



**AGENDA  
BELOIT CITY COUNCIL  
100 State Street, Beloit WI 53511  
City Hall Forum – 7:00 p.m.  
Monday, August 1, 2011**

1. CALL TO ORDER AND ROLL CALL
2. PLEDGE OF ALLEGIANCE
3. SPECIAL ORDERS OF THE DAY/ANNOUNCEMENTS
  - a. Proclamation honoring the **1991 Beloit Memorial High School Boys Track & Field Team** (Leavy)
  - b. Updates regarding the **Rock County Homeless Intervention Task Force Activities** and Project 16:49 (Marc Perry, Community Action)
  - c. Presentation of American Public Works Association's **Top Ten Public Works Leaders of 2011** to Christine Walsh, Director of Operations for the Department of Public Works (Leavy)
4. PUBLIC HEARINGS – none
5. CITIZENS' PARTICIPATION
6. CONSENT AGENDA

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

  - a. Approval of the **Minutes** of the Regular Meeting of July 18, 2011 and the Special Meeting of July 25, 2011 (Houseman)
  - b. Resolution awarding Public Works **Contract C11-13 Short Street Reconstruction** (Arft)
  - c. Proposed Ordinance to amend Sections 12.03(2)(g), 12.04(1)(g) and 12.09(3)(a) and to create Section 12.04(1)(cg) of the Code of General Ordinances of the City of Beloit pertaining to the **Subdivision Ordinance** (Christensen) Refer to Plan
  - d. Resolution authorizing the **Transfer of Funds** from the General Fund to the General Liability Insurance Fund (York)
7. ORDINANCES – none
8. APPOINTMENTS – none
9. COUNCILOR ACTIVITIES AND UPCOMING EVENTS

## 10. CITY MANAGER'S PRESENTATION

## 11. REPORTS FROM BOARDS AND CITY OFFICERS

- a. Resolution Authorizing, Nominating, Designating, and Creating a **Development Opportunity Zone** for the City of Beloit (Arft)

## 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: July 27, 2011  
Rebecca S. Houseman  
City of Beloit City Clerk  
<http://www.ci.beloit.wi.us>

You can watch this meeting live on Charter PEG channel 98 or 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.

**IN RECOGNITION OF THE 1991  
BELOIT MEMORIAL HIGH SCHOOL  
BOYS TRACK AND FIELD TEAM  
WIAA DIVISION 1 STATE CHAMPIONS**

**Coaches:** Gene Weeden, Vern Schaefer and Russ Hoesley  
**Student Assistant:** Aaron Green

**Varsity Roster:** James Carter, Darrell Citchen, Vincent Conley, Terry Davis, Darcy Grady, Sean Hoey, Benji Klett, Ben Koerner, Bryan Long, Brett Lovaas, Johnnie McGahee, Kirk Owens, Chris Pearson, Jason Reseburg, David Riley, Eric Ruethling, Eric Schober, Jeff Severson, Ed Sornson, Brian Squires, Travis Strait, Andre Townsend

**Junior Varsity:** John Anderson, Robert Baars, Kasey Bittorf, Lee Braxton, Al Doss, A. J. Greenlee, Phil Pulliam, Montrell Savage, Kristian Sveinsson, Cuong Trieu

**WHEREAS**, the City Council of the City of Beloit wishes to acknowledge those individuals and organizations who, through their actions, help to make Beloit an outstanding community in which to live, learn, work and play; and

**WHEREAS**, every player dreams of winning a state high school title; and

**WHEREAS**, the members of the 1991 team displayed great skill and fortitude throughout their season; and

**WHEREAS**, in the history of Beloit Memorial High School, only three Track and Field teams have achieved the State Championship.

**NOW, THEREFORE, THE CITY COUNCIL PRESIDENT OF THE CITY OF BELOIT** does hereby proclaim Thursday, August 4, 2011 as:

**RECOGNITION DAY FOR THE MEMBERS OF  
THE 1991 BELOIT MEMORIAL HIGH SCHOOL BOYS TRACK AND FIELD TEAM**

and wishes to acknowledge the extraordinary skills and accomplishments of the players and coaches upon the 20<sup>th</sup> anniversary of honoring the City by winning the WIAA Division 1 State Championship in Boys Track and Field.

Presented this 1<sup>st</sup> day of August, 2011.

\_\_\_\_\_  
Kevin D. Leavy, Council President

**ATTEST:**

\_\_\_\_\_  
Rebecca S. Houseman, City Clerk

AMERICAN PUBLIC WORKS ASSOCIATION

Christine Walsh  
Director of Operations  
City of Beloit  
2351 Springbrook Court  
Beloit, WI 53511

March 28, 2011

Dear Chris:

It was an honor for me to call you with the news that you were selected by the American Public Works Association (APWA) as a 2011 Top Ten Public Works Leader of the Year. The caliber of the Top Ten finalist this year came from an exceptional pool of candidates.

