

**City of Stevens Point
REGULAR COUNCIL MEETING**

**Council Chambers
County-City Building
1516 Church St**

**May 18, 2015
7:00 P.M.**

1. Roll Call.
2. Salute to the Flag and Mayor's opening remarks.
3. *Persons who wish to address the Mayor and Council on specific agenda items other than a "Public Hearing" must register their request at this time. Those who wish to address the Common Council during a "Public Hearing" are not required to identify themselves until the "Public Hearing" is declared open by the Mayor.
4. Presentation by Kent Hall – Bird City Wisconsin.
5. Presentation by Chief Finn to James Phillip for meritorious service.
6. Presentation by Senior Poppy Princess Alexandra Raczek.
7. Presentation by Tori Jennings on downtown bicycle parking and parklets.
8. Election of Fourth District Alderperson.
9. Persons who wish to address the Mayor and Council for up to three (3) minutes on a non-agenda item.

Consideration and Possible Action on the Following:

10. Minutes of the Regular Common Council meeting of April 20, 2015, the Reorganization meeting of April 21, 2015 and the special Common Council meeting of May 11, 2015.
11. Ordinance Amendment – Setting commencement date for the terms of the members of the Airport Commission (Section 3.53(3) of the RMC).
12. Minutes and actions of the Plan Commission meeting of May 4, 2015.
13. Resolution – Conditional Use – Request to install additional communication equipment to the existing wireless communication tower, constructing a small building to house equipment, and to replace the generator at 2442 Sims Avenue/1000 Minnesota Avenue (Parcel ID 2408-33-2001-05).

14. Public Hearing – Repeal and replace Section 23.08 B (Floodplain Ordinance) of the RMC to adopt a new Wisconsin Department of Natural Resources model and include a letter of map revision, Case Number 14-05-4844.
15. Ordinance Amendment on the above.
16. Resolution Introduction – Vacating a Public Street – Prais Street pedestrian mall between Fremont Street and Illinois Avenue.
17. Transfer up to \$100,000 back from the general fund to the soil remediation fund for site investigation and remediation related activities on the former Lullabye Furniture property, 1017 Third Street.
18. Minutes and actions of the Public Protection Committee meeting of May 11, 2015 and the minutes of the special Public Protection Committee of March 16, 2015.
19. Minutes and actions of the Board of Public Works meeting of May 11, 2015.
20. Ordinance Amendment – Parking restrictions on the north side of Clark Street between Second Street and Third Street (Sections 9.05(o),(d),(j),(e) of the RMC).
21. Minutes and actions of the Personnel Committee meeting of May 11, 2015 and the minutes of the special Personnel Committee of March 16, 2015.
22. Minutes and actions of the Finance Committee meeting of May 11, 2015.
23. Minutes and actions of the Board of Water and Sewerage Commissioners meeting of May 11, 2015.
24. Minutes and actions of the Police and Fire Commission meeting of April 9, 2015 and the special Police and Fire Commission meeting of April 28, 2015.
25. Minutes and actions of the Board of Park Commissioners meeting of May 5, 2015.
26. Statutory Monthly Financial Report of the Comptroller-Treasurer.
27. Mayoral Appointments:
 - Board of Appeals
 - Meleesa Johnson, 1703 Division Street
 - Tammy Wagner, 3340 Whiting Avenue
 - Municipal Court Oversight Committee
 - Ald. Shaun Morrow, 2509 Falcons Cove
 - Board of Review
 - Jerry Moore, 317 Division Street N
 - Lincoln Center/ADRC Maintenance Negotiating Group appointment

Andrew Logan Beveridge – City Attorney
Corey Ladick – City Comptroller/Treasurer
Mike Wiza – Mayor
Mike Phillips – Alderperson
Mary McComb – Alderperson

28. Adjourn into closed session pursuant to Wisconsin Statutes 19.85(1)(e) (deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session) for the purposes of:

Negotiating the purchase of the property located at 1201 W. River Drive.

29. Adjournment.

RMC – Revised Municipal Code

Persons who wish to address the Common Council may make a statement as long as it pertains to a **specific** agenda item. Persons who wish to speak on an agenda item will be limited to a five (5) minute presentation. Any person who wishes to address the Common Council on a matter which is not on the agenda will be given a maximum of three (3) minutes and the time strictly enforced under the item, “Persons who wish to address the mayor and council on non-agenda items.” Individuals should not expect to engage in discussion with members of the City Council and City staff.

Any person who has special needs while attending this meeting or needing agenda materials for this meeting should contact the City Clerk as soon as possible to ensure a reasonable accommodation can be made. The City Clerk can be reached by telephone at (715) 346-1569 or by mail at 1515 Strongs Avenue, Stevens Point, WI 54481.

Copies of ordinances, resolutions, reports and minutes of the committee meetings are on file at the office of the City Clerk for inspection during the regular business hours from 7:30 A.M. to 4:00 P.M.

RECEIVED

MAY 06 2015

CITY CLERKS OFFICE

DECLARATION OF CANDIDACY FOR APPOINTMENT BY THE COMMON COUNCIL TO FILL VACANCY

CANDIDATE INFORMATION

Name of Candidate <u>SAMUEL L. LEVIN</u>	Office Sought (include district or branch number) <u>AIDEMAN DISTRICT 4</u>
Residence Address (number and street) <u>1020 1ST ST. APT. 103</u>	Candidate Telephone Number (residence) <u>715 347-3410</u>
City, State and Zip Code <u>STEVENS POINT, WI. 54481</u>	Candidate Telephone Number (employment)

I, SAMUEL LEVIN, being duly sworn, state that I am a candidate for the office of

AIDEMAN DISTRICT 4
(Official name of office - Include district, branch or seat number)

and I meet or will meet at the time I assume office the applicable age, citizenship, residency and voting qualification requirements, if any, prescribed by the constitutions and laws of the United States and the State of Wisconsin, and that I will otherwise qualify for office, if appointed by the Common Council. I have not been convicted of a felony in any court within the United States for which I have not been pardoned. I further certify that all information presented to the Council is true and accurate to the best of my knowledge.

[Signature]
(Signature of candidate)

STATE OF WISCONSIN)
) ss.
County of Portage)

Subscribed and sworn to before me this 10th day of May, 2015

NOTARY SEAL
NOT REQUIRED

[Signature]
(Signature of person authorized to administer oaths)

My commission expires or is permanent. 7-14-18

Notary Public or _____
(Official title if not a notary)

Council vacancy/elected-appointed

May 7, 2015

Members of the Stevens Point Common Council:

I would like to take this opportunity to place my name in consideration for the appointment of District 4 Alderperson to complete the current term of Mayor Mike Wiza.

Although I have only relocated to this district just over a year ago I did live just out of the district on West River Drive for several years.

I believe that with my prior experience of over 2 years as trustee for the Village of Whiting, as well as my two terms as a County Supervisor, I would have a distinct advantage over other candidates since there would be no learning experience and I could hit the ground running to represent the good people of District 4 as well as the rest of the citizens of Stevens Point.

I am a retired nurse, and a graduate of Mid-State Technical College with a degree in Computer Programming and Web Design.

I was the County Supervisor for District 17 (Village of Whiting, and Ward 1 of the Village of Plover) for 4 years. I served on the Commission on Aging and Disabilities Resource Board, and the Portage County Health Care Center, I was the Vice Chairman of the Board of Health and Human Services, and the Chairman of the Portage County Housing Authority.

I was also a Trustee for the Village of Whiting for over 2 years, serving on the Ordinance and Personal Committees, and the Board of Review, as well as the Chairman of the Public Safety Committee, I am currently on the Portage County Transportation Committee as well as the school board.

Most of you know me and where I stand on issues.

I am fiscally responsible, and a very big supporter of public inclusion in the process of government.

I like to hear from my constituents and I do my best to use their views in the way that I vote. I do realize that with being an Alderperson sometimes you have to make unpopular decisions, and I have no problem stepping up to the plate to do this as long as I can see the improvement for this City in the long run.

I do try to research items that come up before the board so that not only can I be well informed, but I am able to perhaps explain things in a different way to make others better understand the item..

Also from the past you know that I try to keep outsourcing of positions to a minimum. As an example I was one of the people that fought hard not to outsource the housekeeping services at the county home. Once the decision was made to hire BSG, I was at the county home their first day on the job to introduce myself, shake their hands and assure them that any assistance I could offer them was available. Once a decision is made, it is our duty to go forward with that decision and I respect the process.

Thank you for the opportunity, to apply and good luck in making the best appointment for the citizens of District 4 and the city of Stevens Point.

Sincerely,



Samuel Levin
1020 First Street # 103
Stevens Point, WI. 54481
(715) 347-3410
samlevin02@gmail.com

Heidi Oberstadt

456 Wadleigh Street | Stevens Point, WI 54481
(c) 715.573.5104 | heidi.oberstadt@gmail.com

Hello, everyone!

I know this is a formal process, so I've attached my resume, but I wanted to leave a slightly more conversational note for you.

My name is Heidi, and I have lived in Stevens Point since the fall of 2003, when I moved here to attend UWSP. While in college, I met my incredibly handsome, talented, and mustachioed husband (Brian), and we fell in love with this city together. I grew up in Weston, and Brian is from New London, so this area is geographically right in the middle of our families. We love this city so much that we decided *prior to graduation* that we wanted to stay- so we got married, found our adorable little home on the corner of Wadleigh and Georgia, pleaded with the bank to give us a mortgage, and we bought this house one year before we graduated. We have never looked back, and we absolutely love our neighborhood!

Young love helped fuel us on our extensive remodeling journey... taking our house down to the studs, finishing the attic, and I now happily work from the second floor of our house. Brian and I own a photography business, Photographic Memories LLC by The Oberstadts. I am the CSO- Chief Smile Organizer. Photography is my full-time job, although I am truly a cornucopia of interests!

I recently finished up a part-time contracted job with the national office of Trout Unlimited- a unique hybrid of sportsman group and conservation organization. I worked to help them increase their membership's gender diversity. I strongly believe in empowering women to step into leadership positions within their communities, and I'm an avid fly angler, so it was a perfect match.

One of my biggest passions is conservation, especially water conservation. I have chosen to use Trout Unlimited as my main vehicle for enacting change, although I've worked with the River Alliance in the past, as well. I'm on the state council of TU for Wisconsin, the inaugural chair of the Women's Initiative committee, and I sit on the legislative committee. We have been instrumental in engaging our (5,000+) members to contact their legislators regarding the recent slew of water (especially groundwater) legislation.

I also love music: I graduated with two degrees in music education, and I both make music and attend musical performances whenever I get a chance! I'm a percussionist, so if you ever stop by, I'll serenade you with the six foot long marimba that Brian lets me keep in our living room. :)

In the past few years, I've taught ballroom dance lessons to the Central Wisconsin Network; been kayaking in big water like Lake Michigan, Lake Superior, and Yellowstone Lake, along with many rivers; fly fished in 12 states; run nine marathons; adopted a rescue Jack Russell terrier; learned to balance upside down in yoga; and lost almost 100 pounds. I've been a busy girl, and I love adventures, especially ones that involve playing outside!

I'm very excited about the direction that the city council is moving, and I would love the opportunity to help continue to enact positive change in Stevens Point. I love this city, and I hope that you'll allow me the opportunity to serve our citizens. I look forward to speaking with you all further! Thank you for your time.

Heidi Oberstadt

456 Wadleigh Street | Stevens Point, WI 54481
(c) 715.573.5104 | heidi.oberstadt@gmail.com

Summary

A friendly, determined, insightful, and detail-oriented professional, with hands-on experience with a large, national volunteer organization. Self-motivated and accountable problem solver with the ability to work remotely, alone and with others. Very authentic presentation style, driven by a caring and observant background in education. Works well under pressure, with excellent interpersonal skills, and the ability to form relationships quickly. Widely known for an optimistic attitude, upbeat personality, and energetic lifestyle.

Key Strengths

Media | Social Media Communication | Education | Music

Education

University of Wisconsin- Stevens Point

Bachelor of General Music Education

Bachelor of Instrumental Music Education

Graduated May 2009 | GPA 3.44

Active member and serving officer of Delta Omicron: an international, professional music fraternity

Volunteered throughout the university and the community for the arts

Active member and past senior advisor, president, and secretary of Phi Eta Sigma, the honor society

Representative of Residence Hall Association

D.C. Everest Senior High School

Graduated June 2003 | GPA 3.9

Participated in National Honor Society, Wind Band, Jazz Band, Songspinners, Chamber Choir, Musicals, FBLA, and Girl Scouting, as well as the dance and soccer teams

Technology

Microsoft Office Suite: Word, Excel, Powerpoint, Outlook

Adobe Suite: Lightroom, Photoshop, Bridge

Work Experience

Photographic Memories by The Oberstadts | Owner, Operator, Photographer
Stevens Point, WI
January 2008- present

I capture images and perform other photographic services, both portrait and commercial. I work efficiently and effectively, not only in my studio and during preparation, but at on-location shoots across the country. I produce creative and consistently high-quality products for my clients, often under a short timeline. I am independently motivated and dedicated to furthering my craft by playing on my strengths and improving my weaknesses through advanced education.

Trout Unlimited | Women's Membership Coordinator
Stevens Point, WI
November 2013- October 2014

I worked in a contracted position to increase gender diversity within this volunteer-based conservation organization. I collaborated with existing staff to put on meetings and presentations, and worked within the member database to correct errors. Communication with chapters and councils was key to help encourage the creation of a welcoming atmosphere for new members, and I worked on an individual basis to help encourage minority members to step into leadership.

Point Forward Physical Therapy | Assistant Office Manager
Stevens Point, WI
January 2014-present

I schedule appointments and work with insurance companies for case authorization.
I organize and digitize office files, and comply with all HIPAA regulations.

New London School District | K-5 Music Teacher
New London, WI
Fall 2009

I filled a long-term sub position at two schools, teaching Kindergarten through fifth grade general music.

Starbucks Coffee Company
Stevens Point, WI
September 2006- March 2012

A certified barista trained in the coffee production and preparation process, I handcrafted espresso drinks in an expedited manner while providing the best possible product and presenting it with a positive attitude. I represented my store at regional training events in Chicago and helped to train our store staff.

Recent Volunteer Experience

Trout Unlimited Wisconsin Women's Initiative Committee Chair

I have been with the Women's Initiative since it began in our state in 2012. Encouraging the growth of our female membership is now a regular topic of board meetings across the state, and chapters are hosting women's events on their own. We have several Women's Initiative chairs at the chapter level, and we now have two separate women's fishing clinics each year within our state. I also volunteer on the banquet committee, and travel within our region to visit as many chapter events and women's events as I can to provide support.

Trout Unlimited Frank Hornberg Chapter Membership Chair

I'm currently working to help our struggling local chapter grow our membership and engage our current members. Our recent wins involving teaching the leadership how to use the bulk email tool, hosting a non-work day social event, and changing our meeting location to a more family-friendly venue.

Photo/Video Team Supervisor for Life! Promotions

I supervise a team of 14 photographers and videographers for a multi-day concert festival. I work with festival staff to ensure a safe environment for our shooters to work around pyrotechnics and other show logistics. I create the shooting schedules and pair up teams to work together, as part of our mentoring program. As a team, we cover the event, edit our footage, and put together a recap video for the jumbotrons before each night's headliner. This process requires long hours, perfect timing, and demonstrated professionalism by our whole team.

Our recent work can be found here: <http://lifest.com/2014/>

Photographer for Wisconsin DNR

I donate my time at least once per summer to help our DNR staff by capturing images from streams during fish shocking and water flow measurements. These photos have been used by many organizations within our state (Wisconsin River Alliance, Central Sands Water Action Coalition, Friends of the Tomorrow River, Friends of the Central Sands, Friends of the Little Plover River) to demonstrate the deteriorating conditions of our streams and lakes due to excessive high capacity well pumping of groundwater.

Photographer for Trout Unlimited events

The photos that I take at our local TU events, including the 2013 Annual Meeting and 2014 Teen Summit, as well as photos that I volunteered from several of the regional meetings that I attended while working for TU, have been donated for TU use. They have been used in Headwaters programming materials, in TROUT magazine, in Wisconsin Trout, in TU promotional materials, in many chapter and council newsletters (typically with award winners), and I recently caught one of my images in our CEO's State of TU address last year while viewing the address online.

I have gladly donated lots of time and images when I thought it would be beneficial to the organization.

**City of Stevens Point
REGULAR COUNCIL MEETING**

Council Chambers
County-City Building
1516 Church St.

April 20, 2015
7:00 P.M.

Mayor Gary Wescott, Presiding

Roll Call: Ald. Doxtator, Walther, O'Meara, Wiza, M. Stroik, Slowinski, Trzebiatowski, Patton, R. Stroik, Phillips, Moore.

Also

Present: City Clerk Moe, Attorney Beveridge, C/T Ladick; Directors Schatschneider, Schrader, Ostrowski, J. Lemke; Fire Chief Finn, Interim Police Chief Skibba, Lisa Jakusz, Human Resource Manager, Steve Shepro, Assessor, Kelley Pazdernik, Mayoral Assistant, Nate Enwald, Brandi Makuski, Larry Lee.

2. Salute to the Flag and Mayor's opening remarks.

Mayor Wescott stated he would hold his opening remarks for Agenda item #24.

3. *Persons who wish to address the Mayor and Council on specific agenda items other than a "Public Hearing" must register their request at this time. Those who wish to address the Common Council during a "Public Hearing" are not required to identify themselves until the "Public Hearing" is declared open by the Mayor.

No one wished to address the Mayor and City Council.

4. Persons who wish to address the Mayor and Council for up to three (3) minutes on a non-agenda item.

Robert Woehr, 727 Second Street, wanted to publically and personally thank Mayor Wescott for the past five months of service and leadership.

Reid Rocheleau, 408 Cedar, Whiting, thanked outgoing Mayor Wescott and asked Mayor-Elect Wiza to consider appointing people who are willing to serve their community. He wished everyone good luck.

Mary McComb, 2100 Elk Street, expressed her appreciation to Randy Stroik for his care and conscientiousness in representing District #9.

Consideration and Possible Action on the Following:

5. Minutes of the Regular Common Council meeting of March 16, 2015 and the Special Common Council meeting of April 13, 2015.

Ald. O'Meara **moved**, Ald. Moore seconded, to approve the regular Common Council meeting minutes of March 16, 2015 and the Special Common Council meeting of April 13, 2015.

Call for the Vote: Ayes: All.

Nays: None. Motion adopted.

6. Appointment Process for 4th District Alderperson.

Ald. Trzebiatowski **moved**, Ald. Walther seconded, to accept the process for election of District #4 Alderperson.

Call for the Vote: Ayes: All.
Nays: None. Motion adopted.

7. Minutes and actions of the Plan Commission meeting of April 6, 2015.

Ald. Patton **moved**, Ald. M. Stroik seconded, to approve the minutes and actions of the Plan Commission meeting of April 6, 2015.

Call for the Vote: Ayes: All.
Nays: None. Motion adopted.

8. Resolution – Conditional Use – Request to construct a residence using the “R-TND” Traditional Neighborhood Development Overlay District reduced setback requirements at 225 West Cornell Avenue.

Ald. Moore **moved**, Ald. Phillips seconded, to approve the conditional use request at 225 West Cornell Avenue.

Call for the Vote: Ayes: Ald. Moore, Phillips, R. Stroik, Patton, Trzebiatowski, Slowinski, M. Stroik, Wiza, O’Meara, Walther, Doxtator.
Nays: None. Motion adopted.

9. Resolution – Conditional Use – Request to amend conditional use permit to construct an approximate 300 square foot office building at 3901-41 Doolittle Drive.

Ald. Phillips **moved**, Ald. Patton seconded, to approve the conditional use request to construct an approximate 300 square foot office building on Doolittle Drive.

Call for Vote: Ayes: Ald. Doxtator, Walther, O’Meara, Wiza, M. Stroik, Slowinski, Trzebiatowski, Patton, R. Stroik, Phillips, Moore.
Nays: None. Motion adopted.

10. Resolution – Conditional Use – Request to amend conditional use permit to construct an approximate 6,400 square foot airplane hangar at the City of Stevens Point Municipal Airport/Mattson Field, 4401-4501 Highway 66.

Ald. Patton **moved**, Ald. Moore seconded, to approve the amended conditional use request for an approximate 6,400 square foot airplane hangar at the City of Stevens Point Municipal Airport.

Call for the Vote: Ayes: Ald. Moore, Phillips, R. Stroik Patton, Trzebiatowski, Slowinski, M. Stroik, Wiza, O’Meara, Walther, Doxtator.
Nays: None. Motion adopted.

11. Resolution – Conditional Use – Request to amend conditional use permit to add

additional conditions to the gas station use to protect the groundwater supply within Groundwater (Wellhead) Protection Overlay District B at 1201 Badger Avenue.

Ald. M. Stroik **moved**, Ald. Slowinski seconded, to amend the conditional use permit to add additional conditions to the gas station use to protect the groundwater supply within Groundwater (Wellhead) Protection Overlay District B at 1201 Badger Avenue.

Call for the Vote: Ayes: Ald. Doxtator, Walther, O'Meara, Wiza, M. Stroik, Slowinski, Trzebiatowski, Patton, R. Stroik, Phillips, Moore.
Nays: None. Motion adopted.

12. Resolution – Subdivision plant request to amend Carol's Lane subdivision plat, located on the southwest corner of the intersection of Carol's Lane and Mary's Drive.

Ald. Walther **moved**, Ald. Doxtator seconded, to approve the request to amend Carol's Lane subdivision plat.

Call for the Vote: Ayes: Ald. Moore, Phillips, R. Stroik, Patton, Trzebiatowski, Slowinski, M. Stroik, Wiza, O'Meara, Walther, Doxtator.
Nays: None. Motion adopted.

13. Minutes and actions of the Public Protection Committee meeting of April 6, 2015 and the actions of the Special Public Protection Committee meeting of April 20, 2015.

The Special Public Protection meeting of April 20, 2015 was canceled.

Ald. Slowinski **moved**, Ald. Moore seconded, to approve the minutes and actions of the Public Protection Committee meeting of April 6, 2015.

Call for the Vote: Ayes: All.
Nays: None. Motion adopted.

14. Ordinance Amendment – Creation of a Social Host Ordinance (24.53 of the RMC).

Ald. Trzebiatowski **moved**, Ald. M. Stroik seconded, to approve the creation of a Social Host Ordinance.

Call for the Vote: Ayes: Ald. Doxtator, Walther, O'Meara, Wiza, M. Stroik, Slowinski, Trzebiatowski, Patton, R. Stroik, Phillips, Moore.
Nays: None. Motion adopted.

15. Minutes and actions of the Board of Public Works meeting of April 6, 2015.

Ald. Walther **moved**, Ald. Doxtator seconded, to approve the minutes and actions of the Board of Public Works meeting of April 6, 2016.

Call for the Vote: Ayes: Ald. Moore, Phillips, R. Stroik, Patton, Trzebiatowski, Slowinski, M. Stroik, Wiza, O'Meara, Walther, Doxtator.
Nays: None. Motion adopted.

16. Minutes and actions of the Finance Committee meeting of April 6, 2015.

Ald. Slowinski **moved**, Ald. Phillips seconded, to have C/T Ladick execute an analysis outlining the pros and cons of closing TIF District #6 early versus allowing TIFs #5 and #7 to fund TIF #6 and postpone the hiring of Ehlers for a month.

Ald. Wiza asked if the outcome after C/T Ladick does the analysis would be any different than what was discussed earlier.

C/T Ladick stated no.

Dir. Ostrowski stated the item discussed is to hire Ehlers to do the project plan which would include the transfer of funds out of Districts #5 and #7 into #6 which could then be considered at a later time.

Ald. Patton asked if the authorization to transfer funds between TIF districts would come before City Council each time.

Dir. Ostrowski said yes.

Call for the Vote: Ayes: Ald. R. Stroik, Slowinski,
 Nays: Ald. Moore, Phillips, Patton, Trzebiatowski, M. Stroik,
 Wiza, O'Meara, Walther, Doxtator. Motion failed.

Ald. O'Meara **moved**, Ald. Patton seconded, to return to the original action from the Finance Committee on April 13, 2015.

Call for the Vote: Ayes: Ald. Doxtator, Walther, O'Meara, Wiza, M. Stroik, Slowinski,
 Trzebiatowski, Patton, Phillips, Moore.
 Nays: Ald. R. Stroik. Motion adopted.

17. Minutes and actions of the Personnel Committee meeting of April 6, 2015 and the actions of the Special Personnel Committee meeting of April 20, 2015.

Ald. Phillips **moved**, Ald. Moore seconded, to approve the minutes and actions of the Personnel Committee minutes of April 6, 2015 and the actions of the Special Personnel Committee meeting of April 20, 2015.

Call for the Vote: Ayes: Ald. Moore, Phillips, R. Stroik, Patton, Trzebiatowski,
 M. Stroik, Wiza, O'Meara, Walther, Doxtator.
 Nays: None.
 Abstain: Ald. Slowinski. Motion adopted.

18. 2015 Base Wage Collective Bargaining Agreement with Teamsters Local 662.

Ald. O'Meara **moved**, Ald. Phillips seconded, to approve the 2015 Base Wage Collective Bargaining Agreement with Teamsters Local 662.

Call for the Vote: Ayes: Ald. Doxtator, Walther, O'Meara, Wiza, M. Stroik,
 Trzebiatowski, Patton, R. Stroik, Phillips, Moore.
 Nays: None.
 Abstain: Ald. Slowinski. Motion adopted.

19. Minutes and actions of the Board of Water and Sewerage Commissioners meeting of April 6, 2015.

Ald. Slowinski **moved**, Ald. M. Stroik seconded, to approve the minutes and actions of the Board of Water and Sewerage Commissioners meeting of April 6, 2015.

Call for the Vote: Ayes: Ald. Moore, Phillips, R. Stroik, Patton, Trzebiatowski, Slowinski, M. Stroik, Wiza, O'Meara, Walther, Doxtator.
Nays: None. Motion adopted.

20. Minutes and actions of the Police and Fire Commission meeting of March 3, 2015 and the Special Police and Fire Commission meetings of March 12 and 24, 2015.

Ald. Patton **moved**, Ald. Doxtator seconded to approve the minutes and actions of the Police and Fire Commission meeting of March 3, 2015, Special Police and Fire Commission meetings of March 12 and 24, 2015.

Call for the Vote: Ayes: All.
Nays: None. Motion adopted.

21. Minutes and actions of the Board of Park Commissioners meeting of April 1, 2015.

Ald. Moore **moved**, Ald. Walther seconded, to approve the minutes and actions of the Board of Park Commissioners meeting of April 1, 2015.

Call for the Vote: Ayes: All.
Nays: None. Motion adopted.

22. Minutes and actions of the Transportation Commission meeting of March 26, 2015.

Ald. M. Stroik **moved**, Ald. Slowinski seconded, to approve the minutes and actions of the Transportation Commission meeting of March 26, 2015.

Call for the Vote: Ayes: All.
Nays: None. Motion adopted.

23. Statutory Monthly Financial Report of the Comptroller-Treasurer.

Ald. Moore **moved**, Ald. Patton seconded, to approve and place on file the Statutory Monthly Financial Report of the Comptroller-Treasurer.

Call for the Vote: Ayes: All.
Nays: None. Motion adopted.

24. Recognition of and remarks by Mayor Wescott, Alderpersons Walther, O'Meara, M. Stroik, Trzebiatowski, R. Stroik and Moore.

Mayor Wescott presented Ald. Walther, O'Meara, Wiza, M. Stroik, Trzebiatowski, R. Stroik and Moore with recognition awards for their dedication and service to the City of Stevens Point.

He wished the current as well as newly elected Alderpersons success and good luck.

Ald. Walther stated he would like to thank the Stevens Point City Council for providing him with the opportunity to serve on the City Council since October of 2014. He added by attending meetings, hosting listening sessions and speaking directly with his constituents, he felt he had represented his District well and it has been a pleasure working with fellow Alderpersons and the constituents of District #2.

Ald. O'Meara stated it has been an honor to serve as 3rd District Alderperson and wished to thank the citizens of Stevens Point and in particular the constituents of the 3rd District who have been supportive during his time as Alderperson. He offered advice to the newly elected Alderpersons to know the statutes relating to City government.

Ald. Wiza stated it has been a pleasure working with this Common Council. He added that he thinks everyone is working together in the best interest of the City of Stevens Point.

Ald. M. Stroik thanked the citizens of the 5th District for allowing her to serve as their representative. She also wished her successor, Bryan Van Stippen, success and good luck in his new role as 5th District Alderperson.

Ald. Trzebiatowski stated his departure from public service is bittersweet. He asked newly elected Council members to keep in mind the good of the many outweigh the good of the few or the individual.

Ald. R. Stroik stated it has been a great 12 years and he is very proud of all the accomplishments that were made during this time. He also thanked the constituents of the 9th District who entrusted him to be their representative for the past 12 years.

Ald. Moore expressed his pride in the accomplishments of the City Council as well as the City of Stevens Point. He wished Mayor-Elect Wiza success because if the Mayor succeeds, the Council and the City succeed.

Mayor Wescott stated everyone should be proud of the accomplishments over the past five months. He added elected officials are the architects of the future and it is always a work in progress.

25. Adjournment.

The meeting was adjourned at 8:25 p.m.

**REORGANIZATION MEETING OF
THE COMMON COUNCIL**

**City Conference Room
1515 Strongs Avenue**

**April 21, 2015
4:30 P.M.**

Mayor Mike Wiza, Presiding

Roll Call: Ald. Doxtator, Mrozek, Ryan, Slowinski, Kneebone, Patton, McComb, Phillips, Morrow.
Excused: Ald. Van Stippen.
Vacant: District 4

Also

Present: Clerk Moe, City Attorney Beveridge, C/T Ladick, Dir. Schrader, Barb Jacob, Brandi Makuski, Sari Lesk, Nichole Lysne.

Consideration and Possible Action on the Following:

2. Mayoral Appointments to Various Boards and Commissions.

Committee/Commission/Board	Appointee	Appointee's Address	Term (In Years)	Date Term Expires
Board of Appeals	Ald. Denise Mrozek	600 Illinois Avenue	3yrs	4/30/2017
Board of Appeals	Henry Korger	3200 Water Street	3yrs	4/30/2018
Board of Appeals	John Gardner	1308 Wisconsin Street	3yrs	4/30/2018
Board of Appeals	Edward M. Bancker Jr.	3903 Nebel Street	3yrs	4/30/2018
EMS Oversight Board	Ald. Shaun Morrow	2509 Falcons Cove	2yrs	4/17/2016
EMS Oversight Board	Ald. Michael Phillips	3225 Mary Street	2yrs	4/18/2016
Historical Preservation/Design Review Commission	Ald. Garrett Ryan	1708 Clark Street	2yrs	4/17/2017
Historical Preservation/Design Review Commission	Sarah Scripps	2624 Blaine Street	3yrs	4/30/2018
Historical Preservation/Design Review Commission	Karl Halsey (Alt. 1)	2149 Elk Street	3yrs	4/30/2018
Historical Preservation/Design Review Commission	Robert Woehr (Alt. 2)	727 2nd Street	3yrs	4/30/2018
Housing Authority	Nicole Tank	3901 Simonis Street	4yrs	12/31/2017
Housing Authority	Ald. George Doxtator	1401 Wisconsin Street	5yrs	12/31/2020
Housing Authority	Larry Schroda	1300 Briggs Street	5yrs	12/31/2019
Municipal Court Oversight Cmte	Mayor Mike Wiza	1515 Strongs Avenue	2yrs	4/30/2016
Board of Park Commissioners	Ald. Mary McComb	2100 Elk Street	3yrs	5/7/2018
Board of Park Commissioners	Wayne Sorenson	1800 Michigan Avenue	3yrs	5/7/2018
Board of Park Commissioners	Ald. Jeremy Slowinski	4501 Pleasant View Drive	3yrs	5/7/2018

Board of Park Commissioners	Liz McDonald	1760 Strongs Avenue	3yrs	5/7/2018
City Plan Commission	Mayor Mike Wiza	1515 Strongs Avenue	3yrs	4/30/2018
City Plan Commission	Ald. Mary Kneebone	5718 Sandpiper Drive	3yrs	4/30/2018
City Plan Commission	Dave Cooper	3300 Algoma Street	3yrs	4/30/2018
City Plan Commission	Garry Curless	3009 Della Street	3yrs	4/30/2018
City Plan Commission	Robert Brush	3243 Yvonne Drive	3yrs	4/30/2016
Police and Fire Commission	Gary Wescott	1808 Texas Avenue	5yrs	4/30/2017
Police and Fire Commission	Robert Ostrowski	516 Michigan Avenue	5yrs	4/30/2020
Police and Fire Commission - Liaison	Ald. Tony Patton	3917 Jordan Lane	1 yr	4/19/2016
Board of Review	Elbert Rackow	1824 Gilkay Avenue	5yrs	4/30/2020
Board of Review	Fred Steffen (Alt. #1)	1310 Rogers Street	3yrs	4/30/2018
Board of Review	Robert Woehr (Alt. 2)	727 2nd Street	3yrs	4/30/2018
Solid Waste Management Board	Mayor Mike Wiza	1515 Strongs Avenue	3yrs	4/30/2018
Space and Properties	Mayor Mike Wiza	1515 Strongs Avenue	2yrs	4/30/2017
Transportation Commission	Ald. Mary McComb	2100 Elk Street	1yr	4/19/2016
Transportation Commission	Fred Hopfensperger	1924 West River Drive	3yrs	4/30/2018
Transportation Commission	Nichole Lynse	1825 Gilkay Street	3yrs	4/30/2018
Airport Commission	James Cooper	1908 Pine Street	5yrs	9/30/2016
Board of Water and Sewage Commissioners	James Cooper	1908 Pine Street	5yrs	9/30/2020
Weed Commissioner	James Zepp	1515 Strongs Avenue	1yr	4/30/2016

Mary McComb questioned the appointment of Karl Halsey to the Historical Preservation/Design Review Committee.

Mayor Wiza suggested two options: 1) make a motion to keep the appointment open for a month or, 2) deny Mr. Halsey's appointment.

Ald. McComb **moved**, Ald. Doxtator seconded, to deny the appointment of Karl Halsey to the Historical Preservation/Design Review Committee and leave the appointment vacant for a month so other candidates may apply.

Ald. Slowinski reiterated that it's not that Mr. Halsey doesn't like being on the Committee, it's that he has a different perspective.

Ald. McComb stated her understanding was Mr. Halsey strenuously objected to preserving an historic building on Main Street.

Mayor Wiza stated his understanding is the Committee is entrusted with preserving the historical integrity of buildings and districts within the City.

Ald. Ryan agreed Mr. Halsey’s opinion strayed from the concept and purpose of preserving historical buildings/districts.

Call for the Vote: Ayes: Majority.
Nays: Minority. Motion adopted.

Ald. Slowinski **moved**, seconded by Ald. Phillips to accept the Mayoral appointments to the various Boards and Commissions as presented.

Call for the Vote: Ayes: All.
Nays: None. Motion adopted.

3. Mayoral Appointments of Council Members to Standing Committees.

BOARD OF PUBLIC WORKS

Mayor Mike Wiza, Chairperson
Comptroller/Treasurer Corey Ladick
Mary McComb
Garrett Ryan
Vacant District 4
George Doxtator
Mary Kneebone

FINANCE COMMITTEE

Jeremy Slowinski, Chairperson
Bryan Van Stippen
Tony Patton
Mary Kneebone
Michael Phillips

PUBLIC PROTECTION COMMITTEE

George Doxtator, Chairperson
Shaun Morrow
Bryan Van Stippen
Garrett Ryan
Denise Mrozek

PERSONNEL COMMITTEE

Mike Phillips, Chairperson
Jeremy Slowinski
Denise Mrozek
Tony Patton
Vacant – District 4

Ald. Patton asked that he remain as Finance Chairman to maintain continuity.

Mayor Wiza stated the appointments stand as they are and if anyone would become ineligible to serve or represent their district, then a reappointment would be considered.

Ald. Patton **moved**, Ald. Doxtator seconded, to approve the Board of Public Works appointments, the Public Protection Committee appointments and the Personnel Committee appointments and pulling the Finance Committee appointments.

Call for the Vote: Ayes: All.
Nays: None. Motion adopted.

Ald. Slowinski stated that he was asked to Chair the Finance Committee and he is able and willing to step into this position.

Ald. McComb asked why Ald. Patton was not reappointed as Chairman of the Finance Committee.

Mayor Wiza stated he wanted to ensure that all Alderpersons have an opportunity to chair the various committees. He added that he hopes to rotate all Alderpersons through the various committees to gain experience. Mayor Wiza stated both Mayors Wescott and Halverson had done this and it is a good way to

get everyone involved in every aspect of the City.

Ald. Patton **moved** to deny the appointment of Ald. Slowinski to Chairperson of Finance. There being no second, the motion failed.

Ald. Doxtator **moved**, Ald. Ald. Mrozek seconded, to approve the entire appointments to the Finance Committee.

Call for the Vote: Ayes: Majority.
 Nays: Minority. Motion adopted.

4. Nominations and Election of President of the Council.

Mayor Wiza outlined the process for the election of Council President. He stated that the Council President acts as a liaison between the Council and the Mayor and in the event the Mayor would be unable to fulfill his duties, the Council President would serve as Mayor.

Ald. Patton asked how the President of the Council disseminates information to other Alderpersons.

Attorney Beveridge responded that the best practice was to go through the City Clerk's office.

Ald. Patton asked what additional authority the Council President would have.

Mayor Wiza replied none.

Mayor Wiza opened the floor for nominations for Council President.

