



**AGENDA  
BELOIT CITY COUNCIL  
100 State Street, Beloit WI 53511  
City Hall Forum – 7:00 p.m.  
Tuesday, January 20, 2015**

1. CALL TO ORDER AND ROLL CALL
2. PLEDGE OF ALLEGIANCE
3. SPECIAL ORDERS OF THE DAY/ANNOUNCEMENTS – none
4. PUBLIC HEARINGS – none
5. CITIZEN PARTICIPATION
6. CONSENT AGENDA

All items listed under the Consent Agenda are considered routine and will be enacted by one motion. There will be no separate discussion of these items unless a Council member so requests, in which event the item will be removed from the General Order of Business and considered at this point on the agenda.

- a. Approval of the **Minutes** of the regular meeting of January 5, 2015 and special meeting of January 9, 2015 (LeMire)
  - b. Resolution approving a two-lot **Certified Survey Map** for the property located at 2036 Townhall Road (Christensen) Plan Commission recommendation for Approval 4-0
  - c. Application for a **Zoning Map Amendment** to change the zoning district classification of the property located at 1401 Townhall Road from PLI, Public Lands and Institutions District, to DH, Development Holding District (Christensen) Refer to Plan Commission
7. ORDINANCES – none
  8. APPOINTMENTS
  9. COUNCILOR ACTIVITIES AND UPCOMING EVENTS
  10. CITY MANAGER'S PRESENTATION
  11. REPORTS FROM BOARDS AND CITY OFFICERS
    - a. Resolution approving two Contracts between the City of Beloit and **Dane County Humane Society, Inc.** (Tyler)
    - b. Resolution declaring **Doubtful accounts**, authorizing amounts to be written off, and receiving and filing the 2014 Report of the Comptroller (Miller)
    - c. Resolution authorizing the Issuance and Establishing Parameters for the Sale of not to exceed \$1,265,000 **Storm Sewer System Revenue Refunding Bonds**, Series 2015A

of the City of Beloit, Rock County, Wisconsin, and providing for the payment of the Bonds and other details with respect to the Bonds (Miller)

- d. Resolution adopting a **Collective Bargaining Agreement** between the City of Beloit and the International Association of Fire fighters (IAFF) Local Union #583, AFL-CIO (Liggett)

## 12. ADJOURNMENT

\*\* Please note that, upon reasonable notice, at least 24 hours in advance, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information to request this service, please contact the City Clerk's Office at 364-6680, 100 State Street, Beloit, WI 53511.

Dated: January 14, 2015  
Rebecca Houseman LeMire  
City of Beloit City Clerk  
[www.beloitwi.gov](http://www.beloitwi.gov)

You can watch this meeting live on Charter PEG digital channel 992. Meetings are rebroadcast during the week of the Council meeting on Tuesday at 1:00 p.m.; Thursday at 8:30 a.m.; and Friday at 1:00 p.m.



**PROCEEDINGS OF THE BELOIT CITY COUNCIL**  
**100 State Street, Beloit WI 53511**  
**Monday, January 5, 2015**

Presiding: Charles M. Haynes  
Present: Sheila De Forest, Regina Hendrix, Chuck Kincaid, and David F. Luebke  
Absent: Ana Kelly and Mark Spreitzer

1. The meeting was called to order at 7:00 p.m. in the Forum at Beloit City Hall.
2. PLEDGE OF ALLEGIANCE
3. SPECIAL ORDERS OF THE DAY/ANNOUNCEMENTS – none
4. PUBLIC HEARINGS
  - a. Community Development Director Julie Christensen presented a resolution authorizing an amended **Planned Unit Development (PUD) – Master Land Use Plan** for the property located at 2250 West Hart Road. It was noted that the Plan Commission recommended approval 6-0. Ms. Christensen stated that the proposed use of the property will be a Residential Care Apartment Complex with a memory care unit and that the development would be phased. She indicated that no one attended the two public hearings at the Plan Commission, but one neighbor called staff with opposition to the project. Councilor Haynes opened the public hearing.
    - Scott Schadel, 2916 N Hall Road, Whitewater, said that he is representing the applicant and can answer any questions that the Council may have.Councilor Haynes closed the public hearing. Councilor Luebke made a motion to adopt the resolution, and Councilor De Forest seconded. Councilor De Forest asked if Tuck A Way Lane will have to be vacated, and Ms. Christensen stated that staff is recommending that it be vacated and plans to work with the applicant to do so. Councilor De Forest asked about the resident who called in opposition to the project, and Ms. Christensen stated that the caller was in opposition to any development on the property. The motion carried 5-0. File 8665
  - b. Ms. Christensen presented a resolution authorizing a **Conditional Use Permit** to allow a day care center in an R-3, Low-density Multi-family Residential Zoning District, for the property located at 819 Clary Street (Little Turtles Playhouse). It was noted that the Plan Commission recommended approval 6-0. Councilor Haynes opened the public hearing.
    - Joe Stadelman, 2431 East Ridge Road, Angus Young and Associates, said that he is representing Little Turtles Playhouse and that he can answer any questions the Council may have.Councilor Haynes closed the public hearing. Councilor Luebke made a motion to adopt the resolution, and Councilor Hendrix seconded. Councilor De Forest asked Mr. Stadelman if the applicant has any problem with removing the driveway as a condition of approval. Mr. Stadelman stated that the applicant does not have any issues with the conditions. The motion carried 5-0. File 8667
5. CITIZEN PARTICIPATION
  - Lucas Schultz, 2010 Crest Road, encouraged the City Council to look at the old Kerry building downtown as a museum to the industrial history of Beloit.

6. CONSENT AGENDA

Councilor De Forest made a motion to adopt the Consent Agenda, which consists of items 6.a. through 6.d. Councilor Kincaid seconded, and the motion carried that the Consent Agenda be

accepted, approved, adopted, or referred and acted upon as required by state and local codes by a vote of 5-0.

- a. The **Minutes** of the regular meeting of December 15, 2014 and the special meetings of December 22, 2014, were approved.
- b. The resolution authorizing **Final Payment** of Public Works Contract C14-07, Street Resurfacing, was adopted. File 8646
- c. The resolution **Combining Polling Places** for the Spring Primary Election on February 17, 2015, if the primary is necessary, was adopted. File 6384
- d. The resolution approving **Lease of Office Space** to Congressman Pocan and authorizing City Manager's Execution, was adopted. File 8588

7. ORDINANCES – none

8. APPOINTMENTS – none

9. COUNCILOR ACTIVITIES AND UPCOMING EVENTS

- Councilor De Forest encouraged the public to attend Winterfest activities, and she thanked all of the City's police, fire, and public works employees who are working in this bitterly cold weather.
- Councilor Luebke said that he was honored to attend the swearing-in ceremony for Council President Mark Spreitzer to the Wisconsin State Assembly with Councilor Kincaid.
- Councilor Hendrix said that she will be the keynote speaker at Martin Luther King, Jr. Convocation at 4:15 pm at Beloit College Campus – Eaton Chapel on January 19<sup>th</sup>, and she encouraged the public to attend.
- Councilor Kincaid said that it was a highlight to see the pomp and circumstance of Councilor Spreitzer's swearing-in ceremony to the Wisconsin State Assembly.
- Councilor Haynes encouraged the public to prepare for the upcoming dangerously cold weather.

10. CITY MANAGER'S PRESENTATION

- a. Monica Krysztopa presented the **Visit Beloit 2014 Year in Review**. She explained the ongoing programs as well as many new programs in 2014 including social media platforms; Go To Crew of traveling interns; *This is Beloit* website; photography, videography, and blogs; amateur sports tournaments; and staffing the most-visited welcome center in Wisconsin. Ms. Krysztopa thanked her staff, the City, and all of Visit Beloit's supporters for a successful year. Councilor Luebke thanked Ms. Krysztopa and her staff for the outreach and their work this year. Councilor De Forest said that she is thrilled with the work of Ms. Krysztopa and her team and asked to put a link to the *This is Beloit* website on the City's homepage.

11. REPORTS FROM BOARD AND CITY OFFICERS

- a. Ms. Christensen presented a resolution approving **Improvements within Stateline Restoration Prairie Park** located at 540 Colby Street. It was noted that the Plan Commission recommended approval 6-0, and the Parks, Recreation & Conservation Advisory Commission recommended approval 4-0. Councilor De Forest made a motion to adopt the resolution, and Councilor Kincaid seconded. The motion carried 5-0. File 6667

12. At 7:35 p.m., Councilor Hendrix made a motion to adjourn the meeting. Councilor Luebke seconded, and the motion carried.

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Rebecca Houseman LeMire, City Clerk

[www.beloitwi.gov](http://www.beloitwi.gov)

Date approved by Council:



## PROCEEDINGS OF THE BELOIT CITY COUNCIL

### Special Meeting

100 State Street, Beloit, WI 53511

Friday, January 9, 2015

Presiding: Mark Spreitzer

Present: Sheila De Forest, Charles M. Haynes, Regina Hendrix, Chuck Kincaid (arrived at 8:30 a.m.), Ana Kelly (arrived at 8:34 a.m.), and David F. Luebke (arrived at 8:25 a.m.)

Absent: None

1. President Spreitzer called the meeting to order at 8:16 a.m. in the Forum at Beloit City Hall.
2. The City Council reviewed the interview questions and format of the interviews. The Council determined that Councilor Spreitzer would ask questions to the interviewees and the other Councilors may ask follow-up questions.
3. The City Council **interviewed three executive search firms** to conduct an executive recruitment for the position of Beloit City Manager
  - a. Heidi Voorhees, President and Co-owner of **GovHR USA**, began her presentation at 8:35 a.m. She indicated that, if hired, Karl Nollenberger will be the principal consultant on this project but that each recruitment is a team effort.
  - b. Sharon Klumpp, Senior Vice President and Project Team Leader, on behalf of **Waters & Company (Springsted)**, began her presentation at 10:00 a.m. Ms. Klumpp indicated that she would be the principal consultant.
  - c. Bob Slavin, President of **Slavin Management Consultants**, began the presentation at 12:32 p.m. He introduced Dave Krings who will be co-managing the project.
4. The City Council discussed the three executive search firms. Councilor Spreitzer began the discussion by asking the rest of the Councilors about their thoughts on the three firms. Councilor Kelly said that she liked the GovHR USA presentation but she noted that Heidi Voorhees would not be the principal. Ms. Marshall was able to contact GovHR USA to determine when Mr. Nollenberger would be returning from overseas (January 20<sup>th</sup>) and how many other recruitments he currently has (one). Councilor De Forest said that she liked Waters and GovHR because of the customization offered. She noted that the proposed cost of the recruitment was about even for each firm. Councilors Spreitzer, Luebke, Haynes, and Hendrix indicated that GovHR was their top choice. The Council asked Ms. Marshall if she would contact GovHR to see if Ms. Voorhees could serve as the principal for this recruitment.

The Councilors briefly discussed their vision for the recruitment process including discussions with the business community and two additional public meetings (one during the day and one at night) and an electronic survey to determine the needs and desires of the public for the position at the beginning of the process.

Ms. Marshall indicated that she was unable to speak with Ms. Voorhees directly but that the co-owner of GovHR USA indicated that Ms. Voorhees would be overseeing the recruitment and would step in at any time if the Council was unhappy with Mr. Nollenberger's performance. Councilor Luebke made a motion to adopt the resolution authorizing the City Manager to enter into an agreement with GovHR USA for the City of Beloit **City Manager Recruitment Process**. Councilor Haynes seconded, and the motion carried 7-0. File 8671

Councilor De Forest said that she wants to make sure the Council has input on the location and structure of the public input meetings. Councilor Spreitzer indicated that Ms. Marshall would be the point of contact for the City regarding this matter.

5. At 2:50 p.m., Councilor Kincaid made a motion to adjourn the meeting. Councilor Kelly seconded, and the motion carried.

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Rebecca Houseman LeMire, City Clerk

[www.beloitwi.gov](http://www.beloitwi.gov)

Date Approved by Council:

**RESOLUTION  
APPROVING A TWO-LOT CERTIFIED SURVEY MAP  
FOR THE PROPERTY LOCATED AT  
2036 TOWNHALL ROAD**

**WHEREAS**, Section 12.05(1)(c) of Chapter 12 of the Code of General Ordinances of the City of Beloit entitled “*Subdivision and Official Map Ordinance*” authorizes the City Council of the City of Beloit to approve, conditionally approve, or reject any minor subdivision of land within the City that involves the dedication of land to the public; and

**WHEREAS**, the attached two-lot Certified Survey Map for the property located at 2036 Townhall Road, containing 74,439 square feet, more or less, is located within the jurisdiction of the City of Beloit and includes a dedication of public right-of-way; and

**WHEREAS**, the Plan Commission of the City of Beloit has heretofore recommended approval of the attached two-lot Certified Survey Map, along with the dedication of public right-of-way, which pertains to the following described land:

PARK OF THE N.E. ¼ OF THE S.E. ¼ OF SECTION 21, T. 1 N., R. 13 E., OF THE  
FOURTH P.M., CITY OF БЕЛОIT, ROCK COUNTY, WISCONSIN (A/K/A 2036  
Townhall Road).

**NOW, THEREFORE, BE IT RESOLVED THAT**, the City Council of the City of Beloit does hereby approve the attached two-lot Certified Survey Map for the property located at 2036 Townhall Road, subject to the following conditions:

1. The applicant shall record the CSM with the Rock County Register of Deeds and shall provide the Planning and Building Services Division with a copy of the recorded CSM by December 31, 2015.
2. An address shall be established by the City of Beloit Assessor’s office prior to recording this CSM with the Rock County Register of Deeds.
3. The property owner shall build a primary residential structure on Lot 1 with adequate access by January 2017.

Adopted this 20<sup>th</sup> day of January, 2015.

**BELOIT CITY COUNCIL**

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Mark Spreitzer, Council President

ATTEST:

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Rebecca Houseman LeMire, City Clerk



# CITY OF BELOIT

## REPORTS AND PRESENTATIONS TO CITY COUNCIL

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**Topic:** Certified Survey Map (CSM) for the property located at 2036 Townhall Road

**Date:** January 20, 2015

**Presenter(s):** Julie Christensen

**Department:** Community Development

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### **Overview/Background Information:**

R.H. Batterman & Co., Inc. has submitted an Application for a 2-Lot Certified Survey Map (CSM) for the property located at 2036 Townhall Road. According to Section 12.05(1)(c) of the Subdivision Ordinance, the Plan Commission shall recommend to the City Council approval, conditional approval, or rejection of any minor subdivision of land within the City that involves the dedication of land to the public.

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### **Key Issues:**

- The proposed CSM is intended to split the existing parcel into two lots. Lot 2 will have a 50' dedicated public right-of-way. The dedication for Lot 1 will vary from 59.31' to 61.04'.
  - Lot 1 will be 19,964-square feet. Lot 2 will be 43,584-square feet. Lot 1 has a garage on site. A residential structure must be built as the primary structure on site within 2 years to comply with the Zoning Code.
  - The City Assessor's Office has reviewed the proposed CSM and has noted that proposed Lot 1 will be addressed as 2056 Townhall Road.
  - This application has been on hold while Planning Staff attempted to obtain owner authorization from the estate that previously owned the subject property. Sole ownership was acquired in December 2014 and authorization received.
  - The Plan Commission reviewed this item on August 6, 2014 and voted unanimously (4-0) to recommend approval of this CSM, subject to the three conditions recommended by the Planning & Building Services Division.
- 

### **Consistency with Comprehensive Plan and Strategic Plan:**

The Future Land Use Map recommends Single-Family Residential – Exurban for Proposed Lot 1 and Business Park for Proposed Lot 2. Consideration of this request supports City of Beloit Strategic Goal #5.

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### **Sustainability:**

- **Reduce dependence upon fossil fuels** – N/A
  - **Reduce dependence on chemicals and other manufacturing substances that accumulate in nature** – N/A
  - **Reduce dependence on activities that harm life sustaining eco-systems** – N/A
  - **Meet the hierarchy of present and future human needs fairly and efficiently** – N/A
- 

### **Action required/Recommendation:**

- City Council consideration and action on the proposed Resolution
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**Fiscal Note/Budget Impact:** N/A

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**Attachments:** Resolution and Staff Report to the Plan Commission



# CITY OF BELOIT

## REPORT TO THE BELOIT CITY PLAN COMMISSION

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**Meeting Date:** August 6, 2014

**Agenda Item:** 4

**File Number:** CSM-2014-10

**Applicant:** RH Batterman

**Owner:** Harold Hallet

**Location:** 2036 Townhall Road

**Existing Zoning:** R-1A, Single-Family Residential District

**Existing Land Use:** Single-Family Residential

**CSM Area:** 74,439 Square Feet

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### Request Overview/Background Information:

In accordance with Section 12.05 of the Subdivision Ordinance, the applicant has submitted an Application for Review of a Minor Subdivision and two-lot Certified Survey Map (CSM) for the property located at 2036 Townhall Road in the City of Beloit. The attached Location & Zoning Map shows the location of the property involved in this application.

