

Regular Meeting of the Village of Somerset Board of Trustees
Village Hall, 110 Spring Street Somerset, WI 54025 | Tuesday, January 16, 2024

Village President, Mike Kappers called the Public Hearing to order at 6:00 p.m. Present were Mike Kappers, Donnie Kern, Caleb Garn, Chris Dubak, Chris Moreno, Josh Hecht, and Brandon Krohn. Also present at Village Hall - Village Attorney, Paul Mahler and Director of Public Works, Bob Gunther and Village Engineer, Chuck Schwartz.

Claire Michaelson from MSA presented information on the Comprehensive Plan.

Public Hearing closed at 6:04 p.m.

Regular Meeting called to order.

Public Comment

- Dennis Neumann - Pine Vale Final Plat

Kappers moved item 10.A. and 10.B. to the next items on the agenda.

New Business

- **Discussion/Possible Approval - Western Wisconsin Senior Center Presentation**
 - Nancy Meyer presented information regarding Freedom Park Center. Center will be used by seniors, veterans, and youth from New Richmond and surrounding Communities. Seeking additional funds from communities. Slated to open in the fall of 2024.
- **Discussion/Possible Approval - Comprehensive Plan**
 - *Motion by Kern, second by Garn to approve the Village of Somerset 2043 Comprehensive Plan. Motion carried unanimously.*

Minutes

- *Motion by Garn, second by Hecht to approve minutes of the December 19, 2023, meeting. Motion carried unanimously.*

Committee Reports

Plan Commission

- **Discussion/Possible Approval - Pine Vale Final Plat**
 - Attorney Mahler advised the board to include language regarding the utility easement being 10'. Kern asked about consideration of public comment speaker. Schwartz said there are five connections. Every adjacent parcel has a connection.
 - *Motion by Kern, second by Hecht, to approve Pine Vale Final Plat with Utility Easement of 10' and motion carried unanimously.*

Public Works

- **Discussion/Possible Approval - GPS Tracking - Which Vehicles**
 - Kappers stated this did not pass at committee level.
- **Discussion/Possible Approval - Flowerpots for Main Street**
 - The village is being asked to purchase 3 pots.

- Adopt-a-Pot program will include purchasing materials and supplies for flowerpot and maintaining it for one season. Krohn stated the Public Works Committee approved purchasing three pots totaling \$1353.
- Pots can be left out year-round and are self-watering. Gunther said placement has not been solidified.
- *Motion by Krohn, second by Kern to approve purchase of 3 flowerpots for \$1353 and approval of Adopt-a-Pot program. Motion carried with 6 ayes. Garn abstained.*

Public Safety

- **Discussion/Possible Approval - Interim Conditional Use Permit Events**
 - Dubak reviewed the Public Safety Committees proposed changes.
 - *Motion by Moreno, second by Krohn to approve the Interim Conditional Use Permit Events as presented and motion carried unanimously.*

Finance/Personnel

- **Discussion/Possible Approval - Impact Fee Needs Proposal**
 - Kappers suggested reviewing in stages.
 - Last reviewed in 2010 for \$16,000.
 - Cost could be covered by current impact fees that have been collected.
 - Schwartz suggested looking at all fees as a package rather than individually.
 - Schwartz and Lowe (Ehlers) said it is common for municipalities to review every 5-10 years.
 - The board agreed to send this back down to Finance/Personnel Committee to review.
- **Discussion/Possible Approval - State Trust Fund Loan**
 - Josh Lowe presented information regarding the State Trust Fund Loan
 - The board reviewed the resolution stating: BE IT RESOLVED, that the Village of Somerset, in the County(ies) of St. Croix, Wisconsin, borrow from the Trust Funds of the State of Wisconsin the sum of One Million Twenty Six Thousand And 00/100 Dollars (\$1,026,000.00) for the purpose of refinancing General Obligation promissory Note-Series 2020B, originally dated December 30, 2020 with the purpose to acquire land for TID #5 and for no other purpose.
 - *Motion by Garn, second by Krohn to approve the resolution as presented. Motion carried unanimously.*
 - *Motion by Kern, second by Krohn to use TID 4 closure balance to offset the 2024 deficit and motion carried unanimously.*
- **Discussion/Possible Approval - Establish Village of Somerset SCV Foundation Fund**
 - Kym Dunleap - Somerset Community Foundation - spoke on the request for the Village to establish a Somerset St. Croix Valley Foundation Fund.
 - Language of agreement updated to remove "signage throughout" from section 1.
 - Kern asked if the Village would be the affiliate. No - the Somerset Community Foundation would be.
 - *Motion by Kern, second by Krohn to approve the fund agreement as amended and motion carried unanimously.*

Fire/Rescue

- The December report was shared.