Ald. Slowinski nominated Ald. Phillips.

Ald. Kneebone nominated Ald. Doxtator.

There were no other nominations.

Mayor Wiza stated that ballots would be distributed and Council members were to vote for either Ald. Phillips or Ald. Doxtator for Council President.

After counting the ballots, Ald. Phillips was elected City Council President. The results were Ald. Phillips seven (7), Ald. Doxtator one (1) and Ald. Slowinski one (1).

***5. Addendum to the Ground Lease and Property Use Agreement with the Boys & Girls Club.**

Mayor Wiza asked if Dir. Schrader had any concerns on the addendum.

Dir. Schrader stated he did not have any concerns.

City Attorney Beveridge stated this addendum protects the City.

Ald. Slowinski **moved**, Ald. Kneebone seconded, to approve the addendum to the ground lease and property use agreement with the Boys and Girls Club.

Call for the Vote: Ayes: All.
Nays: None. Motion adopted.

6. Adjournment.

The meeting was adjourned at 4:59 p.m.

**CITY OF STEVENS POINT
SPECIAL COMMON COUNCIL MEETING**

Lincoln Center
1519 Water Street

May 11, 2015
7:30 P.M.

Mayor Mike Wiza, Presiding

Roll Call: Alderpersons Mrozek, Ryan, Van Stippen, Slowinski, Kneebone, Patton, McComb, Phillips, Morrow.
Excused: Alderperson Doxtator.
Vacant: District 4

Also

Present: City Attorney Beveridge; City Clerk Moe; C/T Ladick; Directors Ostrowski, Schatschneider and Lemke.

At 7:31 p.m. Mayor Wiza recessed the meeting until after the Finance Committee.

Mayor Wiza called the Council back into session at 9:31 p.m.

Discussion and Possible Action on the Following:

2. Memorandum of Understanding between the City of Stevens Point and Service Cold Storage

Ald. Slowinski **moved**, Ald. Phillips seconded, to approve the Memorandum of Understanding between the City of Stevens Point and Service Cold Storage and authorize staff to make minor nonsubstantive changes as needed.

Roll Call: Ayes: Alderpersons Morrow, Phillips, McComb, Patton, Kneebone, Slowinski, Van Stippen, Ryan, Mrozek.
Nays: None. Motion adopted.

3. Adjournment.

Meeting adjourned at 9:33 p.m.

**ORDINANCE AMENDING THE REVISED MUNICIPAL CODE OF THE CITY OF
STEVENS POINT, WISCONSIN**

The Common Council of the City of Stevens Point do ordain as follows:

SECTION I: That Subsection (3) of Section 3.53 of the Revised Municipal Code, Airport Commission, is hereby **amended** to read as follows:

(3) **TERM:** The terms of the initial appointments to the Airport Commission shall be as follows: one commissioner for one year, one commissioner for two years, one commissioner for three years, one commissioner for four years, and one commissioner for five years. Following the initial appointments, any reappointments or new appointments shall be for a five year term. Appointments to the Airport Commission shall be made at the April reorganization meeting of the Common Council. Terms shall commence on May 1 following such meeting.

SECTION II: This ordinance shall take effect upon passage and publication, as provided by law.

APPROVED: _____
Mike Wiza, Mayor

ATTEST: _____
John Moe, City Clerk

Dated: May 12, 2015
Approved: May 18, 2015
Published: May 22, 2015

REPORT OF CITY PLAN COMMISSION
May 4, 2015 – 6:00 PM
Lincoln Center – 1519 Water Street

PRESENT: Mayor Mike Wiza, Alderperson Kneebone, Commissioner Bob Brush, Commissioner Anna Haines, Commissioner Daniel Hoppe, Commissioner Garry Curless, and Commissioner Dave Cooper.

ALSO PRESENT: Community Development Director Michael Ostrowski, Economic Development Specialist Kyle Kearns, City Clerk John Moe, Comptroller/Treasurer Corey Ladick, Director Schatschneider, Alderperson Doxtator, Alderperson Ryan, Alderperson Slowinski, Alderperson McComb, Alderperson Phillips, Alderperson Morrow, Brandi Makuski, Mary Ann Laszowski, Barb Jacob, Nathaniel Enwald, Mykayla Hilgart, Dale O’kray, and Neal Nealis.

INDEX:

1. Report of the April 6, 2015 Plan Commission meeting.
2. **Public Hearing** - Request from Dale O’Kray, Representing the Portage County Sheriff’s Office, for a conditional use permit for the purposes of installing additional communication equipment to the existing wireless communication tower, constructing a small building to house equipment, and to replace the generator at **2442 Sims Avenue / 1000 Minnesota Avenue (Parcel ID 2408-33-2001-05)**.
3. Action on the above.
4. Repeal and recreation of Chapter 23.08 B (Floodplain ordinance) of the Revised Municipal Code of the City of Stevens Point to adopt a new Wisconsin Department of Natural Resources model and include a letter of map revision, Case Number 14-05-4844. (*The public hearing for this item will be held at the Common Council meeting on May 18, 2015*).
5. Adjourn.

-
1. Report of the April 6, 2015 Plan Commission meeting.

Motion by Commissioner Curless to approve the report of the April 6, 2015 Plan Commission meeting; seconded by Commissioner Cooper. Motion carried 7-0.

2. **Public Hearing** - Request from Dale O’Kray, Representing the Portage County Sheriff’s Office, for a conditional use permit for the purposes of installing additional communication equipment to the existing wireless communication tower, constructing a small building to house equipment, and to replace the generator at **2442 Sims Avenue / 1000 Minnesota Avenue (Parcel ID 2408-33-2001-05)**.

Mayor Wiza declared the public hearing open.

Captain Dale O’Kray, Portage County Sheriff’s Office, explained upgrades are occurring to towers throughout the county, which involves changing them from a repeater tower to a simulcast tower. The Stevens Point Police Department suggested the Goerke Field tower for the location in the city. The amendment to the conditional use would be for the additional equipment on the tower and the building at the base of the tower.

Commissioner Brush asked if the equipment would include additional antennas, to which Captain O’Kray answered yes, and pointed them out in the plans attached to the staff report.

Mayor Wiza declared the public hearing closed.

3. Action on the above.

Alderson Slowinski asked the size of the building and if it would interfere with the existing batting cages. Captain O’Kray explained the structure would be 10 feet by 10 feet and located north of the tower, separate from the existing building. Furthermore, it would not interfere with the batting cages.

Director Ostrowski explained that the Goerke Complex is approximately 30 acres in sized and the communication tower is located in the middle of it, just to the west of the football field. The request would be for an approximately 10 foot by 12 foot building in addition to the antenna changes to the existing tower, and a new generator. Staff recommends approval with conditions outlined in the staff report.

Motion by Commissioner Cooper to approve the request from Dale O’Kray, representing the Portage County Sheriff’s Office, for a conditional use permit for the purposes of installing additional communication equipment to the existing wireless communication tower, constructing a small building to house equipment, and to replace the generator at 2442 Sims Avenue / 1000 Minnesota Avenue (Parcel ID 2408-33-2001-05) with the following conditions:

- Any other pertinent requirements from the Federal Aviation Administration (FAA) shall be met.
- Any and all mechanical equipment located on the ground shall be completely concealed or screened, except generators.
- The main exterior material for the building shall be the “Arizona Sandstone” masonry.

seconded by Commissioner Haines. Motion carried 7-0.

4. Repeal and recreation of Chapter 23.08 B (Floodplain ordinance) of the Revised Municipal Code of the City of Stevens Point to adopt a new Wisconsin Department of Natural Resources model and include a letter of map revision, Case Number 14-05-4844. (*The public hearing for this item will be held at the Common Council meeting on May 18, 2015*).

Director Ostrowski explained this agenda item is twofold. The first is to adopt a new 2012 ordinance model from the Department of Natural Resources (DNR), and second, to adopt a Letter of Map Revision to remove approximately 200 properties out of the standard 100 year flood plain. The following steps need to occur to complete this process; Plan Commission’s recommendation; public hearing at the Common Council meeting and action on the Plan Commission recommendation, publication of the ordinance; and forwarding of the ordinance to the DNR and Federal Emergency Management Agency for certification. Director Ostrowski noted that this does not completely take the properties out of the floodplain, but changes the classification of the floodplain that they are in.

Commissioner Haines asked how this determination has been made, to which Director Ostrowski answered the reconstruction of the sea wall to a proper height.

Commissioner Curless asked if this would also remove properties on Della Street from the floodplain, to which Director Ostrowski stated many of those properties were removed in 2010, and this project would not involve those properties.

Commissioner Cooper asked for clarification regarding the public hearing being held at the Common Council versus at Plan Commission. Director Ostrowski explained that the information was not received in time for proper notice and publication for the Plan Commission.

Mary Ann Laszewski, 1209 Wisconsin Street, asked for the area of Pine and Brawley streets to be pointed out on the map to which Director Ostrowski identified.

Motion by Commissioner Hoppe to approve the repeal and recreation of Chapter 23.08 B (Floodplain ordinance) of the Revised Municipal Code of the City of Stevens Point to adopt a new Wisconsin Department of Natural Resources model and include a letter of map revision, Case Number 14-05-4844; seconded by Commissioner Curless. Motion carried 7-0.

5. Adjourn.

Meeting Adjourned at 6:17 pm.

RESOLUTION

**[GOERKE PARK 2442 SIMS AVE / 1000 MINNESOTA AVE]
[CONDITIONAL USE - COMMUNICATION TOWER]**

BE IT RESOLVED by the Common Council of the City of Stevens Point, Portage County, Wisconsin, that based upon the application and after reviewing the Plan Commission record and hearing the testimony of interested parties, the Common Council determines that all conditions required have been met, the property located at the **2442 Sims Ave / 1000 Minnesota Ave (Parcel ID 2408-33-2001-05)**, described as PRT NE NW S33 T24 R8 COM NE COR MAIN & MICH TH N250' FOR POB N884' M/L E1257.7' TO WL MINN S1134.5' TO NL MAIN W ALG NL MAIN 847.1' N 350' W230' N40' W 100' S140' W70' TO POB (GOERKE PARK) 123/344 147/36 452/428-89 649/901 773023ESMT 801723-RES, Portage County, Wisconsin, hereby be granted a Conditional Use Permit Amendment for the purposes of installing additional communication equipment to the existing wireless communication tower, constructing a small building to house equipment, and to replace the generator, as shown on the attached plans, with the following conditions:

1. Any other pertinent requirements from the Federal Aviation Administration (FAA) shall be met.
2. Any and all mechanical equipment located on the ground shall be completely concealed or screened, except generators.
3. The main exterior material for the building shall be the "Arizona Sandstone" masonry.

Such approval constitutes a Conditional Use under the City's ordinances.

Approved:

Mike Wiza, Mayor

Attest:

John Moe, City Clerk

Dated: May 18, 2015

Adopted: May 18, 2015

Drafted by: Michael Ostrowski

Return to: City Clerk

PROJECT INFORMATION

SITE ADDRESS: 1100 MINNESOTA AVENUE
STEVENS POINT, WI 53132
COUNTY: PORTAGE
SITE NAME: GOERKE
LATITUDE: N/A
LONGITUDE: N/A

SCOPE OF WORK

THIS IS NOT AN ALL INCLUSIVE LIST. CONTRACTOR SHALL UTILIZE SPECIFIED EQUIPMENT PART OR ENGINEER APPROVED EQUIVALENT. CONTRACTOR SHALL VERIFY ALL NEEDED EQUIPMENT TO PROVIDE A FUNCTIONAL SITE.
THE PROJECT GENERALLY CONSISTS OF THE FOLLOWING:
INSTALL (2) STICK ANTENNAS & 6" DISHES
INSTALL (1) 25KW GENERATOR, AS PER DRAWINGS
INSTALL (1) 10'X12' EQUIPMENT SHELTER
INSTALL (1) ICEBRIDGE W/ SUPPORT POSTS
INSTALL (1) CHAINLINK FENCE, AS PER DRAWINGS
INSTALL (1) EQUIPMENT CONG. PADS, AS PER DRAWINGS

DISCLAIMER

THESE DRAWINGS REPRESENT AN EXISTING TELECOMMUNICATIONS COMPOUND AND WERE PRODUCED WITHOUT THE BENEFIT OF A LAND SURVEY. ALL PROPERTY LINES, EASEMENTS, AND SETBACKS SHALL BE VERIFIED PRIOR TO START OF CONSTRUCTION. SAC WIRELESS DOES NOT GUARANTEE THE ACCURACY OF SAID PROPERTY LINES, EASEMENTS AND SETBACKS.

VICINITY MAP



LOCATION MAP



MOTOROLA SOLUTIONS, INC.

PRELIMINARY CONSTRUCTION DOCUMENTS

SITE NAME: GOERKE
1100 MINNESOTA AVENUE
STEVENS POINT, WI 54481

GENERAL CONTRACTOR NOTES

DO NOT SCALE DRAWINGS IF NOT FULL-SIZE (11X17)
CONTRACTOR SHALL VERIFY ALL PLANS AND EXISTING DIMENSIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ARCHITECT IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR THE SAME.
SUBCONTRACTOR'S WORK SHALL COMPLY WITH ALL APPLICABLE NATIONAL, STATE AND LOCAL CODES AS ADOPTED BY THE LOCAL AUTHORITY HAVING JURISDICTION (AHJ) FOR THE LOCATION. THE EDITION OF THE AHJ ADOPTED CODES AND STANDARDS IN EFFECT ON THE DATE OF CONTRACT AWARD SHALL GOVERN THE DESIGN.
SUBCONTRACTOR'S WORK SHALL COMPLY WITH THE LATEST EDITION OF THE FOLLOWING STANDARDS: AMERICAN CONCRETE INSTITUTE (ACI) 318, BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE; AMERICAN INSTITUTE OF STEEL CONSTRUCTION (AISC), MANUAL OF STEEL CONSTRUCTION, 13TH EDITION, TELECOMMUNICATIONS INDUSTRY ASSOCIATION TIA 222-G, STRUCTURAL STANDARDS FOR STEEL ANTENNA TOWER AND ANTENNA SUPPORTING STRUCTURES; TIA 607 AND COUNTY STANDARDS WHERE MORE STRINGENT.
INSTITUTE FOR ELECTRICAL AND ELECTRONICS ENGINEERS (IEEE) 81, GUIDE FOR MEASURING EARTH RESISTIVITY, GROUND IMPEDANCE, AND EARTH SURFACE POTENTIALS OF A GROUND SYSTEM.

PROJECT TEAM

ARCHITECT/ENGINEER:
SAC WIRELESS, LLC
NESTOR POPOWYCH, A.I.A.
PRINCIPAL ARCHITECT
MARCIN ISKRA
A/E PROJECT MANAGER
TELEPHONE: 847 486 3493
EMAIL: MARCIN.ISKRA@SACW.COM
2720 S. RIVER ROAD
DES PLAINES, IL 60018
TELEPHONE: (847) 944-1601
WWW.SACW.COM
MOTOROLA PROGRAM MANAGER:
MOTOROLA SOLUTIONS, INC.
1301 E. ALGONQUIN ROAD
SCHAUMBURG, IL 60186
CONTACT: GREGORY R. PERCHATSCH
PROGRAM MANAGER
INSTALLATION SERVICES INC.
CONTRACTOR/PROJECT MANAGER:
INSTALLATION SERVICES INC.
10406 CHERRY VALLEY ROAD
GENOA, IL 60135
CONTACT: JIM VOGEL
TELEPHONE: (815) 784-5133
FACSIMILE: (815) 784-5134
EMAIL: jvogel@installationservices.com

DRAWING INDEX:

T1	TITLE SHEET
A1	SITE PLAN & LEGEND
A2	COMPOUND PLAN & LEGEND
A3	TOWER ELEVATIONS
A4	ANTENNA LAYOUT
A5	FENCE DETAILS & MATERIAL NOTES
A6	SHELTER FOUNDATION DETAILS
A7	SHELTER DETAILS
A8	GENERATOR CONCRETE SLAB DETAILS

EXCAVATION

DIGGER

ONE CALL CENTER:
ANY QUESTIONS PERTAINING TO A DIG TICKET SHOULD BE DIRECTED TO THE STATE ONE CALL:
WISCONSIN DIGGER: (800) 242-8511
WWW.DIGGERSHOTLINE.COM

CLIENT:

MOTOROLA SOLUTIONS
1301 E. ALGONQUIN RD
SCHAUMBURG, IL 60186

ISI
Customer Satisfaction Is Our #1 Priority
10406 CHERRY VALLEY RD.
GENOA, IL 60135
PH: (815) 784-5133 FAX: (815) 784-5134

A/E:

SAC WIRELESS ENGINEERING GROUP
2720 S. RIVER ROAD
DES PLAINES, IL 60018
WWW.SACW.COM
847.944.1601

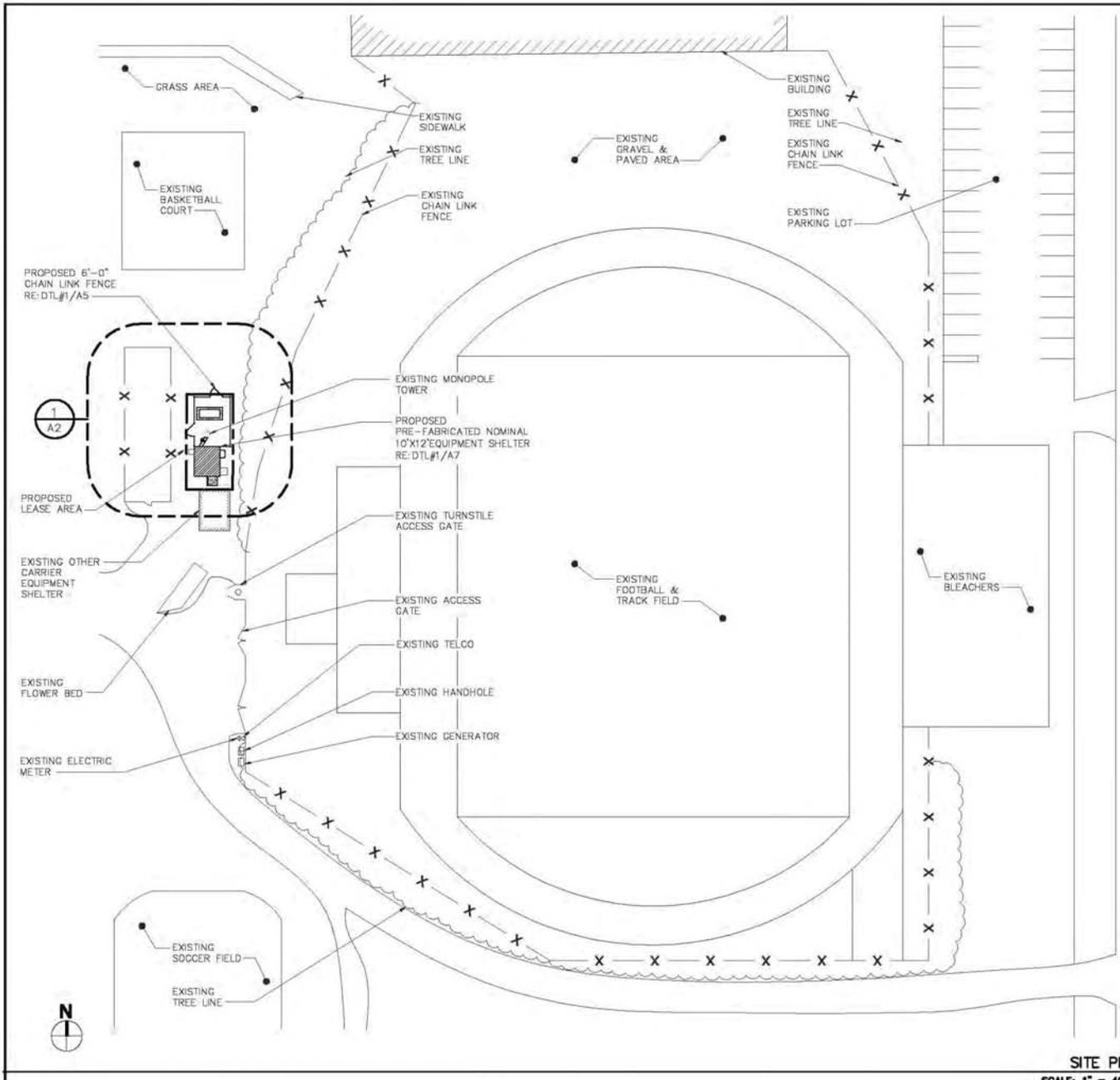
SUBMITTALS

#	DATE	DESCRIPTION	BY
5	03/12/15	PRELIMINARY CDS	MI
4	03/04/15	PRELIMINARY CDS	MI
3	10/29/14	PRELIMINARY CDS	DS
2	07/28/14	PRELIMINARY CDS	DS
1	06/26/14	PRELIMINARY CDS	RM

SITE NAME
GOERKE
1100 MINNESOTA
STEVENS POINT, WI 54481

SHEET TITLE
TITLE SHEET

SHEET NUMBER
T1
36



MINNESOTA AVE.

SITE PLAN
SCALE: 1" = 40'-0"

1

NOTE:

LEGEND		
EXISTING		NEW
— SAS —	SANITARY SEWER	— SAS —
— STS —	STORM SEWER	— STS —
— W —	WATER MAIN	— W —
(54)	SANITARY MANHOLE ELEVATIONS	(54)
(57)	STORM STRUCTURE ELEVATIONS	(57)
---	PROPERTY LINE & R.O.W.	---
---	SURFACE DRAINAGE	---
○	LIGHT STANDARD	●
○	STREET LIGHT	●
872.75	SPOT ELEVATION	872.75
872	CONTOUR	872
872	CONTOUR TO BE REGRADED	872
-G-G-	GAS MAIN	-G-G-
⊙	MANHOLE	⊙
○	CATCH BASIN	●
⊠	FIRE HYDRANT	●
---	EASEMENT LINE	---
-x-x-x-x-	FENCE	-x-x-x-x-
-UE/UT-	BURIED UTILITY LINE	-UE/UT-
⊕	UTILITY POLE	⊕
-OHE-	OVERHEAD UTILITY LINE	-OHE-
▨	BUILDING	▨

CLIENT:

MOTOROLA SOLUTIONS
1381 E. ALGONQUIN RD.
SCHAUMBURG, IL 60196

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Customer Satisfaction is Our #1 Priority
10408 CHERRY VALLEY RD.
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A/E:

SAC WIRELESS ENGINEERING GROUP
2720 S. RIVER ROAD
DES PLAINES, IL 60018
www.sacw.com
847.944.1601

SUBMITTALS

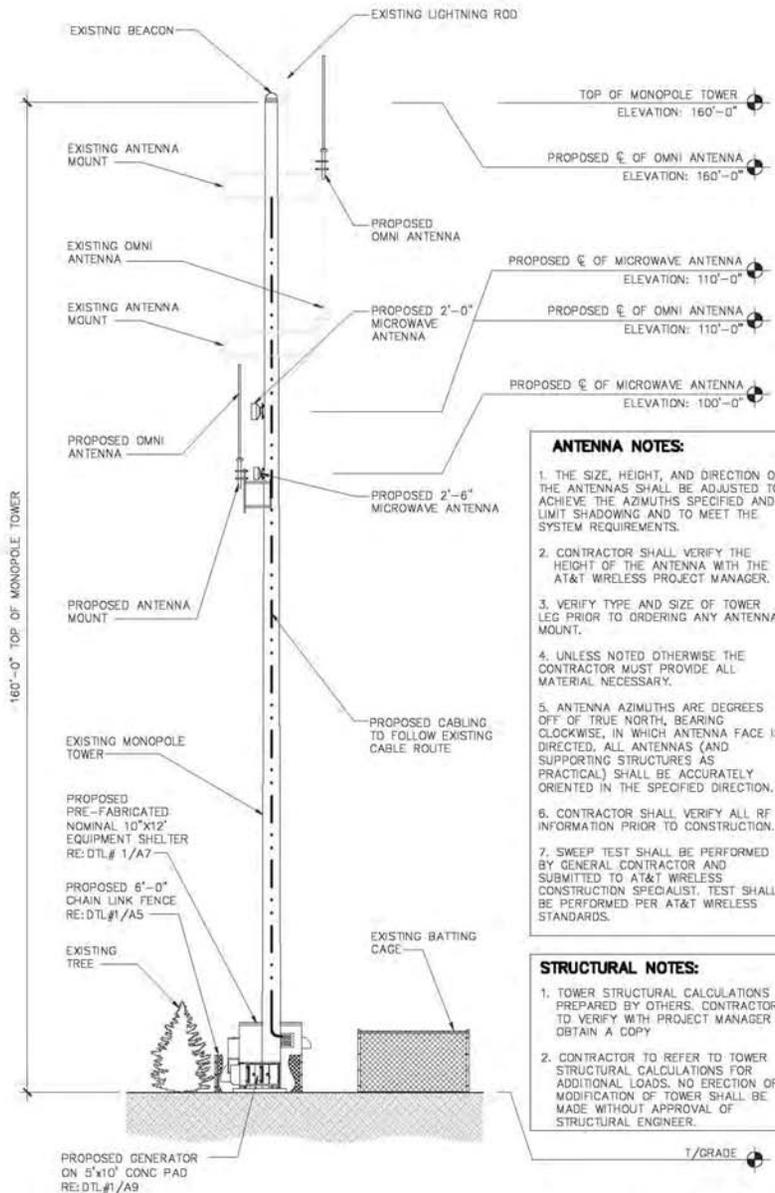
#	DATE	DESCRIPTION	BY
5	03/12/15	PRELIMINARY CDS	MI
4	03/04/15	PRELIMINARY CDS	MI
3	10/29/14	PRELIMINARY CDS	DS
2	07/28/14	PRELIMINARY CDS	DS
1	06/26/14	PRELIMINARY CDS	RM

SITE NAME
GOERKE
1100 MINNESOTA
STEVENS POINT, WI 54481

SHEET TITLE
SITE PLAN

SHEET NUMBER
A1

37



ANTENNA NOTES:

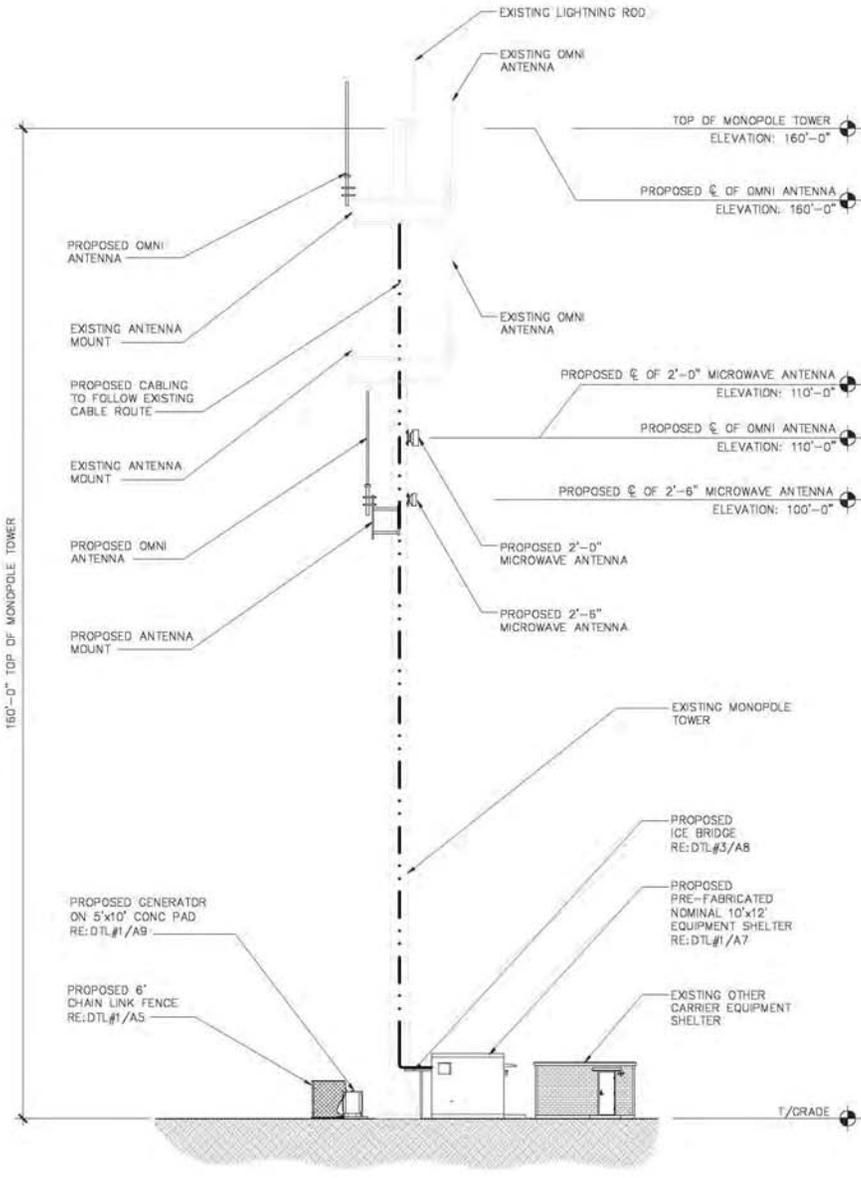
1. THE SIZE, HEIGHT, AND DIRECTION OF THE ANTENNAS SHALL BE ADJUSTED TO ACHIEVE THE AZIMUTHS SPECIFIED AND LIMIT SHADOWING AND TO MEET THE SYSTEM REQUIREMENTS.
2. CONTRACTOR SHALL VERIFY THE HEIGHT OF THE ANTENNA WITH THE AT&T WIRELESS PROJECT MANAGER.
3. VERIFY TYPE AND SIZE OF TOWER LEG PRIOR TO ORDERING ANY ANTENNA MOUNT.
4. UNLESS NOTED OTHERWISE THE CONTRACTOR MUST PROVIDE ALL MATERIAL NECESSARY.
5. ANTENNA AZIMUTHS ARE DEGREES OFF OF TRUE NORTH, BEARING CLOCKWISE, IN WHICH ANTENNA FACE IS DIRECTED. ALL ANTENNAS (AND SUPPORTING STRUCTURES AS PRACTICAL) SHALL BE ACCURATELY ORIENTED IN THE SPECIFIED DIRECTION.
6. CONTRACTOR SHALL VERIFY ALL RF INFORMATION PRIOR TO CONSTRUCTION.
7. SWEEP TEST SHALL BE PERFORMED BY GENERAL CONTRACTOR AND SUBMITTED TO AT&T WIRELESS CONSTRUCTION SPECIALIST. TEST SHALL BE PERFORMED PER AT&T WIRELESS STANDARDS.

STRUCTURAL NOTES:

1. TOWER STRUCTURAL CALCULATIONS PREPARED BY OTHERS. CONTRACTOR TO VERIFY WITH PROJECT MANAGER TO OBTAIN A COPY
2. CONTRACTOR TO REFER TO TOWER STRUCTURAL CALCULATIONS FOR ADDITIONAL LOADS. NO ERECTION OR MODIFICATION OF TOWER SHALL BE MADE WITHOUT APPROVAL OF STRUCTURAL ENGINEER.

SOUTH ELEVATION
SCALE: 1"=20'-0"

1



EAST ELEVATION
SCALE: 1"=20'-0"

2

CLIENT:

MOTOROLA SOLUTIONS
1381 E. ALGONQUIN RD.
SCHAUMBURG, IL 60196

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Customer Satisfaction is Our #1 Priority
10408 CHERRY VALLEY RD.
GENOA, IL 60135
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AAE:

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DES PLAINES, IL 60018
www.sacw.com
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SUBMITTALS

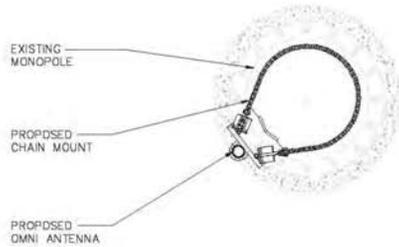
#	DATE	DESCRIPTION	BY
5	03/12/15	PRELIMINARY CDS	MI
4	03/04/15	PRELIMINARY CDS	MI
3	10/29/14	PRELIMINARY CDS	DS
2	07/28/14	PRELIMINARY CDS	DS
1	06/26/14	PRELIMINARY CDS	RM

SITE NAME:
GOERKE
1100 MINNESOTA
STEVENS POINT, WI 54481

SHEET TITLE:
TOWER ELEVATIONS

SHEET NUMBER:
A3
39

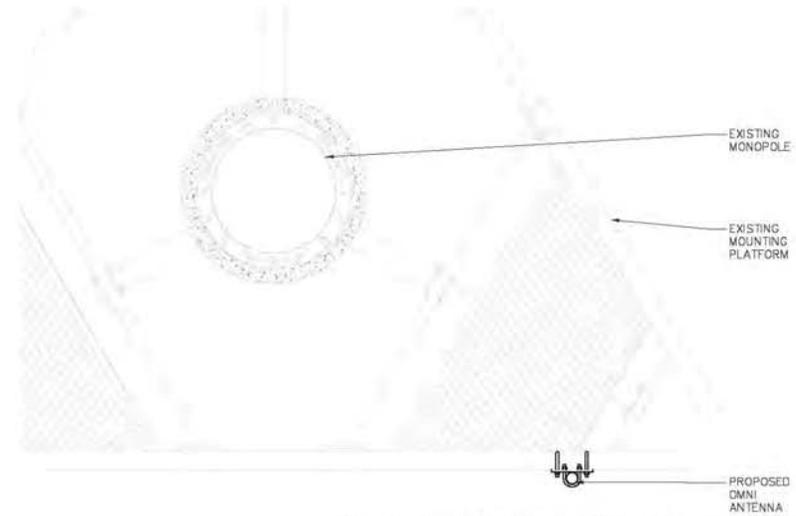
NOTE:
SOME EXISTING EQUIPMENT NOT SHOWN FOR CLARITY.



PROPOSED OMNI RFI ANTENNA (110'-0" RAD CTR)
SCALE: 3/16" = 1'-0"

1

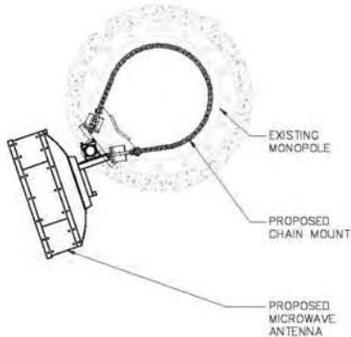
NOTE:
SOME EXISTING EQUIPMENT NOT SHOWN FOR CLARITY.



PROPOSED OMNI SFI ANTENNA (160'-0" RAD CTR)
SCALE: 3/16" = 1'-0"

2

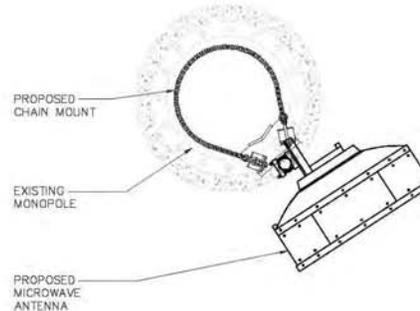
NOTE:
SOME EXISTING EQUIPMENT NOT SHOWN FOR CLARITY.



PROPOSED 2'-0" MICROWAVE ANTENNA @ 251.11' (110'-0" RAD CTR)
SCALE: 1/8" = 1'-0"

4

NOTE:
SOME EXISTING EQUIPMENT NOT SHOWN FOR CLARITY.



