



**AGENDA
BELOIT CITY COUNCIL
100 State Street, Beloit WI 53511
City Hall Forum – 7:00 p.m.
Monday, March 16, 2015**

1. CALL TO ORDER AND ROLL CALL
2. PLEDGE OF ALLEGIANCE
3. SPECIAL ORDERS OF THE DAY/ANNOUNCEMENTS
4. PUBLIC HEARINGS
 - a. Ordinance amending the Future Land Use Map of the City of Beloit **Comprehensive Plan** to change the future land use designation of the property located at 1715 Elmwood Avenue from Planned Neighborhood to Mixed Residential (Christensen)
Plan Commission recommendation for approval 5-0
First reading, suspend rules for second reading
 - b. Ordinance amending the City of Beloit **Zoning District Map** to change the zoning district classification of the property located at 1715 Elmwood Avenue from R-2, Two-family Residential District, to R-3, Low Density Multi-family Residential (Christensen)
Plan Commission recommendation for approval 5-0
First reading, suspend rules for second reading
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 special and regular meetings of March 2nd and the special meeting of March 9, 2015 (LeMire)
 - b. Resolution approving a **Class “B” Beer and Reserve “Class B” Liquor License** for The Local, LLC, d/b/a The Local Bar & Grill, 443 East Grand Avenue, Mike Dutter, Agent (LeMire) ABLCC recommendation for approval 5-0
 - c. Resolution approving a two-lot **Certified Survey Map** for the property located at 1401 Townhall Road (Christensen) Plan Commission recommendation for approval 5-0
 - d. Resolution awarding **Public Works Contract C15-05**, Seal Coating (Boysen)
 - e. Resolution awarding **Public Works Contract C15-06**, Colley Road Water Main Extension (Boysen)
7. ORDINANCES – none

8. APPOINTMENTS – none

9. COUNCILOR ACTIVITIES AND UPCOMING EVENTS

10. CITY MANAGER'S PRESENTATION

- a. Police Department Commission on **Law Enforcement Accreditation** (Jacobs/Peterson)
- b. City Manager's **Report to the Community** (Arft)

11. REPORTS FROM BOARDS AND CITY OFFICERS

- a. Resolution authorizing the Public Works Department to enter into a Cooperative Agreement with the National Weather Service of the National Oceanic and Atmospheric Administration (NWS/NOAA) to Implement a **River Gaging System on Turtle Creek** (Boysen)
- b. Resolution accepting a Wisconsin Department of Natural Resources (WDNR) Urban Nonpoint Source Water Pollution Abatement and **Storm Water Management Grant** and amending the 2015 Storm Water Operating Budget (Flesch)

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: March 11, 2015
Rebecca Houseman LeMire
City of Beloit City Clerk
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.

ORDINANCE NO. _____

**AN ORDINANCE AMENDING THE
CITY OF BELOIT COMPREHENSIVE PLAN**

The City Council of the City of Beloit, Rock County, Wisconsin do ordain as follows:

Section 1. The Future Land Use Map (Map 10) of the City of Beloit Comprehensive Plan, adopted in §12.015 of the Code of General Ordinances of the City of Beloit, is hereby amended as follows:

The future land use category of the following described land is hereby changed from Planned Neighborhood to Mixed Residential:

Unplatted land bordered on the north by southeast ¼ of Section 13 – on the east by Northgate Middle Addition – on the south by Elmwood Avenue – on the west by railroad right-of-way, excepting therefrom, Lot 1 CSM Vol. 33 Pages 343-345 and that portion of Kadlec Drive and Elaine Drive dedicated to the public that borders said Lot, located in the City of Beloit, County of Rock, State of Wisconsin (also known as 1715 Elmwood Avenue, parcel number 1134-0600). Said parcel contains 14.4 acres, more or less.

Section 2. This ordinance shall take effect and be in force upon its passage and publication.

Adopted this 16th day of March, 2015.

City Council of the City of Beloit

Mark Spreitzer, Council President

Attest:

Rebecca Houseman Lemire, City Clerk

Published this _____ day of _____, 2015.

Effective this _____ day of _____, 2015.

01-611100-5231-_____

CITY OF BELOIT

REPORTS AND PRESENTATIONS TO CITY COUNCIL



Topic: Comprehensive Plan Amendment

Date: March 16, 2015

Presenter(s): Julie Christensen

Department(s): Community Development

Overview/Background Information:

Jack Meyers has submitted an application requesting an amendment to the Future Land Use Map (Map 10) of the City of Beloit Comprehensive Plan. The history of the City's Comprehensive Plan, along with information on Wisconsin's Comprehensive Planning law, can be found in the attached Staff Report to the Plan Commission.

Key Issues (maximum of 5):

- The applicant is requesting the following amendment to the Future Land Use Map (Map 10) of the City's Comprehensive Plan:
 - 1715 Elmwood Avenue– From Planned Neighborhood to Mixed Residential
- The following table describes the status of the subject properties:

Property	Current Land Use	Zoning Class	Future Land Use	Proposed Future Land Use
1715 Elmwood Avenue	Vacant	R-2, Two-Family Residential	Planned Neighborhood	Mixed Residential

- The applicant is also congruently proposing to rezone the subject property to R-3, Low-Density Multi-Family Residential. This amendment must be approved to allow this rezoning.
- The Plan Commission reviewed this item July 9, 2014 and voted unanimously (5-0) to recommend denial of this Zoning Map Amendment. City Council then reviewed and referred the application back to the Plan Commission on August 18, 2014. The Plan Commission reviewed this item again on March 4, 2015 and voted unanimously (5-0) to recommend approval of this Zoning Map Amendment.

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*.

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 1st and 2nd reading of the proposed Ordinance

Fiscal Note/Budget Impact: N/A

Attachments: Ordinance, Plan Commission Resolution, and Staff Report to the Plan Commission.

**RESOLUTION
RECOMMENDING APPROVAL OF AN AMENDMENT TO THE
CITY OF BELOIT COMPREHENSIVE PLAN**

WHEREAS, the Plan Commission of the City of Beloit recommended approval of the Comprehensive Plan of the City of Beloit (the Plan) on January 23, 2008, and the City Council of the City of Beloit approved an Ordinance adopting the Plan on March 17, 2008; and

WHEREAS, the Plan may be amended and changed in the years following adoption, particularly in instances where the Plan is becoming irrelevant or contradictory to emerging policies or trends, or does not provide specific advice or guidance on an emerging issue; and

WHEREAS, "Amendments" are generally defined as minor changes to the Plan's maps or text; and

WHEREAS, the City Council of the City of Beloit approved a Resolution to Adopt a Process for Amending the City of Beloit Comprehensive Plan on February 1, 2010; and

WHEREAS, the approved process directs the Plan Commission to hold a public meeting on the proposed amendments, and following said public meeting, make a recommendation by Resolution to the City Council by majority vote of the entire Commission.

NOW, THEREFORE, BE IT RESOLVED that the Plan Commission of the City of Beloit, Rock County, Wisconsin, hereby recommends approval of the following amendment to the Future Land Use Map (Map 10) of the City of Beloit Comprehensive Plan:

1715 Elmwood Avenue (Parcel No. 11340600) – From Planned Neighborhood to Mixed Residential.

Adopted this 4th day of March, 2015.



James Faragher, Plan Commission Chairman

ATTEST:



Julie Christensen,
Community Development Director

CITY OF BELOIT

REPORT TO THE BELOIT CITY PLAN COMMISSION



Meeting Date: March 4, 2015

Agenda Item: 5

File Number: RPB-2014-07

Request Overview/Background Information:

Jack Meyers has submitted an application requesting an amendment to the Future Land Use Map (Map 10) of the City of Beloit Comprehensive Plan.

Wisconsin's Comprehensive Planning Law, §66.1001 of the Wisconsin Statutes, was signed into law in 1999. This legislation is commonly known as Wisconsin's "smart growth" law, although the law does not prescribe or require a particular type of development pattern. The Comprehensive Planning law requires all cities, towns, and villages that regulate land use through land use ordinances (e.g. zoning) to adopt a Comprehensive Plan. Comprehensive Plans are intended to guide development and redevelopment over a 20-year timeframe. The law also requires that land use decisions be consistent with the adopted plan, a requirement that became effective in 2010.

The Beloit City Council approved the City's Comprehensive Plan in March 2008 after an extensive public participation program. All land use decisions made by the City of Beloit, including any actions regarding official mapping, local subdivision regulation, and zoning regulations, must be consistent with the plan. The Beloit City Council established a process for amendments (minor changes) to the Comprehensive Plan on February 1, 2010. The state law requires that the Plan be updated at least once every ten years. As opposed to an amendment, an update is often a substantial re-write of the entire document and maps.

This public meeting of the Plan Commission serves as the second step in the process to amend the Comprehensive Plan. If the Plan Commission votes to recommend approval of the proposed amendment, the attached Resolution will be forwarded to the City Council for consideration during the regularly scheduled meeting on March 16, 2015.

Key Issues:

- The Plan Commission recommended denial of this application on July 9, 2014. City Council then reviewed the application on August 18, 2014 and referred it back to the Plan Commission for further review. This referral was based on a new exhibit provided by the applicant that City Council felt the Plan Commission should review.
- Planning Staff held the application while seeking a legal opinion concerning the use of Conditional Zoning. After review, it was determined that Conditional Zoning is not an appropriate practice. Therefore, the application is coming back to the Plan Commission as originally submitted with the addition of the attached exhibit showing a possible layout for the development.
- The applicant is proposing the following amendment to the Future Land Use Map (Map 10) of the City's Comprehensive Plan:
 - 1715 Elmwood Avenue – From Planned Neighborhood to Mixed Residential.
- The Plan Commission approved the attached Preliminary Subdivision Plat on October 9, 2013. Since this approval, the property owner has decided to pursue a low-density, multi-family development. A revised Plat will be needed for this development if the proposed amendment is approved.
- The section of the 14-acre development from Kadlec Drive to the east will be developed as single- and two-family dwellings, while the rest of the development will be a mix of multi-family dwellings.
- This property is currently vacant land. The lands surrounding the properties are:
 - North: R-1A, Single-family Residential District: Vacant Residential Land
 - South: R-1A, Single-family Residential District: Single-family Dwellings
 - East: R-3, Low-density Multi-family Residential District: Single-family Dwellings, Two-family Dwellings, and Low-rise Apartment Buildings
 - West: B3, General Business District; and I1, Light Industrial District (Town of Beloit Zoning): Business and Industrial uses
- The applicant is also congruently proposing to rezone the subject property to R-3, Low-Density Multi-Family Residential. This amendment must be approved to allow this rezoning.
- Close proximity to the railroad and industry make this an ideal location for a mixed residential development. The eastern-most section of the development will act as a transition from multi-family dwellings to the established two- and single-family neighborhood.
- A Location/Land Use/Zoning Map and the Future Land Use Map are attached to this report.

Consistency with Comprehensive Plan and Strategic Plan:

- The City's compliance with the Comprehensive Planning law's consistency requirement is the impetus for this request.
- Consideration of this request supports Strategic Goal #5.

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** – The development of this parcel will connect existing roadways and infrastructure, meeting the present needs of the neighborhood. Additionally, future needs of the community will be met by offering diverse housing opportunities and increasing the municipal tax base.

Staff Recommendation:

The Planning & Building Services Division recommends **approval** of the following proposed amendment to the Future Land Use Map (Map 10) of the City's Comprehensive Plan:

1. 1715 Elmwood Avenue – From Planned Neighborhood to Mixed Residential.

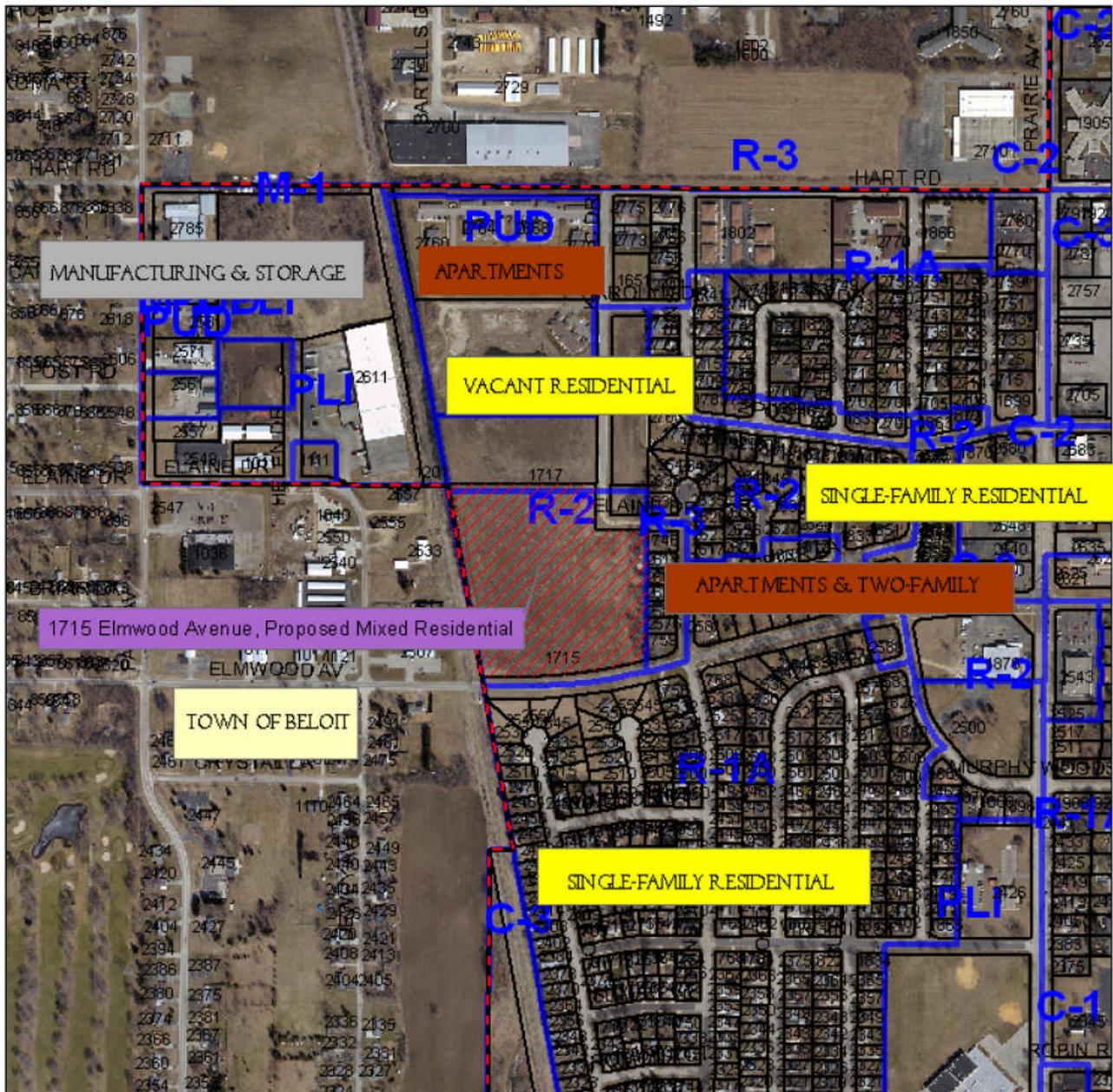
Fiscal Note/Budget Impact: N/A

Attachments: Location/Land Use/Zoning Map, Future Land Use Map, Preliminary Plat, Layout Exhibits

Location, Land Use, & Zoning Map

1715 Elmwood Avenue

RPB-2014-07



1 inch = 634 feet



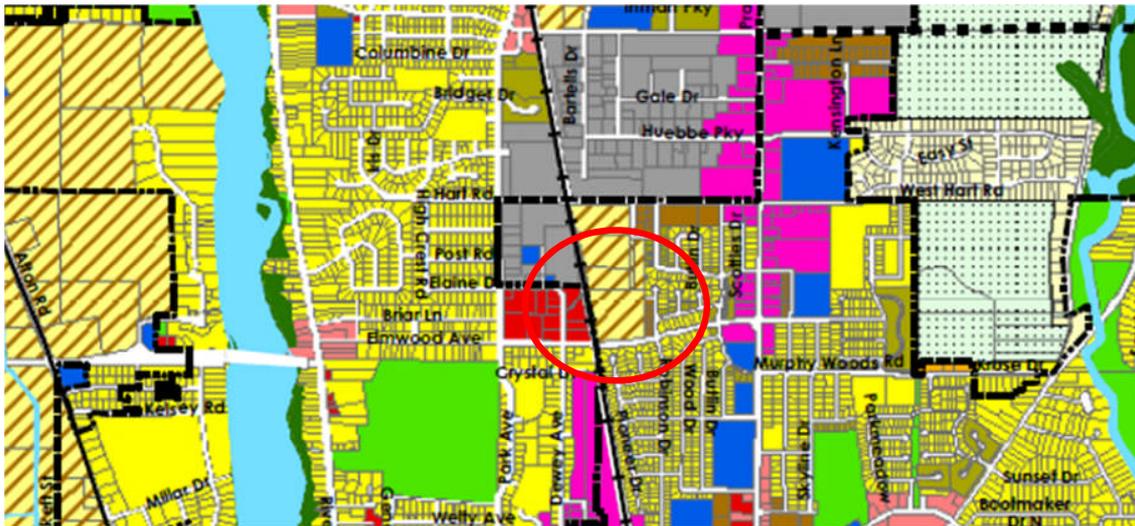
Legend

- Zoning District
- City Limits
- COB Parcels

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

PLANNING & BUILDING SERVICES DIVISION

Map 10, Future Land Use (Narrowed to Subject Property)



- Municipal Boundary
- City of Beloit/Town of Turtle Boundary Adjustment Area
- Interstate Highway
- County Highway
- Existing Road
- Potential Future Major Collector/Arterial Road
- Railroad
- Surface Water

