

**VILLAGE OF GREENDALE
REGULAR BOARD MEETING
September 2, 2014**

President Hermes called the Village Board meeting to order at 7:01 p.m. in the Board Room of Village Hall.

ROLL CALL

Present: Birmingham, Barbian, Ouellette, Chadwick, Sikorski, Genz, Hermes
Absent: None
Also Present: Todd Michaels, Village Manager
Kathy Kasza, Clerk Treasurer
Sarah Jankowski, Assistant Village Manager
Scott Satula, Director of Inspection Services
Timothy Saidler, Fire Chief
Robert Malasuk, Police Chief
Robert McFaul, Public Works Director
Visitors

MINUTES

Trustee Birmingham moved, seconded by Trustee Barbian, that the reading of the minutes from the Regular Board Meeting held on August 19, 2014, and the Special Board Meetings on August 19, 2014 and August 25, 2014, be suspended since all Board members received copies of same prior to tonight's meeting and that these minutes be approved as presented.

Ayes: Birmingham Barbian, Ouellette, Chadwick, Sikorski, Genz, Hermes
Nays: None
Motion to Approve: Carried

NEW COMMUNICATIONS

None Scheduled

CITIZENS' COMMENTS

Jackie Kraemer 5729 Clover Lane, stated that she had two items 1) water main breaks have been quite frequent lately on her Mother's street, Crocus Ct.; there have been four in the last 10 years but there have been many patches and would like to see that street put on the list for replacement next year; 2) Kraemer thought that instead of fully staffing a visitor center the Village could have a High School student create a smartphone application for the Historical Society to allow for self-guided tours.

STANDING COMMITTEE REPORTS

A. Finance Committee, August 25, 2014 Meeting, Trustee Birmingham

The Finance Committee meeting regularly scheduled for August 25, 2014 was cancelled. The Board will suspend the rules and consider approving the business items as part of the June 3, 2014 regularly scheduled Board meeting agenda.

i. Fire Station Needs Analysis Update. (FC 14-19)

Fire Chief Saidler reported that there was a meeting two weeks ago with staff and the architect. The decision was made to have one more meeting with the Ad Hoc Committee on Thursday September 11, 2014 at 5:00 pm, tentatively, at Village Hall to show a short presentation of the findings for the project. The architect plans to present these findings to the Village Board at the September 16, 2014 Board Meeting. R.A. Smith has also done some extra engineering reports of the elevations and lot lines, etc.

ii. Finance Committee Internal Audit Review of Bills Presented for payment.

Trustee Ouellette reviewed the report presented at the meeting for checks, ACH transactions, and P-Cards from last month and concluded that everything looks to be in order.

iii. Approval of Accounts Payable Checks for Payment

Trustee Birmingham moved, seconded by Trustee Barbian, to approve Accounts Payable check Nos. 96640 to 96760, in the amount of \$506,689.24; ACH Payments in the amount of \$716,355.62; P-Card purchases in the amount of \$96,145.82 for a total of \$1,319,190.68.

Ayes: Birmingham Barbian, Ouellette, Chadwick, Sikorski, Genz, Hermes

Nays: None

Motion to Approve: Carried

iv. Status of Accounts- July 31, 2014

Clerk-Treasurer Kathy Kasza stated that the accounts are up-to-date through the end of July. Kasza informed the Board that because the February 2014 Primary was only for Village offices, the Village had to pay all the costs of \$7,860 which put that account over budget.

OLD BUSINESS

None

NEW BUSINESS

A. BOT 14-47 Discussion and necessary action to funding the cost of finishing the meeting room at the Hose Tower Building – Placed on the Agenda at the request of Trustee Birmingham.

Trustee Birmingham thanked the Historical Society for their fund-raising efforts and asked his fellow Board members to provide the funds to finish the meeting room space in the hose tower. Birmingham felt that the benefits of having that space would be great for the community.

Manager Michaels presented the estimate of the cost to finish construction of the meeting room and place it into service. The estimate to complete the meeting room would not exceed \$95,000; a request for an additional \$25,000 for contingencies that arise when working on 75 year old historic buildings, would put the total request at \$120,000. The Village has invested \$100,000 of Village funds and \$55,183 of Community Development Block Grant (CDBG) funds which will not be reimbursed if it is not the intent to move the senior program to the Hose Tower building in the future. Michaels stated that funds are available in the Capital Improvement Fund for this expenditure. The funds were originally budgeted for the Safety Center Chiller System replacement should it fail during the summer months.