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### Key Issues:

- The proposed CSM is intended to split the existing parcel into two lots. Lot 2 will have a 50' dedicated public right-of-way. The dedication for Lot 1 will vary from 59.31' to 61.04'.
- Lot 1 will be 19,964-square feet. Lot 2 will be 43,584-square feet. Lot 1 has a garage on site. A residential structure must be built as the primary structure on site within 2 years to comply with the Zoning Code.
- The Fire Department has concerns about access for Lot 1. Current access is through Lot 2. A condition of approval would require access be established with the addition of the primary structure.
- The City's Review Agents have not submitted any other comments, concerns, or recommendations.

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### Consistency with Comprehensive Plan and Strategic Plan:

The Future Land Use Map recommends Single-Family Residential – Exurban for Proposed Lot 1 and Business Park for Proposed Lot 2. Consideration of this request supports City of Beloit Strategic Goal #5.

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### Sustainability:

- **Reduce dependence upon fossil fuels** – N/A
- **Reduce dependence on chemicals and other manufacturing substances that accumulate in nature** – N/A
- **Reduce dependence on activities that harm life sustaining eco-systems** – N/A
- **Meet the hierarchy of present and future human needs fairly and efficiently** – N/A

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### Staff Recommendation:

The Planning and Building Services Division recommends **approval** of the attached two-lot Certified Survey Map (CSM) for the property located at 2036 Townhall Road in the City of Beloit, subject to the following conditions:

1. The applicant shall record the CSM with the Rock County Register of Deeds and shall provide the Planning and Building Services Division with a copy of the recorded CSM by December 31, 2014.
2. An address shall be established by the City of Beloit Assessor's office prior to recording this CSM with the Rock County Register of Deeds.
3. The property owner shall build a primary residential structure on Lot 1 with adequate access by September 2016.

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**Fiscal Note/Budget Impact:** N/A

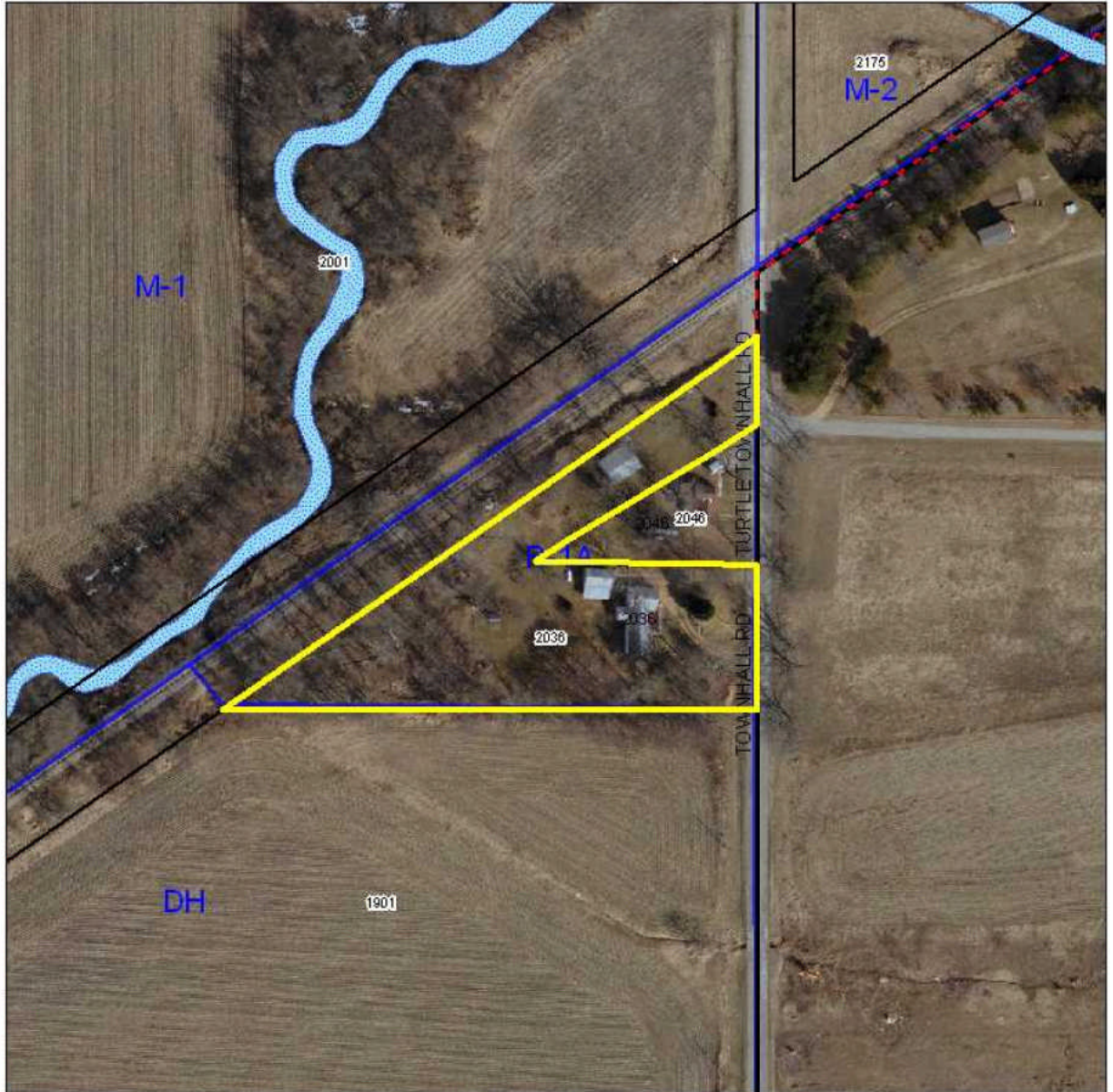
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**Attachments:** Location Map, Application, and CSM.

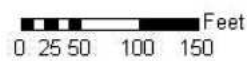
# Location & Zoning Map

2036 Townhall Road

CSM-2014-10



1 inch = 134 feet



## Legend

- COB Parcels
- Zoning District

Map prepared by: Stephanie Hummel  
Date: July 2014  
For: City of Beloit Planning & Building Services  
Date of Aerial Photography: March 2011

# PLANNING & BUILDING SERVICES DIVISION

# City of Beloit

## Neighborhood Planning Division

100 State Street, Beloit, WI 53511 Phone: (608) 364-6700 Fax: (608) 364-6609

### Application for Review of a Minor Subdivision

(Please Type or Print)

File Number: CSM-2014-10

1. Address of property: 2036 Townhall Road
2. Tax Parcel Number(s): 22130820
3. Property is located in (circle one): City of Beloit or Town of: Turtle; Beloit; Rock or LaPrairie  
In the SE Quarter of Section 21, Township 1 North, Range 1 East of the 4th P.M.
4. Owner of Record: Harold Hallett c/o Robert Hallett Phone: 365 6159  
1736 Park Avenue Beloit WI 53511  
(Address) (City) (State) (Zip)
5. Surveyor's name: RH Batterman & Co., Inc. Phone: 365-4464  
2857 Bartells Drive Beloit WI 53511  
(Address) (City) (State) (Zip)
6. Number of new lots proposed with this land division is 2 lot(s).
7. Total area of land included in this map: 74,439 square feet
8. Total area of land remaining in parent parcel: NA
9. Is there a proposed dedication of any land to the City of Beloit? Yes
10. The present zoning classification of this property is: RIA
11. Is the proposed use permitted in this zoning district: Yes
12. **THE FOLLOWING ITEMS MAY NEED TO BE COMPLETED AND/OR ATTACHED:**
  - Site Assessment Checklist; is required if the total area of CSM is over 5 acres.
  - Pre-application meeting; pre-application meeting was held on 5-8-14 with City of Beloit Staff.
  - Developer's Statement; as required by section 12.02(7) of the Subdivision Ordinance.
  - Phase One Environmental Assessment; as per section 12.05(1)(c) of the Subdivision Ordinance.
  - Certified Survey Map; one copy as required by section 12.05(1) of the Subdivision Ordinance.

The applicant's signature below indicates the information contained in this application and on all accompanying documents is true and correct. The undersigned does hereby respectfully make application for and petition the City Plan Commission or City Council for approval of this Certified Survey Map for the purpose stated herein. The undersigned also agrees to abide by all applicable federal, state and local laws, rules, and regulations.

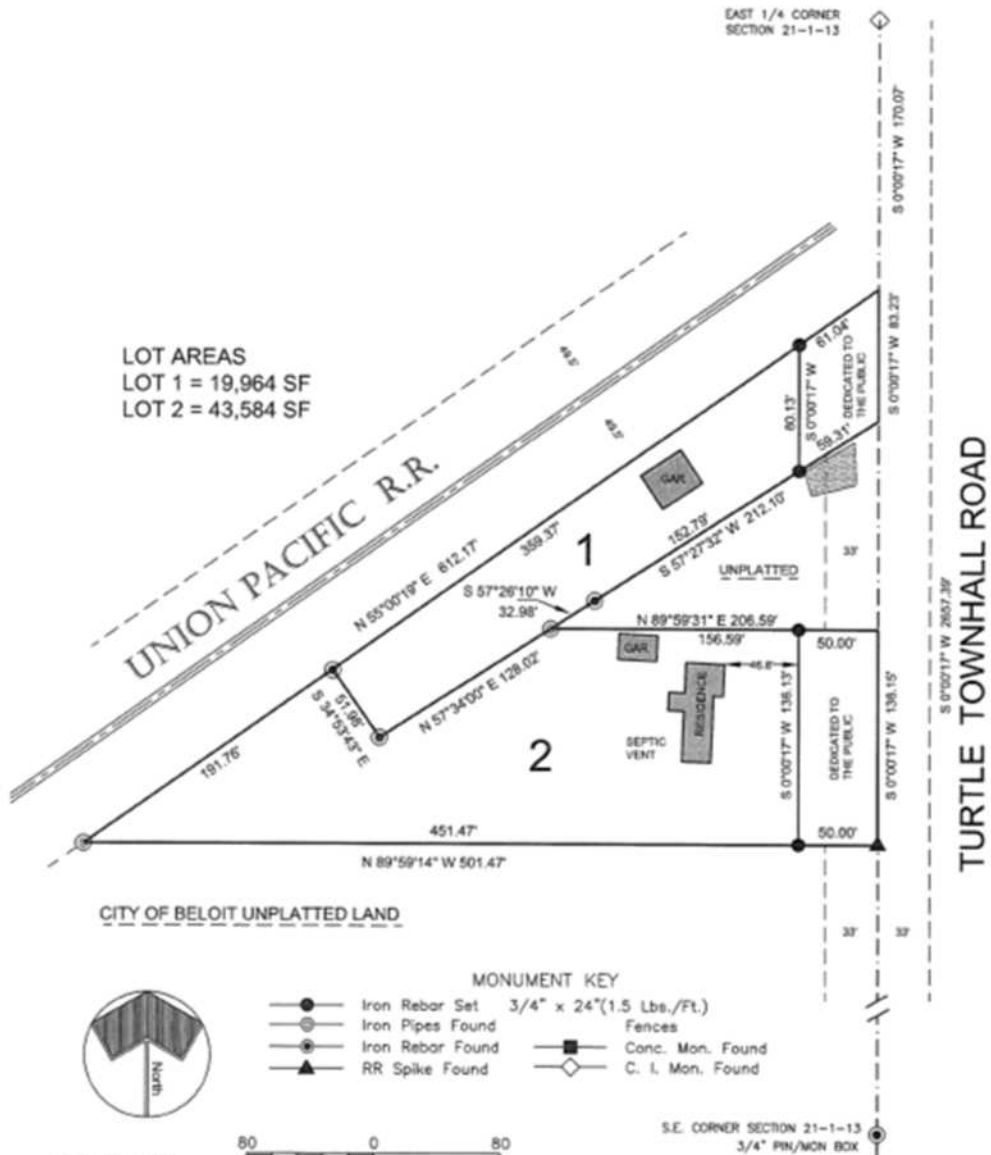
[Signature] / RH BATTERMAN / 7/3/14  
(Signature of applicant) (Name of applicant) (Date)

**This application must be submitted at least 21 days prior to the Plan Commission meeting date.**

Review fee: <u>\$150 plus \$10 per lot</u>	Amount Paid: <u>170.00</u>
Scheduled meeting date: <u>8/6/14</u>	
Application accepted by: <u>S. Hummel</u>	Date: <u>7/8/14</u>

# CERTIFIED SURVEY MAP

OF PART OF THE N.E. 1/4 OF THE S.E. 1/4 OF SECTION 21, T. 1 N., R. 13 E., OF THE FOURTH P.M., CITY OF БЕЛОИТ, ROCK COUNTY, WISCONSIN



**Batterman**  
 engineers surveyors planners

2857 Bartels Drive Beloit, Wisconsin 53611  
 808.365.4464 www.batterman.com

## CERTIFIED SURVEY MAP

OF PART OF THE N.E. 1/4 OF THE S.E. 1/4 OF SECTION 21, T. 1 N., R. 13 E.,  
OF THE FOURTH P.M., CITY OF БЕЛОИТ, ROCK COUNTY, WISCONSIN

### SURVEYOR'S CERTIFICATE OF COMPLIANCE WITH STATUTE

*State of Wisconsin* ) I, Robert Leuenberger, a Professional Land Surveyor, do hereby certify that I  
*County of Rock* )<sup>ss.</sup> have surveyed and mapped Part of the N.E. 1/4 of the S.E. 1/4 of Section 21, T. 1  
N., R. 13 E. of the Fourth P.M., City of Beloit, Rock County, Wisconsin.

DESCRIBED AS FOLLOWS: Commencing at the East Quarter corner of Section 21 aforesaid; thence South 0°00'17" West 170.07 feet along the East line of said S.E. 1/4 to the intersection with the Southerly right of way line of the Union Pacific Railroad and the place of beginning; thence continuing South 0°00'17" West 83.23 feet; thence South 57°27'32" West 212.10 feet; thence North 89°59'31" East 206.59 feet to said East line; thence South 0°00'17" West 136.15 feet along said East line; thence North 89°59'14" West 501.47 feet to said Southerly right of way line; thence North 55°00'19" East 612.17 feet to the place of beginning. Containing 74,439 square feet more or less.

Subject to any and all easements, agreements, covenants or restrictions, recorded or unrecorded.

That such map is a correct representation of all exterior boundaries of the land surveyed and the division of that land. That I have made such survey and map by the direction of the Owner of said land, and that I have complied fully with the provisions of Section 236.34 of the Wisconsin Statutes in surveying dividing and mapping the same. Given under my hand and seal, this 3rd day of July, 2014 at Beloit, Wisconsin.

I hereby certify that the property taxes on the parent parcel are current and have been paid as of \_\_\_\_\_, 2014.

By: \_\_\_\_\_  
Rock County Treasurer

Approved by the City of Beloit Council, this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

By: \_\_\_\_\_

ORDER NO. 31855  
FOR HALLETT  
JULY 3, 2014  
SHEET 2 OF 3

**Batterman**  
engineers surveyors planners



2857 Bartels Drive Beloit, Wisconsin 53511  
608.365.4464 www.tbatterman.com

## CERTIFIED SURVEY MAP

OF PART OF THE N.E. 1/4 OF THE S.E. 1/4 OF SECTION 21, T. 1 N., R. 13 E.,  
OF THE FOURTH P.M., CITY OF БЕЛОIT, ROCK COUNTY, WISCONSIN

### OWNERS CERTIFICATE

I, Harold Hallett, Owner of the land described in the foregoing description, do hereby certify that I have caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on the plat. I also certify that this plat is required by Sections 236.10 and .12 of the Wisconsin Statutes to be submitted to the following for approval or objection: The City of Beloit City Council.

WITNESS the hand and seal of Harold Hallett, this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

\_\_\_\_\_  
Harold Hallett, Owner

State of Wisconsin )  
County of Rock ) ss

Personally came before me, this \_\_\_\_\_ day of \_\_\_\_\_, 2014,  
the above-named Harold Hallett to me known to be the person who executed  
the foregoing certificate and acknowledge the same.

