

**VILLAGE OF PLEASANT PRAIRIE  
PLEASANT PRAIRIE VILLAGE BOARD  
PLEASANT PRAIRIE SEWER UTILITY  
PLEASANT PRAIRIE WATER UTILITY  
9915 39th Avenue  
Pleasant Prairie, WI  
June 7, 2010  
6:00 p.m.**

A Regular Meeting of the Pleasant Prairie Village Board was held on Monday, June 7, 2010. Meeting called to order at 6:00 p.m. Present were Village Board members John Steinbrink, Monica Yuhas, Steve Kumorkiewicz, Clyde Allen and Mike Serpe. Also present were Tom Shircel, Asst. to the Administrator; Mike Spence, Village Engineer; Jean Werbie-Harris, Community Development Director; and Jane Romanowski, Village Clerk. Two citizens attended the meeting.

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL**
4. **MINUTES OF MEETINGS - MAY 13 & 17, 2010**

**YUHAS MOVED TO APPROVED THE MINUTES OF THE MAY 13 AND MAY 17, 2010 VILLAGE BOARD MEETINGS AS PRESENTED IN THEIR WRITTEN FORM; SECONDED BY KUMORKIEWICZ; MOTION CARRIED.**

5. **PUBLIC HEARING**

A. **Consider Liquor License Renewal Applications for 2010-2011.**

Jane Romanowski:

Mr. President, before we proceed, I am requesting that the public hearing for the renewal applications of both the Stateline Citgo and Starlite Club establishments be tabled until June 21<sup>st</sup>. As my report indicates, a conditional use permit for Stateline Citgo to operate a U-Haul business is on the Plan Commission agenda next week. And that currently is a zoning violation. So I would recommend that we table that application to June 21<sup>st</sup>. And also the Starlite Club, as you can see from the packet, there was some correspondence received from the neighbors that the staff needs to review and report on, so I would recommend that that application also be tabled to June 21<sup>st</sup> for the public hearings to take place on both those establishments at that time.

Clyde Allen:

So moved.

Steve Kumorkiewicz:

Second.

Village Board Meeting  
June 7, 2010

John Steinbrink:

Motion by Clyde, second by Steve to make those adjustments and table.

**ALLEN MOVED TO TABLE THE RENEWAL APPLICATIONS OF STATELINE CITGO AND STARLITE CLUB UNTIL JUNE 21, 2010 FOR THE REASONS STATED BY THE CLERK; SECONDED BY KUMORKIEWICZ; MOTION CARRIED.**

Jane Romanowski:

So then we can proceed with the rest of the applications that we received. This is, again, for the term July 1, 2010 through June 30, 2011. And to be brief I will just read the type of the license and the establishment and the address. The licenses are, though, issued to the individual agent of a corporation or a partner, and those are listed on the staff report as well. And those would be for the location and for the premise description listed only. But to make it quicker tonight, people recognize the name of an establishment more than they do a person's name as the agent, but those are how the licenses are, in fact, issued if approved.

So the first one we have is the class of licenses are Class A, basically our convenience stores. Ayra's Gas & Grocery at 4417 75<sup>th</sup> Street; BP/AM PM, 10477 120<sup>th</sup> Avenue; Pantry 41 Citgo at 7511 118<sup>th</sup> Avenue; PDQ Store at 8800 75<sup>th</sup> Street; Truesdell Mini-Mart at 8531 75<sup>th</sup> Street.

Then on to our Class A Fermented Malt Beverage and Class A Intoxicating liquor licenses we have two of those. One is at Cellar Door Wines, 8501 75<sup>th</sup> Street, Unit C and, as you can see, they do have some delinquencies, and that will be subject obviously to approval. At the time the memo was written they had one wholesaler that had submitted an invoice. I received two since, so they're up to quite a bit of an amount of money that they do owe that paid receipts would have to be in my possession before I would issue the license on those. That protects the wholesaler. Then they also have a small amount of personal property tax. And the other Class A combination license would be for Target, and that's at 9777 76<sup>th</sup> Street.