Trustee Sikorski asked if the estimated minimum will give the Village the optimum usage. Manager Michaels said no. Trustee Barbian asked how this expenditure will impact next year's budget; specifically if the money will be budgeted for the Safety Center's Chiller when it fails. Manager Michaels stated that it was the intention to replace the funds for the chiller in the 2015 budget. Trustee Chadwick asked Director of Inspection Services Satula if staff went over all the costs; Satula said yes staff has gone over the estimates with the Historical Society and finds them reasonable. Trustee Genz thought the costs of materials were excessive. Genz also wanted an accounting of funds that were already spent. He did agree that the building would be an asset to the community, however he did not agree on the \$25,000 contingency. Genz stated that he wanted more information before he could make a decision.

Trustee Birmingham said that he is not asking the Board to agree to specific amounts or materials he just wants the Board to move forward to complete this building. Birmingham made the point that a majority of the money has been donations, which the Village has no control over.

President Hermes asked Ted Mainella, President of the Historical Society, to provide further information. Mainella stated that the estimate presented was similar to the figures given to the Board in January this year. He said the Historical Society worked with the vendors to get realistic cost figures; he said he also received several bids for this estimate. Hermes asked how much the Historical Society has raised on its own without the Village funds. Mainella said it is \$296,776.11 from private donations; with CDBG grants and the Village matches the total raised is \$476,776.11 with a current balance of approximately \$35,000 of funds not already spent. Trustee Ouellette asked why there are no more funds to finish it. Trustee Birmingham said there was no time period set to finish the building. Mainella said the Historical Society agreed to raise funds to complete the project and they will continue their fund-raising efforts until the building is completed. Manager Michaels

said the main milestone was to finish the bathrooms and that is completed. Mainella said the cleaning and painting are also completed. The next phase is to work on duct work. Trustee Barbian said he is committed to completing the Hose Tower, but wants to ask more questions. He asked Mainella if he had any idea how much money they will raise next year. Mainella said that the only commitment he can make is that they will continue to fundraise until the building is completed.

President Hermes shared some of his thoughts on the subject. He stated that in 2010 the Historical Society was struggling in their fundraising, so in 2011 the Village contributed \$100,000 to get the project started. It worked and the Historical Society received more contributions. Hermes said that he did not see much future interest in contributors to finish this building. He agreed with Trustee Genz that they should see a detailed financial summary of revenues collected and expenditures dispersed before the Board makes a decision. He stated that this is an off budget request and he could not justify that. Hermes felt that this should be a budget request for next year's budget and should not be considered at this time.

Trustee Birmingham said that the Greendale Historical Society did estimate a total cost of \$600,000. He said that he would like this building completed this year and he would like to make a motion to do so. Trustee Barbian said that he supports a motion to complete the Hose Tower but wants to wait until the next year's budget. Trustee Sikorski said he wants to move forward for the benefit of the Village and put a time frame on the commitment. Manager Michaels mentioned that it will take at least a month to get architectural plans together and bid the project out and then they will have actual costs. However, the money for the architectural plans would be needed.

Trustee Birmingham moved, seconded by Trustee Sikorski, to fund the cost of finishing the meeting room space at the Hose Tower Building with the dollar amount to be determined by the Village Manager and Historical Society not to exceed \$120,000, with Trustee Genz overseeing the project and reporting to the Village Board.

Trustee Chadwick would like to commit half this year and half next year. Trustee Ouellette wanted to know who would be the project manager. Michaels said it would be the Village. Manager Michaels suggested that they go ahead and have the architect prepare the plans and get the bids. Then the Board will see actual prices and can make an informed decision.

Ayes: Birmingham, Chadwick, Sikorski
Nays: Barbian, Ouellette, Genz, Hermes
Motion to Approve: Failed

OFFICERS REPORTS

A. Village Manager's Report: Michaels reminded everyone that Trimborn Harvest of Arts and Crafts is this weekend. 2014 Property Assessments are still in process, final Board of Review is Wednesday September 10th at Village Hall starting at 9:00 AM. He also went over the Status Report for the Water Supply System Improvements.

B. Village President's Report: Waived

CITIZENS' COMMENTS

None

ADJOURNMENT

Motion by Trustee Birmingham, seconded by Trustee Barbian to adjourn.

Ayes: Birmingham, Barbian, Ouellette, Chadwick, Sikorski, Genz, Hermes

Nays: None

Motion to Adjourn: Carried

The Board adjourned at 8:24 p.m.

Respectfully submitted,

Joan Siefert, CMC, WCMC, Deputy Clerk