\_\_\_\_\_  
Notary Public, \_\_\_\_\_ County, Wisconsin

My Commission Expires \_\_\_\_\_

DOCUMENT NO. \_\_\_\_\_ RECEIVED FOR RECORD THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D. 2014  
AT \_\_\_\_\_ O'CLOCK \_\_\_\_M. AND RECORDED IN VOLUME \_\_\_\_\_, PAGES \_\_\_\_\_ OF  
CERTIFIED SURVEY MAPS OF ROCK COUNTY, WISCONSIN.

\_\_\_\_\_ REGISTER OF DEEDS

ORDER NO. 31855  
FOR HALLETT  
JULY 3, 2014  
SHEET 3 OF 3



# CITY OF BELOIT

## REPORTS AND PRESENTATIONS TO CITY COUNCIL

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**Topic:** Zoning Map Amendment Application for the property located at 1401 Townhall Road – Council Referral to the Plan Commission

**Date:** January 20, 2015

**Presenter(s):** Julie Christensen

**Department:** Community Development

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### **Overview/Background Information:**

Danny Haynes has submitted an application for a Zoning Map Amendment to change the zoning district classification from PLI, Public Lands and Institutions District, to DH, Development Holding District, for the property located at 1401 Townhall Road.

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### **Key Issues (maximum of 5):**

- The applicant intends to purchase the property from the current owner, the School District of Beloit, and complete a land division to create two parcels. Each parcel will be used for single-family residences.
- The property is approximately 53.71 acres.
- This application is being processed congruently with an application to amend the Comprehensive Plan's Future Land Use Map to recommend Planned Neighborhood for the subject property.
- This application is being considered in accordance with the Zoning Map Amendment procedures contained in Section 2-300 of the Zoning Ordinance.

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### **Conformance to Strategic Plan (List key goals this action would support and briefly discuss its impact on the City's mission.):**

- Consideration of this request supports Strategic Goal #5.

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### **Sustainability (Briefly comment on the sustainable long term impact of this policy or program related to how it will impact both the built and natural environment utilizing the four following eco-municipality guidelines.):**

- Reduce dependence upon fossil fuels – N/A
- Reduce dependence on chemicals and other manufacturing substances that accumulate in nature – N/A
- Reduce dependence on activities that harm life sustaining eco-systems – N/A
- Meet the hierarchy of present and future human needs fairly and efficiently – N/A

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### **Action required/Recommendation:**

- Referral to the Plan Commission for the January 21, 2015 meeting
- This item will most likely return to the City Council for a public hearing and possible action on March 2, 2015

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**Fiscal Note/Budget Impact:** N/A

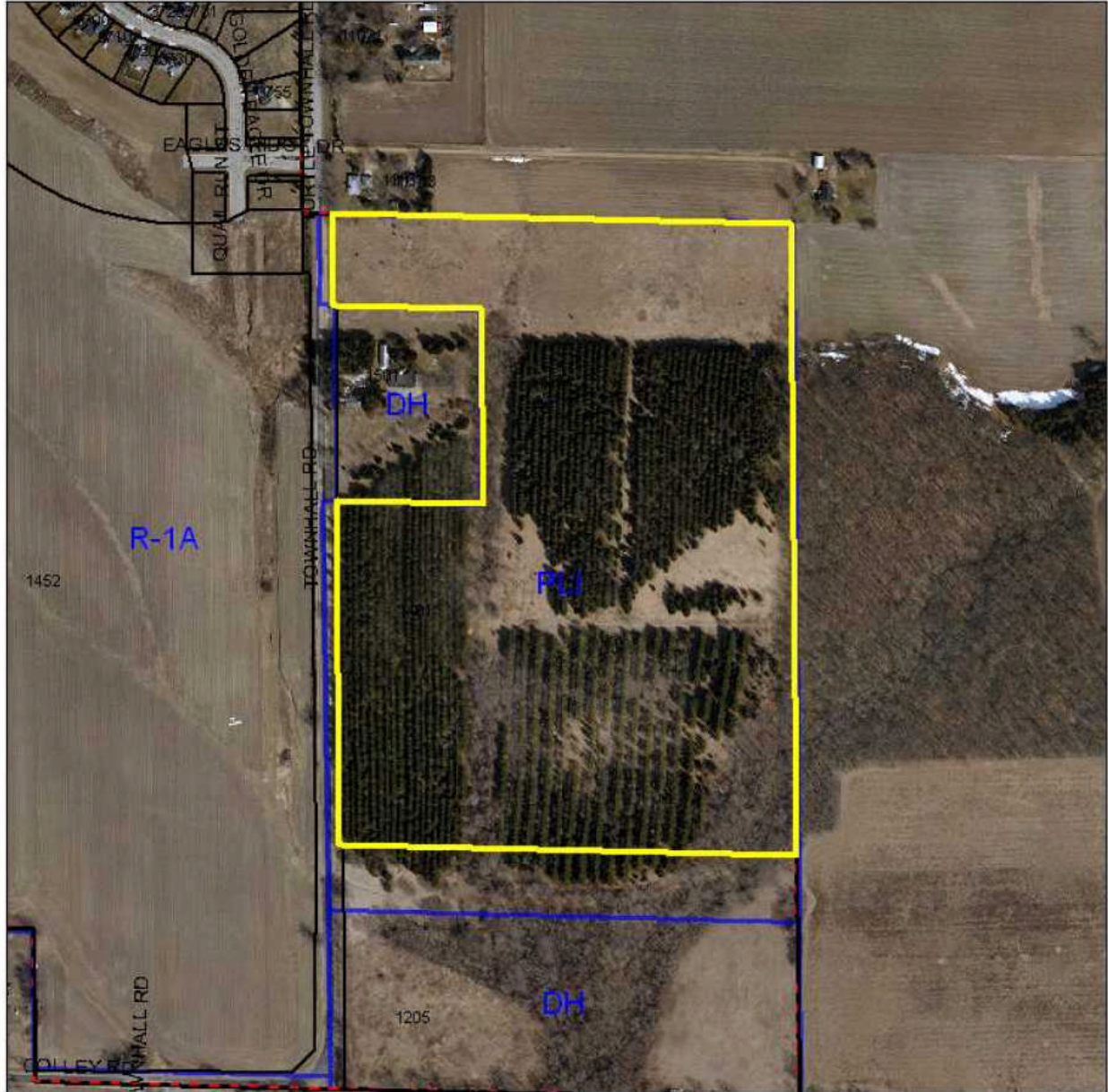
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**Attachments:** Location & Zoning Map and Application

# Location & Zoning Map

1401 Townhall Road

ZMA-2015-01



1 inch = 400 feet

0 80 160 320 480 Feet

### Legend

- COB Parcels
- Zoning District

Map prepared by: Stephanie Hummel  
Date: January 2015  
For: City of Beloit Planning & Building Services  
Date of Aerial Photography: March 2011

## PLANNING & BUILDING SERVICES DIVISION





CITY of BELOIT

PLANNING & BUILDING SERVICES DIVISION

100 State Street, Beloit, WI 53511

Phone: (608) 364-6700

NEIGHBORHOOD PLANNING

Fax: (608) 364-6609

Zoning Map Amendment Application Form

(Please Type or Print) File No.: ZMA-2015-01

1. Address of subject property: 1401 Townhall Rd Beloit, WI 53511

2. Legal description: Lot: Block: Subdivision: (If property has not been subdivided, attach a copy of the complete legal description from deed.)

Property dimensions are: feet by feet = square feet.

If more than two acres, give area in acres: 53.71 acres.

3. Tax Parcel Number(s): 22760005

4. Owner of record: School Dis of Beloit Phone: 608-361-4000
1633 Keeler Ave. Beloit WI 53511
(Address) (City) (State) (Zip)

5. Applicant's Name: Danny C Haynes
11015 Main Street Roscoe, IL 61073
(Address) (City) (State) (Zip)
815-623-5550 / 815-520-4095 / dhaynes@midwestconst.com
(Office Phone #) (Cell Phone #) (E-mail Address)

6. THE FOLLOWING ACTION IS REQUESTED:
Change zoning district classification from: PLI to: DH
All existing uses on this property are: Vacant

7. All the proposed uses for this property are:
Principal use(s): Housing
Secondary use(s):
Accessory use(s):

- 8. I/we represent that I/we have a vested interest in this property in the following manner:
  - ( ) Owner
  - ( ) Leasehold, Length of lease: \_\_\_\_\_
  - (x) Contractual, Nature of contract: Agreement to Purchase
  - ( ) Other, explain: \_\_\_\_\_

9. Individual(s) responsible for compliance with conditions (if any), if request is granted:

Name(s): \_\_\_\_\_ Phone: \_\_\_\_\_

\_\_\_\_\_  
(Address) (City) (State) (Zip)

The applicant's signature below indicates the information contained in this application and on all accompanying documents is true and correct.

I/we, the undersigned, do hereby respectfully make application for and petition the City Plan Commission and City Council to grant the requested action for the purpose stated herein. I/we represent that the granting of the proposed request will not violate any of the required standards of the Zoning Ordinance of the City of Beloit. I/we also agree to abide by all applicable federal, state and local laws, ordinances, rules, and regulations.

[Signature] / Janelle Marotz / 12/18/14  
(Signature of Owner) (Print name) (Date)

[Signature] / Dan Hayner / 12/22/14  
(Signature of Applicant, if different) (Print name) (Date)

In order for your request to be heard and considered in a timely manner, you must submit the completed application and all accompanying documents to the Division for acceptance by the filing deadline date prior to a scheduled Plan Commission meeting. This application must be submitted with the \$275.00 application fee. Applicants will also be charged a fee for mailing public notices at the rate of \$0.50 per notice. An invoice for this fee will be sent to the applicant, and it is typically between \$5.00 and \$20.00.

To be completed by Planning Staff		
Filing Fee: <u>\$275.00</u>	Amount Paid: <u>275.00</u>	Meeting Date: <u>1/21/2015</u>
Number of notices: _____ x mailing cost (\$0.50) = cost of mailing notices: \$ _____		
Application accepted by: <u>J. Hummel</u>		Date: <u>12/22/14</u>
Date Notice Published: _____		Date Notice Mailed: _____

January 20, 2015

**APPOINTMENT REVIEW COMMITTEE  
REPORT TO CITY COUNCIL  
APPOINTMENT RECOMMENDATION**

The undersigned Mark Spreitzer, duly elected President of the Beloit City Council, subject to confirmation by the Beloit City Council, does hereby appoint the following citizen members to the vacancies and terms indicated below, said appointments being pursuant to nominations made and approved by the Appointment Review Committee at the regular meeting held January 12, 2015:

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Mark Spreitzer, President  
Beloit City Council

**Appointments**

**Appointment Review Committee**

Incumbent **Branden Beavers Jackson** for a term ending December 31, 2017

**Traffic Review Committee**

**Carol Fryar**, 2057 Granite Ct. (replacing Dennis Walsh) for a term ending September 30, 2016

**PLEASE ANNOUNCE THE FOLLOWING VACANCIES**

- Alcohol Beverage License Control Committee (1 vacancy for resident)
- Appointment Review Committee (1 vacancy for resident)
- Board of Appeals (1 vacancy [2<sup>nd</sup> Alternate] for resident)
- Board of Ethics (1 vacancy for former City Councilor, 3 vacancies for residents)
- Board of Review (1 vacancy for resident; 2 vacancies [Alternate] for residents)
- Community Development Authority (1 vacancy for Public Housing resident, 1 vacancy for resident)
- Equal Opportunities Commission (2 vacancies for residents)
- Municipal Golf Committee (1 vacancy for resident)
- Park, Recreation & Conservation Advisory Commission (1 vacancy for resident; 1 vacancy for Youth Representative)
- Traffic Review Committee (2 vacancies for residents)

**RESOLUTION APPROVING TWO CONTRACTS BETWEEN  
THE CITY OF БЕЛОIT AND DANE COUNTY HUMANE SOCIETY, INC.**

**WHEREAS**, the City of Beloit (hereinafter "City") has previously entered stray animal and impounded animal services contracts with Dane County Humane Society, Inc. (hereinafter "DCHS"); and

**WHEREAS**, the current contracts with DCHS expired on December 31, 2014; and

**WHEREAS**, the attached contracts extend the 2014 contracts for a period of six months, such contracts providing for intake and care services for stray and abandoned animals as well as impounded animals from the City of Beloit;

**WHEREAS**, the Beloit City Council finds that it is in the best interest of the City and its residents to contract with the DCHS for such services.

**NOW, THEREFORE, BE IT RESOLVED** that the attached contracts between the City of Beloit and DCHS are hereby approved and the City Manager of the City of Beloit is hereby authorized to execute the same and to do all other things necessary and appropriate to carry out the purposes hereof.

Adopted this 20<sup>th</sup> day of January, 2015.

**City Council of the City of Beloit**

\_\_\_\_\_  
**Mark Spreitzer, President**

**Attest:**

\_\_\_\_\_  
**Rebecca Houseman LeMire, City Clerk**

# CITY OF BELOIT

## REPORTS AND PRESENTATIONS TO CITY COUNCIL

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**Topic:** Extension of Contracts for Animal Control Services between the City of Beloit and the Dane County Humane Society

**Date:** January 20, 2015

**Presenter(s):** Captain William Tyler

**Department(s):** Police Department

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### **Overview/Background Information:**

The Dane County Humane Society (DCHS) currently provides stray, abandoned, and impounded animal shelter services to the City of Beloit in a reliable, professional and cost effective manner to the City of Beloit. DCHS has notified the City that it will no longer be able to provide services to the City of Beloit. DCHS has offered to extend the 2014 contract for six months to allow the City to make arrangements for alternative service providers. The proposed extension sees a slight increase of fees.

Staff is working on alternative arrangements for these services for the second half of 2015.

---

### **Key Issues (maximum of 5):**

1. DCHS is maintaining our accessibility to their facility for routine and after-hours drop-off by department staff
  2. DCHS has reduced our financial exposure for injured animal costs received from the City of Beloit
  3. These proposed changes maintain our cost projections for animal control related fees with DCHS
- 

### **Conformance to Strategic Plan (List key goals this action would support and briefly discuss its impact on the City's mission.):**

The City of Beloit will continue to work with the City of Janesville and other communities in order to streamline any transports that are required to a shelter outside of Rock County. This policy supports the City's mission to collaborate with other jurisdictions and organizations to foster effective and efficient service delivery as set out in Goal #4 of the City Strategic Plan.

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### **Sustainability (Briefly comment on the sustainable long term impact of this policy or program related to how it will impact both the built and natural environment utilizing the four following eco-municipality guidelines.):**

- Reduce dependence upon fossil fuels – N/A
  - Reduce dependence on chemicals and other manufacturing substances that accumulate in nature – N/A
  - Reduce dependence on activities that harm life sustaining eco-systems – N/A
  - Meet the hierarchy of present and future human needs fairly and efficiently – N/A
- 

### **Action required/Recommendation:**

Staff recommends approval of the contract extensions with the Dane County Humane Society.

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### **Fiscal Note/Budget Impact:**

DCHS contract is in-line with our available funding for animal shelter related fees for 2015.

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**AMENDMENT TO PURCHASE  
OF SERVICES AGREEMENT**

**THIS AMENDMENT TO PURCHASE OF SERVICES AGREEMENT (the “Amendment”)** is made and entered into on January 1, 2015 (the “Effective Date”), by and between the City of Beloit (the “CITY”), a Wisconsin municipal corporation, and Dane County Humane Society (“DCHS”), a Wisconsin non-stock corporation.

**RECITALS**

**WHEREAS**, effective January 1, 2014 DCHS and the CITY entered into the Purchase of Services Agreement (“Master Agreement”), which established the rights and obligations as between the parties in relation to: (i) the care, treatment, and humane disposal of impounded animals seized within the geographic limits of the CITY by humane officers and/or law enforcement personnel pursuant to Chapter 173 of the Wisconsin Statutes and other such authority; and (ii) the delivery of rabies-related services for stray, abandoned, and impounded animals located within the geographic limits of the CITY and believed to be afflicted by the rabies virus;

**WHEREAS**, by its terms, Master Agreement will expire at 11:59 p.m. on December 31, 2014;

**WHEREAS**, the CITY and DCHS intend to renew Master Agreement for the purchase and delivery of animal care services as described more fully therein for the period January 1, 2015 through and including June 30, 2015; and

**WHEREAS**, the CITY and DCHS wish to amend the terms of Master Agreement as set forth in this Amendment, but otherwise seek to renew Master Agreement as provided for herein.