One Class B Fermented Malt Beverage license and that's for Big Oaks Golf Club at 6117 123<sup>rd</sup> Place. We have one combination Class B and Class C Wine and that would be for the Honada Sushi & Hibachi Bar, 8501 75<sup>th</sup> Street, Suite G.

Then we go to our combination Class B liquor licenses. We have the Chancery Pub & Restaurant, 11900 108<sup>th</sup> Street; Chili's Grill & Bar, 6903 75<sup>th</sup> Street; Earl's Club, 7529 88<sup>th</sup> Avenue; Famous Dave's at 9900 77<sup>th</sup> Street; Gordy's Prairie Pub, 3812 Springbrook Road; Halter Wildlife, 9626 113<sup>th</sup> Street; Holiday Inn Express, 7887 94<sup>th</sup> Avenue; Ray Radigan's, 11712 Sheridan Road. And as you can see there's a delinquent utility bill, sewer surcharge bill, personal property tax. Once again, those would be conditioned on payment before I would issue a license out of the office. Then we go to Ruffolo Special Pizza, 11820 Sheridan Road, delinquent real estate tax, sewer service invoice. Uncle Mike's Top Shelf Pub, 10936 Sheridan Road, just a fire department reinspection fee on that establishment. The Village Supper Club at 10909 Sheridan Road; and then the Wooden Nickel, 11606 Sheridan Road with delinquent utility, real estate,

Village Board Meeting  
June 7, 2010

personal property tax. Again, delinquencies are common each year. And the establishments, if the licenses are approved tonight, letters will go out tomorrow letting them know that the licenses will be available the week of June 21<sup>st</sup> so they have a little time to see what they might have to pay.

To continue, all building, fire and zoning inspections have been completed. And on the applications before you tonight there are no outstanding violations. I'd recommend approval of these renewal applications. Again, if approved, the license when issued will be issued in the name of the person, agent, individual or partner at the location and for that premise description only.

Steve Kumorkiewicz:

Move to approve.

Clyde Allen:

I'll second-

Jane Romanowski:

We have to have the public hearing first.

Steve Kumorkiewicz:

Sorry, withdraw.

John Steinbrink:

This being a public hearing I'll open it up to public comment or question. Anybody sign up? Anyone wishing to speak? Anyone wishing to speak? Anyone wishing to speak? Hearing none, I will close the public hearing and open it up to Board comment or question.

Steve Kumorkiewicz:

I make the motion to approve.

Michael Serpe:

I'll second.

Clyde Allen:

I have a question. That's under the condition that all the delinquencies are paid.

Village Board Meeting  
June 7, 2010

Steve Kumorkiewicz:

Yes.

John Steinbrink:

As explained. We have a motion and a second. Any further comment or questions?

**KUMORKIEWICZ MOVED TO APPROVE THE FOLLOWING LIQUOR LICENSE  
RENEWAL APPLICATIONS SUBJECT TO STAFF CONDITIONS AND COMMENTS:**

**CLASS "A" FERMENTED MALT BEVERAGE**  
(Sell Fermented Malt Beverages in  
Original Packages for Off-Premise Consumption)

**NAME & ADDRESS**

**TRADE NAME**

Ayman LLC  
Akil Ajmeri, Agent  
2714 4 ½ Mile Road  
Racine, WI 53402

Ayra's Gas & Grocery  
4417 75<sup>th</sup> Street  
Kenosha, WI 53142

Premise Description: One story building only located at 4417 75<sup>th</sup> Street

R & D #IV, Inc.  
Syed Hussain – Agent  
1386 White Oak Lane  
West Chicago, IL 60185

BP/AM PM  
10477 120<sup>th</sup> Avenue  
Pleasant Prairie, WI 53158

Premise Description: One story building only located at 10477 120<sup>th</sup> Avenue

Roadside Petroleum, Inc.  
Surendra Singh, Agent  
7511 118<sup>th</sup> Avenue  
Pleasant Prairie, WI 53158

