



# City of Waukesha

City Hall,  
201 Delafield Street  
Waukesha, WI 53188

## Meeting Minutes - Final

### City Council

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Tuesday, September 19, 2023

6:00 PM

Council Chambers, City Hall

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#### 1. Roll Call

**Present:** 15 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Jack Wells, Elizabeth Moltzan, Rick R. Lemke, Cory C. Payne, Frank McElderry, Mike Chrisien, Mike Anderson, Alicia Halvensleben and Paul Wuteska

#### 2. Pledge of Allegiance

#### 3. Public Comment

*No speakers present.*

#### 4. Approval of Minutes

##### A. [ID#23-7701](#) Minutes from September 5, 2023

**Attachments:** [ccmn230905 draft](#)

**A motion was made by Ald. Manion, seconded by Ald. R. Lemke, to approve the Minutes from September 5, 2023. The motion carried by the following vote:**

**Aye:** 15 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Jack Wells, Elizabeth Moltzan, Rick R. Lemke, Cory C. Payne, Frank McElderry, Mike Chrisien, Mike Anderson, Alicia Halvensleben and Paul Wuteska

#### 5. Introduction and conversation with City Administrator finalist Anthony Brown.

### Consent Agenda

*Ald. Pieper removed Item #23-752. The remainder of the Consent Agenda passed by unanimous consent.*

#### 1. Other Boards and Commissions

##### A. [ID#23-7676](#) Review and act on (recommendation to Common Council) proposed vendor agreement with 18 Acres Hospitality, LLC to sell non-competing food/beverage items at 2023 Oktoberfest community event.

**Attachments:** [Common Council Cover Sheet - Oktoberfest 2023](#)  
[18 Acres Oktoberfest Agreement 23](#)

**2. Plan Commission****3. Standing Committees****A. Finance Committee - Ald. Pieper**

- A. [ID#23-7662](#) Review and Approve a Contract with Reliant Fire Apparatus for the purchase of a 2026 Fire Engine, in the amount of \$1,222,217.

**Attachments:** [Cover Sheet - 2026 Engine Purchase](#)  
[Waukesha Proposal Pricing](#)  
[City of Waukesha Contract](#)

**B. Building & Grounds Committee - Ald. E. Payne****C. Ordinance & License Committee - Ald. R. Lemke**

## 1. Licenses

- A. [ID#23-7665](#) Other License Application

**Attachments:** [09-11-2023 Other License Applications](#)

**D. Human Resources - Ald. Rodriguez****E. Board of Public Works - Alex Damien**

- A. [ID#23-7520](#) Review and act on the Street Intersection Improvement Contract between the City of Waukesha and the Village of Waukesha for the reconstruction of the traffic signal at the intersection of West Sunset Drive and South Prairie Avenue.

**Sponsors:** Public Works

**Attachments:** [23-7520 BPW Agenda Cvr-Construction Agreement for Sunset & Prairie.pdf](#)  
[COW VOW Street Intersection Improvement Contract Village Signed 8.24.2023.pdf](#)

- B. [ID#23-7522](#) Approve the Developer's Agreement between the City of Waukesha and Continental 665 Fund LLC a/k/a Springs at Meadowbrook for property located north of Summit Avenue, Fire Station No. 5, and Oliver Sports Complex, east of Meadowbrook Road, west of Maple Way Lane, and south of Tallgrass Subdivision.

**Sponsors:** Public Works

**Attachments:** [23-7522\\_BPW Agenda Cvr-Springs at Meadowbrook.pdf](#)  
[PW Development Agreement Springs at Meadowbrook V4 .pdf](#)

*Ald. Pieper removed Item #23-7522.*

### End of Consent Agenda

## 6. New Business

- A. [ID#23-7687](#) Review and approve the employment contract for City Administrator finalist Anthony Brown.