Future Land Use Categories

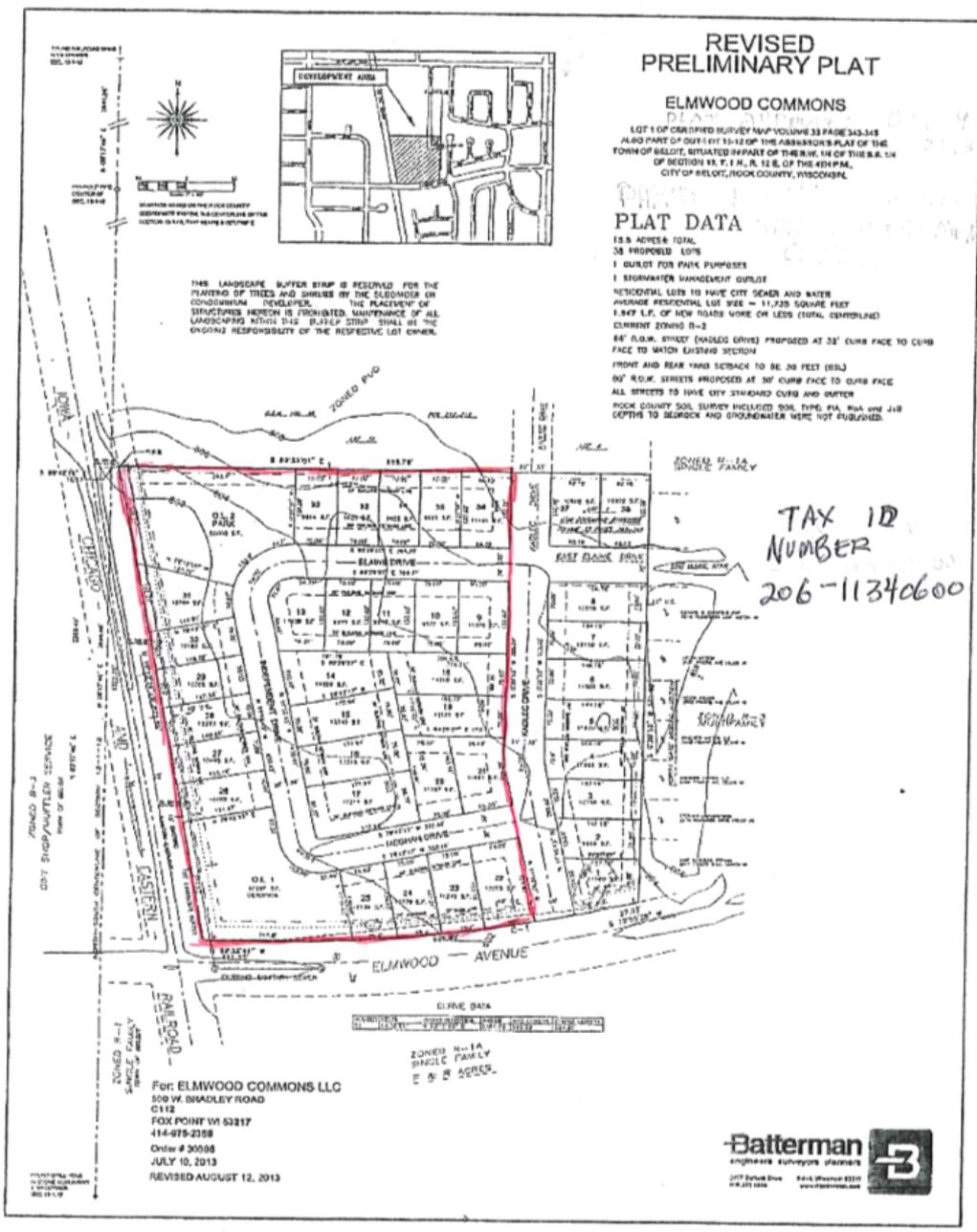
- Agricultural
- Single Family Residential - Esurban
- Single Family Residential - Urban
- Two-family/Townhouse Residential
- Mixed Residential
- Planned Neighborhood*
- Office
- Planned Mixed Use
- Neighborhood Commercial
- Community Commercial
- Downtown
- Business Park
- General Industrial
- Institutional & Community Services
- Environmental Corridor
- Parks and Open Spaces
- Long Range Urban Growth Area
- Right-of-Way

**Planned Neighborhood* should include a mix of the following:
1. Single Family - Urban (predominate land use)
2. Two-family/Townhouse
3. Mixed Residential
4. Institutional and Community Services 1 2
5. Office 4 4
6. Neighborhood Commercial
7. Parks and Open Space

0 0.25 0.5 1 Miles

Date: March 17, 2008
Source: City of Beloit, Rock County

City of Beloit
Comprehensive Plan
Map 10:
Future Land Use



**REVISIED
PRELIMINARY PLAT**

ELMWOOD COMMONS

LOT 1 OF CERTIFIED SURVEY MAP VOLUME 33 PAGE 343-348
ALSO PART OF OUTLOT 11-12 OF THE ABRAHAM'S PLAT OF THE
TOWN OF BELLEVILLE, SITUATED IN PART OF THE N.W. 1/4 OF THE S.E. 1/4
OF SECTION 11, T. 1 N., R. 12 E. OF THE 4TH P.M.,
CITY OF BELLEVILLE, ROCK COUNTY, WISCONSINE

PLAT DATA

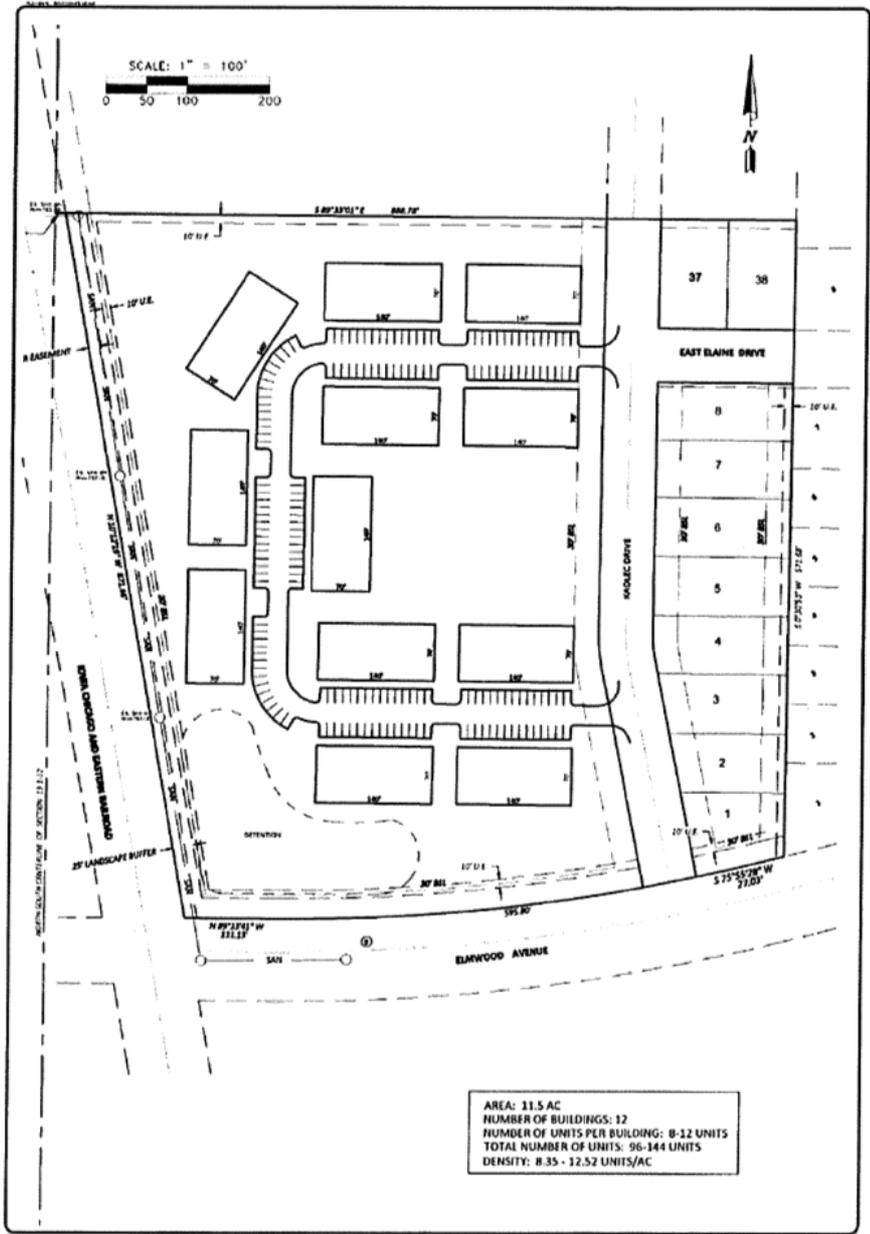
- 12.5 ACRES TOTAL
- 38 PROPOSED LOTS
- 1 CURBLET FOR PARK PURPOSES
- 1 STORMWATER MANAGEMENT CURBLET
- RESIDENTIAL LOTS TO HAVE CITY SEWER AND WATER
- AVERAGE RESIDENTIAL LOT SIZE = 11,725 SQUARE FEET
- 1.545 A.C. OF NEW ROADS WORK OR LESS (TOTAL CENTERLINE)
- CURRENT ZONING R-2
- 64' R.O.M. STREET (HAKED DRIVE) PROPOSED AT 32' CURB FACE TO CURB FACE TO MATCH EXISTING SECTION
- FRONT AND REAR YARD SETBACK TO BE 20 FEET (MIN.)
- 60' R.O.M. STREETS PROPOSED AT 30' CURB FACE TO CURB FACE
- ALL STREETS TO HAVE CITY STANDARD CURB AND OUTER ROCK COUNTY SOIL SURVEY INCLUDED SIDE, TYPE, P.A. AND JAB DEPTHS TO BE DETERMINED AND SPECIFICATIONS WERE NOT FURNISHED.

THIS LANDSCAPE BUFFER STRIP IS RESERVED FOR THE PLANTING OF TREES AND SHRUBS BY THE SUBSEQUIOR OR CONDOMINIUM DEVELOPER. THE PLACEMENT OF STRUCTURES HEREON IS FROHIBITED. MAINTENANCE OF ALL LANDSCAPING WITHIN THIS BUFFER STRIP SHALL BE THE ONGOING RESPONSIBILITY OF THE RESPECTIVE LOT OWNER.

TAX ID NUMBER
206-11340600

For: **ELMWOOD COMMONS LLC**
500 W. BRADLEY ROAD
0112
FOX POINT WI 53217
414-475-2158
Order # 30008
JULY 10, 2013
REVISED AUGUST 12, 2013





AREA: 11.5 AC
 NUMBER OF BUILDINGS: 12
 NUMBER OF UNITS PER BUILDING: 8-12 UNITS
 TOTAL NUMBER OF UNITS: 96-144 UNITS
 DENSITY: 8.35 - 12.52 UNITS/AC

1 100 2	ELMWOOD EDWARDS, LLC CITY OF BELLEVILLE ROCK COUNTY, WISCONSIN	PLANNED UNIT DEVELOPMENT CONCEPTUAL EXHIBIT	<small> ALL RIGHTS RESERVED. THIS IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT PERMISSION IN WRITING FROM BATTERMAN. </small>	Batterman engineers surveyors planners	2017 Waterloo Drive Beloit, Wisconsin 53511 608.745.8888 www.batterman.com	
	<small> FOUR: EXHIBIT A PART ONE </small>					



N Q T N	ELMWOOD COMMONS, LLC CITY OF BILDZ ROCK COUNTY, WISCONSIN	PLANNED UNIT DEVELOPMENT CONCEPTUAL EXHIBIT	<small>APRIL 2014</small> <small>DATE OF PREPARATION</small>	<small>BY</small> <small>DESIGNER</small>	<small>FOR</small> <small>CLIENT</small>	Batterman <small>engineers surveyors planners</small>	<small>2817 Barnhart Drive Baldwin, Wisconsin 53003 608.767.4100 www.batterman.com</small>	
	<small>DATE OF REVISION</small>		<small>BY</small>	<small>FOR</small>				

ORDINANCE NO. _____

**AN ORDINANCE AMENDING THE
ZONING DISTRICT MAP OF THE CITY OF БЕЛОIT**

The City Council of the City of Beloit, Rock County, Wisconsin do ordain as follows:

Section 1. The Zoning District Map of the City of Beloit, mentioned in the Zoning Code, Chapter 19 of the Code of General Ordinances of the City of Beloit, is amended as follows:

The following described land, also known as 1715 Elmwood Avenue, is hereby changed from R-2, Two-Family Residential District, to R-3, Low-Density Multi-Family Residential District:

Unplatted land bordered on the north by southeast ¼ of Section 13 – on the east by Northgate Middle Addition – on the south by Elmwood Avenue – on the west by railroad right-of-way, excepting therefrom, Lot 1 CSM Vol. 33 Pages 343-345 and that portion of Kadlec Drive and Elaine Drive dedicated to the public that borders said Lot, located in the City of Beloit, County of Rock, State of Wisconsin (also known as 1715 Elmwood Avenue, parcel number 1134-0600). Said parcel contains 14.4 acres, more or less.

Section 2. This Ordinance shall take effect and be in force upon its passage and publication.

Adopted this 16th day of March, 2015.

City Council of the City of Beloit

Mark Spreitzer, Council President

Attest:

Rebecca Houseman LeMire, City Clerk

Published this ____ day of _____, 2015

Effective this ____ day of _____, 2015

01-611100-5231-_____

CITY OF BELOIT

REPORTS AND PRESENTATIONS TO CITY COUNCIL



Topic: Zoning Map Amendment Application for the property located at 1715 Elmwood Avenue

Date: March 16, 2015

Presenter(s): Julie Christensen

Department: Community Development

Overview/Background Information:

Jack Meyers has submitted an application for a Zoning Map Amendment to change the zoning district classification from R-2, Two-Family Residential District, to R-3, Low-Density Multi-Family Residential District, for the property located at 1715 Elmwood Avenue.

Key Issues (maximum of 5):

- The Plan Commission approved a Preliminary Subdivision Plat for the subject property on October 9, 2013. Since this approval, the property owner has decided to pursue a low-density, multi-family development. A revised Plat will be needed for this development if the proposed zoning change is approved.
- The section of the development from Kadlec Drive to the East will be developed as single- and two-family dwellings, while the rest of the development will be a mix of multi-family dwellings.
- This property is currently vacant land. It is approximately 14.4 acres. It was zoned for multi-family housing until the late 1990's when the neighborhood proposed down-zoning to single-family residential. This was approved and has been the zoning classification since.
- This application is being processed congruently with the application to amend the Comprehensive Plan's Future Land Use Map to recommend Mixed Residential for the subject property.
- The Plan Commission reviewed this item July 9, 2014 and voted unanimously (5-0) to recommend denial of this Zoning Map Amendment. City Council then reviewed and referred the application back to the Plan Commission on August 18, 2014. The Plan Commission reviewed this item again on March 4, 2015 and voted unanimously (5-0) to recommend approval of this Zoning Map Amendment.

Consistency with Comprehensive Plan and Strategic Plan:

The Comprehensive Plan currently recommends Planned Neighborhood for the subject property. Upon approval from City Council, the Comprehensive Plan will recommend Mixed Residential for the subject property. This proposed Zoning Map Amendment is consistent with the Comprehensive Plan, as required by Section 66.1001(3) of Wisconsin Statutes.

Consideration of this request supports City of Beloit Strategic Goal #5.

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:

- City Council consideration and 1st and 2nd readings of the proposed Ordinance

Fiscal Note/Budget Impact: N/A

Attachments: Ordinance and Staff Report to the Plan Commission

CITY OF BELOIT

REPORT TO THE BELOIT CITY PLAN COMMISSION



Meeting Date: March 4, 2015

Agenda Item: 6

File Number: ZMA-2014-08

Applicant: Jack Meyers

Owner: Jack Meyers, Elmwood Commons LLC

Location: 1715 Elmwood Avenue

Current Zoning: R-2, Two-Family Residential District

Existing Land Use: Vacant Land

Parcel Size: 14.4 Acres

Proposed Zoning: R-3, Low-Density, Multi-Family Residential District

Request Overview/Background Information:

Jack Meyers has submitted an application for a Zoning Map Amendment to change the zoning district classification from R-2, Two-Family Residential District, to R-3, Low-Density Multi-Family Residential District, for the property located at 1715 Elmwood Avenue.

The attached **Location & Zoning Map** shows the location of the subject properties and the zoning of the surrounding area. The adjacent zoning and land uses are as follows:

- o North: R-1A, Single-family Residential District: Vacant Residential Land
- o South: R-1A, Single-family Residential District: Single-family Dwellings
- o East: R-3, Low-density Multi-family Residential District: Single-family Dwelling, Two-family Dwellings, and Low-rise Apartment Buildings
- o West: B3, General Business District; and I1, Light Industrial District (Town of Beloit Zoning): Business and Industrial uses

The Zoning Ordinance directs the Plan Commission to hold a hearing and make a recommendation regarding a Zoning Map Amendment when the specific site and context are suitable for the uses permitted in the proposed zoning district.

