

CITY OF DELAFIELD PLAN B COMMITTEE

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

ROLL CALL

Present

Gerry Holton  
Kean Kemnitz  
Beth Leonard (Aldersperson)  
Cate Rahmlow  
Tim Turnock

Absent

Noel Aicher  
Jerry Dunnick  
Jim Hayne  
Gerry Mac Dougall (Aldersperson)

1. APPROVE MINUTES OF MEETING OF JUNE 29, 2007

**G. HOLTON MOTIONED TO APPROVE THE MINUTES OF JUNE 29, 2007. T. TURNOCK SECONDED THE MOTION. THERE WAS NO FURTHER DISCUSSION. B. LEONARD ABSTAINED. FOUR WERE IN FAVOR. MOTION CARRIED.**

2. APPROVE MINUTES OF MEETING OF JULY 5, 2007

**C. RAHMLOW MOTIONED TO APPROVE THE MINUTES FROM THE JULY 5, 2007 MEETING. B. LEONARD SECONDED THE MOTION. THERE WAS NO FURTHER DISCUSSION. ALL WERE IN FAVOR. MOTION CARRIED.**

3. CITIZEN COMMENTS ON AGENDA ITEMS

No citizens wished to speak.

4. OLD BUSINESS

- A. ANY ISSUES THAT THE MEMBERS FEEL APPROPRIATE TO BRING UP FROM LAST MEETING.

No discussion took place.

- B. DISCUSSION OF TIMELINE FOR COMMITTEE TO PASS ON RECOMMENDATIONS TO CITY COUNCIL

K. Kemnitz discussed the estimation process and explained that the plans would be forwarded to the appropriate party prior to the public meetings of the Plan B Committee.

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5. NEW BUSINESS

A. DRAFT WORK GROUP: WILL INCLUDE COST DISCUSSIONS

(1) LIBRARY. CATE RAHMLOW AND NOEL AICHER

No discussions with the Library Board have taken place since the last meeting.

(2) LAND ACQUISITION OF LEASES. GERRY MAC DOUGALL

a) UPDATE ON PROGRESS OF ADDITIONAL LAND

No report.

(3) DPW STUDY. GERRY HOLTON AND TIM TURNOCK

A meeting with the City Planner took place. An aerial photo showing the DPW grounds and baseball and soccer fields to the east was distributed to the committee members. Between the zoning and existing green space at that location, there would not be a problem meeting green space requirements. There is an issue with the DNR Chapter 30 permit and City stormwater requirements. Generic ideas were developed and it has been determined that a facility would work along with the timeline necessary for the Chapter 30 Permit. T. Hafner may be able to assist with the Chapter 30 process. Work can continue with the decision making process. Rob did the initial design of the campus with the idea of big vehicles. Because public parking will not be incorporated at this site the amount of parking will be minimized giving even more green space. Underground storage space for stormwater will be possible at this location.

M. DeYoe asked if any of the property was in the new floodplain designation. K. Kemnitz stated that the buildable area of the campus property would not be affected.

The Common Council will be asked to do a survey of this property in order to clear up property lines and to clearly delineate the stream on this property.

**G. HOLTON MOTION TO REQUEST THE COMMON COUNCIL TO DIRECT THE CITY ENGINEER TO UPDATE THE SURVEY WORK AT THE DPW SITE SPECIFICALLY LOCATING THE STREAM BED AND TO CLEAR UP THE PROPERTY LINES. T. TURNOCK SECONDED THE MOTION. THERE WAS NO**

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**FURTHER DISCUSSION. ALL WERE IN FAVOR. MOTION CARRIED.**

**T. TURNOCK MOTIONED THAT THE CITY COUNCIL WORK WITH THE CITY ENGINEER TO CONSIDER CONTRACTING FOR WETLAND DELINEATION BEFORE WINTER IN ORDER TO SUBMIT A CHAPTER 30 PERMIT PRIOR TO MARCH, 2008. C. RAHMLOW SECONDED THE MOTION. THERE WAS NO FURTHER DISCUSSION. ALL WERE IN FAVOR. MOTION CARRIED.**

Information on the payout from the utilities was obtained from the City Hall, but will be discussed at the next meeting.

