



Mineral Point, Wisconsin

CITY OF MINERAL POINT

137 HIGH STREET, SUITE 1
MINERAL POINT, WI 53565
608-987-2361

AGENDA

**CITY OF MINERAL POINT
STREETS AND WATER & SEWER JOINT COMMITTEE MEETING
Wednesday, August 12, 2026, 5:30 PM
City Hall Community Room**

1. Call to Order, Roll Call, and Confirmation of Compliance with the Open Meetings Law
2. Approval of July 29, 2026, Minutes
3. Discussion and possible action on Maiden St. repairs.
4. Adjourn.

Agenda Posted and Distributed: Friday, August 7, 2026.

Reasonable accommodations for participation in this meeting by persons with disabilities, as defined by the Americans with Disabilities Act, will be made upon request and if feasible. Please contact the City Clerk's office (608-987-2361) at least 24 hours prior to the scheduled meeting so that necessary accommodations can be provided.

OFFICE OF THE CITY CLERK-TREASURER

Mayor – Danny Clark

City Administrator | Troy Maggied | administrator@cityofmineralpointwi.gov

City Clerk-Treasurer | Christy Skelding | cityclerk@cityofmineralpointwi.gov



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MINUTES

**CITY OF MINERAL POINT JOINT MEETING
STREETS COMMITTEE AND WATER & SEWER COMMITTEE
Wednesday, July 29, 2026, 5:15 PM
Community Room, City of Mineral Point City Hall**

CALL TO ORDER/ROLL CALL

Chair Christensen called the meeting to order at 5:15 pm.

Mike Christensen (chair)	Present (left at 6:20 p.m.)
Brian Graber	Present (Water and Sewer Alternate)
Steph McKeon	Present (5:22 p.m.)
Jared Weier	Present
Others Present: City Administrator Troy Maggied, Administrative Advisor Matthew Honer, City Clerk Christy Skelding, Water/Sewer Superintendent Nate Fosbinder, Evan Chambers, Andy Jacque, Abby Lee	

APPROVAL OF JULY 14, 2026 MINUTES

Motion (Graber/Christensen) to approve the minutes. Motion carried, all voting aye (3-0).

DISCUSSION AND POSSIBLE ACTION ON FOUNTAIN STREET LIFT STATION GENERATOR.

Water and Sewer Superintendent Nate Fosbinder reported that, following the committee's request at the previous meeting, he obtained more comparable quotes for the Fountain Street Lift Station generator project. The committee had requested quotes that included labor, materials, and installation for an "apples-to-apples" comparison.

Fosbinder explained that A.B. Electric declined to provide a quote utilizing a used generator. Their proposal, which included a new generator, totaled just over \$76,000 and included a standard two-year warranty. He noted that A.B. Electric's labor costs were lower than the competing quote.

Wisconsin Electric provided a proposal utilizing a used generator. Although its labor costs were slightly higher, the total project cost was approximately \$65,000 to \$66,000, which aligns closely with the \$65,000 that was budgeted and borrowed for the project. Fosbinder stated that the project was originally planned around the purchase of a used generator and did not believe the additional \$10,000 cost for a new unit was justified solely for a two-year warranty. Based on the maintenance history of the used unit, he expressed confidence in its reliability.

Fosbinder also noted that purchasing a new generator directly from the manufacturer would be less expensive; however, the estimated lead time is approximately 22 weeks. That option would also include a two-year warranty through the Wisconsin Electric distributor.

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Based on the available options, Fosbinder recommended proceeding with the used generator and contracting with Wisconsin Electric for installation. He explained that freight to deliver the generator to the job site would cost approximately \$2,550. As an alternative, the City could arrange for employees to transport the generator, although the City does not own a suitable trailer. While employees or coworkers may have access to trailers, Fosbinder suggested the committee recommend a total project cost not to exceed the quoted amount.

Committee members discussed the delivery options. Administrator Maggied expressed concern about asking employees to transport the generator using personal vehicles and trailers, stating that the City would remain responsible for any issues that may arise. Alder Christensen agreed, indicating that he preferred paying the \$2,550 delivery charge to avoid potential liability and to prevent City employees from being away from their regular duties for an entire day.

Motion (Christensen/Weier) to recommend Council approval of Wisconsin Electric's proposal with a used generator, including delivery, and installation done by Wisconsin Electric. Motion carried, all voting aye (4-0).

DISCUSSION AND SUGGESTIONS FROM WATER QUALITY INVESTIGATIONS REGARDING OUR CORROSION CONTROL TREATMENT STUDY.

Andy Jacque reviewed the Corrosion Control Treatment Study completed by Water Quality Investigations (WQI), which was issued in March. The study evaluated the underlying causes of lead corrosion within the City's water system.

