



**VILLAGE BOARD MEETING
MONDAY, JUNE 5, 2023 AT 7:00 P.M.**

Lake Hallie Municipal Building
13136 30th Avenue
Lake Hallie, WI 54729

MINUTES

1. Meeting called to order according to Chapter 19.84 of the Wisconsin State Statutes by President Gary Spilde at 7:03 p.m.

2. Roll Call: Mr. Johnson, Mr. Spilde, and Mr. Lehmann all present. Mr. Greenwood and Mr. Berg absent.

3. Pledge of Allegiance.

4. Approval of the June 5, 2023 Agenda as presented

Mr. Johnson made a motion to approve the June 5, 2023 Village Board Meeting Agenda as presented, seconded by Mr. Lehmann. Motion carried on unanimous voice vote by members present.

5. Public Comments: Public comments are limited to two (2) minutes and will be limited to issues that have an impact on the Village of Lake Hallie. An exception to the two (2) minute limit may be made at the discretion of the Village President.

Ms. Tamara Tasseff, 3580 112th Street, Lake Hallie appeared before the Village Board to ask the reason behind the Village watering ban and what the Village's intentions were to remedy the current ban. Mr. Spilde informed the residents in attendance that over Memorial Day Weekend the Village experienced an extreme high volume of water usage draining the water tower down to a four feet level. The ban was placed in the Village to allow time to determine what drew the levels to such a low capacity. Between May 31 – June 1, 2023, the Village brought in two companies to perform water system leak detection. This detection found a main/corp leak on 44th Ave., five hydrant leaks, a hydrant which was left open on a private road located on 39th Ave and an irrigation leak/running incorrectly at the soccer field complex. Repairs/maintenance are currently underway for the leaks, once repaired the intent is to remove the ban. **Enforcement of the Village water conservation ordinance will be enforced which states that residents whose address ends in an even digit may irrigate on even number days and residents whose address ends in an odd digit may irrigate on odd number days. Outdoor irrigation season is from May 1st to September 30th and hours of irrigation are between 5 a.m. – 8 a.m. and 6 p.m. – 10 p.m.** Ms. Tasseff also asked about the updating of the comprehensive plan which expired in 2019. Mr. Johnson stated that the Plan Commission has been working on the updated plan.

Ms. Eloise Rowan mentioned an area of road that needed potholes repairs by Heartbreakers. She stated she understood that the Village was shorthanded, but just wanted to mention the need for repairs.

6. Committee/Department Reports:

A. Board Member Reports

Mr. Spilde reiterated the above reasons for the watering ban and the enforcement of the water conservation ordinance.

B. Parks, Recreation and Tourism Commission Update

Mr. Kent Stelter, Parks, Recreation and Tourism Commission stated that the commission is working on the future plans of parks. Mr. Stelter also recommended that the weekend tournament employees receive a wage increase as the tournament organizers get charged \$20.00 per hour per employee that works the weekend. The Village board

stated this request would come back on the June 19, 2023 VB meeting and that Mr. Stelter should come prepared with numbers to justify the increase of wages.

C. Police Commission/Police Department Update

Chief Orgon updated the Village Board with his June 2023 Information as follows: On April 29, 2023, from 1:00pm-3:00pm, Chief Orgon, Sgt. Dan Sokup (and Kita), Officers Andrew Straszkowski and Danielle Nelson along with the Chippewa Fire District participated in a community event with Walmart. ** During the month of May 2023, Halle Nutrition donated \$2.00 back to the Police Department from four drinks associated with the Police Department. The total donation amount raised was approximately \$1,000. A special thanks to Officer Nelson for putting this together and the owner of Hallie Nutrition, Tina Davern, for her support. ** On May 26, 2023, General Communications installed the new lights/siren package for Squad 23 in the amount of \$12,502. This allows the new squad to be synchronized with Squad 21. Squad 14 will be sold soon. ** On May 16, 2023, at 730AM, Sgt. Jeremiah Rathke responded to STH 124 and County Highway 00 for a report of a juvenile female, approximately 4-5 years old, walking along the highway. Chippewa County Deputies located the child in the area. Sgt. Rathke learned the child was 7 years old and lived in the 2800 block of County Highway 00. The child stated that she missed her school bus and went back in the house to tell her mother, but she was unable to wake her, so she decided to walk to school. Officers decided to bring the child back home and check the welfare of the mother. The officers were met by another child, 4 years old, at the front door. The officers were able to wake up the mother in her bedroom and observed smoking devices with residue, commonly used to smoke drugs such as marijuana or methamphetamine inside the room. A protective sweep of the house revealed a male subject in the basement as well as an additional male asleep in his vehicle in the driveway. Sgt. Rathke applied for a search warrant which was executed on the residence. Officers seized various suspected drug paraphernalia, numerous small baggies with crystal residue, scale, THC grinder, cut straws with residue, prescription drugs, and glass pipes with residue. The female was charged with Possession of Drug Paraphernalia, Possession of methamphetamine, Possession of THC, probation violation, felony bail jumping, and child neglect. One of the males was charged with Possession of Drug Paraphernalia, Possession of methamphetamine and the other male was charged with Possession of methamphetamine and felony bail jumping.