**NOW, THEREFORE**, in consideration of the above recitals and the mutual covenants of the parties hereinafter set forth, the receipt and sufficiency of which is hereby acknowledged by each party, DCHS and CITY agree as follows:

1. **Renewal of Master Agreement.** Master Agreement shall remain in full force and effect after December 31, 2014 except as modified by this Amendment. To the extent there is any conflict between this Amendment and Master Agreement, this Amendment shall control.

2. **Schedule A: Reimbursement for Impound and Rabies Services.** The fees for services in **Schedule A** of Master Agreement shall be as follows as of January 1, 2015:

Service	Schedule A Provision	2015 Price
Admission fee for each impounded animal admitted to DCHS that is not a communally housed animal (includes an initial veterinary assessment)	1.1.1	\$60.00
Admission fee for each communally housed animal	1.1.1	\$43.00
Daily rate per animal for animal care services provided to impounded companion, large livestock, and exotic animals	1.1.2	\$17.00

Service	Schedule A Provision	2015 Price
Daily rate per animal for animal care services provided to impounded small livestock animals housed communally, as well as all other communally housed animals	1.1.2	\$5.50
Daily rate per animal for the 10-day isolation, veterinary monitoring and observation of dogs and cats suspected of being exposed to or infected with rabies	1.1.3	\$17.00
Rate per animal for preparation of animal carcass for rabies testing	1.1.4	\$50.00
Penalty per animal, per day for impounded animals left in the care of DCHS beyond the period identified in paragraph 4.6.1 of Master Agreement	1.1.5	\$150.00
Rate per animal for each impounded animal that is humanely euthanized and cremated	1.1.6	\$50.00



3. **Section 4.7: Rabies Control Services.** DCHS shall neither be responsible nor have any liability for the transportation of animal remains for rabies testing to the Wisconsin State Lab of Hygiene. As of January 1, 2015 DCHS no longer offers this service. To facilitate transfer of animal remains for purposes of rabies testing, DCHS shall contact CITY via email the day before a specimen must be picked up for rabies testing. CITY shall then be responsible for retrieving the specimen from DCHS within 24 hours of such notice. In the event DCHS is unsure whether an animal had actual exposure to rabies, DCHS will advise CITY before preparing a specimen.

4. **Section 2.0 Term of Agreement and Renewal.** This Amendment shall expire at 11:59 p.m. on June 30, 2015. Should the parties seek to further renew Master Agreement after that date, they shall do so by separate written instrument.

**IN WITNESS WHEREOF**, the parties, by their respective authorized representatives, have set their hands and seals as of the dates set forth below.

**CITY OF БЕЛОIT**

BY: \_\_\_\_\_

ITS: City Manager

DATE: \_\_\_\_\_

**APPROVED AS TO FORM:**

BY: \_\_\_\_\_

ITS: City Attorney

DATE: \_\_\_\_\_

I hereby certify that there are sufficient funds available to pay the liability incurred by the City of Beloit pursuant to this agreement.

**CITY OF BELOIT**

BY: \_\_\_\_\_

ITS: Comptroller

DATE: \_\_\_\_\_

**DANE COUNTY HUMANE SOCIETY**

BY: \_\_\_\_\_

ITS: Executive Director

DATE: \_\_\_\_\_

**AMENDMENT TO PURCHASE  
OF SERVICES AGREEMENT**

**THIS AMENDMENT TO PURCHASE OF SERVICES AGREEMENT** (the “**Amendment**”) is made and entered into on January 1, 2015 (the “Effective Date”), by and between the City of Beloit (the “CITY”), a Wisconsin municipal corporation, and Dane County Humane Society (“DCHS”), a Wisconsin non-stock corporation.

**RECITALS**

**WHEREAS**, effective January 1, 2014 DCHS and CITY entered into the Purchase of Services Agreement (“Master Agreement”), which established the rights and obligations as between the parties in relation to the provision of animal care services as well as humane euthanasia and cremation services for companion, livestock and exotic animals that are found stray or abandoned within the geographical limits of CITY, as described more fully in Section 4.5 of Master Agreement;

**WHEREAS**, by its terms, Master Agreement will expire at 11:59 p.m. on December 31, 2014;

**WHEREAS**, the CITY and DCHS intend to renew Master Agreement for the purchase and delivery of animal care services as described more fully therein for the period January 1, 2015 through and including June 30, 2015; and

**WHEREAS**, the CITY and DCHS wish to amend the terms of Master Agreement as set forth in this Amendment, but otherwise seek to renew Master Agreement as provided for herein.

**NOW, THEREFORE**, in consideration of the above recitals and the mutual covenants of the parties hereinafter set forth, the receipt and sufficiency of which is hereby acknowledged by each party, DCHS and CITY agree as follows:

1. **Renewal of Master Agreement.** Master Agreement shall remain in full force and effect after December 31, 2014 except as modified by this Amendment. To the extent there is any conflict between this Amendment and Master Agreement, this Amendment shall control.

2. **Schedule A: Reimbursement for Stray and Abandoned Animal Services.** The fees for the following services in **Schedule A, Section 1.0** of Master Agreement shall be as follows as of January 1, 2015:

Service	2015 Price
Admitting Services (per animal)	\$60.00
Admitting Services for Communally Housed Animals (per animal)	\$43.00
Custodial Care for Companion Animals (per day)	\$11.30
Custodial Care for Small Livestock Animals Housed Communally (per day)	\$5.50
Custodial Care for Large Livestock Animals	\$14.00
Custodial Care for all Other Communally Housed Animals	\$5.50

Service	2015 Price
Humane Euthanasia and Cremation (per animal)	\$50.00

3. **Section 2.0 Term of Agreement and Renewal.** This Amendment shall expire at 11:59 p.m. on June 30, 2015. Should the parties seek to further renew Master Agreement after that date, they shall do so by separate written instrument.

**IN WITNESS WHEREOF**, the parties, by their respective authorized representatives, have set their hands and seals as of the dates set forth below.

**CITY OF BELOIT**

BY: \_\_\_\_\_

ITS: City Manager

DATE: \_\_\_\_\_

**APPROVED AS TO FORM:**

BY: \_\_\_\_\_

ITS: City Attorney

DATE: \_\_\_\_\_

I hereby certify that there are sufficient funds available to pay the liability incurred by the City of Beloit pursuant to this agreement.

**CITY OF BELOIT**

BY: \_\_\_\_\_

ITS: Comptroller

DATE: \_\_\_\_\_

**DANE COUNTY HUMANE SOCIETY**

BY: \_\_\_\_\_

ITS: Executive Director

DATE: \_\_\_\_\_

**RESOLUTION DECLARING DOUBTFUL ACCOUNTS,  
AUTHORIZING AMOUNTS TO BE WRITTEN OFF,  
AND RECEIVING AND FILING THE 2014  
REPORT OF THE COMPTROLLER**

**WHEREAS**, the City's adopted administrative policy governing delinquent accounts and their write-off requires the City Council to review and approve any doubtful accounts that exceed \$5,000 which are deemed to be uncollectible; and,

**WHEREAS**, the Community and Housing Services Director recommends the following loans made through the City of Beloit Rehabilitation Loan Program, which is completely funded through the federal CDBG and HOME programs, be written off as uncollectible since all of the properties have now been sold at a Sheriff's foreclosure sale and the City has exhausted all efforts to collect the past due amounts owed; and,

**WHEREAS**, consistent with this policy, the Comptroller (Finance and Administrative Services Director), City Attorney, and the City Manager recommend that the following uncollectible loans and the amounts due should be written off the City's books.

**NOW THEREFORE BE IT RESOLVED** the City Council declares the following delinquent accounts as uncollectible:

<b><u>Delinquent Account Write-Offs</u></b>		
<b><u>Loan Number</u></b>	<b><u>Location</u></b>	<b><u>Amount</u></b>
022018D-1	1116 Jackson (Sheriff's Sale)	\$15,000.00
022168D-1	1425 Grant (Sheriff's Sale)	\$20,000.00
022239D-1	1109 Highland (Sheriff's Sale)	<u>\$7,300.00</u>
	<b>Total</b>	<u>\$42,300.00</u>

**BE IT FURTHER RESOLVED** that the City Council authorizes the uncollectible accounts and amounts due to be written-off.

**BE IT FURTHER RESOLVED** the City Council does receive and file the Comptroller's report identifying the accounts declared doubtful or written off that exceed \$5,000.

Adopted this 20<sup>th</sup> day of January, 2015

\_\_\_\_\_  
Mark Spreitzer,  
City Council President

ATTEST:

\_\_\_\_\_  
Rebecca Houseman LeMire, City Clerk

Name	Address	Event/Date	Original	Current
<b>Colby, Curt &amp; Pamela</b> <b>022018D-1</b> Owner Deferred Payment Funding Source: CDBG COB - 2nd mortgage position Filed Chapter 7 Bankruptcy - 03/12	1116 Jackson	<b>Sheriff's Sale 10/04/12</b> <b>First American Credit Union</b> <b>First mortgage holder</b>	\$ 15,000.00	\$ 15,000.00
<b>Laue, Jacqueline</b> <b>022168D-1</b> Owner Deferred Payment Funding Source: CDBG COB - 2nd mortgage position	1425 Grant	<b>Sheriff's Sale 03/06/13</b> <b>Parker Community Credit Union</b> <b>First mortgage holder</b>	\$ 20,000.00	\$ 20,000.00
<b>Sanders, SanDee</b> <b>022239D-1</b> Owner Deferred Payment Funding Source: CDBG COB - 2nd mortgage position	1109 Highland	<b>Sheriff's Sale 04/02/14</b> <b>BMO Harris Bank</b> <b>First mortgage holder</b>	\$ 7,300.00	\$ 7,300.00
				\$ 42,300.00
				1/20/2015



# CITY OF BELOIT

## REPORTS AND PRESENTATIONS TO CITY COUNCIL

---



**Topic:** Declaration and Write-off of Doubtful Accounts

**Date:** January 20, 2015

**Presenter(s):** Eric R. Miller, Finance and Administrative Services Director

**Department(s):** Finance and Administrative Services

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### Overview/Background Information:

The City's Administrative Policy for Doubtful Accounts and Accounts Written-off requires the City Comptroller (Finance and Administrative Services Director) to annually present to the City Council any account of \$5,000 or more that is considered doubtful and should be written off as uncollectible. The Community & Housing Services Director recommends 3 loans made through the City of Beloit Rehabilitation Loan Program, funded through CDBG and HOME programs, to be written off as uncollectible. There are currently 284 open loans, of which 106 are installment loans and 178 are deferred payment loans. The total amount to be written-off is \$42,300 (See attached). All of the properties have been sold at a Sheriff's foreclosure sale, personal bankruptcies have occurred in all three cases, and all reasonable efforts to collect the delinquent accounts have been exhausted. Therefore, in accordance with the City's policy, the accounts are considered to be doubtful and should be written-off as uncollectible.

---

### Key Issues (maximum of 5):

1. The write-offs are consistent with the adopted city policy and Governmental Accounting Standards.
2. All three properties have been sold at a Sheriff's foreclosure sale and personal bankruptcies have occurred.
3. We are writing off 3 of the 284 open loans (1.0%), or \$42,300 of the \$4,293,285 outstanding (1.0%).
4. Additional efforts to collect the amounts due will further add to the city's expense.

---

### Conformance to Strategic Plan (List key goals this action would support and briefly discuss its impact on the City's mission.):

N/A

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### Sustainability (Briefly comment on the sustainable long-term impact of this policy or program related to how it will impact both the built and natural environment utilizing the four following eco-municipality guidelines.):

- Reduce dependence upon fossil fuels N/A
- Reduce dependence on chemicals and other manufacturing substances that accumulate in nature N/A
- Reduce dependence on activities that harm life sustaining eco-systems N/A
- Meet the hierarchy of present and future human needs fairly and efficiently N/A

If any of the four criteria are not applicable to your specific policy or program, an N/A should be entered in that space.

---

### Action required/Recommendation:

Staff recommends Council adoption of the Resolution authorizing the write-off of these doubtful accounts.

---

### Fiscal Note/Budget Impact:

These write-offs are not expected to have any adverse fiscal impact to the City's finances.

RESOLUTION AUTHORIZING THE ISSUANCE AND ESTABLISHING PARAMETERS  
FOR THE SALE OF NOT TO EXCEED  
\$1,265,000 STORM SEWER SYSTEM REVENUE REFUNDING BONDS, SERIES 2015A  
OF THE CITY OF БЕЛОIT, ROCK COUNTY, WISCONSIN,  
AND PROVIDING FOR THE PAYMENT OF THE BONDS AND  
OTHER DETAILS WITH RESPECT TO THE BONDS

WHEREAS, the City of Beloit, Rock County, Wisconsin (the "City") owns and operates its storm sewer system (the "System") which is operated for a public purpose as a public utility by the City; and

WHEREAS, under the provisions of Section 66.0621, Wisconsin Statutes, any municipality in the State of Wisconsin may, by action of its governing body, provide funds for extending, adding to and improving a public utility or refunding obligations issued to finance such extensions, additions and improvements from the proceeds of bonds, which bonds are payable only from the income and revenues derived from any source by such utility and are secured by a pledge of the revenues of the utility; and

WHEREAS, pursuant to a resolution adopted on March 15, 2010 (the "2010 Resolution"), the City has heretofore issued its Taxable Storm Sewer System Revenue Bonds, Series 2010 (Build America Bonds - Direct Payment), dated April 6, 2010 (the "2010 Bonds"), which are payable from the income and revenues of the System, and were designated as qualified "Build America Bonds" within the meaning of Subsection 54AA(g) of the Internal Revenue Code of 1986, as amended (the "Code") and the regulations promulgated thereunder by the U.S. Department of Treasury (the "Regulations") so that the City is eligible to claim refundable credits with respect to each interest payment on the 2010 Bonds, payable to the City by the Secretary of the United States Department of the Treasury ("Treasury"); and

WHEREAS, the City's credit payments related to the interest payments on and after May 1, 2013 on the 2010 Bonds have been reduced by approximately 8%, pursuant to the requirements of the Balanced Budget and Emergency Deficit Control Act of 1985, as amended; and

WHEREAS, the 2010 Bonds are subject to redemption prior to maturity, in whole or in part, at the option of the City, on any day, at a redemption price equal to 100% of the principal amount redeemed plus accrued interest to the date of redemption, in the event that either (a) Section 54AA or 6431 of the Code is repealed, amended or modified in a manner which results in a reduction or elimination of the City's 35% cash subsidy payment from the Treasury or (b) the Treasury fails to make a cash subsidy payment to which the City is entitled and such failure is not caused by any action or inaction by the City; and

WHEREAS, on May 6, 2013, the City Council previously found and determined that the Treasury's reduction in the credit payments with respect to the interest payments on the 2010 Bonds was not due to any action or inaction by the City, and that the extraordinary redemption provisions referred to above had been triggered and the 2010 Bonds are eligible to be redeemed

on any day, and on May 7, 2013 the City filed a notice informing owners of the 2010 Bonds of that determination; and

WHEREAS, the City Council deems it to be necessary, desirable and in the best interest of the City to refund the 2010 Bonds due to Treasury's failure to make the full cash subsidy payments and the uncertainty as to the receipt of cash subsidy payments in the future, provided that the City can achieve debt service cost savings of 0.00% or greater as a result of the refunding of the 2010 Bonds (hereinafter referred to as the "Refunded Obligations"); and

WHEREAS, other than the Refunded Obligations, the City has no bonds or obligations outstanding which are payable from the income and revenues of the System; and

WHEREAS, it is necessary, desirable and in the best interests of the City to authorize and sell revenue bonds to pay the cost of refunding the Refunded Obligations (the "Refunding") payable solely from the revenues to be derived from the operation of the System, which bonds are to be authorized and issued pursuant to the provisions of Section 66.0621, Wisconsin Statutes, upon the terms and conditions hereinafter provided; and

WHEREAS, it is the finding of the City Council that it is necessary, desirable and in the best interest of the City to authorize the issuance of and to sell such revenue bonds, designated "Storm Sewer System Revenue Refunding Bonds, Series 2015A" (the "Bonds"), to Robert W. Baird & Co. Incorporated (the "Purchaser");

WHEREAS, the Purchaser intends to submit a bond purchase proposal to the City (the "Proposal") offering to purchase the Bonds in accordance with the terms and conditions to be set forth in the Proposal; and

WHEREAS, in order to facilitate the sale of the Bonds to the Purchaser in a timely manner, the City Council hereby finds and determines that it is necessary, desirable and in the best interest of the City to delegate to the City Manager and Finance and Administrative Services Director of the City the authority to accept the Proposal on behalf of the City so long as the Proposal meets the terms and conditions set forth in this Resolution by executing the Approving Certificate (defined below).

