

CITY OF WAUPUN MEETING OF THE COMMON COUNCIL
City Hall Common Council Chambers - 201 E Main Street, Waupun WI
Tuesday, December 10, 2013 at 6:00pm

CALL TO ORDER

PLEDGE OF ALLEGIANCE

MOMENT OF SILENT MEDITATION

ROLL CALL--Mayor to excuse any absent members.

READING OF MINUTES FROM COMMON COUNCIL MEETINGS HELD ON:

—If approved, motion—no roll call.

Regular meetings: November 12

Special meetings: November 26

PUBLIC HEARING

1.

PERSONS WISHING TO ADDRESS COUNCIL--State name, address, and subject of comments. (2 Minutes) At conclusion of comments, presiding officer will advise of action--either place on agenda or refer to appropriate person, committee, or agency.

1. Jay Graff- Waupun Historical Society
2. Mike Krueger- LifeStar
3. Brian Ball - Handicap Hunt in the City Landfill

No Public Participation after this point.

*** BOARDS, COMMITTEE AND COMMISSION MEETINGS**

1. Committee of the Whole - November 26
2. Board of Public Works - October 8
3. Library Board - November 18
4. Recreation Board - no meeting
5. Plan Commission - October 16
6. Zoning Board of Appeals - no meeting
7. Community Development Authority - no meeting
8. Business Improvement District - no meeting
9. Fire and Police Commission - no meeting
10. Utility Commission - November 11

❖ CONSENT AGENDA

If you request an item be withdrawn, the item will be removed and considered following approval of the Consent Agenda. If no withdrawals, motion for adoption. If expenditures or committee appointments--Roll Call

COMMUNICATIONS

1. City Administrator
2. Police Chief
3. Fire Chief, Emergency Government Director
4. City Clerk
5. Library Director

December 10, 2013 Common Council Agenda

6. Building Inspector/Zoning
7. Director of Public Works
8. Waupun Utilities

NEW BUSINESS

MOTIONS

1. Discussion/Motion- Certified Survey Map for Fond Du Lac County Park
2. Discussion/Motion- Primary Election for Office of Mayor and Alderman on February 18, 2013
3. Discussion/Motion- 2014-2015 Election Poll Workers

CORRESPONDENCE/PRESENTATIONS

1. Mayoral Board and Committee Appointments
 - a.
2. Mayor prior/forthcoming events.
 - a.

RESOLUTIONS / ORDINANCES (*Motion on Roll Call*)

1. 12-10-13-01 Resolution Approving the Issuance by the Public Finance Authority of Bonds on Behalf of WHPC-Southern Bond Pool I, LLC
2. 13-07 Ordinance -Amend Ch. 7.05(1)entitled Streets and Sidewalks Excavations and Openings

MISCELLANEOUS BUSINESS

PAYMENT OF BILLS - (*Motion on Roll Call*)

1. Authorize City Clerk to make payment of the monthly expenses

ANY OTHER BUSINESS AUTHORIZED BY LAW TO BE CONSIDERED

1. Licenses:

Operator License (s): Jocelyn McCann, Paul R. Abresch, Destiny Varisco

Taxicab License: Brown Cab Service Inc. DBA Waupun Taxi

Taxicab Operator License(s): Donna Donovan, Betty Sheely, Barbara Brautigam, Brian Kruger, William Donovan

Temporary Class B Wine License: Agnesian Health Care Foundation, Chocolate & Wine Event
February 2, 2014 at the City of Waupun Auditorium

