

MINUTES OF THE SPECIAL VILLAGE BOARD MEETING

Wednesday, October 7, 2020

Time: **6:30 pm**

Place: **Mukwonago Municipal Building, 440 River Crest Ct., Mukwonago, WI 53149**
This meeting will begin at 6:30pm or immediately following the Committee of the Whole.

Call To Order

The Village President Winchowky called the meeting to order at 6:30p.m. located in the Board Room of the Mukwonago Municipal Building, 440 River Crest Ct.

Roll Call

Board Members Present: Daniel Adler
Eric Brill
James Decker
Darlene Johnson
John Meiners
Roger Walsh
Fred Winchowky

Also Present:

John Weidl, Village Administrator
Diana Doherty, Finance Director
Diana Dykstra, Village Clerk-Treasurer
Ron Bittner, DPW Director
Dave Brown, Utilities Director
Mark Blum, Village Attorney
Peter Gesch, Village Engineer

Public Comments

Hearing no Comments, public comment period was closed.

Approval of Minutes

Motion to approve minutes of the Regular Village Board meeting of September 16, 2020.
Decker/Johnson motion to approve Regular Village Board meeting of September 16, 2020 as corrected. Unanimously carried.

Address by Hill Court Partners LLC regarding a proposed option for the purchase of land along Hill Court and discussion and direction concerning the same.

Nelson Williams of Briohn Construction was present to address the Board. He noted it has been great working with John Weidl on the last (5) projects and the encouragement he has provided. His company is taking a risk with only one tenant and a new building and they need to secure the land. They would like to protect against competitors, and would like the Board to consider the option they put out for them.

Closed Session

Decker/Johnson motion to go into Closed Session pursuant to Wis. Stats § 19.85 (1) (g) (Conferring with legal counsel who either orally or in writing will advise governmental body on strategy to be adopted with respect to current or likely litigation) concerning Greenwald Family Limited Partnership vs. Village of Mukwonago, and pursuant to Wis. Stats. § 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) for negotiation on the developer agreement with the Hill Court Partners, LLC.

Roll Call: "Yes" Trustee Adler, Brill, Decker, Johnson, Meiners, Walsh, and Winchowky. Unanimously carried

Open Session

Decker/Meiners motion to reconvene into open session pursuant to Wis. Stats. §19.85(2) for possible discussion and/or action concerning any matter discussed in closed session at 8:12pm.

Roll Call: "Yes" Trustee Adler, Brill, Decker, Johnson, Meiners, Walsh, and Winchowky. Unanimously carried

New Business

Discussion and possible action on Resolution 2020-49 a Resolution to approve a CSM for Hill Court Partners, LLC

Decker/Meiners motion to approve Resolution 2020-49 a Resolution to approve a CSM for Hill Court Partners, LLC. Unanimously carried.

Discussion and possible action on Hill Court Partners, LLC Storm Water Management Agreement (SWMA)

Decker/Meiners motion to approve Discussion and possible action on Hill Court Partners, LLC Storm Water Management Agreement (SWMA). Unanimously carried.

Discussion and possible action on the Developer Guaranty Agreement with Hill Court Partners, LLC.

Decker/Meiners motion to approve the Developer Guaranty Agreement with Hill Court Partners, LLC. Unanimously carried.

Discussion and possible action on a relocation order for the acquisition of rights to land necessary to construct DeBack Drive.

Decker/Meiners motion to approve a relocation order for the acquisition of rights to land necessary to construct DeBack Drive. Unanimously carried.

Adjournment

Meeting adjourned at 8:14pm.

Respectfully Submitted,

Diana Dykstra, MMC
Village Clerk-Treasurer