COMMON COUNCIL MEETING  
October 25, 2010

Present: Brockman, Werch, Luskey, Peabody, Miller, Hansen, Schueler, Will  
Absent: Schraeder  
Others: City Administrator Barg, City Attorney Wurtz, Public Works Director Drake, City Clerk Schommer

Will called meeting to order at 7:30 p.m.

After the Pledge of Allegiance, Mayor Will gave the invocation.

Motion by Miller, second by Schueler to approve the agenda as presented. Motion passed 7-0.

Public communications and comment
Michelle Perr, 321 Thorne Street, Ripon, WI 54971 commented on the resignation of City Administrator Barg and on taking a new position in Marshfield. She also commented on what she sees as an ongoing animosity of the council’s attitude toward Mayor Will and other happenings going on within the council.

Presentation: Melissa Hunt, FCEDC Community Specialist (3rd quarter report)
FCEDC Community Specialists, Melissa Hunt updated council on her progress with a variety of development issues she has been working on within the City of Ripon. Her main focus has been helping the CDA identify potential redevelopment areas in the downtown and West Hwy 23 Corridor; highlighting the top 9 areas of focus and to help build CDA’s understanding of responsibilities. Hunt has also reviewed the consultant’s report of the Rail Study and met with WI & Southern Railroad; she has attended Monday morning group meetings; attended community and Chamber events; and has met with the City Administrator, city staff and elected officials.

Presentation: study of possible rail expansion (Ben Guido, Via Rail Logistics)
Ben Guido from Via Rail Logistics presented a study of possible rail expansion in the City of Ripon. Study focused on 2 main sites. The first site is Northeast corner of the new business park, and the second site is in the Southeast corner of Country Acres off of South Douglas Street. Members of the council questioned the need for three Transload Facilities. One in the new business park area and two in South Douglas Street area. Guido indicated this was to stop “gray areas” and to help with growth. He also indicated that the city could build only one. Werch, Luskey and Schueler questioned Guido about funding and if there were grant monies available. It was indicated that there were a couple of funding programs offered through the State of Wisconsin, one being a grant that would pick up 80% of the funding cost on capital improvement to the railroad infrastructure, and a loan that would be paid back in 10-15 years. It was also suggested that the city could also contact WI and Southern Railroad to see if they would have ties and rails available for use. Possible cost would be $130/foot plus grading; $200/foot plus connection fee; connection fee $120,000 - $125,000 and a switch at approximately $50,000. Reason rail study was done so that the city would have a plan if companies building in the new industrial park or on South Douglas Street indicated they would prefer to ship via rail.

Consent calendar
Motion to approve consent calendar as presented by Luskey, second by Brockman. Peabody asked to pull item #2 ordinance regarding Juvenile Curfew for clarification purpose only. Peabody questioned Wurtz about 17 year old college students walking on campus after curfew hours. Wurtz indicated that there was enough leeway in the ordinance to have this covered under the 12.03.010 Associational Activity. Without further discussion the motion passed: 7-0 With this motion the following two items were approved.
1. Change of Agent for Kwik Trip #392, 1123 West Fond du Lac Street, Ripon, WI 54971, Emma L. Hultman, 250 Knox Street, Lowell, WI 53557, Agent.

2. Ordinance – Creating Ripon City Code Chapter 12.03 (juvenile curfew)

Discussion items

Purchase and installation of landscaping by “Welcome to Ripon” signs:
Barg stated there was no budgeted money for the landscaping but that there was enough money in the 2010 contingency budget to pay for the landscaping. The Community Appearance Team received two proposals and recommend accepting the $2500 proposal from Jahns Lawn & Landscaping. Schueler questioned who was going to maintain the landscaping. Drake indicated Public Works personnel. Motion to accept $2500 proposal from Jahns Lawn & Landscaping by Brockman, second by Miller. Motion passed: 7-0.

Ordinance – establishing lighting standards within the R-3 zoning district
Barg explained this ordinance was brought about because of an ongoing complaint regarding lighting shining on an adjacent property owner within the city. After researching the issue, it was discovered that there were no requirements in R-3 for lighting standards, so Plan Commission looked at R-2 zoning. Barg stated this ordinance would not be retroactive. Motion by Miller, second by Luskey to approve the ordinance. Motion passed: 7-0.

Proposal for information technology service – Remote Operations Company
Barg highlighted reasoning behind sending out RFP’s and receiving proposals for technology service. Ripon Medical Center, who had been our provider, will no longer be able to provide technology services to the City of Ripon. Assistant to City Administrator Rich checked with Fond du Lac County to see if they would be interested and was told they had no interest in providing us with this service. RFP’s were sent out and recommendation is to go with Remote Operations Company. Schueler questioned if local businesses were sent RFP’s, for example Granite Broadband. Rich explained that she had contacted local businesses, but not Granite Broadband, because she didn’t think they provided this service. Currently, the city has purchased a “block” of time from TusHaus to get us through this transitional period. Motion by Miller to table and to bring back to council when new RFP’s are resent out to vendors and proposals returned, and to include RFP to Granite Broadband. Motion passed: 7-0.

Review services provided to business owners and residents in downtown area
Drake highlighted services the city provides to business owners and residents in the downtown area. Services include some level of parking (4 city lots with some permitted parking); garbage collection and snow removal to some degree. Most complaints from downtown residents deal with not enough parking. The city has 4 lots: Jackson Street Lot (which is limited to business parking - no fee charged for permit); Ransom Street lot (which has 5 parking spaces that require a fee be paid and permit issued. Fees are: Day Permit 8:00 a.m. – 8:00 p.m. $30 for 3 months; Night Permit 8:00 p.m. – 8:00 a.m. $30 for 3 months or 24 Hour Parking $75 for 3 months. All other “permitted” parking in lot is reserved for businesses and their tenants); Seward Street Lot has 5 parking spaces on a “first come, first serve” overnight parking and 3 spaces that require fee be paid and permit issued. The fees for these 3 spaces are same as Ransom Street Lot. The last city lot is Watson Street Lot. There are 14 spaces reserved for tenants – no fee required to obtain a permit.
Garbage collection in some places is once a week; others twice a week and in one area everyday. Drake admitted garbage collection is not consistent. Recycling does not include commercial or large residential rental units. Business owners complain that their garbage containers are used by renters. Drake stated that the amount of the garbage service is not in proportion to what everyone else within the city is being provided with. Drake feels that the city is providing enough services to the downtown. Barg would like council to bring ideas and concerns to him regarding on how to solve the services provided to the downtown area.

Project updates & staff reports
Barg told council that election activity was picking up and Board of Review is ongoing. Appointments for the new Search Committee for City Administrator have been made and Mayor Will and he will be scheduling the first meeting soon with the committee. Drake informed council that resurfacing and sidewalk work is complete and that concrete joint replacement is approximately halfway completed.
Mayor’s communications and appointments
The Mayor has no appointments at this time. On a personal note, Will and Werch wanted to publicly thank Travis and Debbie Drake for doing a great job of maintaining the flowers and landscaping around City Hall all on their own time.

Agenda items for future Council meetings
No items brought forth at this time.

Adjourn to closed session under WI Statutes 19.85(1)(e) “Deliberating or negotiating the purchasing of public properties, investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session.”

  RE: Request for TIF funds to expand an existing business located in Ripon
  RE: Possible developer’s agreement for Phase 2 of Sandmar Village project

Motion made by Brockman, second by Luskey to adjourn to close session. Motion passed 7-0

Meeting adjourned to closed session at 8:37 p.m.

Ann Schommer
City Clerk