Village Board Meeting Minutes
October 26, 2026

On October 26, 2026, President Mike Brusberg called the Village Board meeting of the Village of Brooklyn to order at 6:30 p.m. Trustees present were Frank Seitler, Christian Allen, Mike Gehrmann, Todd Klahn, and David Berland. Trustee Jake Bachim was absent. Also present were Green County Supervisor Kathy Pennington, Deputy Haven Crecelius and Clerk-Treasurer Linda Kuhlman. Pledge of Allegiance.

Public Comments – Deputy Haven Crecelius introduced himself. He's been with the agency for six years and in the army for 23 years. He's been trying to sit places where he's noticed to slow down speeders. Board appreciates him being around. They like seeing him around. Board introduced themselves. The board said if there's anything they can do to help in his role, let the board know.

Nothing for president's report. Kuhlman said the agenda should be minutes of October 12, not September 28. **Brusberg made a motion to approve minutes of October 12, 2026.** Berland seconded. Motion carried. Klahn abstained.

Kathy Pennington – Green County Supervisor – Pennington gave her annual report. She sits on finance, highway and zoning committees. For 2027, the net Green County tax levy will increase $3 million to $22,709,747. It's due to rising health care of 17% and the second borrowing for construction project of the jail. Equalized value, the village's piece went down 1.7%; however, the village's portion of taxes increased due to the levy, so village portion of taxes increased 6.3% over last year. So you can take the county tax from last year and add 6.3%. This is an estimate and will probably change. Next year they will have the last borrowing for jail facility of $37 million for the jail, and they're reviewing options for the highway department, so can anticipate taxes will go up next year as well. Kuhlman put out a letter on social media regarding the jail project and highway department. The highway department should have about 20 acres of land, and it did in 1937, but with the jail and justice center and current jail project, reduced space to 5.5 acres. The growing size of equipment, aging equipment and limited space, makes it necessary. Relocating part or all is an estimate of $20-50 million; while doing nothing but improvements would be about $6 million, but with ongoing employee safety risks and operating costs across multiple locations, delaying will postpone the need for long-term solution and likely cost more in the future. She's heard from none of the village residents. There were comments on Facebook, but no emails. The county board will make a decision on November 5.

The County completed their strategic plan, and one of the key actions was the creation of an administrator position, and that person has started. His name is Nick Owen. He has identified strategies and the board expects him to discuss and present to county board. Highway 104 from Brodhead to Holt Road will have improvements in 2028, for improving highway related safety issues, because Green County sheriff doesn't like to pull over because narrow shoulders. They will make some improvements of three-foot shoulders and rumble strips in the middle and some left turn lanes coming from south to the north. Green County was awarded part of BEAD grant for fixed wireless and low-earth satellite. Starlink is available in several places, and Bug Tussell will expand over the next several years. The County spent ARPA funds at Legion Park for wifi. Data centers, Green County has a 12-month moratorium in place that expired this summer. They have had some education meetings over the summer of what they can and can't do. Those meetings are online. Zoning committee is working on an ordinance, and there will be public hearings before ordinance is approved. They can't eliminate data centers, but it will address safety, health and welfare concerns. Any questions or comments. Klahn asked if they will replace the bridge on 104, just before Emery Road. Pennington said she hasn't heard anything. Klahn said it's bad. Pennington stated the state inspected all the bridges, and anything below 4-5 rating there isn't grant money, so not sure when it will be repaired. Seitler saw a number for the highway department. Pennington encourages people to see it. Go to Green County website and under county board, look for October 12 and there are two presentations, one has pictures of highway department. Seitler would like to see how dire it is. Klahn said it is dire. Pennington said there are pictures, and if any comments or feedback, let her know by the 4th. Klahn thinks it's needed. It's only going to get

more expensive. Pennington said they have debt that will mature and they could replace old debt with new debt in the future. None coming through in the next couple of years, so all of it will be levied. Taxes are going up, but does it need to go up as much this year because we have no debt or wait within 10 years to replace debt. Klahn said something else will come up then too. Brusberg askedwhat's driving the estimate. Pennington said just the costs. Kraemer Brothers did a conceptual budget based on what they've done in the past and a formula. They will use Pleasant View, which is land they own, but there's earth work and building from there. There's a presentation on the website with five options. Brusberg asked what is the general use of buildings. Pennington said nothing at Pleasant View. The current highway buildings were built in '30, '40, '50s when equipment was smaller. They've done some buildouts, but they have asbestos, no heat, no ADA standards, etc. They don't want to put out a lot of money for maintenance. They have equipment storage, salt shed, brine, maintenance bays, wash bays, equipment storage, a lot of equipment. The board thanked her for attending.