CLOSED SESSION

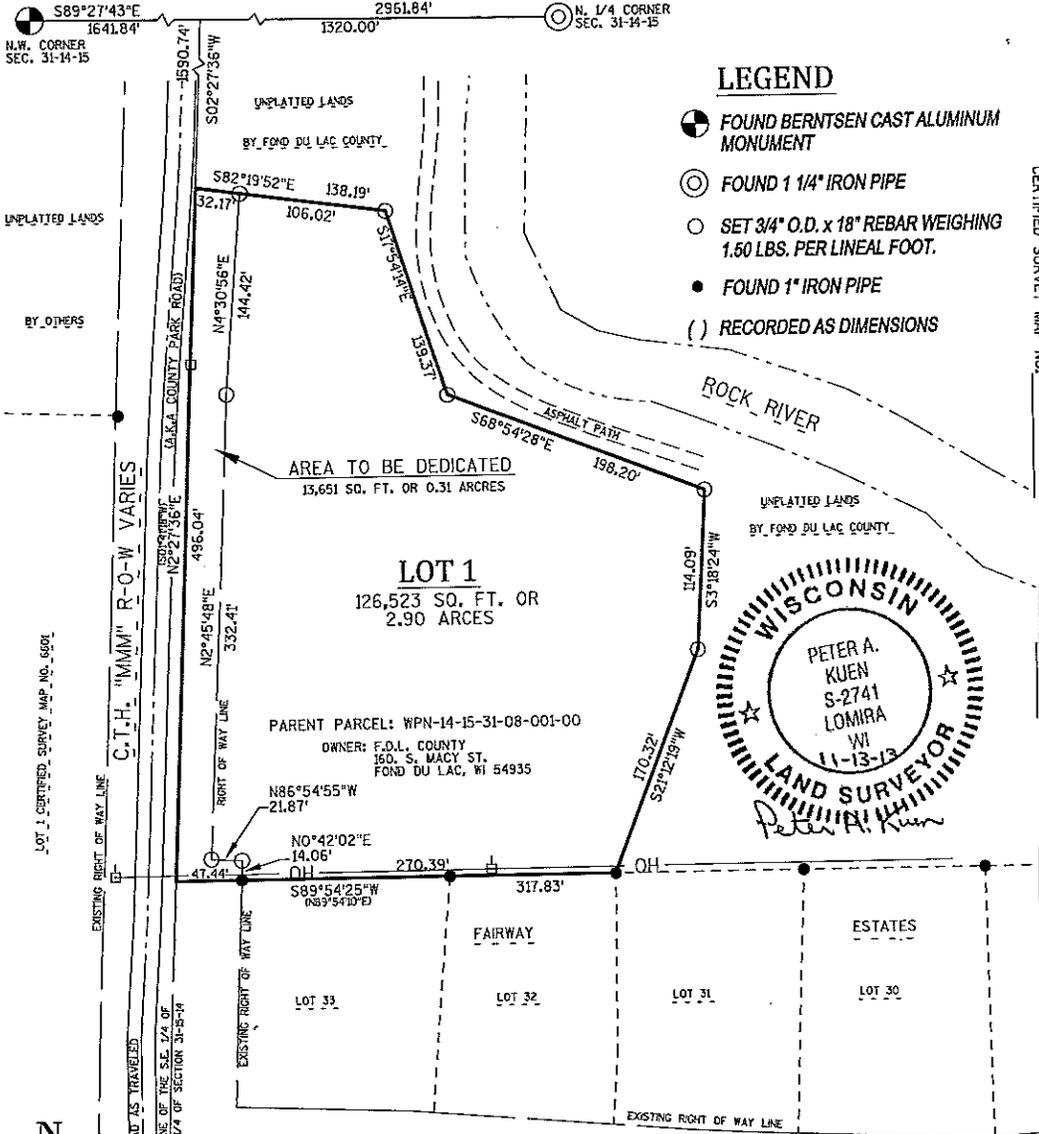
ACTION FROM CLOSED SESSION

ADJOURNMENT

Upon reasonable notice, efforts will be made to accommodate disabled individuals through appropriate aids and services. For additional information, contact the Clerk's office at 920-324-7900. Members of and possibly a quorum of members of other governmental bodies may be in attendance to gather information. Any governmental body other than that specifically referred to above will take no action.

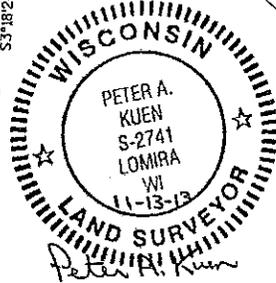
CERTIFIED SURVEY MAP

A PARCEL OF LAND BEING PART OF THE S.E. 1/4 OF THE FRACTIONAL N.W. 1/4 OF SECTION 31, TOWN 14 NORTH, RANGE 15 EAST, IN THE CITY OF WAUPUN, FOND DU LAC COUNTY, WISCONSIN.