PROPOSED 2'-6" MICROWAVE ANTENNA @ 149.16' (100'-0" RAD CTR)
SCALE: 1/8" = 1'-0"

3

CLIENT:



MOTOROLA SOLUTIONS
1381 E. ALGONQUIN RD
SCHAUMBURG, IL 60196



SUBMITTALS

#	DATE	DESCRIPTION	BY
5	03/12/15	PRELIMINARY CDS	MI
4	03/04/15	PRELIMINARY CDS	MI
3	10/29/14	PRELIMINARY CDS	DS
2	07/28/14	PRELIMINARY CDS	DS
1	06/26/14	PRELIMINARY CDS	RM

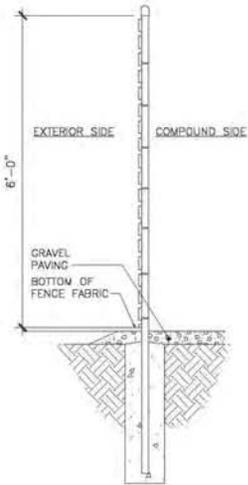
SITE NAME
GOERKE
1100 MINNESOTA
STEVENS POINT, WI 54481

SHEET TITLE
ANTENNA LAYOUT

SHEET NUMBER

A4

40



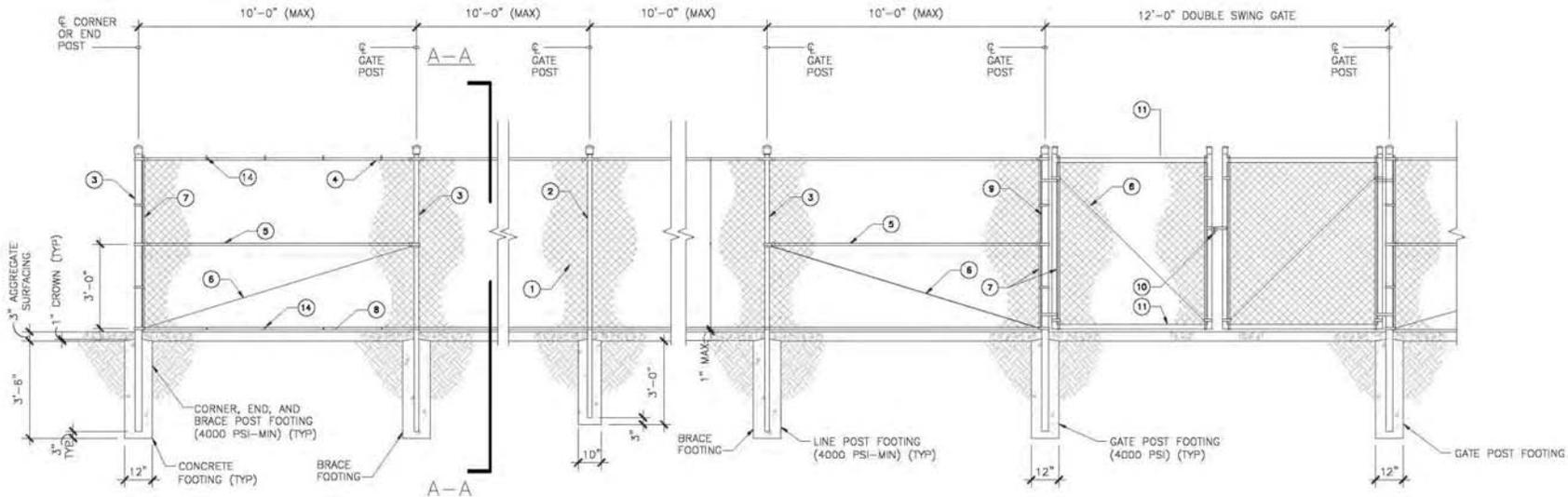
MATERIAL DESCRIPTION

- 1 N.A.
- 2 LINE POSTS: 2-1/2" O.D. PIPE, 16 GAUGE (GALVANIZED) PER ASTM-F1083.
- 3 CORNER, END AND BRACE POSTS: 2-7/8" O.D. PIPE, SCHEDULE 40 (GALVANIZED).
- 4 TOP RAIL: 1-5/8" O.D. 17 GAUGE PIPE (GALVANIZED) PER ASTM-F1083.
- 5 BRACE RAIL: 1-5/8" O.D. 17 GAUGE PIPE (GALVANIZED).
- 6 DIAGONAL TRUSS ROD: 3/8" GALVANIZED ROD WITH TURNBUCKLE.
- 7 TENSION BAR: 3/18" X 3/4" GALVANIZED FLAT BAR.
- 8 BOTTOM TENSION WIRE: GALVANIZED OR ALUMINUM COATED COIL SPRING WIRE, 7 GAUGE.
- 9 GATE POSTS: 2-7/8" O.D. SCHEDULE 40 PIPE (GALVANIZED).
- 10 COMBINATION PADLOCK ACCORDING TO AT&T REQUIREMENTS.
- 11 GATE FRAMES: 1-7/8" O.D. SCHEDULE 40 PIPE (GALVANIZED).
- 12 BARBED WIRE SUPPORT ARM: SINGLE ARM TYPE (GALVANIZED), ARM SHALL BE INCLINED OUTWARD AT AN ANGLE OF 45 DEGREES.
- 13 BARBED WIRE: GALVANIZED, ASTM A121 CLASS 3; THREE 14 GAUGE MINIMUM STEEL WIRES WITH 4 POINT ROUND 14 GAUGE BARBS SPACED 4" APART.
- 14 FABRIC TIES: ALUMINUM BANDS OR WIRES. FABRIC SHALL BE ATTACHED TO THE TOP RAIL AND BOTTOM TENSION WIRE AT 24" CENTERS AND TO THE POSTS AT 15" CENTERS, ALL ON THE COMPOUND SIDE OF THE FENCE.

15 MISCELLANEOUS:

- A. RAIL COUPLINGS: SLEEVE TYPE, 6" LONG EXPANSION SPRING EVERY FIFTH COUPLING.
- B. POST TOPS: PRESSED STEEL, MALLEABLE IRON WITH PRESSED STEEL EXTENSION ARM, OR ONE-PIECE ALUMINUM CASTING; WITH HOLE FOR TOP, ALL DESIGNED TO FIT OVER THE OUTSIDE OF THE POSTS AND TO PREVENT ENTRY OF MOISTURE INTO TUBULAR POSTS.
- C. LATCHES SHALL BE FORKED TYPE AND SHALL BE ARRANGED FOR PADLOCKING WITH THE PADLOCK ACCESSIBLE FROM BOTH SIDES OF THE GATE.
- D. KEEPERS SHALL CONSIST OF MECHANICAL DEVICES FOR SECURING AND SUPPORTING THE FREE END OF THE GATES WHEN IN THE FULL OPEN POSITION. KEEPERS SHALL BE MOUNTED ON 2-7/8" O.D. PIPE POSTS FILLED WITH CONCRETE AND SET IN CONCRETE FOUNDATIONS.
- E. INSTALL FENCING PER ASTM-F567.
- F. INSTALL SWING GATES PER ASTM-F900.
- G. LOCAL ORDINANCE OF BARBED WIRE PERMIT REQUIREMENT SHALL BE COMPLETED IF REQUIRED.
- H. USE GALVANIZED HIG-RING WIRE TO MOUNT ALL SIGNS.
- I. ALL SIGNS MUST BE MOUNTED ON INSIDE OF FENCE.
- J. ALL POSTS SHALL HAVE "MUSHROOM" SLEEVE EMBEDDED IN CONCRETE.

SECTION A-A



GENERIC CHAIN LINK FENCE DETAILS

SCALE: N.T.S.

1

CLIENT:



MOTOROLA SOLUTIONS

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SCHAUMBURG, IL 60196



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GENOA, IL 60135
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A/E:



2720 S. RIVER ROAD
DES PLAINES, IL 60018
www.sacw.com
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SUBMITTALS

#	DATE	DESCRIPTION	BY
5	03/12/15	PRELIMINARY CDS	MI
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4	10/29/14	PRELIMINARY CDS	DS
2	07/28/14	PRELIMINARY CDS	DS
1	06/26/14	PRELIMINARY CDS	RM

SITE NAME

GOERKE
1100 MINNESOTA
STEVENS POINT, WI 54481

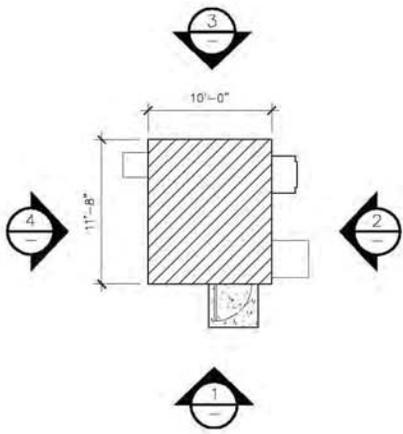
SHEET TITLE

**FENCE DETAILS
& MATERIAL
NOTES**

SHEET NUMBER

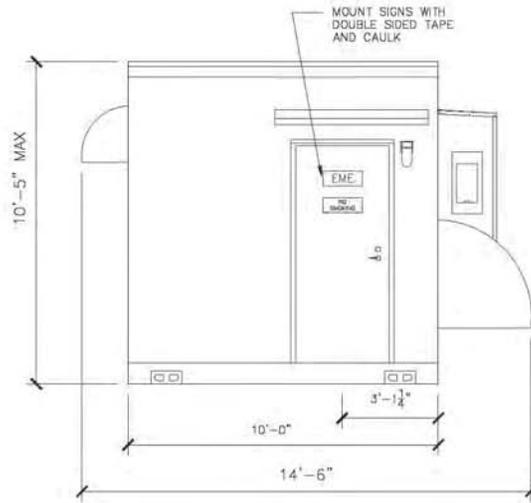
A5

41



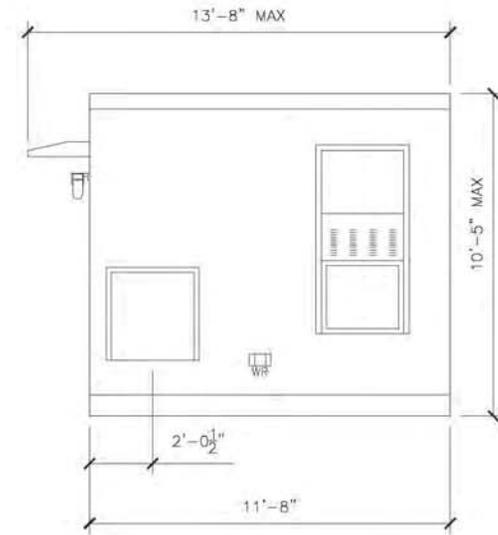
SHELTER KEY PLAN
SCALE: 1/4" = 1'-0"

5



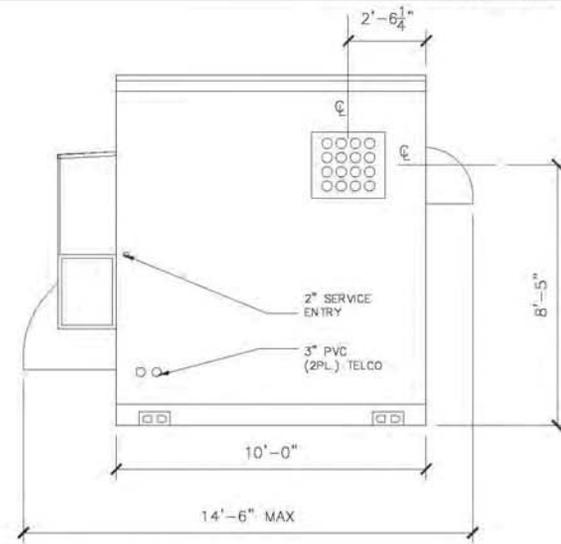
FRONT SHELTER ELEVATION
SCALE: 1/4" = 1'-0"

1



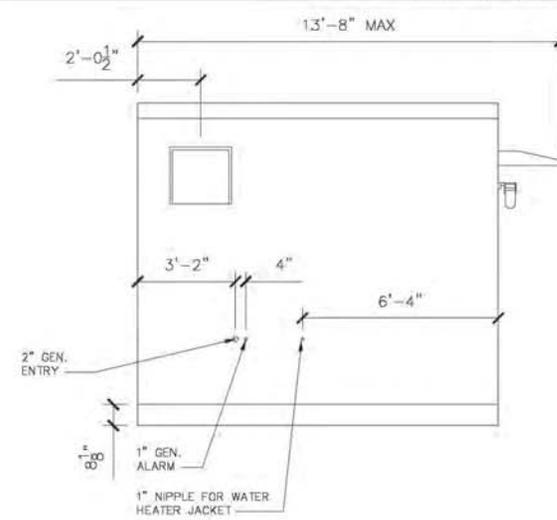
RIGHT SIDE SHELTER ELEVATION
SCALE: 1/4" = 1'-0"

2



BACK SHELTER ELEVATION
SCALE: 1/4" = 1'-0"

3



LEFT SIDE SHELTER ELEVATION
SCALE: 1/4" = 1'-0"

4

CLIENT:

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SCHAUMBURG, IL 60196

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GENOA, IL 60135
PH: (815) 754-6133 FAX: (815) 754-6134

A/E:

SAC
WIRELESS ENGINEERING GROUP
2720 S. RIVER ROAD
DES PLAINES, IL 60018
www.sacw.com
847.944.1601

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3	10/29/14	PRELIMINARY ODS	DS
2	07/28/14	PRELIMINARY ODS	DS
1	06/26/14	PRELIMINARY ODS	RM

SITE NAME

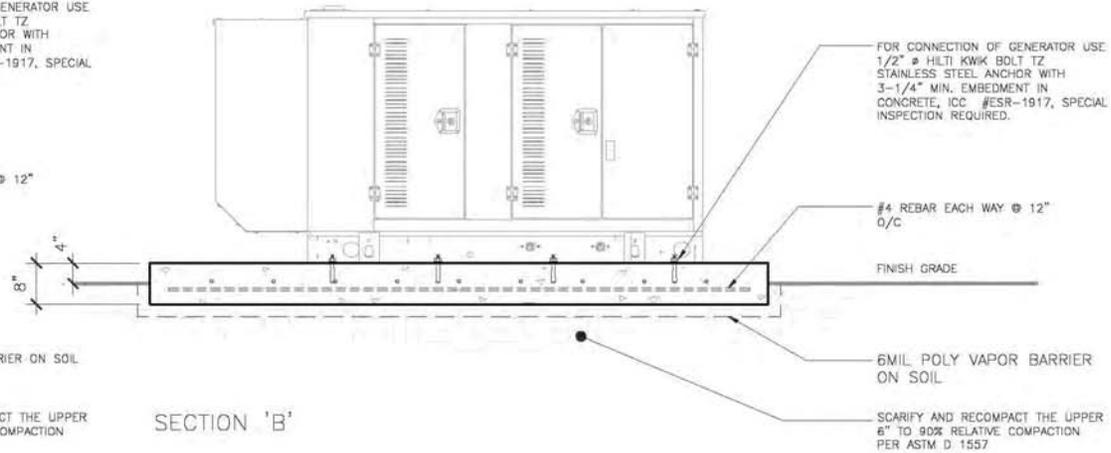
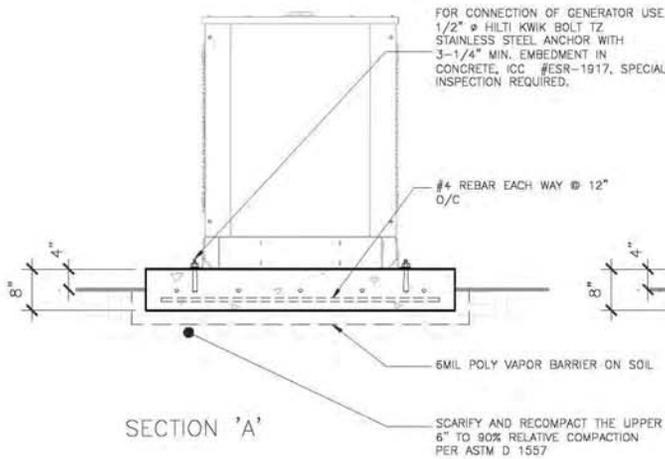
GOERKE
1100 MINNESOTA
STEVENS POINT, WI 54481

SHEET TITLE

SHELTER DETAILS

SHEET NUMBER

A7
43

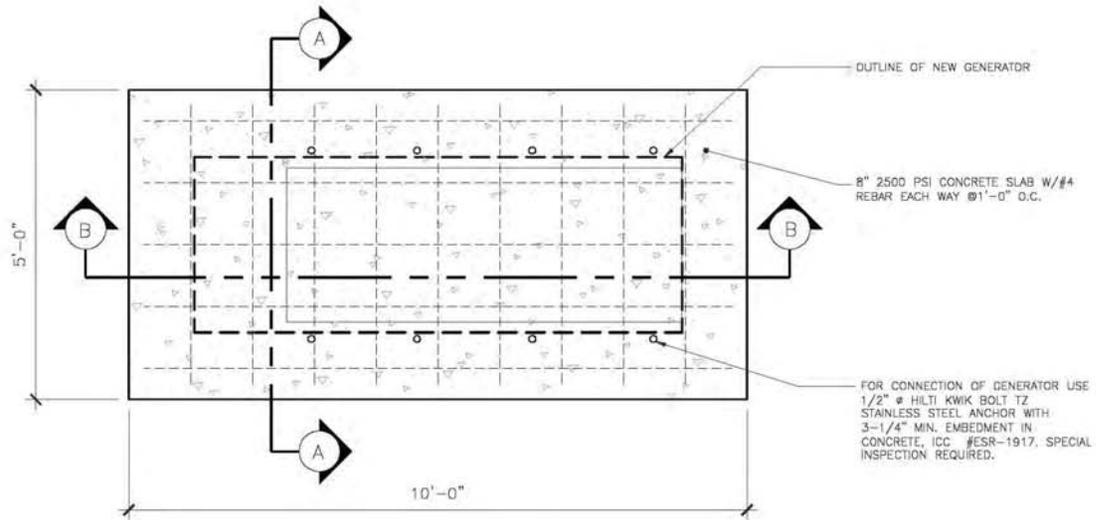


SECTION 'A'

SECTION 'B'

NOTES:

1. CONCRETE SHALL ATTAIN A COMPRESSIVE STRENGTH OF $f'_c=2,500$ PSI MINIMUM AT 28 DAYS.
2. ALL REINFORCING STEEL SHALL COMPLY WITH ASTM A615, GRADE 40.



GENERATOR CONCRETE SLAB DETAILS

SCALE: 1/2" = 1'-0"

1

CLIENT:



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SCHAUMBURG, IL 60196



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1	06/26/14	PRELIMINARY CDS	RM

SITE NAME

GOERKE
1100 MINNESOTA
STEVENS POINT, WI 54481

SHEET TITLE

GENERATOR CONCRETE PAD DETAILS

SHEET NUMBER

A8

44

Proposed Building Facade Stone Material (Arizona Sandstone)



**ORDINANCE AMENDING THE REVISED MUNICIPAL CODE
OF THE CITY OF STEVENS POINT, WISCONSIN**

[FLOODPLAIN ZONING ORDINANCE]

The Common Council of the City of Stevens Point, Portage County, Wisconsin, do ordain as follows:

SECTION I: That Section 23.08 B (Floodplain Ordinance) of the Revised Municipal Code of the City of Stevens Point shall be repealed in its entirety.

SECTION II: That Section 23.08 B (Floodplain Zoning Ordinance) shall be recreated to read as follows:

1.0 STATUTORY AUTHORIZATION, FINDING OF FACT, STATEMENT OF PURPOSE, TITLE, AND GENERAL PROVISIONS

1.1 STATUTORY AUTHORIZATION

This ordinance is adopted pursuant to the authorization in ss. 61.35 and 62.23, for cities; and the requirements in s. 87.30, Stats.

1.2 FINDING OF FACT

Uncontrolled development and use of the floodplains and rivers of this municipality would impair the public health, safety, convenience, general welfare, and tax base.

1.3 STATEMENT OF PURPOSE

This ordinance is intended to regulate floodplain development to:

- (1) Protect life, health, and property;
- (2) Minimize expenditures of public funds for flood control projects;
- (3) Minimize rescue and relief efforts undertaken at the expense of the taxpayers;
- (4) Minimize business interruptions and other economic disruptions;
- (5) Minimize damage to public facilities in the floodplain;
- (6) Minimize the occurrence of future flood blight areas in the floodplain;
- (7) Discourage the victimization of unwary land and homebuyers;
- (8) Prevent increases in flood heights that could increase flood damage and result in conflicts between property owners; and
- (9) Discourage development in a floodplain if there is any practicable alternative to locate the activity, use, or structure outside of the floodplain.

1.4 TITLE

This ordinance shall be known as the Floodplain Zoning Ordinance for the City of Stevens Point, Wisconsin.

1.5 **GENERAL PROVISIONS**

(1) **AREAS TO BE REGULATED**

This ordinance regulates all areas that would be covered by the regional flood or base flood as shown on the Flood Insurance Rate Map (FIRM) or other maps approved by DNR. Base flood elevations are derived from the flood profiles in the Flood Insurance Study (FIS) and are shown as AE, A1-30, and AH Zones on the FIRM. Other regulatory zones are displayed as A and AO zones. Regional Flood Elevations (RFE) may be derived from other studies. If more than one map or revision is referenced, the most restrictive information shall apply.

(2) **OFFICIAL MAPS & REVISIONS**

The boundaries of all floodplain districts are designated as A, AE, AH, AO or A1-30 on the maps based on the Flood Insurance Study (FIS) listed below. Any change to the base flood elevations (BFE) or any changes to the boundaries of the floodplain or floodway in the FIS or on the Flood Insurance Rate Map (FIRM) must be reviewed and approved by the DNR and FEMA through the Letter of Map Change process (see s. 8.0 *Amendments*) before it is effective. No changes to RFE's on non-FEMA maps shall be effective until approved by the DNR. These maps and revisions are on file in the office of Community Development Department for the City of Stevens Point. If more than one map or revision is referenced, the most restrictive information shall apply.

(a) **OFFICIAL MAPS** : Based on the FIS:

1. Flood Insurance Rate Map (FIRM), panel numbers 55097C0211D, 55097C0212D, 55097C0220D, 55097C0213D, 55097C0214D, 55097C0326D, 55097C0327D, 55097C0331D, 55097C0335D, 55097C0375D, 55097C0250D, and 55097C0210D, dated July 20, 2009; with corresponding profiles that are based on the Flood Insurance Study (FIS) dated July 20, 2009, volume number 55097CV00A.
Approved by: The DNR and FEMA

(b) **OFFICIAL MAPS**: Based on other studies. Any maps referenced in this section must be approved by the DNR and be more restrictive than those based on the FIS at the site of the proposed development.

1. Letter of Map Revision(s): 55097C0214D FIRM map panel revision, Case number 14-05-4844, performed by AECOM Engineering Services, and approved by FEMA on December 29, 2014, effective May 15, 2015.

(3) **ESTABLISHMENT OF FLOODPLAIN ZONING DISTRICTS**

The regional floodplain areas are divided into three districts as follows:

- (a) The Floodway District (FW), is the channel of a river or stream and those portions of the floodplain adjoining the channel required to carry the regional floodwaters and are contained within AE Zones as shown on the FIRM.

(b) The Floodfringe District (FF) is that portion between the regional flood limits and the floodway and displayed as AE Zones on the FIRM.

(c) The General Floodplain District (GFP) is those areas that may be covered by floodwater during the regional flood and does not have a BFE or floodway boundary determined, including A, AH and AO zones on the FIRM.

(4) LOCATING FLOODPLAIN BOUNDARIES

Discrepancies between boundaries on the official floodplain zoning map and actual field conditions shall be resolved using the criteria in subd (a) or (b) below. If a significant difference exists, the map shall be amended according to s. 8.0 *Amendments*. The zoning administrator can rely on a boundary derived from a profile elevation to grant or deny a land use permit, whether or not a map amendment is required. The zoning administrator shall be responsible for documenting actual pre-development field conditions and the basis upon which the district boundary was determined and for initiating any map amendments required under this section. Disputes between the zoning administrator and an applicant over the district boundary line shall be settled according to s. 7.3(3) and the criteria in (a) and (b) below. Where the flood profiles are based on established base flood elevations from a FIRM, FEMA must approve any map amendment or revision pursuant to s. 8.0 *Amendments*.

(a) If flood profiles exist, the map scale and the profile elevations shall determine the district boundary. The regional or base flood elevations shall govern if there are any discrepancies.

(b) Where flood profiles do not exist for projects, the location of the boundary shall be determined by the map scale.

(5) REMOVAL OF LANDS FROM FLOODPLAIN

Compliance with the provisions of this ordinance shall not be grounds for removing land from the floodplain unless it is filled at least two feet above the regional or base flood elevation, the fill is contiguous to land outside the floodplain, and the map is amended pursuant to s. 8.0 *Amendments*.

(6) COMPLIANCE

Any development or use within the areas regulated by this ordinance shall be in compliance with the terms of this ordinance, and other applicable local, state, and federal regulations.

(7) MUNICIPALITIES AND STATE AGENCIES REGULATED

Unless specifically exempted by law, all cities are required to comply with this ordinance and obtain all necessary permits. State agencies are required to comply if s. 13.48(13), Stats., applies. The construction, reconstruction, maintenance, and repair of state highways and bridges by the Wisconsin Department of Transportation is exempt when s. 30.2022, Stats., applies.

- (8) ABROGATION AND GREATER RESTRICTIONS
 (a) This ordinance supersedes all the provisions of any municipal zoning ordinance enacted under ss. 62.23 for cities; or s. 87.30, Stats., which relate to floodplains. A more restrictive ordinance shall continue in full force and effect to the extent of the greater restrictions, but not otherwise.
- (b) This ordinance is not intended to repeal, abrogate, or impair any existing deed restrictions, covenants, or easements. If this ordinance imposes greater restrictions, the provisions of this ordinance shall prevail.
- (9) INTERPRETATION
 In their interpretation and application, the provisions of this ordinance are the minimum requirements liberally construed in favor of the governing body and are not a limitation on or repeal of any other powers granted by the Wisconsin Statutes. If a provision of this ordinance, required by ch. NR 116, Wis. Adm. Code, is unclear, the provision shall be interpreted in light of the standards in effect on the date of the adoption of this ordinance or in effect on the date of the most recent text amendment to this ordinance.
- (10) WARNING AND DISCLAIMER OF LIABILITY
 The flood protection standards in this ordinance are based on engineering experience and research. Larger floods may occur or the flood height may be increased by man-made or natural causes. This ordinance does not imply or guarantee that non-floodplain areas or permitted floodplain uses will be free from flooding and flood damages. This ordinance does not create liability on the part of, or a cause of action against, the municipality or any officer or employee thereof for any flood damage that may result from reliance on this ordinance.
- (11) SEVERABILITY
 Should any portion of this ordinance be declared unconstitutional or invalid by a court of competent jurisdiction, the remainder of this ordinance shall not be affected.
- (12) ANNEXED AREAS FOR CITIES
 The Portage County floodplain zoning provisions in effect on the date of annexation shall remain in effect and shall be enforced by the municipality for all annexed areas until the municipality adopts and enforces an ordinance which meets the requirements of ch. NR 116, Wis. Adm. Code and 44 CFR 59-72, *National Flood Insurance Program* (NFIP). These annexed lands are described on the municipality's official zoning map. County floodplain zoning provisions are incorporated by reference for the purpose of administering this section and are on file in the office of the municipal zoning administrator. All plats or maps of annexation shall show the regional flood elevation and the floodway location.

2.0 GENERAL STANDARDS APPLICABLE TO ALL FLOODPLAIN DISTRICTS

The community shall review all permit applications to determine whether proposed building sites will be reasonably safe from flooding. If a proposed building site is in a flood-prone area, all new construction and substantial improvements shall be designed and anchored to prevent flotation, collapse, or lateral movement of the structure resulting from hydrodynamic and

hydrostatic loads; be constructed with flood-resistant materials; be constructed to minimize flood damages and to ensure that utility and mechanical equipment is designed and/or located so as to prevent water from entering or accumulating within the equipment during conditions of flooding.

Subdivisions shall be reviewed for compliance with the above standards. All subdivision proposals (including manufactured home parks) shall include regional flood elevation and floodway data for any development that meets the subdivision definition of this ordinance and all other requirements in s. 7.1(2). Adequate drainage shall be provided to reduce exposure to flood hazards and all public utilities and facilities, such as sewer, gas, electrical, and water systems are located and constructed to minimize or eliminate flood damages.

2.1 HYDRAULIC AND HYDROLOGIC ANALYSES

(1) No floodplain development shall:

(a) Obstruct flow, defined as development which blocks the conveyance of floodwaters by itself or with other development, causing any increase in the regional flood height; or

(b) Cause any increase in the regional flood height due to floodplain storage area lost.

(2) The zoning administrator shall deny permits if it is determined the proposed development will obstruct flow or cause any increase in the regional flood height, based on the officially adopted FIRM or other adopted map, unless the provisions of s. 8.0 *Amendments* are met.

2.2 WATERCOURSE ALTERATIONS

No land use permit to alter or relocate a watercourse in a mapped floodplain shall be issued until the local official has notified in writing all adjacent municipalities, the Department and FEMA regional offices, and required the applicant to secure all necessary state and federal permits. The standards of s. 2.1 must be met and the flood carrying capacity of any altered or relocated watercourse shall be maintained.

As soon as is practicable, but not later than six months after the date of the watercourse alteration or relocation and pursuant to s. 8.0 *Amendments*, the community shall apply for a Letter of Map Revision (LOMR) from FEMA. Any such alterations must be reviewed and approved by FEMA and the DNR through the LOMC process.

2.3 CHAPTER 30, 31, WIS. STATS., DEVELOPMENT

Development which requires a permit from the Department, under chs. 30 and 31, Stats., such as docks, piers, wharves, bridges, culverts, dams and navigational aids, may be allowed if the necessary permits are obtained and amendments to the floodplain zoning ordinance are made according to s. 8.0 *Amendments*.

2.4 PUBLIC OR PRIVATE CAMPGROUNDS

Public or private campgrounds shall have a low flood damage potential and shall meet the following provisions:

(1) The campground is approved by the Department of Health Services;

- (2) A land use permit for the campground is issued by the zoning administrator;
- (3) The character of the river system and the campground elevation are such that a 72-hour warning of an impending flood can be given to all campground occupants;
- (4) There is an adequate flood warning procedure for the campground that offers the minimum notice required under this section to all persons in the campground. This procedure shall include a written agreement between the campground owner, the municipal emergency government coordinator and the chief law enforcement official which specifies the flood elevation at which evacuation shall occur, personnel responsible for monitoring flood elevations, types of warning systems to be used and the procedures for notifying at-risk parties, and the methods and personnel responsible for conducting the evacuation;
- (5) This agreement shall be for no more than one calendar year, at which time the agreement shall be reviewed and updated - by the officials identified in sub. (4) - to remain in compliance with all applicable regulations, including those of the state Department of Health Services and all other applicable regulations;
- (6) Only camping units that are fully licensed, if required, and ready for highway use are allowed;
- (7) The camping units shall not occupy any site in the campground for more than 180 consecutive days, at which time the camping unit must be removed from the floodplain for a minimum of 24 hours;
- (8) All camping units that remain on site for more than 30 days shall be issued a limited authorization by the campground operator, a written copy of which is kept on file at the campground. Such authorization shall allow placement of a camping unit for a period not to exceed 180 days and shall ensure compliance with all the provisions of this section;
- (9) The municipality shall monitor the limited authorizations issued by the campground operator to assure compliance with the terms of this section;
- (10) All camping units that remain in place for more than 180 consecutive days must meet the applicable requirements in either s. 3.0, 4.0 or 5.0 for the floodplain district in which the structure is located;
- (11) The campground shall have signs clearly posted at all entrances warning of the flood hazard and the procedures for evacuation when a flood warning is issued; and
- (12) All service facilities, including but not limited to refuse collection, electrical service, gas lines, propane tanks, sewage systems and wells shall be properly anchored and placed at or floodproofed to the flood protection elevation.

3.0 FLOODWAY DISTRICT (FW)

3.1 APPLICABILITY

This section applies to all floodway areas on the floodplain zoning maps and those identified pursuant to s. 5.4.

3.2 PERMITTED USES

The following open space uses are allowed in the Floodway District and the floodway areas of the General Floodplain District, if:

- they are not prohibited by any other ordinance;
 - they meet the standards in s. 3.3 and 3.4; and
 - all permits or certificates have been issued according to s. 7.1.
- (1) Agricultural uses, such as: farming, outdoor plant nurseries, horticulture, viticulture, and wild crop harvesting.
 - (2) Nonstructural industrial and commercial uses, such as loading areas, parking areas and airport landing strips.
 - (3) Nonstructural recreational uses, such as golf courses, tennis courts, archery ranges, picnic grounds, boat ramps, swimming areas, parks, wildlife and nature preserves, game farms, fish hatcheries, shooting, trap and skeet activities, hunting and fishing areas and hiking and horseback riding trails, subject to the fill limitations of s. 3.3(4).
 - (4) Uses or structures accessory to open space uses, or classified as historic structures that comply with ss. 3.3 and 3.4.
 - (5) Extraction of sand, gravel or other materials that comply with s. 3.3(4).
 - (6) Functionally water-dependent uses, such as docks, piers or wharves, dams, flowage areas, culverts, navigational aids and river crossings of transmission lines, and pipelines that comply with chs. 30 and 31, Stats.
 - (7) Public utilities, streets, and bridges that comply with s. 3.3(3).

3.3 STANDARDS FOR DEVELOPMENTS IN THE FLOODWAY

(1) GENERAL

- (a) Any development in the floodway shall comply with s. 2.0 and have a low flood damage potential.
- (b) Applicants shall provide the following data to determine the effects of the proposal according to s. 2.1 and 7.1(2)(c):
 1. A cross-section elevation view of the proposal, perpendicular to the watercourse, showing if the proposed development will obstruct flow; or
 2. An analysis calculating the effects of this proposal on regional flood height.

- (c) The zoning administrator shall deny the permit application if the project will cause any increase in the flood elevations upstream or downstream, based on the data submitted for subd. (b) above.

(2) STRUCTURES

Structures accessory to permanent open space uses or functionally dependent on a waterfront location may be allowed by permit if the structures comply with the following criteria:

- (a) Not designed for human habitation, does not have a high flood damage potential and is constructed to minimize flood damage;
- (b) Shall have a minimum of two openings on different walls having a total net area not less than one square inch for every square foot of enclosed area, and the bottom of all such openings being no higher than one foot above grade. The openings shall be equipped with screens, louvers, or other coverings or devices provided that they permit the automatic entry and exit of floodwaters.
- (c) Must be anchored to resist flotation, collapse, and lateral movement;
- (d) Mechanical and utility equipment must be elevated or flood proofed to or above the flood protection elevation; and
- (e) It must not obstruct flow of flood waters or cause any increase in flood levels during the occurrence of the regional flood.

(3) PUBLIC UTILITIES, STREETS, AND BRIDGES

Public utilities, streets, and bridges may be allowed by permit, if:

- (a) Adequate floodproofing measures are provided to the flood protection elevation; and
- (b) Construction meets the development standards of s. 2.1.

(4) FILLS OR DEPOSITION OF MATERIALS

Fills or deposition of materials may be allowed by permit, if:

- (a) The requirements of s. 2.1 are met;
- (b) No material is deposited in navigable waters unless a permit is issued by the Department pursuant to ch. 30, Stats., and a permit pursuant to s. 404 of the Federal Water Pollution Control Act, Amendments of 1972, 33 U.S.C. 1344 has been issued, if applicable, and all other requirements have been met;
- (c) The fill or other materials will be protected against erosion by riprap, vegetative cover, sheet piling or bulkheading; and
- (d) The fill is not classified as a solid or hazardous material.

3.4 PROHIBITED USES

All uses not listed as permitted uses in s. 3.2 are prohibited, including the following uses:

- (1) Habitable structures, structures with high flood damage potential, or those not associated with permanent open-space uses;
- (2) Storing materials that are buoyant, flammable, explosive, injurious to property, water quality, or human, animal, plant, fish or other aquatic life;
- (3) Uses not in harmony with or detrimental to uses permitted in the adjoining districts;
- (4) Any private or public sewage systems, except portable latrines that are removed prior to flooding and systems associated with recreational areas and Department-approved campgrounds that meet the applicable provisions of local ordinances and ch. SPS 383, Wis. Adm. Code;
- (5) Any public or private wells which are used to obtain potable water, except those for recreational areas that meet the requirements of local ordinances and chs. NR 811 and NR 812, Wis. Adm. Code;
- (6) Any solid or hazardous waste disposal sites;
- (7) Any wastewater treatment ponds or facilities, except those permitted under s. NR 110.15(3)(b), Wis. Adm. Code; and
- (8) Any sanitary sewer or water supply lines, except those to service existing or proposed development located outside the floodway which complies with the regulations for the floodplain area occupied.

4.0 FLOODFRINGE DISTRICT (FF)

4.1 APPLICABILITY

This section applies to all floodfringe areas shown on the floodplain zoning maps and those identified pursuant to s. 5.4.

4.2 PERMITTED USES

Any structure, land use, or development is allowed in the Floodfringe District if the standards in s. 4.3 are met, the use is not prohibited by this or any other ordinance or regulation and all permits or certificates specified in s. 7.1 have been issued.

4.3 STANDARDS FOR DEVELOPMENT IN THE FLOODFRINGE

S. 2.1 shall apply in addition to the following requirements according to the use requested. Any existing structure in the floodfringe must meet the requirements of s. 6.0 *Nonconforming Uses*;

(1) RESIDENTIAL USES

Any structure, including a manufactured home, which is to be newly constructed or moved into the floodfringe, shall meet or exceed the following standards. Any existing structure in the floodfringe must meet the requirements of s. 6.0 *Nonconforming Uses*;

- (a) The elevation of the lowest floor shall be at or above the flood protection elevation on fill unless the requirements of s 4.3 (1)(b) can be met. The fill shall be one foot or more above the regional flood elevation extending at least 15 feet beyond the limits of the structure.
- (b) The basement or crawlway floor may be placed at the regional flood elevation if it is dry floodproofed to the flood protection elevation. No basement or crawlway floor is allowed below the regional flood elevation;
- (c) Contiguous dryland access shall be provided from a structure to land outside of the floodplain, except as provided in subd. (d).
- (d) In developments where existing street or sewer line elevations make compliance with subd. (c) impractical, the municipality may permit new development and substantial improvements where roads are below the regional flood elevation, if:
 - 1. The municipality has written assurance from police, fire and emergency services that rescue and relief will be provided to the structure(s) by wheeled vehicles during a regional flood event; or
 - 2. The municipality has a DNR-approved emergency evacuation plan.

(2) ACCESSORY STRUCTURES OR USES

Accessory structures shall be constructed on fill with the lowest floor at or above the regional flood elevation.

(3) COMMERCIAL USES

Any commercial structure which is erected, altered, or moved into the floodfringe shall meet the requirements of s. 4.3(1). Subject to the requirements of s. 4.3(5), storage yards, surface parking lots and other such uses may be placed at lower elevations if an adequate warning system exists to protect life and property.

(4) MANUFACTURING AND INDUSTRIAL USES

Any manufacturing or industrial structure which is erected, altered or moved into the floodfringe shall have the lowest floor elevated to or above the flood protection elevation or meet the floodproofing standards in s 7.5. Subject to the requirements of s. 4.3(5), storage yards, surface parking lots and other such uses may be placed at lower elevations if an adequate warning system exists to protect life and property.