This award is in recognition of your sustained contributions and eminence to the advancement of public works.

Celebrating its 51st year in 2011, the award has a long and distinguished history of recognizing exceptional candidates. Since its inception in 1960, the annual "Top Ten" award has become universally recognized in the profession and carries with it a level of prestige that distinguishes it as the highest individual award given by APWA.

One of the responsibilities that come with winning this award is continued leadership and setting the standard in the public works profession. For public works agencies to thrive in the future we must seize the opportunity before us. Public works officials must be willing to challenge old ideas and stretch their imagination in exploring new ideas and opportunities. More than ever our profession needs leaders of your ability.

The American Public Works Association is proud to have you represent the public works profession, and the honors you receive over the coming year are well deserved.

In closing, thank you for your enduring service to the public works profession.

Again, my personal congratulations.

Sincerely,



George R. Crombie, MPA, BCEE  
President

[www.apwa.net](http://www.apwa.net)

2345 Grand Blvd., Suite 700  
Kansas City, MO 64108-2625  
816-472-6100 800-848-APWA  
fax 816-472-1610

1275 K Street NW, Suite 750  
Washington, DC 20005-4083  
202-408-9541  
fax 202-408-9542

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Palm Bay, FL

**EXECUTIVE DIRECTOR**

Peter B. King



March 28, 2011

Christine Walsh  
Director of Operations  
City of Beloit  
2351 Springbrook Court  
Beloit, WI 53511

Dear Christine:

Please accept my personal congratulations on your selection as an APWA Top Ten Public Works Leader of the Year award recipient for 2011, the 51<sup>st</sup> year of our Top Ten awards. Your name is now counted among an elite group of public works professionals who have been recognized for excellence, and are the "best and brightest" leaders in the profession.

There is no greater honor than being recognized by your peers. Only your colleagues truly know of your accomplishments. APWA is pleased to be able to assist in acknowledging your success as a leader in the public works profession.

Again, my personal congratulations. If I can be of assistance to you in any way, please do not hesitate to contact me in our Washington office at 202.218.6700.

Sincerely,



Peter B. King  
Executive Director

*Chris -  
Congratulations on a  
well-deserved honor.*

www.apwa.net

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**PROCEEDINGS OF THE BELOIT CITY COUNCIL**  
**100 State Street, Beloit WI 53511**  
**Monday, July 18, 2011**

Presiding: Kevin D. Leavy  
Present: Sheila De Forest, Charles Haynes, David F. Luebke, Eric Newnham, Mark Spreitzer, and James Van De Bogart

1. The meeting was called to order at 7:06 p.m.
2. SPECIAL ORDER OF THE DAY/ANNOUNCEMENTS
  - a. **Proclamation honoring Kristin Larson as Ms. Wheelchair Wisconsin 2011** was presented by Vice President Van De Bogart, who, on behalf of the City Council, proclaimed July 18, 2011 as Kristin Larson Day. Ms. Larson accepted the proclamation, thanked the Council, and spoke about her platform of raising awareness and support for medical research for individuals disabled due to chronic illness. File 7148
  - b. **Proclamation declaring August 2, 2011 as National Night Out** was presented to Police Chief Norm Jacobs by Vice President Van De Bogart. Chief Jacobs accepted the proclamation and thanked the Council for the recognition. He indicated that there are already 15 block parties scheduled and that he hopes this will be a great night. President Leavy encouraged all of Beloit's neighborhoods to participate by scheduling block parties and encouraged all of the Councilors to attend as many parties as they can. File 7148
  - c. Fire Chief Brad Liggett recognized four Beloit Fire Department Paramedics for their participation and success in the **Wisconsin Emergency Medical Services Olympics**. Chief Liggett indicated that Jacob Fehrenbach, Jeremy Flanagan, Jeff Heim, and Andy Kooyenga received several individual medals and the team received the gold medal for Best Overall Paramedic Program. Mr. Flanagan stated that he is proud of the department's training and accomplishments and thanked the Council for their continued support.
3. PUBLIC HEARINGS
  - a. Community Development Director Julie Christensen presented information regarding a public hearing to Solicit Input on the Community Development, Housing, and Homeless Needs in the City of Inclusion in the **2012 Annual Action Plan**. She indicated that any suggestions presented during the public hearing would be incorporated into the 2012 annual action plan and that applications are available now for those who want to apply for projects using CDBG funds in 2012. President Leavy opened and closed the public hearing without participation. Councilor De Forest inquired as to who received a public notice about the hearing, and Ms. Christensen indicated that a notice was mailed to non-profit organizations in the area and all past participants in the program and the notice was published in the Beloit Daily News. She also indicated that once the draft Plan is prepared, there will be a 30-day public review period and hearing in October where additional input is expected. President Leavy indicated that he would like to see the needs of Beloit's homeless youth incorporated into the Plan. File 8506
4. CITIZENS' PARTICIPATION – none
5. CONSENT AGENDA

Councilor Newnham abstained from voting on the consent agenda and left the room. Councilor Luebke moved to adopt, second by Councilor Van De Bogart. 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 6-0-1.

