

**COMMISSION ON PUBLIC WORKS/UTILITIES
COUNCIL ROOM
DECEMBER 26, 2017
6:45 P.M.**

The Commission on Public Works/Utilities met in regular session, Chair Quicker presiding. On roll call: all members present.

The minutes of the previous meeting were declared approved.

Director of Public Works Flynn reported on one burial at the Cemetery, equipment maintenance, snow and ice removal from streets and sidewalks, maintaining Christmas decorations, trimming and pruning trees, maintaining street lighting, working on decorative light pole bases, filling potholes, cleaning up brush and compost piles, hauling chips, removed two large dead pine trees, working on the Emerald Ash Borer Tree Grant project, using up remaining vacation time, the Merchants Hotel was inspected on December 19, 2017, a write up was done and they have until January 12, 2018 to comply as minimal work has been done, the DNR is going to put our Emerald Ash Borer tree removal on a map for statewide use.

Director of Public Works Flynn reported on a dialog between Memorial Medical Center (MMC), AECOM (the City's engineers) and himself, MMC has provided a PDF layout of the sewer main for AECOM's review. AECOM would also like the opportunity to review the lift station plans.

Flynn presented the following terms from Ryan Neville, President and CEO of MMC:

1. MMC will install sewer force main from Clay to the proposed property in accordance with city engineers.
2. MMC will place the new lift station to their property on River Avenue and retain ownership, therefore be responsible for operations, cleaning and maintenance.
3. The City would reserve the right to periodically test the strength of waste the hospital generates; examples are Suspended Solids, BODs, and Phosphorus and surcharge in accordance with our established sewer rates.
4. MMC will warrantee the force main until utilization expands beyond businesses on proposed property.

Flynn stated for the most part it covers what we have been asking for and MMC's legal counsel will draft a developers agreement to reflect this once agreed upon.

Council Member Counsell asked who is going to own it.

Flynn stated the City would.

Ryan Neville stated that City Attorney Wachsmuth said at the last meeting that MMC couldn't own it, unless the City changed its ordinance.

City Attorney Wachsmuth asked for clarification of what #4 meant.

Ryan Neville stated someone not on our 53 acre property campus. Council Member Counsell stated that you do not have to put someone on who is not annexed on the sewer system, but if for some reason we don't annex can we let them on it.

City Attorney Wachsmuth stated that you could allow someone to hook up to the sewer system, without annexing them, but why would you put that cost on the City and not annex them.

Flynn stated that there are pros and cons. A TEA grant would benefit if they were in the City.

Council Member Clough stated that #4 makes it clear they are going to maintain it.

Council Member Counsell asked what warrantee means-is it insurance or what, we want more information.

Ryan Neville stated that if you like these terms, MMC would get very specific in the developers agreement, however we don't want to keep rewriting.

Council Member Glassbrenner asked if we can approve this part.

Council Member Counsell asked if we can continue without commitment to annexation or approval of the developers agreement.

City Attorney Wachsmuth stated the City doesn't want it cut and dried, so we can't make changes down the road.

Council Member Neville stated that it is a good starting point to start drawing up the developers agreement.

Discussion continued. No action taken.

Motion Neville, second Clough, that Water Bills Nos. 313 to 349 in the amount of \$70,767.34 and Sewer Bills Nos. 234 to 253 in the amount of \$48,348.28 be paid. All Aye.

Motion Mabie, second Clough, to adjourn. All Aye.

Jerry L. Quicker, Chair

Rex R. Roehl, Clerk

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**COMMON COUNCIL
COUNCIL ROOM
DECEMBER 26, 2017
7:04 P.M.**

The Common Council met in regular session, Mayor Mabie presiding. On roll call: all members present. The Pledge of Allegiance was recited.

The minutes of the previous meeting were declared approved.

Mayor Mabie reported on the December 19, 2017 meeting of the Economic Development Commission regarding a closed session on a proposal to purchase property-adjourned in closed session.

Council Member Glassbrenner reported on the December 21, 2017 meeting of the Neillsville Community Fire Hall Board regarding: 1) payment of bills, 2) current activities and 3) the payment of the 2018 operating and capital budgets support payments due by March 31, 2018.

Council Member Quicker reported on the December 26, 2107 meeting of the Commission on Public Works/Utilities regarding: 1) current activities and 2) review and discussion on terms with Memorial Medical Center (MMC) for installation of sewer force main from Clay Street to MMC's proposed property; new lift station and ownership by MMC, with MMC responsible for operations, cleaning and maintenance; the City's right to periodically test the strength of the waste generated by the hospital, etc.; and MMC will warrantee the force main until utilization expands beyond businesses on proposed property and 3) payment of bills.

Mayor Mabie declared all reports filed as presented with the City Clerk.

Jerilyn St. Amand, Neillsville, asked when Economic Development Commission meetings are held.

Mayor Mabie stated they are held at City Hall, they have no regular set date and are open to the public.

St. Amand stated that it would be great if the agendas were on the computer, you guys have to attract more businesses and affordable housing development. There are grants out there to attract developers to build.

Council Member Clough stated that there are groups looking into that.

Council Member Counsell stated that the City has no money, we are not going to build it and it is harder than you think to get developers engaged.

City Clerk Roehl reported that Joseph Anason has collected Eagle Scout project donations totaling \$10,460 for the Schuster Park Bandstand.

Motion Counsell, second Clough, to accept and appropriate \$10,460 to Account No. 57620 Parks Outlay and to thank Anason and all the donors. All Aye.

Mayor Mabie read Linda Garrett-Holets' Letter of Resignation from the Library Board.

Motion Counsell, second Neville, to accept the resignation of Linda Garrett-Holets as a member of the Library Board and to thank her for her services to the City of Neillsville. All Aye.

City Attorney Wachsmuth stated she has researched the direct deposit of employee paychecks and "Yes" the Common Council can mandate it as long as there is no cost to the employee.

City Clerk Roehl stated that currently all the Regular Full-Time employees, Regular Part-Time employees and Council Members are on direct deposit. The Other Part-Time employees are not (Firefighters, Election Board members, seasonal and Recreation workers).

Council Member Glassbrenner reported on a MMC Finance Committee meeting regarding changes to their retirement, working on next year's budget and 2017 will still be operating in the red.

Mayor Mabie stated that this is Todd Schmidt, Clark County Press Editor/Reporter's last meeting and we as a Common Council would like thank you for your diligence in writing up of City Council meetings and how as a reporter you have improved the Clark County Press. Thank You.

Hotel/Motel Room Tax Permit Applications:

Shivan 2 Holdings, LLC, d/b/a Super 8, Ketan Patel, Agent, 1000 E. Division Street
Tuft's Mansion, LLC, James Voss, Agent 26 Hewett Street

Motion Quicker, second Clough, to grant all the listed permits. All Aye.

Change of Agent Successor Application:

For the ShopKo Stores Operating Co., LLC, ShopKo Hometown #627, 1008 E. Division Street, Jonathon M. Bunton

Motion Neville, second Glassbrenner, to grant. All Aye.

Motion Neville, second Quicker, that City Bills Nos. 1202 to 1242 in the amount of \$71,202.73 and CDBG Housing Escrow Account Nos. 28 to 30 in the amount of \$2,945.00 be paid. All Aye.

Motion Counsell, second Neville, to adjourn. All Aye.

Steven J. Mabie, Mayor

Rex R. Roehl, Clerk

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