

**VILLAGE OF HARTLAND
VILLAGE BOARD MINUTES
MONDAY, FEBRUARY 10, 2025 · 6:30 PM
BOARD ROOM, MUNICIPAL BUILDING, 210 COTTONWOOD**

President Pfannerstill called the meeting to order at 6:30 pm.

Present: Trustees de Boer, Truttschel, Wallschlager, Conner, Hallquist, President Pfannerstill

Excused: Trustee Pfeiifer

Others Present: Village Manager Bailey, Clerk Policello, Fire Chief Jambretz, Kajil Sharp – FD, DPW Director Jenson, Police Lt. Jewel, Erin – Hartland Kids Day, Jim Muenzenberger

Public Comment: Please be advised the Village Board will receive comments from the public related to any item(s) for a three-minute time period per person, with time extensions per the Village President's discretion. This meeting will be recorded and will be available online through the Village's website.

Derrick Green, Chamber of Commerce new Executive Director introduced himself and described their 2025 initiatives. Education for membership, new ways to engage the community, collaboration with partners, improving their internal systems, i.e. technical issues.

1. Approval of Minutes for January 27, 2025
Motion (Conner/Truttschel) to approve the Minutes of January 27, 2025. All were in favor, **motion carried.**
2. Items related to vouchers
 - a. Consideration of vouchers for payment in the amount of \$ 7,555,633.19
Motion (Truttschel/Hallquist) to pay vouchers in the amount of \$ 7,555,633.19. All were in favor, **motion carried.**
3. Actions related to Licenses and Permits
 - a. Consideration of Special Event Application – Hartland Kiwanis, Bark River Bash - May 3, 2025 with request to waive fees

Jim Muenzenger appeared for Hartland Kiwanis and the BID. This is their 4th Bark River Bash event; it will be similar to previous events. Inflatables are planned and there may be fewer vendors than last year. The proceeds of this event will go to the library.

Motion (Wallschlager/Truttschel) to approve the special event application for Bark River Bash with no waiving of the fees. Vote 5 – 1, nay Hallquist. **Motion carried.**

- b. Consideration of Special Event Application – Lake County Family Fun, Hartland Kids Day – July 30, 2025

Erin Guenterberg appeared in person, this is her 13th Hartland Kids Day event that she is holding in Hartland. She has already met with department heads to discuss planning. This year she would like the hours to be 9 am – 1 pm; it has been 9 am – 2 pm in the past. This is the only change from previous years.

Motion (Conner/de Boer) to approve the special event application for Hartland Kids Day. All were in favor, **motion carried.**

c. Consideration of bartender application – Richard J. LaRusso, Jr.

Lt. Jewell indicated that the applicant self-disclosed sale of alcohol to a minor in 2002; this did not appear on his background record.

Motion (Truttschel/Hallquist) to approve the bartender application for Richard J. LaRusso, Jr. All were in favor, **motion carried.**

Other Items for Consideration

4. Consideration of Second Reading of Bill for an Ordinance No. 01/27/2025 “An Ordinance Amending Section 10-208 Special Event Permits”

This would allow a special event application to be considered if it is submitted less 60 days before the event. This completes the second reading.

Motion (Hallquist/Wallschlager) to suspend rules. All were in favor. **Motion carried.**

Motion (Hallquist/Wallschlager) to approve bill for an ordinance no. 01/27/2025 “An Ordinance Amending Section 10-208 Special Event Permits”. All were in favor, **motion carried.**

5. Discussion and consideration to award Zignego Company, Inc. the 2025 Utilities Program contract in the amount of \$295,308.00

DPW Director Jenson said there were 4 qualified bidders. Staff recommends awarding the contract to Zignego in the amount of \$295,308.00.

Trustee Conner asked if we have used Zignego in the past. Jenson said we have not; they usually do concrete and asphalt work; this is the first year that they have a utilities crew. Ruckert Mielke has checked their references and they are a reputable company. President Pfannerstill asked that information be provided in the future, especially if we are going with a newer company.