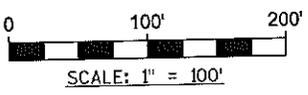


LEGEND

- FOUND BERNTSEN CAST ALUMINUM MONUMENT
- FOUND 1 1/4" IRON PIPE
- SET 3/4" O.D. x 18" REBAR WEIGHING 1.50 LBS. PER LINEAL FOOT.
- FOUND 1" IRON PIPE
- () RECORDED AS DIMENSIONS



BIRDIE BLVD. (R-O-W VARIES)



BEARING ARE REFERENCED TO THE NORTH LINE OF THE N.W. 1/4 OF SECTION 31-14-15, WHICH BEARS SOUTH 89°27'43" EAST ACCORDING TO F.D.L. COUNTY COORDINATE SYSTEM, NAD 83(93).

THIS DOCUMENT WAS DRAFTED BY:
PETER A. KUEN

**FOND DU LAC COUNTY
SURVEYOR**

PETER A. KUEN RLS NO. 2741

FOND DU LAC COUNTY
HIGHWAY COMMISSION
301 DIXIE ST.
FOND DU LAC, WI 54936
(920) 929-3492

CERTIFIED SURVEY MAP NO. _____
VOLUME _____
PAGE _____

N.W. CORNER SEC. 31-14-15
S89°27'43"E
1641.84'

N. 1/4 CORNER SEC. 31-14-15
2961.84'

LOT 1, CERTIFIED SURVEY MAP NO. 6601

C.T.H. "MMM" R-O-W VARIES



W. 1/4 CORNER SEC. 31-14-15
S89°51'38"E
1572.69'

CENTER OF SEC. SEC. 31-14-15

FLOOD PLAIN INFORMATION

BENCHMARK: SOUTHWEST CORNER OF
FOOTBRIDGE OVER ROCK RIVER
ELEV: 855.52' NAVD (83) 1991

FIRM MAP NO. 55039C0334F
PAGE 394 OF 595
EFFECTIVE DATE: NOVEMBER 4, 2009

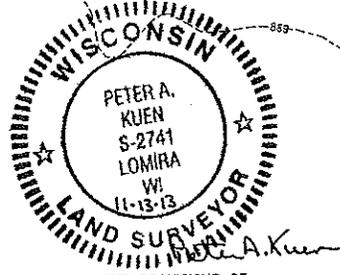
THIS PARCEL FALL WITHIN TWO FLOOD ZONES:
ZONE A: NO BASE FLOOD ELEVATION
ZONE AE: 787 PER DETAIL STUDY CROSS SECTION

APPROXIMATE LIMITS OF
FIRM PANEL DETAILED
STUDY AREA.

APPROXIMATE 100' YEAR
FLOOD CONTOUR ELEVATION 887.0'