  - a. **Minutes** of the Regular and Special Meetings of July 5, 2011 were approved.

- b. Resolution awarding **Public Works Contract C11-26**, Cranston Road Reconstruction was adopted. File 8507
- c. Resolution approving a renewal **Class “A” Beer License** for Daniel Jon McMahon, d/b/a Dick's Tackle and Bait, 901 Bayliss Avenue was adopted. File 8497
- d. Application for a Class “B” Beer and “Class B” Liquor License for Eric Edward Rankins and Lisa Marie Campton Rankins, d/b/a Steward's Grill, 443 East Grand Avenue was referred to ABLCC. File 8497

6. ORDINANCES – none

7. APPOINTMENTS

President Leavy announced openings and submitted the following appointments to the City Committees, Boards, and Commissions for approval. The appointments were approved on a motion by Councilor Newnham and a second by Councilor Haynes. The motion carried 7-0.

- a. **Alcohol Beverage License Control Committee:** Max Dax, School District Representative for 2011-2012 school year. File 6145
- b. **Board of Review:** Mike Zoril, term expiring December 31, 2014 File 6063
- c. **Business Improvement District (Downtown Beloit Association)** Mary Widder, term expiring December 31, 2013. File 6716
- d. **Equal Opportunities and Human Relations Commission:** Joe Hansen, term expiring June 30, 2014. File 7465
- e. **Landmarks Commission:** Shari Carley, term expiring October 31, 2011. File 5860
- f. **Municipal Library Board:** Missy Henderson, School District Representative for 2011-2012 school year. File 5991
- g. **Park, Recreation and Conservation Advisory Commission:** Tia Johnson, School District Representative for the 2011-2012 school year. File 6180

8. COUNCILOR ACTIVITIES AND UPCOMING EVENTS

- a. Councilor De Forest indicated that she was pleased to participate in the Parks Tour with Councilor Spreitzer last week and see all the residents enjoying our parks, and she thanked the staff of the Leisure Services Division and Brian Ramsey's son for their work in administering the tour. She said she is looking forward to National Night Out and encouraged all residents to participate.
- b. Councilor Haynes said that National Night Out is always a great event and a good way to develop camaraderie amongst neighbors.
- c. Councilor Van De Bogart said he hopes to participate in National Night Out by bicycle.
- d. Councilor Spreitzer said he participated in the Parks Tour and saw parks he had never seen before. He also said he attended the bill-signing ceremony that created a Development Opportunity Zone in the City of Beloit.
- e. Councilor Luebke said that he was honored to represent the City at the re-opening of the Welcome Center on I-90 and thanked Visit Beloit for staffing the center.
- f. President Leavy said that he is looking forward to the National Night Out because it is a great opportunity to meet the public.

9. CITY MANAGER'S PRESENTATION

- a. Finance Director Paul York introduced the City's Auditors Joe Lightcat and Carla Gogin from Baker Tilly who presented the City's **2010 Audit Report**. Mr. Lightcat discussed the 2010 Financial Statement highlights, the financial health of the City's utilities, and the annual financial reports. He also provided recommendations regarding the City's internal controls. Councilor De Forest inquired about the veracity of a specific statement in Letter of Representations dated June 27, 2011 indicating that the City did not know of any fraud at that time. While Ms. Gogin indicated that the dollar amount of the fraud was not material to the financial statements, she also stated that Baker Tilly would add an addendum to the letter explaining that employee fraud was discovered in 2011. Councilors Van De Bogart, Spreitzer, and Newnham indicated that an addendum would satisfy their concerns regarding transparency.

Councilor Luebke left at 8:09 p.m.

10. REPORTS FROM BOARDS AND CITY OFFICERS – none

11. At 8:24 p.m. Councilor De Forest moved to adjourn the meeting, second by Councilor Van De Bogart. The motion carried 6-0.

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Date approved by Council:

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Rebecca S. Houseman, City Clerk



## PROCEEDINGS OF THE BELOIT CITY COUNCIL

### Special Meeting

July 25, 2011

5:30 p.m.