(5) STORAGE OF MATERIALS

Materials that are buoyant, flammable, explosive, or injurious to property, water quality or human, animal, plant, fish or aquatic life shall be stored at or above the flood protection elevation or floodproofed in compliance with s. 7.5. Adequate measures shall be taken to ensure that such materials will not enter the water body during flooding.

(6) PUBLIC UTILITIES, STREETS, AND BRIDGES

All utilities, streets and bridges shall be designed to be compatible with comprehensive floodplain development plans; and

(a) When failure of public utilities, streets and bridges would endanger public health or safety, or where such facilities are deemed essential, construction or repair of such facilities shall only be permitted if they are designed to comply with s. 7.5.

(b) Minor roads or non-essential utilities may be constructed at lower elevations if they are designed to withstand flood forces to the regional flood elevation.

(7) SEWAGE SYSTEMS

All sewage disposal systems shall be designed to minimize or eliminate infiltration of flood water into the system, pursuant to s. 7.5(3), to the flood protection elevation and meet the provisions of all local ordinances and ch. SPS 383, Wis. Adm. Code.

(8) WELLS

All wells shall be designed to minimize or eliminate infiltration of flood waters into the system, pursuant to s. 7.5(3), to the flood protection elevation and shall meet the provisions of chs. NR 811 and NR 812, Wis. Adm. Code.

(9) SOLID WASTE DISPOSAL SITES

Disposal of solid or hazardous waste is prohibited in floodfringe areas.

(10) DEPOSITION OF MATERIALS

Any deposited material must meet all the provisions of this ordinance.

(11) MANUFACTURED HOMES

(a) Owners or operators of all manufactured home parks and subdivisions shall provide adequate surface drainage to minimize flood damage, and prepare, secure approval and file an evacuation plan, indicating vehicular access and escape routes, with local emergency management authorities.

(b) In existing manufactured home parks, all new homes, replacement homes on existing pads, and substantially improved homes shall:

1. have the lowest floor elevated to the flood protection elevation; and
2. be anchored so they do not float, collapse or move laterally during a flood

(c) Outside of existing manufactured home parks, including new manufactured home parks and all single units outside of existing parks, all new, replacement and substantially

improved manufactured homes shall meet the residential development standards for the floodfringe in s. 4.3(1).

(12) **MOBILE RECREATIONAL VEHICLES**

All mobile recreational vehicles that are on site for 180 consecutive days or more or are not fully licensed and ready for highway use shall meet the elevation and anchoring requirements in s. 4.3 (11)(b) and (c). A mobile recreational vehicle is ready for highway use if it is on its wheels or jacking system, is attached to the site only by quick-disconnect utilities and security devices and has no permanently attached additions.

5.0 GENERAL FLOODPLAIN DISTRICT (GFP)

5.1 APPLICABILITY

The provisions for this district shall apply to all floodplains mapped as A, AO or AH zones.

5.2 PERMITTED USES

Pursuant to s. 5.4, it shall be determined whether the proposed use is located within the floodway or floodfringe.

Those uses permitted in the Floodway (s. 3.2) and Floodfringe (s. 4.2) Districts are allowed within the General Floodplain District, according to the standards of s. 5.3, provided that all permits or certificates required under s. 7.1 have been issued.

5.3 STANDARDS FOR DEVELOPMENT IN THE GENERAL FLOODPLAIN DISTRICT

S. 3.0 applies to floodway areas, s. 4.0 applies to floodfringe areas. The rest of this ordinance applies to either district.

(1) In AO/AH Zones the structure's lowest floor must meet one of the conditions listed below whichever is higher:

(a) at or above the flood protection elevation; or

(b) two (2) feet above the highest adjacent grade around the structure; or

(c) the depth as shown on the FIRM

(2) In AO/AH zones, provide plans showing adequate drainage paths to guide floodwaters around structures.

5.4 DETERMINING FLOODWAY AND FLOODFRINGE LIMITS

Upon receiving an application for development within the general floodplain district, the zoning administrator shall:

(1) Require the applicant to submit two copies of an aerial photograph or a plan which shows the proposed development with respect to the general floodplain district limits, stream channel, and existing floodplain developments, along with a legal description of the property, fill limits and elevations, building floor elevations and flood proofing measures; and the flood zone as shown on the FIRM.

(2) Require the applicant to furnish any of the following information deemed necessary by the Department to evaluate the effects of the proposal upon flood height and flood flows, regional flood elevation and to determine floodway boundaries.

(a) A Hydrologic and Hydraulic Study as specified in s. 7.1(2)(c).

(b) Plan (surface view) showing elevations or contours of the ground; pertinent structure, fill or storage elevations; size, location and layout of all proposed and existing structures on the site; location and elevations of streets, water supply, and sanitary facilities; soil types and other pertinent information;

(c) Specifications for building construction and materials, floodproofing, filling, dredging, channel improvement, storage, water supply, and sanitary facilities.

6.0 NONCONFORMING USES

6.1 GENERAL

(1) APPLICABILITY

If these standards conform with 62.23(7)(h), Stats., for cities, they shall apply to all modifications or additions to any nonconforming use or structure and to the use of any structure or premises which was lawful before the passage of this ordinance or any amendment thereto.

(2) The existing lawful use of a structure or its accessory use which is not in conformity with the provisions of this ordinance may continue subject to the following conditions:

(a) No modifications or additions to a nonconforming use or structure shall be permitted unless they comply with this ordinance. The words "modification" and "addition" include, but are not limited to, any alteration, addition, modification, structural repair, rebuilding, or replacement of any such existing use, structure or accessory structure or use. Maintenance is not considered a modification; this includes painting, decorating, paneling and other nonstructural components and the maintenance, repair or replacement of existing private sewage or water supply systems or connections to public utilities. Any costs associated with the repair of a damaged structure are not considered maintenance.

The construction of a deck that does not exceed 200 square feet and that is adjacent to the exterior wall of a principal structure is not an extension, modification, or addition. The roof of the structure may extend over a portion of the deck in order to provide safe ingress and egress to the principal structure.

(b) If a nonconforming use or the use of a nonconforming structure is discontinued for 12 consecutive months, it is no longer permitted and any future use of the property, and any structure or building thereon, shall conform to the applicable requirements of this ordinance;

(c) The municipality shall keep a record which lists all nonconforming uses and

nonconforming structures, their present equalized assessed value, the cost of all modifications or additions which have been permitted, and the percentage of the structure's total current value those modifications represent;

- (d) No modification or addition to any nonconforming structure or any structure with a nonconforming use, which over the life of the structure would equal or exceed 50% of its present equalized assessed value, shall be allowed unless the entire structure is permanently changed to a conforming structure with a conforming use in compliance with the applicable requirements of this ordinance. Contiguous dry land access must be provided for residential and commercial uses in compliance with s. 4.3(1). The costs of elevating the lowest floor of a nonconforming building or a building with a nonconforming use to the flood protection elevation are excluded from the 50% provisions of this paragraph;
- (e) No maintenance to any nonconforming structure or any structure with a nonconforming use, the cost of which would equal or exceed 50% of its present equalized assessed value, shall be allowed unless the entire structure is permanently changed to a conforming structure with a conforming use in compliance with the applicable requirements of this ordinance. Contiguous dry land access must be provided for residential and commercial uses in compliance with s. 4.3(1).
- (f) If on a per event basis the total value of the work being done under (d) and (e) equals or exceeds 50% of the present equalized assessed value the work shall not be permitted unless the entire structure is permanently changed to a conforming structure with a conforming use in compliance with the applicable requirements of this ordinance. Contiguous dry land access must be provided for residential and commercial uses in compliance with s. 4.3(1).
- (g) Except as provided in subd. (h), if any nonconforming structure or any structure with a nonconforming use is destroyed or is substantially damaged, it cannot be replaced, reconstructed or rebuilt unless the use and the structure meet the current ordinance requirements. A structure is considered substantially damaged if the total cost to restore the structure to its pre-damaged condition equals or exceeds 50% of the structure's present equalized assessed value.
- (h) For nonconforming buildings that are substantially damaged or destroyed by a nonflood disaster, the repair or reconstruction of any such nonconforming building shall be permitted in order to restore it to the size and use in effect prior to the damage event, provided that the minimum federal code requirements below are met and all required permits have been granted prior to the start of construction.

1. Residential Structures

- a. Shall have the lowest floor, including basement, elevated to or above the base flood elevation using fill, pilings, columns, posts, or perimeter walls. Perimeter walls must meet the requirements of s. 7.5(2).

- b. Shall be anchored to prevent flotation, collapse, or lateral movement of the structure resulting from hydrodynamic and hydrostatic loads, including the effects of buoyancy and shall be constructed with methods and materials resistant to flood damage.
- c. Shall be constructed with electrical, heating, ventilation, plumbing and air conditioning equipment and other service facilities that are designed and/or elevated so as to prevent water from entering or accumulating within the components during conditions of flooding.
- d. In A Zones, obtain, review, and utilize any flood data available from a federal, state, or other source.
- e. In AO Zones with no elevations specified, shall have the lowest floor, including basement, meet the standards in s. 5.3(1).
- f. in AO Zones, shall have adequate drainage paths around structures on slopes to guide floodwaters around and away from the structure.

2. Nonresidential Structures

- a. Shall meet the requirements of s. 6.1(2)(h)1a-f.
- b. Shall either have the lowest floor, including basement, elevated to or above the regional flood elevation; or, together with attendant utility and sanitary facilities, shall meet the standards in s. 7.5(1) or (2).
- c. In AO Zones with no elevations specified, shall have the lowest floor, including basement, meet the standards in s. 5.3(1).

- (3) A nonconforming historic structure may be altered if the alteration will not preclude the structure's continued designation as a historic structure, the alteration will comply with s. 3.3(1), flood resistant materials are used, and construction practices and floodproofing methods that comply with s. 7.5 are used. Repair or rehabilitation of historic structures shall be exempt from the development standards of s. 6.1(2)(h)1 if it is determined that the proposed repair or rehabilitation will not preclude the structure's continued designation as a historic structure and is the minimum necessary to preserve the historic character and design of the structure.

6.2 FLOODWAY DISTRICT

- (1) No modification or addition shall be allowed to any nonconforming structure or any structure with a nonconforming use in the Floodway District, unless such modification or addition:
 - (a) Has been granted a permit or variance which meets all ordinance requirements;
 - (b) Meets the requirements of s. 6.1;
 - (c) Shall not increase the obstruction to flood flows or regional flood height;

- (d) Any addition to the existing structure shall be floodproofed, pursuant to s. 7.5, by means other than the use of fill, to the flood protection elevation; and
- (e) If any part of the foundation below the flood protection elevation is enclosed, the following standards shall apply:
 - 1. The enclosed area shall be designed by a registered architect or engineer to allow for the efficient entry and exit of flood waters without human intervention. A minimum of two openings must be provided with a minimum net area of at least one square inch for every one square foot of the enclosed area. The lowest part of the opening can be no more than 12 inches above the adjacent grade;
 - 2. The parts of the foundation located below the flood protection elevation must be constructed of flood-resistant materials;
 - 3. Mechanical and utility equipment must be elevated or floodproofed to or above the flood protection elevation; and
 - 4. The use must be limited to parking, building access or limited storage.
- (2) No new on-site sewage disposal system, or addition to an existing on-site sewage disposal system, except where an addition has been ordered by a government agency to correct a hazard to public health, shall be allowed in the Floodway District. Any replacement, repair, or maintenance of an existing on-site sewage disposal system in a floodway area shall meet the applicable requirements of all municipal ordinances, s. 7.5(3) and ch. SPS 383, Wis. Adm. Code.
- (3) No new well or modification to an existing well used to obtain potable water shall be allowed in the Floodway District. Any replacement, repair or maintenance of an existing well in the Floodway District shall meet the applicable requirements of all municipal ordinances, s. 7.5(3) and chs. NR 811 and NR 812, Wis. Adm. Code.

6.3 FLOODFRINGE DISTRICT

- (1) No modification or addition shall be allowed to any nonconforming structure or any structure with a nonconforming use unless such modification or addition has been granted a permit or variance by the municipality, and meets the requirements of s. 4.3 except where s. 6.3(2) is applicable.
- (2) Where compliance with the provisions of subd. (1) would result in unnecessary hardship and only where the structure will not be used for human habitation or be associated with a high flood damage potential, the Board of Adjustment/Appeals, using the procedures established in s. 7.3, may grant a variance from those provisions of subd. (1) for modifications or additions using the criteria listed below. Modifications or additions which are protected to elevations lower than the flood protection elevation may be permitted if:
 - (a) No floor is allowed below the regional flood elevation for residential or commercial structures;
 - (b) Human lives are not endangered;

- (c) Public facilities, such as water or sewer, shall not be installed;
 - (d) Flood depths shall not exceed two feet;
 - (e) Flood velocities shall not exceed two feet per second; and
 - (f) The structure shall not be used for storage of materials as described in s. 4.3(5).
- (3) All new private sewage disposal systems, or addition to, replacement, repair or maintenance of a private sewage disposal system shall meet all the applicable provisions of all local ordinances, 7.5(3) and ch. SPS 383, Wis. Adm. Code.
- (4) All new wells, or addition to, replacement, repair or maintenance of a well shall meet the applicable provisions of this ordinance, s. 7.5(3) and ch. NR 811 and NR 812, Wis. Adm. Code.

7.0 ADMINISTRATION

Where a zoning administrator, planning agency or a board of adjustment/appeals has already been appointed to administer a zoning ordinance adopted under ss. 59.69, 59.692 or 62.23(7), Stats., these officials shall also administer this ordinance.

7.1 ZONING ADMINISTRATOR

(1) DUTIES AND POWERS

The zoning administrator is authorized to administer this ordinance and shall have the following duties and powers:

- (a) Advise applicants of the ordinance provisions, assist in preparing permit applications and appeals, and assure that the regional flood elevation for the proposed development is shown on all permit applications.
- (b) Issue permits and inspect properties for compliance with provisions of this ordinance and issue certificates of compliance where appropriate.
- (c) Inspect and assess all damaged floodplain structures to determine if substantial damage to the structures has occurred.
- (d) Keep records of all official actions such as:
 1. All permits issued, inspections made, and work approved;
 2. Documentation of certified lowest floor and regional flood elevations;
 3. Floodproofing certificates.
 4. Water surface profiles, floodplain zoning maps and ordinances, nonconforming uses and structures including changes, appeals, variances and amendments.
 5. All substantial damage assessment reports for floodplain structures.
 6. List of nonconforming structures and uses. .
- (e) Submit copies of the following items to the Department Regional office:

1. Within 10 days of the decision, a copy of any decisions on variances, appeals for map or text interpretations, and map or text amendments;
 2. Copies of case-by-case analyses and other required information including an annual summary of floodplain zoning actions taken.
 3. Copies of substantial damage assessments performed and all related correspondence concerning the assessments.
- (f) Investigate, prepare reports, and report violations of this ordinance to the municipal zoning agency and attorney for prosecution. Copies of the reports shall also be sent to the Department Regional office.
- (g) Submit copies of amendments to the FEMA Regional office.

(2) LAND USE PERMIT

A land use permit shall be obtained before any new development; repair, modification or addition to an existing structure; or change in the use of a building or structure, including sewer and water facilities, may be initiated. Application to the zoning administrator shall include:

(a) GENERAL INFORMATION

1. Name and address of the applicant, property owner and contractor;
2. Legal description, proposed use, and whether it is new construction or a modification;

(b) SITE DEVELOPMENT PLAN

A site plan drawn to scale shall be submitted with the permit application form and shall contain:

1. Location, dimensions, area and elevation of the lot;
2. Location of the ordinary highwater mark of any abutting navigable waterways;
3. Location of any structures with distances measured from the lot lines and street center lines;
4. Location of any existing or proposed on-site sewage systems or private water supply systems;
5. Location and elevation of existing or future access roads;
6. Location of floodplain and floodway limits as determined from the official floodplain zoning maps;

7. The elevation of the lowest floor of proposed buildings and any fill using the vertical datum from the adopted study – either National Geodetic Vertical Datum (NGVD) or North American Vertical Datum (NAVD);
8. Data sufficient to determine the regional flood elevation in NGVD or NAVD at the location of the development and to determine whether or not the requirements of s. 3.0 or 4.0 are met; and
9. Data to determine if the proposed development will cause an obstruction to flow or an increase in regional flood height or discharge according to s. 2.1. This may include any of the information noted in s. 3.3(1).

(c) HYDRAULIC AND HYDROLOGIC STUDIES TO ANALYZE DEVELOPMENT

All hydraulic and hydrologic studies shall be completed under the direct supervision of a professional engineer registered in the State. The study contractor shall be responsible for the technical adequacy of the study. All studies shall be reviewed and approved by the Department.

1. Zone A floodplains:

a. Hydrology

- i. The appropriate method shall be based on the standards in ch. NR 116.07(3), Wis. Admin. Code, *Hydrologic Analysis: Determination of Regional Flood Discharge*.

b. Hydraulic modeling

The regional flood elevation shall be based on the standards in ch. NR 116.07(4), Wis. Admin. Code, *Hydraulic Analysis: Determination of Regional Flood Elevation* and the following:

- i. determination of the required limits of the hydraulic model shall be based on detailed study information for downstream structures (dam, bridge, culvert) to determine adequate starting WSEL for the study.
- ii. channel sections must be surveyed.
- iii. minimum four foot contour data in the overbanks shall be used for the development of cross section overbank and floodplain mapping.
- iv. a maximum distance of 500 feet between cross sections is allowed in developed areas with additional intermediate cross sections required at transitions in channel bottom slope including a survey of the channel at each location.
- v. the most current version of HEC_RAS shall be used.
- vi. a survey of bridge and culvert openings and the top of road is required at each structure.

- vii. additional cross sections are required at the downstream and upstream limits of the proposed development and any necessary intermediate locations based on the length of the reach if greater than 500 feet.
- viii. standard accepted engineering practices shall be used when assigning parameters for the base model such as flow, Manning's N values, expansion and contraction coefficients or effective flow limits. The base model shall be calibrated to past flooding data such as high water marks to determine the reasonableness of the model results. If no historical data is available, adequate justification shall be provided for any parameters outside standard accepted engineering practices.
- ix. the model must extend past the upstream limit of the difference in the existing and proposed flood profiles in order to provide a tie-in to existing studies. The height difference between the proposed flood profile and the existing study profiles shall be no more than 0.00 feet.

c. Mapping

A work map of the reach studied shall be provided, showing all cross section locations, floodway/floodplain limits based on best available topographic data, geographic limits of the proposed development and whether the proposed development is located in the floodway.

- i. If the proposed development is located outside of the floodway, then it is determined to have no impact on the regional flood elevation.
- ii. If any part of the proposed development is in the floodway, it must be added to the base model to show the difference between existing and proposed conditions. The study must ensure that all coefficients remain the same as in the existing model, unless adequate justification based on standard accepted engineering practices is provided.

2. Zone AE Floodplains

a. Hydrology

If the proposed hydrology will change the existing study, the appropriate method to be used shall be based on ch. NR 116.07(3), Wis. Admin. Code, *Hydrologic Analysis: Determination of Regional Flood Discharge*.

b. Hydraulic model

The regional flood elevation shall be based on the standards in ch. NR 116.07(4), Wis. Admin. Code, *Hydraulic Analysis: Determination of Regional Flood Elevation* and the following:

i. Duplicate Effective Model

The effective model shall be reproduced to ensure correct transference of the model data and to allow integration of the revised data to provide a continuous FIS model upstream and downstream of the revised reach. If data from the effective model is available, models shall be generated that duplicate the FIS

profiles and the elevations shown in the Floodway Data Table in the FIS report to within 0.1 foot.

ii. Corrected Effective Model.

The Corrected Effective Model shall not include any man-made physical changes since the effective model date, but shall import the model into the most current version of HEC-RAS for Department review.

iii. Existing (Pre-Project Conditions) Model.

The Existing Model shall be required to support conclusions about the actual impacts of the project associated with the Revised (Post-Project) Model or to establish more up-to-date models on which to base the Revised (Post-Project) Model.

iv. Revised (Post-Project Conditions) Model.

The Revised (Post-Project Conditions) Model shall incorporate the Existing Model and any proposed changes to the topography caused by the proposed development. This model shall reflect proposed conditions.

v. All changes to the Duplicate Effective Model and subsequent models must be supported by certified topographic information, bridge plans, construction plans and survey notes.

vi. Changes to the hydraulic models shall be limited to the stream reach for which the revision is being requested. Cross sections upstream and downstream of the revised reach shall be identical to those in the effective model and result in water surface elevations and topwidths computed by the revised models matching those in the effective models upstream and downstream of the revised reach as required. The Effective Model shall not be truncated.

c. Mapping

Maps and associated engineering data shall be submitted to the Department for review which meet the following conditions:

i. Consistency between the revised hydraulic models, the revised floodplain and floodway delineations, the revised flood profiles, topographic work map, annotated FIRMs and/or Flood Boundary Floodway Maps (FBFMs), construction plans, bridge plans.

ii. Certified topographic map of suitable scale, contour interval, and a planimetric map showing the applicable items. If a digital version of the map is available, it may be submitted in order that the FIRM may be more easily revised.

iii. Annotated FIRM panel showing the revised 1% and 0.2% annual chance floodplains and floodway boundaries.

iv. If an annotated FIRM and/or FBFM and digital mapping data (GIS or CADD) are used then all supporting documentation or metadata must be included with the

data submission along with the Universal Transverse Mercator (UTM) projection and State Plane Coordinate System in accordance with FEMA mapping specifications.

- v. The revised floodplain boundaries shall tie into the effective floodplain boundaries.
- vi. All cross sections from the effective model shall be labeled in accordance with the effective map and a cross section lookup table shall be included to relate to the model input numbering scheme.
- vii. Both the current and proposed floodways shall be shown on the map.
- viii. The stream centerline, or profile baseline used to measure stream distances in the model shall be visible on the map.

(d) EXPIRATION

All permits issued under the authority of this ordinance shall expire no more than 180 days after issuance. The permit may be extended for a maximum of 180 days for good and sufficient cause.

(3) CERTIFICATE OF COMPLIANCE

No land shall be occupied or used, and no building which is hereafter constructed, altered, added to, modified, repaired, rebuilt or replaced shall be occupied until a certificate of compliance is issued by the zoning administrator, except where no permit is required, subject to the following provisions:

- (a) The certificate of compliance shall show that the building or premises or part thereof, and the proposed use, conform to the provisions of this ordinance;
- (b) Application for such certificate shall be concurrent with the application for a permit;
- (c) If all ordinance provisions are met, the certificate of compliance shall be issued within 10 days after written notification that the permitted work is completed;
- (d) The applicant shall submit a certification signed by a registered professional engineer, architect or land surveyor that the fill, lowest floor and floodproofing elevations are in compliance with the permit issued. Floodproofing measures also require certification by a registered professional engineer or architect that the requirements of s. 7.5 are met.

(4) OTHER PERMITS

Prior to obtaining a floodplain development permit the applicant must secure all necessary permits from federal, state, and local agencies, including but not limited to those required by the U.S. Army Corps of Engineers under s. 404 of the Federal Water Pollution Control Act, Amendments of 1972, 33 U.S.C. 1344.

7.2 ZONING AGENCY

- (1) The Plan Commission shall:
 - (a) oversee the functions of the office of the zoning administrator; and
 - (b) review and advise the governing body on all proposed amendments to this ordinance, maps and text.
- (2) The Plan Commission shall not:
 - (a) grant variances to the terms of the ordinance in place of action by the Board of Adjustment/Appeals; or
 - (b) amend the text or zoning maps in place of official action by the governing body.

7.3 BOARD OF ADJUSTMENT/APPEALS

The Board of Adjustment/Appeals, created under s. 62.23(7)(e), Stats., for cities, is hereby authorized or shall be appointed to act for the purposes of this ordinance. The Board shall exercise the powers conferred by Wisconsin Statutes and adopt rules for the conduct of business. The zoning administrator shall not be the secretary of the Board.

(1) POWERS AND DUTIES

The Board of Adjustment/Appeals shall:

- (a) Appeals - Hear and decide appeals where it is alleged there is an error in any order, requirement, decision or determination made by an administrative official in the enforcement or administration of this ordinance;
- (b) Boundary Disputes - Hear and decide disputes concerning the district boundaries shown on the official floodplain zoning map; and
- (c) Variances - Hear and decide, upon appeal, variances from the ordinance standards.

(2) APPEALS TO THE BOARD

(a) Appeals to the board may be taken by any person aggrieved, or by any officer or department of the municipality affected by any decision of the zoning administrator or other administrative officer. Such appeal shall be taken within 30 days unless otherwise provided by the rules of the board, by filing with the official whose decision is in question, and with the board, a notice of appeal specifying the reasons for the appeal. The official whose decision is in question shall transmit to the board all records regarding the matter appealed.

(b) NOTICE AND HEARING FOR APPEALS INCLUDING VARIANCES

1. Notice - The board shall:

- a. Fix a reasonable time for the hearing;
- b. Publish adequate notice pursuant to Wisconsin Statutes, specifying the date, time, place and subject of the hearing; and

c. Assure that notice shall be mailed to the parties in interest and the Department Regional office at least 10 days in advance of the hearing.

2. Hearing - Any party may appear in person or by agent. The board shall:

- a. Resolve boundary disputes according to s. 7.3(3);
- b. Decide variance applications according to s. 7.3(4); and
- c. Decide appeals of permit denials according to s. 7.4.

(c) **DECISION:** The final decision regarding the appeal or variance application shall:

- 1. Be made within a reasonable time;
- 2. Be sent to the Department Regional office within 10 days of the decision;
- 3. Be a written determination signed by the chairman or secretary of the Board;
- 4. State the specific facts which are the basis for the Board's decision;
- 5. Either affirm, reverse, vary or modify the order, requirement, decision or determination appealed, in whole or in part, dismiss the appeal for lack of jurisdiction or grant or deny the variance application; and
- 6. Include the reasons for granting an appeal, describing the hardship demonstrated by the applicant in the case of a variance, clearly stated in the recorded minutes of the Board proceedings.

(3) **BOUNDARY DISPUTES**

The following procedure shall be used by the Board in hearing disputes concerning floodplain district boundaries:

- (a) If a floodplain district boundary is established by approximate or detailed floodplain studies, the flood elevations or profiles shall prevail in locating the boundary. If none exist, other evidence may be examined;
- (b) The person contesting the boundary location shall be given a reasonable opportunity to present arguments and technical evidence to the Board; and
- (c) If the boundary is incorrectly mapped, the Board should inform the zoning committee or the person contesting the boundary location to petition the governing body for a map amendment according to s. 8.0 *Amendments*.

(4) **VARIANCE**

(a) The Board may, upon appeal, grant a variance from the standards of this ordinance if an applicant convincingly demonstrates that:

- 1. Literal enforcement of the ordinance will cause unnecessary hardship;

2. The hardship is due to adoption of the floodplain ordinance and unique property conditions, not common to adjacent lots or premises. In such case the ordinance or map must be amended;
 3. The variance is not contrary to the public interest; and
 4. The variance is consistent with the purpose of this ordinance in s. 1.3.
- (b) In addition to the criteria in subd. (a), to qualify for a variance under FEMA regulations, the following criteria must be met:
1. The variance shall not cause any increase in the regional flood elevation;
 2. Variances can only be granted for lots that are less than one-half acre and are contiguous to existing structures constructed below the RFE; and
 3. Variances shall only be granted upon a showing of good and sufficient cause, shall be the minimum relief necessary, shall not cause increased risks to public safety or nuisances, shall not increase costs for rescue and relief efforts and shall not be contrary to the purpose of the ordinance.
- (c) A variance shall not:
1. Grant, extend or increase any use prohibited in the zoning district;
 2. Be granted for a hardship based solely on an economic gain or loss;
 3. Be granted for a hardship which is self-created.
 4. Damage the rights or property values of other persons in the area;
 5. Allow actions without the amendments to this ordinance or map(s) required in s. 8.0 *Amendments*; and
 6. Allow any alteration of an historic structure, including its use, which would preclude its continued designation as an historic structure.
- (d) When a floodplain variance is granted the Board shall notify the applicant in writing that it may increase risks to life and property and flood insurance premiums could increase up to \$25.00 per \$100.00 of coverage. A copy shall be maintained with the variance record.

7.4 TO REVIEW APPEALS OF PERMIT DENIALS

- (1) The Zoning Agency (s. 7.2) or Board shall review all data related to the appeal. This may include:
 - (a) Permit application data listed in s. 7.1(2);
 - (b) Floodway/floodfringe determination data in s. 5.4;

- (c) Data listed in s. 3.3(1)(b) where the applicant has not submitted this information to the zoning administrator; and
 - (d) Other data submitted with the application, or submitted to the Board with the appeal.
- (2) For appeals of all denied permits the Board shall:
- (a) Follow the procedures of s. 7.3;
 - (b) Consider zoning agency recommendations; and
 - (c) Either uphold the denial or grant the appeal.
- (3) For appeals concerning increases in regional flood elevation the Board shall:
- (a) Uphold the denial where the Board agrees with the data showing an increase in flood elevation. Increases may only be allowed after amending the flood profile and map and all appropriate legal arrangements are made with all adversely affected property owners as per the requirements of s. 8.0 *Amendments*; and
 - (b) Grant the appeal where the Board agrees that the data properly demonstrates that the project does not cause an increase provided no other reasons for denial exist.

7.5 FLOODPROOFING STANDARDS FOR NONCOMFORMING STRUCTURES OR USES

- (1) No permit or variance shall be issued for a non-residential structure designed to be watertight below the regional flood elevation until the applicant submits a plan certified by a registered professional engineer or architect that the floodproofing measures will protect the structure or development to the flood protection elevation and submits a FEMA Floodproofing Certificate.
- (2) For a structure designed to allow the entry of floodwaters, no permit or variance shall be issued until the applicant submits a plan either:
 - (a) certified by a registered professional engineer or architect; or
 - (b) meets or exceeds the following standards:
 - 1. a minimum of two openings having a total net area of not less than one square inch for every square foot of enclosed area subject to flooding;
 - 2. the bottom of all openings shall be no higher than one foot above grade; and
 - 3. openings may be equipped with screens, louvers, valves, or other coverings or devices provided that they permit the automatic entry and exit of floodwaters.
- (3) Floodproofing measures shall be designed, as appropriate, to:

- (a) Withstand flood pressures, depths, velocities, uplift and impact forces and other regional flood factors;
- (b) Protect structures to the flood protection elevation;
- (c) Anchor structures to foundations to resist flotation and lateral movement;
- (d) Minimize or eliminate infiltration of flood waters; and
- (e) Minimize or eliminate discharges into flood waters.

7.6 PUBLIC INFORMATION

- (1) Place marks on structures to show the depth of inundation during the regional flood.
- (2) All maps, engineering data and regulations shall be available and widely distributed.
- (3) Real estate transfers should show what floodplain district any real property is in.

8.0 AMENDMENTS

Obstructions or increases may only be permitted if amendments are made to this ordinance, the official floodplain zoning maps, floodway lines and water surface profiles, in accordance with s. 8.1.

- (1) In AE Zones with a mapped floodway, no obstructions or increases shall be permitted unless the applicant receives a Conditional Letter of Map Revision from FEMA and amendments are made to this ordinance, the official floodplain zoning maps, floodway lines and water surface profiles, in accordance with s. 8.1. Any such alterations must be reviewed and approved by FEMA and the DNR.
- (2) In A Zones increases equal to or greater than 1.0 foot may only be permitted if the applicant receives a Conditional Letter of Map Revision from FEMA and amendments are made to this ordinance, the official floodplain maps, floodway lines, and water surface profiles, in accordance with s. 8.1.

8.1 GENERAL

The governing body shall change or supplement the floodplain zoning district boundaries and this ordinance in the manner outlined in s. 8.2 below. Actions which require an amendment to the ordinance and/ or submittal of a Letter of Map Change (LOMC) include, but are not limited to, the following:

- (1) Any fill or floodway encroachment that obstructs flow causing any increase in the regional flood height;
- (2) Any change to the floodplain boundaries and/or watercourse alterations on the FIRM;
- (3) Any changes to any other officially adopted floodplain maps listed in 1.5 (2)(b);
- (4) Any floodplain fill which raises the elevation of the filled area to a height at or above the flood protection elevation and is contiguous to land lying outside the floodplain;

- (5) Correction of discrepancies between the water surface profiles and floodplain maps;
- (6) Any upgrade to a floodplain zoning ordinance text required by s. NR 116.05, Wis. Adm. Code, or otherwise required by law, or for changes by the municipality; and
- (7) All channel relocations and changes to the maps to alter floodway lines or to remove an area from the floodway or the floodfringe that is based on a base flood elevation from a FIRM requires prior approval by FEMA.

8.2 PROCEDURES

Ordinance amendments may be made upon petition of any party according to the provisions of s. 62.23, Stats., for cities. The petitions shall include all data required by ss. 5.4 and 7.1(2). The Land Use Permit shall not be issued until a Letter of Map Revision is issued by FEMA for the proposed changes.

- (1) The proposed amendment shall be referred to the zoning agency for a public hearing and recommendation to the governing body. The amendment and notice of public hearing shall be submitted to the Department Regional office for review prior to the hearing. The amendment procedure shall comply with the provisions of s. 62.23, Stats., for cities.
- (2) No amendments shall become effective until reviewed and approved by the Department.
- (3) All persons petitioning for a map amendment that obstructs flow causing any increase in the regional flood height, shall obtain flooding easements or other appropriate legal arrangements from all adversely affected property owners and notify local units of government before the amendment can be approved by the governing body.

9.0 ENFORCEMENT AND PENALTIES

Any violation of the provisions of this ordinance by any person shall be unlawful and shall be referred to the municipal attorney who shall expeditiously prosecute all such violators. A violator shall, upon conviction, forfeit to the municipality a penalty of not less than \$35 and not more than \$50.00 (fifty dollars), together with a taxable cost of such action. Each day of continued violation shall constitute a separate offense. Every violation of this ordinance is a public nuisance and the creation may be enjoined and the maintenance may be abated by action at suit of the municipality, the state, or any citizen thereof pursuant to s. 87.30, Stats.

10.0 DEFINITIONS

Unless specifically defined, words and phrases in this ordinance shall have their common law meaning and shall be applied in accordance with their common usage. Words used in the present tense include the future, the singular number includes the plural and the plural number includes the singular. The word "may" is permissive, "shall" is mandatory and is not discretionary.

1. A ZONES – Those areas shown on the Official Floodplain Zoning Map which would be inundated by the regional flood. These areas may be numbered or unnumbered A Zones. The A Zones may or may not be reflective of flood profiles, depending on the availability of data for a given area.
2. AH ZONE – See “AREA OF SHALLOW FLOODING”.

3. AO ZONE – See “AREA OF SHALLOW FLOODING”.
4. ACCESSORY STRUCTURE OR USE – A facility, structure, building or use which is accessory or incidental to the principal use of a property, structure or building.
5. ALTERATION – An enhancement, upgrading or substantial change or modifications other than an addition or repair to a dwelling or to electrical, plumbing, heating, ventilating, air conditioning and other systems within a structure.
6. AREA OF SHALLOW FLOODING – A designated AO, AH, AR/AO, AR/AH, or VO zone on a community’s Flood Insurance Rate Map (FIRM) with a 1 percent or greater annual chance of flooding to an average depth of 1 to 3 feet where a clearly defined channel does not exist, where the path of flooding is unpredictable, and where velocity flood may be evident. Such flooding is characterized by ponding or sheet flow.
7. BASE FLOOD – Means the flood having a one percent chance of being equaled or exceeded in any given year, as published by FEMA as part of a FIS and depicted on a FIRM.
8. BASEMENT – Any enclosed area of a building having its floor sub-grade, i.e., below ground level, on all sides.
9. BUILDING – See STRUCTURE.
10. BULKHEAD LINE – A geographic line along a reach of navigable water that has been adopted by a municipal ordinance and approved by the Department pursuant to s. 30.11, Stats., and which allows limited filling between this bulkhead line and the original ordinary highwater mark, except where such filling is prohibited by the floodway provisions of this ordinance.
11. CAMPGROUND – Any parcel of land which is designed, maintained, intended or used for the purpose of providing sites for nonpermanent overnight use by 4 or more camping units, or which is advertised or represented as a camping area.
12. CAMPING UNIT – Any portable device, no more than 400 square feet in area, used as a temporary shelter, including but not limited to a camping trailer, motor home, bus, van, pick-up truck, or tent that is fully licensed, if required, and ready for highway use.
13. CERTIFICATE OF COMPLIANCE – A certification that the construction and the use of land or a building, the elevation of fill or the lowest floor of a structure is in compliance with all of the provisions of this ordinance.
14. CHANNEL – A natural or artificial watercourse with definite bed and banks to confine and conduct normal flow of water.
15. CRAWLWAYS OR "CRAWL SPACE" – An enclosed area below the first usable floor of a building, generally less than five feet in height, used for access to plumbing and electrical utilities.
16. DECK – An unenclosed exterior structure that has no roof or sides, but has a permeable floor which

allows the infiltration of precipitation.

