**E. Consider Appointment of Election Officials:** President Goodman appointed the following election officials.

**Republican:** Jim Kaatz, Carlton Kangas, Deb Mischke, Sheri Page, Dale Soltwisch, Betty Walter.

**Democrat:** Jane Borofka, Terry Fellenz, Helen Hartmann, Darlene Henrichs, Shirley Rovang, Thelma Schilling.

- MOTION (Steinke/Jenkins) approving the above appointments. PASSED, without negative vote.

**16. Adjourn:**

- MOTION (Jenkins/Steinke) @ 9:20 p.m. PASSED, without negative vote.

Renee Roemhild, Clerk-Treasurer