Key Issues:

- The Plan Commission recommended denial of this application on July 9, 2014. City Council then reviewed the application on August 18, 2014 and referred it back to the Plan Commission for further review. This referral was based on a new exhibit provided by the applicant that City Council felt the Plan Commission should review.
- Planning Staff held the application while seeking a legal opinion concerning the use of Conditional Zoning. After review, it was determined that Conditional Zoning is not an appropriate practice. Therefore, the application is coming back to the Plan Commission as originally submitted with the addition of the attached exhibit showing a possible layout for the development.
- The Plan Commission approved a Preliminary Subdivision Plat for the subject property on October 9, 2013. Since this approval, the property owner has decided to pursue a low-density, multi-family development. A revised Plat will be needed for this development if the proposed zoning change is approved.
- The section of the development from Kadlec Drive to the East will be developed as single- and two-family dwellings, while the rest of the development will be a mix of multi-family dwellings.
- This property is currently vacant land. It is approximately 14.4 acres. It was zoned for multi-family housing until the late 1990's when the neighborhood proposed down-zoning to single-family residential. This was approved and has been the zoning classification since.
- In 2009, the property directly north of the subject property (2500 Kadlec Drive) filed an application for rezoning to PUD. This application was withdrawn. The property north of that (2660 Kadlec Drive) also filed to add five 12-unit condominium buildings as part of their existing PUD. This was denied.
- This application is being processed congruently with the application to amend the Comprehensive Plan's Future Land Use Map to recommend Mixed Residential for the subject property.
- Planning staff mailed the attached Public Notice to the owners of nearby properties. As of this writing, staff has not received any comments.
- This application is being considered in accordance with the Zoning Map Amendment procedures contained in Section 2-300 of the Zoning Ordinance.
- **Findings of Fact** - Based on Section 2-304 of the Zoning Ordinance, the Plan Commission shall make a recommendation based on the following considerations:
 - a. *The existing use of property within the general area of the subject property;*

- The subject property is located near a variety of housing types, including low-density apartments, two-family duplexes, and single-family homes. There is also vacant residential land to the north of this property. The R-3 classification is compatible with existing and planned uses within the general area.
- b. *The zoning classification of property within the general area of the subject property;*
 - The subject property is adjacent to residential (R-1A and R-3) districts. It is also adjacent to a Business and Industrial district in the Town of Beloit, separated by railroad tracks. The R-3 zoning will allow for both multi-family, two-family, and single-family development.
- c. *The suitability of the subject property for the uses permitted under the existing zoning classification; and*
 - The subject property is suitable for the uses permitted in the R-2 district, but the applicant intends to integrate multi-family dwellings into this development. This is not allowed in the R-2 zoning district.
- d. *The trend of development and zoning map amendments in the general area of the subject property.*
 - This neighborhood is an established residential area. Its close proximity to major commercial uses along Prairie Avenue makes it ideal for mixed residential development.
 - A proposed PUD to allow a multi-family development of 66 units at 2660 Kadlec Drive was denied in 2009.

Consistency with Comprehensive Plan and Strategic Plan:

The Comprehensive Plan currently recommends Planned Neighborhood for the subject property. Upon approval from City Council, the Comprehensive Plan will recommend Mixed Residential for the subject property. This proposed Zoning Map Amendment is consistent with the Comprehensive Plan, as required by Section 66.1001(3) of Wisconsin Statutes.

Consideration of this request supports City of Beloit Strategic Goal #5.

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** – The development of this parcel will connect existing roadways and infrastructure, meeting the present needs of the neighborhood. Additionally, future needs of the community will be met by offering diverse housing opportunities and increasing the municipal tax base.

Staff Recommendation:

Based upon the above Findings of Fact and the City's Comprehensive Plan, the Planning & Building Services Division recommends **approval** of a Zoning Map Amendment to change the zoning district classification from R-2, Two-Family Residential District, to R-3, Low-Density Multi-Family Residential District, for the property located at 1715 Elmwood Avenue.

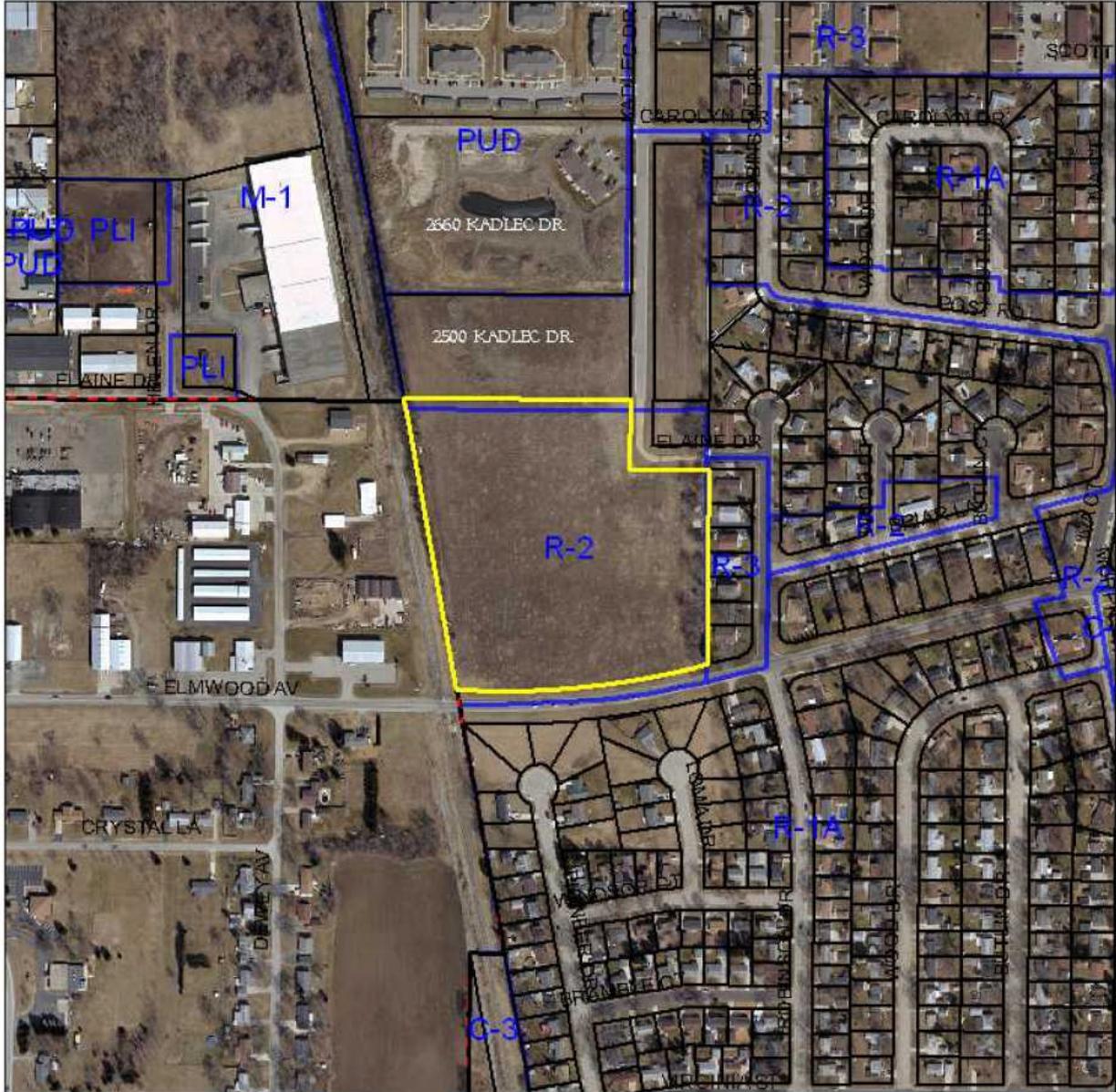
Fiscal Note/Budget Impact: N/A

Attachments: Location & Zoning Map, Application, Preliminary Plat, Public Notice, Mailing List, and Layout Exhibit

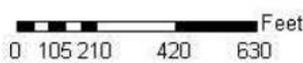
Location & Zoning Map

1715 Elmwood Avenue

ZMA-2014-08



1 inch = 420 feet



Legend

-  COB Parcels
-  Zoning District

Map prepared by: Stephanie Hummel
 Date: June 2014
 For: City of Beloit Planning & Building
 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

Fax: (608) 364-6609

Zoning Map Amendment Application Form

(Please Type or Print)

File No.: ZMA-2014-08

1. Address of subject property: 1715 Elmwood Ave.

2. Legal description: Lot: _____ Block: _____ Subdivision: documents attached
(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: 17.5 acres.

3. Tax Parcel Number(s): 206-11340600

4. Owner of record: Elmwood Commons LLC Phone: 414-975-2359

500 W. Bradley Rd #C112 Fox Point, Wisconsin 53217
(Address) (City) (State) (Zip)

5. Applicant's Name: Elmwood Commons LLC (Jack E. Meyers)

500 W. Bradley Rd #C112 Fox Point, Wisconsin 53217
(Address) (City) (State) (Zip)

/ 414-975-2359 /
(Office Phone #) (Cell Phone #) (E-mail Address)

6. **THE FOLLOWING ACTION IS REQUESTED:**

Change zoning district classification from: R-2 to: R-3

All existing uses on this property are: R-2, revised preliminary plat
Elmwood Commons, approved October 9, 2013

7. All the proposed uses for this property are:

Principal use(s): portion of development west of Kadlec Drive to
be rezoned from R-2 to R-3. Lots 1-8, 37, 38 will remain R-2

Secondary use(s): _____

Accessory use(s): _____

8. I/we represent that I/~~w~~e have a vested interest in this property in the following manner:
- (X) Owner
 - () Leasehold, Length of lease: _____
 - () Contractual, Nature of contract: _____
 - () Other, explain: _____

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

Name(s): Jack E. Meyers Phone: 414-975-7359

500 W. Bradley Rd. #C112 Fox Point, Wisconsin 53217

(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.

Jack E. Meyers, Jack E. Meyers, 6/4/2014

(Signature of Owner) (Print name) (Date)

_____, _____, _____

(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: \$275.00	Amount Paid: <u>275.00</u>	Meeting Date: <u>7/9/14</u>
Number of notices: _____	x mailing cost (\$0.50) = cost of mailing notices: \$ _____	
Application accepted by: <u>STNJP</u>	Date: <u>6/5/14</u>	
Date Notice Published: _____	Date Notice Mailed: _____	

REVISED PRELIMINARY PLAT

ELMWOOD COMMONS

LOT 1 OF CERTIFIED SURVEY MAP VOLUME 33 PAGE 343-348
 ALSO PART OF SUB 1 LOT 13-12 OF THE ABANDONED PLAT OF THE
 TOWN OF BELoit, SITUATED IN PART OF THE NE 1/4 OF THE S 1/4 OF
 SECTION 13, T. 1 N., R. 12 E., OF THE 4TH PM,
 CITY OF BELoit, ROCK COUNTY, WISCONSIN

PLAT DATA

- 15.8 ACRES TOTAL
- 38 PROPOSED LOTS
- 1 BUILT FOR PDA PURPOSES
- 1 STORMWATER MANAGEMENT BASIN
- RESIDENTIAL LOTS TO HAVE CITY SEWER AND WATER
- AVERAGE RESIDENTIAL LOT SIZE = 11,735 SQUARE FEET
- 1.947 L.F. OF NEW ROADS MORE OR LESS (TOTAL CENTERLINE)
- CURRENT ZONING R-2
- 84' R.O.M. STREET (PAVING DRIVE) PROPOSED AT 34' CURB FACE TO CURB FACE TO MATCH EXISTING SECTION
- FRONT AND REAR YARD SETBACK TO BE 30 FEET (MIN)
- 60' R.O.M. STREETS PROPOSED AT 30' CURB FACE TO CURB FACE
- ALL STREETS TO HAVE CITY STANDARD CURBS AND BUTTS
- ROCK COUNTY SOIL SURVEY INCLUDED SOIL TYPE #1A, #1B, AND #1C
- DEPTH TO SEWER AND GROUNDWATER WERE NOT PUBLISHED

THIS LANDSCAPE BUFFER STRIP IS RESERVED FOR THE
 PLANTING OF TREES AND SHRUBS BY THE ELWOOD OR
 CONDOMINIUM DEVELOPER. THE PLACEMENT OF
 STRUCTURES HEREON IS PROHIBITED. MAINTENANCE OF ALL
 LANDSCAPING WHICH IS A BUFFER STRIP SHALL BE THE
 ONGOING RESPONSIBILITY OF THE RESPECTIVE LOT OWNER.



TAX ID
 NUMBER
 206-11340600

For: **ELMWOOD COMMONS LLC**
 500 W. BRADLEY ROAD
 C112
 FOX POINT WI 53117
 414-978-2758
 Office # 30098
 JULY 10, 2013
 REVISED AUGUST 12, 2013





City of
BELOIT, Wisconsin
Division of Planning and Building Services

CITY HALL • 100 STATE STREET • BELOIT, WI 53511

Office: 608/364-6700 • Fax: 608/364-6609

www.ci.beloit.wi.us

Equal Opportunity Employer

NOTICE TO THE PUBLIC

June 27, 2014

To Whom It May Concern:

Jack Meyers has submitted an application for a Zoning Map Amendment to change the zoning district classification from R-2, Two-Family Residential District, to R-3, Low-Density Multi-Family District, for the property located at:

1715 Elmwood Avenue.

The applicant is planning a low-density, multi-family development. The section of the development from Kadlec Drive to the east will be developed as single- or two-family dwellings, while the rest of the development will be a mix of multi-family dwellings.

The following public hearings will be held regarding this application:

City Plan Commission: Wednesday, July 9, 2014, at 7:00 PM, or as soon thereafter as the matter can be heard in The Forum, Beloit City Hall, 100 State Street.

City Council: Monday, August 18, 2014, at 7:00 PM, or as soon thereafter as the matter can be heard in The Forum, Beloit City Hall, 100 State Street.

THE PUBLIC IS INVITED TO ATTEND THESE HEARINGS.

We are interested in your opinion.

Anyone bringing handouts to the Plan Commission meeting must bring ten (10) copies and submit them to the Recording Secretary before the meeting begins. Staff is unable to leave the meeting area to make copies.

For additional information, please contact Stephanie Hummel in the Planning & Building Services Division at (608) 364-6708 or hummels@beloitwi.gov. Comments will be accepted via telephone, email, and U.S. Mail.

LEWIS C & MARY I WASHINGTON
2520 PIONEER DR
BELOIT, WI 53511

MARCOS ACEVES
2524 ROBINSON DR
BELOIT, WI 535112222

REBECCA HENNING
2550 LOMA DR
BELOIT, WI 53511

STEPHEN & TINA ANDREWS
1768 ELMWOOD AVE
BELOIT, WI 535112264

KATHRYN HOUGH
2581 ROBINSON DR
BELOIT, WI 535112260

HELEN KIESOW
2680 PRAIRIE AVE
BELOIT, WI 53511

CAROLINA DEQUINO
2617 ROBINSON DR
BELOIT, WI 53511

LAWRENCE & TERRY BROWN
2629 ROBINSON DR
BELOIT, WI 535112223

JACK E MEYERS ELMWOOD COMMONS
LLC
500 W BRADLEY RD #C112
FOX POINT, WI 53217

SANDRA TESS
2638 ROBINSON DR
BELOIT, WI 535119473

JEROME S & BONNIE E KNOLL
2530 LOMA DR
BELOIT, WI 53511

MOHAMED FAROUK GANI
504 N BROCKWAY
PALATINE, IL 60067

ALBERT PEGEESE
2533 ROBINSON DR
BELOIT, WI 535112221

GARY & SUSAN BEEMAN
3647 O'RILEY RD
DARIEN, WI 53114

FRANK & PAULA PHILLIPS
5408 YERBA BUENA RD
SANTA ROSA, CA 95409

CHRISTINE L & EDWARD M JR ZHE
4512 PLANTATION LN
MILTON, WI 53563

EDWARD & CHRISTINE ZHE
4512 PLANTATION LN
MILTON, WI 53563

JUAN PEREZ-LAVARIEGA
2632 ROBINSON DR
BELOIT, WI 53511

ARTHUR & KAREN JAMES
2641 ROBINSON DR
BELOIT, WI 535112223

JERALD SWANSON
2644 ROBINSON DR
BELOIT, WI 53511

CLIFFORD GRICE
2535 PIONEER DR
BELOIT, WI 53511

JAMES MARTIN
2532 ROBINSON DR
BELOIT, WI 535112222

MARY TRUMPY
1756 ELMWOOD AVE
BELOIT, WI 535112211

STEPHEN ENGBRETSON
2576 ROBINSON DR
BELOIT, WI 53511

BROCKER-KIESOW LLC
2680 PRAIRIE AVE
BELOIT, WI 53511

HELEN KIESOW
2680 PRAIRIE AVE
BELOIT, WI 53511

DAWN SADEWATER
2623 ROBINSON DR
BELOIT, WI 53511

THOMAS G & DEBORAH L VAIL
2009 KELMSCOTT ST
THE VILLAGES, FL 32162

DOROTHY DOWLING
2647 ROBINSON DR
BELOIT, WI 535113032

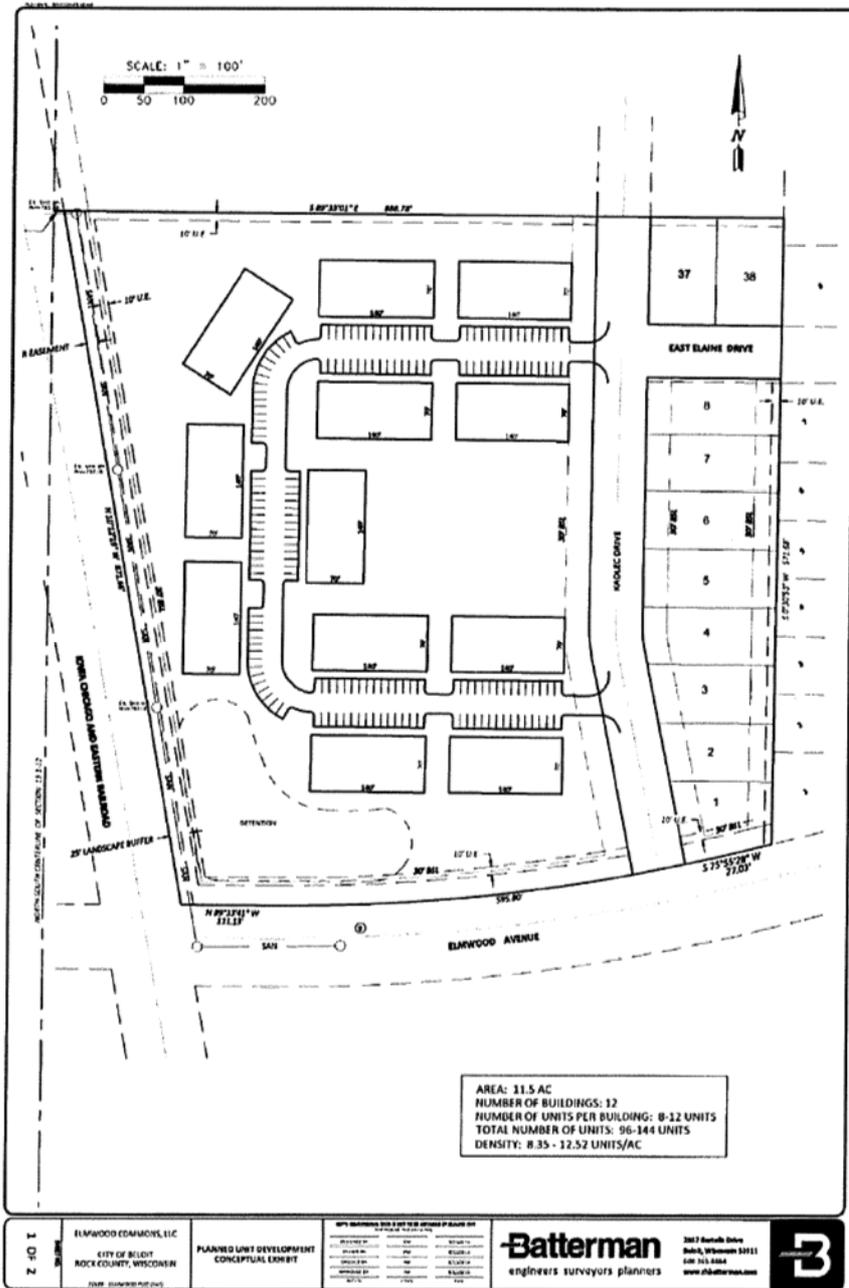
MICHAEL & LINDA STAPLEFORD
1774 POST RD
BELOIT, WI 53511