Gehrmann noticed a few of the art pieces in Village Hall, and it looks nice. We could ask local artists to decorate without spending money. Klahn said we will need foot traffic for people to see it. Brusberg has no qualms but said to be mindful of size. Gehrmann said it would be wall artwork, not statues or sculptures. Allen said they could post on there for sale, if they want. **Allen made a motion to allow Village Hall to put up pictures from artists**. Gehrmann seconded. Motion carried. Seitler mentioned contact high school students. Brusberg also said to mention it to the Historical Society. Berland said put out to school district, because there are also talented middle schoolers.

Kuhlman shared the CSM to combine the two parcels at the corner of Highway 14 and Highway 92. Both parcels are owned by the same owner, and they want to combine the parcels. They are odd shaped. They are not asking for any rezoning changes, just the CSM to put the two parcels together. **Berland made a motion to express the Village of Brooklyn has no concern with combining the two parcels on Highway 92**. Klahn seconded. Motion carried.

Kuhlman updated the bidding policy to reflect the new state statute which increases the threshold for getting formal bids to $50,000. She spoke with Spilde, and they would like to change our minimum threshold for ordering in departments to $5,000, before having to get board approval. Otherwise, the bidding structure stayed the same. Brusberg is comfortable with $5000 minimum threshold. Seitler agreed with prices going up. It sounds acceptable. **Klahn made a motion to accept the changes in the bid procedures**. Seitler seconded. Motion carried.

Gehrman reviewed the bills and didn't see anything. **Gehrmann made a motion to approve bills as presented**. Klahn seconded. Motion carried.

Kuhlman explained that the board has already made a motion that the small section of terrace on Hotel Street on the south side continue to be grass. However, Speedway has to come back to do some warranty work on other sections of the sidewalk, so Spilde wanted to ask again. He's concerned that they can't seed anymore this winter, and since the motion was to do grass with the option to change, that in a year the board will decide to put concrete there, and then it will cost more. They could do it now when they do the other sections, and it will be more economical. They are also planning to replace the slab next to the Anchor Club, instead of grinding it. There's $21,000 left from the loan for the project. Brusberg feels like we should have a limit. Klahn was thinking $2000 in materials and $2000 in labor, on the high side. Kuhlman said they have about 4-5 slabs that they need to redo now anyway. Brusberg is okay as long as they do the prep work, so it won't crack in the future, and will there be specs from Strand. Allen said it will be married to the sidewalk and curb. Klahn said the concrete specs will be like the rest of the sidewalk, and the base should be the same. **Brusberg made a motion to put concrete down in the grass section with a cost not to exceed $5,000, adhering to specs tied to the sidewalk for the Hotel Street project and oversight provided by public works director**. Klahn seconded. Motion carried. Brusberg asked to have people keep off the sidewalk. Allen said salt would be a hazard more than weight.