17. DEPARTMENT – The Wisconsin Department of Natural Resources.
18. DEVELOPMENT – Any artificial change to improved or unimproved real estate, including, but not limited to, the construction of buildings, structures or accessory structures; the construction of additions or alterations to buildings, structures or accessory structures; the repair of any damaged structure or the improvement or renovation of any structure, regardless of percentage of damage or improvement; the placement of buildings or structures; subdivision layout and site preparation; mining, dredging, filling, grading, paving, excavation or drilling operations; the storage, deposition or extraction of materials or equipment; and the installation, repair or removal of public or private sewage disposal systems or water supply facilities.
19. DRYLAND ACCESS – A vehicular access route which is above the regional flood elevation and which connects land located in the floodplain to land outside the floodplain, such as a road with its surface above regional flood elevation and wide enough for wheeled rescue and relief vehicles.
20. ENCROACHMENT – Any fill, structure, equipment, use or development in the floodway.
21. FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) – The federal agency that administers the National Flood Insurance Program.
22. FLOOD INSURANCE RATE MAP (FIRM) – A map of a community on which the Federal Insurance Administration has delineated both the floodplain and the risk premium zones applicable to the community. This map can only be amended by the Federal Emergency Management Agency.
23. FLOOD or FLOODING – A general and temporary condition of partial or complete inundation of normally dry land areas caused by one of the following conditions:
 - The overflow or rise of inland waters;
 - The rapid accumulation or runoff of surface waters from any source;
 - The inundation caused by waves or currents of water exceeding anticipated cyclical levels along the shore of Lake Michigan or Lake Superior; or
 - The sudden increase caused by an unusually high water level in a natural body of water, accompanied by a severe storm, or by an unanticipated force of nature, such as a seiche, or by some similarly unusual event.
24. FLOOD FREQUENCY – The probability of a flood occurrence which is determined from statistical analyses. The frequency of a particular flood event is usually expressed as occurring, on the average once in a specified number of years or as a percent (%) chance of occurring in any given year.
25. FLOODFRINGE – That portion of the floodplain outside of the floodway which is covered by flood waters during the regional flood and associated with standing water rather than flowing water.
26. FLOOD HAZARD BOUNDARY MAP – A map designating approximate flood hazard areas. Flood hazard areas are designated as unnumbered A-Zones and do not contain floodway lines or regional flood elevations. This map forms the basis for both the regulatory and insurance aspects of the National Flood Insurance Program (NFIP) until superseded by a Flood Insurance Study and a Flood Insurance Rate Map.

27. FLOOD INSURANCE STUDY – A technical engineering examination, evaluation, and determination of the local flood hazard areas. It provides maps designating those areas affected by the regional flood and provides both flood insurance rate zones and base flood elevations and may provide floodway lines. The flood hazard areas are designated as numbered and unnumbered A-Zones. Flood Insurance Rate Maps, that accompany the Flood Insurance Study, form the basis for both the regulatory and the insurance aspects of the National Flood Insurance Program.
28. FLOODPLAIN – Land which has been or may be covered by flood water during the regional flood. It includes the floodway and the floodfringe, and may include other designated floodplain areas for regulatory purposes.
29. FLOODPLAIN ISLAND – A natural geologic land formation within the floodplain that is surrounded, but not covered, by floodwater during the regional flood.
30. FLOODPLAIN MANAGEMENT – Policy and procedures to insure wise use of floodplains, including mapping and engineering, mitigation, education, and administration and enforcement of floodplain regulations.
31. FLOOD PROFILE – A graph or a longitudinal profile line showing the relationship of the water surface elevation of a flood event to locations of land surface elevations along a stream or river.
32. FLOODPROOFING – Any combination of structural provisions, changes or adjustments to properties and structures, water and sanitary facilities and contents of buildings subject to flooding, for the purpose of reducing or eliminating flood damage.
33. FLOOD PROTECTION ELEVATION – An elevation of two feet of freeboard above the water surface profile elevation designated for the regional flood. (Also see: FREEBOARD.)
34. FLOOD STORAGE – Those floodplain areas where storage of floodwaters has been taken into account during analysis in reducing the regional flood discharge.
35. FLOODWAY – The channel of a river or stream and those portions of the floodplain adjoining the channel required to carry the regional flood discharge.
36. FREEBOARD – A safety factor expressed in terms of a specified number of feet above a calculated flood level. Freeboard compensates for any factors that cause flood heights greater than those calculated, including ice jams, debris accumulation, wave action, obstruction of bridge openings and floodways, the effects of watershed urbanization, loss of flood storage areas due to development and aggregation of the river or stream bed.
37. HABITABLE STRUCTURE – Any structure or portion thereof used or designed for human habitation.
38. HEARING NOTICE – Publication or posting meeting the requirements of Ch. 985, Stats. For appeals, a Class 1 notice, published once at least one week (7 days) before the hearing, is required. For all zoning ordinances and amendments, a Class 2 notice, published twice, once each week consecutively, the last at least a week (7 days) before the hearing. Local ordinances or bylaws may require additional notice, exceeding these minimums.

39. HIGH FLOOD DAMAGE POTENTIAL – Damage that could result from flooding that includes any danger to life or health or any significant economic loss to a structure or building and its contents.
40. HIGHEST ADJACENT GRADE – The highest natural elevation of the ground surface prior to construction next to the proposed walls of a structure.
41. HISTORIC STRUCTURE – Any structure that is either:
- Listed individually in the National Register of Historic Places or preliminarily determined by the Secretary of the Interior as meeting the requirements for individual listing on the National Register;
 - Certified or preliminarily determined by the Secretary of the Interior as contributing to the historical significance of a registered historic district or a district preliminarily determined by the Secretary to qualify as a registered historic district;
 - Individually listed on a state inventory of historic places in states with historic preservation programs which have been approved by the Secretary of the Interior; or
 - Individually listed on a local inventory of historic places in communities with historic preservation programs that have been certified either by an approved state program, as determined by the Secretary of the Interior; or by the Secretary of the Interior in states without approved programs.
42. INCREASE IN REGIONAL FLOOD HEIGHT – A calculated upward rise in the regional flood elevation greater than 0.00 foot, based on a comparison of existing conditions and proposed conditions which is directly attributable to development in the floodplain but not attributable to manipulation of mathematical variables such as roughness factors, expansion and contraction coefficients and discharge.
43. LAND USE – Any nonstructural use made of unimproved or improved real estate. (Also see DEVELOPMENT.)
44. LOWEST ADJACENT GRADE – Elevation of the lowest ground surface that touches any of the exterior walls of a building.
45. LOWEST FLOOR – The lowest floor of the lowest enclosed area (including basement). An unfinished or flood resistant enclosure, usable solely for parking of vehicles, building access or storage in an area other than a basement area is not considered a building's lowest floor; provided that such enclosure is not built so as to render the structure in violation of the applicable non-elevation design requirements of 44 CFR 60.3.
46. MAINTENANCE – The act or process of restoring to original soundness, including redecorating, refinishing, non structural repairs, or the replacement of existing fixtures, systems or equipment with equivalent fixtures, systems or structures.
47. MANUFACTURED HOME – A structure transportable in one or more sections, which is built on a permanent chassis and is designed to be used with or without a permanent foundation when connected to required utilities. The term "manufactured home" includes a mobile home but does not include a "mobile recreational vehicle."

48. MOBILE/MANUFACTURED HOME PARK OR SUBDIVISION – A parcel (or contiguous parcels) of land, divided into two or more manufactured home lots for rent or sale.
49. MOBILE/MANUFACTURED HOME PARK OR SUBDIVISION, EXISTING – A parcel of land, divided into two or more manufactured home lots for rent or sale, on which the construction of facilities for servicing the lots is completed before the effective date of this ordinance. At a minimum, this would include the installation of utilities, the construction of streets and either final site grading or the pouring of concrete pads.
50. MOBILE/MANUFACTURED HOME PARK, EXPANSION TO EXISTING – The preparation of additional sites by the construction of facilities for servicing the lots on which the manufactured homes are to be affixed. This includes installation of utilities, construction of streets and either final site grading, or the pouring of concrete pads.
51. MOBILE RECREATIONAL VEHICLE – A vehicle which is built on a single chassis, 400 square feet or less when measured at the largest horizontal projection, designed to be self-propelled, carried or permanently towable by a licensed, light-duty vehicle, is licensed for highway use if registration is required and is designed primarily not for use as a permanent dwelling, but as temporary living quarters for recreational, camping, travel or seasonal use. Manufactured homes that are towed or carried onto a parcel of land, but do not remain capable of being towed or carried, including park model homes, do not fall within the definition of "mobile recreational vehicles."
52. MODEL, CORRECTED EFFECTIVE – A hydraulic engineering model that corrects any errors that occur in the Duplicate Effective Model, adds any additional cross sections to the Duplicate Effective Model, or incorporates more detailed topographic information than that used in the current effective model.
53. MODEL, DUPLICATE EFFECTIVE – A copy of the hydraulic analysis used in the effective FIS and referred to as the effective model.
54. MODEL, EFFECTIVE – The hydraulic engineering model that was used to produce the current effective Flood Insurance Study.
55. MODEL, EXISTING (PRE-PROJECT) – A modification of the Duplicate Effective Model or Corrected Effective Model to reflect any man made modifications that have occurred within the floodplain since the date of the effective model but prior to the construction of the project for which the revision is being requested. If no modification has occurred since the date of the effective model, then this model would be identical to the Corrected Effective Model or Duplicate Effective Model.
56. MODEL, REVISED (POST-PROJECT) – A modification of the Existing or Pre-Project Conditions Model, Duplicate Effective Model or Corrected Effective Model to reflect revised or post-project conditions.
57. MUNICIPALITY" or "MUNICIPAL – The city governmental units enacting, administering and enforcing this zoning ordinance.
58. NAVD" or "NORTH AMERICAN VERTICAL DATUM – Elevations referenced to mean sea level datum, 1988 adjustment.

59. NGVD or NATIONAL GEODETIC VERTICAL DATUM – Elevations referenced to mean sea level datum, 1929 adjustment.
60. NEW CONSTRUCTION – For floodplain management purposes, "new construction" means structures for which the start of construction commenced on or after the effective date of floodplain zoning regulations adopted by this community and includes any subsequent improvements to such structures. For the purpose of determining flood insurance rates, it includes any structures for which the "start of construction" commenced on or after the effective date of an initial FIRM or after December 31, 1974, whichever is later, and includes any subsequent improvements to such structures.
61. NONCONFORMING STRUCTURE – An existing lawful structure or building which is not in conformity with the dimensional or structural requirements of this ordinance for the area of the floodplain which it occupies. (For example, an existing residential structure in the floodfringe district is a conforming use. However, if the lowest floor is lower than the flood protection elevation, the structure is nonconforming.)
62. NONCONFORMING USE – An existing lawful use or accessory use of a structure or building which is not in conformity with the provisions of this ordinance for the area of the floodplain which it occupies. (Such as a residence in the floodway.)
63. OBSTRUCTION TO FLOW – Any development which blocks the conveyance of floodwaters such that this development alone or together with any future development will cause an increase in regional flood height.
64. OFFICIAL FLOODPLAIN ZONING MAP – That map, adopted and made part of this ordinance, as described in s. 1.5(2), which has been approved by the Department and FEMA.
65. OPEN SPACE USE – Those uses having a relatively low flood damage potential and not involving structures.
66. ORDINARY HIGHWATER MARK – The point on the bank or shore up to which the presence and action of surface water is so continuous as to leave a distinctive mark such as by erosion, destruction or prevention of terrestrial vegetation, predominance of aquatic vegetation, or other easily recognized characteristic.
67. PERSON – An individual, or group of individuals, corporation, partnership, association, municipality or state agency.
68. PRIVATE SEWAGE SYSTEM – A sewage treatment and disposal system serving one structure with a septic tank and soil absorption field located on the same parcel as the structure. It also means an alternative sewage system approved by the Department of Safety and Professional Services, including a substitute for the septic tank or soil absorption field, a holding tank, a system serving more than one structure or a system located on a different parcel than the structure.
69. PUBLIC UTILITIES – Those utilities using underground or overhead transmission lines such as electric, telephone and telegraph, and distribution and collection systems such as water, sanitary sewer and storm sewer.

70. **REASONABLY SAFE FROM FLOODING** – Means base flood waters will not inundate the land or damage structures to be removed from the floodplain and that any subsurface waters related to the base flood will not damage existing or proposed buildings.
71. **REGIONAL FLOOD** – A flood determined to be representative of large floods known to have occurred in Wisconsin. A regional flood is a flood with a one percent chance of being equaled or exceeded in any given year, and if depicted on the FIRM, the RFE is equivalent to the BFE.
72. **START OF CONSTRUCTION** – The date the building permit was issued, provided the actual start of construction, repair, reconstruction, rehabilitation, addition, placement, or other improvement was within 180 days of the permit date. The actual start means either the first placement of permanent construction on a site, such as the pouring of slab or footings, the installation of piles, the construction of columns, or any work beyond initial excavation, or the placement of a manufactured home on a foundation. Permanent construction does not include land preparation, such as clearing, grading and filling, nor does it include the installation of streets and/or walkways, nor does it include excavation for a basement, footings, piers or foundations or the erection of temporary forms, nor does it include the installation on the property of accessory buildings, such as garages or sheds not occupied as dwelling units or not part of the main structure. For an alteration, the actual start of construction means the first alteration of any wall, ceiling, floor or other structural part of a building, whether or not that alteration affects the external dimensions of the building.
73. **STRUCTURE** – Any manmade object with form, shape and utility, either permanently or temporarily attached to, placed upon or set into the ground, stream bed or lake bed, including, but not limited to, roofed and walled buildings, gas or liquid storage tanks, bridges, dams and culverts.
74. **SUBDIVISION** – Has the meaning given in s. 236.02(12), Wis. Stats.
75. **SUBSTANTIAL DAMAGE** – Damage of any origin sustained by a structure, whereby the cost of restoring the structure to its pre-damaged condition would equal or exceed 50 percent of the equalized assessed value of the structure before the damage occurred.
76. **SUBSTANTIAL IMPROVEMENT** – Any repair, reconstruction, rehabilitation, addition or improvement of a building or structure, the cost of which equals or exceeds 50 percent of the equalized assessed value of the structure before the improvement or repair is started. If the structure has sustained substantial damage, any repairs are considered substantial improvement regardless of the work performed. The term does not, however, include either any project for the improvement of a building required to correct existing health, sanitary or safety code violations identified by the building official and that are the minimum necessary to assure safe living conditions; or any alteration of a historic structure provided that the alteration will not preclude the structure's continued designation as a historic structure.
77. **UNNECESSARY HARDSHIP** – Where special conditions affecting a particular property, which were not self-created, have made strict conformity with restrictions governing areas, setbacks, frontage, height or density unnecessarily burdensome or unreasonable in light of the purposes of the ordinance.
78. **VARIANCE** – An authorization by the board of adjustment or appeals for the construction or

maintenance of a building or structure in a manner which is inconsistent with dimensional standards (not uses) contained in the floodplain zoning ordinance.

79. VIOLATION – The failure of a structure or other development to be fully compliant with the floodplain zoning ordinance. A structure or other development without required permits, lowest floor elevation documentation, floodproofing certificates or required floodway encroachment calculations is presumed to be in violation until such time as that documentation is provided.
80. WATERSHED – The entire region contributing runoff or surface water to a watercourse or body of water.
81. WATER SURFACE PROFILE – A graphical representation showing the elevation of the water surface of a watercourse for each position along a reach of river or stream at a certain flood flow. A water surface profile of the regional flood is used in regulating floodplain areas.
82. WELL – means an excavation opening in the ground made by digging, boring, drilling, driving or other methods, to obtain groundwater regardless of its intended use.

Letter of Map Revision(s):

1. 55097C0214D FIRM map panel revision, Case number 14-05-4844, performed by AECOM Engineering Services, and approved by FEMA on December 29, 2014, effective May 15, 2015.

Follows Conditional Case No.: 13-05-1932R



Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP REVISION DETERMINATION DOCUMENT

COMMUNITY AND REVISION INFORMATION		PROJECT DESCRIPTION	BASIS OF REQUEST
COMMUNITY	City Of Stevens Point Portage County Wisconsin	LEVEE CERTIFICATION	BASE MAP CHANGES UPDATE FLOODWAY
	COMMUNITY NO.: 550342		
IDENTIFIER	Stevens Point Hydroelectric Project Left Seawall	APPROXIMATE LATITUDE & LONGITUDE: 44.518, -89.582 SOURCE: Other DATUM: NAD 83	
ANNOTATED MAPPING ENCLOSURES		ANNOTATED STUDY ENCLOSURES	
TYPE: FIRM*	NO.: 55097C0214D DATE: July 20, 2009	NO REVISION TO THE FLOOD INSURANCE STUDY REPORT	

Enclosures reflect changes to flooding sources affected by this revision.

* FIRM - Flood Insurance Rate Map

FLOODING SOURCE & REVISED REACH

Wisconsin River - From just downstream of Arlington Plaza to approximately 100 feet downstream of Wisconsin Street

SUMMARY OF REVISIONS

Flooding Source	Effective Flooding	Revised Flooding	Increases	Decreases
Wisconsin River	Zone AE	Zone X (shaded)	NONE	YES
	Floodway	Floodway	YES	YES

DETERMINATION

This document provides the determination from the Department of Homeland Security's Federal Emergency Management Agency (FEMA) regarding a request for a Letter of Map Revision (LOMR) for the area described above. Using the information submitted, we have determined that a revision to the flood hazards depicted in the Flood Insurance Study (FIS) report and/or National Flood Insurance Program (NFIP) map is warranted. This document revises the effective NFIP map, as indicated in the attached documentation. Please use the enclosed annotated map panels revised by this LOMR for floodplain management purposes and for all flood insurance policies and renewals in your community.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Information eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 847 South Pickett Street, Alexandria, VA 22304-4605. Additional Information about the NFIP is available on our website at <http://www.fema.gov/nfip>.

Luis Rodriguez, P.E., Chief
Engineering Management Branch
Federal Insurance and Mitigation Administration

14-05-4844P

84 102-I-A-C



Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP REVISION DETERMINATION DOCUMENT (CONTINUED)

COMMUNITY INFORMATION

APPLICABLE NFIP REGULATIONS/COMMUNITY OBLIGATION

We have made this determination pursuant to Section 206 of the Flood Disaster Protection Act of 1973 (P.L. 93-234) and in accordance with the National Flood Insurance Act of 1968, as amended (Title XIII of the Housing and Urban Development Act of 1968, P.L. 90-448), 42 U.S.C. 4001-4128, and 44 CFR Part 65. Pursuant to Section 1361 of the National Flood Insurance Act of 1968, as amended, communities participating in the NFIP are required to adopt and enforce floodplain management regulations that meet or exceed NFIP criteria. These criteria, including adoption of the FIS report and FIRM, and the modifications made by this LOMR, are the minimum requirements for continued NFIP participation and do not supersede more stringent State/Commonwealth or local requirements to which the regulations apply.

We provide the floodway designation to your community as a tool to regulate floodplain development. Therefore, the floodway revision we have described in this letter, while acceptable to us, must also be acceptable to your community and adopted by appropriate community action, as specified in Paragraph 60.3(d) of the NFIP regulations.

COMMUNITY REMINDERS

We based this determination on the 1-percent-annual-chance flood discharges computed in the FIS for your community without considering subsequent changes in watershed characteristics that could increase flood discharges. Future development of projects upstream could cause increased flood discharges, which could cause increased flood hazards. A comprehensive restudy of your community's flood hazards would consider the cumulative effects of development on flood discharges subsequent to the publication of the FIS report for your community and could, therefore, establish greater flood hazards in this area.

Your community must regulate all proposed floodplain development and ensure that permits required by Federal and/or State/Commonwealth law have been obtained. State/Commonwealth or community officials, based on knowledge of local conditions and in the interest of safety, may set higher standards for construction or may limit development in floodplain areas. If your State/Commonwealth or community has adopted more restrictive or comprehensive floodplain management criteria, those criteria take precedence over the minimum NFIP requirements.

We will not print and distribute this LOMR to primary users, such as local insurance agents or mortgage lenders; instead, the community will serve as a repository for the new data. We encourage you to disseminate the information in this LOMR by preparing a news release for publication in your community's newspaper that describes the revision and explains how your community will provide the data and help interpret the NFIP maps. In that way, interested persons, such as property owners, insurance agents, and mortgage lenders, can benefit from the information.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Information eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 847 South Pickett Street, Alexandria, VA 22304-4605. Additional Information about the NFIP is available on our website at <http://www.fema.gov/nfip>.

A handwritten signature in black ink, appearing to read "Luis Rodriguez".

Luis Rodriguez, P.E., Chief
Engineering Management Branch
Federal Insurance and Mitigation Administration



Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP REVISION DETERMINATION DOCUMENT (CONTINUED)

We have designated a Consultation Coordination Officer (CCO) to assist your community. The CCO will be the primary liaison between your community and FEMA. For information regarding your CCO, please contact:

Ms. Christine Stack
Director, Mitigation Division
Federal Emergency Management Agency, Region V
536 South Clark Street, Sixth Floor
Chicago, IL 60605
(312) 408-5500

STATUS OF THE COMMUNITY NFIP MAPS

We will not physically revise and republish the FIRM for your community to reflect the modifications made by this LOMR at this time. When changes to the previously cited FIRM panel warrant physical revision and republication in the future, we will incorporate the modifications made by this LOMR at that time.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Information eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 847 South Pickett Street, Alexandria, VA 22304-4605. Additional Information about the NFIP is available on our website at <http://www.fema.gov/nfip>.

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Luis Rodriguez, P.E., Chief
Engineering Management Branch
Federal Insurance and Mitigation Administration



Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP REVISION DETERMINATION DOCUMENT (CONTINUED)

PUBLIC NOTIFICATION OF REVISION

A notice of changes will be published in the *Federal Register*. This information also will be published in your local newspaper on or about the dates listed below, and through FEMA's Flood Hazard Mapping website at https://www.floodmaps.fema.gov/fhm/Scripts/bfe_main.asp.

LOCAL NEWSPAPER

Name: The Portage County Gazette

Dates: January 09, 2015 and January 16, 2015

Within 90 days of the second publication in the local newspaper, any interested party may request that we reconsider this determination. Any request for reconsideration must be based on scientific or technical data. Therefore, this letter will be effective only after the 90-day appeal period has elapsed and we have resolved any appeals that we receive during this appeal period. However, until the 90-day period has elapsed, the revised floodplain boundary presented in this LOMR may be changed.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Information eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 847 South Pickett Street, Alexandria, VA 22304-4605. Additional Information about the NFIP is available on our website at <http://www.fema.gov/nfip>.

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Luis Rodriguez, P.E., Chief
Engineering Management Branch
Federal Insurance and Mitigation Administration

14-05-4844P

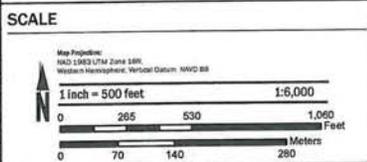
87 102-I-A-C

NOTE: MAP AREA SHOWN ON THIS PANEL IS LOCATED WITHIN TOWNSHIP 23 NORTH, RANGE 8 EAST AND TOWNSHIP 24 NORTH, RANGE 8 EAST.

NOTE: THIS AREA IS SHOWN AS BEING PROTECTED FROM THE 1 PERCENT ANNUAL CHANCE OR GREATER FLOOD HAZARD BY A LEVEE SYSTEM. OVERTOPPING OR FAILURE OF ANY LEVEE SYSTEM IS POSSIBLE. FOR ADDITIONAL INFORMATION, SEE THE ACCREDITED LEVEE NOTE IN NOTES TO USERS.

ACCREDITED LEVEE NOTES TO USERS: If an accredited levee note appears on this panel check with your local community to obtain more information, such as the estimated level of protection provided (which may exceed the 1-percent annual chance level) and Emergency Action Plan on the levee system(s) shown as providing protection. To mitigate flood risk in residual risk areas, property owners and residents are encouraged to consider flood insurance and floodproofing or other protective measures. For more information on flood insurance, interested parties should visit the FEMA Website at <http://www.fema.gov/business/nfp/index.shtml>.

- SPECIAL FLOOD HAZARD AREAS**
- Without Base Flood Elevation (BFE) Zone A-X, AE, AH, VE, AR
 - With BFE or Depth Zone AE, AD, AH, VE, AR
 - Regulatory Floodway
 - 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile Zone X
 - Future Conditions 1% Annual Chance Flood Hazard Zone X
 - Area with Reduced Flood Risk due to Levee See Notes. Zone X
- OTHER AREAS OF FLOOD HAZARD**



FEMA National Flood Insurance Program
 FLOOD INSURANCE RATE MAP
 PORTAGE COUNTY, Wisconsin
 AND INCORPORATED AREAS

PANEL 214 OF 675

Panel Contains:
 COMMUNITY: STEVENS POINT, CITY OF NUMBER: 550342 PANEL: 0214 SUFFIX: D

REVISED TO REFLECT LOMR EFFECTIVE: MAY 15, 2015

VERSION NUMBER: 1.0.0.0
 MAP NUMBER: 55097C02140
 EFFECTIVE DATE: July 20, 2009



JOINS PANEL 0213
 49330000N

SECTION III: That this ordinance shall take effect upon passage, publication, and certification by the Wisconsin Department of Natural Resources.

Approved: _____
Mike Wiza, Mayor

Attest: _____
John Moe, City Clerk

Dated: May 18, 2015
Adopted: May 18, 2015
Published: May 22, 2015

RESOLUTION VACATING A PUBLIC STREET

BE IT RESOLVED by the Common Council of the City of Stevens Point that pursuant to Section 66.1003(4) (a) of the Wisconsin Statutes, the following described public street or a portion thereof is hereby introduced declaring that it is in the public interest that the public way be vacated and discontinued.

PRAIS STREET PEDESTRIAN MALL Between Fremont Street and Illinois Avenue

The legal description is attached hereto as Exhibit 'A' and a scale map is attached hereto as Exhibit 'B' and shall become part of this resolution.

BE IT FURTHER RESOLVED that pursuant to Section 66.1003 (4) (a) of Wis. Stats. no discontinuance may result in a landlocked parcel of property and,

BE IT FURTHER RESOLVED that pursuant to Section 66.1003 (4) (b) of Wis. Stats. a hearing on the passage of a resolution under Section 66.1003 (4) (a) of Wis. Stats. shall be set by the Common Council on a date which shall not be less than 40-days after the date this resolution is introduced. Notice of the hearing shall be given as provided in s. 66.1003 (4) (b) and,

BE IT FURTHER RESOLVED that pursuant to Section 66.1003 (8) (b) of Wis. Stats. this resolution shall be published as a Class 3 notice under ch. 985 of Wisconsin Statutes and,

BE IT FURTHER RESOLVED that pursuant to Section 66.1003 (9) of Wis. Stats. in proceedings under this section, s. 840.11 shall be considered as part of the proceedings, a Lis Pendens, as provided in s. 840.10, containing the person's name and a brief statement of the object thereof and a map and description of the land to be affected shall be filed with the Portage County Register of Deeds and,

BE IT FURTHER RESOLVED that pursuant to Section 66.1003 (8) (a) of Wis. Stats. upon introduction of this resolution, the City Clerk shall deliver a copy of the resolution to the Secretary of Transportation when the public way is within one-quarter mile of a state trunk highway or connecting highway and,

BE IT FURTHER RESOLVED that pursuant to Section 66.1005 (1) of Wis. Stats. title of said vacated portion shall belong to the owner or owners of the adjoining lands and,

BE IT FURTHER RESOLVED that pursuant to Section 66.1005 (2) (a) of Wis. Stats. all easements and rights incidental to the easements that belong to any county, school district, town, village, city, utility, or person that relate to any underground or overground structures, improvements, or services and all right of entrance, maintenance, construction, and repair of the structures, improvements, or services shall continue and,

BE IT FURTHER RESOLVED that the City Clerk shall file a copy of the resolution with the Portage County Register of Deeds and,

BE IT FURTHER RESOLVED that the Official Street Map shall be amended to delete the above vacated street or a portion thereof.

APPROVED: _____
Mike Wiza, Mayor

APPROVED: _____
John Moe, City Clerk

Dated:
Passed:

**PRAIS STREET PEDESTRIAN MALL
BETWEEN FREMONT STREET AND ILLINOIS AVENUE
EXHIBIT 'A'**

SURVEYOR'S CERTIFICATE

I, AARON PARKS, PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT BY THE DIRECTION OF THE CITY OF STEVENS POINT, I HAVE SURVEYED, DIVIDED, AND MAPPED THE FOLLOWING DESCRIBED PARCEL OF LAND.

A PARCEL OF LAND CONTAINING 26,649 SQUARE FEET (0.612 ACRES) LOCATED IN THE SW 1/4 OF THE SW 1/4, OF SECTION 28, TOWNSHIP 24 NORTH, RANGE 8 EAST, CITY OF STEVENS POINT, PORTAGE COUNTY, WISCONSIN.

THE EXTERIOR BOUNDARY OF SAID PARCEL OF LAND IS DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 28;

THENCE N 89°31'32" E, 484.26' ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 28 TO THE EAST RIGHT OF WAY OF FREMONT STREET;

THENCE N 00°06'18" E, ALONG SAID EAST RIGHT OF WAY, 125.42', TO THE SOUTH RIGHT OF WAY OF PRAIS STREET, AND THE POINT OF BEGINNING;

THENCE N 89°23'56" E, ALONG SAID SOUTH RIGHT OF WAY, 410.02' TO THE WEST RIGHT OF WAY OF ILLINOIS AVENUE;

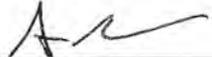
THENCE N 00°05'16" E, ALONG THE SAID WEST RIGHT OF WAY, 65.00', TO THE NORTH RIGHT OF WAY OF PRAIS STREET;

THENCE S 89°23'56" W, ALONG SAID NORTH RIGHT OF WAY, 410.00' TO THE EAST RIGHT OF WAY OF FREMONT STREET;

THENCE S 00°06'18" W, ALONG THE SAID EAST RIGHT OF WAY, 65.00' TO THE POINT OF BEGINNING, THERE TERMINATING.

BEARINGS REFERENCED TO THE PORTAGE COUNTY COORDINATE SYSTEM.

CERTIFIED THIS 25TH DAY OF MARCH, 2015.

SIGNED: 
AARON PARKS PLS 2861



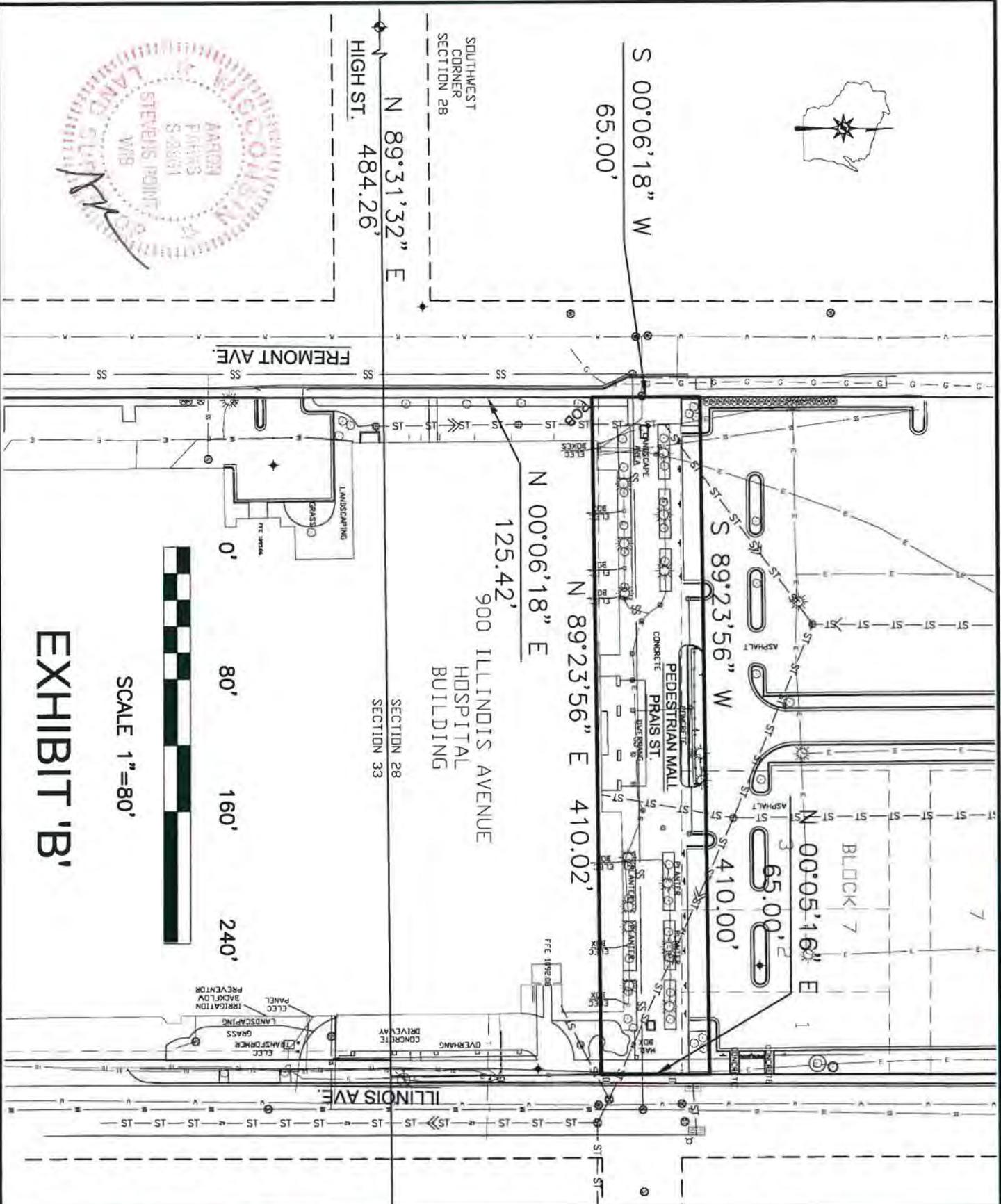


EXHIBIT 'B'



3317 Business Park Drive, Stevens Point, WI 54482
 Telephone: 715 - 341 - 2633, Fax: 715 - 341 - 0431
 email: info @ rettler.com, website: www.rettler.com

PRAIS STREET VACATION
CITY OF STEVENS POINT
PORTAGE COUNTY, WI

Project No.:	PRAIS STREET
Addendum or Bulletin	#1
Date:	3-25-15
Scale:	1"=80'
Revised Sheet:	L-1

EXHIBIT 'B'



Memo

Michael Ostrowski, Director

Community Development

City of Stevens Point

1515 Strongs Avenue

Stevens Point, WI 54481

Ph: (715) 346-1567 • Fax: (715) 346-1498

mostrowski@stevenspoint.com

To: Common Council
From: Michael Ostrowski
CC:
Date: May 13, 2015
Subject: Transfer up to \$100,000 from the general fund to the soil remediation fund for site investigation and remediation related activities on the former Lullabye Furniture property, 1017 Third Street.

In April of 2014 the City passed a resolution to transfer \$158,581.82 from a soil remediation fund to the general fund. The balance within the soil remediation fund was \$214,992.08, but \$56,410.26 was held back to serve as the local match for a grant to remediate contamination on the former Lullabye Furniture property. The funds were transferred out of the account as there was no use of the account since 2009.

The original notes from the Finance Committee regarding the transfer were as follows:

FINANCE COMMITTEE NOTES:

There are two special revenue funds that are not currently being used, Fund 222 Soil Remediation Fund, and Fund 242, Natural Disaster Fund. The Soil Remediation Fund has not had any activity since 2009, and the Natural Disaster Fund has not had any activity since 2012. The money in both funds came from reimbursements for expenses incurred in the general fund, related to environmental cleanup and disaster recovery. For that reason, we are able to transfer the current balances into the general fund. Currently, the Soil Remediation Fund has a balance of \$214,992.08 and the Natural Disaster Fund has a balance of \$23,523.48. For the purpose of simplifying our financial situation, I am recommending that we proceed with consolidating these unused funds into the general fund. Before that can take place, however, a formal resolution was passed by the City Council in December of 2011, committing the resources of the Soil Remediation Fund for remediation of contaminated properties. This was done in order to implement new accounting standards that went into effect at that time. Now, a formal resolution is needed to reverse that action.

After doing the initial remediation on the former Lullabye property in 2014 and 2015, an additional source of contamination was found on the southeastern portion of the property. This source was not detected in the original investigation because there was no historical evidence that would prompt testing in this location. This source was found when site investigation work was being performed for an adjacent property (Dunrite Drycleaners). In light of this, the DNR is going to require us to further investigate this source, as well as remediate it, if we want to complete the Voluntary Party Liability Exemption certificate process. This certificate is a valuable tool, as it provides current and future land owners with some liability protection relating to contamination that could be found in the future.

The cost to do this additional site investigation work is about \$28,000. This amount cannot be used as a match for the grant as it is site investigation work, not remediation work. After the site investigation work is complete, we will then need to determine the appropriate steps for remediation. The ability transfer of up to \$100,000 back into this account should cover both the additional investigation and remediation activities for this source, unless the current source extends further than anticipated.

The reason that this item is before the Common Council, and not the Finance Committee is to stay on schedule with the site investigation, and try and get the source remediated this year.

Please don't hesitate to contact me with any questions.

**CITY OF STEVENS POINT
PUBLIC PROTECTION COMMITTEE
Monday, May 11, 2015 – 6:00 P.M.
Lincoln Center – 1519 Water Street**

Present: Alderpersons: Mrozek, Ryan, Van Stippen, Morrow

Excused: Alderperson Doxtator

Also

Present: Mayor Wiza; City Attorney Beveridge; City Clerk Moe; Comptroller/Treasurer Ladick; Alderpersons Slowinski, Kneebone, Patton, McComb and Phillips; Directors Lemke and Ostrowski; Fire Chief Finn; Interim Police Chief Skibba; Superintendent Laidlaw; Tricia Church; Barb Jacob; Dan Rusch; Neil Prendergast; Nate Enwald – Gazette; Brandi Makuski – City Times; Mykayla Hilgart – The Pointer

Clerk Moe said Ald. Doxtator was excused from the meeting; therefore, the Committee needs to select a Chair.