Jacque explained that the study identified three primary factors contributing to corrosion. First, overall water usage has declined significantly over the past 30 years, resulting in longer periods of water stagnation within household plumbing, which increases the potential for corrosion. Second, the condition of the City's wells has contributed to water quality concerns. He noted that Well No. 4 had experienced a loss of capacity but has since been successfully chemically rehabilitated. Prior to the rehabilitation, each time the well was placed into service it contributed water quality issues to the distribution system. Third, naturally occurring chlorides in Well No. 3 make the water slightly more corrosive.

The study concluded that replacing lead service lines is the most effective long-term solution for reducing lead exposure. Jacque emphasized that public education will also play an important role by informing residents of steps they can take to maintain their plumbing systems and reduce the potential for corrosion. He noted that federal regulations govern water quality within the public water system, but water quality at the tap cannot be regulated.

Jacque also explained that updates to the state plumbing code will require newly constructed homes to utilize smaller plumbing systems, which should help reduce water stagnation. He stated that this code change should be included as part of the City's public education efforts.

The Wisconsin DNR is expected to complete its review of the study within approximately 180 days and will determine whether additional corrosion control treatment, such as the addition of a chemical additive, will be required. Regardless of the DNR's determination, the City remains obligated under federal and state requirements to continue replacing lead service lines.

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Committee members discussed whether the City should begin implementing a public education campaign before receiving the DNR's determination or wait until additional direction is provided. Alder Christensen recommended developing a public education plan now so the City is prepared regardless of the DNR's decision. Jacques noted that WQI has remaining funds available under its existing contract and could assist with developing educational materials and messaging. He stated that WQI could provide the technical information and suggested language, while the City could format the materials for public distribution.

The committee also discussed adding a standing agenda item to future meetings to provide regular updates on corrosion control efforts and the DNR review process. In addition, members discussed amending the City's Water Use Ordinance to reference the current state plumbing code.

No action taken.

FACILITY PLAN UPDATE FROM TOWN AND COUNTRY ENGINEERING.

Evan Chambers of Town & Country Engineering provided an update on the City's wastewater treatment facility planning process. He explained that the project has reached approximately 33% completion and is being completed in three phases. The first phase focused on reviewing existing system data, evaluating current conditions, and projecting future growth.

Chambers reviewed preliminary flow and nutrient data, noting that the wastewater treatment plant's primary exceedances are hydraulically driven. Based on historical operating data, both the average daily flow and peak hourly flow currently exceed the facility's original design capacity.

He explained that during dry weather there is little measurable infiltration into the collection system; however, during wet weather events, significant infiltration and inflow (I&I) enter the system. As a result, the City is treating large volumes of water that are not generated by customers, increasing the hydraulic loading on the treatment plant.

Chambers discussed population projections used in the planning process. The Wisconsin DNR requires the use of Wisconsin Department of Administration (DOA) population projections, which estimate Mineral Point's population will be approximately 1,996 residents by 2050. He noted, however, that these projections do not reflect the City's current growth efforts. The City's existing population is approximately 2,599 residents, and a projected 69-lot residential buildout at an estimated 2.5 persons per household would increase the design population to approximately 2,771 residents. Chambers stated that even if the final design population is established closer to 2,600 residents, there are design approaches available to accommodate future growth.

Based on the preliminary analysis, Town & Country anticipates the facility will need to be designed for additional hydraulic capacity, as current flows already exceed the plant's original design and future growth is expected. Chambers noted that the engineering team continues to evaluate peak flow events, as those conditions drive the sizing of pumps and other critical treatment infrastructure.

Chambers explained that Phase 1 will document all existing conditions and compile the information required for submission to the DNR. Phase 2 will identify deficiencies, recommend improvements, and provide preliminary cost estimates. During Phase 3, the City will evaluate the available alternatives and determine its preferred path forward. The Facility Plan is scheduled for completion by the end of April

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2027.

Chambers indicated that the existing wastewater treatment plant site has limited available space, making future expansion through additional treatment tanks potentially challenging. He also reminded the committee that the City must have a wastewater disinfection system operational by 2031 to meet regulatory requirements.

No action taken.

ADJOURN.

Motion (Graber/McKeon) to adjourn at 6:26 pm. Motion carried, all voting aye (3-0).