2027 budget – Kuhlman went over a few changes from the last meeting. We are at about $13,000 over budget right now. She suggested using fund balance to pay for our portion of the election machines, about $2,700, we need to purchase. Are you giving $3000 to the youth center. Last year we added the capital equipment account that has about $17,000 from extra funds. Spilde stated he would like some extra in streets, if that is possible, over the $42,000 budgeted. There is $16,000 fund balance in street improvements. Brusberg thinks election machine using fund balance is appropriate. Discussion of streets improvement fund and budget. Kuhlman said there is negotiating room for Green County Development Corporation, but it is only $950 increase, but it will not raise year after year. It's just a big jump this year because they haven't raised it in awhile. Brusberg said if we don't ask to lower it, we should push to get more expertise from her for our projects. Could we get it down to $4,250, and stress that we really need help as it pertains to the community building. Pest control if we can keep it at $1000. Youth center doesn't seem like we can take away. Klahn said it's hard to learn what services we get out of it. Brusberg said if we stick with it, can we get some kind of highlights regarding rough number of youth in Brooklyn that use the youth center and how many tuck points are encountered and come over the winter with an overview. Are there ways to get to and from in summer. Brusberg suggested putting $5,000 into streets and use the capital category to balance out. Discussed budget and increase in levy year after year. Seitler said summer rec was discussed at the meeting, and they were going to reach out and see if they can find a teacher and see if they can make something happen. Brusberg asked if we find in December they're not going to have one, can we take money from these accounts and put it into building maintenance. Kuhlman said yes. Seitler said they'll know more at the next rec committee meeting. Klahn would like to approve spending an extra $10,000 out of the street improvement fund balance and use $7,000 out of the budget surplus specifically for streets. Kuhlman stated comparing last year to this year, we are given a certain amount from the state, and we can add debt payments to that. We are going from a levy of $1,063,304 last year to $1,077,368. That includes an $11,000 increase from fire/ems budget and $6,000 in additional levy for net new construction. We don't have the county or school district levies yet. MATC levy went down, and the village's is about the same as last year. With the new mill rates, and comparing a property in Dane and a property in Green, and both properties in about the $240,000-250,000 last year, and with the increase in assessment, the taxes came out to about the same for the village and MATC. Klahn said it will vary based on how much an individual assessment went up compared to the village average. Kuhlman handed out a sheet on how the state figures net new construction.

Kuhlman said Finance Committee recommended a 5% increase in wages, along with an extra dollar for Hollis. Berland said they did 5% raise because health insurance costs are about 27% higher for the employees, so the committee felt it was reasonable to pace our wages higher than normal to help with insurance costs. We have the 50 cent per test incentive for Reilly, with two tests left. Kuhlman added they did a 50 cent raise for Hollis if he passes the UV test. Brusberg said to keep in mind Hollis is considered lead operator. **Brusberg made a motion as recommended by finance committee to provide an increase of 5% in wages to staff as an effort to moderate the increase they're going to see in insurance premiums. In addition, the 50 cent increase that Reilly is eligible for two exams still remains, and separately Hollis will get an extra dollar, and extra 50 cents for the UV test.** Berland seconded. Kuhlman mentioned there is still the 50 cent per test carryover for Roberts as well. Motion carried.

Kuhlman explained that Aquahawk is an add-on to our water meter reading program where residents would be able to log in and see what their water usage is, and they would set limits for usage and alerts if they get to a certain point. They wouldn't be able to pay bills or see bills. She wanted to see if the board thought anyone would be interested in signing up for it. She will bring it up at future meetings.

Clerk's Report – Election is next Tuesday. Machine test is tomorrow morning. In-person absentee voting started last week. We have 128 absentees including both mailed and in-person. Every one is given a sidewalk survey to fill out. Kuhlman met with Martin Shanks from Village of Oregon to discuss the items for possible innovation grant or just partnering with them, and they discussed a mutual aid agreement. We received a notice from the IRS earlier in the summer about our 940 filings. We did it correctly, and they were wrong.

We have sent them a couple letters already, but we just received another notice for the same thing. Kuhlman is working on it. Kathy Pennington sent us a letter, and we posted it on website and Facebook, regarding the Green County Highway Department building. Kuhlman also received this morning additional information about it from Green County. It goes to vote at their November County Board meeting. Potential impacts on Green County taxes could be anywhere from $183 to $200 on a $300,000 home in 2028. This is for a new build-out anywhere from $44.2 million to $48.5 million. Kuhlman sent the state's Division of State and Local Finance newsletter to the board members. It has some good information on equalized value and assessments. Clerk's Office will be closed on Wednesday this week, due to deputy clerk being on vacation, and we will be open Friday due to election deadlines. There has been talk from a developer interested in purchasing a portion of the ag land by the fire station, and there is an offer, and then the land to the west of the fire station is also up for sale and is being considered by the same developer. We have sent the developer extensive lists of everything that will need to be done. The initial purchase is 58 acres, and the west of the fire station is about 31.9 acres. Klahn said it's all in the village limits. There's a long way to go before anything were to happen.