75' BUILDING SETBACK
FOND DU LAC COUNTY SHORELAND
ZONING ORDINANCE

LOT 1
125,523 SQ. FT. OR
2.90 ACRES



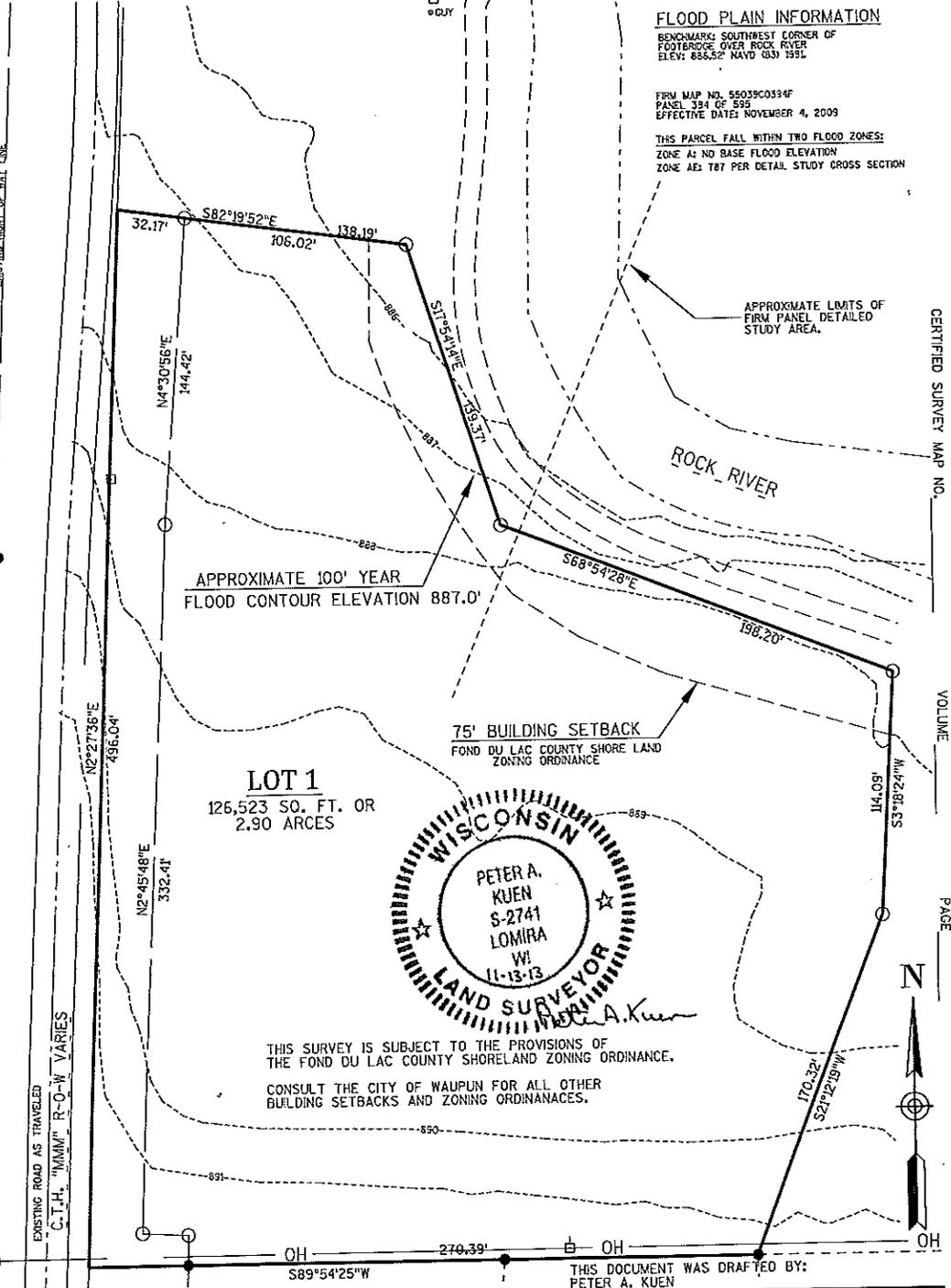
THIS SURVEY IS SUBJECT TO THE PROVISIONS OF
THE FOND DU LAC COUNTY SHORELAND ZONING ORDINANCE.
CONSULT THE CITY OF WAUPUN FOR ALL OTHER
BUILDING SETBACKS AND ZONING ORDINANCES.

THIS DOCUMENT WAS DRAFTED BY:
PETER A. KUEN

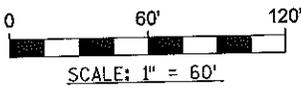
**FOND DU LAC COUNTY
SURVEYOR**

PETER A. KUEN RLS NO. 2741

FOND DU LAC COUNTY
HIGHWAY COMMISSION
301 DIXIE ST.
FOND DU LAC, WI 54936
(920) 929-3492



CERTIFIED SURVEY MAP
A PARCEL OF LAND BEING PART OF THE S.E. 1/4 OF THE FRACTIONAL
N.W. 1/4 OF SECTION 31, TOWN 14 NORTH, RANGE 15 EAST, IN THE CITY
OF WAUPUN, FOND DU LAC COUNTY, WISCONSIN.



SHEET 2 OF 4
NOVEMBER 13, 2013

CERTIFIED SURVEY MAP NO. _____
VOLUME _____
PAGE _____

CERTIFIED SURVEY MAP

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N.W. 1/4 OF SECTION 31, TOWN 14 NORTH, RANGE 15 EAST, IN THE CITY
OF WAUPUN, FOND DU LAC COUNTY, WISCONSIN.