DRAFT

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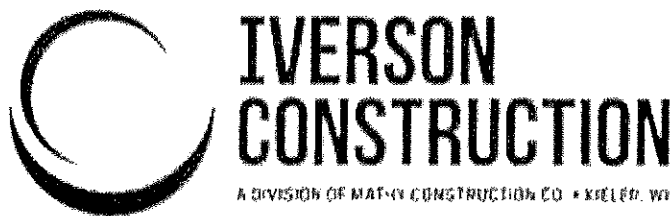
STAFF REPORT

Mineral Point, Wisconsin

8/3/2026

TOPIC: Maiden St. Mill and overlay

☒ New Business ☐ Unfinished Business ☐ Reports ☐ Closed Session ☐ Ordinance/Resolution	Meeting: Streets, Sidewalks, and Solid Waste Committee
Department Reporting: Streets	Submitted by: Chad Whitford
<u>ISSUE:</u> Maiden St. Asphalt surface deterioration	
<u>BACKGROUND/ANALYSIS:</u> Maiden St. From South Chestnut going west approx. 450 feet is in desperate need of attention. The past two spring and summers I have tried to patch it. It is beyond patch repair at this point. I am afraid with this surface also being in front of a church it is going to cause issues with elderly people trying to navigate it to attend services. This stretch is also on my plow route and is pretty hard on the front blade, you may be able to hear it across town when I go through there. WISLR report on this Street has it at HMA 1988, I am not sure if that is accurate or not. Moving forward I will keep all WISLR data up to date to the best of my ability.	
<u>RECOMMENDATION:</u> Mill and overlay 450 ft heading west from intersection with South Chestnut. I have two bids, one from Iowa County Highway Department, and one from Iverson Construction. It is my recommendation to not take the lower bid and to accept the bid from Iverson Construction. Iverson is a company that does asphalt all day every day. Their products, hot mix and cold mix are superior to the County. The County uses a more coarse aggregate in their hot mix and does not get as smooth of a finish as Iverson. Iverson will haul the millings and I will keep them for good fill. The county will take the milling and use them in recycle blacktop. Iverson will do all the work necessary to clean the street and prep it for tack and asphalt. The county requests that the city clean the street after milling. I don't think we should take the responsibility of prepping the surface for hot mix. Neil and Dillon both met me there at different times and looked at the job in person. Neil has stated a couple times he is a little concerned about it milling and we could have added costs. Dillion did not share those same concerns, said they might just have to skim coat then do a final lift. I do think there is work in the future that Iowa County can help us get done. We used them last year for a storm water project, I don't think they are the best choice for this one.	
<u>FISCAL IMPACT:</u> CIP \$30,329.14	
<u>ATTACHMENTS:</u>	



PO Box 160 • 3747 Contractors Court
 Kieler, WI 53812
 (608) 568-3840
www.iverson-construction.com
 EOE including disability / vets

To:	City of Mineral Point - Streets Department	Contact:	Chad Whitford
Address:	137 High Street Suite 1 Mineral Point, WI 53565	Phone:	(608) 987-2361
		Fax:	(608) 987-3885
Project Name:	Mineral Point Maiden St. Overlay	Bid Number:	5119
Project Location:	Maiden St, Mineral Point, WI	Bid Date:	7/17/2026
Attachments:	Terms and Conditions.pdf		

Line #	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
	Mill 2 Inches Off Street. Sweep/clean And Tack, Install Hot Mix Asphalt Compacted To An Average Thickness Of 2 Inches.	1.00	LS	\$30,329.14	\$30,329.14

Notes:

- A signed contract is required prior to the start of work.
- This proposal shall be included in contract. Progress payments shall be invoiced and paid monthly.
- Final price will be determined by Unit(s) Used & Unit Price(s) listed above.
- After signing, please retain one copy and forward a copy to our office on or before the cancellation date.
- This proposal shall be automatically cancelled if written acceptance has not been received by Contractor within 15 days of the Proposal Date and/or at any time before performance of the work hereunder upon CONTRACTOR'S determination that there is inadequate assurance of payment.

Payment Terms:

Payment is due upon receipt of invoice.

By my signature herein I authorize CONTRACTOR to review personal OR business Credit Reports to evaluate financial readiness to pay amounts set forth in this Proposal/Contract.

ACCEPTED: The above prices, specifications and conditions are satisfactory and hereby accepted. Buyer: _____ Signature: _____ Date of Acceptance: _____	CONFIRMED: Iverson Construction <i>Dillon Polodna</i> Authorized Signature: Estimator: Dillon Polodna dillon.polodna@iverson-construction.com
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City of Mineral Point

<u>Road</u>	<u>Asphalt Tons</u>	<u>Cost</u>
Maiden Street	150 Tons	\$14,250.00

Pavement Milling - From Chestnut Street up 450 feet along the curb out 4 feet on both sides of the road and milling both ends for the joints. This will be with 2 of Iowa County Highway trucks to haul the millings away. City of Mineral Point will be in charge of sweeping up the street when milling is done.

\$7,675.00

	<u>Cost</u>
	\$21,925.00
Record and Reports	\$955.93
Total	\$22,880.00

Please remember this is just an estimate. Actual costs could be more or less depending on conditions at the time the work is preformed.