Motion (Truttschel/Wallschlager) to award Zignego Company, Inc. the 2025 Utilities Program contract in the amount of \$295,308.00. All were in favor, **motion carried.**

6. Conceptual review of Lake Country Lutheran High School expansion

Mark Bahr, Chief Growth Officer for Lutheran High School Association of Greater Milwaukee and Paul Weaver of Project 4 Services appeared in person. Weaver said this is a proposed expansion to the west side of the property that is 25,000 sq ft. This expansion was planned for when the property was originally designed. The first-floor addition will include athletic training areas and the second floor will be an academic area. There is an addition to the main parking lot and the circle area. Their architects and engineers have been brought onboard for this plan. They would like to complete this work in time for the start of the 2026 school year. The site was originally graded for this expansion. Stormwater and site utilities have been planned for, so they feel well prepared to move forward.

Village Manager Bailey said this is a conceptual review; this will next go to the Plan Commission.

Motion (Hallquist/Conner) to approve the concept of the Lake Country Lutheran High School expansion and parking lot. All were in favor, **motion carried.**

7. Conceptual review of Palmer Drive Apartments as proposed by Cherry Faith Properties.

Dujuan Cherry appeared. This land is zoned as quarry. Cherry has contacted the City of Delafield to obtain an easement to bring the sewer up to the property. He is planning for 26, 1 and 2 bedroom units; 13 will be ADA accessible. He is talking with providers that can provide services for the residents that need assistance. He is hoping for June 23rd approval with a July 1st ground breaking.

Cherry is working with Waukesha County Home Fund for a loan with the possibility of deferrment; there will be a subsidy for the 1 bedroom units; the 2 bedroom units will be market rate (\$950 1 bedroom/\$1123 2 bedroom). He is also working with the Waukesha County Growth Fund/MEDC (Milwaukee Economic Development Corporation) which is a loan. The funding is not tied to the state government. The senior lender would be Spring Bank.

Trustee Hallquist and President Pfannerstill like the idea of the apartments for this property. Cherry said the target residents will have intellectual disabilities, high functioning, needing minor assistance. Behavior issues are not the case.

Motion (Hallquist/Conner) to approve and send to the Plan Commission February 17th for their conceptual review. All were in favor, **motion carried.**

8. Announcements: The following individuals will be given an opportunity to make announcements at the meeting in regard to (1) activities taken since the previous meeting on behalf of the community, (2) future municipal activities, and (3) communications received from

citizens. It is not contemplated that these matters will be discussed or acted upon. The following individuals may provide announcements: Village President or individual Village Board members or Village Manager or other Village Staff members.

DPW Director Jenson was contacted by Waukesha Co.; they will be removing some street trees that affect visibility on North Avenue. The County will be contacting affected property owners. The ice rink is open.

Kajil Sharp-Fire Department said they had 109 calls in January. The two new full-time members have started with a 3rd new full-time employee undergoing pre-employment checks. The Knox control system has been installed in the trucks and have been tested. Chief Jambretz said he hopes to be back at work quickly.

Police Lt. Jewell said Chief Misko is at the Police Chief's conference. They have an officer candidate going through pre-employment checks now.

Trustee Wallschlager said February 14th is the homeless veteran sleepout in Hartland. Friday Northpoint Community Church on W. Capitol is having a free potluck dinner 5 pm – 7 pm and everyone is welcome.

Trustee Truttschel will be sleeping out at the Legion on the 14th and encouraged participation and donations.

Village Manager Bailey said we have received quite a few applications for the recreation director position. Interviews are scheduled for this week and next week.

Clerk Policello said there is an election February 18th; all residents can vote in the State School Superintendent Primary and Hartland-Lakeside School District residents can vote in the school board primary.

President Pfannerstill met with the new executive director for the Hartland Chamber of Commerce. He looks forward to collaborating with the Chamber. Pfannerstill toured the our building with Bailey and was able to view areas that he has not seen before that reiterated how old some of the systems are, including the building itself. He encouraged participation with the sleepout.

9. Closed session: Pursuant to Sec. 1985(1)(e) Wis. Stats., upon a motion duly made, may convene in a closed session for 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, specifically related to the Nixon beer garden.

Motion (Conner/ Truttschel) to convene into closed session. Roll call vote taken. All were in favor, **motion carried**. Closed session began at 7:15 pm.

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10. Reconvene in open session, to take any action if necessary, with respect to the preceding closed session.

Motion to return to open session (Truttschel/Conner). All were in favor, motion carried. The Board returned to open session at 8:05 pm.

11. Adjournment.

Motion (Wallschlager/Conner) to adjourn. All were in favor, **motion carried**. Meeting adjourned at 8:06 pm.

Respectfully submitted,

Sandee Policello
Village Clerk