SURVEYOR'S CERTIFICATE

I, PETER A. KUEN, WISCONSIN REGISTERED LAND SURVEYOR NO. 2741, HEREBY CERTIFY:

THAT I HAVE SURVEYED, DIVIDED, DEDICATED AND MAPPED A PARCEL OF LAND DESCRIBED BELOW.

THAT I HAVE MADE SUCH SURVEY UNDER THE DIRECTION OF SAM TOBIAS, FOND DU LAC COUNTY
PLANNING AND PARKS DIRECTOR, WHICH IS BOUNDED AND DESCRIBED AS FOLLOWS:

A PARCEL OF LAND BEING PART OF THE S.E. 1/4 OF THE FRACTIONAL N.W. 1/4 OF SECTION 31, TOWN
14 NORTH, RANGE 15 EAST, IN THE CITY OF WAUPUN, FOND DU LAC COUNTY, WISCONSIN IS MORE
PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 31; THENCE SOUTH 89°27'43" EAST ALONG
THE NORTH LINE OF SAID N.W. 1/4, 1641.84 FEET; THENCE SOUTH 02°27'36" WEST ALONG THE WEST
LINE OF THE N.E. 1/4 AND ALSO THE S.E. 1/4 OF THE FRACTIONAL N.W. 1/4, 1590.74 FEET TO THE
PLACE OF BEGINNING OF THE PARCEL TO BE DESCRIBED; THENCE SOUTH 82°19'52" EAST 138.19 FEET;
THENCE SOUTH 17°54'14" EAST 139.37 FEET; THENCE SOUTH 68°54'28" EAST 198.20 FEET; THENCE SOUTH
03°18'24" WEST 114.09 FEET; THENCE SOUTH 21°12'19" WEST 170.32 FEET TO A POINT ON THE NORTH
LINE OF FAIRWAY ESTATES SUBDIVISION PLAT, POINT IS ALSO COMMON WITH LOTS 31 AND 32 IN SAID
PLAT; THENCE SOUTH 89°54'25" WEST ALONG SAID NORTH LINE, 317.83 FEET TO A POINT ON THE WEST
LINE OF THE S.E. 1/4 OF THE FRACTIONAL N.W. 1/4; THENCE NORTH 02°27'36" EAST ALONG SAID 1/4 -
1/4 SECTION LINE, 496.04 FEET TO THE PLACE OF BEGINNING.

SAID PARCEL CONTAINS 140,174 SQUARE FEET OR 3.21 ACRES MORE OR LESS AND IS SUBJECT TO RIGHT
OF WAYS, EASEMENTS AND RESTRICTIONS IN USE OR OF RECORD.

I FURTHER CERTIFY THAT THIS MAP IS A CORRECT REPRESENTATION OF ALL EXTERIOR BOUNDARIES
THEREOF ACCORDING TO OFFICIAL PUBLIC RECORDS AND THAT I HAVE COMPLIED WITH THE PROVISIONS OF
CHAPTER 236 OF THE WISCONSIN STATE STATUTES AND THE SUBDIVISION CONTROL ORDINANCE OF THE
CITY OF WAUPUN, FOND DU LAC COUNTY, WISCONSIN TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Peter A. Kuen

PETER A. KUEN
REGISTERED LAND SURVEYOR S-2741

DATED THIS 13 DAY OF NOVEMBER, 2013.



THIS DOCUMENT WAS DRAFTED BY:
PETER A. KUEN

CERTIFIED SURVEY MAP

A PARCEL OF LAND BEING PART OF THE S.E. 1/4 OF THE FRACTIONAL
N.W. 1/4 OF SECTION 31, TOWN 14 NORTH, RANGE 15 EAST, IN THE CITY
OF WAUPUN, FOND DU LAC COUNTY, WISCONSIN.