Presiding: James Van De Bogart and Kevin D. Leavy  
Present: Sheila De Forest, Charles Haynes, David F. Luebke, and Mark Spreitzer (via telephone)  
Absent: Eric Newnham

1. Vice President Van De Bogart called the meeting to order at 5:44 p.m. in the 4<sup>th</sup> Floor City Manager's Conference Room at City Hall. Roll called showed Councilors De Forest, Haynes, Luebke, and Van De Bogart present and Councilor Spreitzer present via telephone. President Leavy joined the meeting via telephone at 5:50 p.m. and joined the meeting in person at 6:10 p.m.
2. Councilor Luebke moved to adjourn into closed session Pursuant to Wis. Stats. 19.85(1)(g) to confer with legal counsel regarding **Litigation Settlement** involving Rock County Circuit Court Case of Belcoat, et. al. vs. City of Beloit. Councilor Haynes seconded. The motion carried, and the Council adjourned into closed session at 5:44 p.m.
3. Councilor Luebke moved to reconvene into open session, and Councilor De Forest seconded. The motion carried, and the Council reconvened into open session at 6:30 p.m.
4. Councilor Luebke moved to adopt a Resolution Approving **Settlement of Litigation Involving Belcoat Corporation, Inc.** and Others Versus the City of Beloit and Authorizing the Execution Thereof for the sum of \$270,000.00. Councilor Van De Bogart seconded, and the motion carried by a vote of 6-0. File #7486
5. Councilor Van De Bogart moved to adjourn the meeting, and Councilor De Forest seconded. The motion carried, and the meeting adjourned at 6:31 p.m.

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Rebecca S. Houseman  
City Clerk

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Date Approved by Council:

**RESOLUTION  
AWARDING CONTRACT C11-13  
SHORT STREET RECONSTRUCTION**

**WHEREAS**, two competitive bids were received, the low bid being from E & N Hughes Co. Inc.,

**WHEREAS**, E & N Hughes Co. Inc. is a qualified bidder, therefore,

**IT IS RESOLVED**, that Contract C11-13, Short Street Reconstruction, be, and hereby is, awarded to E & N Hughes Co. Inc., Monroe, Wisconsin, in the following amounts:

E & N Hughes Co. Inc.  
P.O. Box 408  
N2629 Coplien Rd.  
Monroe, WI 53566

Base Bid	\$ 154,764.25
Allowance for Change Orders and/or Extra Work	\$ <u>23,214.64</u>
<b>TOTAL PROJECT COST</b>	<b>\$ <u>177,978.89</u></b>

**AND IT IS FURTHER RESOLVED**, that the amount of \$177,978.89, be, and hereby is, funded as follows:

<b>P4502589-5514-2011 Streets</b>	\$ 177,978.89
<b>TOTAL</b>	<b>\$ <u>177,978.89</u></b>

Dated at Beloit, Wisconsin this 1st day of August, 2011.

City Council of the City of Beloit

\_\_\_\_\_  
Kevin D. Leavy, President

ATTEST:

\_\_\_\_\_  
Rebecca S. Houseman, City Clerk

# CITY OF BELOIT

## REPORTS AND PRESENTATIONS TO CITY COUNCIL

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**Topic:** Award of Construction Contract for C11-13 Short Street Reconstruction

**Date:** August 1, 2011

**Presenter(s):** Michael Flesch, City Engineer

**Department(s):** Public Works/ Engineering

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**Overview/Background Information:**

This project will reconstruct Short Street with a 9" Doweled PCC road. The reconstruction will include the driving lanes, curb and gutter, driveway aprons, some sidewalk and retiring 6 old unused lead water services.

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

1. Two bids were received for this project. The low bid of \$154,764.25 was from E & N Hughes Co. Inc. and is 7.90% more than the engineer's estimate of \$142,545.00.
2. E & N Hughes Co. Inc. is considered a responsible bidder for this project.
3. The costs for this project are as follows: \$154,764.25 for construction, \$ 23,216.64 for Change Orders or extra work, for a total of \$177,978.89.
4. No properties will be special assessed for this project as the project is located in TIF 5.

---

**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 repairs deteriorated streets thereby improving the area.

---

**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**  
The improved pavement will reduce airborne dust and noise.
- **Meet the hierarchy of present and future human needs fairly and efficiently**  
N/A

---

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

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**Action required/Recommendation:**

The Engineering Division recommends awarding this Public Works Contract to E & N Hughes Co. Inc. in the amount of \$177,978.89.

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**Fiscal Note/Budget Impact:**

Adequate funding is available in the 2011 Capital Improvement Plan.

# CITY OF BELOIT

## DEPARTMENTAL CORRESPONDENCE

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**TO:** Michael Flesch P.E., City Engineer

**FROM:** William Frisbee P.E., Storm Water Engineer

**DATE:** July 21, 2011

**SUBJECT:** Bid Results for Contract C11-13  
Short Street Reconstruction

Pursuant to advertisements placed July 6 and 13, 2011, bids were received until 10:00 a.m. on July 21, 2011 for the Short Street Reconstruction. A tabulation of bids is attached.

Four were received for this project as follows:

- |                                     |                   |                      |                  |
|-------------------------------------|-------------------|----------------------|------------------|
| 1. <i>Engineer's Estimate</i>       |                   | \$ 142,545.00        | - 7.90%          |
| 2. <b>E &amp; N Hughes Co. Inc.</b> | <b>Monroe, WI</b> | <b>\$ 154,764.25</b> | <b>*Low Bid*</b> |
| 3. Rock Road Companies, Inc.        | Janesville, WI    | \$ 155,318.40        | + 0.36%          |

Upon review of the Contractor's Proof of Responsibility Statement, E & N Hughes Co. Inc. is determined to be a responsible bidder.

