



City of Waukesha

Waukesha City Hall,
201 Delafield Street
Waukesha, WI 53188

Meeting Minutes - Draft

City Council

Tuesday, September 16, 2025

6:00 PM

Council Chambers, City Hall

1. Roll Call

The meeting was called to order at 6:00P.M.

Present: 14 - Mike Chrisien, Eric Payne, Doreen Wigderson, Joe Pieper, Steve Van Trieste, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Dale Matthews, Dean D. Lemke, Rick R. Lemke and Rico Camacho

Absent: 1 - Mike Anderson

2. Pledge of Allegiance

3. Announcement of Closed Session pursuant to Wisconsin Stats. §19.85(1)(e) to discuss the sale of city owned property at 223 S. West Ave.

Mayor Reilly made the announcement regarding Closed Session.

4. Public Comment

Ron Stawicki, 209 E. Main Street, spoke on 2026-2030 CIP.

Lisa Salb, 434 Madison Street, spoke on 2026-2030 CIP.

David Burch, 1219 Sweetbriar Drive, spoke in favor of the Bike Bridge Project in the 2026-2030 CIP.

Stephen Hawkins, 1110 Evergreen Drive, spoke on Bike Lanes.

Maren Hawkins, 1110 Evergreen Drive, spoke on bikes.

Angela, City of Waukesha Resident, spoke on 2026-2030 CIP.

5. Approval of Minutes

A. [ID#25-02162](#) Minutes from September 2nd meeting

Attachments: [CCmn090225.pdf](#)

A motion was made by Ald. Manion, seconded by Ald. Payne, to approve Minutes from September 2nd meeting. The motion carried by the following vote:

Aye: 14 - Mike Chrisien, Eric Payne, Doreen Wigderson, Joe Pieper, Steve Van Trieste, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Dale Matthews, Dean D. Lemke, Rick R. Lemke and Rico Camacho

Absent: 1 - Mike Anderson

Consent Agenda

1. Other Boards and Commissions

- A. [ID#25-02139](#) Review and possible action on (recommendation to Common Council) proposed Contract with Laser Fusion, to provide a Laser Light Show at the 2026 Winter JanBoree.

Attachments: [PRF Board_Laser Fusion JanBoree 2026 contract_09162025](#)

- B. [ID#25-02137](#) Review and Act of agreement between EPR FireWorks and the City.

Attachments: [Fireworks Coversheet.pdf](#)
[City of Waukesha MSLA3.pdf](#)
[EPR IT Vendor Qestionnaire.pdf](#)
[EPR Waukesha SOW.pdf](#)
[FireWorks Security.pdf](#)

2. Plan Commission

3. Standing Committees

A. Finance Committee - Ald. Pieper

- A. [ID#25-02138](#) Review and Possible Action on the Flock Safety Contract for three additional cameras

Attachments: [Cover Sheet and Attachments - PD Flock Contract](#)

- B. [ID#25-02092](#) Review and Act on Request to Purchase of Three Fixed Route Buses from Gillig, LLC

Attachments: [Cover Sheet and Attachments - 2027 Bus Purchase](#)

B. Building & Grounds Committee - Ald. E. Payne

C. Ordinance & License Committee - Ald. P. Wuteska

1. Licenses

- A. [ID#25-02128](#) Invited Bartender/Operator License Application for Meagan Bloxdorf

Attachments: [Meagan Bloxdorf Invited Bartender Cover Sheet](#)

- B. [ID#25-02129](#) Wauk-tober Beer & Wine Walk Temporary Class "B" License

Application

Attachments: [Temporary Class "B" Wauk-Tober Cover Sheet](#)

- C. [ID#25-02130](#) Park Place MHC, LLC Mobile Home Park License Application.

Attachments: [Mobile Home Park App Park Place MHC, LLC Cover Sheet](#)

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

- A. [ID#25-02067](#) Review and possible action on the On-Call Engineering and Operations Support Services Contract with Jacobs Engineering Group, Inc., for the Clean Water Plant.

Sponsors: Public Works

Attachments: [BPW-25-02067-Agenda Cvr-Jacobs Consulting Contract](#)

- B. [ID#25-02072](#) Review and possible action on the OMNIA Partners, Public Sector (U.S. Communities) Contract for Municipal Garage Roof Repair.