OWNER'S CERTIFICATE

AS CHAIRMAN OF THE FOND DU LAC COUNTY BOARD AND FOND DU LAC COUNTY CLERK, OWNERS, WE DO
HEREBY CERTIFY THAT WE CAUSED THIS LAND SHOWN AND DESCRIBED ON THIS CERTIFIED SURVEY MAP
TO BE SURVEYED, DIVIDED, DEDICATED AND MAPPED AS REPRESENTED ON THIS CERTIFIED SURVEY MAP,
IN ACCORDANCE WITH THE SUBDIVISION ORDINANCE OF THE CITY OF WAUPUN AND CHAPTER 236 OF THE
WISCONSIN STATUTES. WE ALSO CERTIFY THAT THIS MAP IS REQUIRED TO BE SUBMITTED TO THE
FOLLOWING AGENCIES FOR APPROVAL:

CITY OF WAUPUN PLANNING COMMISSION
FOND DU LAC COUNTY HIGHWAY DEPARTMENT

WITNESS THE HAND AND SEAL OF SAID AGENTS THIS _____ DAY OF _____, 2013.

WITNESS

MARTIN FARRELL, COUNTY BOARD CHAIRMAN

WITNESS

LISA FREIBERG, COUNTY CLERK

STATE OF WISCONSIN)
) SS
FOND DU LAC COUNTY)

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 2013, THE ABOVE MARTIN FARRELL
AND LISA FREIBERG, TO ME KNOWN TO BE THE SAME PERSONS WHO EXECUTED THE FOREGOING
INSTRUMENT AND ACKNOWLEDGE THE SAME.

NOTARY PUBLIC, STATE OF WISCONSIN

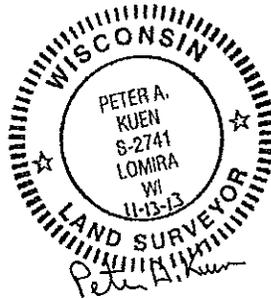
MY COMMISSION EXPIRES

CITY OF WAUPUN PLANNING COMMISSION CERTIFICATE

APPROVED THIS _____ DAY OF _____, 2013.

MAYOR, JODI STEGER

CITY ADMINISTRATOR, KYLE CLARK



CERTIFIED SURVEY MAP NO. _____

VOLUME _____

PAGE _____



City of Waupun

201 E. Main Street
WAUPUN, WISCONSIN 53963
Phone: 920-324-7900
Fax: 920-324-7939

"Wild Goose Center of Wisconsin"

To: Mayor and Common Council
From: Angie Hull, Clerk
Date: December 7, 2013

Re: Primary race for Mayor and Aldermanic Election – February 18, 2014

"Three (3) days following the date of deadline which nomination papers are due is the final day for a governing body of a city or village to decide upon a primary, or for electors to petition for a primary, if not required by ordinance."

By January 10, 2014, the City must make motion of holding a Primary Election, or not, for the local race of Mayor and Alderman.

I made contact with the Fond Du Lac and Dodge County Clerk's, and they inform me that, **as of today**, they do not have anything for a primary that would affect Waupun. However, this may change.

If the City agrees to hold the Mayor and/or Aldermanic race on the February Primary Election ballot, the City will then share in the cost of the election (ballot machine programming, ballots, publications). If the City does not, the County assumes these costs.

RECOMMENDATION:

Motion to not hold the race of Mayor and/or Aldermanic person for Aldermanic District 2, 4, and 6 on the February 18, 2014 Primary Election ballot.



City of Waupun
201 E. Main Street
Waupun, Wisconsin 53963
Phone: 920-324-7900
Fax: 920-324-3980
www.cityofwaupun.org

"Wild Goose Center of Wisconsin"

2014 - 2015 City of Waupun Election Inspectors

December 31, 2013 marks the end of the current term of election inspectors. At a meeting in December, but not later than December 31, 2013, the municipal governing body shall appoint election inspectors for a two-year term which begins January 1, 2014 and ends December 31, 2015.