I recommend that the contract be awarded to E & N Hughes Co. Inc. of Monroe, WI. The following is a breakdown of the proposed project cost:

### COSTS

E & N Hughes Co. Inc. Base Bid	\$ 154,764.25
Allowance for Change Orders and/or Extra Work	\$ <u>23,216.64</u>
<b>TOTAL PROJECT COST</b>	<b>\$ 177,978.89</b>

### PROJECT INFORMATION

This project will reconstruct Short Street with a 9" Doweled PCC road. The reconstruction will include the driving lanes, curb and gutter, driveway aprons, some sidewalk and retiring 6 old unused lead water services.

# CITY OF BELOIT

## REPORTS AND PRESENTATIONS TO CITY COUNCIL

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**Topic:** Subdivision Ordinance Amendments – Council Referral to the Plan Commission

**Date:** August 1, 2011

**Presenter:** Julie Christensen

**Department:**

Community Development

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**Overview/Background Information:**

City of Beloit staff has drafted an Ordinance to amend three sections and to create one section of the Subdivision Ordinance. The proposed Ordinance is necessary in order to comply with recent changes to the State Statutes that deal with subdivision regulation (2009 Wis. Acts 376 and 399).

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

- Section 1 of the proposed Ordinance relates to the timeline for submitting a final plat following approval of a preliminary plat.
  - Section 2 of the proposed Ordinance relates to staff reports and recommendations on proposed final plats.
  - Section 3 of the proposed Ordinance relates to the timeline for recording an approved final plat.
  - Section 4 of the proposed Ordinance relates to development agreements.
- 

**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 #4.
- 

**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:**

- Referral to the Plan Commission for the August 17, 2011 meeting
  - This item will most likely return to the City Council for a public hearing and possible action on September 6, 2011
- 

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

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**Attachments:** Proposed Ordinance

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE TO AMEND SECTIONS 12.03(2)(g), 12.04(1)(g) AND 12.09(3)(a) AND TO CREATE SECTION 12.04(1)(cg) OF THE CODE OF GENERAL ORDINANCES OF THE CITY OF БЕЛОIT PERTAINING TO THE SUBDIVISION ORDINANCE.**

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

Section 1. Section 12.03(2)(g) of the Code of General Ordinances of the City of Beloit is hereby amended to read as follows:

“(g) Approval or conditional approval of a preliminary plat shall not constitute automatic approval of the final plat. If the final plat is submitted within thirty-six (36)24 months from the meeting date the Plan Commission approves the of preliminary plat approval and conforms substantially to the preliminary plat layout as indicated in Wisconsin Statutes, §236.11(1)(b), Wis. Stats., and all conditions imposed as part of the preliminary plat approval have been satisfied, the final plat shall be entitled to approval with respect to such layout. If the final plat is not submitted within thirty-six (36) months of the last required approval of the preliminary plat, any approving authority may refuse to approve the final plat or may extend the time for submission of the final plat. If any approving authority refuses to approve the final plat or the subdivider fails to submit the final plat within the time limit identified in this subsection, the subdivider is required to recommence the procedure for preliminary plat approval. An approved ~~The~~ preliminary plat shall be deemed an expression of approval or conditional approval of the layout submitted and used as a guide into the preparation of the final plat, which will be subject to further consideration by the Plan Commission and City Council at the time of its submission.”

Section 2. Section 12.04(1)(cg) of the Code of General Ordinances of the City of Beloit is hereby created to read as follows:

“(cg) In accordance with §236.11(1)(c), Wis. Stats., a professional engineer, planner or other person charged with the responsibility to review plats shall provide the Plan Commission and the City Council with his/her conclusions as to whether the final plat conforms substantially with the preliminary plat and with his/her recommendation on approval of the final plat. The conclusions and recommendation shall be made a part of the record of the proceeding at which the final plat is being considered and are not required to be in writing.”

Section 3. Section 12.04(1)(g) of the Code of General Ordinances of the City of Beloit is hereby amended to read as follows:

“(g) Recording of Final Plat. The approved final plat shall only be recorded—The surveyor shall record a copy of the approved final plat with the register of deeds but only after certificates of the state of Wisconsin, City Council, surveyors, and others required by §236.21, Wis. Stats., are placed on the face of the plat. The final plat shall be recorded within twelve (12) months from the approval date of the last approving authority and within thirty-six (36) months from the approval date of the first approving authority. Failure to record said final plat within twelve (12) months from the approval date of the last approving authority and thirty-six (36) months from the approval date of the first approving authority requires the subdivider to recommence the entire procedure for final plat approval.”