Pantry 41 Citgo  
7511 - 118<sup>th</sup> Avenue  
Pleasant Prairie, WI 53158

Premise Description: One story building only located at 7511 118<sup>th</sup> Avenue

PDQ Food Stores, Inc.  
Kathy Loberger - Agent  
P.O. Box 620997  
Middleton, WI 53562

PDQ Store #352  
8800 - 75<sup>th</sup> Street  
Kenosha, WI 53142

Premise Description: One story building only located at 8800 75<sup>th</sup> Street

Village Board Meeting  
June 7, 2010

Truesdell Mini-Mart, Inc.  
Steve Schuler - Agent  
7831 45<sup>th</sup> Avenue  
Kenosha, WI 53142

Truesdell Mini-Mart  
8531 75<sup>th</sup> Street  
Kenosha WI 53142

Premise Description: One story building only located at 8531 75<sup>th</sup> Street

---

**CLASS "A" FERMENTED MALT BEVERAGE  
AND "CLASS A" INTOXICATING**

(Sell Fermented Malt Beverages and  
Intoxicating Liquor to Consumers in original  
Packages for Off-Premise Consumption)

**NAME & ADDRESS**

**TRADE NAME**

Harborside Wines, LLC  
Cornelius Charles - Agent  
600 65<sup>th</sup> Street  
Kenosha, WI 53143

Cellar Door Wines  
8501 75<sup>th</sup> Street Unit C  
Kenosha, WI 53142

Premise Description: One story building only located at 8501 75<sup>th</sup> Street, Unit C

- **Delinquent Wholesaler Invoice - \$981.14**
- **Delinquent 2009 Personal Property Tax - \$76.60**

Target Corporation  
Melissa Van Beek – Agent  
1000 Nicollet Mall TPN-0910  
Minneapolis, MN 55403

Target Store T2251  
9777 76<sup>th</sup> Street  
Pleasant Prairie, WI 53158

Premise Description: Indoor first floor located at 9777 76<sup>th</sup> Street

---

**CLASS "B" FERMENTED MALT BEVERAGE**  
(Sell Fermented Malt Beverages to Consumers f  
or On-Premise or Off-Premise Consumption)

**NAME & ADDRESS**

**TRADE NAME**

Jose N. Reyes - Agent  
Big Oaks LLC  
6117 123<sup>rd</sup> Place  
Pleasant Prairie, WI 53158

Big Oaks Golf Club  
6117 123<sup>rd</sup> Place  
Pleasant Prairie, WI 53158

Premise Description: One story clubhouse and golf course located at 6117 123<sup>rd</sup> Place

---

**CLASS "B" FERMENTED MALT BEVERAGE AND  
CLASS "C" WINE**

(Sell Fermented Malt Beverages to Consumers for On-Premise  
or Off-Premise Consumption and Wine by the glass  
or original container for consumption on premises)

**NAME & ADDRESS**

**TRADE NAME**

Honada Pleasant Prairie LLC  
Lizhu Cao, Agent  
8501 75<sup>th</sup> Street, Suite G  
Kenosha, WI 53142

Honada Sushi & Hibachi  
8501 75<sup>th</sup> Street, Suite G  
Kenosha, WI 53142

Premise Description: One story building only located at 8501 75<sup>th</sup> Street, Suite G

---

**CLASS "B" FERMENTED MALT BEVERAGE  
& "CLASS B" INTOXICATING LIQUOR**

(Sell Fermented Malt Beverages for  
On-Premise or Off-Premises Consumption -  
Sell Intoxicating Liquor to Consumers by the  
glass for On-Premise Consumption)

**NAME & ADDRESS**

**TRADE NAME**

Restaurant of Pleasant Prairie, Inc.  
Adam Modrow, Agent  
7613 W. State Street  
Wauwatosa, WI 53213

Chancery Pub & Restaurant  
11900 - 108<sup>th</sup> Street  
Pleasant Prairie, WI 53158