NIEL DEVOE
2700 N ROBINSON DR
BELOIT, WI 535112249

TYCORE BUILT LLC
2170 VELD AVE STE 106
GREEN BAY, WI 54303

SOO LINE RAILROAD COMPANY
120 S 6TH ST STE 190
MINNEAPOLIS, MN 55402

MURRAY BELOIT PROPERTY LLC
1011 FLORAL LN
DAVENPORT, IA 52802





N Q N	ELMWOOD COMMONS, LLC CITY OF BELLEVUE ROCK COUNTY, WISCONSIN 2017-2018	PLANNED UNIT DEVELOPMENT CONCEPTUAL EXHIBIT	1715 Elmwood Avenue, Suite 100, Beloit, WI 53511 (608) 733-1111 www.batterman.com	Batterman engineers surveyors planners	2857 Sunnyside Drive Beloit, Wisconsin 53511 608.733.4544 www.Batterman.com	
	1715 Elmwood Avenue, Suite 100, Beloit, WI 53511 (608) 733-1111 www.batterman.com					



PROCEEDINGS OF THE BELOIT CITY COUNCIL

Special Meeting

100 State Street, Beloit, WI 53511

Monday, March 2, 2015

Presiding: Mark Spreitzer

Present: Sheila De Forest, Charles M. Haynes (arrived at 6:20 p.m.), Regina D. Hendrix (arrived at 6:35 p.m.), Ana Kelly (arrived at 6:18 p.m.), Chuck Kincaid, and David F. Luebke

Absent: None

1. Councilor Spreitzer called the meeting to order at 6:12 p.m. in 4th Floor City Manager's Conference at City Hall.
2. Councilor Luebke made a motion to adjourn into closed session pursuant to Wis. Stats 19.85(1)(e) to **discuss a pending real estate transaction**, the discussion of which would harm the City's competitive or bargaining interests if held in open session. Councilor De Forest seconded. The motion carried and the Councilor adjourned into closed session at 6:12 p.m.
3. At 6:35 p.m., Councilor Luebke made a motion to adjourn the closed session. Councilor Kincaid seconded, and the motion carried.

Rebecca Houseman LeMire, City Clerk

www.beloitwi.gov

Date Approved by Council:



PROCEEDINGS OF THE BELOIT CITY COUNCIL
100 State Street, Beloit WI 53511
City Hall Forum – 7:00 p.m.
Monday, March 2, 2015

Presiding: Mark Spreitzer
Present: Sheila De Forest, Charles M. Haynes, Regina Hendrix, Ana Kelly, Chuck Kincaid, and David F. Luebke
Absent: None

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
 - a. President Spreitzer presented the **State of the City** Address.
4. PUBLIC HEARINGS
 - a. Community Development Director Julie Christensen presented a resolution authorizing a **Conditional Use Permit** to allow an outdoor seating area and indoor and outdoor sales, possession, and consumption of alcohol in a C-2, Neighborhood Commercial District, and MRO, Milwaukee Road Overlay District, for the property located at 2747 Milwaukee Road (Buffalo Wild Wings). It was noted that the Plan Commission recommended approval 6-0. Councilor Spreitzer opened and closed the public hearing without participation. Councilor Haynes made a motion to adopt the resolution, and Councilor De Forest seconded. The motion carried 7-0. File 8229
 - b. Ms. Christensen presented a proposed ordinance amending the City of Beloit **Comprehensive Land Use Plan** to change the future land use designation of the property located at 1401 Townhall Road from Institutional and Community Services to Planned Neighborhood. It was noted that the Plan Commission recommended approval 7-0. Councilor Spreitzer opened and closed the public hearing without participation. Councilor De Forest made a motion to suspend the rules and offer a second reading. Councilor Kelly seconded. Councilor Haynes noted that he is not related to the applicant. The motion carried 7-0. On the merits of the ordinance, Councilor Luebke made a motion to enact. Councilor Hendrix seconded, and the motion carried 7-0. File 8673 Ordinance 3552
 - c. Ms. Christensen presented a proposed ordinance amending the City of Beloit's **Zoning District Map** to change the zoning classification of the property located at 1401 Townhall Road from PLI, Public Lands and Institutions District, to DH, Development Holding District. It was noted that the Plan Commission recommended approval 7-0. Councilor Spreitzer opened and closed the public hearing without participation. Councilor Haynes made a motion to suspend the rules and offer a second reading. Councilor De Forest seconded, and the motion carried 7-0. On the merits of the ordinance, Councilor De Forest made a motion to enact. Councilor Hendrix seconded, and the motion carried 7-0. File 8673 Ordinance 3553
5. CITIZEN PARTICIPATION – none
6. CONSENT AGENDA

Councilor Kincaid made a motion to adopt the Consent Agenda, which consists of items 6.a. through 6.e. Councilor Luebke 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 7-0.

- a. The **Minutes** of the special meetings of February 4th, February 23rd, and February 24th and the regular meeting of February 16, 2015, were approved.
- b. The application for a **Class “B” Beer and Reserve “Class B” Liquor License** for The Local, LLC, d/b/a The Local Bar & Grill, 443 East Grand Avenue, Mike Dutter, Agent, was referred to ABLCC. File 8645
- c. The application for a **Class “B” Beer and Reserve “Class B” Liquor License** for Kyo Tai, Corp., d/b/a Zen Sushi & Grill, 430 East Grand Avenue, Suite 101, Tai K. Park, Agent, was referred to the ABLCC. File 8645
- d. The application for a 2-lot **Certified Survey Map** for the property located at 1401 Townhall Road, was referred to the Plan Commission. 8673
- e. The resolution approving the **Sale of Right-of-Way** to Rock County for the Inman Parkway Extension Project was adopted. 8558

7. ORDINANCES – none

8. APPOINTMENTS – none

9. COUNCILOR ACTIVITIES AND UPCOMING EVENTS

- Councilor De Forest said that she attended several community events including the Beloit’s Birthday Celebration at Morgan School, the Transit Open House, BIFF, and the School District Diversity Committee meeting.
- Councilor Luebke said that he enjoyed BIFF and thanked the volunteers.
- Councilor Hendrix said that she attended several Black History Month celebrations and is looking forward to the Summer Gospel Jam and Beloit’s Sunday Best singing competition.
- Councilor Kincaid said that he attended many BIFF movies.
- Councilor Haynes said that he volunteered and attended several BIFF movies.
- Councilor Kelly said that BIFF was wonderful.

10. CITY MANAGER’S PRESENTATION – none

11. REPORTS FROM BOARDS AND CITY OFFICERS

- a. Finance and Administrative Services Director Eric Miller presented a resolution awarding the Sale of \$760,000 **General Obligation Promissory Notes**, Series 2015B. Mr. Miller introduced Todd Taves, Senior Financial Advisor for Ehlers, who explained the bid and sale process. Councilor Luebke made a motion to adopt the resolution, and Councilor Kincaid seconded. The motion carried 7-0 by a roll call vote. File 8649
- b. Mr. Miller presented a resolution awarding the Sale of \$2,450,000 **General Obligation Corporate Purpose Bonds**, Series 2015C. Councilor De Forest made a motion to adopt the resolution, and Councilor Haynes seconded. The motion carried 7-0 by a roll call vote. File 8649
- c. Fire Chief Brad Liggett presented a resolution authorizing the City Manager to apply for the **Staffing for Adequate Fire and Emergency Response (SAFER) Grant** Program. Chief Liggett indicated that this is a new application for three positions. Councilor De Forest asked if the City will know if we will receive the grant before the 2016 budget cycle, and Chief Liggett said that the awards will likely happen this fall. Councilor Luebke said that it is a priority for the Council to fund police and fire positions. Councilor Haynes made a motion to adopt the resolution, and Councilor Luebke seconded. The motion carried 7-0. File 8529

12. At 7:36 p.m., Councilor Hendrix made a motion to adjourn the meeting. Councilor Kelly seconded, and the motion carried.

Rebecca Houseman LeMire, City Clerk

www.beloitwi.gov

Date approved by Council:



**PROCEEDINGS OF THE BELOIT CITY COUNCIL
Special Meeting
City Hall – 100 State Street
Monday, March 9, 2015**

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

1. Councilor Haynes called the meeting to order at 6:30 p.m. in the Forum at City Hall.
2. Economic Development Director Andrew Janke presented a resolution appointing the **Board of Directors and Officers for the Gateway Business Park Association**. Mr. Janke presented a history of the ownership and covenants in the Gateway Business Park. He recommended that the Board of Directors include the Greater Beloit Economic Development Corporation (GBEDC) Chairperson, Jeff Klett, or his/her designee; the GBEDC Secretary/Treasurer, Brian Anderson, or his/her designee; the Beloit City Manager, Larry Arft, or his/her designee; the GBEDC Executive Director, Andrew Janke, or his/her designee; and a Gateway Property Owner At-Large, Rob Gerbitz, representing Hendricks Holdings. Councilor De Forest asked how they chose the property owner at-large, and Mr. Janke said that they wanted a local individual who could attend meetings and that Hendricks was one of the first investors in the business park. Mr. Janke indicated that Pratt has requested variances to the business park covenants, which was the impetus of this project. City Attorney Elizabeth Krueger said that part of the property on which Pratt is proposing to construct the building is in the Gateway Business Park and subject to the covenants and part is not. She noted that all covenants are in excess of the City's Architectural Review Code. Councilor Luebke made a motion to adopt the resolution, and Councilor Kelly seconded. The motion carried 5-0. File 7895
3. Mr. Janke presented a resolution appointing the **Review Board for the Gateway Business Park Association**. He recommended that the Review Board be made up of the City Manager, the City Council President, and the Community Development Director, with the Director of Planning and Building Services acting as the coordinator. Councilor Luebke made a motion to adopt the resolution, and Councilor De Forest seconded. The motion carried 5-0. File 7895
4. Public Works Director Greg Boysen presented a discussion of a proposal from the City of Janesville to provide **Solid Waste Disposal Services** for the City of Beloit. It was noted that the current contract for services expires September 30, 2015. Mr. Boysen indicated that the proposal is financially beneficial to the City and that the City of Janesville would not bid if Beloit issued a Request for Proposals for solid waste disposal services. City Manager Larry Arft said that this proposal would require an intergovernmental agreement between the Cities of Beloit and Janesville that would be on a future City Council agenda for action. Councilor Luebke said that working together is beneficial for both communities. Councilor De Forest asked about waiving the bid process for a contract of this magnitude. Attorney Krueger said that this is not a public works contract so the state bid laws would not apply. However, she stated that the City has a policy to bid contracts for service over \$25,000 and that language waiving the formal process under this circumstance could be included in the resolution approving the agreement. Attorney Krueger also said that she would review the intergovernmental agreement to ensure that the City does not have any liability for the overall environmental impact of Janesville's landfill. File 8676
5. At 7:02 p.m., Councilor Hendrix made a motion to adjourn the meeting. Councilor Kelly seconded, and the motion carried.

Rebecca Houseman LeMire, City Clerk

www.beloitwi.gov

Date Approved by Council:

**RESOLUTION APPROVING A CLASS "B" BEER
AND RESERVE "CLASS B" LIQUOR LICENSE FOR
THE LOCAL, LLC**

WHEREAS, an application has been received for a Class "B" Beer and Reserve "Class B" Liquor License from The Local, LLC, d/b/a The Local Bar & Grill, Mike Dutter, Agent, for the property located at 443 East Grand Avenue, Beloit, Wisconsin; and

WHEREAS, the Alcohol Beverage License Control Committee recommended approval of this Class "B" Beer and Reserve "Class B" Liquor License for the remainder of the 2014-2015 license year.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Beloit does hereby approve a Class "B" Beer and Reserve "Class B" Liquor License for The Local, LLC, d/b/a The Local Bar & Grill, Mike Dutter, Agent, for the property located at 443 East Grand Avenue, Beloit Wisconsin.

Dated this 16th day of March 2015.

Mark Spreitzer, City Council President

ATTEST:

Rebecca Houseman Le Mire, City Clerk



CITY OF BELOIT

REPORTS AND PRESENTATIONS TO CITY COUNCIL

Topic: Resolution approving Class “B” Beer and Reserve “Class B” Liquor License for The Local, LLC

Date: March 16, 2015

Presenter(s): Rebecca Houseman LeMire

Department: City Clerk

Overview/Background Information:

The Local, LLC, has submitted an application for a Class “B” Beer and Reserve “Class B” Liquor License for the property located at 443 E. Grand Avenue in the City of Beloit. The applicant intends to open The Local Sports Bar & Grill in the existing vacant building in March 2015.

Key Issues (maximum of 5):

1. Michael Dutter and Patrick Dutter are the owners of the building and property located at 443 E. Grand Avenue.
2. The Local, LLC, has appointed Michael Dutter as the Agent. Mr. Dutter is a resident of Wisconsin, as required by state law. The Local, LLC, includes two members: Patrick Dutter and Lori Dutter.
3. Rivals Sports Bar previously held a liquor license at this location. The agent closed the business and relinquished the liquor license to the City Clerk’s office on February 3, 2015.
4. The ABLCC reviewed this item on March 10, 2015 and voted unanimously (5-0) to recommend approval of the License. The Police Department had no objection to the Agent.

Conformance to Strategic Plan:

This project conforms to the City’s Strategic Plan Goals #2 and #5 – encouraging business development and private sector investment, and promoting high quality development in the City.

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** – The applicant intends to open a sports bar and restaurant in an existing vacant building in the City’s downtown. This may bring additional people to the area and may spur additional economic development.

Action required/Recommendation:

City Council consideration and action on the license application.

Fiscal Note/Budget Impact:

This is a Reserve Liquor License, which means that the applicant will pay a one-time \$10,000 reserve fee plus the prorated monthly license fee for the beer and liquor license through the end of the license year (June 30, 2015). The \$10,000 was not budgeted revenue in the Clerk’s office and will be deposited into the City’s General Fund.

Attachments:

Resolution, Application, Auxiliary Questionnaires

ORIGINAL ALCOHOL BEVERAGE RETAIL LICENSE APPLICATION

Submit to municipal clerk.

For the license period beginning 20 ending June 30 20 15

TO THE GOVERNING BODY of the: Town of Village of City of Beloit
 County of Rock Aldermanic Dist. No. _____ (if required by ordinance)

Applicant's Wisconsin Seller's Permit Number: <u>456-1028807051-02</u>	
Federal Employer Identification Number (FEIN): <u>47-2984799</u>	
LICENSE REQUESTED ▶	
TYPE	FEE
<input type="checkbox"/> Class A beer	\$
<input checked="" type="checkbox"/> Class B beer	\$
<input type="checkbox"/> Class C wine	\$
<input type="checkbox"/> Class A liquor	\$
<input type="checkbox"/> Class B liquor	\$
<input checked="" type="checkbox"/> Reserve Class B liquor	\$
Publication fee	\$
TOTAL FEE	\$

\$50.00 paid 2/6/15 PHL

1. The named INDIVIDUAL PARTNERSHIP LIMITED LIABILITY COMPANY CORPORATION/NONPROFIT ORGANIZATION

hereby makes application for the alcohol beverage license(s) checked above.

2. Name (individual/partners give last name, first, middle; corporations/limited liability companies give registered name): The Local, LLC

An "Auxiliary Questionnaire," Form AT-103, must be completed and attached to this application by each individual applicant, by each member of a partnership, and by each officer, director and agent of a corporation or nonprofit organization, and by each member/manager and agent of a limited liability company. List the name, title, and place of residence of each person.