NOW, THEREFORE, the City Council of the City of Beloit, Rock County, Wisconsin, do resolve that:

Section 1. Authorization and Sale of the Bonds; Parameters. For the purpose of paying the cost of the Refunding, the City is authorized to borrow pursuant to Section 66.0621, Wisconsin Statutes, the principal sum of not to exceed ONE MILLION TWO HUNDRED SIXTY-FIVE THOUSAND DOLLARS (\$1,265,000) from the Purchaser upon the terms and subject to the conditions set forth in this Resolution. Subject to satisfaction of the conditions set forth in Section 22 of this Resolution, the City Manager and City Clerk are hereby authorized, empowered and directed to make, execute, issue and sell to the Purchaser for, on behalf of and in the name of the City, the Bonds aggregating the principal amount of not to exceed ONE MILLION TWO HUNDRED SIXTY-FIVE THOUSAND DOLLARS (\$1,265,000). The purchase price to be paid to the City for the Bonds shall not be less than 98.5% of the principal

amount of the Bonds nor more than 104.00% of the principal amount of the Bonds, and the difference between the issue price of the Bonds and the purchase price to be paid to the City by the Purchaser shall not exceed 1.5% of the principal amount of the Bonds.

Section 2. Terms of the Bonds. The Bonds shall be designated "Storm Sewer System Revenue Refunding Bonds, Series 2015A"; shall be issued in the aggregate principal amount of up to \$1,265,000; shall be dated as of their date of issuance; shall be in the denomination of \$5,000 or any integral multiple thereof; shall be numbered R-1 and upward; and mature or be subject to mandatory redemption on the dates and in the principal amounts set forth below, provided that the principal amount of each maturity or mandatory redemption amount may be increased or decreased by up to \$20,000 per maturity or mandatory redemption amount and that the aggregate principal amount of the Bonds shall not exceed \$1,265,000. The schedule below assumes the Bonds are issued in the aggregate principal amount of \$1,265,000.

<u>Date</u>	<u>Amount</u>
05/01/2016	\$ 70,000
05/01/2017	70,000
05/01/2018	70,000
05/01/2019	75,000
05/01/2020	75,000
05/01/2021	75,000
05/01/2022	80,000
05/01/2023	80,000
05/01/2024	85,000
05/01/2025	90,000
05/01/2026	90,000
05/01/2027	95,000
05/01/2028	100,000
05/01/2029	105,000
05/01/2030	105,000

Interest shall be payable semi-annually on May 1 and November 1 of each year commencing on November 1, 2015. The true interest cost on the Bonds (computed taking the Purchaser's compensation into account) will not exceed 3.22%. Interest shall be computed upon the basis of a 360-day year of twelve 30-day months and will be rounded pursuant to the rules of the Municipal Securities Rulemaking Board.

The present value debt service savings achieved by the Refunding shall be 0.00% or greater of the principal amount refunded, assuming the City continued to receive the current level of the cash subsidy payment with respect to the Refunded Obligations from the Treasury in the future.

The schedule of maturities (taking into account such increase or decrease as is permitted above) is found to be such that the amount of annual debt service payments (taking into account

the interest cost and savings parameters set forth above) will be reasonable in accordance with prudent municipal utility practices.

The City Council hereby determines that the refunding of the Refunded Obligations is advantageous and necessary to the City.

Section 3. Redemption Provisions.

(a) Optional Redemption. The Bonds shall not be subject to optional redemption or shall be callable as set forth in the Approving Certificate (defined below).

(b) Mandatory Redemption. If the Proposal specifies that certain of the Bonds are subject to mandatory redemption, the terms of such mandatory redemption shall be set forth in the Approving Certificate.

Section 4. Form of the Bonds. The Bonds shall be issued in registered form and shall be executed and delivered in substantially the form attached hereto as Exhibit A and incorporated herein by this reference, with such modifications as may be necessary to reflect the final terms established in the Approving Certificate.

Section 5. Security for the Bonds. The Bonds, together with interest thereon, shall not constitute an indebtedness of the City nor a charge against its general credit or taxing power. The Bonds, together with interest thereon, shall be payable only out of the Special Redemption Fund, and shall be a valid claim of the registered owner or owners thereof only against the Special Redemption Fund and the Revenues of the System pledged to such fund. Sufficient revenues are hereby pledged to said Special Redemption Fund, and shall be used for no other purpose than to pay the principal of, premium, if any, and interest on the Bonds as the same becomes due.

Section 6. Definitions. In addition to the words defined elsewhere in this Resolution, the following words shall have the following meanings unless the context or use indicates another or different meaning or intent:

"Annual Debt Service Requirement" means the total amount of principal and interest due in any Fiscal Year on the Bonds and Parity Bonds.

"Bond Year" means the one-year period ending on a principal payment date or mandatory redemption date for the Bonds.

"Code" means the Internal Revenue Code of 1986, as amended.

"Current Expenses" means the reasonable and necessary costs of operating, maintaining, administering and repairing the System, including salaries, wages, costs of materials and supplies, insurance and audits, but shall exclude depreciation, debt service, tax equivalents, replacements and capital expenditures.

"DTC" means The Depository Trust Company, New York, New York, or any successor securities depository for the City with respect to the Bonds.

"Fiscal Agent" means the City Clerk or City Treasurer, unless a financial institution or other entity is appointed to perform that function in the Approving Certificate.

"Fiscal Year" means the fiscal year adopted by the City for the System, which is currently the calendar year.

"Net Revenues" means Revenues of the System after deduction of Current Expenses;

"Parity Bonds" means additional bonds or obligations issued on a parity as to pledge and lien with the Bonds in accordance with the provisions of Section 10 of this Resolution.

"Reserve Requirement" means an amount, determined as of the date of issuance of the Bonds, equal to the least of (a) 10% of the stated principal amount of the Bonds (to the extent permitted pursuant to Section 148(d)(1) of the Code and Regulations); (b) the maximum annual debt service on the Bonds; and (c) 125% of average annual debt service on the Bonds; provided, however, that on an ongoing basis it shall never exceed the remaining maximum annual principal and interest due on the outstanding Bonds in any Bond Year. If Parity Bonds which are to be secured by the Reserve Account are issued, the Reserve Requirement shall mean an amount, determined as of the date of issuance of the Parity Bonds, equal to the least of (a) the amount required to be on deposit in the Reserve Account prior to the issuance of such Parity Bonds, plus the amount permitted to be deposited therein from proceeds of the Parity Bonds pursuant to Section 148(d)(1) of the Code and Regulations; (b) the maximum annual debt service on outstanding obligations secured by the Reserve Account and the Parity Bonds to be issued; and (c) 125% of average annual debt service on the outstanding obligations secured by the Reserve Account and the Parity Bonds to be issued; provided, however, that on an ongoing basis it shall never exceed the remaining maximum annual principal and interest due on the outstanding obligations secured by the Reserve Account and any outstanding Parity Bonds in any Bond Year.

"Regulations" means the Regulations of the Commissioner of Internal Revenue under the Code.

"Revenues" shall include all revenues, income and earnings of the System derived from storm sewer charges imposed by the City, all payments to the City under any agreements between the City and any contract users of the System, and any other moneys received from any source by the System including all rentals and fees;

"System" means the entire storm sewer system of the City including all property of every nature now or hereafter owned by the City for the collection, detention, conveyance, processing, treatment and disposal of storm water, including all improvements and extensions thereto made by the City while any of the Bonds and Parity Bonds remain outstanding, including all real and personal property of every nature comprising part of or used or useful in connection with such storm sewer system and including all appurtenances, contracts, leases, franchises and other intangibles.

Section 7. Income and Revenue Funds. When the Bonds shall have been delivered in whole or in part, the Revenues shall be set aside into the Storm Sewer System Revenue Fund and then transferred to the following separate and special funds, which were created and established by the 2010 Resolution and are hereby continued, and shall be used and applied as described below:

- Revenues in amounts sufficient to provide for the payment of Current Expenses shall be set aside into the Storm Sewer System Operation and Maintenance Fund (the "Operation and Maintenance Fund").

- Revenues in amounts sufficient to pay the principal of and interest on the Bonds and Parity Bonds and to meet the Reserve Requirement shall be set aside into the Storm Sewer System Special Redemption Fund (the "Special Redemption Fund"), which shall be divided into two separate accounts to be known as the "Interest and Principal Account" and the "Reserve Account", to be applied to the payment of the principal of and interest on the Bonds and Parity Bonds and to meet the Reserve Requirement, respectively. The monies standing in the Special Redemption Fund are irrevocably pledged to the payment of principal of and interest on the Bonds and Parity Bonds.

- Revenues in amounts sufficient to provide a proper and adequate depreciation account for the System shall be set aside into the Storm Sewer System Depreciation Fund (the "Depreciation Fund").

The Operation and Maintenance Fund and Depreciation Fund shall be deposited as received in public depositories to be selected by the City Council in the manner required by Chapter 34, Wisconsin Statutes and may be invested in legal investments subject to the provisions of Section 66.0603(1m), Wisconsin Statutes.

Money in the Operation and Maintenance Fund shall be used to pay Current Expenses as the same come due; money not immediately required for Current Expenses shall be used to accumulate a reserve in the Operation and Maintenance Fund equal to estimated Current Expenses for one month. Any money then available and remaining in the Operation and Maintenance Fund may be transferred to the Surplus Fund, which fund is hereby continued.

Revenues shall be deposited in the Depreciation Fund each month in an amount equal to one-twelfth of the Depreciation Requirement defined below until the Depreciation Requirement is accumulated therein. The Depreciation Requirement shall equal \$50,000 or such larger amount as the City Council may from time to time determine to constitute an adequate and reasonable depreciation account for the System. Money in the Depreciation Fund shall be available and shall be used, whenever necessary, to restore any deficiency in the Special Redemption Fund and for the maintenance of the Reserve Account therein. When the Special Redemption Fund is sufficient for its purpose, funds in the Depreciation Fund may be expended for repairs, replacements, new construction, extensions or additions to the System. Any money on deposit in the Depreciation Fund in excess of the Depreciation Requirement which is not required during the current Fiscal Year for the purposes of the Depreciation Fund, may be transferred to the Surplus Fund.

It is the express intent and determination of the City Council that the amount of Revenues to be set aside and paid into the Special Redemption Fund (including the Reserve Account) shall in any event be sufficient to pay principal of and interest on the Bonds and Parity Bonds and to meet the Reserve Requirement, and the City Treasurer shall each Fiscal Year deposit at least sufficient Revenues in the Special Redemption Fund to pay promptly all principal and interest falling due on the Bonds and Parity Bonds and to meet the Reserve Requirement.

The Revenues so set aside for payment of the principal of and interest on the Bonds and Parity Bonds shall be set apart and shall be paid into the Special Redemption Fund not later than the 10th day of each month. The amount deposited each month shall be not less than one-sixth of the interest next coming due, plus one-twelfth of the principal next maturing.

The minimum amounts to be so deposited for debt service on the Bonds shall equal the debt service schedule for the Bonds set forth in the Approving Certificate.

The Special Redemption Fund shall be used for no purpose other than the payment of interest upon and principal of the Bonds and Parity Bonds promptly as the same become due and payable or to pay redemption premiums. All money in the Special Redemption Fund shall be deposited in a special account and invested in legal investments subject to Section 66.0603(1m), Wisconsin Statutes, and the monthly payments required to be made to the Special Redemption Fund shall be made directly to such account.

The Reserve Account established by the 2010 Resolution shall be continued to secure the payment of principal of and interest on the Bonds and any Parity Bonds secured thereby. The City covenants and agrees that upon the issuance of the Bonds an amount sufficient to make the amount on deposit in the Reserve Account equal to the Reserve Requirement shall be deposited into the Reserve Account and shall be maintained therein.

The City covenants and agrees that at any time that the Reserve Account is drawn on and the amount in the Reserve Account shall be less than the Reserve Requirement, an amount equal to one-twelfth of the Reserve Requirement will be paid monthly into the Reserve Account from those funds in the Special Redemption Fund, the Operation and Maintenance Fund, the Depreciation Fund and the Surplus Fund which are in excess of the minimum amounts required by the preceding paragraphs to be paid therein until the Reserve Requirement will again have accumulated in the Reserve Account. No such payments need be made into the Reserve Account at such times as the monies in the Reserve Account are equal to the highest remaining annual debt service requirement on the Bonds and Parity Bonds secured by the Reserve Account in any Bond Year. If at any time the amount on deposit in the Reserve Account exceeds the Reserve Requirement, the excess shall be transferred to the Special Redemption Fund and used to pay principal and interest on the Bonds. If for any reason there shall be insufficient funds on hand in the Special Redemption Fund to meet principal or interest becoming due on the Bonds or Parity Bonds secured by the Reserve Account, then all sums then held in the Reserve Account shall be used to pay the portion of interest or principal on such Bonds or Parity Bonds becoming due as to which there would otherwise be default, and thereupon the payments required by this paragraph shall again be made into the Reserve Account until an amount equal to the Reserve Requirement is on deposit in the Reserve Account.



Funds in the Special Redemption Fund in excess of the minimum amounts required to be paid therein plus reserve requirements may be transferred to the Surplus Fund.

Money in the Surplus Fund shall first be used when necessary to meet requirements of the Operation and Maintenance Fund including the one month reserve, the Special Redemption Fund including the Reserve Account, and the Depreciation Fund. Any money then remaining in the Surplus Fund at the end of any Fiscal Year may be used only as permitted and in the order specified in Section 66.0811(2), Wisconsin Statutes. Money thereafter remaining in the Surplus Fund may be transferred to any of the funds or accounts created by this section.

Section 8. Service to the City. The reasonable cost and value of any service rendered to the City by the System by furnishing storm sewer services for public purposes shall be charged against the City and shall be paid by it in quarterly installments as the service accrues, out of the current revenues of the City collected or in the process of collection, exclusive of the Revenues, and out of the tax levy of the City made by it to raise money to meet its necessary current expenses. It is hereby found and determined that the reasonable cost and value of such service to the City in each year shall be in an amount which, together with Revenues of the System, will produce Net Revenues equivalent to not less than 1.25 times the Annual Debt Service Requirement. Such compensation for such service rendered to the City shall, in the manner provided hereinabove, be paid into the separate and special funds described in Section 4 of this Resolution. However, such payment is subject to (a) annual appropriations by the City Council therefor, (b) approval of the Wisconsin Public Service Commission, or successors to its function, if necessary, and (c) applicable levy limits, if any; and neither this Resolution nor such payment shall be construed as constituting an obligation of the City to make any such appropriation over and above the reasonable cost and value of services rendered to the City and its inhabitants or to make any subsequent payment over and above such reasonable cost and value.