Premise Description: Restaurant at 11900 108<sup>th</sup> Street and hotel rooms and banquet facilities  
located at 11800 108<sup>th</sup> Street

ERJ Dining III, LLC  
Paul Thompson – Agent  
1903 Stanley Gault Parkway  
Louisville, KY 40223

Chili's Grill & Bar  
6903 – 75<sup>th</sup> Street  
Kenosha, WI 53142

Premise Description: One story building, excluding parking lot, located at 6903 75<sup>th</sup> Street

Village Board Meeting  
June 7, 2010

Earl's Club, Inc.  
John C. Willkomm - Agent  
7510 88th Avenue  
Pleasant Prairie, WI 53158

Earl's Club  
7529 88th Avenue  
Pleasant Prairie, WI 53158

Premise Description: One story building, basement, deck and horseshoe/volleyball/picnic area contiguous to building, excluding parking lot, located at 7529 88<sup>th</sup> Avenue

\*Team R' n B Wisconsin LLC  
Peter Benedict - Agent  
6600 N. Ballard Road  
Appleton, WI 54913

Famous Dave's  
9900 77<sup>th</sup> Street  
Pleasant Prairie, WI 53158

Premise Description: One story building including outdoor covered fenced-in patio located at 9900 77<sup>th</sup> Street

**\*Reserve "Class B" Intoxicating Liquor License**

Prairie Pub LLC  
Linda DeBartolo - Agent  
8217 60<sup>th</sup> Avenue  
Kenosha, WI 53142

Gordy's Prairie Pub  
3812 Springbrook Road  
Pleasant Prairie, WI 53158

Premise Description: First floor and basement of building and picnic area south/east contiguous to building located at 3812 Springbrook Road.

Halter Wildlife, Inc.  
John F. Burke - Agent  
9626 - 113th Street  
Pleasant Prairie, WI 53158

Halter Wildlife  
9626 113<sup>th</sup> Street  
Pleasant Prairie, WI 53158

Premise Description: Two story lodge and storage shed located at 9626 113<sup>th</sup> Street

OM Hospitality Corp.  
Jatin Patel, - Agent  
4600 S. 27<sup>th</sup> Street  
Milwaukee, WI 53221

Holiday Inn Express  
7887 - 94<sup>th</sup> Avenue  
Pleasant Prairie, WI 53158

Premise Description: Hotel and kitchen located at 7887 94<sup>th</sup> Avenue

Ray Radigan's Inc.  
R. Michael Radigan - Agent  
10510 Lakeshore Drive  
Pleasant Prairie, WI 53158

Ray Radigan's  
11712 Sheridan Road  
Pleasant Prairie, WI 53158

Premise Description: Building only located at 11712 Sheridan Road

Village Board Meeting  
June 7, 2010

- **Delinquent Utility Bill** - **\$2,842.29**
- **Delinquent 2009 Personal Property Tax** - **\$1,295.20**
- **Delinquent Invoice – Sewer Surcharge** - **\$936.20**

Frank J. Ruffolo  
6218 - 31st Street  
Kenosha, WI 53144

Ruffolo Special Pizza III  
11820 Sheridan Road  
Pleasant Prairie, WI 53143

Premise Description: One story building and basement, excluding parking lot, located at 11820 Sheridan Road\

- **Delinquent 2009 Real Estate Tax** - **\$3,265.53**
- **Delinquent Invoice – Sewer Surcharge** - **\$428.59**

**NAME & ADDRESS**

**TRADE NAME**

Captain Mike's Kenosha Real Estate LLC  
David Schulte - Agent  
8834 42<sup>nd</sup> Avenue  
Kenosha, WI 53142

Uncle Mike's Top Shelf Pub  
10936 Sheridan Road  
Pleasant Prairie, WI 53158

Premise Description: Building, basement and outdoor patio/picnic area within fencing contiguous to building, excluding parking lot, located at 10936 Sheridan Road