Unfinished Business

- **Discussion/Possible Approval - Ordinance 15-1-19 Building Code Schedule of Fees**
 - Garn asked when the fees were last updated. 2018. He also looked at Stillwater and St. Croix falls - proposed prices are in line with those municipalities rates.

- Kern questioned why Village of Hammond and Town of El Paso had lower fees. Tony stated their boards have not yet met to approve updated fee schedule. The Town of North Hudson has been approved.
- *Motion by Krohn, second by Hecht to approve ordinance as presented. Motion carried 4-3. Naes: Kern, Dubak, Kappers*
- **Discussion/Possible Approval - Seeking New Legal Counsel**
 - Current prosecuting attorney, Angela Olson, raising rates.
 - Deanne Koll, Bakke Norman, proposed new prosecuting attorney. Rates of \$185 for municipal court and \$225 for circuit court.
 - *Motion by Kappers, second by Kern to approve Deanne Koll, Bakke Norman, as prosecuting attorney for the Village. Roll call vote: Kern, Dubak, and Kappers - aye. Garn, Moreno, Hecht, and Krohn - abstain.*

New Business

- **Discussion/Possible Approval - Class “A” Beer & Class “A” Liquor License, Speedway**
 - *Motion by Kappers, second by Hecht to approve Class “A” Beer and Class “A” Liquor License, Speedway and motion carried unanimously.*
- **Discussion/Possible Approval - Resolution Changing the February Village Board Meeting Date**
 - Date change required due to Spring Primary Election
 - *Motion by Kappers, second by Garn to change the Public Safety Committee Meeting to February 5th at 5:30 p.m., Public Works to February 7th at 5:30 p.m., Finance/Personnel to February 7th at 7:00 p.m., and Village Board to February 13th at 6:00 p.m. and motion carried unanimously.*
- **Discussion/Possible Approval - Ordinance 2-2-14 Order of Business at Meetings; Agenda; Recognition of Visitors**
 - *Motion by Kappers, second by Garn to approve changes to Ordinance 2-2-14 as presented and motion carried unanimously.*
- **Discussion/Possible Approval - Approval of Election Inspectors**
 - *Motion by Kappers, second by Hecht to approve Election Inspectors and motion carried with 5 ayes. Dubak and Krohn abstained.*
- **Discussion/Possible Approval - Ordinance 2-4-6 Economic Development Committee**
 - Gunther stated the committee is currently inactive. Ordinance is specific regarding who can serve on the committee which is limiting.
 - *Motion by Kappers, second by Garn to approve changes to ordinance 2-4-6 as presented and motion carried with 6 ayes. Kern abstained.*

Closed Session

- *Motion by Kappers, second by Kern to convene into closed session pursuant to Wis. Stats. 19.85(1)(e) Deliberating or negotiating the purchase of public properties, investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session - Pine Vale Development Agreement and Village Owned Lot at 128 Spring Street. After a roll call vote, motion carried unanimously.*

Open Session

- *Motion by Kern, second by Krohn to move into open session at 8:45 p.m.*

- *Motion by Kappers, second by Kern to approve the Developer's Agreement for Pine Vale Phase 1 with the understanding that staff will draft and approve final exhibits and motion carried unanimously.*
- *Motion by Hecht, second by Garn to approve lease agreement with Wheelhouse Coffee with a rent amount of \$125 per month and an adjustment of lot line. Motion carried with 6 ayes. Kappers abstained.*

Village, Water and Sewer Bills

- *Motion by Krohn, second by Kern to approve. Motion carried unanimously.*

Adjourn

- *Motion by Krohn, second by Garn to adjourn at 8:47 p.m. Motion carried unanimously.*

Tasia Berger, Village Clerk