



City of Waukesha

Waukesha City Hall,
201 Delafield Street
Waukesha, WI 53188

Meeting Minutes - Draft

City Council

Tuesday, February 3, 2026

6:00 PM

Council Chambers, City Hall

1. Roll Call

The meeting was called to order at 6:00PM.

Present: 12 - Mike Chrisien, Eric Payne, Doreen Wigderson, Joe Pieper, Steve Van Trieste, Jack Wells, Daniel Manion, Paul Wuteska, Mike Anderson, Alicia Halvensleben, Dean D. Lemke and Rick R. Lemke

Absent: 3 - Elizabeth Moltzan, Dale Matthews and Rico Camacho

2. Pledge of Allegiance

3. Public Comment

There were no speakers present.

4. Approval of Minutes

A. [ID#26-02916](#) Approval of Minutes from January 20th, 2026 meeting.

Attachments: [Ccmn Draft 01.20.2026.pdf](#)

A motion was made by Ald. Halvensleben, seconded by Ald. D. Lemke, to approve the minutes from the January 20, 2026 meeting. The motion carried by the following vote:

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

Absent: 3 - Elizabeth Moltzan, Dale Matthews and Rico Camacho

5. Appointment of Interim Judge

A. [ID#26-02913](#) Applicants for the open Interim Judge position introduce themselves and are interviewed by the current Council members.

Attachments: [Richard Stueckroth Application - Redacted.pdf](#)
[Lori Fabian Application - Redacted.pdf](#)
[Christopher Drout Application - Redacted.pdf](#)

Applicant Richard Stueckroth was not present.

Applicant Lori Fabian spoke.

Applicant Christopher Drout spoke.

- B. [ID#26-02914](#) Act on appointment to fill the vacancy for Interim Judge and administration of Oath of Office.

A motion was made by Ald. Pieper, seconded by Ald. Payne, to approve the appointment of Lori Fabian as Interim Judge with a term to expire on April 30, 2026. The motion carried by the following vote:

- Aye:** 7 - Eric Payne, Joe Pieper, Jack Wells, Daniel Manion, Paul Wuteska, Mike Anderson and Alicia Halvensleben
- Nay:** 5 - Mike Chrisien, Doreen Wigderson, Steve Van Trieste, Dean D. Lemke and Rick R. Lemke
- Absent:** 3 - Elizabeth Moltzan, Dale Matthews and Rico Camacho

Consent Agenda

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

1. Other Boards and Commissions

2. Plan Commission

3. Standing Committees

A. Finance Committee - Ald. Pieper

- A. [ID#25-02572](#) Review and Possible Action on renewal of contract with Accurate for commercial appraisal work

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

- C. [ID#26-02849](#) Consideration and Possible Action to extend the City's audit contract with Baker Tilly, LLP for audit years 2025 and 2026

Attachments: [Audit Services - 2025 & 2026.pdf](#)

- B. [ID#26-02889](#) Review and possible action on a contract for technical rescue services with the City of Watertown

Attachments: [Cover Sheet and Attachments - Technical Rescue Services Contract](#)

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

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

1. Licenses

- A. [ID#26-02882](#) Other Applications

Attachments: [Other License Applications](#)

D. Human Resources - Ald. Wigderson

E. Board of Public Works - Alex Damien

- A. [ID#26-02860](#) Review and possible action on the Contract extension with United Liquid Waste for bio-solids hauling for the City's Clean Water Plant.
- Sponsors:** Public Works
- Attachments:** [BPW_26-02860-CWP_2026_Sludge_Hauling](#)
- B. [ID#26-02861](#) Review and possible action on Contract Amendment No. 6 for Operational Assistance Services with Strand Associates not to exceed \$20,000 for on-going assistance of services related to the recent improvements at the Clean Water Plant.
- Sponsors:** Public Works
- Attachments:** [BPW_26-02861-CWP-2026_Strand_Operational_Assistance](#)
- C. [ID#26-02868](#) Review and possible action on Contract Change Order No. 1 with August Winter & Sons, Inc., for the Fire Station #1 Boiler Replacement project.
- Sponsors:** Public Works
- Attachments:** [BPW_26-02868-CO1-August_Winter-Fire_Station_#1_Boiler_Replacement](#)
- D. [ID#26-02869](#) Review and possible action on the Developer's Agreement between the City of Waukesha and Tukka Properties, Inc., for the Lillyrose Road Senior Living Facility Development.
- Sponsors:** Public Works
- Attachments:** [BPW_26-02869-BPW_Agenda_Cvr-Lillyrose_Senior_Living_Developers_Agreement](#)
- E. [ID#26-02870](#) Review and possible action on the Storm Water Management Practice Maintenance Agreement between the City of Waukesha and Carol O. Smart Survivor's Trust, by Carol O. Smart, Trustee; and Robert F. and Carol O. Smart Family Trust, by Carol O. Smart and Brian F. Smart, Co-Trustees for Lot 1 of the Lillyrose Road Senior Living Facility Development.
- Sponsors:** Public Works
- Attachments:** [BPW_26-02870-BPW_Agenda_Cvr-SWMA - Lillyrose Lot 1](#)
- F. [ID#26-02871](#) Review and possible action on the Storm Water Management Practice

Maintenance Agreement between the City of Waukesha and Waukesha SL Holdings, LLC. for Lot 2 of the Lillyrose Road Senior Living Facility Development.

Sponsors: Public Works

Attachments: [BPW_26-02871-BPW Agenda Cvr-SWMA - Lillyrose Lot 2](#)

- G. [ID#26-02872](#) Review and possible action on the Storm Water Management Practice Maintenance Agreement between the City of Waukesha and Carol O. Smart Survivor's Trust, by Carol O. Smart, Trustee; and Robert F. and Carol O. Smart Family Trust, by Carol O. Smart and Brian F. Smart, Co-Trustees for Lot 3 of the Lillyrose Road Senior Living Facility Development.

Sponsors: Public Works

Attachments: [BPW_26-02872-BPW Agenda Cvr-SWMA - Lillyrose Lot 3](#)

- H. [ID#26-02888](#) Review and possible action on Contract Change Order No. 1 with LaLonde Contractors, Inc., for the 2025 Silvernail Road Utility and Street Improvements project.

Sponsors: Public Works

Attachments: [BPW 26-02888-CO1-Lalonde-2025 Silvernail Road](#)

End of Consent Agenda

6. New Business

- A. [ID#26-02899](#) Introduce resolution to vacate a portion of West Ave right-of-way in connection with the sale of surplus property at 223 S West Ave.

Attachments: [Lis Pendens](#)

[Resolution - Vacate Portion of West Ave](#)

7. Public Hearing

8. Action on Public Hearing

Reports

9. Other Boards and Commissions

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
- 10. Plan Commission - Jennifer Andrews
- 11. 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
- 12. Board of Public Works Report - Alex Damien
- 13. Director of Public Works Report
- 14. City Attorney's Report
- 15. City Administrator's Report
 - A. [ID#26-02915](#) City Administrator's Report
 - Attachments:** [Admin Report January 30, 2026.pdf](#)
- 16. Mayor's Report & Referrals
 - A. [ID#26-02918](#) Mayor's referrals and proclamations.
 - Attachments:** [Engineer Week 2026 Proclamation.pdf](#)

17. Referrals

There was a referral from ALD. Van Trieste for Park Rec.

18. Closed Session

19. Adjournment

The meeting adjourned at 6:35PM.

Shawn Reilly, Mayor

City of Waukesha

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