Title	Name	Home Address	Post Office & Zip Code
President/Member	<u>Lori J Dutter</u>	<u>723 Kaleen Ln. Beloit</u>	<u>53511</u>
Vice President/Member	<u>Patrick H Dutter</u>	<u>38344 US Hwy 12 Aberdeen, SD</u>	<u>57401</u>
Secretary/Member			
Treasurer/Member			
Agent	<u>Michael C Dutter</u>	<u>723 Kaleen Lane Beloit, WI</u>	<u>53511</u>
Directors/Managers			

3. Trade Name The Local Sports Bar and Grill Business Phone Number 608 290 5974 (Mike Cell)
 4. Address of Premises 443 E. Grand Ave Post Office & Zip Code 53511

5. Is individual, partners or agent of corporation/limited liability company subject to completion of the responsible beverage server training course for this license period? Yes No
 6. Is the applicant an employe or agent of, or acting on behalf of anyone except the named applicant? Yes No
 7. Does any other alcohol beverage retail licensee or wholesale permittee have any interest in or control of this business? Yes No
 8. (a) Corporate/limited liability company applicants only: Insert state WI and date 2/2/15 of registration.
 (b) Is applicant corporation/limited liability company a subsidiary of any other corporation or limited liability company? Yes No
 (c) Does the corporation, or any officer, director, stockholder or agent or limited liability company, or any member/manager or agent hold any interest in any other alcohol beverage license or permit in Wisconsin? Yes No
 (NOTE: All applicants explain fully on reverse side of this form every YES answer in sections 5, 6, 7 and 8 above.)

9. Premises description: Describe building or buildings where alcohol beverages are to be sold and stored. The applicant must include all rooms including living quarters, if used, for the sales, service, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) 443 E. Grand Ave - Previously Rivals
 10. Legal description (omit if street address is given above): BMC Property Management LLC
 11. (a) Was this premises licensed for the sale of liquor or beer during the past license year? Yes No
 (b) If yes, under what name was license issued? Brad McCaslin Rivals Bar
 12. Does the applicant understand they must file a Special Occupational Tax return (TTB form 5630.5) before beginning business? [phone 1-800-937-8864] Yes No
 13. Does the applicant understand a Wisconsin Seller's Permit must be applied for and issued in the same name as that shown in Section 2, above? [phone (608) 266-2776] Yes No
 14. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

READ CAREFULLY BEFORE SIGNING: Under penalty provided by law, the applicant states that each of the above questions has been truthfully answered to the best of the knowledge of the signers. Signers agree to operate this business according to law and that the rights and responsibilities conferred by the license(s), if granted, will not be assigned to another. (Individual applicants and each member of a partnership applicant must sign; corporate officer(s), members/managers of Limited Liability Companies must sign.) Any lack of access to any portion of a licensed premises during inspection will be deemed a refusal to permit inspection. Such refusal is a misdemeanor and grounds for revocation of this license.

SUBSCRIBED AND SWORN TO BEFORE ME
 this 6th day of February 2015
Aimee J Thurner Notary Public (Officer of Corporation/Member/Manager of Limited Liability Company/Partner/Individual)
 State of Wisconsin Patrick H Dutter (Officer of Corporation/Member/Manager of Limited Liability Company/Partner)
 My commission expires 8/31/2015
 _____ (Additional Partner(s)/Member/Manager of Limited Liability Company if Any)

TO BE COMPLETED BY CLERK			
Date received and filed with municipal clerk	Date reported to council/board	Date provisional license issued	Signature of Clerk / Deputy Clerk
<u>2/6/15</u>	<u>3-2-15</u>	<u>N/A</u>	
Date license granted	Date license issued	License number issued	
		<u>N/A</u>	

AUXILIARY QUESTIONNAIRE ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk.

Individual's Full Name (please print) (last name) Dutter		(first name) Lori		(middle name) Jennifer	
Home Address (street/route) 723 E Kalken Ln		Post Office Beloit		City Beloit	
				State WI Zip Code 53511	
Home Phone Number 608-290-5974		Age -		Date of Birth -	
				Place of Birth Beloit	

The above named individual provides the following information as a person who is (check one):

- Applying for an alcohol beverage license as an individual.
- A member of a partnership which is making application for an alcohol beverage license.
- Member of The Local LLC
(Officer/Director/Member/Manager/Agent) (Name of Corporation, Limited Liability Company or Nonprofit Organization)

which is making application for an alcohol beverage license.

The above named individual provides the following information to the licensing authority:

- How long have you continuously resided in Wisconsin prior to this date? 39 yrs
- Have you ever been convicted of any offenses (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of any other states or ordinances of any county or municipality? Yes No
 If yes, give law or ordinance violated, trial court, trial date and penalty imposed, and/or date, description and status of charges pending. (If more room is needed, continue on reverse side of this form.)
- Are charges for any offenses presently pending against you (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of other states or ordinances of any county or municipality? Yes No
 If yes, describe status of charges pending.
- Do you hold, are you making application for or are you an officer, director or agent of a corporation/nonprofit organization or member/manager/agent of a limited liability company holding or applying for any other alcohol beverage license or permit? Yes No
 If yes, identify. (Name, Location and Type of License/Permit)
- Do you hold and/or are you an officer, director, stockholder, agent or employe of any person or corporation or member/manager/agent of a limited liability company holding or applying for a wholesale beer permit, brewery/winery permit or wholesale liquor, manufacturer or rectifier permit in the State of Wisconsin? Yes No
 If yes, identify. (Name of Wholesale Licensee or Permittee) (Address By City and County)
- Named individual must list in chronological order last two employers.

Employer's Name First Choice Dental	Employer's Address 7780 Elmwood Middlebrook WI 53562	Employed From 5/2008	To Present
Employer's Name Haye Dental Group	Employer's Address 2021 Wesley Ave Janesville WI 53535	Employed From 1/2004	To 5/2008

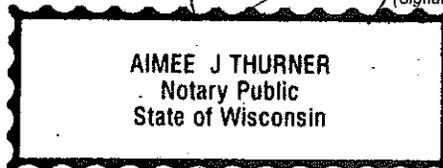
The undersigned, being first duly sworn on oath, deposes and says that he/she is the person named in the foregoing application; that the applicant has read and made a complete answer to each question, and that the answers in each instance are true and correct. The undersigned further understands that any license issued contrary to Chapter 125 of the Wisconsin Statutes shall be void, and under penalty of state law, the applicant may be prosecuted for submitting false statements and affidavits in connection with this application.

Subscribed and sworn to before me

this 6th day of February, 2015
[Signature]
(Clerk/Notary Public)

[Signature]
(Signature of Named Individual)

My commission expires 8/31/2015



Wisconsin Department of Revenue

AUXILIARY QUESTIONNAIRE ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk.

Individual's Full Name (please print) (last name) Dutter		(first name) Michael	(middle name) Charles	
Home Address (street/route) 723 E Katen Ln		Post Office Beloit	City Beloit	State WI Zip Code 53511
Home Phone Number 608-290-5974		Age ..	Date of Birth ..	Place of Birth Beloit

The above named individual provides the following information as a person who is (check one):

- Applying for an alcohol beverage license as an **individual**.
- A member of a **partnership** which is making application for an alcohol beverage license.
- Agent** of **The Local LLC**
(Officer/Director/Member/Manager/Agent) (Name of Corporation, Limited Liability Company or Nonprofit Organization)

which is making application for an alcohol beverage license.

The above named individual provides the following information to the licensing authority:

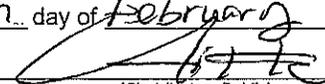
- How long have you continuously resided in Wisconsin prior to this date? 40 yrs
- Have you ever been convicted of any offenses (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of any other states or ordinances of any county or municipality? Yes No
 If yes, give law or ordinance violated, trial court, trial date and penalty imposed, and/or date, description and status of charges pending. (If more room is needed, continue on reverse side of this form.)
- Are charges for any offenses presently pending against you (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of other states or ordinances of any county or municipality? Yes No
 If yes, describe status of charges pending.
- Do you hold, are you making application for or are you an officer, director or agent of a corporation/nonprofit organization or member/manager/agent of a limited liability company holding or applying for any other alcohol beverage license or permit? Yes No
 If yes, identify. (Name, Location and Type of License/Permit)
- Do you hold and/or are you an officer, director, stockholder, agent or employe of any person or corporation or member/manager/agent of a limited liability company holding or applying for a wholesale beer permit, brewery/winery permit or wholesale liquor, manufacturer or rectifier permit in the State of Wisconsin? Yes No
 If yes, identify. (Name of Wholesale Licensee or Permittee) (Address By City and County)

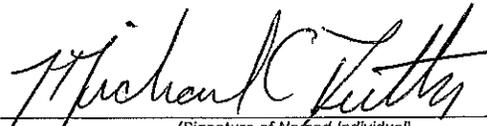
6. Named individual must list in chronological order last two employers.

Employer's Name City of Beloit	Employer's Address 100 E State St. Beloit, WI	Employed From 2/99	To 11/2012
Employer's Name Metro Medical Serv.	Employer's Address Rockford IL	Employed From 6/97	To 1/99

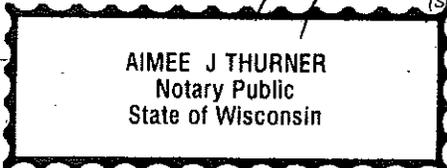
The undersigned, being first duly sworn on oath, deposes and says that he/she is the person named in the foregoing application; that the applicant has read and made a complete answer to each question, and that the answers in each instance are true and correct. The undersigned further understands that any license issued contrary to Chapter 125 of the Wisconsin Statutes shall be void, and under penalty of state law, the applicant may be prosecuted for submitting false statements and affidavits in connection with this application.

Subscribed and sworn to before me

this 6th day of February, 2015

(Clerk/Notary Public)


(Signature of Named Individual)

My commission expires 8/31/2015



AUXILIARY QUESTIONNAIRE ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk.

Individual's Full Name (please print) (last name) Dutter		(first name) Patrick		(middle name) Henry	
Home Address (street/route) 38344 U.S. Hwy 12		Post Office Aberdeen	City Aberdeen	State SD	Zip Code 57401
Home Phone Number 608-293-2471		Age	Date of Birth	Place of Birth Beloit	

The above named individual provides the following information as a person who is (check one):

- Applying for an alcohol beverage license as an **individual**.
- A member of a **partnership** which is making application for an alcohol beverage license.
- Member** of **The Local UCC**
(Officer/Director/Member/Manager/Agent) (Name of Corporation, Limited Liability Company or Nonprofit Organization)

which is making application for an alcohol beverage license.

The above named individual provides the following information to the licensing authority:

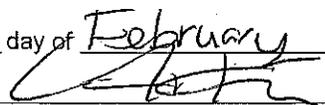
- How long have you continuously resided in Wisconsin prior to this date? _____
- Have you ever been convicted of any offenses (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of any other states or ordinances of any county or municipality? Yes No
 If yes, give law or ordinance violated, trial court, trial date and penalty imposed, and/or date, description and status of charges pending. (If more room is needed, continue on reverse side of this form.)
- Are charges for any offenses presently pending against you (other than traffic unrelated to alcohol beverages) for violation of any federal laws, any Wisconsin laws, any laws of other states or ordinances of any county or municipality? Yes No
 If yes, describe status of charges pending.
- Do you hold, are you making application for or are you an officer, director or agent of a corporation/nonprofit organization or member/manager/agent of a limited liability company holding or applying for any other alcohol beverage license or permit? Yes No
 If yes, identify. _____
(Name, Location and Type of License/Permit)
- Do you hold and/or are you an officer, director, stockholder, agent or employe of any person or corporation or member/manager/agent of a limited liability company holding or applying for a wholesale beer permit, brewery/winery permit or wholesale liquor, manufacturer or rectifier permit in the State of Wisconsin? Yes No
 If yes, identify. _____
(Name of Wholesale Licensee or Permittee) (Address By City and County)

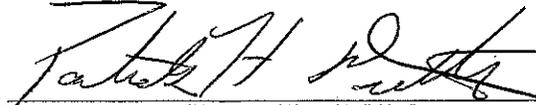
6. Named individual must list in chronological order last two employers.

Employer's Name Self Employed	Employer's Address	Employed From	To
Employer's Name	Employer's Address	Employed From	To

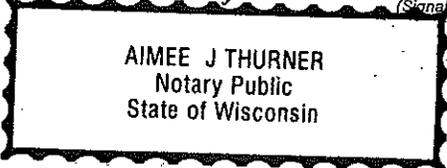
The undersigned, being first duly sworn on oath, deposes and says that he/she is the person named in the foregoing application; that the applicant has read and made a complete answer to each question, and that the answers in each instance are true and correct. The undersigned further understands that any license issued contrary to Chapter 125 of the Wisconsin Statutes shall be void, and under penalty of state law, the applicant may be prosecuted for submitting false statements and affidavits in connection with this application.

Subscribed and sworn to before me

this 6th day of February, 20 15

(Clerk/Notary Public)


(Signature of Named Individual)

My commission expires 8/31/2015



**RESOLUTION
APPROVING A TWO-LOT CERTIFIED SURVEY MAP
FOR THE PROPERTY LOCATED AT
1401 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 1401 Townhall Road, containing 47.75 acres, more or less, is located within the jurisdiction of the City of Beloit and includes the 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:

Part of the N.W. ¼ of the S.W. ¼ and Part of S.W. ¼ of the S.W. ¼ of Section 27,
T. 1 N., R. 13 E. of the 4th P.M., now City of Beloit, County of Rock, State of
Wisconsin (also known as 1401 Townhall Road, parcel number 22760005).

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 1401 Townhall Road, subject to the following condition:

1. The final CSM shall be recorded with the Rock County Register of Deeds by December 31, 2015.

Adopted this 16th day of March, 2015.

BELOIT CITY COUNCIL

Mark Spreitzer, Council President

ATTEST:

Rebecca Houseman LeMire, City Clerk

CITY OF BELOIT

REPORTS AND PRESENTATIONS TO CITY COUNCIL



Topic: Certified Survey Map (CSM) for the property located at 1401 Townhall Road

Date: March 16, 2015

Presenter(s): Julie Christensen

Department: Community Development

Overview/Background Information:

R.H. Batterman & Co., Inc. has submitted an Application for the Review of a Minor Subdivision and a 2-Lot Certified Survey Map (CSM) for the property located at 1401 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.

Key Issues:

- The subject property was recently rezoned to DH, Development Holding District.
 - The proposed CSM will split the subject property to allow for two separate owners to build single-family residences on each proposed lot.
 - Proposed Lot 1 will be 23.481 acres and Proposed Lot 2 will be 23.146 acres.
 - The proposed CSM also reaffirms a 40-foot dedication of Townhall Road half right-of-way along the western boundary of the subject property. The proposed CSM must be reviewed by the City Council because of the right-of-way dedication.
 - The Plan Commission reviewed this item on March 4, 2015 and voted unanimously (5-0) to recommend approval of this CSM, subject to the one condition recommended by the Planning & Building Services Division.
-

Consistency with Comprehensive Plan and Strategic Plan:

- The Comprehensive Plan recommends Planned Neighborhood uses for the subject property. This proposed land division is consistent with the Comprehensive Plan. Consideration of this request supports City of Beloit Strategic Goal #5.
-

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
-

Fiscal Note/Budget Impact: N/A

Attachments: Resolution and Staff Report to the Plan Commission



CITY OF BELOIT

REPORT TO THE BELOIT CITY PLAN COMMISSION

Meeting Date: March 4, 2015

Agenda Item: 4

File Number: CSM-2015-03

Applicant: R.H. Batterman & Co., Inc.

Owner: School District of Beloit

Location: 1401 Townhall Road

Existing Zoning: PLI, Public Lands & Institutions District

Existing Land Use: Vacant land

Total CSM Area: 47.75 Acres

Request Overview/Background Information:

R.H. Batterman & Co., Inc. has submitted an Application for the Review of a Minor Subdivision and a 2-Lot Certified Survey Map (CSM) for the property located at 1401 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.

Key Issues:

- The subject property is currently under review for approval of both Comprehensive Plan and Zoning Map Amendments. City Council will vote on these applications on March 2, 2015. Once approved, the property will be designated for Planned Neighborhood uses on the Future Land Use map and zoned DH, Development Holding.
- The proposed CSM will split the subject property to allow for two separate owners to build single-family residences on each proposed lot.
- Proposed Lot 1 will be 23.481 acres and Proposed Lot 2 will be 23.146 acres.
- The proposed CSM also reaffirms a 40-foot dedication of Townhall Road half right-of-way along the western boundary of the subject property. The proposed CSM must be reviewed by the City Council because of the right-of-way dedication.
- Both proposed lots meet the minimum development standards for properties zoned DH.
- The City's Review Agents have reviewed the proposed CSM and did not submit any comments or concerns.

Consistency with Comprehensive Plan and Strategic Plan:

The Comprehensive Plan recommends Planned Neighborhood uses for the subject property. This proposed land division is consistent with the Comprehensive Plan. Consideration of this request supports City of Beloit Strategic Goal #5.