Kuhlman talked about the Oregon School District establishing a Community Collaborative, and they asked for someone from the village to be on the committee. The meetings are once a month during the day on Fridays, so it's hard for board members to go. Kuhlman will go and report back to the board.

Recreation Committee -- Seitler said committee met and had a good meeting. They decided on a chair, and it will be co-chairs Thompson and Hawkey. Discussion also that Mikkelson is using her own yoga equipment for her classes, so she wants to purchase new equipment, and there will be an additional yoga class of a different type. All will be hosted at the community center. The committee recommended spending $2,500 to come out of their savings account for new yoga supplies. Discussed improvements for Legion Park, and decided in best judgment to do the oldest first, so chose Legion Park. They will get quotes to have a concrete border put in and mulch as opposed to the sand. They also mentioned a few new toys to put into the park, and they need to make sure what all fits. Gehrmann said it will be engineered mulch. There will be more discussions on that. They didn't want to commit to doing all at once because of cost. This would be under the playground equipment. They're looking at some new equipment -- balance beam, jumping spots. Mikkelson said there will be an annual free yoga, thank-you session, in November. They chose Hoffman to take over Facebook page and taking minutes from the meetings and recreation email. There's a new member that wants to be involved and she was voted in. Brusberg said kudos to the committee for craft fair and new yoga supplies. Seitler said they trying to find a new yoga teacher for December while Mikkelson is gone. **Gehrmann made a motion to spend not to exceed $2,500 for materials for yoga from the recreational account**. Seitler seconded. Motion carried. Hoffman wants to do a swap event like they do in Oregon. She will get more information. Allen suggested doing something about hunting.

Fire/EMS Commission – Brusberg said they are seeing increases in calls. They saw it moderate slightly in September. They are at about 270 calls this year versus 250 last year. They did a training at Klondike Farms, and he said thank you to them for hosting. They are meeting with McMann on the RFP on October 22. Chief Sullivan will attend and get back to the board to present the findings so far. Between September 1 and October 20 there were 60 calls that came through. Depending on how they treat the call, depends on time and charges. There are two new EMS recruits. They are paying attention to response times. Remainder of discussion was focused on the tender. EMS Collections are now caught up from switching to new provider. Nothing material in the financial, everything tracking well.

They selected a model for the Tender that has all the capabilities we want. Total cost is $492,977 for tender, but does not include signage onto it, nor radios. Radios will be paid for by the district from the radio fund. The lettering will be paid for from unallocated funds. They upped the unallocated balance being used. We have $74,000 from 2% dues and $4,100 from equipment fund, $9,200 from radio fund for radios and $125,000 from unallocated funds. The cost from all municipalities is $280,397. The village portion is about $91,800. The question is how to pay for it. We can either go out and seek to get funding from Board of Commissioner

of Public Lands, or seek to use fund balance. Fund balance started at $399,300, and we used $135,653 for the loader, and have about $263,647 left of fund balance. It's a demo unit and not used by any other districts, so it is slightly used. Chief Sullivan was going to let them know we'll move forward, and the district would put down the down payment to allow negotiating payment terms of 60 days and no less than 30 days, so all municipalities can work through financing. This was approved at the district meeting. BCPL is 6.25% right now. Allen said if we use fund balance, we would still have some left and wouldn't have to pay interest. Gehrmann seems like a reasonable thing to do with fund balance, and we don't want to pay interest on it right now. **Klahn made a motion to pull the amount out of the fund balance**. Allen seconded. Kuhlman said we do have the option to do a reimbursement resolution and pay now with fund balance and take out loan later. Allen said if we do fund balance, anything else we need to do could be funded. Motion carried.

Klahn made a motion at 8:35 p.m. to adjourn. Gehrman seconded. Motion carried.

Linda Kuhlman, WCMC, CMTW
Clerk-Treasurer