Sponsors: Public Works

Attachments: [BPW-25-02072-Agenda Cvr-Municipal Garage Roof Repairs](#)

- C. [ID#25-02073](#) Review and possible action on Contract Change Order No. 1 with Zenith Tech, Inc., for the W. Sunset Drive and S. Prairie Avenue Traffic Signal Improvements Project.

Sponsors: Public Works

Attachments: [BPW-25-02073-Agenda Cvr-Change Order 1 Zenith Tech-Sunset and Prairie](#)

End of Consent Agenda

The Consent Agenda was passed by unanimous consent with no items removed.

6. New Business

- A. [ID#25-02136](#) Further discussion and Act on Finance recommendation to approve the 2026-2030 CIP

Attachments: [2026-2030 Executive CIP Budget Book](#)
[2026 CIP Requested Fleet Book](#)

An amended motion was made by Ald. Matthews, seconded by Ald. Payne, to reduce GO debt issuance for the Mindiola Project by \$1,122,575 dollars. The motion failed by the following vote:

Aye: 5 - Mike Chrisien, Eric Payne, Steve Van Trieste, Dale Matthews and Dean D. Lemke

Nay: 9 - Doreen Wigderson, Joe Pieper, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Rick R. Lemke and Rico Camacho

Absent: 1 - Mike Anderson

A motion was made by Ald. Pieper, seconded by Ald. Halvensleben, to approve the 2026 CIP Budget of \$39,887,329 and the 2026-2030 CIP budget of \$179,471,597. The motion carried by the following vote:

Aye: 12 - Mike Chrisien, Doreen Wigderson, Joe Pieper, Steve Van Trieste, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Dean D. Lemke, Rick R. Lemke and Rico Camacho

Nay: 2 - Eric Payne and Dale Matthews

Absent: 1 - Mike Anderson

B. [ID#25-02159](#) Review and possible action on 2026 municipal exemption from Waukesha County Library Tax

Attachments: [Library ID#25-02159 County Tax Exemption \(2\).pdf](#)

A motion was made by Ald. Halvensleben, seconded by Ald. Wells, to approve 2026 municipal exemption from Waukesha County Library Tax. The motion carried by the following vote:

Aye: 14 - Mike Chrisien, Eric Payne, Doreen Wigderson, Joe Pieper, Steve Van Trieste, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Dale Matthews, Dean D. Lemke, Rick R. Lemke and Rico Camacho

Absent: 1 - Mike Anderson

Reports

7. Other Boards and Commissions

C. [ID#25-02166](#) Claim for Property Damage, Al and Nancy Roberts

Attachments: [Claim for Damages 12 Aug 2025](#)

A motion was made by Ald. Van Trieste, seconded by Ald. D. Lemke, to approve Claim for Property Damage for Al and Nancy Roberts. The motion failed by the following vote:

Aye: 3 - Steve Van Trieste, Dean D. Lemke and Rico Camacho

Nay: 11 - Mike Chrisien, Eric Payne, Doreen Wigderson, Joe Pieper, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Dale Matthews and Rick R. Lemke

Absent: 1 - Mike Anderson

A motion was made by Ald. Moltzan, seconded by Ald. Halvensleben, to approve disallowance for Claim for Property Damage for Al and Nancy Roberts. The motion carried by the following vote:

Aye: 11 - Mike Chrisien, Eric Payne, Doreen Wigderson, Joe Pieper, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Dale Matthews and Rick R. Lemke

Nay: 3 - Steve Van Trieste, Dean D. Lemke and Rico Camacho

Absent: 1 - Mike Anderson

- A. Transit Commission Report - Alex Damien
- B. Water Utility Commission - Ald. Matthews
- C. Information Technology Board Report - Ald. Manion
- D. Landmarks Commission Report - Ald. Chrisien
- 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. Chrisien
- 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. [PC25-0122](#) Rezoning – 3011 Saylesville Road – A request from Momentum Early Learning to rezone the property at 3011 Saylesville Rd, (WAKC1363075 and the property at the southeast corner of Saylesville Road (WAKC1374993) from I-1 Institutional District to the B-3 General Business District

