

**VILLAGE BOARD MINUTES  
MONDAY, DECEMBER 22, 2014  
7:00 PM  
BOARD ROOM, MUNICIPAL BUILDING, 210 COTTONWOOD AVENUE**

Roll Call

Pledge of Allegiance – Trustee Landwehr

Present: Trustees Stevens, Meyers, Compton, Landwehr, Swenson, Wallschlager, President Lamerand

Others: Administrator Cox, Clerk Igl, Police Captain Bagin, Finance Director Bailey, DPW Director Einweck, Steve Martinez (Lake Country Reporter), Katherine Michalets (Waukesha Freeman), Developer Joe McCormick

Public Comments: (Please be advised the Village Board will receive information from the public for a three minute time period per person, with time extensions per the Village President's discretion. Be it further advised that there may be limited discussion on the information received, however, no action will be taken under public comments.) None.

1. Motion (Meyers/Swenson) to approve Village Board minutes of December 8, 2014. Carried (7-0).
2. Motion (Landwehr/Swenson) to approve the vouchers for payment in the amount of \$142,792.76. Carried (6-0). Meyers abstained.
3. Consideration of actions related to Licenses and Permits
  - a. **PUBLIC HEARING** for the consideration of the issuance of a Class "B" Beer License and a "Class C" Wine for the premise located at 212 E. Capitol Dr. (The Pink Mocha, Heidi Nugent, Agent)

President Lamerand opened the public hearing at 7:03 p.m. No comments were heard. Public hearing was closed at 7:03 p.m. Motion (Compton/Stevens) to approve the issuance of a Class "B" Beer and "Class C" Wine license for The Pink Mocha, Heidi Nugent, Agent subject to contingencies as recommended. Carried (7-0).

- b. Motion (Meyers/Wallschlager) to approve Operator (Bartender) License with term ending June 30, 2016. Carried (7-0).
- c. Hearing related to revocation of Class "B" Beer and "Class B" Liquor licenses issued to Lauer Enterprises, Inc. (dba Slugger's), 1270 E Capitol Dr.
  - i. Consideration of official action related to the revocation.

It was stated that this issue was resolved with Mark Lauer and the license previously issued to Slugger's has been surrendered. No action was required by the Village Board.

Motion (Stevens/Landwehr) to refund \$300 of the liquor license fee to Mark Lauer, Lauer Enterprises, LLC.

Items related to the Hartland River Walk Apartments

4. **PUBLIC HEARING** regarding an amendment to the Village Of Hartland Comprehensive Development Plan: 2035 to designate the land use of three properties abutting Oak Street and Lawn Street from Medium Density Residential to Mixed Use Commercial/Residential.

President Lamerand opened the Public Hearing at 7:06 p.m. Comments were received from a resident regarding concerns about the density of the apartments. Another resident who resides on the corner of Church and Lawn Street raised concerns about traffic, cars not stopping at the intersection and a feeling of being cut off from the space near the river with the proposed construction. Mary Pfeiffer, 617 E. Capitol Drive, commented that she is concerned about changing the flavor of the Village with construction of three story apartments and is concerned about the density, parking and traffic. A resident of Lawn Street stated that he is concerned with the volume of traffic that will be added, whether there will be adequate parking and heavy density.

Developer Joe McCormick stated that he is available to answer questions or review plans if desired. Trustee Wallschlagel stated that she believes that the parking proposed does not meet the requirements. Mr. McCormick stated that the proposed parking is based on his experience in other developments. Trustee Wallschlagel also stated that the parking spaces do not appear to meet the required square footage. She further stated that the Village needs to maximize the asset of the Bark River and feels that the Village should encourage retail development first.

The Public Hearing was declared closed at 7:16 p.m.

5. **PUBLIC HEARING** regarding the proposed vacation of the Oak Street Right of Way from Lawn Street to its southern terminus.