- **Fire Department re-inspection fee** - **\$35.00**

PAS Village Inn, LLC  
Susan Neahous – Agent  
10909 Sheridan Road  
Pleasant Prairie, WI 53158

The Village Supper Club  
10909 Sheridan Road  
Pleasant Prairie, WI 53158

Premise Description: First and lower level of building, excluding parking lot, located at 10909 Sheridan Road

Joseph A. Nickel  
5813 43<sup>rd</sup> Avenue  
Kenosha, WI 53144

The Wooden Nickel  
11606 Sheridan Road  
Pleasant Prairie, WI 53158

Premise Description: One story building and picnic area contiguous to building, excluding parking lot, located at 11606 Sheridan Road

- **Delinquent Utility Bill** - **\$1,055.20**
- **Delinquent 2009 Real Estate Tax** - **\$1,886.55**
- **Delinquent 2009 Personal Property Tax** - **\$117.59**

---

**SECONDED BY SERPE; MOTION CARRIED.**



Village Board Meeting  
June 7, 2010

**B. Consider Resolution #10-18 to change the official address of the property at 8321 47<sup>th</sup> Avenue.**

Jean Werbie-Harris:

Mr. President, on May 3, 2010 the Village Board approved a resolution to change the official address for an existing home located at 8321 47<sup>th</sup> Avenue. The parcel is identified as Tax Parcel 91-4-122-114-0122. This is as a result of the address being out of sequence. The address is proposed to be changed from 8321 47<sup>th</sup> Avenue to 8349 47<sup>th</sup> Avenue. The change as proposed by staff and Plan Commission would be effective August 1, 2010. The property owner would be responsible to contact their financial institutions, friends, families and other interested parties of the new address if approved by the Board. Again, this is a public hearing this evening. The Plan Commission had a recommendation at their last meeting that this adjustment or this change be corrected.

John Steinbrink:

This being a public hearing I will open it up to public comment or question.

Jane Romanowski:

There were no sign ups, Mr. President.

John Steinbrink:

Seeing no sign ups, I'll ask if anybody wishes to speak on this item? Gentleman in the back, do you have anything further to say? Government does respond. No one wishing to speak, I'll close the public hearing and open it up to Board comment or question.

Michael Serpe:

I'll move approval of the address change and thank John Braig for his diligence.

Steve Kumorkiewicz:

Second.

John Steinbrink:

Motion by Mike, second by Steve. Further comment or question from Board members?

**SERPE MOVED TO ADOPT RESOLUTION #10-18 TO CHANGE THE OFFICIAL ADDRESS OF THE PROPERTY AT 8321 47<sup>TH</sup> AVENUE; SECONDED BY KUMORKIEWICZ; MOTION CARRIED.**

Village Board Meeting  
June 7, 2010

**6. CITIZEN COMMENTS**

Jane Romanowski:

There were no sign ups, Mr. President.

John Steinbrink:

Anyone wishing to speak under citizen comments?

**7. ADMINISTRATOR'S REPORT – None.**

**8. NEW BUSINESS**

**A. Receive Plan Commission recommendation and consider Ordinance #10-34 to rezone the property located at 8500 and 8600 75th Street from B-2, Community Business District to B-2 (PUD) Community Business District with a Planned Unit Development Overlay District and Ordinance #10-35 to create the specific planned development regulations for conversion of The Crossing Office Park to a Condominium.**

Jean Werbie-Harris:

Mr. President, I would ask that Items A and B be taken up at the same time. I'll be making just one presentation.

**B. Receive Plan Commission recommendation and consider Resolution #10-16 to approve the Final Condominium Plat and related documents for the conversion of The Crossing Office Park to a Condominium located at 8500 and 8600 75th Street.**

Jean Werbie-Harris:

The first item is a zoning map and zoning text amendment, Ordinance 10-34 and 10-35. The second is Resolution 10-16, and this is for a final condominium plat and related documents. The Crossings Office Park consists of two office buildings that were constructed in 1997 at 8500 and 8600 75<sup>th</sup> Street. The eastern office building is 10,080 square feet, and the western office building is 7,670 square feet. It is the intent of the petitioner to convert these two buildings to a condominium form of ownership.