Section 4. Section 12.09(3)(a) of the Code of General Ordinances of the City of Beloit is hereby amended to read as follows:

(a) The subdivider or condominium developer shall file with said contract, subject to the approval of the City Attorney, a surety bond, certificate of deposit, irrevocable letter of credit, or certified check or other security in an amount equal to 110% of the cost of improvements required to serve the subdivision or condominium development, as estimated by the City Engineer.

Section 5. This ordinance shall be in force and take effect upon passage and publication.

Adopted this \_\_\_\_\_ day of August, 2011.

BELOIT CITY COUNCIL

By: \_\_\_\_\_  
Kevin D. Leavy, President

ATTEST:

By: \_\_\_\_\_  
Rebecca S. Houseman, City Clerk

PUBLISHED: \_\_\_\_\_  
EFFECTIVE DATE: \_\_\_\_\_  
01-611100-5231-\_\_\_\_\_

**RESOLUTION AUTHORIZING THE TRANSFER OF FUNDS FROM THE  
GENERAL FUND TO THE GENERAL LIABILITY INSURANCE FUND**

**WHEREAS**, on July 25, 2011 the City authorized the execution of a settlement document with Belcoat Corporation, Inc. that includes a full and final release of the City for any claims asserted or capable of being asserted for possible future environmental liability in relation to a property the City sold to Belcoat in 1998, and;

**WHEREAS**, the settlement document provides for a monetary award to be paid to Belcoat and others in the amount of \$270,000, and;

**WHEREAS**, the City's General Liability Insurance Fund does not have sufficient fund balance to cover the amount of the settlement.

**NOW, THEREFORE, BE IT RESOLVED** that a transfer of funds from the unreserved and undesignated General Fund balance in the amount of \$270,000 to the General Liability Insurance Fund is authorized.

**THEREFORE, BE IT FURTHER RESOLVED** that the payment of the settlement to Belcoat and the others is authorized from the General Liability Insurance Fund.

Dated at Beloit, Wisconsin, this 1st day of August 2011.

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Kevin D. Leavy,  
President of the Council

ATTEST:

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Rebecca S. Houseman,  
City Clerk

# CITY OF BELOIT

## REPORTS AND PRESENTATIONS TO CITY COUNCIL

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**Topic:** Resolution authorizing a transfer of funds from the general fund to the liability insurance fund

**Date:** August 1, 2011

**Presenter(s):** Paul York

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

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**Overview/Background Information:** On July 25, 2011 the Council approved an agreement between the City and Belcoat Corporation, Inc. to settle a lawsuit concerning environmental liability for a property the City sold to Belcoat in 1998. The settlement awards a monetary payment to Belcoat in the amount of \$270,000. The City's liability insurance fund does not have funds sufficient to cover the settlement payment and a transfer from the City's general fund is needed.

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

1. In order to pay the settlement award funds will need to be transferred to the liability insurance fund from the general fund.
2. Any future insurance recovery of the settlement and attorney's fees will be used to restore the amount transferred from the general fund.

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

NA

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

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

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

**Action required/Recommendation:** Staff recommends approval of the resolution authorizing a transfer of funds in the amount of \$270,000 from the general fund to the liability insurance fund.

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**Fiscal Note/Budget Impact:** This transfer will reduce the general fund balance.

**RESOLUTION AUTHORIZING, NOMINATING, DESIGNATING, AND CREATING  
A DEVELOPMENT OPPORTUNITY ZONE FOR THE CITY OF БЕЛОIT.**

**WHEREAS**, a “Development Opportunity Zone” is a program administered through the Department of Commerce and the Wisconsin Economic Development Corporation; and

**WHEREAS**, the City Council is empowered to designate, create, maintain, and operate said Development Opportunity Zone pursuant to Chapter 64 of the Wisconsin Statutes and §§66.0101 and 560.795, Wis. Stats., and other applicable and home rule statutes and constitutional provisions; and

**WHEREAS**, the City of Beloit has and will continue to promote economic development within the City and the proposed Development Opportunity Zone and assist the Department of Commerce and the Wisconsin Economic Development Corporation in the administration of the Development Opportunity Zone program; and

**WHEREAS**, the City Council finds that all of the requirements have been fulfilled, and/or satisfied for the designation of the Beloit Development Opportunity Zone; and

**WHEREAS**, the City Council finds that creation and operation of a Development Opportunity Zone in Beloit is in the best interest of, and of benefit to, the residents, businesses, properties, and taxpayers of the City of Beloit.

**NOW, THEREFORE, BE IT RESOLVED** that the City Council of the City of Beloit, Rock County, Wisconsin, hereby authorizes, nominates, designates and creates a Development Opportunity Zone in accordance with applicable Wisconsin statutes, the boundaries of which are the corporate limits of the City of Beloit, County of Rock, Wisconsin, as amended and/or modified from time to time through annexation. A map of the designated area is attached hereto and incorporated herein by reference.