President Lamerand opened the Public Hearing at 7:16 p.m. Administrator Cox stated that after staff review of the project, the final request for vacation of the right of way includes an area in the northeast portion adjacent to what is referred to as "Building 2". The right of way to be vacated was identified on Exhibit A which was attached to the Resolution for consideration.

Administrator Cox stated that if the project is approved the Village will ultimately transact the properties to the developer as part of financing proposal. The area to be vacated is about 1,300 square feet. It is intended that there will be a public walkway in the remaining right of way.

The Public Hearing was declared closed at 7:21 p.m.

6. **PUBLIC HEARING** regarding rezoning the properties involved in the Riverwalk Apartments development from B-3 Central Business/Mixed Use District to B-3 Central Business/Mixed Use District with a Planned Unit Development Overlay.

**VILLAGE BOARD MINUTES**  
**MONDAY, DECEMBER 22, 2014**  
**7:00 PM**  
**PAGE 3**

President Lamerand opened the Public Hearing at 7:21 p.m. Administrator Cox stated that the intent of the Planned Unit Development Overlay is to provide the Village the flexibility in the zoning code to work through the proposed project which has multiple uses on one parcel. The ordinance that would affect this change wouldn't take effect until there is a final executed planned unit development agreement for the project. The Plan Commission has requested specifically that the project come back with details they requested before they are ready to make approval and recommendations to the Board.

The Public Hearing was declared closed at 7:24 p.m.

7. Consideration of Bill for An Ordinance No. 12/08/2014-01, "An Ordinance Adopting An Amendment To The Village Of Hartland Comprehensive Development Plan: 2035."

This was a second reading of the proposed ordinance. This item was carried over to the next Village Board meeting.

8. Consideration of Resolution No. 12-22-14-01, "Final Resolution Concerning Discontinuance Of A Portion Of The Oak Street Right-Of-Way."

Motion (Landwehr/Swenson) to carry this item over to the next Village Board meeting. Carried (7-0).

9. Consideration of Bill for an Ordinance No. 12/08/2014-02 "An Ordinance to Amend the Official Zoning Map Of The Village Of Hartland."

This item was carried over to the next Village Board meeting.

Others items for consideration

10. Consideration Of Bill For An Ordinance No. 12/22/2014-01 "An Ordinance To Amend Chapter 14 And Appendix A Of The Village Of Hartland Municipal Code Pertaining To Animals And Fee Schedule."

Motion (Wallschlager/Stevens) to suspend the rules. Carried (7-0).

Motion (Stevens/Wallschlager) to adopt Ordinance No. 12/22/2014-01 "An Ordinance To Amend Chapter 14 And Appendix A Of The Village Of Hartland Municipal Code Pertaining To Animals And Fee Schedule." Carried (7-0).

11. Motion (Compton/Landwehr) to approve an Extraterritorial Certified Survey Map for the Russell Greiber property at W307 N5460 Anderson Road in the Town Of Merton. Carried (7-0).
12. Motion (Meyers/Swenson) to approve a reduction to standby letter of credit for Sanctuary of Hartland, LLC. Carried (7-0).
13. Motion (Meyers/Landwehr) to approve the wage and employment agreement with Dave Dean to serve as Interim Fire Chief. Carried (7-0).

14. Proclamation in Recognition of Service for Allen “Augie” Wilde.

This item was carried over to a future Village Board meeting.

15. Announcements: The following individuals will be given an opportunity to make announcements at the meeting in regards 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 Administrator or other Village Staff members.

President Lamerand thanked residents for their continued support of the Village Board and the progress that has been made on the many projects.

On behalf of the Village Board he wished all a Merry Christmas and a Happy New Year.

16. Consideration of a motion to recess to closed session pursuant to State Statutes §19.85(1)(c), Considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility regarding the Village Administrator and to adjourn thereafter without reconvening into open session pursuant to SS 19.95 (2).

Roll call vote taken. All ayes. Carried (7-0). Meeting recessed to closed session at 7:31 p.m.

Respectfully submitted,

Darlene Igl  
Village Clerk