Section 9. Operation of System; City Covenants. It is covenanted and agreed by the City with the owner or owners of the Bonds, and each of them, that:

(a) The City will faithfully and punctually perform all duties with reference to the System required by the Constitution and Statutes of the State of Wisconsin, including the making and collecting of reasonable and sufficient rates lawfully established for services rendered by the System, and will collect and segregate the Revenues of the System and apply them to the respective funds and accounts described hereinabove;

(b) The City will not sell, lease, or in any manner dispose of the System, including any part thereof or any additions, extensions, or improvements that may be made part thereto, except that the City shall have the right to sell, lease or otherwise dispose of any property of the System found by the City Council to be neither necessary nor useful in the operation of the System, provided the proceeds received from such sale, lease or disposal shall be paid into the Special Redemption Fund or applied to the acquisition or construction of capital facilities for use in the normal operation of the System, and such payment shall not reduce the amounts otherwise required to be paid into the Special Redemption Fund;

(c) The City will pay or cause to be paid all lawful taxes, assessments, governmental charges, and claims for labor, materials or supplies which if unpaid could become a lien upon the System or its Revenues or could impair the security of the Bonds;

(d) The City will maintain in reasonably good condition and operate the System, and will establish, charge and collect such lawfully established rates and charges for the service rendered by the System, so that in each Fiscal Year Net Revenues shall not be less than 125% of the Annual Debt Service Requirement, and so that the Revenues of the System herein agreed to be set aside to provide for the payment of the Bonds and Parity Bonds and the interest thereon as the same becomes due and payable, and to meet the Reserve Requirement, will be sufficient for those purposes;

(e) The City will prepare a budget not less than sixty days prior to the end of each Fiscal Year and, in the event such budget indicates that the Net Revenues for each Fiscal Year will not exceed the Annual Debt Service Requirement for each corresponding Fiscal Year by the proportion stated hereunder, will take any and all steps permitted by law to increase rates so that the aforementioned proportion of Net Revenues to the Annual Debt Service Requirement shall be accomplished as promptly as possible;

(f) The City will keep proper books and accounts relative to the System separate from all other records of the City and will cause such books and accounts to be audited annually by a recognized independent firm of certified public accountants including a balance sheet and a profit and loss statement of the System as certified by such accountants. Each such audit, in addition to whatever matters may be thought proper by the accountants to be included therein shall include the following: (1) a statement in detail of the income and expenditures of the System for the Fiscal Year; (2) a statement of the Net Revenues of the System for such Fiscal Year; (3) a balance sheet as of the end of such Fiscal Year; (4) the accountants' comment regarding the manner in which the City has carried out the requirements of this Resolution and the accountants' recommendations for any changes or improvements in the operation of the System; (5) the number of connections to the System at the end of the Fiscal Year, for each user classification (i.e., residential, commercial, public and industrial); and (6) a list of the insurance policies in force at the end of the Fiscal Year setting out as to each policy the amount of the policy, the risks covered, the name of the insurer, and the expiration date of the policy. The owners of any of the Bonds shall have at all reasonable times the right to inspect the System and the records, accounts and data of the City relating thereto; and

(g) So long as any of the Bonds are outstanding the City will carry for the benefit of the owners of the Bonds insurance of the kinds and in the amounts normally carried by private companies or other public bodies engaged in the operation of similar systems. All money received for loss of use and occupancy shall be considered Revenue of the System payable into the separate funds and accounts named in Section 4 of this Resolution. All money received for losses under any casualty policies shall be used in repairing the damage or in replacing the property destroyed provided that if the City Council shall find it is inadvisable to repair such damage or replace such property and that the operation of the System has not been impaired thereby, such money shall be deposited in the Special Redemption Fund, but in that event such

payments shall not reduce the amounts otherwise required to be paid into the Special Redemption Fund.

Section 10. Additional Bonds. No bonds or obligations payable out of the Revenues of the System may be issued in such manner as to enjoy priority over the Bonds. Additional obligations may be issued if their lien and pledge is junior and subordinate to that of the Bonds. Additional obligations may be issued on a parity with the Bonds as to the pledge of Revenues of the System ("Parity Bonds") only if all of the following conditions are met:

a. Either: (i) The Net Revenues of the System for the last completed Fiscal Year immediately preceding the issuance of such Parity Bonds must have been equal to at least 1.25 times the average combined annual principal and interest requirements on all Bonds and Parity Bonds then outstanding payable from Revenues of the System (other than Bonds and Parity Bonds being refunded) and on the Parity Bonds then to be issued, in any Fiscal Year. Should an increase in permanent rates and charges, including those made to the City, be properly ordered and made effective during the Fiscal Year immediately prior to the issuance of such additional obligations or during that part of the Fiscal Year of issuance prior to such issuance, then Revenues for purposes of such computation shall include such additional Revenues as an independent certified public accountant, consulting professional engineer or the Wisconsin Public Service Commission may certify would have accrued during the prior Fiscal Year had the new rates been in effect during that entire immediately prior Fiscal Year; or (ii) An independent certified public accountant or consulting professional engineer must have provided a certificate setting forth for each of the three Fiscal Years commencing with the Fiscal Year following that in which the projects financed by such Parity Bonds are to be completed, the projected Net Revenues and the maximum annual interest and principal requirements on all Bonds and Parity Bonds outstanding payable from the Gross Revenues of the System and on the Parity Bonds then to be issued (the "Maximum Annual Debt Service Requirement"); and demonstrating that for each such Fiscal Year the projected Net Revenues will be in an amount not less than 125% of such Maximum Annual Debt Service Requirement;

b. The payments required to be made into the funds and accounts enumerated in Section 7 of this Resolution (including the Reserve Account, but not the Surplus Fund) must have been made in full.

c. The Parity Bonds must have principal maturing on May 1 of each year in which principal falls due and interest falling due on May 1 and November 1 of each year.

d. If the Parity Bonds are to be secured by the Reserve Account, the amount on deposit in the Reserve Account must be increased to an amount equal to the Reserve Requirement applicable upon the issuance of Parity Bonds as defined in Section 6 of this Resolution.

e. The proceeds of the Parity Bonds must be used only for the purpose of providing additions, extensions or improvements to the System, or to refund obligations issued for such purpose.

Section 11. Application of Bond Proceeds. All accrued interest received from the sale of the Bonds shall be deposited into the Special Redemption Fund. Any amount of proceeds of the Bonds needed to make the amount currently on deposit in the Reserve Account equal to the Reserve Requirement shall be deposited in the Reserve Account. An amount of proceeds of the Bonds sufficient to provide for the payment of the Refunded Obligations shall be deposited in a special account designated the "Refunding Fund" for that purpose. The balance remaining in said Refunding Fund after paying said costs shall be transferred to the Special Redemption Fund for use in payment of principal of and interest on the Bonds.

Section 12. Amendment to Resolution. After the issuance of any of the Bonds, no change or alteration of any kind in the provisions of this Resolution may be made until all of the Bonds have been paid in full as to both principal and interest, or discharged as herein provided, except:

a. The City may, from time to time, amend this Resolution without the consent of any of the owners of the Bonds, but only to cure any ambiguity, administrative conflict, formal defect, or omission or procedural inconsistency of this Resolution; and

b. This Resolution may be amended, in any respect, with the written consent of the owners of not less than two-thirds of the principal amount of the Bonds then outstanding, exclusive of Bonds held by the City; provided, however, that no amendment shall permit any change in the pledge of Revenues derived from the System, or in the maturity of any Bond issued hereunder, or a reduction in the rate of interest on any Bond, or in the amount of the principal obligation thereof, or in the amount of the redemption premium payable in the case of redemption thereof, or change the terms upon which the Bonds may be redeemed or make any other modification in the terms of the payment of such principal or interest without the written consent of the owner of each such Bond to which the change is applicable.

Section 13. Defeasance. When all Bonds have been discharged, all pledges, liens, covenants and other rights granted to the owners thereof by this Resolution shall cease. The City may discharge all Bonds due on any date by depositing into a special account on or before that date a sum sufficient to pay the same in full; or if any Bonds should not be paid when due, it may nevertheless be discharged by depositing into a special account a sum sufficient to pay it in full with interest accrued from the due date to the date of such deposit. The City, at its option, may also discharge all Bonds called for redemption on any date when they are prepayable according to their terms, by depositing into a special account on or before that date a sum sufficient to pay them in full, with the required redemption premium, if any, provided that notice of redemption has been duly given as required by this Resolution. The City, at its option, may also discharge all Bonds of said issue at any time by irrevocably depositing in escrow with a suitable bank or trust company a sum of cash and/or bonds or securities issued or guaranteed as to principal and interest of the U.S. Government, or of a commission, board or other instrumentality of the U.S. Government, maturing on the dates and bearing interest at the rates required to provide funds

sufficient to pay when due the interest to accrue on each of said Bonds to its maturity or, at the City's option, if said Bond is prepayable to any prior date upon which it may be called for redemption, and to pay and redeem the principal amount of each such Bond at maturity, or at the City's option, if said Bond is prepayable, at its earliest redemption date, with the premium required for such redemption, if any, provided that notice of the redemption of all prepayable Bonds on such date has been duly given or provided for. Upon such payment or deposit, in the amount and manner provided by this Section, all liability of the City with respect to the Bonds shall cease, terminate and be completely discharged, and the owners thereof shall be entitled only to payment out of the money so deposited.

Section 14. Investments and Arbitrage. Monies accumulated in any of the funds and accounts referred to in Sections 7 and 11 hereof which are not immediately needed for the respective purposes thereof, may be invested in legal investments subject to the provisions of Sec. 66.0603(1m), Wisconsin Statutes, until needed. All income derived from such investments shall be credited to the fund or account from which the investment was made; provided, however, that at any time that the Reserve Requirement is on deposit in the Reserve Account, any income derived from investment of the Reserve Account shall be deposited into the Special Redemption Fund and used to pay principal and interest on the Bonds. A separate banking account is not required for each of the funds and accounts established under this Resolution; however, the monies in each fund or account shall be accounted for separately by the City and used only for the respective purposes thereof. The proceeds of the Bonds shall be used solely for the purposes for which they are issued but may be temporarily invested until needed in legal investments. No such investment shall be made in such a manner as would cause the Bonds to be "arbitrage bonds" within the meaning of Section 148 of the Code or the Regulations.

An officer of the City, charged with the responsibility for issuing the Bonds, shall, on the basis of the facts, estimates and circumstances in existence on the date of closing, make such certifications as are necessary to permit the conclusion that the Bonds are not "arbitrage bonds" under Section 148 of the Code or the Regulations.

Section 15. Resolution a Contract. The provisions of this Resolution shall constitute a contract between the City and the owner or owners of the Bonds, and after issuance of any of the Bonds no change or alteration of any kind in the provisions of this Resolution may be made, except as provided in Section 12, until all of the Bonds have been paid in full as to both principal and interest. The owner or owners of any of the Bonds shall have the right in addition to all other rights, by mandamus or other suit or action in any court of competent jurisdiction, to enforce such owner's or owners' rights against the City, the governing body thereof, and any and all officers and agents thereof including, but without limitation, the right to require the City, its governing body and any other authorized body, to fix and collect rates and charges fully adequate to carry out all of the provisions and agreements contained in this Resolution.

Section 16. Utilization of The Depository Trust Company Book-Entry-Only System. In order to make the Bonds eligible for the services provided by The Depository Trust Company, New York, New York ("DTC"), the City agrees to the applicable provisions set forth in the Blanket Issuer Letter of Representations previously executed on behalf of the City and on file in the City Clerk's office.

Section 17. Payment of the Bonds; Fiscal Agent. The principal of and interest on the Bonds shall be paid by the Fiscal Agent.

Section 18. Persons Treated as Owners; Transfer of Bonds. The City shall cause books for the registration and for the transfer of the Bonds to be kept by the Fiscal Agent. The person in whose name any Bond shall be registered shall be deemed and regarded as the absolute owner thereof for all purposes and payment of either principal or interest on any Bond shall be made only to the registered owner thereof. All such payments shall be valid and effectual to satisfy and discharge the liability upon such Bond to the extent of the sum or sums so paid.

Any Bond may be transferred by the registered owner thereof by surrender of the Bond at the office of the Fiscal Agent, duly endorsed for the transfer or accompanied by an assignment duly executed by the registered owner or his attorney duly authorized in writing. Upon such transfer, the City Manager and City Clerk shall execute and deliver in the name of the transferee or transferees a new Bond or Bonds of a like aggregate principal amount, series and maturity and the Fiscal Agent shall record the name of each transferee in the registration book. No registration shall be made to bearer. The Fiscal Agent shall cancel any Bond surrendered for transfer.

The City shall cooperate in any such transfer, and the City Manager and City Clerk are authorized to execute any new Bond or Bonds necessary to effect any such transfer.

Section 19. Record Date. The fifteenth day of each calendar month next preceding each interest payment date shall be the record date for the Bonds (the "Record Date"). Payment of interest on the Bonds on any interest payment date shall be made to the registered owners of the Bonds as they appear on the registration book of the City at the close of business on the Record Date.

Section 20. Compliance with Federal Tax Laws. (a) The City represents and covenants that the projects financed by the Bonds and by the Refunded Obligations and the ownership, management and use of the projects will not cause the Bonds or the Refunded Obligations to be "private activity bonds" within the meaning of Section 141 of the Code. The City further covenants that it shall comply with the provisions of the Code to the extent necessary to maintain the tax-exempt status of the interest on the Bonds including, if applicable, the rebate requirements of Section 148(f) of the Code. The City further covenants that it will not take any action, omit to take any action or permit the taking or omission of any action within its control (including, without limitation, making or permitting any use of the proceeds of the Bonds) if taking, permitting or omitting to take such action would cause any of the Bonds to be an arbitrage bond or a private activity bond within the meaning of the Code or would otherwise cause interest on the Bonds to be included in the gross income of the recipients thereof for federal income tax purposes. The City Clerk or other officer of the City charged with the responsibility of issuing the Bonds shall provide an appropriate certificate of the City certifying that the City can and covenanting that it will comply with the provisions of the Code and Regulations.

(b) The City also covenants to use its best efforts to meet the requirements and restrictions of any different or additional federal legislation which may be made applicable to the Bonds provided that in meeting such requirements the City will do so only to the extent consistent with the proceedings authorizing the Bonds and the laws of the State of Wisconsin and to the extent that there is a reasonable period of time in which to comply.

The foregoing covenants shall remain in full force and effect, notwithstanding the defeasance of the Bonds, until the date on which all of the Bonds have been paid in full.

Section 21. Designation as Qualified Tax-Exempt Obligations. The Bonds are hereby designated as "qualified tax-exempt obligations" for purposes of Section 265 of the Code, relating to the ability of financial institutions to deduct from income for federal income tax purposes, interest expense that is allocable to carrying and acquiring tax-exempt obligations.

Section 22. Conditions on Issuance and Sale of the Bonds. The issuance of the Bonds and the sale of the Bonds to the Purchaser are subject to satisfaction of the following conditions:

(a) approval by the City Manager and Finance and Administrative Services Director of the City of the definitive aggregate principal amount, annual maturity amounts, redemption provisions, interest rates, true interest cost, and purchase price for the Bonds, which approval shall be evidenced by execution by the City Manager and Finance and Administrative Services Director of a certificate in substantially the form attached hereto as Exhibit B (the "Approving Certificate") and incorporated herein by this reference; and

(b) realization by the City of present value debt service savings in an amount equal to 0.00% or greater of the principal amount refunded, assuming the City continued to receive the current level of the cash subsidy payment with respect to the Refunded Obligations from the Treasury in the future.

The Bonds shall not be issued, sold or delivered until these conditions are satisfied. Upon satisfaction of these conditions, the City Manager and Finance and Administrative Services Director of the City is authorized to execute a Proposal with the Purchaser providing for the sale of the Bonds to the Purchaser.

Section 23. Official Statement. The City Council hereby directs the City Manager and Finance and Administrative Services Director to approve the Preliminary Official Statement with respect to the Bonds and deem the Preliminary Official Statement as "final" as of its date for purposes of SEC Rule 15c2-12 promulgated by the Securities and Exchange Commission pursuant to the Securities and Exchange Act of 1934 (the "Rule"). All actions taken by the City Manager and Finance and Administrative Services Director or other officers of the City in connection with the preparation of such Preliminary Official Statement and any addenda to it or Final Official Statement are hereby ratified and approved. In connection with the Closing, the appropriate City officials shall certify the Preliminary Official Statement and any addenda or Final Official Statement. The City Clerk shall cause copies of the Preliminary Official Statement and any addenda or Final Official Statement to be distributed to the Purchaser.

Section 24. Undertaking to Provide Continuing Disclosure. The City hereby covenants and agrees, for the benefit of the owners of the Bonds, to enter into a written undertaking (the "Undertaking") required by the Rule to provide continuing disclosure of certain financial information and operating data and timely notices of the occurrence of certain events in accordance with the Rule. The Undertaking shall be enforceable by the owners of the Bonds or by the Purchaser on behalf of such owners (provided that the rights of the owners and the Purchaser to enforce the Undertaking shall be limited to a right to obtain specific performance of the obligations thereunder and any failure by the City to comply with the provisions of the Undertaking shall not be an event of default with respect to the Bonds).

The City Manager and City Clerk, or other officer of the City charged with the responsibility for issuing the Bonds, shall provide a Continuing Disclosure Certificate for inclusion in the transcript of proceedings, setting forth the details and terms of the City's Undertaking.

Section 25. Redemption of the Refunded Obligations; Material Event Notice. The Refunded Obligations are hereby called for prior payment and redemption on April 1, 2015 or any date thereafter as determined by the City Manager and Finance and Administrative Services Director in the Approving Certificate, at a price of par plus accrued interest to the date of redemption, subject to final approval of the issuance and sale of the Bonds by the City Manager and Finance and Administrative Services Director as evidenced by the execution of the Approving Certificate.

After execution of the Approving Certificate, the City Manager and Finance and Administrative Services Director shall to work with Ehlers to cause timely notice of redemption of the Refunded Obligations, in substantially the form attached hereto as Exhibit C and incorporated herein by this reference (the "Notice"), to be provided at the times, to the parties and in the manner set forth on the Notice. All actions heretofore taken by the officers and agents of the City to effectuate the redemption of the Refunded Obligations are hereby ratified and approved.