Sheila Defoe
Sue Streekstra
Nancy Vanderkin
Deloris Zastrow
Frank Mesa
Marlene Teletzke
Joan Pluim
Loretta Gedamke
Jane Reilly
Janet Gehl
Ruth Schrank
Beth Vanderkin
Katie VanHierden
Beverly Schultz
Donna Kahl
Jeanna Powell
Judy Mechlenberg
Sandy Bowe
Dave Imhoff
Ann Boerson
Joyce Berry
Arlene Handshy
Diane Imhoff
Alice Rahn
Gerald Rahn
Joyce Pattee
Arvin Kahl
Ruth Buwalda
Audrey Zamzow
Nancy Giese
Lorna Patrouille
Judy Hurst
Betty Daane

RESOLUTION 12-10-13-01

**A RESOLUTION OF THE COMMON COUNCIL OF
THE CITY OF WAUPUN, WISCONSIN
APPROVING THE ISSUANCE BY
THE PUBLIC FINANCE AUTHORITY OF BONDS
ON BEHALF OF WHPC-SOUTHERN BOND POOL I, LLC**

WHEREAS, WHPC-Southern Bond Pool I, LLC (the "Borrower"), has requested that the Public Finance Authority (the "Authority") issue bonds (the "Bonds") in an amount not to exceed \$36,000,000, a portion of which, in the approximate amount of \$3,290,000, will be used to finance the costs of the acquisition, renovation and equipping of residential rental facilities for individuals and families of low and moderate income including a 49-unit facility known as Gateway Senior Apartments, located at 120 Gateway Drive, Waupun, Wisconsin 53963 (the "Project"); and

WHEREAS, the Project will initially be owned and operated by the Borrower; and

WHEREAS, the Bonds or a portion thereof will be "private activity bonds" for purposes of the Internal Revenue Code of 1986 (the "Code"); and

WHEREAS, pursuant to Section 147(f) of the Code, prior to their issuance, private activity bonds are required to be approved by the "applicable elected representative" of a governmental unit having jurisdiction over the entire area in which any facility financed by such bonds is to be located, after a public hearing held following reasonable public notice; and

WHEREAS, the members of this Common Council (the "Governing Body") of the City of Waupun, Wisconsin (the "City") are the applicable elected representatives of the City; and

WHEREAS, the Borrower has requested that the Governing Body approve the financing of the Project and the issuance of the Bonds in order to satisfy the public approval requirement of Section 147(f) of the Code and the requirements of Section 4 of the Amended and Restated Joint Exercise of Powers Agreement Relating to the Public Finance Authority, dated as of September 28, 2010 (the "Joint Exercise Agreement") and Section 66.0304(11)(a) of the Wisconsin Statutes; and

WHEREAS, pursuant to Section 147(f) of the Code, the Governing Body or its designee has, following notice duly given in the form attached hereto as Exhibit A (the "TEFRA Notice"), held a public hearing regarding the financing of the Project and the issuance of the Bonds, and now desires to approve the financing and the issuance of the Bonds; and

NOW, THEREFORE, BE IT RESOLVED BY THE ABOVE-NAMED GOVERNING BODY AS FOLLOWS:

Section 1. The above recitals are true and correct.

Section 2. The form and publication of the TEFRA Notice is approved.

Section 3. The Governing Body hereby approves the issuance of the Bonds by the Authority for financing the Projects. It is the purpose and intent of the Governing Body that this resolution constitute approval of the issuance of the Bonds by the applicable elected representative of the governmental unit having jurisdiction over the area in which the Project is located, in accordance with Section 147(f) of the Code and Section 66.0304(11)(a) of the Wisconsin Statutes and Section 4 of the Joint Exercise Agreement.

Section 4. The officers of the City are hereby authorized and directed, jointly and severally, to do any and all things and to execute and deliver any and all documents that they deem necessary or advisable in order to carry out, give effect to and comply with the terms and intent of this resolution and the financing approved hereby.

Section 5. The approval of the issuance of the bonds does not constitute an endorsement to a prospective purchaser of the Bonds of the creditworthiness of the Projects or the Borrower. THE BONDS DO NOT CONSTITUTE A DEBT OF THE STATE OF WISCONSIN OR ANY POLITICAL SUBDIVISION OR ANY AGENCY THEREOF, INCLUDING THE CITY OF WAUPUN, OR A PLEDGE OF THE FAITH AND CREDIT OF THE STATE OF WISCONSIN OR ANY POLITICAL SUBDIVISION OR ANY SUCH AGENCY, INCLUDING THE CITY OF WAUPUN.