7. New Business:

A. Discuss/approve exchange of property by/between the Village of Lake Hallie and City of Eau Claire along Bean and Sundet Rd (Eisenhuth property)

Mr. Spilde explained he was contacted by Jason Hiess, Hiess-Loken & Associates. Mr. Hiess has been working on a division of property with Mr. Dave Eisenhuth, the Village and the city of Eau Claire since 2019. A recent meeting with the City of Eau Claire took place to further discuss the division of lands. A question was raised if the Village would be willing to exchange a parcel of land on Sundet for lands along Bean Road, the lot on Sundet having access to City utilities. The Village Board felt that would like to hear more information from Mr. Hiess, have an understanding who would stand the costs on the exchange of property as well as the development of new corporate limits for the Village. Mr. Spilde will reach out to Mr. Hiess to invite him to a board meeting in the future.

B. Discuss/approve ClearPath Energy solar project at Village of Lake Hallie's old landfill site

Mr. Jeffrey Brown from ClearPath Energy met with Mr. Spilde on a clean energy project within the Village by leasing Village of Lake Hallie's old landfill site. ClearPath Energy would like to develop a \$6.5 million+ clean energy investment to continuously generate over 4 million watts of power on site annually. The power generated would be sold through the local distribution grid to the offices of Lake Hallie, the regional school systems, and the residents/businesses of the area. The project will be designed and built ONLY if they can provide a 10% discount to electrical market prices for Village consumers. Their project would lease over 15 acres of land from the Village, paying the county & village 2 new revenue streams. Over \$500,000 during the initial term of the contract through a land lease and TBD tax value of revenue through a PILOT agreement paid to the local jurisdictions. Mr. Lehmann questioned if the DNR was asked if the solar panels could be placed on the old landfill site as he understood nothing could go on the clay cap of the site. Mr. Spilde indicated that ClearPath Energy did contact the DNR and that this site was ideal for solar panels and recommended as a use. The Village Board invited Mr. Brown to attend a meeting in the future which would allow the Village to follow up with the DNR directly seeking approval for the panels to be installed.

C. Discuss/approve Resolution #2023-19 – Appointment of Daniel Dienger to the Fire Commission

Mr. Lehmann made a motion to approve Resolution #2023-19, the appointment of Daniel Dienger to the Fire Commission, seconded by Mr. Johnson. Motion carried on unanimous voice vote by members present.

D. Discuss/approve a driveway flair for J. Balows Rentals LLC for building 1 access (off 124th Street)

Mr. Spilde explained the need for a driveway flair for J. Balow Rentals LLC to allow for trucks to enter off 124th Street with ease. This driveway flair would encompass filling in the culvert by 2' and Mr. Balow would stand all expenses incurred. Mr. Johnson made a motion to approve the driveway flair modification for J. Balows Rentals

LLC with Mr. Balow incurring all expenses, seconded by Mr. Lehmann. Motion carried on unanimous voice vote by members present.

E. Discuss/approve Resolution #2023-20 – Seasonal Park Maintenance Employee
Mr. Lehmann made a motion to approve Resolution #2023-20 – Seasonal Park Maintenance Employee, seconded by Mr. Johnson. Motion carried on unanimous voice vote by members present.

F. Discuss/approve Resolution #2023-21 – Public Works Operator 1 Position
Mr. Johnson made a motion to approve Resolution #2023-21 – Public Works Operator 1 position, seconded by Mr. Lehmann. Motion carried on unanimous voice vote by members present.