Ald. Morrow **moved**, Ald. Mrozek seconded, to select Ald. Van Stippen as Chair for this meeting.

Call for the vote: Ayes, all; nays, none; motion carried.

1. License List:

- A. New Operator's (Bartender's) Licenses.**
- B. Renewal Operator's Licenses.**
- C. Temporary Class "B" / "Class B" License (Picnic) :**
 - i. St. Joseph Parish, 1709 Wyatt Avenue, Stevens Point for St. Joseph Parish Picnic on June 5, 6 and 7, 2015 at 1709 Wyatt Avenue. Licensed operators on the premise: Dave Hansen and Mike Kazmareck. (Beer and Wine)**
 - ii. Big Brothers Big Sisters of Central Wisconsin, 1000A Division Street, Stevens Point for Taste of the Town on August 8, 2015 at Pfiffner Park. Licensed operator on the premise: Stacey Robertson. (Beer and Wine)**
- D. Change of Agent – Fleet and Farm of Green Bay, Inc., 512 Laurel Street, Brainerd MN, James Tock, W12011 Angle Rd, Marion, WI; agent at Mills Gas Mart, 5590 A Hwy 10 East replacing Jerome Zentner.**
- E. Taxi Cab Drivers.**
- F. 2015-2016 Retail Alcohol Renewals.**

Interim Chief Skibba stated the Police Department does not have any concerns with the license list. He said there were some issues with Bruisers Night Club; however, they were able to work with the owner to resolve the issues.

Ald. Mrozek **moved**, Ald. Morrow seconded, to approve the license list.

Call for the vote: Ayes, all; nays, none; motion carried.

2. Request to keep chickens – Karen Bodensteiner and Mark Emerson, 1001 Fourth Ave.

Karen Bodensteiner, 1001 Fourth Avenue, said they are requesting to raise up to five chickens but they will most likely only have two to three. She said all the required documents have been submitted and letters were sent to all the neighbors. Ms. Bodensteiner submitted an email from one of her neighbors, Axel Schmetzke, who is out of the country but supports her request.

Ald. Van Stippen read the email from Axel Schmetzke.

Ald. Mrozek asked what neighbors were notified.

Ms. Bodensteiner said she received a list from the City and sent letters to everyone on that list. She said one neighbor was originally in support of her request but has since changed her mind.

Ald. Mrozek said so only one neighbor is not in agreement with the request. She also asked if a portion of the coop will be visible from Third Street.

Ms. Bodensteiner said the location of the coop can be changed if needed. She said that area of the yard is fenced in so they thought that would be a good area for the coop. She said the coop may be visible from Third Street but there are trees in that area as well as the fence.

Ald. Ryan asked what coop design will be used.

Ms. Bodensteiner said they will probably use one of the coop designs pictured on the middle of page of the handout.

Ald. Morrow asked if only hens will be raised.

Ms. Bodensteiner replied yes.

Mayor Wiza stated there have been many requests to raise animals. He noted the chickens will be completely enclosed as well as the fence enclosing the yard. The Mayor asked if the owners would be willing to screen the bottom portion of the picket fence.

Ms. Bodensteiner replied sure.

Mark Emerson, 1001 Fourth Avenue, stated the coop could also be moved elsewhere on their lot.

Dan Rusch, 1016 Washington Avenue, raised concerns about the smell, animals that chickens will draw into the area and responsibility of raising chickens. He asked who will inspect the coop and make sure it is properly maintained.

Ald. Slowinski asked which neighbor is opposed to their request.

Ms. Bodensteiner pointed out the property owner on the map for Ald. Slowinski.

Barb Jacob, 1616 Depot Street, stated there are a number of people in the City that raise chickens. She has not heard of anyone contacting the City about the smell of the chickens.

Mayor Wiza said he did some background work and talked to the neighbors who had concerns. He reviewed the process for requesting to raise animals in the City and how complaints are handled. Mayor Wiza submitted a signed copy of Bridget Morton's letter for the record.

Ald. Mrozek asked if permits last indefinitely as long as they stay in compliance.

Mayor Wiza said they are automatically renewed.

Ald. Mrozek asked if someone is not in compliance, who would bring it back to the Committee.

Mayor Wiza said it would be the City making that decision.

Clerk Moe said the options before the Committee are to approve the request, deny it or forward it to the Council without a recommendation.

Ald. Mrozek **moved**, Ald. Ryan seconded, to approve the request with the conditions that the Humane Society sign off on the chicken coop, not to exceed five chickens, no roosters and enclose the slats of the 4-foot picket fence if that is where the coop will be kept.

Call for the vote: Ayes, all; nays, none; motion carried.

3. Monthly Inspection Report.

Director Ostrowski is available for any questions.

Ald. Morrow **moved**, Ald. Ryan seconded, to approve the report and place it on file.

Call for the vote: Ayes, all; nays, none; motion carried.

4. Adjournment.

Adjournment at 6:33 p.m.

CITY OF STEVENS POINT

**SPECIAL
PUBLIC PROTECTION COMMITTEE
Monday, March 16, 2015 – 6:55 P.M.
Council Chambers, 1516 Church Street**

Present: Ald. Slowinski, Wiza, Trzebiatowski, M. Stroik and Ald. Doxtator

Also

Present: Mayor Wescott; City Attorney Beveridge; Clerk Moe; C/T Ladick; Alderpersons Walther; O'Meara, Patton, R. Stroik; Phillips and Moore.

Discussion and Possible Action on the Following:

- 1. Request to Hold Event/Street Closings - Stevens Point Area YMCA Point Duathlon – Request to hold KIDS EVENT on August 21, 2015. Requesting closure of a section of Michigan Ave.**

Clerk Moe noted that the Kids Event was mistakenly omitted from the original request which the Council previously approved.

Ald. Wiza **moved**, Ald. M. Stroik seconded, to approve the street closure.

Call for the vote: Ayes, all; nays, none; motion carried.

- 2. Adjournment.**

Meeting adjourned at 6:57 p.m.

CITY OF STEVENS POINT

BOARD OF PUBLIC WORKS MEETING

Monday, May 11, 2015
Lincoln Center – 1519 Water Street
Stevens Point, WI 54481

MINUTES

PRESENT: Mayor Mike Wiza, Comptroller/Treasurer (C/T) Corey Ladick, Director of Public Works Scott Schatschneider and Tricia Church; **Alderspersons:** Garrett Ryan(3rd), Mary Kneebone(7th), Mary McComb(9th).

EXCUSED: George Doxtator(1st).

ALSO PRESENT:

DIRECTORS: Michael Ostrowski – Community Development, Joel Lemke – Public Utilities and Transportation, Tom Schrader – Parks and Recreation.

ALDERPERSONS: Denise Mrozek(2nd), Brian Van Stippen(5th), Jeremy Slowinski(6th), Tony Patton(8th), Mike Phillips(10th), Shaun Morrow(11th).

CITY STAFF MEMBERS: City Attorney A. Logan Beveridge, City Clerk John Moe, Assistant Police Chief Martin Skibba, Fire Chief Bob Finn, Streets Superintendent Dennis Laidlaw, and Personnel Specialist Lisa Jakusz, .

OTHERS PRESENT: Nate Enwald – P.C. Gazette, Brandi Makuski – Stevens Point City Times, Barb Jacob – 1616 Depot Street, Mykayla Hilgart – The Pointer.

Mayor Mike Wiza called the Board of Public Works meeting to order at 6:34 p.m. on May 11, 2015. The meeting was held at the Lincoln Center located at 1519 Water Street in Stevens Point.

1. Consideration and possible action to move forward on the updated progress report regarding the City's IT needs.

Director Lemke stated that through the many discussions, it has been decided that hiring someone would be a good first step to herd the efforts in one consistent direction.

Mayor Wiza stated that he has been involved with this and has an IT background. The City has never had an IT position; it has always been contracted out typically through Specialized Computer Systems. The Police Department created an IT position many years ago and the hope was that person would eventually spread out into the City but, that has not happened yet. He added that we would never be able to totally get away from contracted services because there is too much to know for any one person. He feels the City needs a full time IT person on staff to address day to day issues. He recommends that we pursue the option of hiring a full time IT person.

Aldersperson Kneebone moved approval to pursue creating a full time IT position within the City; seconded by Aldersperson McComb.

Ayes all; nays none; motion carried.

2. Consideration and possible action to accept the Director's Report and place it on file.

Director Schatschneider explained what his report is all about and how he updates it every month. He pointed out that the Seawall Project is coming into the final stages. He added AECOM will be coming next month to give a brief update regarding the Grade Separation Project.

Aldersperson McComb asked if we had looked into a hawk signal at the Division Street and Franklin Street intersection. Director Schatschneider stated that it was talked about but due to the expense, it was put off to the side.

Mayor Wiza asked if the Director could update us on how street repairs are going and what priorities we have. Director Schatschneider said currently there are crews out patching potholes, crack filling and fixing joints on Business 51. He encouraged people to call if they see something that needs to be addressed.

Mayor Wiza asked for an update on Prentice Street and Academy Drive since he fielded several concerns. Director Schatschneider stated that we are looking at fixing Academy Drive and the northern section of Prentice Street from Maria Drive to Schofield Avenue this summer prior to the UWSP Students coming back into session.

Director Schatschneider added that the contractor is working on finishing up the landscaping along Bukolt Avenue this week.

Aldersperson McComb moved to accept the Director's Report and place it on file; seconded by C/T Ladick.

Ayes all; nays none; motion carried.

3. Consideration and possible action to award the Street Seal Coating Program #15-04 to Fahrner Asphalt Sealers out of Plover, WI in the amount not to exceed \$202,448.13.

Director Schatschneider stated that this is a program that we do every year. He was open to answer any questions regarding the program.

Aldersperson McComb asked how there could be such a huge difference between the estimates. Director Schatschneider said the discrepancy between the bid amounts is more than what we typically see. He stated that it could be another construction company trying to come in on Fahrner's home turf in the case that Fahrner would have gotten excessively greedy. It is also a reminder that there is another contractor out there that could possibly take that work from them. He stated that just the presents of a second bidder helps us a lot.

Alderson Ryan moved approval; Seconded by Alderson Kneebone to award the Street Seal Coating Program Project #15-04 to Fahrner Asphalt Sealers in the amount not to exceed \$202,448.13.

Ayes all; nays none; motion carried.

4. Consideration and possible action to award the 2015 Sanitary Sewer Lining Project #15-07 to Terra Engineering out of Madison, WI in the amount not to exceed \$363,517.30.

Director Schatschneider stated that there were five bidders and again there is a big difference in price between the lowest and the highest bidders.

Mayor Wiza moved approval of the bid for the 2015 Sanitary Sewer Lining Project to Terra Engineering in the amount not to exceed \$363,517.30; Seconded by C/T Ladick.

Ayes all; nays none; motion carried.

5. Consideration and possible action to purchase a 2016 Mack GU813 for the Streets Department from Scaffidi Trucks in the amount of \$155,438.00.

Mayor Wiza added that this is to replace a 1997 model that is 18 years into its expected 12 year life cycle. These are expensive trucks and we really need to get our money's worth out of them.

Alderson Ryan asked if the Mack truck is any more reliable than the International over the long term. Director Schatschneider stated that we put out the same specifications for the trucks to the manufacturers. We do currently have roughly eight (8) Mack trucks in our fleet and it is a quality vehicle; plus, we have a Mack dealership here in town.

Alderson McComb moved approval to purchase the Mack GU813 from Scaffidi Trucks in the amount of \$155,438.00; seconded by Alderson Ryan.

Ayes all; nays none; motion carried.

6. Consideration and possible action to approve the Parking Ordinance Modifications on the north side of Clark Street between Second Street and Third Street.

Director Schatschneider went through each section of the ordinance modifications in correlation with a map that was passed out to the Aldersons. Please see the attached map for illustration.

Alderson McComb asked if the business owners were consulted with. Director Schatschneider said they were and very much in favor of getting this parking ordinance up to current use.

Mayor Wiza added that this was previously used as a loading zone area for an auto parts store but it is not needed for that purpose anymore.

Alderson Ryan moved to approve the ordinance as amended; Seconded by Alderson McComb.

Ayes all; nays none; motion carried.

7. Consideration and possible action to approve the State Municipal Agreement for the Stanley Street and IH 39 Interchange Reconstruction Project.

Director Schatschneider explained that when the WisDOT does projects in communities like ours, there is always a State Municipal Agreement that allows us to have an agreement on what is going to happen and whose responsibilities are what. He explained the cost section and the CSS (Community Sensitive Solution) in the amount of \$79,100.00 that the state is going to give to us for some things that we can pick out to add to the project. He added that the CSS dollars are projected to be eliminated in the next state budget.

Mayor Wiza added that the bottom line is that the state throws those CSS dollars for things that the particular city would like to do in coordination with the project. He also added that if this is not in place by the end of May, we may not get anything.

Mayor Wiza moved to approve the State Municipal Agreement as presented; seconded by Alderperson Ryan.

Ayes all; nays none; motion carried.

8. ADJOURNMENT: Mayor Mike Wiza adjourned the May 11, 2015 Board of Public Works Meeting at 6:58 p.m.

**ORDINANCE AMENDING THE REVISED MUNICIPAL CODE OF THE CITY OF STEVENS
POINT, WISCONSIN**

The Common Council of the City of Stevens Point do ordain as follows:

SECTION I: That subsection 6 of Section 9.05(o) of the Revised Municipal Code, **No Parking, Stopping or Standing** is hereby repealed:

9.05(o) 6. On the north side of Clark Street from a point of 60 feet west of Third Street to Third Street.

SECTION II: That subsection 73 of Section 9.05(d) of the Revised Municipal Code, **Two Hour Parking** is hereby repealed:

9.05(d) 73. On the north side of Clark Street from a point 80 feet east of Second Street to a point 60 feet west of Third Street. (Created 4-16-12)

SECTION III: That subsection 145 of Section 9.05(j) of the Revised Municipal Code, **No Parking Here to Corner** is hereby created to read as follows:

9.05(j) 145. On the north side of Clark Street from a point of 60 feet west of Third Street to Third Street.

SECTION IV: That subsection 28 of Section 9.05(e) of the Revised Municipal Code, **30 Minute Parking** is hereby created to read as follows:

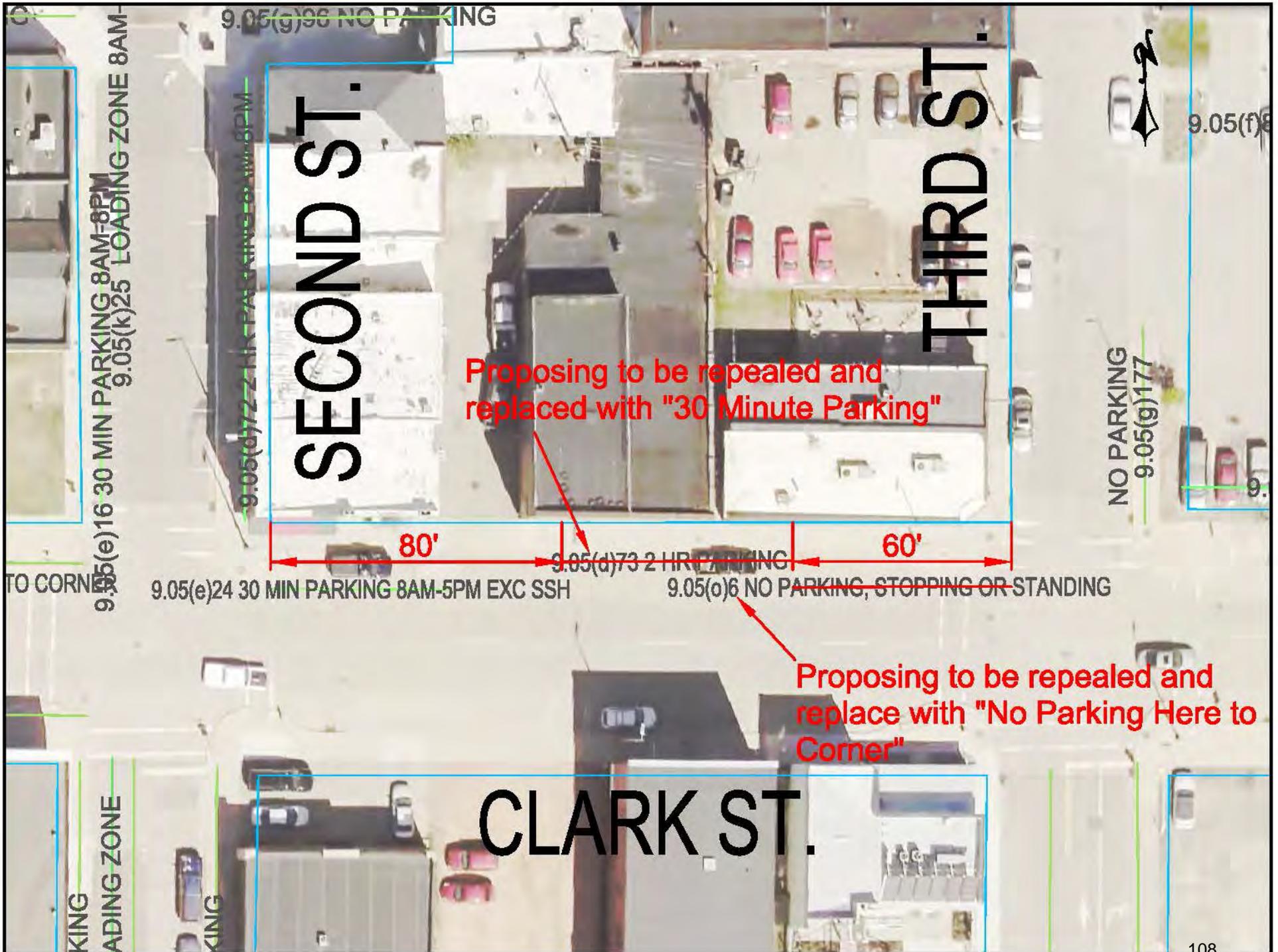
9.05(e) 28. On the north side of Clark Street from a point 80 feet east of Second Street to a point 60 feet west of Third Street.

SECTION V: This Ordinance shall take effect upon passage and publication:

APPROVED: _____
Mike Wiza, Mayor

ATTEST: _____
John Moe, City Clerk

Dated: May 4, 2015
Approved: May 18, 2015
Published: May 22, 2015



9.05(e)16 30 MIN PARKING 8AM-8PM
9.05(k)25 LOADING ZONE 8AM-

9.05(g)98 NO PARKING

SECOND ST.

Proposing to be repealed and replaced with "30 Minute Parking"

80'

9.05(d)73 2 HR PARKING

60'

9.05(e)24 30 MIN PARKING 8AM-5PM EXC SSH

9.05(o)6 NO PARKING, STOPPING OR STANDING

NO PARKING
9.05(g)177

9.05(f)8

CLARK ST.

Proposing to be repealed and replace with "No Parking Here to Corner"

PERSONNEL COMMITTEE MEETING
Monday, May 11, 2015 – 7:00 p.m.
Lincoln Center ~ 1519 Water Street

PRESENT: Chairman Phillips; Alderpersons Slowinski, Mrozek, Patton

OTHERS

PRESENT: Mayor Wiza; C/T Ladick; Attorney Beveridge; Clerk Moe;
Alderson(s) Ryan, Morrow, Van Stippen, Kneebone; McComb;
Director(s) Lemke, Schatschneider, Ostrowski; Chief Finn;
Interim Chief Skibba; Carrie Freeberg; PFC President Schliehs; Barb
Jacob; Steve Louis; Neil Prendergast; Dawn Gunderson; Nate
Enwald ~ PC Gazette; MyKayla Hilgart ~The Pointer; Brandi Makuski
~ SPCT; Human Resource Manager Jakusz

Chairman Phillips called the meeting to order.

1. Request from the Police & Fire Commission to set the salary for the Interim Assistant Chief - Police Department above Step 1 of Grade

The Police & Fire Commission is requesting permission to hire the Interim Assistant Police Chief at Step three of Grade O which has an annual salary of \$77,450. Commission President Schleih appeared on behalf of this request and stated that although the Commission's action was to have the pay increase be retroactive to April 13, 2015, he understands that some issues relating to that have come to light and would not object if the Personnel Committee made the effective date 5/19/2015.

Alderman Slowinski moved to approve setting the salary for the Interim Assistant Chief at Step 3 Grade O effective 5/19/2015; Alderman Patton seconded. Ayes all, nays none. Motion carried.

2. Letter of Understanding between the City of Stevens Point and the Stevens Point Police Officers Organization relating to Interim Assistant Chief

Human Resource Manager Jakusz explained that this letter of understanding is what permits a member of the Police Officer's bargaining unit to act in the capacity of an Interim Assistant Chief. It will also afford the employee the ability to return to their former union position once the Interim assignment ends.

Alderman Patton moved to approve the Letter of Understanding for the Interim Assistant Police Chief; Alderperson Mrozek seconded. Ayes all, nays none. Motion carried.

3. Amended DOT Random Testing Policy

Human Resource Manager Jakusz stated that the current policy was twenty years old. Between the inception of the mandated testing program and now, there have been changes in Statute references and laws relating to those who carry a commercial driver's license (CDL). The City Attorney assisted in the update of the policy and has approved the final draft. Jakusz indicated that there is a typo on P. 13 in the second paragraph that will be corrected in the final draft.

Alderman Slowinski moved to approve the amended DOT Random Testing Policy with the correction as noted; Alderperson Mrozek seconded. Ayes all, nays none. Motion carried.

4. Request to fill vacancy at Transit

Per the Director's memo, an employee at Transit submitted his letter of retirement for later this month. The position is included in the 2015 budget. Motion by Alderman Patton, second by Alderman Slowinski to approve filling the vacancy. Ayes all, nays none. Motion carried.

5. Request for new part-time position at Municipal Airport

Director Lemke referenced his memo which was included in the packet. He stated that the Airport has two full time employees. Currently one employee is out on leave and it is anticipated that the other employee will be taking a leave later this year. He is requesting a part-time employee (up to .75) to allow for greater depth in the department. He envisions the employee will work more hours during peak times and fewer hours per week in the slower season.

Director Lemke stated that he is confident the budget can handle the cost of this additional position. He added that in the event there are budgetary issues, he will downsize elsewhere in the budget.

Alderman Slowinski questioned why the Director was requesting a part-time position instead of a full-time position. Director Lemke responded

that the benefits for a full-time employee have a greater cost than the pro-rated benefits for a part-time employee.

Motion by Alderman Patton, second by Alderman Slowinski to approve the addition of up to a .75 additional position at the Stevens Point Municipal Airport as presented by Director Lemke. Ayes all, nays none. Motion carried.

6. Motion by Alderman Slowinski, second by Chairman Phillips to adjourn into closed session (7:16 p.m.) pursuant to Wisconsin State Statute 19.85(1)(e) Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session for:
 - A) Step 3 Grievance Hearing on Transit Grievance 2-4-15;
 - B) Update on Bargaining;
 - C) Consideration of Side Letter to resolve Transit Grievance 1-15-3.

Roll Call: Phillips, Patton, Mrozek, Slowinski

The Personnel Committee meeting was recessed at 7:29 p.m. to allow the Special Common Council Meeting to be convened. The Special Common Council meeting was called to order and recessed at 7:30 p.m. The Personnel Committee was reconvened in closed session.

7. Motion by Alderman Patton, second by Chairman Phillips to reconvene into open session (7:42 p.m.) for possible action on:
 - A) Step 3 Grievance Hearing on Transit Grievance 2-4-15;
 - C) Consideration of Side Letter to resolve Transit Grievance 1-15-3.

Roll Call: Phillips, Patton, Mrozek, Slowinski

- A) Motion by Alderman Slowinski, second by Alderperson Mrozek to deny Transit Grievance 2-4-15. Ayes all, nays none. Motion carried.
- C) Motion by Alderperson Mrozek, second by Alderman Patton to deny consideration of Side Letter to resolve Transit Grievance 1-15-3. Ayes all, nays none. Motion carried.

8. Adjournment – 7:44 p.m.

CITY OF STEVENS POINT
SPECIAL
PERSONNEL COMMITTEE MEETING MINUTES
Monday, March 16, 2015 – 6:15 p.m.
CITY COUNCIL CHAMBERS ~ 1516 Church Street

PRESENT: Chairperson Phillips; Alderpersons Moore, Patton, Walther, Wiza

OTHERS

PRESENT: C/T Ladick; Attorney Beveridge; Alderpersons R. Stroik,
M. Stroik, Trzebiatowski, Slowinski; Transit Manager Lemke

Chairperson Phillips called the meeting to order.

1. Motion by Alderman Wiza, second by Alderman Moore to enter closed session (6:15 p.m.) pursuant to Wisconsin State Statute 19.85(1)(e) [conducting other specified public business, whenever competitive or bargaining reasons require a closed session] for:
 - a. Further Consideration of Vacation Carryover Grievance ~ AFSCME Local 309 Transit (Grievance 1-15-3)

Roll Call: Phillips / Moore / Patton / Walther / Wiza

Motion by Alderman Wiza, second by Alderman Walther to Reconvene into open session (6:45 p.m.) for action on Vacation Carryover Grievance ~ AFSCME Local 309 Transit (Grievance 1-15-3).

Roll Call: Phillips / Moore / Patton / Walther / Wiza

Motion by Alderman Walther to deny Vacation Carryover Grievance ~ AFSCME Local 309 Transit (Grievance 1-15-3), second by Alderman Patton.

Motion carries on a vote of 4 -1, Alderman Wiza dissenting.

Adjournment ~ 6:46 PM.

**FINANCE COMMITTEE
MAY 11, 2015 AT 7:45 P.M.
LINCOLN CENTER – 1519 WATER STREET**

PRESENT: Ald. Slowinski, Phillips, Patton, Van Stippen and Kneebone

ALSO

PRESENT: Mayor Wiza; C/T Ladick; City Attorney Beveridge; Clerk Moe; Directors Lemke, Ostrowski, Schatschneider; Ald. Morrow, Ryan, Mrozek, McComb; Fire Chief Finn; Interim Police Chief Skibba; Deputy C/T Freeberg; Brandi Makuski; Nate Enwald; Larry Lee; Barb Jacob; Neil Pendergast

ITEM #1 – DESIGNATION OF OFFICIAL NEWSPAPER.

Ald. Slowinski stated we only had one bid from the Portage County Gazette, which had the same pricing as last year.

Motion made by Ald. Phillips, seconded by Ald. Van Stippen to approve the Portage County Gazette as our official newspaper.

Ayes: All Nays: None Motion carried.

ITEM #2 – ADDING PARKING SPACES AT MEAD PARK, AND ITS IMPACT ON THE 2016 CAPITAL BUDGET.

C/T Ladick stated this request came to us from Director Schrader as well as the Park Board and what they would like to do is create a parking lot at Mead Park where we took down a house that we purchased earlier this year. Typically a request like this would be handled in the 2016 capital budget process, but it is being brought forward now because we would like some direction so we know if the site should be prepped. We can do about half of the work in-house as far as laying down the base, gravel, etc. to get the site ready, which will save the City about \$15,000 due to having our own staff, materials and trucks. What we need from the committee is a commitment that this \$17,000 for paving the parking lot will be in the 2016 capital budget. Our yearly capital budget is usually about 3.5 million dollars, so this would be about half of 1% of that.

Motion made by Ald. Patton, seconded by Ald. Phillips to approve adding the parking spaces at Mead Park, with the \$17,000 being added to the 2016 capital budget.

Ald. Phillips asked the Alderperson for this area what her thoughts were on this project. Ald. McComb stated that she voted against it at the Park Commission. She stated she has not heard enough solid evidence that more parking is needed. Her understanding is that during peak periods of park usage that parking can be congested. She further understands that people can always find a parking place, it may not be as convenient as they would like, but there is parking on the outlying streets. She would like to know how many hours a week the parking is congested. She has heard that there have been some complaints, but she has not been told how many or from who. She suggested that before we pave over some grass and pay City money, not to mention on-going maintenance, she would like to be more convinced that there is a need for more parking.

Ald. Phillips questioned if it was a possibility that this could turn into a park and ride during the day. Mayor Wiza replied it could, there is nothing preventing that. Ald. Slowinski also responded that it would not be advertised as such.

Ald. Slowinski stated that they want to put the material down now so it has a chance to compact all winter.

C/T Ladick stated the total cost, if everything was contracted out, would be about \$32,000, but by doing some of the work ourselves, it would save us \$15,000, so the end cost for budget purposes would be \$17,000.

Director Schatschneider added that the City Council purchased the home on West Clark and the talk always was to take the house down and build a parking lot given the use that park sees. He lives in the neighborhood, so he can speak from experience, and as soon as the first nice day of the year comes, the park is packed. There is a safety issue due to kids running out behind vehicles because the cars are lined up along the street from West Clark, around the corner to West River Drive. The cost of making this parking lot is very minimal. When a street is rebuilt, it is \$500 per linear foot, this parking lot is costing us about 34 linear feet of street, so the value that we are receiving is exceptional.

Ald. Slowinski stated at the Park Commission meeting, he agreed the parking lot was needed, his question was whether or not it needed to be paved. He was told that per ordinance, any parking lot that we construct has to be paved.

Neil Pendergast, 1924 Plover Street, stated he lives in the district, just not that portion of the district. He is a great lover of the Parks Department and realizes this request came from the Parks Department, but would like it looked at from a different angle. He would like to recommend that the City address access to Mead Park by painting a wide bike lane on both sides of the Clark Street bridge. He went on to say that currently accessing the park from the east side by foot or bicycle is quite difficult, making the usage of cars more than what we would otherwise see. The current sidewalk across the bridge is too narrow for both pedestrians and bicycles so by making space for bicycles on the street, the sidewalk becomes safer for pedestrians and bicyclists. He stated that the City of Portage just did this on the State highway over the Wisconsin River and it has worked out. He is hoping this would increase more walking and bicycling to the park. He is not suggesting that we get rid of parking, but rather we consider an alternative to expanding the parking. The bike lane would only cost the City the price of paint, not the \$32,000 needed for the parking lot.

Ald. Patton stated he believes it is a good idea to have a paved, controlled parking lot, especially for people with young children. It is dangerous with the current parking with trying to get out of the cars and lack of room. It would also be easier access for handicap people.

Ald. Van Stippen questioned if there was a written plan put in place when the property was purchased.

Mayor Wiza stated Randy Stroik, the previous Alderperson for this district, was affiliated with the KASH playground and he was a strong proponent for purchasing this property specifically for the parking to incorporate it into the park. He stated when he drives by, he sees it is very busy, with the ball diamond, park users, KASH playground, disc golf, etc.

Ayes: All

Nays: None

Motion carried.

ITEM #3 – UPDATE ON ANALYSIS FROM EHLERS INC. RELATING TO AMENDING THE PROJECT PLANS FOR TIF DISTRICTS 5 AND 7.

C/T Ladick introduced Dawn Gunderson from Ehlers. He stated she has completed the analysis and would be discussing it.

Dawn Gunderson, Ehlers, Inc., gave out two handouts and reviewed them. These handouts are attached. The first handout was a basic overview of tax incremental financing. The second

addressed the need for and feasibility of amending the project plans to allow for the transfer of surplus increment from TID's 5 & 7 to TID 6.

ITEM #4 – REQUEST FOR THE REPLACEMENT OF HANDRAILS AT THE LINCOLN CENTER.

Ald. Slowinski stated that we do not have quotes from Portage County yet, so he would like to forward this on to Council and C/T Ladick will forward those quotes on when he receives them.

C/T Ladick stated we do own the Lincoln Center, so we are responsible for certain aspects of the maintenance on this building, which would include the exterior of the building and their request is to have the handrails outside replaced. He said they are estimating this expense to be about \$15,000-\$18,000. It is a contractual type of obligation with the County. He stated that typically with these types of situations, he discusses the request with the City Engineer to find out if it is a legitimate request.

Ald. Phillips asked what kind of material they are using on this, stainless or aluminum.

Director Schatschneider stated there was two options given, one stainless and the other aluminum. The stainless has more upfront costs, but is a better way to go.

ITEM #5 – DISCUSSIONS ON PURCHASING PROPERTIES IN THE PORTAGE COUNTY BUSINESS PARK (TID 9).

Director Ostrowski went over the attachments that were in the packet stating that in 2013 Portage County gave the City the land needed to extend E.M. Copps Drive to the east in order to access the Service Cold Storage development. The idea was that the City would later purchase the lots affected by this in the amount of \$210,328 and he wanted to give a heads up that the time to purchase these lots is coming.

ITEM #6 – APPROVAL OF PAYMENT OF CLAIMS.

Motion made by Ald. Phillips, seconded by Ald. Patton to approve the payment of claims in the amount of \$1,183,355.56.

Ayes: All Nays: None Motion carried.

ITEM #7 – ADJOURN INTO CLOSED SESSION (APPROXIMATELY 7:35 P.M.) PURSUANT TO WISCONSIN STATUTES 19.85(1)(e) (DELIBERATING OR NEGOTIATING THE PURCHASING OF PUBLIC PROPERTIES, THE INVESTING OF PUBLIC FUNDS, OR CONDUCTING OTHER SPECIFIED PUBLIC BUSINESS, WHENEVER COMPETITIVE OR BARGAINING REASONS REQUIRE A CLOSED SESSION) ON THE FOLLOWING: A. POTENTIAL DEVELOPMENT AGREEMENT IN TIF DISTRICT 9. B. NEGOTIATING THE LEASE/RENTAL OF THE LINCOLN CENTER, 1519 WATER STREET, WITH PORTAGE COUNTY.

Motion made by Ald. Patton, seconded by Ald. Phillips, to adjourn into closed session at 8:42 P.M.

Roll Call: Ayes: Ald. Slowinski, Phillips, Patton, Van Stippen, and Kneebone Nays: None
Motion carried.

Adjournment at 9:31 P.M.

Tax Increment District Increment Sharing Analysis

For

**City of Stevens Point, Wisconsin
Finance Committee**



May 11, 2015

Presented by:

Dawn R. Gunderson, CPFO, CIPMA
Senior Municipal Advisor/Vice President



City of Stevens Point TID Sharing Analysis

TID #6

- Created in 2006 as a Rehabilitation District
- Current Increment Value \$2,100,000
 - Annual Revenue
 - Increment \$47,900
 - Lease income \$70,000
 - Computer Aid \$28,500
- 2014 Fund Balance negative \$2,865,000
- Outstanding Obligations \$8.7 million
 - Annual payments currently \$890,000 increase to \$1,006,000 before dropping
- Projected \$10.2 million deficit at statutory closure in 2034

TID #5

- Created 2005 as a Blighted District
- Current Increment Value \$16,986,800
 - Annual Revenue
 - Increment \$380,000
 - Potential Computer Aid
- 2014 Fund Balance \$91,000
- Outstanding Obligations \$435,000 PAYGO Developer agreements
- Could close any time without sharing and if no new projects
- \$6.7 million in Potential sharing revenue

TID #7

- Created 2008 as a Mixed Use District
- Current Increment Value \$24,680,600
 - Annual Revenue
 - Increment \$580,000
 - Potential Computer Aid
- 2014 Fund Balance \$309,000
- Outstanding Obligations \$3.7 Million
- Developers agreement to Travel Guard may dictate closure date
 - Assumed future payments to Travel Guard and no sharing possible closure in 2024
- Range of Potential Sharing Revenue
 - \$1.4 million in potential sharing revenue if all projected payments are made to Travel Guard
 - \$3.1 million in potential sharing revenue if no future payments to Travel Guard



TID #6

City of Stevens Point, Wisconsin

Tax Increment District # 6

Changes in Property Value

Construction Year		Actual	Annual Total	Construction Year	
1	2006	(357,300)	(357,300)	2006	1
2	2007	1,724,300	1,724,300	2007	2
3	2008	2,590,600	2,590,600	2008	3
4	2009	(449,200)	(449,200)	2009	4
5	2010	(149,700)	(149,700)	2010	5
6	2011	(5,788,600)	(5,788,600)	2011	6
7	2012	1,075,800	1,075,800	2012	7
8	2013	3,454,100	3,454,100	2013	8
9	2014		0	2014	9
10	2015		0	2015	10
11	2016		0	2016	11
12	2017		0	2017	12
13	2018		0	2018	13
14	2019		0	2019	14
15	2020		0	2020	15
16	2021		0	2021	16
17	2022		0	2022	17
18	2023		0	2023	18
19	2024		0	2024	19
20	2025		0	2025	20
21	2026		0	2026	21
22	2027		0	2027	22
23	2028		0	2028	23
24	2029		0	2029	24
25	2030		0	2030	25
26	2031		0	2031	26
27	2032		0	2032	27
Totals		2,100,000	2,100,000		

Notes:



City of Stevens Point, Wisconsin

Tax Increment District # 6

Tax Increment Projection Worksheet

Type of District	Rehabilitation	Base Value	46,305,600
Creation Date	May 15, 2006	Appreciation Factor	0.00%
Valuation Date	Jan 1, 2006	Base Tax Rate	\$22.84
Max Life (Years)	27	Rate Adjustment Factor	0.00%
Expenditure Periods/Termination	22 5/15/2028	Tax Exempt Discount Rate	
Revenue Periods/Final Year	27 2034	Taxable Discount Rate	1.50%
Extension Eligibility/Years	Yes 3		
Recipient District	Yes		

Construction Year	Value Added	Valuation Year	Inflation Increment	Total Increment	Revenue Year	Tax Rate	Tax Increment	
1	2006	(357,300)	2007	0	(357,300)	2008	\$22.75	0
2	2007	1,724,300	2008	0	1,367,000	2009	\$22.71	31,044
3	2008	2,590,600	2009	0	3,957,600	2010	\$24.11	95,424
4	2009	(449,200)	2010	0	3,508,400	2011	\$23.45	82,284
5	2010	(149,700)	2011	0	3,358,700	2012	\$24.19	81,261
6	2011	(5,788,600)	2012	0	(2,429,900)	2013	\$25.13	0
7	2012	1,075,800	2013	0	(1,354,100)	2014	\$25.45	0
8	2013	3,454,100	2014	0	2,100,000	2015	\$22.84	47,965
9	2014	0	2015	0	2,100,000	2016	\$22.84	47,965
10	2015	0	2016	0	2,100,000	2017	\$22.84	47,965
11	2016	0	2017	0	2,100,000	2018	\$22.84	47,965
12	2017	0	2018	0	2,100,000	2019	\$22.84	47,965
13	2018	0	2019	0	2,100,000	2020	\$22.84	47,965
14	2019	0	2020	0	2,100,000	2021	\$22.84	47,965
15	2020	0	2021	0	2,100,000	2022	\$22.84	47,965
16	2021	0	2022	0	2,100,000	2023	\$22.84	47,965
17	2022	0	2023	0	2,100,000	2024	\$22.84	47,965
18	2023	0	2024	0	2,100,000	2025	\$22.84	47,965
19	2024	0	2025	0	2,100,000	2026	\$22.84	47,965
20	2025	0	2026	0	2,100,000	2027	\$22.84	47,965
21	2026	0	2027	0	2,100,000	2028	\$22.84	47,965
22	2027	0	2028	0	2,100,000	2029	\$22.84	47,965
23	2028	0	2029	0	2,100,000	2030	\$22.84	47,965
24	2029	0	2030	0	2,100,000	2031	\$22.84	47,965
25	2030	0	2031	0	2,100,000	2032	\$22.84	47,965
26	2031	0	2032	0	2,100,000	2033	\$22.84	47,965
27	2032	0	2033	0	2,100,000	2034	\$22.84	47,965
Totals	2,100,000		0		Future Value of Increment		1,249,313	

Notes:

Actual results will vary depending on development, inflation of overall tax rates.