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

Staff Recommendation:

The Planning & Building Services Division recommends **approval** of the attached 2-Lot Certified Survey Map (CSM) for the property located at 1401 Townhall Road, subject to the following condition:

1. The final CSM shall be recorded with the Rock County Register of Deeds by December 31, 2015.

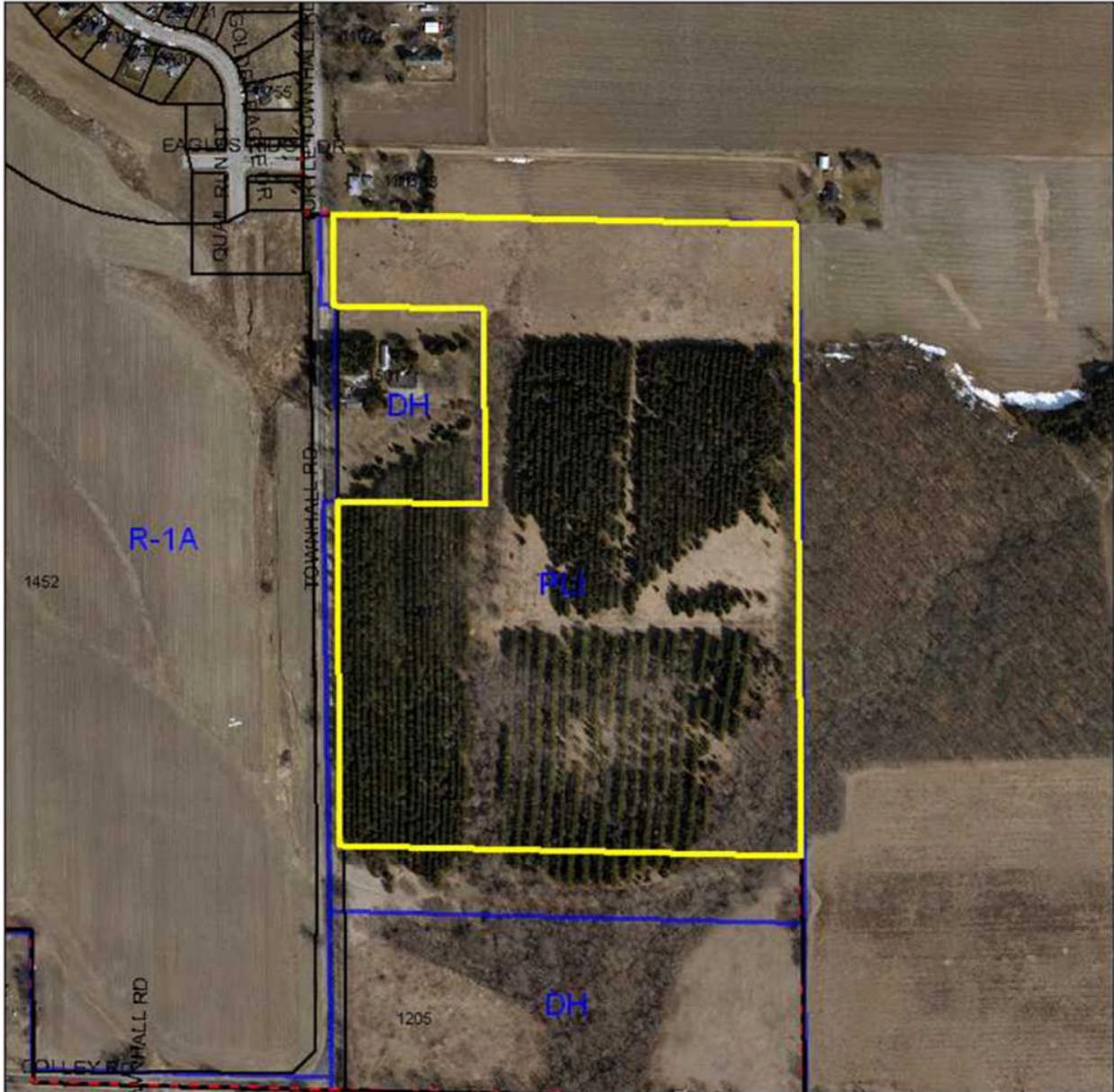
Fiscal Note/Budget Impact: N/A

Attachments: Zoning & Location Map, CSM and Application

Location & Zoning Map

1401 Townhall Road

ZMA-2015-01



1 inch = 400 feet
0 80 160 320 480 Feet

Legend

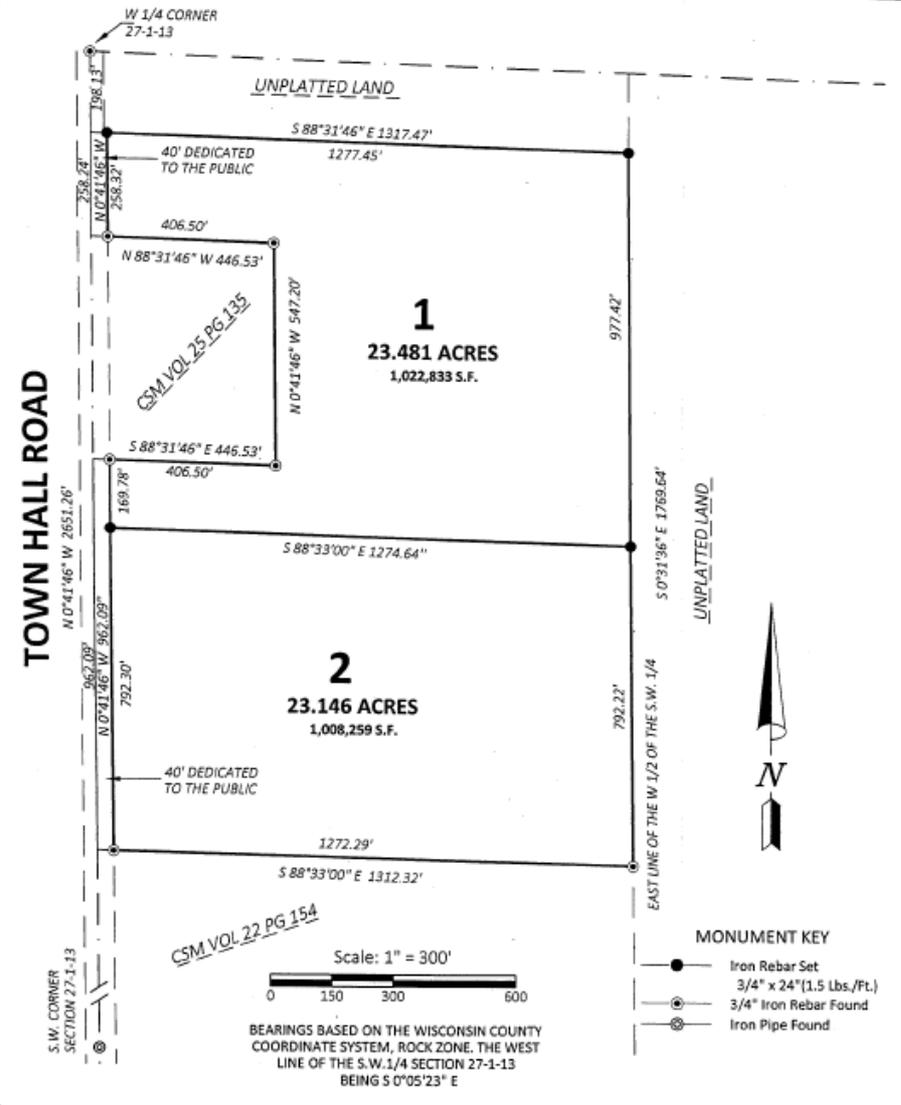
- COB Parcels
- Zoning District

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

CERTIFIED SURVEY MAP OF

PART OF THE N.W. 1/4 OF THE S.W. 1/4 AND
PART OF THE S.W. 1/4 OF THE S.W. 1/4 OF
SECTION 27, T. 1 N., R. 13 E. OF THE 4THP.M.,
NOW CITY OF БЕЛОИТ, ROCK COUNTY,
WISCONSIN



ORDER NO. 32046

FOR: DAN HAYNES

DATE: January 8, 2015

BOOK: SEE FILE

PAGE: 1 OF 3

Batterman

engineers surveyors planners

2857 Bartells Drive Beloit, Wisconsin 53511

608.365.4464

www.rhbatterman.com



CERTIFIED SURVEY MAP OF

PART OF THE N.W. 1/4 OF THE S.W. 1/4 AND PART OF THE S.W. 1/4 OF THE S.W. 1/4 OF SECTION 27, T. 1 N., R. 13 E. OF THE 4THP.M., NOW CITY OF БЕЛОIT, ROCK COUNTY, WISCONSIN

SURVEYOR'S CERTIFICATE OF COMPLIANCE WITH STATUTE

State of Wisconsin)
County of Rock) ss. I, Robert Leuenberger, a Professional Land Surveyor, do hereby certify that I have surveyed and mapped part of the N.W. 1/4 of the S.W. 1/4 and part of the S.W. 1/4 of the S.W. 1/4 of Section 27, T. 1 N., R. 13 E. of the Fourth P.M., now City of Beloit, Rock County, Wisconsin.

DESCRIBED AS FOLLOWS: Commencing at the West 1/4 corner of Section 27, aforesaid; thence South 0°41'46" East 198.13 feet along the West line of said S.W. 1/4 to the place of beginning; thence South 88°31'46" East 1317.47 feet parallel with the East-West centerline of said Section 27 to the East line of the West half of said S.W. 1/4; thence South 0°31'36" East 1769.64 feet along said East line to the Northeast corner of Lot 1 of a Certified Survey Map recorded in Volume 22 on Pages 154 and 155 of Certified Survey Maps; thence North 88°33'00" West 1312.32 feet along the North line of said Lot 1 to the West line of said S.W. 1/4; thence North 0°41'46" West 962.09 feet along said West line; thence South 88°31'46" East 446.53 feet along the Southerly line of Lot 1 of a Certified Survey Map recorded in Volume 25 on Pages 135 through 137 of Certified Survey Maps to the Southeast corner of said Lot 1; thence North 0°41'46" West 547.20 feet to the Northeast corner of said Lot 1; thence North 88°31'46" West 446.53 feet along the North line of said Lot 1 to the West line of said S.W. 1/4; thence North 0°41'46" West 258.24 feet to the place of beginning. Containing 47.75 acres more or less.

Subject to any 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 and mapping the same. Given under my hand and seal, this 15th day of January, 2015 at Beloit, Wisconsin.

Approved by the City Council of the City of Beloit, this _____ day of _____, 2015.

By: _____

I hereby certify that the property taxes on the parent parcel are current and have been paid as of _____, 2015.

By: _____
Rock County Treasurer

ORDER NO. 31748
DATE: JANUARY 15, 2015
FOR: SCHOOL DISTRICT OF БЕЛОIT
SHEET 2 OF 3

Batterman
engineers surveyors planners



2857 Bartells Drive Beloit, Wisconsin 53511
608.365.4464 www.rhbatterman.com

CERTIFIED SURVEY MAP OF

PART OF THE N.W. 1/4 OF THE S.W. 1/4 AND PART OF THE S.W. 1/4 OF THE S.W. 1/4 OF SECTION 27, T. 1 N., R. 13 E. OF THE 4THP.M., NOW CITY OF BELOIT, ROCK COUNTY, WISCONSIN

OWNERS CERTIFICATE OF DEDICATION

The School District of Beloit, as Owner, does hereby certify that they caused the land described on this plat to be surveyed, divided, mapped and dedicated as represented on this plat.

The School District of Beloit further certifies that this plat is required by Sections 236.10 or 236.12 to be submitted to the following for approval or objection: The City Council of the City of Beloit.

IN WITNESS WHEREOF, The School District of Beloit has caused these presents to be signed by Janelle Marotz, Executive Director of Business Services, this _____ day of _____, 2015.

Janelle Marotz, Executive Director of Business Services

State of Wisconsin) Personally came before me, this _____ day of _____, 2015,
County of Rock) ss. Janelle Marotz of the above-named School District, to me known to be the person who executed the foregoing instrument, and to me known to be such officer of said School District, and acknowledged that she executed the foregoing instrument as such officer as the deed of such School District, by its authority.

Notary Public, Rock County, Wisconsin

My Commission Expires: _____

DOCUMENT NO. _____ RECEIVED FOR RECORD THIS _____ DAY OF _____ A.D. 2015
AT _____ O'CLOCK ____M. AND RECORDED IN VOLUME _____, PAGES _____ OF
CERTIFIED SURVEY MAPS OF ROCK COUNTY, WISCONSIN.

REGISTER OF DEEDS

ORDER NO. 31748
DATE: JANUARY 15, 2015
FOR: SCHOOL DISTRICT OF BELOIT
SHEET 3 OF 3

Batterman 
engineers surveyors planners
2857 Bartells Drive Beloit, Wisconsin 53511
608.365.4464 www.rhbatterman.com

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-2015-03

1. Address of property: 1401 Townhall Road
2. Tax Parcel Number(s): 22760005
3. Property is located in (circle one): City of Beloit or Town of: Turtle; Beloit; Rock or LaPrairie
In the SW Quarter of Section 27, Township 1 North, Range 13 East of the 4th P.M.
4. Owner of Record: School District of Beloit Phone: 361-4011
1633 Keeler Ave 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: 47.75 Acres
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: DH
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 1-29-15
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 / 1-29-15
(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>3/4/2015</u>	
Application accepted by: <u>S. Hummel</u>	Date: <u>1/29/2015</u>

**RESOLUTION
AWARDING PUBLIC WORKS CONTRACT C15-05,
SEALCOATING**

WHEREAS, on March 5, 2015, two competitive bids were received for this project, the low bid being from Fahrner Asphalt Sealers, LLC; and

WHEREAS, Fahrner Asphalt Sealers, LLC, is a qualified bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Beloit that Public Works Contract C15-05, Sealcoating, is hereby awarded to Fahrner Asphalt Sealers, LLC, Waunakee, Wisconsin, in the following amounts:

Fahrner Asphalt Sealers, LLC
316 Raemisch Road
Waunakee, WI 53597

Base Bid	\$146,839.28
<u>Allowance for Change Orders and/or Extra Work</u>	<u>\$ 21,160.72</u>
TOTAL PROJECT COST	\$168,000.00

BE IT FURTHER RESOLVED that the amount of \$168,000.00 is hereby funded as follows:

<u>P2902187-5514-2014</u>	<u>Street Maintenance</u>	<u>\$168,000.00</u>
TOTAL		\$168,000.00

Dated at Beloit, Wisconsin, this 16th day of March, 2015.

Beloit City Council

Mark Spreitzer, President

ATTEST:

Rebecca Houseman LeMire, City Clerk

CITY OF BELOIT

REPORTS AND PRESENTATIONS TO CITY COUNCIL



Topic: Award of Contract C15-05, Sealcoating

Date: March 16, 2015

Presenter(s): Greg Boysen P.E., Public Works Director **Department(s):** Public Works/ Engineering

Overview/Background Information:

This project will maintain pavements through the application of sealcoating.

Key Issues (maximum of 5):

1. Two bids were received for this project. The low bid of \$146,839.28 was from Fahrner Asphalt Sealers, LLC and is 16.2% less than the engineer's estimate of \$175,171.21.
 2. Fahrner Asphalt Sealers, LLC is considered a responsible bidder for this project.
 3. The costs for this project are as follows: \$146,839.28 for construction, \$ 21,160.72 for Change Orders or extra work, for a total of \$168,000.00.
-

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

1. **Develop a high quality community through the responsible stewardship and enhancement of City resources to further Beloit's resurgence as a gem of the Rock River Valley.**

This project will enhance the quality of life in Beloit by improving the appearance and enhancing the service life of these streets while lowering street maintenance costs.

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**
The improved pavement meets the present and future human needs by extending the life of the pavement, increasing pedestrian safety, and reducing pavement maintenance.
-

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:

The Engineering Division recommends awarding this Public Works Contract to Fahrner Asphalt Sealers, LLC in the amount of \$146,839.28.

Fiscal Note/Budget Impact:

Funds are available in the 2014 CIP.

CITY OF BELOIT

DEPARTMENTAL CORRESPONDENCE

TO: Mike Flesch
FROM: Andy Hill, Project Engineer 
DATE: March 05, 2015
SUBJECT: Bid Results for Contract C15-05
Sealcoating

Pursuant to advertisements placed February 18 and February 25, bids were received until 2:30 PM on March 5 for the Sealcoating. A tabulation of bids is attached.

Two bids were received for this project as follows:

- | | | |
|---------------------------------|-----------------|--------------------|
| 1. Fahrner Asphalt Sealers, LLC | Waunakee, WI | \$ 146,839.28 *Low |
| 2. Scott Construction, Inc. | Lake Delton, WI | \$ 169,815.99 |
| 3. Engineer's Estimate | | \$ 175,171.21 |

Upon review of the Contractor's Proof of Responsibility Statement, Fahrner Asphalt Sealers, LLC is determined to be a responsible bidder.