Section 26. Payment of Issuance Expenses. The City authorizes the Purchaser to forward the amount of the proceeds of the Bonds allocable to the payment of issuance expenses to KleinBank, Chaska, Minnesota at Closing for further distribution as directed by Ehlers.

Section 27. Record Book. The City Clerk shall provide and keep the transcript of proceedings as a separate record book (the "Record Book") and shall record a full and correct statement of every step or proceeding had or taken in the course of authorizing and issuing the Bonds in the Record Book.

Section 28. Bond Insurance. If the Purchaser determines to obtain municipal bond insurance with respect to the Bonds, the officers of the City are authorized to take all actions necessary to obtain such municipal bond insurance. The City Manager and City Clerk are authorized to agree to such additional provisions as the bond insurer may reasonably request and which are acceptable to the City Manager and City Clerk including provisions regarding restrictions on investment of Bond proceeds, the payment procedure under the municipal bond



insurance policy, the rights of the bond insurer in the event of default and payment of the Bonds by the bond insurer and notices to be given to the bond insurer. In addition, any reference required by the bond insurer to the municipal bond insurance policy shall be made in the form of Bond provided herein.

Section 29. Execution of the Bonds; Closing; Professional Services. The Bonds shall be issued in printed form, executed on behalf of the City by the manual or facsimile signatures of the City Manager and City Clerk, authenticated, if required, by the Fiscal Agent, sealed with its official or corporate seal, if any, or a facsimile thereof, and delivered to the Purchaser upon payment to the City of the purchase price thereof, plus accrued interest to the date of delivery (the "Closing"). The facsimile signature of either of the officers executing the Bonds may be imprinted on the Bonds in lieu of the manual signature of the officer but, unless the City has contracted with a fiscal agent to authenticate the Bonds, at least one of the signatures appearing on each Bond shall be a manual signature. In the event that either of the officers whose signatures appear on the Bonds shall cease to be such officers before the Closing, such signatures shall, nevertheless, be valid and sufficient for all purposes to the same extent as if they had remained in office until the Closing. The aforesaid officers are hereby authorized and directed to do all acts and execute and deliver the Bonds and all such documents, certificates and acknowledgements as may be necessary and convenient to effectuate the Closing. The City hereby authorizes the officers and agents of the City to enter into, on its behalf, agreements and contracts in conjunction with the Bonds, including but not limited to agreements and contracts for legal, trust, fiscal agency, disclosure and continuing disclosure, mandatory redemption, and rebate calculation services. Any such contract heretofore entered into in conjunction with the issuance of the Bonds is hereby ratified and approved in all respects.

Section 30. Conflicting Ordinances or Resolutions. All prior ordinances, resolutions, rules, or orders, or parts thereof heretofore enacted, adopted or entered, in conflict with the provisions of this Resolution, are hereby repealed and this Resolution shall be in effect from and after its passage.

Adopted and recorded January 20, 2015.

---

Mark Spreitzer  
City Council President

ATTEST:

---

Rebecca Houseman LeMire  
City Clerk

(SEAL)

EXHIBIT A TO RESOLUTION

(Form of Bond)

REGISTERED	UNITED STATES OF AMERICA	DOLLARS
	STATE OF WISCONSIN	
	ROCK COUNTY	
NO. R-_____	CITY OF БЕЛОIT	\$_____
STORM SEWER SYSTEM REVENUE REFUNDING BOND, SERIES 2015A		

MATURITY DATE:	ORIGINAL DATE OF ISSUE:	INTEREST RATE:	CUSIP:
May 1, _____	_____, 2015	____%	_____

DEPOSITORY OR ITS NOMINEE NAME: CEDE & CO.

PRINCIPAL AMOUNT: \_\_\_\_\_ THOUSAND DOLLARS  
(\$ \_\_\_\_\_)

COPY

FOR VALUE RECEIVED, the City of Beloit, Rock County, Wisconsin (the "City"), hereby acknowledges itself to owe and promises to pay to the Depository or its Nominee Name (the "Depository") identified above (or to registered assigns), solely from the fund hereinafter specified, on the maturity date identified above, the principal amount identified above, and to pay interest thereon at the rate of interest per annum identified above, all subject to the provisions set forth herein regarding redemption prior to maturity. Interest is payable semi-annually on May 1 and November 1 of each year commencing on November 1, 2015 until the aforesaid principal amount is paid in full. Both the principal of and interest on this Bond are payable to the registered owner in lawful money of the United States. Interest payable on any interest payment date shall be paid by wire transfer to the Depository in whose name this Bond is registered on the Bond Register maintained by the City Clerk or City Treasurer (the "Fiscal Agent") or any successor thereto at the close of business on the 15th day of the calendar month next preceding the semi-annual interest payment date (the "Record Date"). This Bond is payable as to principal upon presentation and surrender hereof at the office of the Fiscal Agent.

**[This Bond is not subject to optional redemption.] [The Bonds maturing on May 1, 20\_\_ and thereafter are subject to redemption prior to maturity, at the option of the City, on May 1, 20\_\_ or on any date thereafter. Said Bonds are redeemable as a whole or in part, and if in part, from maturities selected by the City and within each maturity, by lot (as selected by the Depository), at the principal amount thereof, plus accrued interest to the date of redemption.]**

【The Bonds maturing in the years \_\_\_\_\_, \_\_\_\_\_ and \_\_\_\_\_ are subject to mandatory redemption by lot as provided in the Resolution referenced below at the redemption price of par plus accrued interest to the date of redemption and without premium.】

In the event the Bonds are redeemed prior to maturity, as long as the Bonds are in book-entry-only form, official notice of the redemption will be given by mailing a notice by registered or certified mail, overnight express delivery, facsimile transmission, electronic transmission or in any other manner required by the Depository, to the Depository not less than thirty (30) days nor more than sixty (60) days prior to the redemption date. If less than all of the Bonds of a maturity are to be called for redemption, the Bonds of such maturity to be redeemed will be selected by lot. Such notice will include but not be limited to the following: the designation, date and maturities of the Bonds called for redemption, CUSIP numbers, and the date of redemption. Any notice provided as described herein shall be conclusively presumed to have been duly given, whether or not the registered owner receives the notice. The Bonds shall cease to bear interest on the specified redemption date provided that federal or other immediately available funds sufficient for such redemption are on deposit at the office of the Depository at that time. Upon such deposit of funds for redemption the Bonds shall no longer be deemed to be outstanding.

This Bond is one of an issue aggregating \$ \_\_\_\_\_, issued for the purpose of paying the cost of refunding obligations of the City issued to finance additions, improvements and extensions to the City's Storm Sewer System, pursuant to Article XI, Section 3, of the Wisconsin Constitution, Section 66.0621, Wisconsin Statutes, acts supplementary thereto and a Resolution adopted by the City Council on January 20, 2015, and entitled: "Resolution Authorizing the Issuance and Establishing Parameters for the Sale of Not to Exceed \$1,265,000 Storm Sewer System Revenue Refunding Bonds, Series 2015A of the City of Beloit, Rock County, Wisconsin, and Providing for the Payment of the Bonds and Other Details with Respect to the Bonds", as supplemented by a Certificate Approving the Preliminary Official Statement and Details of Storm Sewer System Revenue Refunding Bonds, Series 2015A (collectively, the "Resolution") and is payable only from the income and revenues derived from the operation of said Storm Sewer System. Such revenues have been set aside and pledged as a special fund for that purpose and identified as "Special Redemption Fund", created by a resolution adopted by the City Council on March 15, 2010 and continued by the Resolution. This Bond does not constitute an indebtedness of the City within the meaning of any constitutional or statutory debt limitation or provision.

This Bond has been designated by the City Council as a "qualified tax-exempt obligation" pursuant to the provisions of Section 265(b)(3) of the Internal Revenue Code of 1986, as amended.

This Bond is transferable only upon the books of the City kept for that purpose at the office of the Fiscal Agent, only in the event that the Depository does not continue to act as

depository for the Bonds, and the City appoints another depository, upon surrender of the Bond to the Fiscal Agent, by the registered owner in person or his duly authorized attorney, upon surrender of this Bond together with a written instrument of transfer (which may be endorsed hereon) satisfactory to the Fiscal Agent duly executed by the registered owner or his duly authorized attorney. Thereupon a new fully registered Bond in the same aggregate principal amount shall be issued to the new depository in exchange therefor and upon the payment of a charge sufficient to reimburse the City for any tax, fee or other governmental charge required to be paid with respect to such registration. The Fiscal Agent shall not be obliged to make any transfer of the Bonds [(i)] after the Record Date, [(ii)] during the fifteen (15) calendar days preceding the date of any publication of notice of any proposed redemption of the Bonds, or [(iii)] with respect to any particular Bond, after such Bond has been called for redemption. The Fiscal Agent and City may treat and consider the Depository in whose name this Bond is registered as the absolute owner hereof for the purpose of receiving payment of, or on account of, the principal or redemption price hereof and interest due hereon and for all other purposes whatsoever. The Bonds are issuable solely as negotiable, fully-registered Bonds without coupons in the denomination of \$5,000 or any integral multiple thereof.

It is hereby certified, recited and declared that all conditions, things and acts required by law to exist, happen, and be performed precedent to and in the issuance of this Bond have existed, have happened and have been performed in due time, form and manner as required by law; and that sufficient of the income and revenue to be received by said City from the operation of its Storm Sewer System has been pledged to and will be set aside into a special fund for the payment of the principal of and interest on this Bond.

IN WITNESS WHEREOF, the City of Beloit, Rock County, Wisconsin, by its governing body, has caused this Bond to be executed for it and in its name by the manual or facsimile signatures of its duly qualified City Manager and City Clerk; and to be sealed with its official or corporate seal, if any, all as of the original date of issue specified above.

CITY OF BELOIT,  
ROCK COUNTY, WISCONSIN

By: \_\_\_\_\_  
Larry N. Arft  
City Manager

By: \_\_\_\_\_  
Rebecca Houseman LeMire  
City Clerk

(SEAL)

ASSIGNMENT

FOR VALUE RECEIVED, the undersigned sells, assigns and transfers unto

\_\_\_\_\_  
(Name and Address of Assignee)

\_\_\_\_\_  
(Social Security or other Identifying Number of Assignee)

the within Bond and all rights thereunder and hereby irrevocably constitutes and appoints \_\_\_\_\_, Legal Representative, to transfer said Bond on the books kept for registration thereof, with full power of substitution in the premises.

Dated: \_\_\_\_\_

Signature Guaranteed:

\_\_\_\_\_  
(e.g. Bank, Trust Company  
or Securities Firm)

\_\_\_\_\_  
(Depository or Nominee Name)

COPY

NOTICE: This signature must correspond with the name of the Depository or Nominee Name as it appears upon the face of the within Bond in every particular, without alteration or enlargement or any change whatever.

\_\_\_\_\_  
(Authorized Officer)

EXHIBIT B TO RESOLUTION

Approving Certificate

(See Attached)

CERTIFICATE APPROVING THE PRELIMINARY OFFICIAL STATEMENT AND  
 DETAILS OF STORM SEWER SYSTEM REVENUE REFUNDING BONDS, SERIES 2015A

We, Larry N. Arft and Eric R. Miller, City Manager and Finance and Administrative Services Director of the City of Beloit, Rock County, Wisconsin (the "City"), hereby certify that:

1. Resolution. On January 20, 2015, the City Council of the City adopted a resolution (the "Resolution") authorizing the issuance and establishing parameters for the sale of not to exceed \$1,265,000 Storm Sewer System Revenue Refunding Bonds, Series 2015A of the City (the "Bonds") to Robert W. Baird & Co. Incorporated (the "Purchaser") and delegating to us the authority to approve the Preliminary Official Statement, to approve the purchase proposal for the Bonds, and to determine the details for the Bonds within the parameters established by the Resolution.

2. Preliminary Official Statement. The Preliminary Official Statement with respect to the Bonds is hereby approved and deemed "final" as of its date for purposes of SEC Rule 15c2-12 promulgated by the Securities and Exchange Commission pursuant to the Securities and Exchange Act of 1934.

3. Proposal; Terms of the Bonds. On the date hereof, the Purchaser offered to purchase the Bonds in accordance with the terms set forth in the Bond Purchase Agreement between the City and the Purchaser attached hereto as Exhibit A (the "Proposal"). The Proposal meets the parameters established by the Resolution and is hereby approved and accepted.

The Bonds shall be issued in the aggregate principal amount of \$ \_\_\_\_\_, which is not more than the \$1,265,000 approved by the Resolution, and shall mature on May 1 of each of the years and in the amounts as set forth in the Pricing Summary attached hereto as Exhibit B and incorporated herein by this reference and shall bear interest at the rates per annum as set forth in the Proposal. The amount of each annual principal or mandatory redemption payment due on the Bonds is not more than \$20,000 more or less per maturity or mandatory redemption amount than the schedule included in the Resolution, as set forth below:

<u>Date</u>	<u>Resolution Schedule</u>	<u>Actual Amount</u>
05/01/2016	\$70,000	\$ _____
05/01/2017	70,000	_____
05/01/2018	70,000	_____
05/01/2019	75,000	_____
05/01/2020	75,000	_____
05/01/2021	75,000	_____
05/01/2022	80,000	_____
05/01/2023	80,000	_____
05/01/2024	85,000	_____
05/01/2025	90,000	_____
05/01/2026	90,000	_____



<u>Date</u>	<u>Resolution Schedule</u>	<u>Actual Amount</u>
05/01/2027	\$ 95,000	\$ _____
05/01/2028	100,000	_____
05/01/2029	105,000	_____
05/01/2030	105,000	_____

The true interest cost on the Bonds (computed taking the Purchaser's compensation into account) is \_\_\_\_\_%, which is not in excess of 3.22%, as required by the Resolution. The present value debt service savings achieved by the Refunding is \$\_\_\_\_\_ or \_\_\_\_\_% of the principal amount refunded, which is 0.00% or greater of the principal amount refunded, assuming the City continued to receive the current level of the cash subsidy payment with respect to the Refunded Obligations from the Treasury in the future as required by the Resolution. The resulting debt service schedule for the Bonds is set forth on Exhibit C hereto.

5. Purchase Price of the Bonds. The Bonds shall be sold to the Purchaser in accordance with the terms of the Proposal at a price of \$\_\_\_\_\_, plus accrued interest, if any, to the date of delivery of the Bonds, which is not less than 98.5% nor greater than 104.00% of the principal amount of the Bonds, as required by the Resolution.

The difference between the issue price of the Bonds (\$\_\_\_\_\_) and the purchase price to be paid to the City by the Purchaser (\$\_\_\_\_\_) is \$\_\_\_\_\_, or \_\_\_\_\_% of the principal amount of the Bonds, which does not exceed 1.5% of the principal amount of the Bonds, as required by the Resolution.

5. Redemption Provisions of the Bonds. [The Bonds are not subject to optional redemption.] [The Bonds maturing on May 1, 20\_\_ and thereafter are subject to redemption prior to maturity, at the option of the City, on May 1, 20\_\_ or on any date thereafter. Said Bonds are redeemable as a whole or in part, and if in part, from maturities selected by the City and within each maturity, by lot (as selected by the Depository), at the principal amount thereof, plus accrued interest to the date of redemption.] [The Proposal specifies that certain of the Bonds are subject to mandatory redemption. The terms of such mandatory redemption are set forth on an attachment hereto as Exhibit MRP and incorporated herein by this reference.]

[6. Payment of the Bonds; Fiscal Agent. Pursuant to Section 6 of the Resolution, \_\_\_\_\_ is named fiscal agent for the Bonds because the Proposal specifies that the Bonds are subject to mandatory redemption. As authorized by Section 29 of the Resolution, the City shall enter into a fiscal agency agreement with said fiscal agent.]

7. Approval. This Certificate constitutes our approval of the Proposal, and the definitive aggregate principal amount, annual maturity amounts, interest rates, true interest cost, purchase price and redemption provisions for the Bonds, in satisfaction of the parameters set forth in the Resolution.

IN WITNESS WHEREOF, we have executed this Certificate on \_\_\_\_\_, 2015 pursuant to the authority delegated to us in the Resolution.

---

Larry N. Arft  
City Manager

COPY

---

Eric R. Miller  
Finance and Administrative Services  
Director

EXHIBIT A TO APPROVING CERTIFICATE

Proposal

To be provided by Ehlers & Associates, Inc. and incorporated into the Certificate.

(See Attached)

COPY

EXHIBIT B TO APPROVING CERTIFICATE

Pricing Summary

To be provided by Ehlers & Associates, Inc. and incorporated into the Certificate.