ADOPTED by the Common Council of the City of Waupun at a regular meeting of said body held on the 10th day of December, 2013, by a majority vote:

Mayor Jodi A. Steger

City Clerk Angela J. Hull

NOTICE OF PUBLIC HEARING
MULTIFAMILY HOUSING REVENUE BONDS

Notice is hereby given that a public hearing will be held by the Common Council of the City of Waupun, Wisconsin (the "Host") on Tuesday, December 10, 2013, at 6:00 p.m. in Council Chambers at City Hall, 201 E. Main Street, Waupun, Wisconsin 53963. This hearing is for the purpose of considering the authorization and approval of the issuance by Public Finance Authority, a commission duly organized under the laws of the State of Wisconsin (the "Issuer") of its Multifamily Housing Revenue Bonds (WHPC-Southern Bond Pool I) in one or more series, pursuant to a plan of finance, in an aggregate principal amount not to exceed \$36,000,000 (the "Bonds"). The Bonds are expected to be issued pursuant to Section 66.0304 of the Wisconsin Statutes, as amended. If the Bonds are approved, the proceeds of the Bonds will be used to finance the acquisition, renovation and equipping of residential rental facilities for individuals and families of low and moderate income in the state of Wisconsin. A portion of the Bonds in the amount of approximately \$3,290,000 will be used by the Issuer to make a loan to WHPC-Southern Bond Pool I, LLC, a Wisconsin limited liability company, or its successors or assigns (the "Borrower") to finance the acquisition, renovation and equipping of a 49-unit facility known as Gateway Senior Apartments, located at 120 Gateway Drive, Waupun, Wisconsin 53963 (the "Project"). The initial owner, operator or manager of the Project is expected to be the Borrower.

THE BONDS SHALL NOT REPRESENT OR CONSTITUTE A DEBT OR PLEDGE OF THE FAITH AND CREDIT OR THE TAXING POWER OF THE ISSUER, THE CITY OF WAUPUN, WISCONSIN, OR THE STATE OF WISCONSIN OR ANY OF ITS POLITICAL SUBDIVISIONS.

Interested persons are invited to attend this public hearing and will be given the opportunity to express their views concerning the approval by the Host of the issuance of the Bonds by the Issuer for the purpose of financing the Projects.

Anyone desiring to make written comments may give them to the City Administrator, 201 E. Main Street, Waupun, Wisconsin 53963 on or before the date and time of the aforementioned hearing. This notice is given pursuant to Section 147(f) of the Internal Revenue Code of 1986, as amended.

By order of the City Administrator
Waupun, Wisconsin

ORDINANCE # 13-07

AN ORDINANCE TO AMEND CHAPTER SEVEN OF THE MUNICIPAL CODE OF THE CITY OF WAUPUN ENTITLED "STREETS AND SIDEWALKS."

THE COMMON COUNCIL OF THE CITY OF WAUPUN ORDAINS:

SECTION 1: Section 7.05 of the Municipal Code of the City of Waupun entitled "STREETS AND SIDEWALKS EXCAVATIONS AND OPENINGS" is amended to repeal and recreate subsection (1) as follows:

(1) PERMIT REQUIRED. (a) No person shall make, direct or cause to be made any excavation or opening in any street, alley, highway, sidewalk or other public way within the City without first obtaining a permit from the Director of Public Works.

(b) Except as otherwise provided here, the City shall charge an application fee of \$15.00 for each permit issued under this section. A permit shall be required but no permit fee shall be charged if the permit is obtained pursuant to an order of the City of Waupun requiring sidewalk replacement or reconstruction. A permit shall be required but no separate or additional permit fee shall be charged if the permit is issued in conjunction with a building permit where the excavation or opening is ancillary to the project for which the building permit is issued.

(c) Any person who violates any provision of this section shall be subject to the forfeiture provisions identified in Section 18.04 of this Code. In addition, any contractor who makes an excavation or opening in violation of this subsection without first ensuring that the appropriate permit has been issued shall be subject to the forfeiture provisions identified in Section 18.04 of this Code.

SECTION 2: All ordinances or portions of ordinances inconsistent with the provisions of this ordinance are repealed.

SECTION 3: This Ordinance shall be in full force and effect on its passage and publication as provided by law.

Enacted this ___ day of _____, 2013.

Jodi Steger
Mayor

ATTEST:

Angela Hull
City Clerk