



**PROCEEDINGS OF THE BELOIT CITY COUNCIL**  
**100 State Street, Beloit WI 53511**  
**Monday, January 6, 2014**

Presiding: Charles M. Haynes  
Present: Sheila De Forest, Chuck Kincaid, Kevin D. Leavy, David F. Luebke, Mark Spreitzer, and James E. Van De Bogart  
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 – none
4. PUBLIC HEARINGS
  - a. Community Development Director Julie Christensen presented a proposed ordinance amending the City of Beloit **Comprehensive Plan** to change the future land use designation of the properties located at 2508, 2554, 2570, and 2600 Milwaukee Road from Community Commercial to Institutional and Community Service for the School District of Beloit's intermediate school project. It was noted that the Plan Commission recommended approval 5-0. Councilor Haynes opened and closed the public hearing without participation. Councilor Van De Bogart made a motion to suspend rules and offer a second reading of the ordinance. Councilor Luebke seconded, and the motion carried 7-0. On the merits of the ordinance, Councilor Kincaid made a motion to enact, and Councilor Leavy seconded. Councilor De Forest asked why 2508 Milwaukee Road is included in the Comprehensive Plan Amendment but not the Zoning Map Amendment. Ms. Christensen said that the change in the Comprehensive Plan would allow the change in zoning in the future if the school district planned to acquire the property. She also said that if the property remains a single-family residence, the zoning would remain the same. The motion carried 7-0. File 8624 Ordinance 3514
  - b. Ms. Christensen presented a proposed ordinance amending the City of Beloit **Zoning District Map** to change the zoning district classification of the properties located at 2554, 2570, and 2600 Milwaukee Road from C-1, Office District, to PLI, Public Lands and Institutions District, for the School District of Beloit intermediate school project. It was noted that the Plan Commission recommended approval 5-0. Councilor Haynes opened and closed the public hearing without participation. Councilor Leavy made a motion to suspend the rules and offer a second reading of the ordinance, and Councilor Spreitzer seconded. The motion carried 7-0. On the merits of the ordinance, Councilor Spreitzer made a motion to enact. Councilor Leavy seconded, and the motion carried 7-0. File 8624 Ordinance 3515
  - c. Ms. Christensen presented a resolution authorizing a **Conditional Use Permit** to allow Office and Health Club uses in an M-2, General Manufacturing District, for the properties located at 601, 605, 645, 655 and 701 Third Street. It was noted that the Plan Commission recommended approval 5-0. Councilor Haynes opened the public hearing.
    - Mark Membrino, 655 Third Street, on behalf of Hendricks Commercial Properties, said that he is able to answer any questions about the conditional use permit or the development in general.Councilor Haynes closed the public hearing. Councilor Van De Bogart made a motion to adopt the resolution, and Councilor Luebke seconded. Councilor De Forest asked if the Board of Appeals knew about the proposed office and health club uses when they approved the variance to the flood plain ordinance. Ms. Christensen said that the same plans were presented as part of the variance process. Councilor De Forest asked if the Fire Department could require a wider private road through the project if needed, and Ms. Christensen said that they could do so during the site plan review process. The motion carried 7-0. File 8074

5. CITIZENS PARTICIPATION – none

6. CONSENT AGENDA

Councilor Luebke made a motion to adopt the Consent Agenda, which consists of items 6.a. through 6.h. Councilor Leavy 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 Regular and Special Meetings of December 16, 2013, were approved.
- b. An application for a **Class “A” Beer and “Class A” Liquor License** for Olde Town Market, Inc., d/b/a Olde Town Market, located at 905 Henry Avenue, Akbir Kang, Agent, was referred to the ABLCC. File 8590
- c. A proposed **Zoning Text Amendment** to repeal and recreate Sections 9.1.1 and 9.1.2 and to amend Sections 9.1.4, 9.2.1(A), and 9.2.2(E) of the Zoning Ordinance, Chapter 19 of the Code of General Ordinances of the City of Beloit relating to nonconforming uses and structures, was referred to the Plan Commission. File 7724
- d. A proposed **Zoning Text Amendment** to create Section 5-102(a)(15) and to amend Section 5-103 of the Zoning Ordinance, Chapter 19 of the Code of General Ordinances of the City of Beloit relating to PLI, Public Lands and Institutions District, uses and standards, was referred to the Plan Commission. File 7724
- e. An application for a **Conditional Use Permit** to allow an auto repair use in a C-3, Community Commercial District, for the property located at 1029 Fourth Street, was referred to the Plan Commission. File 8628
- f. An application for a **Zoning Map Amendment** to change the zoning district classification of the properties located at 1203, 1233, 1249, 1253, and 1257 Sixth Street from R-2, Two-family Residential District, to PLI, Public Lands and Institutions District, and the properties located at 1313, 1317, 1323, 1327, 1333, 1339, 1343, 1349, and 1353 Sixth Street and 225 and 219 North Street from R-1B, Single-family Residential District, to PLI, Public Lands and Institutions District for the School District of Beloit, was referred to the Plan Commission. File 8247
- g. A resolution **Combining Polling Places** for the Spring Primary Election on February 18, 2014 (if primary is necessary) was adopted. File 6384
- h. A resolution approving the **Final Payment** of Public Works Contract C13-14, Shirland Bridge Seal, was adopted. File 8607

