COMMON COUNCIL MEETING
January 25, 2010

Present: Luskey, Miller, Pape, Peabody, Schraeder, Schueler. Brockman arrived at 7:43 p.m.
Absent: Stoeberl
Others: City Administrator Barg, City Attorney Wurtz, Assistant to the City Administrator Rich

Acting Mayor Miller called the meeting to order at 7:05 p.m.

Miller made a brief statement regarding her commitment to see that city business is transacted in an orderly and appropriately manner during her 3 month time as acting mayor.

Following the Pledge of Allegiance, Barg gave the invocation.

Public communications and comment
Gary Sharpe, candidate for 4th District Court judge, introduced himself to the Council and briefly highlighted his qualifications for the position of District Court judge.

Michele Perr of 321 Thorne Street, asked Council members to read the information placed on their desks tonight by City Administrator Barg at her request regarding former Mayor Aaron Kramer.

Review the City's debt and proposed refinancing
Rich presented and highlighted information regarding the city's debt situation, and the need to refinance some debt early in 2010 in order to spread debt payments over a greater period of time, and to eliminate the spike that would otherwise occur in the next 6 years. It was the Council’s consensus that staff work with Phil Cosson of Ehlers, the city's financial advisor, to start the refinancing process immediately, in order to secure the best interest rate possible. Staff was also asked to prepare summary information on each of the current TIF districts to give clarity on each district, its purpose, and present financial status going forward.

Discuss proposed goals for 2010
After some discussion, the following 4 items were approved as goals for 2010:

- Improve our long term financial position
- Pursue redevelopment of Highway 23 west
- Enhance the city's physical appearance
- Address various human resources issues

It was agreed that an upgrade of the city's website should also be an important and high priority project this year.

Appoint team to study Russell Manor alternatives
Barg advised that the City of Ripon will assume ownership of Russell Manor effective November 2011, when a 40-year note used to finance construction of this facility is paid off. It was Council's consensus that Barg, Rich, Schraeder, Peabody and 3 representatives from Russell Manor be appointed to study the city's options and bring forth a recommendation to the full Council in May.

Authorize soliciting proposals for staffing analysis
Schraeder moved and Peabody seconded a motion directing staff to seek proposals from qualified firms for a detailed review and analysis of the city's human resources situation, including organizational chart, job descriptions, and salary ranges. Motion carried 6-0. Miller advised that she will serve in the capacity of "acting mayor" only during this 3-month period, and will only vote to break ties.
**Project updates & staff reports**

Barg noted that a public hearing for possible vacation of a portion of Blossom Street, between Ransom and Watson Streets, will be held at the February 22nd Council meeting.

I. With no further business before the Council in open session, Pape moved and Luskey seconded a motion to adjourn to closed session under 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”

   RE: Request to modify terms of lease for City-owned property
   RE: Possible new developer’s agreement for TIF District #7

Adjourn to closed session under Wisconsin Statutes 19.85(1)(g) “Conferring with legal counsel for the governmental body who is rendering oral or written evidence concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved”

   RE: Possible litigation involving another governmental jurisdiction

Motion carried 6-0. Miller declared the meeting adjourned to closed session at 7:58 p.m.

Respectfully submitted,
Steve Barg, City Administrator