I recommend that the contract be awarded to Fahrner Asphalt Sealers, LLC of Waunakee, WI. The following is a breakdown of the proposed project cost:

COSTS

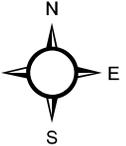
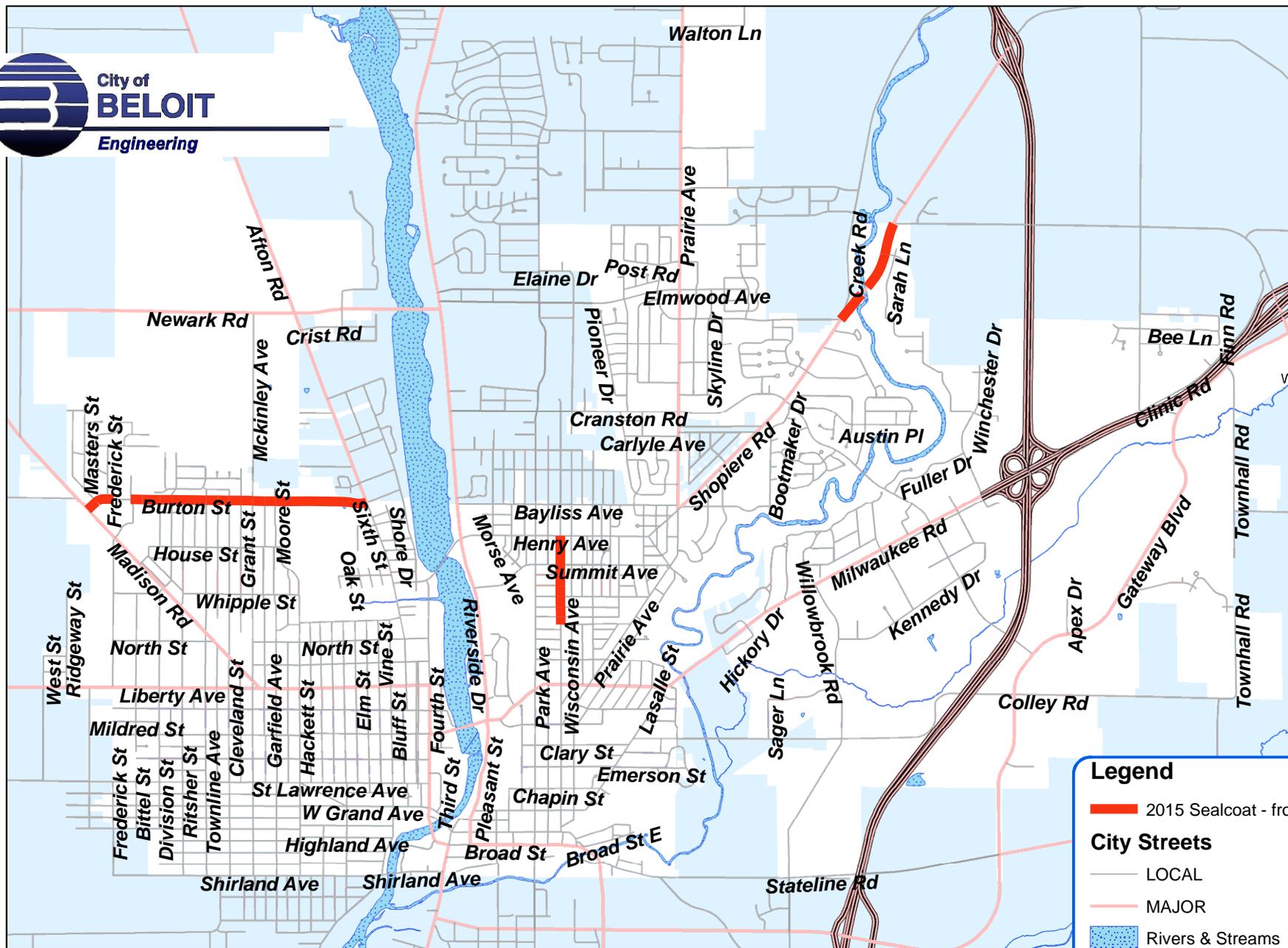
Fahrner Asphalt Sealers, LLC Base Bid	\$ 146,839.28
Allowance for Change Orders and/or Extra Work	\$ 21,160.72
TOTAL PROJECT COST	\$ 168,000.00

PROJECT INFORMATION

This project will maintain pavements through the application of sealcoating.

**Tabulation of Bids
Contract C15-05
Sealcoating
Bids Opened March 5, 2:30 PM**

Item No.	Bid Item Description	Quantity	Unit	Engineer's Estimate		Fahrner Asphalt Sealers, LLC Waunakee, WI		Scott Construction, Inc. Lake Delton, WI	
				Price	Extended	Price	Extended	Price	Extended
1	Traffic Control	24	Block	\$106.00	\$2,544.00	\$90.00	\$2,160.00	\$100.00	\$2,400.00
2	Erosion Control Type C Inlet Protection	91	Each	\$79.50	\$7,234.50	\$70.00	\$6,370.00	\$125.00	\$11,375.00
3	Sealcoat	59,617	SY	\$2.10	\$125,195.70	\$1.72	\$102,720.09	\$2.05	\$122,214.85
4	Pavement Marking, Parking Edge or Skip Dash Lane, 4-inch, White, Epoxy	9,100	LF	\$0.37	\$3,367.00	\$0.29	\$2,639.00	\$0.29	\$2,639.00
5	Pavement Marking, Centerline Yellow, 4-inch, Epoxy	23,376	LF	\$0.37	\$8,649.12	\$0.29	\$6,779.04	\$0.29	\$6,779.04
6	Pavement Marking, Crosswalk, 6-inch, White, Epoxy	70	LF	\$5.30	\$371.00	\$6.80	\$476.00	\$6.80	\$476.00
7	Pavement Marking, 18" White Stop Bar, Epoxy	138	LF	\$6.36	\$877.68	\$8.00	\$1,104.00	\$8.00	\$1,104.00
8	Temporary Raised Pavement Markers	152	Each	\$12.72	\$1,933.44	\$5.00	\$760.00	\$3.00	\$456.00
9	Cracksealing with Crafcoc Inc. Roadsaver 201 - includes routing and cleanup	9,727	LB	\$2.57	\$24,998.39	\$2.45	\$23,831.15	\$2.30	\$22,372.10
Total Proposal				\$175,170.83		\$146,839.28		\$169,815.99	



Legend

- 2015 Sealcoat - from Road_Data
- City Streets**
 - LOCAL
 - MAJOR
- Rivers & Streams
- City Limits

**RESOLUTION
AWARDING PUBLIC WORKS CONTRACT C15-06,
COLLEY ROAD WATER MAIN EXTENSION**

WHEREAS, on March 5, 2015, six competitive bids were received for this project, the low bid being from Maddrell Excavating; and

WHEREAS, Maddrell Excavating is a qualified bidder.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Beloit that Public Works Contract C15-06, Colley Road Water Main Extension, is hereby awarded to Maddrell Excavating, Monroe, Wisconsin, in the following amounts:

Maddrell Excavating
W 6886 HWY 11
Monroe, WI 53566

Base Bid	\$167,060.00
<u>Allowance for Change Orders and/or Extra Work</u>	<u>\$ 24,940.00</u>
TOTAL PROJECT COST	\$192,000.00

BE IT FURTHER RESOLVED that the amount of \$192,000.00 is hereby funded as follows:

<u>P5005592-5525-2011</u>	<u>Water System</u>	<u>\$192,000.00</u>
TOTAL		\$192,000.00

Dated at Beloit, Wisconsin, this 16th day of March, 2015.

Beloit City Council

Mark Spreitzer, President

ATTEST:

Rebecca Houseman LeMire, City Clerk

CITY OF BELOIT

REPORTS AND PRESENTATIONS TO CITY COUNCIL



Topic: Award of Contract C15-06, Colley Road Water Main Extension

Date: March 16, 2015

Presenter(s): Greg Boysen P.E., Public Works Director

Department(s): Public Works/ Engineering

Overview/Background Information:

This project will extend a 10" water main on Colley Road for 2975' east of Gateway Blvd.

Key Issues (maximum of 5):

1. Six bids were received for this project. The low bid of \$167,060.00 was from Maddrell Excavating and is 43.21% less than the engineer's estimate of \$294,150.00.
2. Maddrell Excavating is considered a responsible bidder for this project.
3. The costs for this project are as follows: \$167,060.00 for construction, \$ 24,940.00 for Change Orders or extra work, for a total of \$192,000.00.

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

1. **Develop a high quality community through the responsible stewardship and enhancement of City resources to further Beloit's resurgence as a gem of the Rock River Valley.**

This project will enhance the quality of life in Beloit by improving the availability of public water service.

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**
The water main extension meets the present and future human needs by making public water available to additional properties.

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:

The Engineering Division recommends awarding this Public Works Contract to Maddrell Excavating in the amount of \$167,060.00.

Fiscal Note/Budget Impact:

Funds are available in the 2011 CIP.

CITY OF BELOIT

DEPARTMENTAL CORRESPONDENCE

TO: Mike Flesch
FROM: Bill Frisbee, Project Engineer
DATE: March 05, 2015
SUBJECT: Bid Results for Contract C15-06
Colley Road Water Main Extension

Pursuant to advertisements placed February 18 and February 25, bids were received until 1:30 PM on March 5 for the Colley Road Water Main Extension. A tabulation of bids is attached.

Six bid was received for this project as follows:

1. Maddrell Excavating	Monroe, WI	\$167,060.00	*Low
2. G.M.S. Excavators, Inc.	Edgerton, WI	\$188,325.00	+12.73%
3. E&N Hughes Co., Inc.	Monroe, WI	\$190,745.50	+14.18%
4. The Wanasek Corp.	Burlington, WI	\$197,300.00	+18.10%
5. Bradford Contractors LLC	Burlington, WI	\$217,391.00	+30.13%
6. MZ Construction, Inc.	Linden, WI	\$234,300.00	+40.25%
7. Engineer's Estimate		\$294,150.00	+76.07%

Upon review of the Contractor's Proof of Responsibility Statement, Maddrell Excavating is determined to be a responsible bidder.

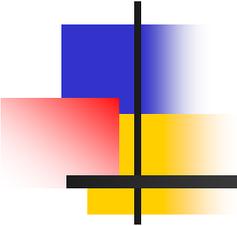
I recommend that the contract be awarded to Maddrell Excavating of Monroe, WI. The following is a breakdown of the proposed project cost:

COSTS

Maddrell Excavating Base Bid	\$ 167,060.00
Allowance for Change Orders and/or Extra Work	\$ 24,940.00
TOTAL PROJECT COST	\$ 192,000.00

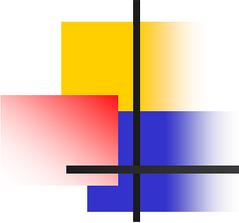
PROJECT INFORMATION

This project will extend a 10" water main on Colley Road for 2975' east of Gateway Blvd ..



Beloit Police Department Council Meeting March 16, 2015

Accreditation:
Upcoming March 22-25,2015



C.A.L.E.A.

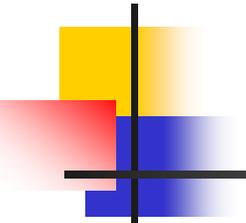
- **C**OMMISSION on
- **A**CCREDITATION for
- **L**AW
- **E**NFORCEMENT
- **A**GENCIES, Inc.

How Does Accreditation Work?

- Began in 1979
- Voluntary
- Commitment
- Founding Agencies:
 - PERF
 - NOBLE
 - NSA
 - IACP

CALEA

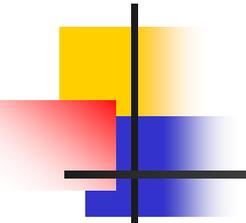




BPD's Accreditation History

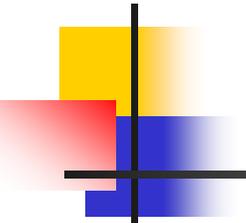
- 2 year prep. 1990
- 1992, Original Accreditation (5 yrs.)
- Re-accreditation (3 yrs.)
- 2015 Eighth Time





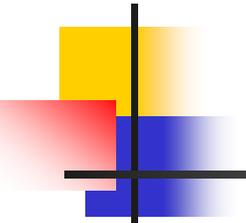
The Purpose of CALEA Accreditation

- delivery of public safety services
- maintaining a body of standards
- developed by public safety practitioners
- covering a wide range of up-to-date public safety initiatives.



The Voluntary Nature of the Accreditation Program

- Successful completion of the accreditation program requires ***commitment*** from all levels of the organization, starting with the chief executive officer. To foster commitment, a decision to participate should be ***voluntary.***



The Standards

They tell us "what" not "how"

- **Six Major Standard Areas:**
 - **Role, responsibilities, and relationships with other agencies**
 - **Organization, management and administration**
 - **Personnel administration**
 - **Law enforcement operations, operational support, and traffic law enforcement**
 - **Detainee and court-related services; and**
 - **Auxiliary and technical services**

Chapter 70

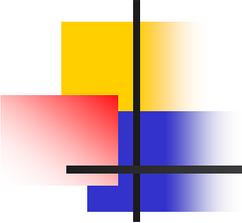
Detainee Transportation

- **70.1.1** *A written directive requires the transporting officer to search the detainee before being transported.*
- **70.1.2** *A written directive requires examination at the beginning of each shift of all vehicles used for transporting detainees and the search of any transport vehicles prior to and after transporting detainees.*

486 CALEA Standards (387) WILEAG (45) WI Specific

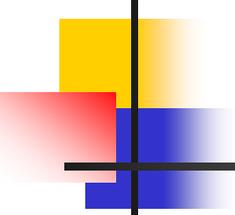
The screenshot displays the CALEA ASSESSMENT software interface. At the top, there is a header bar with the text "CALEA ASSESSMENT ..." and two buttons: "New Version Available" and "Manage Assessment". Below the header, the interface is divided into three main sections:

- Left Panel (Tree View):** Shows a hierarchical structure of standards. The "70.1 Transport Operations" section is expanded, listing sub-sections 70.1.1 through 70.1.8. Other sections include "70.2 Restraining Devices", "70.3 Special Transport Situations", "70.4 Transport Equipment", and "70.5 Documentation".
- Center Panel (Standard Details):** Displays the details for the selected standard, "70.1 Transport Operations". It lists the following standards:
 - 70.1.1** (M M M M) (LE1) Pre-transport Detainee Searches
 - 70.1.2** (M M M M) (LE1) Searching Transport Vehicles
 - 70.1.3** (M M M M) Procedures, Transporting by Vehicle
 - 70.1.4** (M M M M) Interruption of Transport
 - 70.1.5** (M M M M) Detainee Communication
 - 70.1.6** (M M M M) (LE1) Procedures, Transport Destination
 - 70.1.7** (M M M M) (LE1) Procedures, Escape
 - 70.1.8** (M M M M) (LE1) Notify Court of Security Hazard
- Right Panel (Form and Legend):** Contains a form for entering assessment data and a legend. The form includes fields for "Auxiliary:", "Accreditation Team:", "Accreditation Manager:", "Mock Assessor:", and "CALEA Assessor:". The legend defines the status colors:
 - Not Set (Grey circle)
 - In Compliance (Green circle)
 - Not in Compliance (Red circle)
 - Elected 20% (Yellow circle)
 - Not Applicable (Blue circle)
 - In Progress (Purple circle)



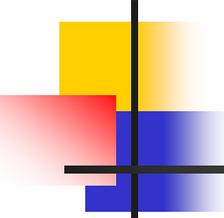
Agency Size

- Agency size is defined as the total number of authorized full-time personnel (sworn & non-sworn)
- Size A = 1-24 personnel
- Size B = 25-74
- **Size C = 75-299 (2015 onsite)**
- Size D = 300 or more



So, Why are we DOING This?

- recognition of international excellence
- greater accountability within the agency
- reduced risk and liability exposure
- stronger defense against civil lawsuits
- support from government officials
- transparency supporting legitimacy



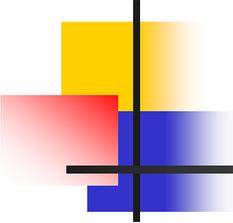
Benefits, examples....

- Protective Vests – 41.3.5

41.3.5 *The agency makes available protective vests for all sworn personnel and establishes written guidelines for the wearing and availability of those vests.*

The wearing of protective vests is important to officer safety....

For reasons of proper fit and hygiene, it is strongly recommended that the agency provide a vest for each of its' sworn personnel.

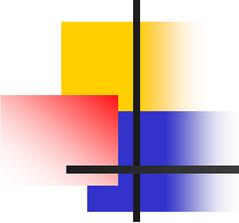


Benefits examples....

- Storage and Security – 84.1.2

84.1.2 *All in-custody and evidentiary property is stored within designated, secure areas with access limited to authorized personnel.*

Administrative and physical security procedures are mandatory to ensure that all property taken into custody and stored by the agency in any manner is properly controlled and protected while in agency custody.



Costs

- BPD's 2015 annual budget = \$11.5M
- Annual line-item for uniform and blanket laundering = \$4,000
- Annual line-item for postage = \$4,500
- Annual budget for CALEA = \$4,500
(.039% of the annual budget)

2015 On-Site Assessment

March 22 – 25

- Assessors visiting briefings and participating in ride-along
- Assessors interviewing personnel on specific chapters
- Normal to have to repair files and make policy adjustments to satisfy the assessors' review
- Public Listening session March 23rd Forum, 3-4:30 PM. Call 12:30-2:30 364-6808

Internationally & State of Wisconsin Accredited



**A RESOLUTION
AUTHORIZING THE PUBLIC WORKS DEPARTMENT TO ENTER
INTO A COOPERATIVE AGREEMENT WITH THE NATIONAL
WEATHER SERVICE OF THE NATIONAL OCEANIC AND
ATMOSPHERIC ADMINISTRATION (NWS/NOAA) TO IMPLEMENT A
RIVER GAGING SYSTEM ON TURTLE CREEK**

WHEREAS, the Beloit City Council has accepted the Public Works Department's recommendation to enter into a cooperative agreement with the National Weather Service of the National Oceanic and Atmospheric Administration (NWS/NOAA) to construct and maintain an automated river gaging system on Turtle Creek; and

WHEREAS, the City will be responsible for costs associated with maintaining the automated river gaging system; and

WHEREAS, the NWS/NOAA will provide data collection, analysis and dissemination; and

WHEREAS, the data provided will allow for timelier and more accurate forecasts and warnings for the protection of life and property.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Beloit, Rock County, Wisconsin, that the City Manager, or his designee, is hereby authorized to execute the attached cooperative agreement with the NWS/NOAA.

Dated at Beloit, Wisconsin, this 16nd day of March, 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



Topic: Automated River Gaging System Cooperative Agreement Between the National Weather Service and the City of Beloit.

Date: March 16, 2015

Presenter(s): Greg Boysen

Department(s): Public Works

Overview/Background Information:

This agreement provides for a cooperative effort with the National Weather Service to install and operate an automated river gaging station on Turtle Creek. Turtle Creek flows through the City of Beloit and is susceptible to very high flow events with potential to create hazardous conditions in a portion of the city.

The National Weather Service is willing to incorporate a proposed monitoring site in this sensitive area of the city as part of its regional system, enabling more precise flood forecasts and providing more timely and precise flood warnings. Timely and accurate advanced warning of rising flood water will give city staff more time to coordinate efforts to protect our citizens, property and infrastructure. The City will provide and maintain the equipment used to monitor and transmit the creek levels. The NWS will collect and disseminate the resulting information.

Key Issues (maximum of 5):

- Allows for remote sensing of hydrologic data, thereby increasing awareness of City officials to potential flooding problems.
- Allows the City to make better and faster decisions in the protection of people, property, and infrastructure.
- Saves time and resources in the monitoring of Turtle Creek water levels, which is particularly beneficial during extreme events when city staff resources are typically in high demand.
- Allows NWS to better monitor Turtle Creek water levels for the possibility of flooding, thereby allowing for timelier and more accurate forecasts and warnings for the protection of health and property.

