

Village of Mukwonago
Notice of Meeting and Agenda

COMMITTEE OF THE WHOLE MEETING
Wednesday, November 3, 2021

Time: **5:30 pm**

Place: **Mukwonago Municipal Building/Board Room, 440 River Crest Court,
Mukwonago, WI 53149**

1. Call to Order

2. Roll Call

3. Comments from the Public

Information and comment may be received from the public by the Committee of the Whole, but solely as to matters that appear on the Agenda for that meeting. The public comment session shall last no longer than 15 minutes and individual presentations are limited to (3) minutes per speaker. These time limits may be extended at the discretion of the Chief Presiding Officer. The Committee of the Whole may have limited discussion on the information received, however, no action will be taken on issues raised during the public comment session unless they are otherwise on the agenda for that meeting. Public comments should be addressed to the Committee of the Whole as a body. Presentations shall not deal in personalities or personal attacks on members of the Board, the applicant for any project or Village employees. Comments, questions and concerns shall be presented in a respectful and professional manner. Any questions to an individual member of the Committee of the Whole or Staff will be deemed out of order by the Presiding Officer.

4. Approval of Minutes

- 4.1 Discussion and possible action to approve Committee of the Whole Minutes of
October 6, 2021

[Attachment - 2021-10-06 COW Draft Minutes](#)

5. Presentation

- 5.1 Presentation for developer incentives and a request for conceptual review of site and architecture from Vlanznim Islami AKA Viktor Islami, Zani Islami, Blue Bay Restaurant within Tax Increment Financing District Number Four, applicant: 927 Main Street, Parcel Number: MUKV2009964004 and MUKV2009964001.
- 5.2 Presentation for developer incentives for T&D INVESTMENTS LLC / David Alan Alan within Tax Increment Financing District Number Four, applicant: Bay View Road, Parcel Number: MUKV2009983

6. Finance Committee, Trustee Meiners

Discussion and possible recommendation on the following

- 6.1 Monthly Treasury Report and Revenue/Expenditure Guideline Report For
September *(For information purposes only, no action required)*

[2021-09 September Treasury Report.pdf](#)

[2021-09 September Revenue & Expenditure Report.pdf](#)

- 6.2 Discussion and possible recommendation to approve Vouchers in the amount of \$363,387.86.
[110321 Cow Packet Village Board.pdf](#)
- 6.3 Discussion and final direction on 2022 Proposed Capital Equipment and Capital Improvement Budgets and link to website page containing proposed 2022 budget information. [https://villageofmukwonago.com/budget-reports/2022 Capital Expenditures by Fund.pdf](https://villageofmukwonago.com/budget-reports/2022%20Capital%20Expenditures%20by%20Fund.pdf)
[Proposed Budgets for Fund 430 & 480.pdf](#)
- 6.4 Discussion and update regarding the current status and requirements for amending the project plan for TID #4.
[Memo to Village Board COW 11-3-2021 TID Background Information.pdf](#)
- 6.5 Discussion and possible direction to staff regarding a request for developer incentives for Vlanznim Islami AKA Viktor Islami, Zani Islami, Blue Bay Restaurant within Tax Increment Financing District Number Four; applicant: 927 Main Street, Parcel Number: MUKV2009964004 and MUKV2009964001.
[Memo to Village Board COW 11-3-2021 Blue Bay detail with attachments.pdf](#)
- 6.6 Discussion and possible direction to staff regarding a request for developer incentives for T&D INVESTMENTS LLC / David Alan Alan within Tax Increment Financing District Number Four, applicant: Bay View Road, Parcel Number: MUKV2009983
[Memo to Village Board COW 11-3-2021 D A A Detail.pdf](#)
- 6.7 Discussion and possible recommendation to approve **Resolution 2021 - 79** a resolution to authorize the submission of a Community Development Investment (CDI) grant application to the Wisconsin Economic Development Corporation (WEDC) for the Elove Coffee LLC DBA Espresso Love Coffee Project; applicant Elove Coffee LLC dba Espresso Love Coffee, 301 Main Street, Parcel Number MUKVMUKV1976128
[Memo 10-27-2021 CDI Grant - 301 Main.pdf](#)
[RESOLUTION 2021-79 \(Elove Grant CDI\)](#)
- 6.8 Discussion and possible recommendation on a Purchase Requisition for Terminal-Andrea Inc. in the amount of \$22,945 for installation of light pole for SCADA service at the Fire Department, remove temporary system from training tower, and installation of mast and SCADA hardware on existing pole at Field Park.
[Purchase Requisition Terminal-Andrea SCADA and Internet Mast and Hardware Install](#)
- 6.9 Discussion and possible recommendation on a T-Mobile Lease Renewal Agreement
[T-Mobile \(Sprint \) Lease Agreement 2021 South Tower.docx](#)
[T-Mobile 5G Upgrade South Tower \(Sprint Aquisition Lease Revisement\).pdf](#)

7. Library Board of Trustees, Trustee Brill

Discussion and possible recommendation on the following

- 7.1 Library Director Report for October 2021
[Library Director Report - 2021-10](#)

8. Personnel Committee, Trustee Johnson

Discussion and possible recommendation on the following

- 8.1 Hearing and review of Mukwonago Professional Police Association Grievance filed on September 27, 2021.

9. Public Works Committee, Trustee Brill

Discussion and possible recommendation on the following

- 9.1 Discussion and possible recommendation to approve 2021 Street Rehabilitation Close-out Change Order and Final Payment request from Wolf Paving Co., Inc. in the amount of \$15,616.71. (Final Contract amount is \$565,805.62)
[Attachment - 20211020-Closeout Documents](#)
- 9.2 Discussion and possible recommendation on a sewer sprinkler credit for Fredrick and Therese Keyes, 603 Crestview Lane.
[Attachment: Sprinkler Request](#)
- 9.3 Discussion and possible recommendation for the Utilities Department to look into options on eliminating the residential third quarter sprinkler credit and move to an irrigation meter billing system for outside water use that does not drain to the sanitary sewer.
[Attachment: Sprinkler Credit Irrigation Meter Policy](#)
- 9.4 Discussion and possible recommendation on a Letter of Credit Reduction #2 for Box Self Storage Development resulting in a new letter of credit amount of \$105,735
[Box Self Storage Letter of Credit Reduction #2](#)
- 9.5 Discussion and possible recommendation to approve Minor's Estates Phase 4 Letter of Credit Reduction #5 to a new balance of \$428,118.82.
[Minors Estates Phase 4 - Letter of Credit Reduction #5.pdf](#)
- 9.6 Discussion and possible recommendation on a Letter of Credit elimination for Orchards of Mukwonago, Addition #2.
[Orchards of Mukwonago Addn 2-Letter of Credit Elimination.pdf](#)
- 9.7 Discussion and possible recommendation to approve Change Order No. 3 for DeBack Drive Infrastructure in the amount of \$199,516.00.
[Attachment - 00 63 63 Change Order No. 3](#)

10. Protective Services, Trustee Adler

Discussion and possible recommendation on the following

Reminder of Special Joint Village and Town Board Meeting for Fire Department on November 15, 2021.

11. Adjournment

It is possible that a quorum of, members of other governmental bodies of the municipality may be in attendance at the above stated meeting to gather information. No action will be taken by any governmental body at the above stated meeting other than the governmental body specifically referred to above in this notice. Please note, upon reasonable notice, efforts will be made to accommodate the needs of individuals with disabilities through appropriate aids and services. For additional information or to request this service, contact the Municipal Clerk's Office, (262) 363-6420.