**A motion was made by Ald. E. Payne, seconded by Ald. Rodriguez, to approve the employment contract for City Administrator finalist Anthony Brown. The motion carried by the following vote:**

**Aye:** 15 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Jack Wells, Elizabeth Moltzan, Rick R. Lemke, Cory C. Payne, Frank McElderry, Mike Chrisien, Mike Anderson, Alicia Halvensleben and Paul Wuteska

- B. [ID#23-7661](#) Further discussion and act on Finance recommendation to approve the 2024-2028 CIP

**Attachments:** [2024-2028 Executive CIP Budget Book](#)  
[2024 CIP Requested Fleet Book](#)  
[CIP 2024-2028 Summary - Revisions to Executive](#)

**[ORIGINAL MOTION]**

**A motion was made by Ald. Piper, seconded by Ald. E. Payne, to approve the 2024 CIP of \$38,360,159 and five year 2024-2028 CIP of \$194,034,320 as amended by the finance committee.**

**[AMENDMENT TO ORIGINAL MOTION]**

**A Motion was made by Ald. Wells, seconded by Ald. Wuteska, to approve bringing back \$100,000 under Park Lighting for Frame for 2024. The motion failed by the following vote:**

**Aye:** 3 - Jack Wells, Mike Chrisien and Paul Wuteska

**Nay:** 12 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Elizabeth Moltzan, Rick R. Lemke, Cory C. Payne, Frank McElderry, Mike Anderson and Alicia Halvensleben

**[AMENDMENT TO ORIGINAL MOTION]**

**A motion was made by Ald. Wells, seconded by Ald. R. Lemke, to approve the addition of Riverwalk improvements to add \$150,000 for study of Saratoga Lake dredging or dam removal. The motion failed by the following vote:**

**Aye:** 3 - Jack Wells, Rick R. Lemke and Paul Wuteska

**Nay:** 12 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Elizabeth Moltzan, Cory C. Payne, Frank McElderry, Mike Chrisien, Mike Anderson and Alicia Halvensleben

**[AMENDMENT TO ORIGINAL MOTION]**

A motion was made by Ald. C. Payne to approve removing lawn mower 103 for \$150,000. The motion failed for lack of second.

**[AMENDMENT TO ORIGINAL MOTION]**

A motion was made by Ald. R. Lemke, seconded by Ald. C. Payne, to approve removing the PRF fleet items - \$371,000 Mowers, \$290,000 Shredder and \$185,000 Compact Loader from CIP with intention to use ARPA funds.

**THE MOTION WAS WITHDRAWN**

**[VOTING ON ORIGINAL MOTION]**

A motion was made by Ald. Piper, seconded by Ald. E. Payne, to approve the 2024 CIP of \$38,360,159 and five year 2024-2028 CIP of \$194,034,320, as amended by the finance committee. The motion carried by the following vote:

**Aye:** 15 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Jack Wells, Elizabeth Moltzan, Rick R. Lemke, Cory C. Payne, Frank McElderry, Mike Chrisien, Mike Anderson, Alicia Halvensleben and Paul Wuteska

- C.**     [ID#23-7673](#)     Discuss sale of 200 Delafield St. Recommendation from the City Attorney, Mayor, and Community Development Director.

**A motion was made by Ald. E. Payne, seconded by Ald. D. Lemke, to approve listing the property of 200 Delafield St with our agent. The motion carried by the following vote:**

**Aye:** 14 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Jack Wells, Elizabeth Moltzan, Cory C. Payne, Frank McElderry, Mike Chrisien, Mike Anderson, Alicia Halvensleben and Paul Wuteska

**Nay:** 1 - Rick R. Lemke

- D.**     [ID#23-7681](#)     Review and Act on a Resolution to certify 2024 Municipal Library spending to exempt the City of Waukesha from the Waukesha County Library Tax.

**Attachments:**   [2024 Municipal Library spending cover sheet](#)

*Resolution #2023-33*

**A motion was made by Ald. Halvensleben, seconded by Ald. McElderry, to approve the Resolution to certify 2024 Municipal Library spending to exempt the City of Waukesha from the Waukesha County Library Tax. The motion carried by the following vote:**

**Aye:** 15 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Jack Wells, Elizabeth Moltzan, Rick R. Lemke, Cory C. Payne, Frank McElderry, Mike Chrisien, Mike Anderson, Alicia Halvensleben and Paul Wuteska