Existing access to the site is from a shared access driveway from the First Banking Center property. As you can see on the slide, they would have their access from Highway 50 north through a shared driveway access and then to the east. The second point of access would be off of 88<sup>th</sup> Avenue or County Trunk Highway H, and then, again, a shared access point with First Banking Center and Alterra Wynwood into the site.

Village Board Meeting  
June 7, 2010

There are no public improvements associated with this conversion, however the developer is proposing to add some additional parking spaces on the front or the south side of the western building, and this is to accommodate the additional uses that are going to be going into that particular building.

As you can see in the staff comments, the total number of parking spaces that are being proposed with the additional parking spaces meet and/or exceed the Village zoning ordinance requirements for not only the regular parking spaces but also for the handicapped accessible parking spaces.

The property is currently zoned B-2, Community Business District. A zoning map amendment is proposed because we're placing a PUD or Planned Unit Development on this property as there will be two principal buildings per parcel. Attached to the staff comments is the PUD language that generally talks about the total number of buildings on the property, the parking lot and driveway setback, the maintenance requirements for the common open space, the storm water retention and parking areas. And the storm water retention is at the very southeast corner as shown on the slide. The Village has requested and they are granting an easement, a storm water easement, over that pond for the Village.

Pursuant to the Village Land Division and Development Control Ordinance, there was a request and the Village Board did grant a miscellaneous discretionary exemption so that this specific request did not have to go for a preliminary condominium plat because it is such a simple request that is being made. So we went directly to the final plat request.

The staff is recommending approval of both the zoning map amendment, again, to place that PUD ordinance overlay on the property, as well as the condominium approval, the plat approval and related conditions in order to subdivide this property as a condominium form of ownership subject to the comments and conditions and the resolution that is attached.

Michael Serpe:

We weren't at this Plan Commission meeting when this was discussed, we were in executive session. Were there any concerns on the part of the Plan Commission members about this?

Jean Werbie-Harris:

None.

Michael Serpe:

Okay, move approval, Mr. Chairman, of Ordinance 10-34.

Clyde Allen:

Second.

Village Board Meeting  
June 7, 2010

John Steinbrink:

Motion and second for adoption of Ordinance 10-34. Further comments or question?

Steve Kumorkiewicz:

It's going to be privately owned units?

Jean Werbie-Harris:

Everything is private on the site.

Steve Kumorkiewicz:

There's going to be no-

Jean Werbie-Harris:

There are no public improvements and the buildings are private.

John Steinbrink:

That was a motion by Mike, second by Clyde.

**SERPE MOVED TO CONCUR WITH THE PLAN COMMISSION RECOMMENDATION AND ADOPT ORDINANCE #10-34 APPROVING A ZONING MAP AMENDMENT FOR PROPERTY LOCATED AT 8500 AND 8600 75<sup>TH</sup> STREET; SECONDED BY ALLEN; MOTION CARRIED.**

Michael Serpe:

I'd move to approve Resolution 10-35.

Steve Kumorkiewicz:

Second.

John Steinbrink:

Motion by Mike, second by Steve. Any further discussion on this one?

**SERPE MOVED TO CONCUR WITH THE PLAN COMMISSION RECOMMENDATION AND ADOPT ORDINANCE #10-35 APPROVING A ZONING TEXT AMENDMENT FOR THE PROPERTY LOCATED AT 8500 AND 8500 75<sup>TH</sup> STREET; SECONDED BY KUMORKIEWICZ; MOTION CARRIED.**

Village Board Meeting  
June 7, 2010

Michael Serpe:

Move to approve Resolution 10-16.

Monica Yuhas:

Second.

John Steinbrink:

Motion by Mike, second by Monica. Any further discussion on 10-16?