K. Kemnitz stated that easements would be needed from WEPCO because they own the land that between the DPW property and the roadway.

- (4) SAFETY CAMPUS. BETH LEONARD AND JIM HAYNE

They are in the process of going over the floor plans with the department heads.

- (5) DOWNTOWN CAMPUS. JERRY DUNNICK AND KEAN KEMNITZ

They have found a way to have the library at a one floor elevation, but 5-6' higher than the City Hall that would work with all of the criteria. This plan will be drawn up within the next two weeks. This will work better for the library and make the entry for the whole campus better.

Build-out of the facilities was discussed. K. Kemnitz stated that City Hall would be completed for the build-out and additional offices, if ever needed, are included in the square footage. Additionally, area would be included for future build-out. The DPW and Safety Campus are being built for build-out. If additional Fire facilities were needed, they would most likely use substations.

- B. PRINCIPLES OF ARCH DESIGN MAY BE IN ATTENDANCE, DEPENDING ON HOW FAR THE STUDY GROUPS GOT IN THEIR PROCEDURES TO ANSWER QUESTIONS OR EXPLAIN IN MORE DETAIL THEIR PROGRESS.

Rob was in attendance.

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C. GENERAL DISCUSSION WITH COMMITTEE MEMBERS REGARDING THEIR WISHES OR IDEAS ON ADDITIONAL DIRECTIONS. REVIEW OF INITIAL BUDGET NUMBERS FOR REFERENDUM.

(1) DISCUSSION ON TIMING FOR REFERENDUM AND POSSIBLE ACTIONS FOR RECOMMENDATION TO THE CITY COUNCIL

K. Kemnitz would like this committee to give their recommendations to the Common Council by the end of August. Discussion took place as to whether this Committee should make a recommendation as to when the referendum vote should take place. T. Turnock felt that the more time between this referendum and the last, the better. C. Ramhlow felt that February would be a good time. G. Holton did not feel that it was this Committee's decision. C. Ramhlow stated that originally this Committee felt that giving the public the right information was very important. It is more important to do this right and not rush the process – that is the message that should be sent to the Council. K. Kemnitz thought that the Council should decide when the referendum takes place. B. Leonard stated that even without a recommendation on timing from this Committee, a discussion of how this Committee felt would take place at the Council level. Alderperson M. DeYoe was in complete agreement with B. Leonard's statement.

Discussion took place on completing the recommendations by the end of August. C. Rahmlow discussed the proposal from the Plan B Committee and how the St. John's opportunity would fit in. She wanted the Common Council to have just as much specificity on the St. John's option as they have on the proposal submitted by the Plan B Committee. K. Kemnitz did not think that the Council could put a referendum together until the same work was put into that site. He did not think that the St. John's proposal was part of the charter of the Plan B Committee, but was the charge of the Council's. C. Rahmlow believed that this Committee is focusing on what is best for the City. The City Council will also need to take into consideration what the Library Board is embracing.

Rob stated that City Hall does not fit on the Safety Campus/DPW site. Whatever happens with the St. John's scenario, City Hall with either have to remain at its present site or go someplace else; there is no room at the DPW Campus.

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- (2) COMMITTEE WILL NEED TWO WEEKS TO PREPARE FOR THE NEXT MEETING

Because of the amount of work that needs to be done, the next meeting should be two weeks from this time.

- D. NEXT MEETING WILL BE FRIDAY, JULY 27, 2007, 11:00 A.M. IN THE CITY COUNCIL CHAMBER.

The next meeting will be held on Friday, July 27, 2007 at 11:00 a.m.

- E. ADJOURNMENT

**C. RAHMLow MOTIONED TO ADJOURN FROM THE MEETING. B. LEONARD SECONDED THE MOTION. THERE WAS NO FURTHER DISCUSSION. ALL WERE IN FAVOR. MOTION CARRIED. THE MEETING ADJOURNED AT 12:12 P.M.**

Minutes Prepared By:

Accurate Business Communications, Inc.