NPV calculations represent estimated amount of funds that could be borrowed (including project cost, capitalized interest and issuance costs).



City of Stevens Point, Wisconsin

Tax Increment District # 6

Cash Flow Projection (continued showing from TID #3 & TID #7)

Year	Projected Revenues					Expenditures												Balances			Year												
	Tax increments	Transfer from TID #5	Transfer from TID #7	Bond Premium/ Misc/Lease/ transfers in	Computer aid Revenues	State Trust Fund Loan 1,000,000			State Trust Fund Loan 584,268			GO Bonds Series 2011A 5,965,000			30.696% of GO Notes, Series 2011B 1,017,572			GO Notes, Series 2011B 1,700,000				GO Taxable Notes 2013C 510,000			CDA Lease Obligation 120,000		Other	Total Expenditures	Principal				
						Dated Date: 02/11/08	Est. Rate	Interest	Dated Date: 12/2/108	Est. Rate	Interest	Dated Date: 03/30/11	Est. Rate	Interest	Dated Date: 05/02/11	Est. Rate	Interest	Dated Date: 04/01/13	Est. Rate	Interest		Dated Date: 12/30/13	Est. Rate	Interest	2013	2013			Annual	Cumulative	Outstanding		
Fund Balance																																	
2015	47,955			70,224	28,500	146,689	41,461	5.50%	29,201	56,590	2.40%		310,000	167,277	107,436	2.65%	18,933	25,000	2.10%	34,913	80,000	2.00%	9,250	10,000	84	892,549	(745,860)	(2,865,901)	8,698,306	2014			
2016	47,985			70,224	28,500	146,689	37,084	5.50%	33,378			310,000	161,116	107,436	2.65%	16,966	50,000	2.10%	34,175	85,000	2.00%	7,850	10,000		831,073	(705,386)	(1,784,824)	7,468,216	2016				
2017	47,985			70,224	28,500	146,689	39,215	5.50%	31,446			310,000	154,025	107,436	2.65%	13,239	50,000	2.10%	33,075	85,000	2.00%	5,950	10,000		839,386	(692,697)	(4,477,513)	6,866,565	2017				
2018	47,965			70,224	28,500	146,689	41,372	5.50%	29,290			310,000	146,275	138,132	2.65%	10,168	200,000	2.10%	31,500	85,000	2.00%	4,250	10,000		1,006,007	(819,118)	(5,386,839)	6,082,061	2018				
2019	47,965			70,224	28,500	146,689	43,674	5.50%	27,014			310,000	137,905	138,132	2.65%	6,528	200,000	2.10%	27,300	85,000	3.00%	2,550	10,000		988,103	(841,414)	(6,178,253)	5,295,254	2019				
2020	47,965			70,224	28,500	146,689	45,981	5.50%	24,681			310,000	128,915	142,736	2.65%	2,827	300,000	2.10%	22,575	10,000			10,000		987,715	(841,026)	(7,019,279)	4,486,537	2020				
2021	47,955			70,224	28,500	146,689	48,577	5.50%	22,085			310,000	119,460				300,000	2.10%	16,275	10,000			10,000		826,397	(679,708)	(7,698,887)	3,817,960	2021				
2022	47,955			70,224	28,500	146,689	51,249	5.50%	19,413			310,000	109,656				300,000	2.10%	9,975	10,000			10,000		810,293	(663,604)	(8,362,591)	3,146,712	2022				
2023	47,955			70,224	28,500	146,689	54,067	5.50%	16,594			305,000	99,310				250,000	2.10%	3,938	10,000			10,000		738,909	(592,220)	(8,954,811)	2,527,644	2023				
2024	47,955			70,224	28,500	146,689	57,094	5.50%	13,658			300,000	88,763							10,000				10,000		669,424	(322,733)	(9,277,346)	2,160,640	2024			
2025	47,955			70,224	28,500	146,689	60,176	5.50%	10,488			300,000	77,925							10,000				10,000		438,587	(111,808)	(9,389,448)	1,790,464	2025			
2026	47,955			70,224	28,500	146,689	63,486	5.50%	7,176			300,000	66,525							10,000				10,000		447,187	(100,498)	(9,889,841)	1,416,978	2026			
2027	47,955			70,224	28,500	146,689	66,978	5.50%	3,684			300,000	54,563											10,000		425,224	(278,535)	(10,168,476)	1,050,000	2027			
2028	47,955			70,224	28,500	146,689						300,000	42,263											10,000		342,268	(195,574)	(10,364,049)	750,000	2028			
2029	47,955			70,224	28,500	146,689						300,000	29,663											10,000		329,663	(182,974)	(10,547,023)	450,000	2029			
2030	47,955			70,224	28,500	146,689						300,000	16,725											10,000		316,725	(170,036)	(10,717,059)	150,000	2030			
2031	47,955			70,224	28,500	146,689						150,000	3,375											10,000		153,375	(6,686)	(10,723,745)	0	2031			
2032	47,955			70,224	28,500	146,689																				0	146,689	(10,577,056)		2032			
2033	47,955			70,224	28,500	146,689																				0	146,689	(10,430,367)		2033			
2034	47,955			70,224	28,500	146,689																				0	146,689	(10,283,678)		2034			
Total	959,300	0	0	1,404,480	570,000	2,933,780	650,324	268,803	56,590	2,405	5,035,000	1,603,740	741,308	67,801	1,675,000	213,675	420,000	29,650	120,000	84	25,514,614									Total			

Notes: Information for Lease and Computer replacement provided by City

Projected TID Closure

City of Stevens Point, Wisconsin

Tax Increment District # 6

Cash Flow Projection (With Tax Asses from TID #5 & TID #7 with 700mgage, 14 TID)

Year	Projected Revenues						Expenditures														Balances			Year						
	Tax Increments	Transfer from TID #5	Transfer from TID #7	Bond Premium/ Misc/Lease/ transfers in	Computer aid	Total Revenues	State Trust Fund Loan 1,000,000 Dated Date: 02/11/08		State Trust Fund Loan 384,268 Dated Date: 12/2/108		GO Bonds Series 2011A \$,965,000 Dated Date: 03/30/11		30.696% of GO Notes, Series 2011B 1,017,572 Dated Date: 05/02/11			GO Notes, Series 2013B 1,700,000 Dated Date: 04/01/13			GO Taxable Notes 2013C \$10,000 Dated Date: 12/30/13			CDA Lease Obligation 120,000			Total Expenditures	Annual	Cumulative	Principal Outstanding		
Fund Balance 2015	47,965	200,000	400,000	70,224	28,500	746,689	41,461	5.50%	29,201	56,590	2,405	310,000	167,277	107,436	2.65%	18,933	25,000	2.10%	34,913	80,000	2.00%	9,250	10,000	84	892,549	0	(2,865,401)	8,698,306	2014	
2016	47,965	300,000	80,000	70,224	28,500	526,689	37,084	5.50%	33,578			310,000	161,116	107,436	2.65%	16,086	50,000	2.10%	34,125	85,000	2.00%	7,650	10,000		852,075	(125,384)	(2,804,824)	7,468,216	2016	
2017	47,965	300,000	80,000	70,224	28,500	526,689	39,215	5.50%	31,446			310,000	154,025	107,436	2.65%	13,239	50,000	2.10%	33,075	85,000	2.00%	5,950	10,000		839,386	(312,697)	(3,117,521)	6,866,565	2017	
2018	47,965	315,000	80,000	70,224	28,500	541,689	41,372	5.50%	29,290			310,000	146,275	138,132	2.65%	10,188	200,000	2.10%	31,500	85,000	2.00%	4,250	10,000		1,006,007	(464,318)	(3,581,839)	6,082,081	2018	
2019	47,965	345,000	80,000	70,224	28,500	571,689	43,574	5.50%	27,014			310,000	137,505	138,132	2.65%	6,528	200,000	2.10%	27,300	85,000	3.00%	2,550	10,000		988,103	(16,414)	(3,998,253)	5,295,254	2019	
2020	47,965	365,000	80,000	70,224	28,500	591,689	45,981	5.50%	24,681			310,000	128,915	142,736	2.65%	2,827	300,000	2.10%	22,575				10,000		987,215	(894,026)	(4,394,279)	4,486,537	2020	
2021	47,965	380,000	80,000	70,224	28,500	606,689	48,577	5.50%	22,085			310,000	119,460			300,000	2.10%	16,275				10,000			826,397	(219,708)	(4,613,987)	3,817,960	2021	
2022	47,965	380,000	80,000	70,224	28,500	606,689	51,249	5.50%	19,413			310,000	109,656			300,000	2.10%	9,975				10,000			810,293	(202,604)	(4,817,591)	3,146,712	2022	
2023	47,965	380,000	80,000	70,224	28,500	606,689	54,067	5.50%	16,594			305,000	99,310				25,000	2.10%	3,938				10,000			738,909	(122,220)	(4,949,811)	2,527,644	2023
2024	47,965	380,000	80,000	70,224	28,500	606,689	57,004	5.50%	13,658			300,000	88,763													469,424	137,265	(4,812,546)	2,160,640	2024
2025	47,965	380,000	80,000	70,224	28,500	606,689	60,176	5.50%	10,485			300,000	77,925													458,587	148,102	(4,664,443)	1,790,454	2025
2026	47,965	380,000	80,000	70,224	28,500	606,689	63,486	5.50%	7,176			300,000	66,525													447,187	159,502	(4,504,941)	1,416,978	2026
2027	47,965	380,000	80,000	70,224	28,500	606,689	66,978	5.50%	3,684			300,000	54,563													425,224	181,465	(4,323,476)	1,050,000	2027
2028	47,965	380,000	80,000	70,224	28,500	606,689						300,000	42,263													342,263	264,427	(4,059,049)	750,000	2028
2029	47,965	380,000	80,000	70,224	28,500	526,689						300,000	29,663													328,663	197,027	(3,862,023)	450,000	2029
2030	47,965	380,000	80,000	70,224	28,500	526,689						300,000	16,725													316,725	209,964	(3,692,059)	150,000	2030
2031	47,965	380,000	80,000	70,224	28,500	526,689						150,000	3,375													158,375	373,314	(3,278,745)	0	2031
2032	47,965	380,000	80,000	70,224	28,500	526,689																				0	526,689	(2,752,056)		2032
2033	47,965	380,000	80,000	70,224	28,500	526,689																				0	526,689	(2,225,367)		2033
2034	47,965	380,000	80,000	70,224	28,500	146,689																				0	146,689	(2,078,678)		2034
Total	958,300	6,765,000	1,440,000	1,404,480	570,000	11,138,780	650,324		268,303	56,590	2,405	5,035,000	1,603,740	741,308	67,801	1,675,000	213,675	420,000	29,650	120,000	84	25,514,614							Total	

Notes: Information for Lease and Computer replacement provided by City

Projected TID Closure

TID #5

City of Stevens Point, Wisconsin

Tax Increment District # 5

Changes in Property Value

Construction Year		Actual	Annual Total	Construction Year	
1	2005	1,360,800	1,360,800	2005	1
2	2006	5,539,600	5,539,600	2006	2
3	2007	6,200,200	6,200,200	2007	3
4	2008	(50,900)	(50,900)	2008	4
5	2009	2,880,500	2,880,500	2009	5
6	2010	(1,965,900)	(1,965,900)	2010	6
7	2011	(5,454,900)	(5,454,900)	2011	7
8	2012	2,489,300	2,489,300	2012	8
9	2013	5,988,100	5,988,100	2013	9
10	2014		0	2014	10
11	2015		0	2015	11
12	2016		0	2016	12
13	2017		0	2017	13
14	2018		0	2018	14
15	2019		0	2019	15
16	2020		0	2020	16
17	2021		0	2021	17
18	2022		0	2022	18
19	2023		0	2023	19
20	2024		0	2024	20
21	2025		0	2025	21
22	2026		0	2026	22
23	2027		0	2027	23
24	2028		0	2028	24
25	2029		0	2029	25
26	2030		0	2030	26
27	2031		0	2031	27
Totals		16,986,800	16,986,800		

Notes:



City of Stevens Point, Wisconsin

Tax Increment District # 5

Tax Increment Projection Worksheet

Type of District	Blighted Area	Base Value	37,940,700
Creation Date	May 16, 2005	Appreciation Factor	0.00%
Valuation Date	Jan 1, 2005	Base Tax Rate	\$22.84
Max Life (Years)	27	Rate Adjustment Factor	0.00%
Expenditure Periods/Termination	22 5/16/2027	Tax Exempt Discount Rate	
Revenue Periods/Final Year	27 2033	Taxable Discount Rate	1.50%
Extension Eligibility/Years	Yes 3		
Recipient District	Yes		

Construction Year	Value Added	Valuation Year	Inflation Increment	Total Increment	Revenue Year	Tax Rate	Tax Increment	
1	2005	1,360,800	2006	0	1,360,800	2007	\$22.64	30,803
2	2006	5,539,600	2007	0	6,900,400	2008	\$22.75	156,996
3	2007	6,200,200	2008	0	13,100,600	2009	\$22.71	297,505
4	2008	(50,900)	2009	0	13,049,700	2010	\$24.11	314,648
5	2009	2,880,500	2010	0	15,930,200	2011	\$23.45	373,619
6	2010	(1,965,900)	2011	0	13,964,300	2012	\$24.19	337,857
7	2011	(5,454,900)	2012	0	8,509,400	2013	\$25.13	213,853
8	2012	2,489,300	2013	0	10,998,700	2014	\$25.45	279,862
9	2013	5,988,100	2014	0	16,986,800	2015	\$22.84	387,984
10	2014	0	2015	0	16,986,800	2016	\$22.84	387,984
11	2015	0	2016	0	16,986,800	2017	\$22.84	387,984
12	2016	0	2017	0	16,986,800	2018	\$22.84	387,984
13	2017	0	2018	0	16,986,800	2019	\$22.84	387,984
14	2018	0	2019	0	16,986,800	2020	\$22.84	387,984
15	2019	0	2020	0	16,986,800	2021	\$22.84	387,984
16	2020	0	2021	0	16,986,800	2022	\$22.84	387,984
17	2021	0	2022	0	16,986,800	2023	\$22.84	387,984
18	2022	0	2023	0	16,986,800	2024	\$22.84	387,984
19	2023	0	2024	0	16,986,800	2025	\$22.84	387,984
20	2024	0	2025	0	16,986,800	2026	\$22.84	387,984
21	2025	0	2026	0	16,986,800	2027	\$22.84	387,984
22	2026	0	2027	0	16,986,800	2028	\$22.84	387,984
23	2027	0	2028	0	16,986,800	2029	\$22.84	387,984
24	2028	0	2029	0	16,986,800	2030	\$22.84	387,984
25	2029	0	2030	0	16,986,800	2031	\$22.84	387,984
26	2030	0	2031	0	16,986,800	2032	\$22.84	387,984
27	2031	0	2032	0	16,986,800	2033	\$22.84	387,984
Totals	16,986,800		0		Future Value of Increment		9,376,839	

Notes:

Actual results will vary depending on development, inflation of overall tax rates.

HPY calculations represent estimated amount of funds that could be borrowed (including project cost, capitalized interest and issuance costs).



City of Stevens Point, Wisconsin

Tax Increment District # 5

Cash Flow Projection (Without Transfers to TID #6)

Year	Projected Revenues					Expenditures							Balances			Year	
	Tax Increments	Interest Earnings/ (Cost)	Computer Aid	Reconcile Increment Revenue	Total Revenues	Other Capital Project Costs	Scorpio/ Northpoint	Gerrard Corp	Country Springs	Klasinski Clinic	Transfer to TID #6	Admin.	Total Expenditures	Annual	Cumulative		Principal Outstanding
2005					0							10,000	10,000	(10,000)	(10,000)	1,977,462	2005
2006					0							2,324	2,324	(2,324)	(12,324)	1,977,462	2006
2007	30,803		4,634		35,437							1,005	1,005	34,432	22,108	1,977,462	2007
2008	156,996		8,905	1,599	167,500		67,989		16,756	98,651		9,662	193,058	(25,558)	(3,449)	1,794,066	2008
2009	297,505		9,869		307,374	40,090	50,161		52,707	95,371		4,887	243,216	64,158	60,708	1,595,826	2009
2010	314,648		15,535		330,183	17,832	57,843		81,587	108,869		9,530	275,660	54,522	115,231	1,347,528	2010
2011	373,619		12,171		385,790		56,350	37,344	78,600	109,934		1,150	283,378	102,412	217,643	1,065,300	2011
2012	337,857		10,950	(1,600)	347,207	354,688	55,066	34,515	65,283	101,703		1,425	612,679	(265,473)	(47,830)	808,734	2012
2013	213,853	4	9,585		223,442		50,100	33,539		98,516		1,350	183,504	39,938	(7,892)	626,580	2013
2014	279,862		9,094		288,956		51,745	34,356		102,246		1,353	189,699	99,257	91,365	438,234	2014
2015	387,984				387,984		45,014	33,822		84,712		1,380	164,929	223,055	314,420	274,685	2015
2016	387,984				387,984		45,014	33,822				1,408	80,244	307,740	622,161	195,849	2016
2017	387,984				387,984		45,014	33,822				1,436	80,272	307,712	929,873	117,013	2017
2018	387,984				387,984		31,766	33,822				1,465	67,052	320,932	1,250,805	51,425	2018
2019	387,984				387,984			33,822				1,494	35,316	352,668	1,603,473	17,604	2019
2020	387,984				387,984			17,604				1,524	19,127	368,857	1,972,330	(0)	2020
2021	387,984				387,984							1,554	1,554	386,430	2,358,760		2021
2022	387,984				387,984							1,585	1,585	386,399	2,745,158		2022
2023	387,984				387,984							1,617	1,617	386,367	3,131,525		2023
2024	387,984				387,984							1,649	1,649	386,335	3,517,860		2024
2025	387,984				387,984							1,682	1,682	386,302	3,904,162		2025
2026	387,984				387,984							1,716	1,716	386,268	4,290,430		2026
2027	387,984				387,984							1,750	1,750	386,234	4,676,664		2027
2028	387,984				387,984							1,785	1,785	386,199	5,062,862		2028
2029	387,984				387,984							1,821	1,821	386,163	5,449,025		2029
2030	387,984				387,984							1,857	1,857	386,127	5,835,152		2030
2031	387,984				387,984							1,895	1,895	386,089	6,221,242		2031
2032	387,984				387,984							1,932	1,932	386,052	6,607,293		2032
2033	387,984				387,984							1,971	1,971	386,013	6,993,306		2033
Total	9,376,839	4	80,743	(1)	9,457,585	412,610	556,062	326,466	294,933	800,001	0	74,207	2,464,279				Total

Notes: Information and assumptions for developer payments provided by City

Projected TID Closure

City of Stevens Point, Wisconsin

Tax Increment District # 5

Cash Flow Projection (With Transfers to TID #6)

Year	Projected Revenues					Expenditures							Balances			Year	
	Tax Increments	Interest Earnings/ (Cost)	Computer Aid	Reconcile Increment Revenue	Total Revenues	Other Capital Project Costs	Scorpio/ Northpoint	Gerrard Corp	Country Springs	Klasinski Clinic	Transfer to TID #6	Admin.	Total Expenditures	Annual	Cumulative		Principal Outstanding
2005					0							10,000	10,000	(10,000)	(10,000)	1,977,462	2005
2006					0							2,324	2,324	(2,324)	(12,324)	1,977,462	2006
2007	30,803		4,634		35,437							1,005	1,005	34,432	22,108	1,977,462	2007
2008	156,996		8,905	1,599	167,500		67,989		16,756	98,651		9,662	193,058	(25,558)	(3,449)	1,794,066	2008
2009	297,505		9,869		307,374	40,090	50,161		52,707	95,371		4,887	243,216	64,158	60,708	1,595,826	2009
2010	314,648		15,535		330,183	17,832	57,843		81,587	108,869		9,530	275,660	54,522	115,231	1,347,528	2010
2011	373,619		12,171		385,790		56,350	37,344	78,600	109,934		1,150	283,378	102,412	217,643	1,065,300	2011
2012	337,857		10,950	(1,600)	347,207	354,688	55,066	34,515	65,283	101,703		1,425	612,679	(265,473)	(47,830)	808,734	2012
2013	213,853	4	9,585		223,442		50,100	33,539		98,516		1,350	183,504	39,938	(7,892)	626,580	2013
2014	279,862		9,094		288,956		51,745	34,356		102,246		1,353	189,699	99,257	91,365	438,234	2014
2015	387,984				387,984		45,014	33,822		84,712	200,000	1,380	364,929	23,055	114,420	274,685	2015
2016	387,984				387,984		45,014	33,822			300,000	1,408	380,244	7,740	122,161	195,849	2016
2017	387,984				387,984		45,014	33,822			300,000	1,436	380,272	7,712	129,873	117,013	2017
2018	387,984				387,984		31,766	33,822			315,000	1,465	382,052	5,932	135,805	51,425	2018
2019	387,984				387,984			33,822			345,000	1,494	380,316	7,668	143,473	17,604	2019
2020	387,984				387,984			17,604			365,000	1,524	384,127	3,857	147,330	(0)	2020
2021	387,984				387,984						380,000	1,554	381,554	6,430	153,760	(0)	2021
2022	387,984				387,984						380,000	1,585	381,585	6,399	160,158	(0)	2022
2023	387,984				387,984						380,000	1,617	381,617	6,367	166,525	(0)	2023
2024	387,984				387,984						380,000	1,649	381,649	6,335	172,860	(0)	2024
2025	387,984				387,984						380,000	1,682	381,682	6,302	179,162	(0)	2025
2026	387,984				387,984						380,000	1,716	381,716	6,268	185,430	(0)	2026
2027	387,984				387,984						380,000	1,750	381,750	6,234	191,664	(0)	2027
2028	387,984				387,984						380,000	1,785	381,785	6,199	197,862	(0)	2028
2029	387,984				387,984						380,000	1,821	381,821	6,163	204,025	(0)	2029
2030	387,984				387,984						380,000	1,857	381,857	6,127	210,152	(0)	2030
2031	387,984				387,984						380,000	1,895	381,895	6,089	216,242	(0)	2031
2032	387,984				387,984						380,000	1,932	381,932	6,052	222,293		2032
2033	387,984				387,984						380,000	1,971	381,971	6,013	228,306		2033
Total	9,376,839	4	80,743	(1)	9,457,585	412,610	556,062	326,466	294,933	800,001	6,765,000	74,207	9,229,279				Total

Notes: Information and assumptions for developer payments provided by City

Projected TID Closure

TID # 7

City of Stevens Point, Wisconsin

Tax Increment District # 7

Changes in Property Value

Construction Year		Actual	Annual Total	Construction Year	
1	2008	12,348,600	12,348,600	2008	1
2	2009	14,784,700	14,784,700	2009	2
3	2010	(1,460,100)	(1,460,100)	2010	3
4	2011	(2,390,100)	(2,390,100)	2011	4
5	2012	(403,300)	(403,300)	2012	5
6	2013	1,802,800	1,802,800	2013	6
7	2014		0	2014	7
8	2015		0	2015	8
9	2016		0	2016	9
10	2017		0	2017	10
11	2018		0	2018	11
12	2019		0	2019	12
13	2020		0	2020	13
14	2021		0	2021	14
15	2022		0	2022	15
16	2023		0	2023	16
17	2024		0	2024	17
18	2025		0	2025	18
19	2026		0	2026	19
Totals		24,682,600	24,682,600		

Notes:



City of Stevens Point, Wisconsin

Tax Increment District # 7

Tax Increment Projection Worksheet

Type of District	Mixed Use	Base Value	10,913,900
Creation Date	May 1, 2008	Appreciation Factor	0.00%
Valuation Date	Jan 1, 2008	Base Tax Rate	\$22.84
Max Life (Years)	20	Rate Adjustment Factor	0.00%
Expenditure Periods/Termination	15 5/1/2023	Tax Exempt Discount Rate	
Revenue Periods/Final Year	19 2028	Taxable Discount Rate	1.50%
Extension Eligibility/Years	Yes 3		
Recipient District	No		

Construction Year	Value Added	Valuation Year	Inflation Increment	Total Increment	Revenue Year	Tax Rate	Tax Increment	
1	2008	12,348,600	2009	0	12,348,600	2010	\$24.11	297,743
2	2009	14,784,700	2010	0	27,133,300	2011	\$23.45	636,371
3	2010	(1,460,100)	2011	0	25,673,200	2012	\$24.19	621,145
4	2011	(2,390,100)	2012	0	23,283,100	2013	\$25.13	585,137
5	2012	(403,300)	2013	0	22,879,800	2014	\$25.45	582,177
6	2013	1,802,800	2014	0	24,682,600	2015	\$22.84	563,759
7	2014	0	2015	0	24,682,600	2016	\$22.84	563,759
8	2015	0	2016	0	24,682,600	2017	\$22.84	563,759
9	2016	0	2017	0	24,682,600	2018	\$22.84	563,759
10	2017	0	2018	0	24,682,600	2019	\$22.84	563,759
11	2018	0	2019	0	24,682,600	2020	\$22.84	563,759
12	2019	0	2020	0	24,682,600	2021	\$22.84	563,759
13	2020	0	2021	0	24,682,600	2022	\$22.84	563,759
14	2021	0	2022	0	24,682,600	2023	\$22.84	563,759
15	2022	0	2023	0	24,682,600	2024	\$22.84	563,759
16	2023	0	2024	0	24,682,600	2025	\$22.84	563,759
17	2024	0	2025	0	24,682,600	2026	\$22.84	563,759
18	2025	0	2026	0	24,682,600	2027	\$22.84	563,759
19	2026	0	2027	0	24,682,600	2028	\$22.84	563,759
Totals	24,682,600		0			Future Value of Increment	10,615,200	

Notes:

Actual results will vary depending on development, inflation of overall tax rates.

NPV calculations represent estimated amount of funds that could be borrowed (including project cost, capitalized interest and issuance costs).



City of Stevens Point, Wisconsin

Tax Increment District # 7

Cash Flow Projection (Without Transfers to TID #6 - WITH future payments to Travel Guard)

Year	Projected Revenues					Expenditures								Balances			Year		
	Tax Increments	Interest Earnings/ (Cost)	Capitalized Int	Computer Aid	Borrowing Proceeds	Total Revenues	GO Bonds Series 2008B 4,690,000			Transfer to TID #6	Capital Projects	Payments to Travel Guard	Other	Admin.	Total Expenditures	Annual		Cumulative	Principal Outstanding
							Dated Date:	Est. Rate	Interest										
2008		12,800	224,902		4,465,098	4,702,800												4,690,000	2008
2009		1,012				1,012					8,158	234,530	85,954	7,200	426,441	(425,429)	22,043	4,690,000	2009
2010	297,743			2,042		299,785	140,000	3.50%	171,103					1,450	312,553	(12,767)	9,276	4,550,000	2010
2011	636,371			41,102		677,473	205,000	3.50%	165,065			181,714		1,150	552,929	124,545	133,820	4,345,000	2011
2012	621,145			36,463		657,608	210,000	3.50%	157,803			226,296		1,424	595,522	62,086	195,906	4,135,000	2012
2013	585,137	26		55,028		640,191	210,000	3.50%	150,453			214,803		1,399	576,654	63,537	259,443	3,925,000	2013
2014	582,177			44,605		626,782	210,000	3.50%	143,103			221,889		1,353	576,345	50,437	309,881	3,715,000	2014
2015	563,759					563,759	210,000	3.50%	135,753						345,753	218,007	527,887	3,505,000	2015
2016	563,759					563,759	220,000	3.50%	128,228			131,825			480,053	83,706	611,593	3,285,000	2016
2017	563,759					563,759	235,000	3.50%	120,265			124,788			480,053	83,706	695,300	3,050,000	2017
2018	563,759					563,759	245,000	3.55%	111,804			123,249			480,053	83,706	779,006	2,805,000	2018
2019	563,759					563,759	250,000	3.60%	102,955			127,098			480,053	83,706	862,712	2,555,000	2019
2020	563,759					563,759	255,000	3.65%	93,801			131,251			480,053	83,706	946,418	2,300,000	2020
2021	563,759					563,759	260,000	3.70%	84,338			135,715			480,053	83,706	1,030,125	2,040,000	2021
2022	563,759					563,759	265,000	3.75%	74,559			140,494			480,053	83,706	1,113,831	1,775,000	2022
2023	563,759					563,759	275,000	3.80%	64,365			140,688			480,053	83,706	1,197,537	1,500,000	2023
2024	563,759					563,759	280,000	3.85%	53,750			146,303			480,053	83,706	1,281,244	1,220,000	2024
2025	563,759					563,759	290,000	3.90%	42,705			147,348			480,053	83,706	1,364,950	930,000	2025
2026	563,759					563,759	300,000	3.95%	31,125			148,928			480,053	83,706	1,448,656	630,000	2026
2027	563,759					563,759	310,000	4.00%	19,000			151,053			480,053	83,706	1,532,362	320,000	2027
2028	563,759					563,759	320,000	4.00%	6,400			153,653			480,053	83,706	1,616,069	0	2028
Total	10,615,200	13,838	224,902	179,240	4,465,098	15,498,278	4,690,000		2,101,473	0	4,052,651	2,881,623	88,954	67,508	13,882,209				Total

Notes:

Projected TID Closure

City of Stevens Point, Wisconsin

Tax Increment District # 7

Cash Flow Projection (With Transfers to TID #6 - WITH future payments to Travel Guard)

Year	Projected Revenues					Expenditures							Balances			Year			
	Tax Increments	Interest Earnings/ (Cost)	Capitalized Int	Computer Aid	Borrowing Proceeds	Total Revenues	GO Bonds Series 2008B 4,690,000 Dated Date: 06/03/08			Transfer to TID #6	Capital Projects	Payments to Travel Guard	Other	Admin.	Total Expenditures		Annual	Cumulative	Principal Outstanding
2008		12,800	224,902		4,465,098	4,702,800									4,255,328	447,472	447,472	4,690,000	2008
2009		1,012				1,012									426,441	(425,429)	22,043	4,690,000	2009
2010	297,743			2,042		299,785	140,000	3.50%	171,103					1,450	312,553	(12,767)	9,276	4,550,000	2010
2011	636,371			41,102		677,473	205,000	3.50%	165,065					1,150	552,929	124,545	133,820	4,345,000	2011
2012	621,145			36,463		657,608	210,000	3.50%	157,803					1,424	595,522	62,086	195,906	4,135,000	2012
2013	585,137	26		55,028		640,191	210,000	3.50%	150,453					1,399	576,654	63,537	259,443	3,925,000	2013
2014	582,177			44,605		626,782	210,000	3.50%	143,103					1,353	576,345	50,437	309,881	3,715,000	2014
2015	563,759					563,759	210,000	3.50%	135,753	400,000					745,753	(181,994)	127,887	3,505,000	2015
2016	563,759					563,759	220,000	3.50%	128,228	80,000					560,053	3,706	131,593	3,285,000	2016
2017	563,759					563,759	235,000	3.50%	120,265	80,000					560,053	3,706	135,300	3,050,000	2017
2018	563,759					563,759	245,000	3.55%	111,804	80,000					560,053	3,706	139,006	2,805,000	2018
2019	563,759					563,759	250,000	3.60%	102,955	80,000					560,053	3,706	142,712	2,555,000	2019
2020	563,759					563,759	255,000	3.65%	93,801	80,000					560,053	3,706	146,418	2,300,000	2020
2021	563,759					563,759	260,000	3.70%	84,338	80,000					560,053	3,706	150,125	2,040,000	2021
2022	563,759					563,759	265,000	3.75%	74,559	80,000					560,053	3,706	153,831	1,775,000	2022
2023	563,759					563,759	275,000	3.80%	64,365	80,000					560,053	3,706	157,537	1,500,000	2023
2024	563,759					563,759	280,000	3.85%	53,750	80,000					560,053	3,706	161,244	1,220,000	2024
2025	563,759					563,759	290,000	3.90%	42,705	80,000					560,053	3,706	164,950	930,000	2025
2026	563,759					563,759	300,000	3.95%	31,125	80,000					560,053	3,706	168,656	630,000	2026
2027	563,759					563,759	310,000	4.00%	19,000	80,000					560,053	3,706	172,362	320,000	2027
2028	563,759					563,759	320,000	4.00%	6,400	80,000					560,053	3,706	176,069	0	2028
Total	10,615,200	13,838	224,902	179,240	4,465,098	15,498,278	4,690,000		2,101,473	1,440,000	4,052,651	2,881,623	88,954	67,508	15,322,209				Total

Notes: Projected TID Closure

City of Stevens Point, Wisconsin

Tax Increment District # 7

Cash Flow Projection (With Transfers to TID #6 - No future payments to Travel Guard)

Year	Projected Revenues					Expenditures							Balances			Year		
	Tax Increments	Interest Earnings/ (Cost)	Capitalized Int	Computer Aid	Borrowing Proceeds	Total Revenues	GO Bonds Series 2008B 4,690,000 Dated Date: 06/03/08			Transfer to TID #6	Capital Projects	Payments to Travel Guard	Other	Admin.	Total Expenditures		Annual	Cumulative
2008		12,800	224,902		4,465,098	4,702,800								4,255,328	447,472	447,472	4,690,000	2008
2009		1,012				1,012								426,441	(425,429)	22,043	4,690,000	2009
2010	297,743			2,042		299,785	140,000	3.50%	171,103					312,553	(12,767)	9,276	4,550,000	2010
2011	636,371			41,102		677,473	205,000	3.50%	165,065				1,450	552,929	124,545	133,820	4,345,000	2011
2012	621,145			36,463		657,608	210,000	3.50%	157,803				1,150	595,522	62,086	195,906	4,135,000	2012
2013	585,137	26		55,028		640,191	210,000	3.50%	150,453				1,399	576,654	63,537	259,443	3,925,000	2013
2014	582,177			44,605		626,782	210,000	3.50%	143,103				1,353	576,345	50,437	309,881	3,715,000	2014
2015	563,759					563,759	210,000	3.50%	135,753	400,000				745,753	(181,994)	127,887	3,505,000	2015
2016	563,759					563,759	220,000	3.50%	128,228	200,000				548,228	15,532	143,419	3,285,000	2016
2017	563,759					563,759	235,000	3.50%	120,265	200,000				555,265	8,494	151,913	3,050,000	2017
2018	563,759					563,759	245,000	3.55%	111,804	205,000				561,804	1,955	153,868	2,805,000	2018
2019	563,759					563,759	250,000	3.60%	102,955	205,000				557,955	5,804	159,672	2,555,000	2019
2020	563,759					563,759	255,000	3.65%	93,801	205,000				553,801	9,958	169,630	2,300,000	2020
2021	563,759					563,759	260,000	3.70%	84,338	210,000				554,338	9,422	179,051	2,040,000	2021
2022	563,759					563,759	265,000	3.75%	74,559	215,000				554,559	9,200	188,251	1,775,000	2022
2023	563,759					563,759	275,000	3.80%	64,365	220,000				559,365	4,394	192,645	1,500,000	2023
2024	563,759					563,759	280,000	3.85%	53,750	225,000				558,750	5,009	197,654	1,220,000	2024
2025	563,759					563,759	290,000	3.90%	42,705	225,000				557,705	6,054	203,708	930,000	2025
2026	563,759					563,759	300,000	3.95%	31,125	225,000				556,125	7,634	211,342	630,000	2026
2027	563,759					563,759	310,000	4.00%	19,000	225,000				554,000	9,759	221,101	320,000	2027
2028	563,759					563,759	320,000	4.00%	6,400	230,000				556,400	7,359	228,460	0	2028
Total	10,615,200	13,838	224,902	179,240	4,465,098	15,498,278	4,690,000		2,101,473	3,190,000				15,269,817				Total

Notes:

Projected TID Closure



EHLERS
LEADERS IN PUBLIC FINANCE



Strengthening
Communities
Together

Tax Increment Financing (“TIF”) Basics City of Stevens Point

Dawn Gunderson, Senior Municipal Advisor
May 11, 2015



What is Tax Increment Financing?