**SERPE MOVED TO CONCUR WITH THE PLAN COMMISSION RECOMMENDATION AND ADOPT RESOLUTION #10-16 TO APPROVE THE FINAL CONDOMINIUM PLAT AND RELATED DOCUMENTS FOR PROPERTY LOCATED AT 8500 AND 8600 75<sup>TH</sup> STREET; SECONDED BY YUHAS; MOTION CARRIED.**

**C. Consider Resolution #10-17 to rescind draw on Regency Hills-Devonshire, LLC Letter of Credit No. SB 9682 approved May 3, 2010.**

Jane Romanowski:

Mr. President, the Village Board has recently adopted a few of these resolutions if you remember. It's basically to protect the Village before a letter of credit expires, and with our meeting schedule the Village Finance Department requests a draw be approved and then they hold the paperwork to see if the letter of credit is, in fact, extended or if there's some other arrangement made. So this is the third one we've done like this. This one was for Regency Hills-Devonshire for the Devonshire development. As you can see by the resolution, we did receive an extension on the letter of credit for one year. So now the resolution asks that the Board rescind their approval of the letter of credit draw that was approved on May 3<sup>rd</sup>. Basically this is done just to protect the Village so we don't miss a letter of credit expiring.

Monica Yuhas:

Motion to approve Resolution 10-17.

Clyde Allen:

Second.

John Steinbrink:

Motion by Monica, second by Clyde. Further discussion?

Village Board Meeting  
June 7, 2010

**YUHAS MOVED TO ADOPT RESOLUTION #10-17 TO RESCIND DRAW ON REGENCY HILLS-DEVONSHIRE, LLC LETTER OF CREDIT NO. SB 9682 APPROVED MAY 3, 2010; SECONDED BY ALLEN; MOTION CARRIED.**

**D. Consider conveyance of easements to the Wisconsin Department of Transportation for improvements on STH 165 in the vicinity of CTH ML and CTH EZ.**

Mike Spence:

Mr. President, this item is related to the construction of State Highway 165 between Springbrook and 39<sup>th</sup> Avenue. As part of that construction project, the Wisconsin Department of Transportation is acquiring right of way on 165 as well as on 39<sup>th</sup> Avenue for the approaches to the intersection. The Village, as indicated in this drawing, currently has easements for our water main in these easements, and because of this we have to convey these easements to DOT because it's going to be owned by the DOT and not by private entities anymore. So we have to convey these rights to DOT. We still will have access to all our utilities. There is an agreement should the State require any kind of relocations or modifications in the future, these easements, even though they don't exist, the Village will still be able to make access to their utilities and be able to work on them in the area. So this is a formality to transfer these easements to DOT.

Steve Kumorkiewicz:

I have a question for Mike. Mike, what I understand is the church at Springbrook Road and 165 there are certain problems over there with the easement for the State? Is that property been solved or not?

Mike Spence:

Has the property been solved?

Steve Kumorkiewicz:

Solved, the problem they've got over there.

Mike Spence:

I do get information from DOT on the progress of their land acquisitions, however I haven't received anything in the past month or so. So I do not know if the State has agreed with the church property. I do not know that at this point. Their goal is to acquire all the properties by August, so they're still within their time frame that they set.

Steve Kumorkiewicz:

We need any easement for the Village in that area?

Village Board Meeting  
June 7, 2010

Mike Spence:

No. The Village's existing easements are on the north side so it's not in that vicinity.

Steve Kumorkiewicz:

Any idea when they're going to start the project?

Mike Spence:

The project is going to be bid in September, and the State is planning on doing some preliminary grading work at the northeast corner of 39<sup>th</sup> Avenue and 165. They're going to be putting a retention pond there. But the actual roadway construction will be starting next April.

Steve Kumorkiewicz:

Thank you. The retention pond will drain from the west side of 39<sup>th</sup> Avenue?

Mike Spence:

I'm sorry?

Steve Kumorkiewicz:

The pond will drain from the west side of 39<sup>th</sup> Avenue?