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

The implementation of an automated river gaging system will help to meet our mission of providing a high quality of life for our citizens.

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.
Provides accurate and timely creek level information that will aid in protecting health and property.

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:

The Public Works Department recommends that the Council approve the attached resolution authorizing the City Manager to enter into a cooperative agreement with the National Weather Service/NOAA.

Fiscal Note/Budget Impact:

The City of Beloit will make an in-kind contribution of \$7,813. Funds will be made available from the Water Resources Division Stormwater Utility budget.

Revised



FEB - 6 2015

**MEMORANDUM OF AGREEMENT
FOR AUTOMATED RIVER GAGING SYSTEM**

Agreement No. **20-30-15-001**
~~XX XX XX XXX~~

between the
City of Beloit (Wisconsin)
and the

National Weather Service of the National Oceanic and Atmospheric Administration

1. PARTIES

This document constitutes an Agreement between the **National Weather Service (NWS)** of the **National Oceanic and Atmospheric Administration (NOAA)**, an agency of the *U.S. Department of Commerce*, and the **City of Beloit, Wisconsin** for the installation, operation, maintenance, and transfer of data from an automated acoustic river gage along Turtle Creek in County of Rock, City of Beloit, Wisconsin.

2. LEGAL AUTHORITIES

NWS/NOAA's authority to conduct its meteorological flood forecasting operations and activities is derived from several different sources:

15 U.S.C. § 313 *et seq.*, which provides that the National Weather Service, under the direction of the Secretary of Commerce, shall have charge of the forecasting of weather, the issue of storm warnings, the display of weather and flood signals for the benefit of agriculture, commerce, and navigation...the distribution of meteorological observations as may be necessary to establish and record the climatic conditions of the United States, or as are essential for the proper execution of the foregoing duties; and

15 U.S.C. 1525, the Department of Commerce's Joint Project Authority, which provides that the Department may enter into joint projects with nonprofit, research, or public organizations on matters of mutual interest, the cost of which is equitably apportioned.

3. PURPOSE

The purpose of this agreement is to establish and outline the respective responsibilities of each party in developing and implementing a program for the installation and operation of an automated river gaging station along Turtle Creek by the cooperators, the NWS/NOAA and the City of Beloit, Wisconsin. In particular, Turtle Creek located in Rock County, Wisconsin flows

through the city of Beloit and is susceptible to occasional very high flows during spring snowmelt runoff and prolonged heavy warm season rainfall.

NOAA/NWS personnel need access to reliable real-time data in order to make timely flood forecasts and to provide advance warning of flooding. An acoustic river gaging system ensures that data retrieval can be timely as well as accurate and may result in the saving of lives and property.

This project will further the mission of the NWS in that it will improve stream monitoring in a flood prone area. The NWS has determined that this project cannot be done as effectively without the participation of the City of Beloit because the City will purchase the equipment used to monitor the designated area, which would be difficult for the NWS Central Region to do in light of its limited budget.

The NWS will be responsible for the data collection and dissemination. The City of Beloit will be responsible for the operation and maintenance of the equipment, replacement of parts due to system failure, and all communications costs. Parts will be replaced with like components, or components that operate in a similar manner, agreed to by both parties. Parts include but are not limited to:

Source: Campbell Scientific Co.-Logan, Utah

1. PS 100 – 12V Power Supply with regulator and battery
2. CR1000 – Datalogger
3. SR50A-L Sonic Ranging Sensor + 15 feet of cable
4. 19484 – SR 50A mounting stem
5. 19517 – SR50A mounting kit
6. CM220 – Right angle mounting kit for SR50A
7. CM230 – Adjustable angle mounting kit for SR50A
8. 107-L15 – Temperature probe + 15 ft. wire
9. 41303-5A – 6 Plate Gill Radiation Shield for 107 temperature probe
10. SP20 – 20 Watt Solar Panel (not needed if commercial power installed)

Source: Rickly Hydrologic Supply – Columbus, Ohio

1. Model 8500 - Wire weight gauge

Source: GetWireless – Minnetonka, Minnesota

1. V4221-VD Airlink Raven-X modem EVDO (Verizon capability) with serial port and Ethernet port –includes DC power cable, 3 year warranty and programming software.
2. 301104 Wilson dB Gain Dual-Band Antenna – for all standard NMO mounts.

A complete list of components will be provided to City of Beloit by NWS after the signing of this agreement.

4. BACKGROUND

Turtle Creek flows through Rock County and the City of Beloit and is subject to occasional high flows from spring snowmelt and/or heavy precipitation events in the local area and/or upstream. To assist in monitoring the flood potential, the City will purchase equipment, including a mounting bracket for the Highway 51 bridge railing, to establish an automated acoustic river gauging system. The necessary datum and critical stages (flood stage, etc.) will be determined for this location by mutual agreement and will be used for the new gauge.

5. MUTUAL INTEREST OF THE PARTIES

This activity is of mutual interest to both of the parties because automated gauging:

- Allows for remote sensing of hydrologic data, thereby increasing awareness of City officials to potential flooding problems.
- Allows the City to make better and faster decisions in the protection of people, property, and infrastructure.
- Saves time and resources in the monitoring of Turtle Creek water level.
- Allows NWS to better monitor Turtle Creek water level for the possibility of flooding, thereby allowing for timelier and more accurate forecasts and warnings for the protection of life and property.

6. RESPONSIBILITY OF THE PARTIES

The respective responsibilities for each party are identified below as follows:

A. NWS will:

1. Configure and install the automated river gauging system onto City of Beloit mounting bracket.
2. Ensure data flow from the gauging system in order to provide spring runoff and flood forecasting services.
3. Add the data from the automated river gauging system to the NWS AHPS (Advanced Hydrologic Prediction Service) online web page service.
4. Provide flood warning service for this site and disseminate the information in a timely manner.
5. Provide or redistribute this data to other public entities as necessary to inform them of hydrometeorological conditions via NWS products and services in an open and unrestricted manner.
6. Monitor the system and notify the City of Beloit of system malfunctions or loss of data.
7. Calibrate the wire weight gauge and make it operational.

8. Attempt to make the site a flood forecast point in the NWS flood forecasting system through the North Central River Forecast Center in Chanhassen, MN. If the site becomes a flood forecast point, river level forecasts will be provided during times of high water levels and possible flooding. The forecasts, which are for 7 days in the future, can be viewed on the NWS AHPS web page.
9. Communicate with the gauge using in-house software called Loggernet and retrieve and display stage data on a scheduled basis.
10. If needed, the National Weather Service will provide technical assistance/guidance with maintenance and repair of the equipment.
11. Review annually with City of Beloit Agreement and update as necessary.

B. City of Beloit (Wisconsin) will:

1. Assume all communications costs related to the acquisition of river gaging data. The City is requested to establish an IP address for the river gauge and provide that address to NWS. An IP address-type communications system is a proven way for low cost communications with a river gauging station. NWS will use in-house software called LoggerNet to communicate with the gauge and retrieve data on an automated schedule.
2. If the City of Beloit is able to establish commercial power to the gauge, which would be desired by NWS to reduce chances of low battery voltage, the City will assume all commercial power costs. Low battery voltage may mean NWS is unable to communicate with the gauge.
3. Construct and install a custom-made rust-proofed mounting bracket and attach it to the Hwy. 51 Bridge railing over Turtle Creek in Beloit, WI. The bracket should be installed in accordance with the desires of the bridge owner. City of Beloit is responsible for bracket maintenance/replacement due to corrosion or failure. NWS can provide technical assistance and a schematic drawing of the bracket.
4. Purchase all electronic components of the gauging station and deliver them to NWS. If the City is able to install commercial power to the gauge, the city is requested to have the instrument shelter shipped to them for their installation on the bridge railing mounting bracket and subsequent installation of commercial power inside the instrument shelter. NWS will provide City of Beloit with a list of electronic components and the vendors.
5. Review annually with the NWS this Agreement and the response plan. Update as necessary.

6. Permit the NWS to disclose or redistribute data provided by the gauge in whole or in part in an open and unrestricted manner.
7. National Weather Service requests once a week checking of accuracy of river stage through the use of manual wire weight gauge which is one of the pieces of equipment to be purchased and installed by City of Beloit. The wire weight gauge will be located near the automated gauge on the bridge railing. In case of failure of the automated gauge or prolonged failure by NWS to communicate with the gauge, systematic scheduled manual readings, such as once or twice a day, may be requested by NWS...especially during times of high water levels. A NWS web site called WXCODER can be used to transmit the stage readings to NWS in a timely manner.
8. Provide NWS with a benchmark elevation on the HWY 51 bridge so that NWS can determine elevations and calibrate the wire weight gauge.

7. RESOURCE REQUIREMENT

No transfer of financial resources will occur under this Agreement. The costs of this activity are equitably apportioned, as Attachment A shows.

In the event that either party to this Agreement anticipates funding limitations that would result in the failure to meet all or any portion of their responsibilities, the responsible party will promptly notify the appropriate contact person for this Agreement. Pursuant to each Party's in-kind contributions, all costs incurred by the Parties under this Agreement shall be equitably apportioned among the Parties, with each Party bearing its own costs of performance under this Agreement.

Due to the nature of this agreement and the mutual benefit provided to both Parties, completion of each Party's responsibilities under this Agreement is subject to the availability of appropriated funds. Each Party will be responsible for obtaining its own funding for the activities agreed upon by the Parties. If adequate appropriations are not forthcoming, the Parties may terminate this Agreement upon mutual written consent.

8. CONTACTS

For NWS/NOAA:

Name: Brian Hahn

Title: Service Hydrologist

Address: N3533 Hardscrabble Road, Dousman, WI 53118

Tel: 262-965-5061 ext. 493

brian.hahn@noaa.gov

Name: Curt Backlund

Title: Electronics Systems Administrator
Address: N3533 Hardscrabble Road, Dousman, WI 53118
Tel: 262-965-5061 ext. 372

curtis.backlund@noaa.gov

For City of Beloit (Wisconsin):

Name: Gregory Boysen, P.E.
Title: Public Works Director
Address: 2400 Springbrook Court, Beloit, WI 53511
Tel: 608-364-6693

boyseng@beloitwi.gov

Name: Harry Mathos
Title: Director of Water Resources
Address: 2400 Springbrook Court, Beloit, WI 53511
Tel: 608-364-5721

mathosh@beloitwi.gov

The parties agree that if there is any change regarding the information in this section, the party making the change will notify the other party in writing of such change within 30 days. Acceptance of any change must be agreeable to both parties.

9. PERIOD OF AGREEMENT AND MODIFICATION/TERMINATION

Duration: This agreement will become effective when signed by all parties, and will be effective for a period of five years. The parties will review the agreement annually and determine whether it should be renewed or cancelled. Funding, as outlined in Appendix A, is for the first of the five year duration.

Termination: Any Party may terminate this Agreement by providing 60 days written notice to the other party. In the event this agreement is terminated, each party shall be solely responsible for the payment of any expenses it has incurred.

Amendments: On a quarterly basis, both agencies may reassess, study needs, determine funding availability and public benefit from this Agreement. The Agreement may be amended at any time mutual written consent of the Parties.

10. OTHER PROVISIONS

Title to any equipment purchased under this Agreement shall remain vested with the purchaser (City of Beloit) of that equipment.

Nothing herein is intended to conflict with current NWS/NOAA and City of Beloit (Wisconsin) directives. If the terms of this agreement are inconsistent with existing directives of either of the agencies entering into this agreement, then those portions of this agreement which are determined to be inconsistent shall be invalid, but the remaining terms and conditions not affected by the inconsistency shall remain in full force and effect. At the first opportunity for

review of the agreement, all necessary changes will be accomplished either by an amendment to this agreement or by entering into a new agreement, whichever is deemed expedient to the interest of both parties.

Should disagreement arise on the interpretation of the provisions of this agreement, or amendments and/or revisions thereto, that cannot be resolved at the operating level, the area(s) of disagreement shall be stated in writing by each party and presented to the other party for consideration. If agreement on interpretation is not reached within thirty days, the parties shall forward the written presentation of the disagreement to respective higher officials for appropriate resolution.

IN WITNESS THEREOF, the Parties have duly acknowledged the aforementioned representations and executed this interagency agreement.

AGREED TO AND BY:

CITY OF BELOIT (WISCONSIN) REPRESENTATIVE

BY: _____

NAME: _____

TITLE: _____

ADDRESS: _____

DATE: _____

Chris Strager
Regional Director
NOAA NWS Central Region Headquarters
U.S. Department of Commerce
7220 NW 101st Terrace
Kansas City, Missouri 64153

 _____

Date 1/23/15.

ATTACHMENT A

In-Kind Contributions From Each Party for the First Year

Partners in the Turtle Creek acoustic gaging system:

City of Beloit: Will be responsible for carrying out the duties as described in Sections 6.B and 6.C. This includes the initial purchase and installation of the electronic equipment plus the construction and installation of a bridge railing mounting bracket.

Estimated costs for the first year are:

Initial Purchase of Electronic equipment from various sources: \$5710 –
\$6788

(Depending on City eligibility for GSA discounts)

Construction and installation of a mounting bracket: estimated \$800.00

Communications costs: estimated \$225.00

TOTAL \$6735.00-\$7813

NOAA/NWS: Will be responsible for carrying out the duties as described in Section 6.A. This includes labor costs for the set up and testing of equipment prior to installation, and installation of equipment and making it functional.

Estimated costs for the first year are: (the numbers below need to be updated by CRH-BH)

WFO Project preparation time and database set up: 15 hours (GS-13) \$655.00

WFO Set up and test equipment in office: 8 hours (2 GS-12, 1 GS-13) \$950.00

WFO travel/installation of equipment/make functional: 8 hours (1 GS-13, 3 GS-12) \$1250.00

WFO data quality control 12 hours (GS-5), 4 hours (GS-13) \$475.00

NCRFC database set up/data quality control 24 hours (GS-13) \$1050.00

WFO travel/maintenance 4 hours (2 GS-12) \$300.00

SUB TOTAL \$4680.00

Add 29.22% for benefits TOTAL \$6047.00

In-Kind Contributions From Each Party for later years

Costs for operating and maintaining the Turtle Creek acoustic gaging system annually are unknown but are estimated to be approximately equal between NOAA/NWS and City of Beloit.

**RESOLUTION ACCEPTING A
WISCONSIN DEPARTMENT OF NATURAL RESOURCES (WDNR)
URBAN NONPOINT SOURCE WATER POLLUTION ABATEMENT AND STORM
WATER MANAGEMENT GRANT AND AMENDING THE 2015 STORM WATER
OPERATING BUDGET**

WHEREAS, the City is required by the Rock River TMDL and the MS4 General Permit to develop a storm water plan for TMDL compliance; and,

WHEREAS, the City of Beloit has received a grant from the WDNR to update the City's storm water plan; and,

WHEREAS, the City of Beloit recognizes that WDNR grant offers reimbursement for up to 60% of the approved project costs, up to the limit of \$72,720; and,

WHEREAS, the local match of at least 40%, a minimum of \$48,480, is available through current storm water operating budgets; and,

NOW THEREFORE BE IT RESOLVED, that the City of Beloit City Council accepts the grant funds and assistance available from the Wisconsin Department of Natural Resources under the Urban Nonpoint Source Water Pollution Abatement and Storm Water Management Grant Program and will comply with the state rules of the program; and hereby authorizes the City Manager, to act on the behalf of the City of Beloit to: sign documents, and take necessary action to undertake, direct, and complete approved grant documents and activities.

BE IT FURTHER RESOLVED, the 2015 Storm Water Operating Budget is hereby amended, and an additional appropriation for the grant received is authorized as follows:

REVENUE:

<u>27707508-XXXX</u>	Intergov Aids & Grants – WDNR	<u>\$ 72,720</u>
TOTAL NEW REVENUE		\$ 72,720

EXPENDITURES:

	<u>Original</u>	<u>Amended</u>	<u>Difference</u>
<u>27707508-5241-XXXX</u>	\$ 0	\$ 72,720	\$ 72,720
TOTAL NEW EXPENDITURE			\$ 72,720

Dated at Beloit, Wisconsin this 16th day of March, 2015.

Beloit City Council

Mark Spreitzer, President

ATTEST:

Rebecca Houseman LeMire, City Clerk

CITY OF BELOIT

REPORTS AND PRESENTATIONS TO CITY COUNCIL



Topic: Accept WDNR Storm Water Grant and Amend Storm Water Operating Budget

Date: March 16, 2015

Presenter(s): Greg Boysen P.E., Public Works Director

Department(s): Public Works/ Engineering

Overview/Background Information:

The City of Beloit has received a grant from the Wisconsin Department of Natural Resources to update our storm water management plan in accordance with the WPDES storm water discharge permit.

Key Issues (maximum of 5):

1. The City of Beloit is required to update the storm water management plan.
 2. This grant covers up to 60% of project cost; maximum of \$72,720.
 3. The grant requires a local match of at least 40%; minimum of \$48,480.
 4. Funds to cover the local share are available in the approved storm water operating budget.
 5. A budget amendment is necessary to show the grant revenue and expenditure.
-

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

1. **Develop a high quality community through the responsible stewardship and enhancement of City resources to further Beloit's resurgence as a gem of the Rock River Valley.**

This project will enhance the quality of life in Beloit by improving the appearance and quality of our water resources.

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**
The plan will identify the most cost effective projects to improve the water quality in the Rock River and Turtle Creek as required by the Rock River TMDL.
-

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:

The Engineering Division recommends accepting the Wisconsin Department of Natural Resources Urban Nonpoint Source Water Pollution Abatement and Storm Water Management Grant of \$72,720 and approving the budget amendment to expend the grant funds.

Fiscal Note/Budget Impact:

Local match funds are available in the 2015 storm water operating budget.
The budget amendment authorizes expenditure of the grant funds.