- Economic development tool used in Wisconsin and many other states
- Allows cities to capture all **property tax revenue** from **growth** in defined area and use that revenue to **benefit** that area
- Key acronyms:
 - TIF = Tax Increment Financing (the tool)
 - TID = Tax Increment District (where the tool is used)

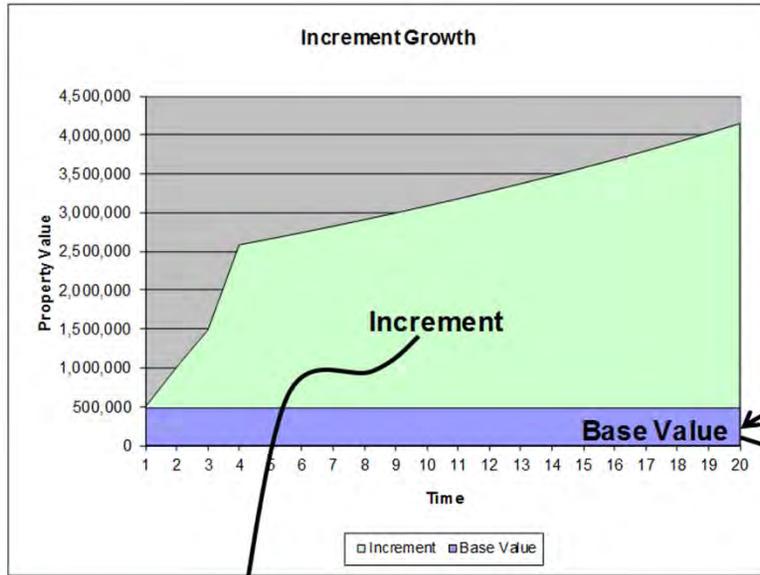
TIF in Wisconsin

- Since 1976 has been THE most powerful economic development tool available to local government
- Intent:
 - Promote economic development
 - Address lack of other incentives and financial resources
 - Promote cooperation between public and private sectors
 - Counteract economic downturn (mid 70's recession)
 - Spread costs of economic development to all benefitting taxing jurisdictions

TID Utilization

- 1,870 districts have been created since 1976.
- 732 districts have been dissolved.
- 1,143 active TIDs currently in existence.
- 413 communities in Wisconsin have used TIF (out of 593 Cities and Villages)

How Does TIF Work?



	Mill Rate
TID	20.00
Total	20.00

The TID receives taxes on the increment value at the combined rate of all taxing entities

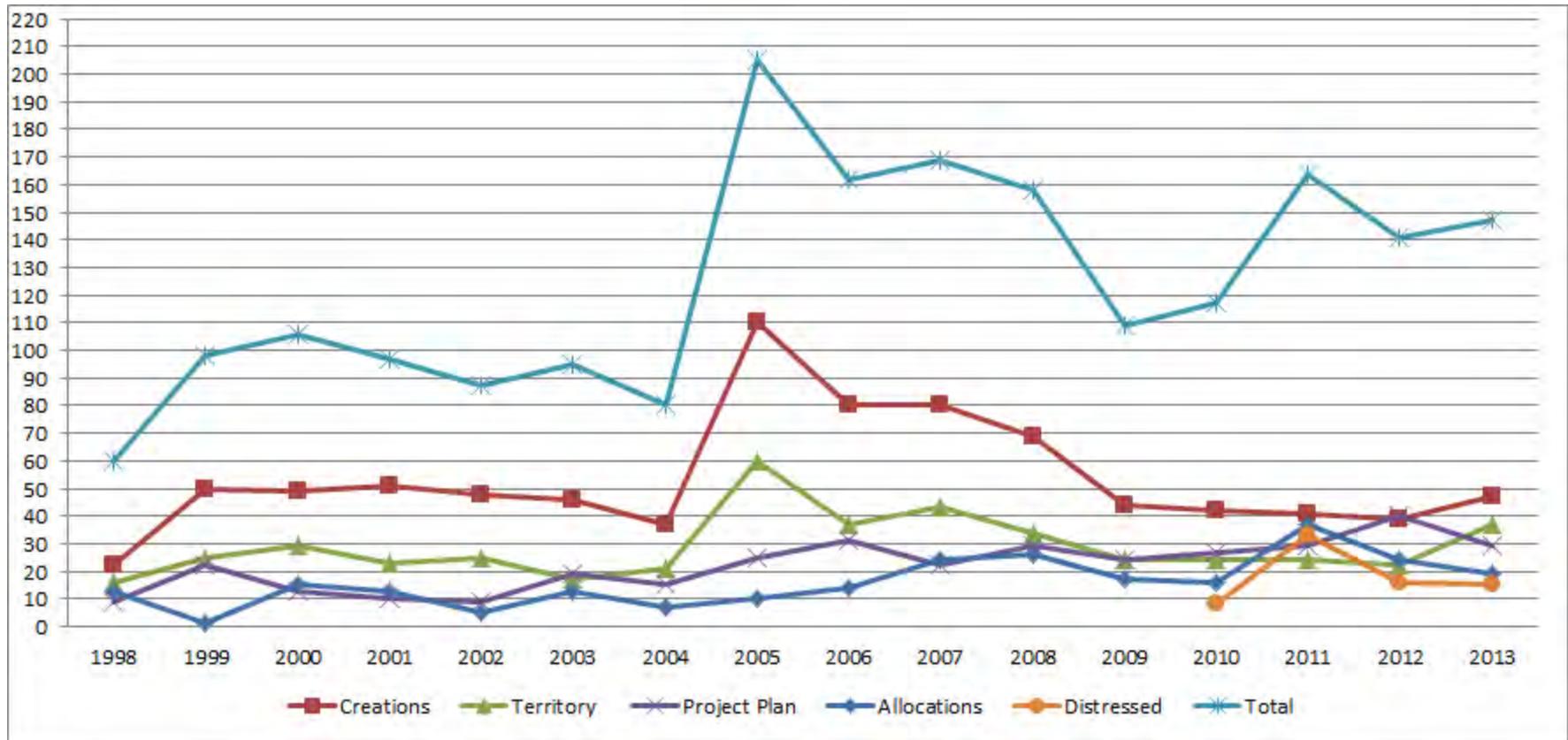
	Mill Rate
Local	6.50
County	4.00
School	7.50
VTAE	2.00
Total	20.00

All taxing jurisdictions continue to receive their share of the tax levy on the base value of the TID

Modifications to Districts After Creation

- Project Plan Amendments without Boundary Changes
- Project Plan Amendments WITH Boundary Changes
- Allocations (revenue sharing between Districts)
- Change to Distressed or Severely Distressed Status

Creations and Modifications Since 1998



Maximum Life

- A district may remain open until the earliest of the following:
 - The district's maximum life is reached, which varies by type of district and when it was created
 - When total tax increments collected are sufficient to pay all of the district's project obligations
 - When the City passes a resolution to close the district
- At closure:
 - Remaining funds distributed proportionately to taxing jurisdictions (***shared benefit***), OR
 - Any unreimbursed project costs become general liability of the municipality (***this risk not shared***)

Approaches for Struggling TIDs

- ***No easy solutions***
- Variety of tools available, ***each with a cost.***
 - Fund balance utilization
 - Tax levy & user fee support
 - Debt restructuring
 - Maximum life extensions
 - Distressed TID declaration
 - Increment sharing (“Donation”)
 - Territory amendment
 - Enforcing security provisions in developer agreements

Increment Sharing (“Donation”)

- Wis. Stats. 66.1105(6)(f)
- A TID that is generating excess increment above its own obligations may allocate that excess to:
 - A blighted area TID
 - A rehabilitation/conservation TID
 - A distressed or severely distressed TID
- Requires a project plan amendment and JRB approval for donor TID

Procedure to Amend a TID

1. Plan Commission prepares project plan
2. Convene Joint Review Board
 - Each taxing body represented
 - One member of the public appointed
3. Public Hearing by Plan Commission
4. City Council approval (official Date)
5. Joint Review Board approval
6. State approval (procedural and legal review)

Note: variety of date/procedural/notice requirements at each step

Board of Water and Sewerage Commissioners
Monday, May 11, 2015
12:00 P.M.

MINUTES

PRESENT: Eugene Tubbs, Jim Cooper, Carl Rasmussen, and Mae Nachman.

ALSO PRESENT: Joel Lemke, Mary Klesmith, Gary Kuplic, Rob Molski, Chris Lefebvre, Jaime Zdroik, and Angel Gebeau-AECOM.

EXCUSED ABSENCE: Paul Adamski

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ADMINISTRATION

1. Approval of minutes of the April 13, 2015 meeting.

Motion made by Mae Nachman, seconded by Carl Rasmussen to approve the minutes of the April 13, 2015 Water & Sewerage Commission meeting.

Ayes all. Nays none. Motion carried.

II. ACCOUNTING

2. Discussion and possible action on approval of department claims.

WATER DEPARTMENT

Eugene Tubbs presented the statement of claims for the Water Utility for April. The balance as of April 1, 2015 was \$5,488,312.09; the bank deposits recorded in April 2015 were \$1,364,375.49. Checks issued April 2015 numbered 48959 through 49054 were in the amount of \$1,551,797.97. The net balance on hand April 30, 2015 was \$5,300,889.61.

WASTEWATER DEPARTMENT

Eugene Tubbs presented the statement of claims for the Sewage Treatment Utility for April. The balance as of April 1, 2015 was \$6,318,080.81; the bank deposits recorded in April 2015 were \$565,525.71. Checks issued April 2015 numbered 30969 through 31030 were in the amount of \$1,107,454.79. The net balance on hand April 30, 2015 was \$5,776,151.73.

STORMWATER DEPARTMENT

Eugene Tubbs also presented the statement of claims for the Stormwater Utility for April. The balance as of April 1, 2015 was \$669,818.67. The bank deposits recorded in April 2015 were \$193,443.07. Checks issued April 2015 meeting numbered 1342 through 1359 were in the amount of \$29,073.57. The net balance on hand April 30, 2015 was \$834,188.17.

AIRPORT

Eugene Tubbs also presented the statement of claims for the Airport for April. The balance as of April 1, 2015 was \$256,021.77. The bank deposits recorded in April 2015 were \$21,690.15. Checks issued in April 2015 numbered 1297 through 1305 were in the amount of \$12,827.11. The net balance on hand April 30, 2015 was \$264,884.81.

Motion made by Mae Nachman, seconded by Jim Cooper to approve the department claims for the month of April 2015 as audited and read.

Ayes all. Nays none. Motion carried.

III. WATER OPERATIONS

3. Discussion and possible action on the purchase of a new trailer.

Joel explained we need a trailer in order to move equipment to maintain the grounds.

Motion made by Mae Nachman, seconded by Jim Cooper to approve the purchase of a trailer in the amount of \$4,600.00.

Ayes all. Nays none. Motion carried.

4. Report on water distribution operations.

Gary stated the crew completed the City-wide flushing last week. There were two leaks that occurred during flushing probably due to pressure fluctuations. The leak detection company will begin their survey next week. The crew is currently repairing a water main leak on a 16" water main on Michigan Avenue.

The water operation reports were distributed and reviewed. A total of 135 valves have been operated in 2015.

5. Report on water supply operations.

Joel stated Tonka Water will be replacing the media at the Well 4 Treatment Plant. This was budgeted on this year's Capital Improvements & Maintenance Plan for \$100,000.00 and their bid came in at \$78,825.00.

Our pumpage in April was 145,731,000 gallons, a decrease of 9,021,000 gallons of water from April 2014.

IV. SEWAGE TREATMENT OPERATIONS

6. **Discussion and possible action on the purchase of a new still.**

The still in the wastewater laboratory failed. This still is 16 years old and would cost a minimum of \$1,306 to repair verses a brand new one would cost \$5,050.00. The old still would be kept for spare parts.

Motion made by Mae Nachman, seconded by Carl Rasmussen to approve the purchase of a new laboratory still in the amount of \$5,050.00.

Ayes all. Nays none. Motion carried.

7. **Report on Collection System Maintenance.**

Rob stated the crew spent about a week and a half cleaning out a 48" storm sewer. They wanted to determine how large of a pipe they are capable of cleaning because one of the items on the Capital Improvements & Maintenance Plan is for outsourcing cleaning of some of the mains. There was about a 1' to 1.5' of sand in the 48" main.

The new vac truck will be here in late August early September.

The crew is doing field work gathering manhole locations, depths and if they need to be cleaned. Joel stated this is being done to supplement the data available in the new Stormwater Master Plan being created in regards to our pollutant loadings.

Joel stated the sewer lining bids came in. We had budgeted \$395,000.00 in the Capital Improvements & Maintenance Plan and low bid came in from Terra for \$363,000.00.

The sewer report for the month of April was reviewed by the Commission.

8. **Report on sewage treatment operations.**

Everything is running well. We produced 105% of our electricity last month. Biosolids application is done. No complaints have been received yet in regards to the application process.

The HSW project should be complete by the end of the week.

B.O.D. (5 average ppm), Phosphorus (0.546 average ppm) and Suspended Solid (7.19 average ppm) limits were met for the month of April 2015.

9. **Discussion and possible action on the sewer credit policy.**

Joel supplied the current sewer credit policy and the ordinance. Joel wanted to discuss revising the sewer credit policy.

There are some discrepancies because the ordinance states that no one is to discharge clear water into the sanitary sewer system but the sewer credit policy states on occasion we will adjust their bill due to leaks that would be putting clear water into the system. So this is contradictory.

Joel explained if there was a water leak and it didn't go into the sanitary sewer system then in this instance a credit to the sewer bill would be justified.

Joel will bring his recommendation for updating the sewer credit policy at the next Commission meeting.

V. STORMWATER OPERATIONS

10. **Report on Stormwater operations.**

Rob stated the crew has been working on the HSW project.

Joel stated the Streets Department is working on their approach for street sweeping and we will be able to review this once it's complete.

Rob is working on plans for swales to be installed on the north side to alleviate some water issues.

VI. DIRECTOR'S REPORT

11. **Verbal Report.**

There will not be a meeting in June.

Joel stated our audit report presentation will be done in July.

12. **Update on the creation of the Airport Commission.**

Commissioners will be appointed at the next Council meeting. The first Airport Commission meeting will be in July.

The next Water & Sewerage Commission meeting will be on Monday, July 13, 2015 at noon.

VII. ADJOURNMENT

Motion made by Jim Cooper to adjourn the meeting.

Ayes all. Nays none. Motion carried.

MEETING ADJOURNED
12:36pm

BOARD OF WATER AND SEWERAGE COMMISSIONERS

EUGENE TUBBS, SECRETARY

April 9, 2015
3:35 p.m.

1. **Roll Call:** Commissioners Carlson, Kirschling, Ostrowski, and Schleihs

Also

Present: Police Chief Kevin Ruder, Assistant Chief Martin Skibba, Assistant Chief Tom Zenner, Fire Chief Bob Finn, Mayor Gary Wescott, Comptroller Corey Ladick, Lee Ann Spoon, RB Supervisor, Police Officer Andrew Poeschel

2. **People to be heard and announcements**

Reminder: Heroin summit tonight at 7:00 p.m. at Ben Franklin Junior High School.

On April 10, 2015 there will be a flag ceremony in honor of Chief Kevin Ruder.

3. **Recognition of service of Police Chief Kevin Ruder**

President Schleihs thanked Chief Ruder for his 27 years of service to the Stevens Point Police Department.

4. **Adjourn into closed session (approximately 3:30 p.m.) pursuant to Wis. Stats. Section 19.85 (1) (c) considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility) for the following:**
 - a. Probationary police officer interview
 - b. Discussion of a contingency plan for filling the position of interim assistant chief – PD

Commissioner Schleihs moved, seconded by Commissioner Ostrowski, to adjourn into closed session.

Ayes, all; nays, none. Motion carried.

5. **Reconvene into open session (approximately 4:15 p.m.) for possible action.**

Commissioner Carlson moved, seconded by Commissioner Kirschling, to reconvene into open session.

Ayes, all; nays, none. Motion carried.

Commissioner Schleihs moved, seconded by Commissioner Ostrowski, to approve Officer Andrew Poeschel to regular status upon the successful completion of his probationary period.

Ayes, all; nays, none. Motion carried.

6. Update on police officer hiring process

The Department conducted 32 interviews on April 1, April 2 and April 3. The applicants were narrowed down to eight. Backgrounds checks are being conducted and ride-alongs are scheduled for the next several weeks.

Chief Skibba plans to have two candidates selected to interview before the Commission at the May 5th meeting.

7. Review of proposed management changes within the Police Department

No discussion.

8. Review of PFC Administrative Procedure Section 3.01, Original Appointment – Police and Fire Chiefs.

The Commission discussed the police and fire chief hiring process at their August 2014 commission meeting. Attorney Beveridge reviewed the policy and forwarded suggested changes.

President Schleihs asked for input on how the commission felt the fire chief hiring process was handled in 2014. A short discussion followed.

President Schleihs is asking the commissioners to review the Police Chief's job description and Section 3.01 to see if it warrants any changes to the hiring process.

9. Consent Agenda:

- a. Minutes
- b. Monthly bills
- c. Fire Chief Finn Reported:

Metro Training: The Stevens Point Fire Department hosted Metro Training at Station #1. The topic was going over pre-plans of high risk responses within the City of Stevens Point, the Village of Plover and the Town of Hull. Each Department went over their pre-incident plans and discussed the high risk tactics that would be used at six different locations, two in each jurisdiction.

Fire Inspector Class: The Stevens Point Fire Department hosted a 40 hour state certified fire inspector class in conjunction with Mid State Technical College. Eleven members of the Fire Department, along with students from three area fire departments, attended the training. The class was taught by instructors from the Fire Department.

Fire Training: The Stevens Point Fire Department trained in the vacant house on West Clark Street that the city purchased. The training involved different tactics on fire extinguishment, civilian search and rescue, ventilation techniques, and different firefighter rescues.

Elevator Training: The Stevens Point Fire Department went to the Holiday Inn on Highway 10 East to train on elevator operations, how to take control of the elevator in a fire situation. We also trained on how to release a stuck elevator and how to rescue a person from inside an elevator.

d. EMS Report

e. Police Chief Skibba reported:

- Sergeant Tim Davy and Officer Scott Ironside retired in March 2015.
- Rescue Task Force training was conducted, involving instructors from Portage County Sheriff's Office, Plover Police Department, Stevens Point Police Department and Stevens Point Fire Department. Training took place during four days of training with approximately 75 students attending each day. Students attended from local law enforcement and Fire/EMS agencies.
- Work continues with Portage County Sheriff's Office and the District Attorney's Office to finalize computerized reporting of criminal cases to the DA's office. Testing has been completed and "go live" is scheduled to take place no later than mid-April.
- Recommendations for security initiatives with the Police Department's structure are being finalized with recommendations to be presented to the Police and Fire Commission within the month.
- 2015 patrol vehicles have arrived. Outfitting is to be completed during April and May. Local vendors Low Voltage, Gamber Johnson, Scaffidi Motors and Bushman Crane and Sign are involved in the purchase, equipment and graphics of these vehicles.
- Chief Kevin Ruder's last day is April 10th, with the flag ceremony starting at 10:00 a.m. on the steps of the Courthouse.

10. Adjournment

The meeting adjourned at 5:40 p.m.

April 28, 2015
3:33 p.m.

1. **Roll Call:** Commissioners Carlson, Kirschling, Ostrowski, Schleihs and Wescott

Also

Present: Police Chief Martin Skibba, Comptroller Corey Ladick, Mayor Mike Wiza, Alderperson Tony Patton, City Attorney Andrew Beveridge, Alderperson Mary Kneebone, Alderperson Shaun Morrow, RB Supervisor Lee Ann Spoon, Chris Mueller – Stevens Point Journal

2. Adjourn into closed session (approximately 3:30 p.m.) pursuant to Wisconsin Statutes Section 19.85 (1) (c) [considering employment, promotion, compensation, or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility], Wisconsin Statutes Section 19.85 (1) (f) considering financial, medical, social or personal histories or disciplinary data of specific persons, preliminary consideration of specific personnel problems or the investigation of charges against specific persons except where par. (b) applies which, if discussed in public, would be likely to have a substantial adverse effect upon the reputation of any person referred to in such histories or data, or involved in such problems or investigations, and Wisconsin Statutes Section 19.85 (1) (g) conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved for discussion of the employment status of Police Chief Kevin Ruder.

Commissioner Schleihs moved, seconded by Commissioner Kirschling, to adjourn into closed session.

Ayes, all; nays, none. Motion carried.

3. **Reconvene into open session for possible action**

Commissioner Ostrowski moved, seconded by Commissioner Carlson, to reconvene into open session.

Ayes, all; nays, none. Motion carried.

4. Discussion of Administrative Procedure Section 3.01, Original Appointment – Police and Fire Chiefs.

The commission discussed possible changes to Administrative policy 3.01, particularly the third and fourth paragraphs under the procedures section. The commission would like to streamline the hiring process and are therefore asked to review the current policy and forward any recommended changes to Lee Ann prior to May 5, 2015.

5. Adjourn into closed session (approximately 4:30 p.m.) pursuant to Wisconsin Statutes Section 19.85 (1) (c) Considering employment, promotion, compensation, or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility) and Wisconsin Statutes Section 19.85 (1) (e) deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session)for the following:

- a. Police Department bargaining update**
- b. Establishment of corporal position within the Police Department**

Commissioner Kirschling moved, seconded by Commissioner Ostrowski, to adjourn into closed session.

Ayes, all; nays, none. Motion carried.

6. Reconvene into open session for possible action

Commissioner Carlson moved, seconded by Commissioner Kirschling, to reconvene into open session.

Ayes, all; nays, none. Motion carried.

Commissioner Wescott moved, seconded by Commissioner Schleihs, to support the process to establish corporals within the Police Department and to add lead positions.

Ayes, all; nays, none. Motion carried.

7. Police Auxiliary request to hold fund raising event (July 2015)

Chief Skibba was approached by auxiliary members requesting to have a fund raiser to raise money for miscellaneous items such as t-shirts, candy for parades, etc. He thinks this would be a good way for the auxiliary to educate the public on their roles within the Police Department.

Commissioner Wescott moved, seconded by Commissioner Ostrowski, to approve the police auxiliary request to hold a fund raising event.

Ayes, all; nays, none. Motion carried.

8. Interim Police Chief Salary

Commissioner Carlson moved, seconded by Commissioner Ostrowski, to approve Martin Skibba to Grade R, Step 1 of the Management Pay Plan effective April 13, 2015.

Ayes, all; nays, none. Motion carried.

9. Appointment of Interim Assistant Chief and salary

Commissioner Carlson moved, seconded by Commissioner Wescott, to appoint Tony Babl to Interim Assistant Chief at a salary of \$77,450.00 (Grade O, Step 3) effective April 13, 2015 contingent upon a side letter agreement with the police union.

Ayes, all; nays, none. Motion carried.

10. Set future meeting dates

Effective in May President Schleih would like to hold two meetings per month. The meetings are tentatively scheduled for the first and third Tuesday of each month.

11. Adjournment

The meeting adjourned at 5:12 p.m.

**MEETING MINUTES
BOARD OF PARK COMMISSIONERS
TUESDAY, MAY 5, 2015**

- 1. Roll Call**
- 2. Approval of the April 1, 2015 Minutes**
- 3. Development of newly acquired land adjacent to Mead Park**
- 4. Election of Officers**
- 5. Director's report**
- 6. Adjournment**

Roll Call

Present: Bahling, Freckmann, Glodosky, Hall, Ald. McComb, McDonald, Okonek, Sorenson, Ald. Slowinski

Excused:

Also Present: Director Tom Schrader, Betty Bruski Mallek, Scott West, Ald. Mary Kneebone, Brandi Makuski

President McDonald welcomed Ald. McComb as the newly appointed member to the Board of Park Commissioners.

2. Approval of the April 1, 2015 Minutes

Motion by Okonek, seconded by Sorenson, to approve the April 1, 2015 minutes and place them on file.

Ayes all; Nays none; Motion carried.

3. Development of newly acquired land adjacent to Mead Park

Director Schrader showed an enlarged overview photo map of the area where the home was demolished and proposed parking lot could be constructed. There are 2 possible options for this site: one would be to fill in the lot where the house was and have green space or we can create a parking area with space for 17 vehicles. The total estimated cost to develop the lot would be \$32,751 (\$17,250 for paving and \$15,501 for the prep work and base gravel). If the Commission chooses to go the route of developing a parking lot, staff could prep the site and install the base gravel this summer saving \$15,501. It is recommended because the area has high ground water that it would be beneficial to have the base gravel sit through the winter cycle of freezing and thawing to settle better. The cost of paving the lot could then be budgeted out of the 2016 Capital improvements and installed in the spring of 2016. If there was any unused money from street projects this year maybe it could be allocated to blacktop this parking lot next spring. The conceptual map done by Jeff Bahling shows moving the lot more north into the park area and away from the corner of Clark and W Whitney.

Concerns were raised about parking, traffic and pedestrians (children especially) darting between cars to get into and out of the park. There are no sidewalks in this area and in the proposal to redo the bathrooms there is a request for any unused money be used to install a walking trail in and around the park for walkers and bikers. Safety is the number one issue and concern and adding more parking won't solve the parking problems but certainly will add to better use of the area.

Better signage for the park was discussed and it could be incorporated into this new area as long as it is out of the vision triangle of the corner for traffic.

Motion by Glodosky, seconded by Hall, to approve the concept of developing a parking lot and upgrading the park sign and placing it in the newly acquired area of Clark and W Whitney Avenue.

Ayes: Bahling, Freckmann, Glodosky, Hall, McDonald, Okonek, Sorenson, Ald. Slowinski. Nays: Ald. McComb. Motion carried.

4. Election of Officers

Motion by Hall, seconded by Sorenson, to elect Jeff Bahling as President and John Okonek as Vice-President.

Ayes all; Nays none; Motion carried.

5. Director's report

Schrader reported:

- The Mead shelter update: soil testing is complete; shop drawings started this week and should be returned in 3-4 weeks. SPASH Capstone may assist with the building
- A UW-SP wildlife class will assist Parks in the goose patrol
- Parks officially opened May 1st and Gruber Security is on hand full time
- The downtown Square and parking lots' landscaping with woodchips has been completed by Shulfers Landscaping
- Planning for a cross fit competition in Goerke on August 15th
- Staff is working on drainage swale in Iverson
- Celebration Church Youth group will be working this weekend wood-chipping City parking lots
- Inspected swing/play sets (26) throughout the City parks
- Arbor Day was celebrated today at SPASH
- Stevens Point will be receiving its' 34th Tree City Award and its' 14th Growth Award
- More than 75 trees will be planted this Spring

Sue Hall invited everyone to celebrate International Migratory Bird Day this Saturday, May 9th starting at 8:00 a.m. in Iverson Park sponsored by the Audubon Society.

Scott West, a long time Park Board Commissioner expressed his appreciation for being able to serve on the Park Board since the 1980's. It's been a pleasure to work with the Commissioners. He thanked Director Schrader for his remarkable leadership and wished the Parks Department the best in the future.

6. Adjournment

Motion by Sorenson, seconded by Okonek, to adjourn the meeting.

Ayes all; Nays none; Motion carried, 6:58 p.m.

**COMPTROLLER-TREASURER REPORT
for the period ending March 31, 2015**

	Bal March 1, 2015	Receipts	Disbursements	Bal March 31, 2015
GENERAL OPERATING CASH	\$2,671,666.79	\$6,806,174.90	\$3,853,288.46	\$5,624,553.23
WATER & SEWER (CASH & INVEST) (includes airport, transit , stormwater)	\$13,541,886.50	\$1,429,130.46	\$1,314,741.71	\$13,656,275.25

INVESTMENTS	Bal March 1, 2015	TRANSFER IN	TRANSFER OUT	Bal March 31, 2015
GENERAL	\$26,375,033.44	\$14,059.68	\$4,000,000.00	\$22,389,093.12
SPECIAL REVENUE	\$598,249.11	\$0.00	\$0.00	\$598,249.11
DEBT SERVICE	\$0.00	\$0.00	\$0.00	\$0.00
CAPITAL PROJECTS	\$8,061,289.67	\$1,750,000.00	\$0.00	\$9,811,289.67
ENTERPRISE	\$0.00	\$0.00	\$0.00	\$0.00
TRUST	\$2,254,016.84	<u>\$0.00</u>	<u>\$0.00</u>	\$2,254,016.84
TOTALS	<u>\$37,288,589.06</u>	<u>\$1,764,059.68</u>	<u>\$4,000,000.00</u>	<u>\$35,052,648.74</u>

EXPENDITURES:	BUDGET	YTD	%	REVENUES	BUDGET	YTD	%
GENERAL GOVT	\$3,356,475.00	\$773,435.60	23.04%	GENERAL	\$21,955,766.00	\$12,191,101.00	55.53%
POLICE	\$5,107,435.00	\$1,343,558.64	26.31%				
FIRE	\$4,879,636.00	\$1,304,563.27	26.73%				
PUBLIC WORKS	\$5,768,897.00	\$1,309,441.31	22.70%				
PARK & REC	\$2,093,323.00	\$413,725.18	19.76%				
CAPITAL PROJECTS	\$750,000.00	\$53,189.87	7.09%				
DEBT SERVICE	\$5,665,506.00	\$2,764,856.01	48.80%				
YTD TARGET	25.00%						

City of Stevens Point
1515 Strongs Avenue
Stevens Point, WI 54481-3594
Fax: 715-346-1530



Mike Wiza
Mayor
mwiza@stevenspoint.com
715-346-1570

May 13, 2015

Members of the Common Council
Stevens Point, Wisconsin

The following appointments are recommended for your consideration.

Board of Appeals

Appoint Meleesa Johnson – 1703 Division Street – Expired Term Bancker
(Expires 04/30/18)

Appoint Tammy Wagner – 3340 Whiting Avenue – OPEN (Alt. #1) (Expires
04/30/17)

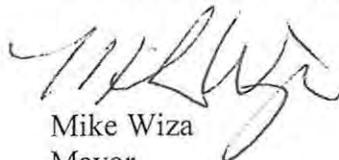
Municipal Court Oversight Committee

Appoint Ald. Shaun Morrow – 2509 Falcons Cove – Unexpired Term Walther
(Expires 04/30/2016)

Board of Review

Appoint Jerry Moore – 317 Division Street N. - Expired term Rackow (expires
04/30/20)

Your confirmation of these appointments would be appreciated.


Mike Wiza
Mayor
City of Stevens Point

RECEIVED

APR 24 2015

CITY CLERKS
OFFICE

MELEESA D. JOHNSON

WORK

Marathon County Solid Waste Dept.
R18500 Hwy29
Ringle, WI 54471
715-446-3101 X104
meleesa.johnson@co.marathon.wi.us

HOME

1703 Division Street
Stevens Point, WI 54481
715-343-1624
715-573-3165 (cell)
meleesaj2000@gmail.com

EDUCATION

Bachelors of Science: University of Wisconsin-Green Bay, Green Bay, Wisconsin

Major: Environmental Policy & Planning

Cumulative Grade Point Average: 3.90 (4.0 = A)

Accolades: Morris K. Udall Congressional Scholar for Excellence in National Environmental Policy; Wisconsin Women in Government Scholar; Chancellor's Leadership Award; Summa Cum Laude & Distinction in the Major

Funded & Published Research: Diverting Food Waste to Feedlots: A Waste Reduction Option

PROFESSIONAL MEMBERSHIPS

- ~Associated Recyclers of Wisconsin
- ~National Recycling Coalition
- ~Solid Waste Association of North America-Badger Chapter
- ~Wisconsin Counties Solid Waste Management Association

PROFESSIONAL EXPERIENCE

2008 - Present

Director, Marathon County Waste Department

Responsible for leading and administering a regional solid waste management department that provides the following services to an 11 county region: recycling, composting and waste reduction education, landfill disposal options, community program coordination, waste management consulting services and site administration and operations.

Responsibilities include; community and organizational leadership that contribute to a positive culture; fiscal management of a \$3.5 million enterprise; business plan development; budget preparation and implementation; project management; contract negotiation and administration; oversight of subcontractors; client management; client recruitment; consulting; policy development; employee hiring, training and supervision; and, municipal government board/committee interface and communications.

Departmental Programs & Services

Recycling & waste reduction education and outreach
Environmental education
Toll-free "Waste & Recycling Information Line"
Medication drop box

Household hazardous waste collection
Sharps (needles/syringes) collection
Composting education workshops
Shingle recycling
Vinyl siding recycling
Waste oil & antifreeze recycling
Vinyl siding recycling
Fluorescent lighting recycling
Appliance, tire or electronics recycling
Rechargeable battery recycling
Scrap metal recycling
Street Sweeping Low-Hazard Exemption Beneficial Reuse Program
Pre-demolition waste management planning (consulting)
Waste management contract & bidding assistance (consulting)
Brownfield & contaminated soils management options (consulting)
Waste audits and waste reduction planning (consulting)
Hiking/walking trails at SWD property
Landfill disposal

EDUCATIONAL ROLES

2010-present University of Wisconsin Stevens Point- Guest & Associate Lecturer
2013-present University of Wisconsin Stevens Point- Student Mentor
2013-present UW Extension- Waste reduction webinars presenter
2010/2012 UW Extension Learning Is Forever program presenter

LEADERSHIP ROLES (Past 3 years)

President-Associated Recyclers of Wisconsin
Treasurer-Wisconsin Counties Solid Waste Management Association
Treasurer -Solid Waste Assn. of North America Badger Chapter
Chair of Legislative Committee –Solid Waste Assn. of North America Badger Chapter
Committee Member- Solid Waste Assn. of North America Communication, Education and Marketing Committee
Chair- WI Recycling Stakeholders Taskforce
Committee Member- UWSP Center for Land Use Education Central; Wisconsin Food Systems Assessment
Committee Member- Wisconsin Counties Assn. Environment & Land Use Steering Committee
Committee Member- Marathon County Local Emergency Planning Committee
Board Member- Portage County Youth Soccer Board of Directors
Vice President- SPASH Girls Soccer Booster Club

REFERENCES

Available upon request

3340 Whiting Avenue
Condo #8
Stevens Point, WI 54481
715-347-5938
31762wagner@gmail.com

TAMMY WAGNER

OBJECTIVE To secure a challenging position in a growth oriented organization that will utilize my administrative talents and networking knowledge to drive excellent customer service and company growth.

SKILLS & ABILITIES

- *Computer skills: Windows, Power Point, Microsoft Word, Excel, Outlook, QuickBooks, Internet research.
- *Ability to self-supervise and organize.
- *Commitment to continued training and learning.
- *Excellent communication skills with the public, fellow employees, supervisors and customers.
- *Ability to problem solve.
- *Excellent listener.
- *Positive work ethic with commitment to long term employment.
- *Enjoy working with the public and in a team environment.
- *Working towards the growth of a company.

EXPERIENCE **OFFICE ASSISTANT FIRE PRO, INC**

June 2014 to Current

Day to day office operations, opening and closing of the office, scheduling service techs, client communications, daily invoicing, accounts receivable, sales tax reports, addressing incoming calls. Preparing monthly reports.

MANAGER OF COLDWELL BANKER THE REAL ESTATE GROUP LLC

November 2009 to May 2014

Manage operations of seventeen sales team members which included training agents on systems, drafting and negotiations of sale and purchase contracts, prepare weekly staff meetings, prepare monthly and yearly operations budget, answer incoming calls, work with third party vendors, advertising, prepare a weekly floor time schedule, ordering of supplies, address client concerns, conflict resolution, recruitment and growth of the office and oversee the day to day operations and duties of the front office staff.

REAL ESTATE ASSISTANT FOR RE/MAX REALTY ASSOCIATES

June 1998 to October 2009

Worked as a personal assistant to the broker owner of the office. In 2002, I obtained my real estate license so that I could better assist the broker owner in the company. Responsible for drafting and negotiations of sale and purchase contracts, greeting customers, ordering closing paperwork, working with area bankers and title companies, scheduling of appointments, and oversee the offers for the agents within the company along with general office duties.

CHIROPRACTIC ASSISTANT AT APPEL/JENSEN CHIROPRACTIC

January 1996 to June 1998

Great patients, assist the Doctors, scheduling of patients, billing of insurance companies, coding for insurance, patient chat entry, working with workman compensation and general office duties.

EDUCATION

STEVENS POINT AREA SENIOR HIGH / REAL ESTATE BROKERS LICENSE

COMMUNICATION

Customer service has always played a large part in my careers and I feel is the foundation of any company. It is important to clearly know what my employer's goals are and how their office is structured so that I can assure those requirements are not only meet but exceeded. Success of a company relies on a few simply philosophies of mine....having a positive attitude, listening, staying focused, being proactive, being a team player, taking responsibility and developing systems

LEADERSHIP

I served on the Real Estate Examining Board in Madison from 2011 to 2014. I had the honor of being on this board which consist of seven members that oversees over 13,000 realtors in the state. I am a past member of Junior Women's, past board member of the 2617 Club, and past treasure for Ben Franklin Dance team.

REFERENCES

PAT SUPLIKI

Owner of Fire Pro Inc, Stevens Point, WI
715-342-8876

PEGGY KONTNEY

Manager of Portage County Title, Stevens Point, WI
715-342-4500

JILL STECKBAUER

Sales team member at WSAW News Channel 7, Wausau, WI
715-421-6920