7. ORDINANCES

- a. Public Works Director Greg Boysen presented a proposed Ordinance to amend Part J of Section III of the Index of Special Locations, Section 13.02 of the Code of General Ordinances of the City of Beloit, Relating to **Parking of Vehicles on the near side of Highways adjacent to Schoolhouses** (Gaston School) for a second reading. Councilor Kincaid made a motion to enact the ordinance, and Councilor De Forest seconded. The motion carried 7-0. File 7791 Ordinance 8607

8. APPOINTMENTS – none

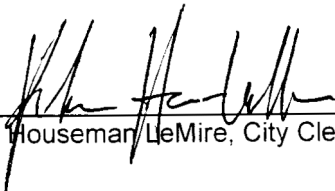
9. COUNCILOR ACTIVITIES AND UPCOMING EVENTS

- Councilor De Forest welcomed the students in the audience and encouraged them to be involved in local government. She said that she is glad that the City has decided to reinstate the “Memory of #23” decals on the police squad cars.
- Councilor Leavy asked the City Manager to recognize the Beloit Memorial High School teachers who require that students attend City Council meetings.
- Councilor Haynes thanked everyone for making it to the meeting tonight despite the cold weather.

10. CITY MANAGER'S PRESENTATION – none

11. REPORTS FROM BOARD AND CITY OFFICERS

- a. Councilor Haynes presented a resolution approving **Compensation Adjustments** for the City Manager for the Calendar Year 2014. Councilor Haynes said that the City Council provided a performance review to the City Manager prior to the last City Council meeting. He said that the Council agreed to provide a three percent salary increase based on his longevity. Councilor Luebke made a motion to adopt the resolution, and Councilor Kincaid seconded. Councilor Leavy said that Mr. Arft is an advocate for the City and has built positive relationships with the business community during his 10 years with the City. Councilor Leavy thanked Mr. Arft for his dedication, and Councilors Van De Bogart and Luebke echoed those sentiments. Councilor Luebke said that Mr. Arft's management and leadership have benefited the City's reputation. Councilor Spreitzer said that this salary increase celebrates a ten-year longevity milestone. The motion carried 6-1, with Councilor De Forest voting in opposition. File 6427
  - b. Beloit Transit System Director Michelle Gavin presented a resolution authorizing changes to the **2014 Schedule of "Beloit/Janesville Express" Transit Fares** for the City of Beloit, Wisconsin. She said that the City of Janesville has increased the fares for the Beloit/Janesville Express and that the City of Beloit must now consider following suit to provide consistency in fare collection. Councilor De Forest made a motion to adopt the resolution, and Councilor Leavy seconded. Councilor De Forest said that she was disappointed to see the increase in fares and asked about the rationale. Ms. Gavin explained that the other public sector entities that pay for this service are under the same financial obligations and stress as the City of Beloit. She said that this increase will allow the end users of the service to pay for the service. The motion carried 7-0. File 8618
12. At 7:26 p.m., Councilor De Forest made a motion to adjourn the meeting, and Councilor Spreitzer seconded. The motion carried 7-0.



---

Rebecca Houseman LeMire, City Clerk

[www.ci.beloit.wi.us](http://www.ci.beloit.wi.us)

Date approved by Council: January 21, 2014