**BE IT FURTHER RESOLVED** that the City Manager of the City of Beloit be, and he is hereby directed, to take any and all steps that he may from time to time find necessary and/or desirable to maintain and operate a Development Opportunity Zone within and for the City of Beloit. All applications, eligibility, and qualification by participants for tax credits under this program shall receive consideration, including those filed on or after August 1, 2011.

Adopted this 1<sup>st</sup> day of August, 2011

**City Council of the City of Beloit**

\_\_\_\_\_  
Kevin D. Leavy, President

Attest:

\_\_\_\_\_  
Rebecca S. Housman, City Clerk

# CITY OF BELOIT

## REPORTS AND PRESENTATIONS TO CITY COUNCIL



**Topic:** Resolution authorizing, nominating, and creating a Development Opportunity Zone for the City of Beloit

**Date:** 8/1/11

**Presenter(s):** Larry Arft

**Department(s):** Economic Development

**Overview/Background Information:** In conjunction with the development of the Gateway Business Park, the City of Beloit was successful in lobbying for the State of Wisconsin to designate the Park and surrounding area as a Development Opportunity Zone in 2001. This designation allowed companies locating in the Zone to be awarded State of Wisconsin Income Tax Credits for creating new jobs and for making capital investments. The Beloit DOZ has been a highly effective economic development tool, leveraging nearly \$124,000,000 in private investment. Within the Zone, 626 jobs have been created, of which 332 are directly attributed to the use of DOZ credits. Companies awarded credits include: Staples Order Fulfillment Center, Kettle Foods, Specialty Tools, and Alliance Development. The Gateway area DOZ expired in September of 2010 leaving Beloit without a critical economic development tool. Since that time, staff has worked with our local state elected officials to introduce Assembly Bill 13 reestablishing a Beloit DOZ. On Monday, July 18<sup>th</sup> Governor Scott Walker was in Beloit to formally sign AB 13 in to law. The legislation authorizing the DOZ designation requires that Council adopt a resolution to authorize and create the DOZ including designation of the geographic boundaries for the zone. Details on the DOZ include:

### Key Issues (maximum of 5):

1. Staff is recommending that the DOZ Boundary include the entire City of Beloit's Corporate Boundaries.
2. The DOZ will be effective for a period of five (5) years in the amount of \$5,000,000. The Wisconsin Economic Development Corporation has been given the authority to extend the effective period for an additional five (5) years.
3. Credits can be earned for job creation and capital investment.
4. Credits are non-refundable but there is a carry forward provision.

**Conformance to Strategic Plan (List key goals this action would support and briefly discuss its impact on the City's mission.):** This business development project clearly supports Goal #2 since it will result in the creation of new jobs and leverage new private investment.

**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**  
NA
- **Reduce dependence on chemicals and other manufacturing substances that accumulate in nature**  
NA
- **Reduce dependence on activities that harm life sustaining eco-systems**  
NA
- **Meet the hierarchy of present and future human needs fairly and efficiently**  
The project achieves this by supporting the creation of good paying jobs.

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

**Action required/Recommendation:** Staff recommends approval of the resolution.

**Fiscal Note/Budget Impact:** The DOZ has the potential to attract new business development that could support higher assessed values for the City of Beloit.



## **Beloit & Janesville Development Opportunity Zones**

### **Program Description**

The Development Opportunity Development Zone enables businesses that make capital investments and create / retain jobs within a designated geographic area eligible for State of Wisconsin Income Tax Credits. While these credits are non-refundable, they do possess a carry-forward provision.