(See Attached)

COPY

EXHIBIT C TO APPROVING CERTIFICATE

Debt Service Schedule

To be provided by Ehlers & Associates, Inc. and incorporated into the Certificate.

(See Attached)

COPY

[EXHIBIT MRP TO APPROVING CERTIFICATE

Mandatory Redemption Provision

The Bonds due on May 1, \_\_\_\_, \_\_\_\_, \_\_\_\_ and \_\_\_\_ (the "Term Bonds") are subject to mandatory redemption prior to maturity by lot (as selected by the Depository) at a redemption price equal to One Hundred Percent (100%) of the principal amount to be redeemed plus accrued interest to the date of redemption, from special redemption fund deposits which are required to be made in amounts sufficient to redeem on May 1 of each year the respective amount of Term Bonds specified below:

For the Term Bonds Maturing on May 1, \_\_\_\_

<u>Redemption Date</u>	<u>Amount</u>
____	\$ ____
____	____
____	____ (maturity)

For the Term Bonds Maturing on May 1, \_\_\_\_

<u>Redemption Date</u>	<u>Amount</u>
____	\$ ____
____	____
____	____ (maturity)

For the Term Bonds Maturing on May 1, \_\_\_\_

<u>Redemption Date</u>	<u>Amount</u>
____	\$ ____
____	____
____	____ (maturity)

For the Term Bonds Maturing on May 1, \_\_\_\_

<u>Redemption Date</u>	<u>Amount</u>
____	\$ ____
____	____
____	____ (maturity)]

EXHIBIT C TO RESOLUTION

NOTICE OF FULL CALL\*

CITY OF БЕЛОIT  
ROCK COUNTY, WISCONSIN  
TAXABLE STORM SEWER SYSTEM REVENUE BONDS, SERIES 2010  
(BUILD AMERICA BONDS - DIRECT PAYMENT)  
DATED APRIL 6, 2010

NOTICE IS HEREBY GIVEN that the Bonds of the above-referenced issue which mature on the dates and in the amounts; bear interest at the rates; and have CUSIP Nos. as set forth below have been called, as a result of the occurrence of an Extraordinary Event (as defined in the Bonds), for prior payment on \_\_\_\_\_, 2015 at a redemption price equal to 100% of the principal amount thereof plus accrued interest to the date of prepayment:

<u>Maturity Date</u>	<u>Principal Amount</u>	<u>Interest Rate</u>	<u>CUSIP No.</u>
05/01/2015	\$55,000	3.375%	080685AE0
05/01/2016	60,000	4.00	080685AF7
05/01/2017	60,000	4.20	080685AG5
05/01/2018	60,000	4.50	080685AH3
05/01/2019	65,000	4.75	080685AJ9
05/01/2020	70,000	5.00	080685AK6
05/01/2021	70,000	5.20	080685AL4
05/01/2022	75,000	5.40	080685AM2
05/01/2023	75,000	5.60	080685AN0
05/01/2024	80,000	5.70	080685AP5
05/01/2025	85,000	5.80	080685AQ3
05/01/2026	90,000	5.875	080685AR1
05/01/2028	195,000	6.00	080685AT7
05/01/2030	215,000	6.25	080685AV2

Upon presentation and surrender of said Bonds to Bond Trust Services Corporation, the registrar and fiscal agent for said Bonds, the registered owners thereof will be paid the principal amount of the Bonds plus accrued interest to the date of prepayment.

Said Bonds will cease to bear interest on \_\_\_\_\_, 2015.

By Order of the  
City Council  
City of Beloit  
City Clerk

Dated \_\_\_\_\_

\* To be provided to Bond Trust Services Corporation at least thirty-five (35) days prior to \_\_\_\_\_, 2015. The registrar and fiscal agent shall be directed to give notice of such prepayment by electronic transmission, facsimile transmission, registered or certified mail, or overnight express delivery to The Depository Trust Company, Attn: Supervisor, Call Notification Department, 570 Washington Blvd., Jersey City, NJ 07310, not less than thirty (30) days nor more than sixty (60) days prior to \_\_\_\_\_, 2015 and to the MSRB.

In addition, if the Bonds are subject to the continuing disclosure requirements of SEC Rule 15c2-12 effective July 3, 1995, this Notice should be filed electronically with the MSRB through the Electronic Municipal Market Access (EMMA) System website at [www.emma.msrb.org](http://www.emma.msrb.org).

**RESOLUTION ADOPTING A COLLECTIVE BARGAINING AGREEMENT  
BETWEEN THE CITY OF БЕЛОIT AND THE INTERNATIONAL ASSOCIATION OF  
FIRE FIGHTERS (IAFF) LOCAL UNION #583, AFL-CIO**

**WHEREAS**, the City of Beloit has had Collective Bargaining Agreements in place with IAFF #583 that outlined various terms and conditions of employment; and

**WHEREAS**, the current Agreement expired on December 31, 2013; and

**WHEREAS**, the city and bargaining representatives from the Local have concluded negotiations on a new four-year Collective Bargaining Agreement, which will take effect on January 1, 2014 and conclude on December 31, 2017;

**NOW, THEREFORE, BE IT RESOLVED**, by the Beloit City Council that the City Manager be, and he hereby is, authorized to enter into a Collective Bargaining Agreement with IAFF #583 for the calendar years 2014 through 2017; and

**NOW, THEREFORE, BE IT FURTHER RESOLVED**, that the terms and conditions of the new four-year agreement shall be as outlined in the attached "Tentative Agreement" summarizing the terms of agreement.

Adopted this 20<sup>th</sup> day of January , 2015.

**City Council of the City of Beloit**

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**Mark Spreitzer, President**

**Attest:**

---

**Rebecca Houseman LeMire, City Clerk**





# CITY OF BELOIT

## REPORTS AND PRESENTATIONS TO CITY COUNCIL

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**Topic:** International Association of Fire Fighters (IAFF) Local Union #583, AFL-CIO, Agreement for 2014-2017

**Date:** January 20, 2015

**Presenter(s):** Brad Liggett

**Department:** Fire

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### **Overview/Background Information:**

The Agreement between the City of Beloit and the IAFF Local #583 expired on 12/31/13. The City and the Union have reached a tentative agreement that has been ratified by the Union members on 12/26/14. The matter is now before the Council for approval.

---

### **Key Issues (maximum of 5):**

1. Wages are increased by 2% for 2014, 0% for 2015, 1% for 2016 and 2017. These are slightly below average increases of comparable Wisconsin cities due to the economic state of the City.
  2. As Council was informed, the City initiated bargaining with medical insurance language to clarify vagueness of current contract language. Bargaining resulted with no agreed upon terms and remains the same. Currently, "other" group health insurance remains but hopefully will be addressed for both parties in future contracts.
  3. Minor language introduced to allow Acting Lt's the opportunity to serve as Captains when filling roster needs.
  4. Paramedics that perform preceptor duties will have an opportunity to earn one day off the following calendar year.
  5. MOU to meet to discuss reopening contract for 2016 and 2017 calendar years providing party provides proof of a change in the economic conditions of the City.
- 

**Conformance to Strategic Plan (List key goals this action would support and briefly discuss its impact on the City's mission.):** Goal 3. Continued promotion of a safe and healthy community.

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**Sustainability (Briefly comment on the sustainable long term impact of this policy or program related to how it will impact both the built and natural environment utilizing the four following eco-municipality guidelines.):**

- Reduce dependence upon fossil fuels –
  - Reduce dependence on chemicals and other manufacturing substances that accumulate in nature –
  - Reduce dependence on activities that harm life sustaining eco-systems –
  - Meet the hierarchy of present and future human needs fairly and efficiently –
- 

### **Action required/Recommendation:**

Adopt the proposed resolution for the IAFF Union Agreement (2014 – 2017)

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### **Fiscal Note/Budget Impact:**

Wages have been budgeted appropriately for 2014 and will be for 2015 and throughout the terms of the Agreement.

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### **Attachment:**

**TENTATIVE AGREEMENT  
CITY OF БЕЛОIT  
AND  
THE INTERNATIONAL ASSOCIATION OF FIREFIGHTERS,  
LOCAL UNION #583, AFL-CIO  
DECEMBER 26, 2014**

1. ARTICLE XX – WAGES AND SALARY SCHEDULE. Revise Section 2, Bi-weekly Salary charts to reflect the following wage increases:

<b>Effective 1/1/14</b>	<b>2.0% across-the-board</b>
<b>Effective 1/1/15</b>	<b>0.0% across-the-board</b>
<b>Effective 1/1/16</b>	<b>1.0% across-the-board</b>
<b>Effective 1/1/17</b>	<b>1.0% across-the-board</b>
  
2. ARTICLE XX – WAGES AND SALARY SCHEDULE. Revise Section 9, subsection 5, as follows:
  - 5) Acting lieutenants ~~with five (5) years' experience~~ **that have completed the Captain's orientation checklist**, may act as captains. When serving as captain the acting lieutenant will receive captains' wages.  
Captains may trade with Captains ~~or~~ **and** Lieutenants, ~~and-or~~ **(Acting Lieutenants that have completed the Captain's orientation checklist.)**  
*(NOTE: General Order A-26 [attached to collective bargaining agreement] will be revised to reflect the change in the new Agreement as follows:  
Bargaining Unit Personnel shall be allowed to trade within only the following parameters.*
  
- ADD:**  
**Section 16**  
**Paramedics, that have met the medical provider requirements certifying that they may perform preceptor training duties and perform preceptor duties during the calendar year, will be granted (1) compensation day off the following calendar year. Active certification from a medical director to perform preceptor training duties must be active prior to the commencement of the fall paramedic class precepting schedule or October 1, whichever is later.**
  
3. ARTICLE XXVII - TERMINATION. Revise this Article to reflect a four year agreement, beginning on January 1, 2014 and continuing until and including December 31, 2017.
  
4. The attached Side Agreement regarding Accelerant Detection Canine will be retained and included in this Agreement.

5. MOU:

**MEMORANDUM OF UNDERSTANDING  
CITY OF БЕЛОIT  
AND THE  
INTERNATIONAL ASSOCIATION OF FIRE FIGHTERS LOCAL UNION #583  
AFL-CIO**

As a result of the negotiation for the 2014 – 2017 labor agreement between the City of Beloit and the International Association of Fire Fighters Local Union #583 AFL-CIO, the following items have been agreed to by the parties:

The parties agree to a meeting which will be scheduled by August 15, 2015 to discuss reopening Article XX Wages and Salary Schedule only for the years of 2016 – 2017. Information will be exchanged on positions of the parties for wages. The information will be limited to, All General Fund Revenue Fund increase, shared revenue, net new construction, and other pertinent data as it relates to the General Fund Revenue. After these discussions, either party may then seek to re-open the contract for purposes of re-negotiating a change from the 1% wage increase scheduled for 2016 and 2017. The burden of proof showing an increase in General Fund Revenue will rest on the party requesting a change in the percentage.

If an impasse develops, either party may use the impasse procedure as outlined in Wisconsin Statutes 111.77.

\_\_\_\_\_  
City of Beloit

\_\_\_\_\_  
International Association of Fire Fighters  
Local Union #583 AFL-CIO

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

6. All remaining items status quo.

**CITY OF BELOIT FIRE DEPARTMENT  
ACCELERANT DETECTION CANINE AGREEMENT**

The City of Beloit (hereinafter the "City") and Local #583 International Association of Firefighters (hereinafter the "Union") agree as follows:

1. The City intends to continue an Accelerant Detection Canine Program (hereinafter "Program") for the service life of a canine named "Glory" (hereinafter "Canine") and the Program will be re-evaluated at the end of the Canine's service life. Service life of a canine is typically, but not limited to, five-to-seven years. The City reserves the right to terminate the Program at any time it so determines.
2. The City will be the owner the Canine.
3. The primary handler of the Canine will be Acting Lieutenant Keith Lynn (hereinafter "Lynn").
4. The Fire Chief, or his/her designee, will determine the secondary handler selection. If for whatever reason the primary handler is not able to continue as a handler, the secondary handler agrees to become the primary handler.
5. Lynn agrees to act as primary handler of the Canine for a five-year period, beginning as of the day of final execution hereof; barring unforeseen circumstances such as the death of the Canine or other instances at the discretion of the Fire Chief. This Agreement will automatically renew for two one-year periods; providing the Canine, together with the primary and secondary handlers, completes re-certification. At the end of this Agreement, the City and the Union will meet to discuss the future of the Program, unless earlier terminated.
6. Dispatch of the Canine and one or both handlers to a fire scene shall be at the discretion of the Fire Chief, or his/her designee, upon request of the fire investigator.
7. The City will allow training time while on duty; said training shall be at discretion of the Fire Chief, or his/her designee, and shall not interfere with regular duties or emergency responses.
8. The City will pay the cost of the re-certification for the primary and secondary handlers of the Canine. The primary and secondary handlers agree to attend all required training to ensure that the Canine and handlers remain certified. The primary and secondary handlers agree to utilize training opportunities that have the least impact on the fire department budget. The City will be responsible for the costs of the Canine's re-certification not covered by participating insurance

companies or the Maine State Police and/or Maine Specialty Dogs. The primary and secondary handlers will submit to the Fire Chief the required retraining dates and location within seven days of his/her notification of the annual training schedule. The Fire Chief shall give final approval for all such training.

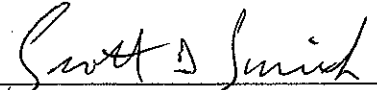
9. For service as primary handler of the Canine, the primary handler will receive special duty pay of \$1,200 per year, which will be paid as specialty pay on the second pay period in November of the current year. The City will pay the cost of food, portable kennel, veterinarian bills and other costs related to the Program. The secondary handler shall not be entitled to special duty pay until and unless he/she is designated as the primary handler. Special duty pay shall be prorated at the rate of \$100 per month or any portion thereof and the proration period shall run from December 1 of any given year until the following November 30. Special duty pay shall only be payable for those months or portions thereof in which the primary handler fully carries out the duties hereunder.
11. The primary handler will be in charge of and responsible to ensure proper training, care and handling of the Canine.
12. At the end of the useful working life of the Canine, as determined in writing by the Fire Chief, the Canine shall remain as a pet with the primary handler who shall then be deemed the owner of the Canine upon such determination.
13. The primary handler will notify the Fire Chief upon activation of the Canine, at which time the current canine will become officially retired. Only one canine will be considered in active status at a time.
14. The primary handler will submit an annual budget by May 1 for the following year's budget pertaining to the funding needed for the Program for consideration by the Fire Chief.
15. The primary handler will submit to the Fire Chief, or his/her designee, a canine activity report, including education outreach, public relations, and training hours, as well as scene response and what impact the Program is experiencing quarterly.
16. All public relations ("PR") requests funded by the City's overtime budget will be handled through normal department PR requests then assigned to the primary handler. If the primary handler receives a request personally, the primary handler must get written approval from the Fire Chief prior to commitment.
17. Violations of this Agreement will be subject to the disciplinary policies set forth by the City of Beloit Fire Department. This Agreement will be considered void and the Program discontinued if there is evidence of progressive and/or successive

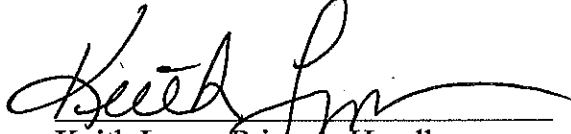
violations of this Agreement. Such violations would include, but not be limited to: failure to recertify, failure to notify of annual recertification training schedule or failure to train.

18. This Agreement will become null and void upon termination of the Program by the Fire Chief, retirement of the Canine, or inability of the Canine to continue service.
19. If the primary handler resigns or retires before September 6, 2018 the Canine will become the property of the City and the secondary handler will become the primary handler for the remainder of the service life of the Canine. If the primary handler retires under duty incurred disability the canine will be removed from service and this agreement will become void.

Dated this 6 day of September, 2013.


**For the Union:**

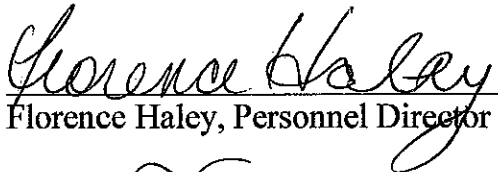
  
\_\_\_\_\_  
Scott Smith, President

  
\_\_\_\_\_  
Keith Lynn, Primary Handler

\_\_\_\_\_  
Secondary Handler

**For the City:**

  
\_\_\_\_\_  
Larry Arft, City Manager

  
\_\_\_\_\_  
Florence Haley, Personnel Director

  
\_\_\_\_\_  
Bradley Liggett, Fire Chief