Mike Spence:

Yes. I'm sorry. The map north is actually down. That's where the pond work is going to be done.

Steve Kumorkiewicz:

Thank you.

Clyde Allen:

So moved.

Steve Kumorkiewicz:

Second.

John Steinbrink:

Motion by Clyde, second by Steve. Any further discussion?

Village Board Meeting  
June 7, 2010

**ALLEN MOVED TO APPROVE THE CONVEYANCE OF EASEMENTS TO THE WISCONSIN DEPARTMENT OF TRANSPORTATION FOR IMPROVEMENTS ON STH 165 IN THE VICINITY OF CTH ML AND CTH EZ; SECONDED BY KUMORKIEWICZ; MOTION CARRIED.**

**E. Consent Agenda**

- 1) **Approve Bartender License applications on file.**
- 2) **Approve a Letter of Credit draw for the Kings Cove development.**
- 3) **Approve a Letter of Credit draw for the Vintage Parc Condominium project.**
- 4) **Approve Renewal of Towing Licenses.**
- 5) **Approve Renewal of Keno Outdoor Theater License.**

John Steinbrink:

Do we need a motion to remove Item 3 first?

Jane Romanowski:

Yes, please.

Steve Kumorkiewicz:

So moved.

Clyde Allen:

Second.

John Steinbrink:

Motion by Steve, second by Clyde for removal of Item 3 which was to approve a letter of credit draw for the Vintage Parc Condominium project.

Jane Romanowski:

And we didn't have to do that because it was extended so we don't have to rescind it.

John Steinbrink:

We have a motion and a second.

**KUMORKIEWICZ MOVED TO REMOVE CONSENT AGENDA ITEM 3 FROM CONSIDERATION; SECONDED BY ALLEN; MOTION CARRIED.**



Village Board Meeting  
June 7, 2010

John Steinbrink:

Consent agenda now consists of Items 1, 2, 4 and 5.

Monica Yuhas:

Motion to approve.

Clyde Allen:

Second.

John Steinbrink:

Motion by Monica, second by Clyde for approval of the consent agenda. Any discussion on the approval of the consent agenda?

Clyde Allen:

I just want to make a comment that it's nice to see bartender license applications come in with no offenses ever as an adult or juvenile. It's nice to see those.

John Steinbrink:

Any other comments or questions on the consent agenda?

**YUHAS MOVED TO APPROVE CONSENT AGENDA ITEMS 1, 2, 4 & 5; SECONDED BY ALLEN; MOTION CARRIED.**

## **9. VILLAGE BOARD COMMENTS**

Michael Serpe:

Just a couple of items, John. Thursday, three o'clock, the pool opening takes place in Pleasant Prairie. Especially to the *Kenosha News* if you can have somebody out there I think you'll be very impressed. I took a little tour of it Friday and my mouth just dropped to the floor. I couldn't believe what I was looking at. Very, very impressive.

Secondly, while I was there there were a number of school buses not from this area at the RecPlex which happens a lot. So I just happened to talk to a couple of the teachers that were there, and I said where are you from? Whitefish Bay. I said, how often do you come down? We come down a couple times a year. The kids love it. It's a big attraction for us. I took a couple of the teachers into the pool area just to show them what we have coming up next and they couldn't believe it.

Village Board Meeting  
June 7, 2010

Thirdly, the fire departments 75<sup>th</sup> anniversary what a nice day. To Chief Guilbert and his staff they did a fantastic job of putting that together. The speakers were great. The snacks were outstanding and the camaraderie that took place that day was just very nice. The amount of departments that participated in the parade was very impressive. Chief, again, good job. I'm done.

John Steinbrink:

Once again, Chief, it was very loud. You guys do a great job with those sirens.

**10. ADJOURNMENT**

**YUHAS MOVED TO ADJOURN THE MEETING; SECONDED BY KUMORKIEWICZ;  
MOTION CARRIED AND MEETING ADJOURNED AT 6:25 P.M.**