G. Discuss/approve awarding of Road Bids for 2023 Road projects
Mr. Johnson made a motion to award the 2023 Road projects as follows: 42nd Avenue from 125th Street to 43rd Avenue to Senn Blacktop in the amount of \$67,417.46; 43rd Avenue from the intersections of 42nd Avenue to 125th Street to Senn Blacktop in the amount of \$53,375.74; and 21st Avenue from 125th Street up to the Village of Lake Hallie's existing Wellhouse fence to Monarch Paving in the amount of \$23,412.70, seconded by Mr. Lehmann. Motion carried on unanimous voice vote by members present.

H. Discuss/approve installation of water service located on 21st Avenue
Mr. Spilde discussed installing a water service at property located on 21st Avenue for future home construction in 2024. With the planned paving of 21st Avenue 2023, Mr. Spilde wanted to hold discussions to install the water service prior to the paving project. Mr. Bautch obtained a quote from Montana & Sons in the amount of \$5,000, the Village would pay for the installation and assess back the cost to the property owner, allowing for collection through the tax roll process if not paid. Mr. Lehmann questioned if the Village would have police powers by paying for the installation and being able to place it on the tax roll without holding a public hearing or having a signed, recorded document to go back on. Mr. Spilde will hold discussions with Attorney Raihle to draft an agreement/document that could be signed by both the Village and the property owner allowing for collection through the tax roll if not paid.

I. Discuss/approve selling excess roads equipment on Wisconsin Surplus Online Auction site
Mr. Spilde, in discussion with the Public Works Department, asked if the board was interested in selling excess road equipment on the Surplus Auction Site. The village has a line painter, an old plow truck, tracks, and a backhoe attachment for the bob cat. Mr. Lehmann made a motion to approve selling the excess roads equipment, to include the line painter, old plow truck, tracks, and a backhoe attachment for the bobcat (of which the backhoe attachment will have a reserve placed on it) on the Wisconsin Surplus Online Auction site, seconded by Mr. Johnson. Motion carried on unanimous voice vote by members present.

8. Old Business:

A. None

9. Approval of Minutes: Minutes are unapproved & changes could be made when it is addressed during the meeting.

- A. May 1, 2023 Village Board Special Meeting Minutes
- B. May 15, 2023 Board of Review Meeting Minutes (adjournment to later date)
- C. May 15, 2023 Village Board Meeting Minutes
- D. May 31, 2023 Board of Review Minutes
- E. May 31, 2023 Village Board Special Meeting Minutes

Mr. Lehmann made a motion to approve the following Village Board meeting minutes as presented; May 1, 2023 Village Board Special Meeting Minutes; May 15, 2023 Board of Review Meeting Minutes (adjournment to later date); May 15, 2023 Village Board Meeting Minutes; May 31, 2023 Board of Review Minutes; May 31, 2023 Village Board Special Meeting Minutes, seconded by Mr. Johnson. Motion carried on unanimous voice vote by members present.

10. Finance:

A. Treasurer's Report: (Usually 2nd Meeting of each Month)

- 1. None

B. Claims & Disbursements.

1. June 5, 2023 Check Register in the amount of \$326,195.54 (Check numbers #39484-39545)
Mr. Lehmann made a motion to approve the June 5, 2023 claims and disbursements report as presented in the amount of \$326,195.54 (check #39484-39545), seconded by Mr. Johnson. On roll call vote, Mr. Lehmann, Mr. Johnson, and Mr. Spilde voted aye. Motion carried.

11. Licensing:

A. Operator(s):

1. None

B. Social Use Permit/Temporary Class “B” Retailer’s License (Village Hall Rental/Park Rental):

1. **Hallie Elite** – Ralley in the Valley Softball Tournament – Hallie Park @ 4902 117th Street on June 23 – 25, 2023

C. Park Use Rental Agreement

1. **Hallie Elite** – Ralley in the Valley Softball Tournament – Hallie Park @ 4902 117th Street on June 23 – 25, 2023

Mr. Lehmann made a motion to approve a Temporary Class “B” Retailers license to **Hallie Elite** – Ralley in the Valley Softball Tournament – Hallie Park @ 4902 117th Street on June 23 – 25, 2023 and a Park Use Rental Agreement to **Hallie Elite** – Ralley in the Valley Softball Tournament – Hallie Park @ 4902 117th Street on June 23 – 25, 2023, seconded by Mr. Johnson. Motion carried on unanimous voice vote by members present.

12. Adjournment.

Mr. Lehmann made a motion at 7:40 p.m. to adjourn, seconded by Mr. Johnson. Motion carried on unanimous voice vote by members present.

Respectfully submitted;

Kris Fitzsimmons
Clerk-Treasurer