Attachments: [Rezoning - Saylesville Rd \(SE Corner of Saylesville & Lawrence\) Cover Sheet.pdf](#)
[3011 Saylesville Location Map](#)
[Plan Commission Application - Momentum Early Learning Project, 3011 Saylesville Rd, June 23, 2025](#)
[Cover Letter, Petition for Amending The City of Waukesha's Zoning Ordinance, 3011 Saylesville Rd](#)
[Rezoning Ordinance for CCC \(DRAFT\) - 3011 Saylesville Road](#)
[Rezoning - Petition for Amending The City of Waukesha's Zoning Ordinance, 3011 Saylesville Rd](#)

A motion was made by Ald. Matthews, seconded by Ald. Camacho, to approve

Rezoning of 3011 Saylesville Road, a request from Momentum Early Learning to rezone the property at 3011 Saylesville Rd (WAKC1363075), and the property at the southeast corner of Saylesville Road (WAKC1374993), from I-1 Institutional District to the B-3 General Business District. The motion carried by the following vote:

Aye: 14 - Mike Chrisien, Eric Payne, Doreen Wigderson, Joe Pieper, Steve Van Trieste, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Dale Matthews, Dean D. Lemke, Rick R. Lemke and Rico Camacho

Absent: 1 - Mike Anderson

9. Standing Committees

- A. Finance Committee Report - Ald. Pieper
- B. Building & Grounds Committee Report - Ald. E. Payne
- C. Ordinance & License Committee Report - Ald. P. Wuteska
- D. Human Resources Committee Report - Ald. Wigderson

10. Board of Public Works Report - Alex Damien

- A. [ID#25-01679](#) Bids Received: Friday, August 29, 2025, at 11:00 a.m.
Badger Drive Bus Wash Replacement-Rebid

The Board of Public Works recommends the base bid be awarded to the only bidder, Ross and White Company, in the amount of \$299,000.00.

Sponsors: Public Works

Attachments: [Badger Drive Bus Wash Replacement - BT](#)

A motion was made by Ald. Pieper, seconded by Ald. Payne, to approve the base bid of \$299,000 from Ross and White Company for the Badger Drive Bus Wash Replacement.

Aye: 14 - Mike Chrisien, Eric Payne, Doreen Wigderson, Joe Pieper, Steve Van Trieste, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Dale Matthews, Dean D. Lemke, Rick R. Lemke and Rico Camacho

Absent: 1 - Mike Anderson

11. Director of Public Works Report

12. City Attorney's Report

13. City Administrator's Report

- A. [ID#25-02161](#) City Administrator's Report

Attachments: [Admin Report September 12, 2025.pdf](#)

14. Mayor's Report & Referrals

15. Referrals

There were no referrals.

16. Closed Session

- A. [ID#25-02081](#) Discussion on proposals for the sale of city owned property at 223 S. West Ave.

Meeting went into Closed Session at 7:27P.M.

A motion was made by Ald. Pieper, seconded by Ald. Halvensleben, pursuant to Wisconsin Statute 19.85(2)(e) to move into closed session to discuss the sale of city owned property at 223 S. West Ave. The motion carried by the following vote:

Aye: 14 - Mike Chrisien, Eric Payne, Doreen Wigderson, Joe Pieper, Steve Van Trieste, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Dale Matthews, Dean D. Lemke, Rick R. Lemke and Rico Camacho

Absent: 1 - Mike Anderson

17. Reconvene in Open Session

Meeting Reconvened at 7:35P.M.

- A. [ID#25-02082](#) Consideration and possible action on proposals for the sale of city owned property at 223 S. West Ave.

A motion was made by Ald. Halvensleben, seconded by Ald. Camacho, to approve City Attorney and Community Development to finalize offer as discussed in closed session for the sale of the property located at 223 S. West Avenue to Carmen. The motion carried by the following vote:

Aye: 12 - Mike Chrisien, Eric Payne, Doreen Wigderson, Joe Pieper, Steve Van Trieste, Jack Wells, Daniel Manion, Elizabeth Moltzan, Paul Wuteska, Alicia Halvensleben, Dale Matthews and Rico Camacho

Nay: 1 - Rick R. Lemke

Absent: 1 - Mike Anderson

Abstain: 1 - Dean D. Lemke

18. Adjournment

The meeting adjourned at 7:37P.M.

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. Attend this meeting in person or watch live at <https://waukesha.legistar.com/calendar.aspx> (due to technical circumstances, the live stream may not always be available).