

VILLAGE OF WRIGHTSTOWN

COMMITTEE OF THE WHOLE MEETING MINUTES

The Committee of the Whole meeting, of the Village of Wrightstown, was held at Village Hall, 352 High St., Wrightstown, WI, on Tuesday, December 7, 2021.

Meeting was called to order at 6:01 p.m. by Village President Dean Erickson

The Pledge of Allegiance was recited.

Roll Call: Present – Village President Dean Erickson; Trustee Sue Byers; Trustee Mark Leonard; Trustee Andy Lundt; Trustee Terry Schaeuble; Trustee Dan Segerstrom; Trustee Keith Wendlandt

Also present: Ed Byrne (Brillion News); Administrator Travis Coenen; Director of Public Works Andy Vickman; Clerk/Treasurer Michelle Seidl; Police Chief Greg Deike; Fire Chief Mike Schampers, Fire Inspector Nathan Helbing, Resident Jennifer Swette for discussion on balcony grills; Tim Dole, Jean Jack, Neil Jack, Dustin Kersten, Ken Machlica, Isaac Minor, Brad Sigmund, Julie Sigmund and Greg Verhagen for proposed Golf Cart/ATV/UTV ordinance

Motion made by A Lundt with a second made by K Wendlandt to approve the Committee of the Whole Meeting Minutes from Tuesday, November 16, 2021. **Motion carried.**

Ordinance Amendment 12072021 – Golf Carts/ATVs/UTVs – No changes made to ordinance presented at the October 5, 2021 Village Board Meeting. Board of Trustees had no comments. Action to be taken on this item during the Village Board Meeting later this evening

Midwest Expansion Development Agreement – Parcel 300000401, 601 & 603 County Road U, Village of Wrightstown – Midwest Expansion, LLP Development Agreement, for Village of Wrightstown Parcel 300000401, was presented. Development incentive is based on an estimated newly created value of \$4,500,000, for construction of the apartment buildings next to Lucky’s Pub. Midwest Expansion, LLP is to receive 25% the new value created, paid out in annual installments, from 2024 through the close of TID 3 in 2035. Trustee Keith Wendlandt requested that wording under III) OBLIGATIONS OF THE PARTIES A) Obligations of the Developer (10) be cleaned up to read that approved materials must be used on the facades of all buildings facing County Road U

Site Improvements for Village of Wrightstown Parcels 300015600 and 300015800 - To make Village of Wrightstown Parcels 300015600 and 300015800 buildable, 6-8” of fill will need to be brought in, leveled and compacted. Highway Landscapers, Inc. is estimating the cost of the project to be \$80,000 and it should take approximately three weeks to complete. Although the Village will pay for the improvements, the expense will be recovered through the property sale. Breakdown of costs is as follows:

- Mobilization: \$2,500 (1) Lump Sum
- Manned Dozer: \$450 per hour
- Manned Sheepsfoot Roller: \$200 per hour
- Manned Backhoe: \$300 per hour
- Manned Dump Truck: \$150 per hour

Grading Foreman: \$15 per hour

Wrightstown Development, LLC (Lost Key) Interest Free Loan – Building at 505 Washington St., Parcel VW-146-1, is being renovated to house Lost Key Brewery. Proposed loan amount of \$200,000 is to be paid back over 10 years, at 0% interest. Funds will help cover construction costs and the business kick off, and would be pulled from the 2021 Economic Development/Marketing Expense budget line 100-14-56704-346-000. Prior business development loans issued ranged in amounts of \$50,000 - \$100,000

Motion made by S Byers with a second made T Schaeuble to close the Committee of the Whole meeting. **Motion carried.**

Michelle Seidl

Clerk/Treasurer