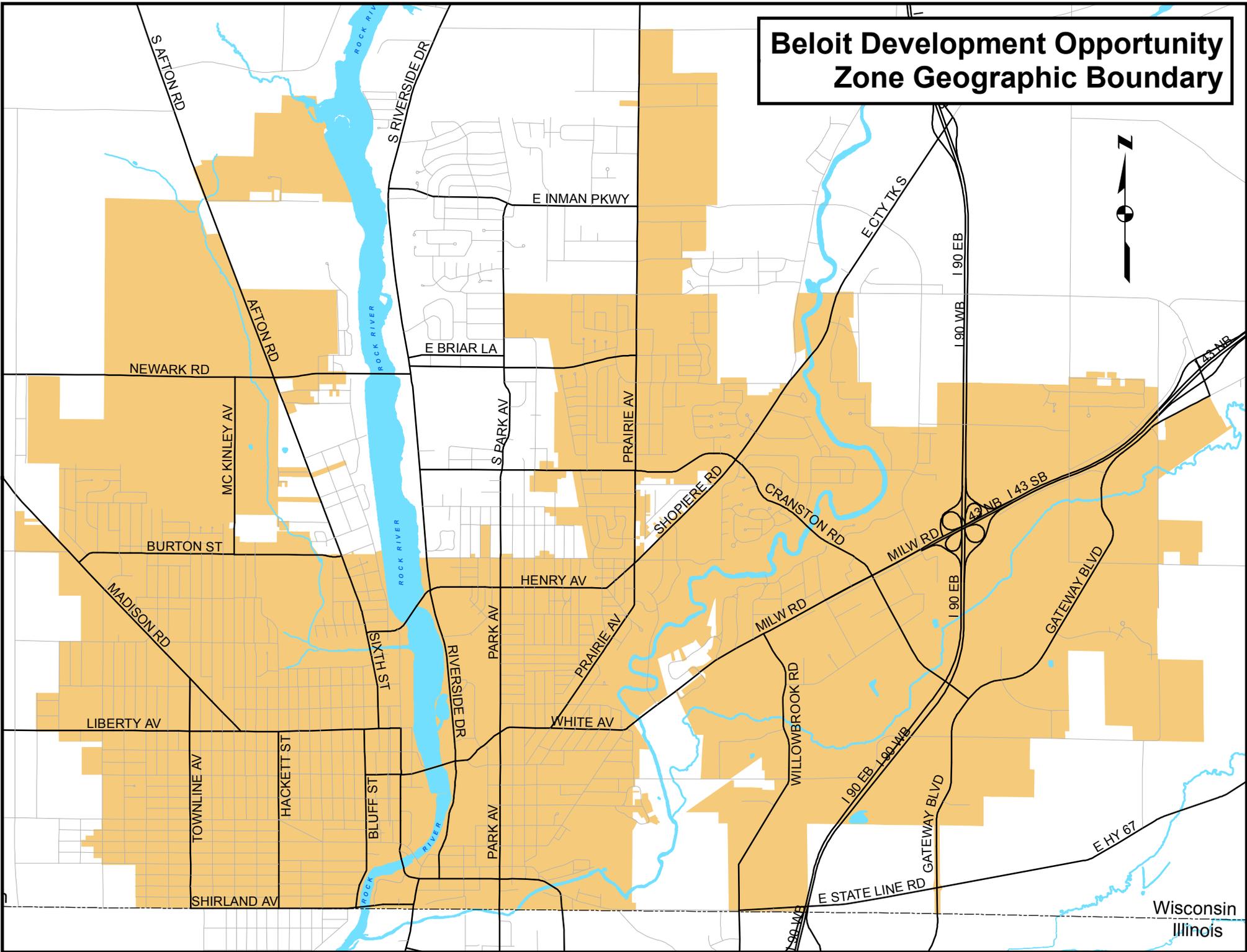
### **Activities Eligible for Tax Credits**

- Capital Investments – a tax credit of up to 3.0% of eligible real and personal property capital investments.
- Environmental Remediation – a tax credit of up to 50% of eligible environmental remediation costs, including investigation costs
- Job Creation – a minimum of ten (10) new full-time jobs paying at least \$10.88/hour must be created to be eligible for jobs tax credits. Tax credit ranges from \$3,000 to \$8,000 per job depending on wage rate (higher wages earn higher tax credits). Company must make efforts to fill at least ¼ of the positions being created with applicants from targeted groups that include dislocated workers, some economically disadvantaged individuals, vocational rehabilitation referrals and recipients of public assistance.
- Job Retention – a tax credit of up to \$6,000 per job, depending on wage rate (higher wages earn higher tax credits).
- Maximum tax credit – In setting the tax credit allocation, Commerce will consider the projected tax liability of a business, as well as its ability to earn tax credits through job creation/retention, capital investment and environmental remediation
- Developer Build-to-Suit / Lease-Back Projects -- In certain cases, developer can qualify for tax credits on the land and building investment and tenant can qualify for tax credits on capital equipment and job creation.

### **Application Process**

1. Meet with local economic development officials to discuss details of planned development project.
2. Complete the Wisconsin Economic Development Corp. (WEDC) Prospect Data Sheet describing the project and quantifying the capital investment and / or job creation.
3. City makes recommendation to WEDC on tax credit allocation. WEDC reviews application and approves tax credit award, setting an allocation.
4. WEDC enters into a contract with the company detailing tax credit allocation, job creation commitments and performance expectations.
5. WEDC releases tax credits upon completion of capital investment and initial job creation / retention. Company submits annual reports to WEDC documenting compliance with contract provisions.
6. Contacts: Beloit – Andrew Janke (608.364.6748 or [JankeA@ci.beloit.wi.us](mailto:JankeA@ci.beloit.wi.us)); City of Janesville – Vic Grassman (608.755.3181 or [grassmanv@ci.janesville.wi.us](mailto:grassmanv@ci.janesville.wi.us)); State of WI – Todd Jensen (608.266.3074 or [Todd.Jensen@Wisconsin.gov](mailto:Todd.Jensen@Wisconsin.gov)).

# Beloit Development Opportunity Zone Geographic Boundary



Wisconsin  
Illinois