## **Reports**

### **7. Other Boards and Commissions**

#### **A. Transit Commission Report - Alex Damien**

- B. Water Utility Commission - Ald. Bartels
- C. Information Technology Board Report - Ald. Manion
- D. Landmarks Commission Report - Ald. Rodriguez
- E. Redevelopment Authority Report - Ald. R. Lemke
- F. Parks, Recreation & Forestry Board Report - Ald. Wells
- G. Library Board Report - Ald. Halvensleben
- H. Cemetery Commission Report - Ald. C. Payne
- I. Waukesha Housing Authority Report - Ald. Pieper
- J. Community Development Block Grant Committee Report - Jennifer Andrews
- K. Public Art Committee Report - Ald. Moltzan
- 8. Plan Commission - Jennifer Andrews

- A. [ID#23-7488](#) Building Code Amendment – Section 16.09 Certificate of Occupancy – proposed changes to clarify when a Certificate of Occupancy is required.

**Attachments:** [16.09 Certificates of Occupancy Final](#)

*Ordinance #2023-12*

**A motion was made by Ald. Moltzan, seconded by Ald. Rodriguez, to approve the Building Code Amendment - Section 16.09 Certificate of Occupancy - proposed changes to clarify when a Certificate of Occupancy is required. The motion carried by the following vote:**

**Aye:** 15 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Jack Wells, Elizabeth Moltzan, Rick R. Lemke, Cory C. Payne, Frank McElderry, Mike Chrisien, Mike Anderson, Alicia Halvensleben and Paul Wuteska

## 9. Standing Committees

### A. Finance Committee Report - Ald. Pieper

**A motion was made by Ald. Joe Pieper, seconded by Ald. Eric E. Payne, to approve a Contract with Reliant Fire Approve Apparatus for the purchase of a 2026 Fire Engine, in the amount of \$1,222,217. The motion carried by the following vote:**

**Aye:** 15 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Jack Wells, Elizabeth Moltzan, Rick R. Lemke, Cory C. Payne, Frank McElderry, Mike Chrisien, Mike Anderson, Alicia Halvensleben and Paul Wuteska

- B. Building & Grounds Committee Report - Ald. E. Payne
- C. Ordinance & License Committee Report - Ald. R. Lemke
- D. Human Resources Committee Report - Ald. Rodriguez
- 10. Board of Public Works Report - Alex Damien

**A motion was made by Ald. Joe Pieper, seconded by Ald. Eric E. Payne, to approve the Developer's Agreement between the City of Waukesha and Continental 665 Fund LLC a/k/a Springs at Meadowbrook for property located north of Summit Avenue, Fire Station No. 5, and Oliver Sports Complex, east of Meadowbrook Road, west of Maple Way Lane, and south of Tallgrass Subdivision pending final from Attorney's office. The motion carried by the following vote:**

**Aye:** 15 - Joe Pieper, Peter Bartels, Daniel Manion, Cassandra Rodriguez, Dean D. Lemke, Eric E. Payne, Jack Wells, Elizabeth Moltzan, Rick R. Lemke, Cory C. Payne, Frank McElderry, Mike Chrisien, Mike Anderson, Alicia Halvensleben and Paul Wuteska

- 11. Director of Public Works Report
- 12. City Attorney's Report
- 13. City Administrator's Report

- A. [ID#23-7682](#) Report from the City Administrator

**Attachments:** [Admin Report September 15 2023](#)

- 14. Mayor's Report & Referrals

- A. [ID#23-7697](#) Proclamation for Community Planning Month

**Attachments:** [2023 Proclamation - National Community Planning Month](#)

- B. [ID#23-7698](#) Proclamation for Domestic Violence Awareness Month

**Attachments:** [2023 Proclamation - Domestic Violence Awareness Month](#)

- 15. Referrals
- 16. Adjournment

*The meeting adjourned at 7:59pm.*

Shawn Reilly, Mayor  
City of Waukesha

NOTICE: Any person who has a qualifying disability under the Americans with Disabilities Act that requires that the meeting be accessible or that materials at the meeting be in an accessible format, please contact the Public Works department, 48 hours prior to the meeting at 524-3600 or by the Wisconsin Telecommunications Relay System so that arrangements may be made to accommodate the request.