



THE БЕЛОIT REPORT

CONTINUING ITS RESURGENCE AS A GEM OF THE ROCK RIVER VALLEY

CURRENT EVENTS AND ACTIVITIES

**FEBRUARY 28,
2014**

*A weekly publication
from the Office of the
City Manager*

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City of Beloit
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Special points of interest:

- **City Council Meeting
Information (page 3)**
- **Meetings and
Community Events
(page 6)**

BELOIT UTILITIES NOW OFFERS E-STATEMENTS FOR CUSTOMER CONVENIENCE

Beloit Utilities is now offering an option for E-statements which will be distributed to your e-mail account. This option offers a new, more convenient way for you to manage your bills and maintain electronic files as well. Not only will it improve convenience for customers who utilize their computers for managing their personal business affairs, but will also save the utility the cost of paper, printing and postage to send the traditional paper bill. If you are interested in signing up for E-statements, please click [here](#) for a link to the appropriate page. You will need your account number, and of course an e-mail address. Simply complete the form and transition your future bills to an electronic format.

Obviously, the Utility will continue to send paper statements each month to customers that would prefer to receive a traditional paper document for processing their monthly payments. No action needs to be taken to maintain the paper bills that you currently receive..

PROTECT YOUR WATER PIPES

Below normal winter temperatures returned again this week. Beloit Utilities continues to receive a number of phone calls from both residential and commercial customers who have experienced a water line freeze due to the cold temperatures and the depth that frost has moved into the ground this winter. The Wisconsin Rural Water Association and the City of Beloit Water Utility have tips available related to protecting your water pipes during periods of extremely cold weather. Please see [attached](#) for this useful information. If you experience a water service interruption likely due to service line freezing, please call the Water Resources Division, 608-364-2888, to report the service interruption and request assistance.

NEIGHBORHOOD REVITALIZATION COMMITTEE

We received good news this week, having received a written offer to purchase one of the Neighborhood Stabilization Program homes that the City acquired and remodeled, and we learned a second pending offer has now received mortgage approval and that property will likely go to closing in the next few weeks. The City has one additional house in inventory that we will begin remodeling with the proceeds from the sales. As noted in last week's report, we have started marketing a number of additional properties that were completed this winter, and are already

getting some activities on those properties as well. Hopefully, the market will stay strong this year and we will be able to further reduce the inventory of remodeled properties acquired under the Stabilization Program.

PLANNING CONTINUES IN CONFLUENCE AREA

The City Attorney and I had a meeting this week with representatives from South Beloit to discuss continued planning for both environmental assessment and ultimately development of the Confluence Park complex. Most of the Park is located in South Beloit, Illinois and will be developed by that City. Some of the land along Shirland Avenue is in the City of Beloit and is available for access or use as green space or other purposes as planning proceeds for the Confluence project.

DOWNTOWNBELOIT ASSOCIATION (DBA) HOLDS ANNUAL MEETING AND AWARDS CEREMONY

I was pleased, along with City Councilor Mark Spreitzer, to represent the City of Beloit at the DBA annual meeting and awards ceremony held on February 27 at La Casa Grande banquet facility. It was interesting to hear an update on all of the accomplishments of the DBA from special events to continuing with façade renovation and the new rental assistance program. Congratulations to all the award winners.

RECRUITMENT BEGINS FOR NEW FINANCE AND ADMINISTRATIVE SERVICES DIRECTOR

On Tuesday, March 4, City management, Department Directors and Division Directors from the Department of Finance and Administrative Services will have an opportunity to meet with the executive recruiter handling the search to replace this important position. The recruiter wanted to speak to the position's peers, which includes all the other department directors who are also some of the primary customers of the Department of Finance and Administrative Services. The recruiter will also speak to all the Division Directors to determine their needs and expectations from this management position. During the sessions, we will discuss developing the recruitment profile, which has been prepared in draft form awaiting this session to put on the finishing touches. The recruitment profile describes the City, the job requirements and expectations, and articulates all of the qualifications needed in a successful candidate for this position. The job profile, along with a more brief job announcement, will provide the primary information to interested persons who may contemplate applying for the vacancy. It will still be some months before we get through all the various steps of the process and are ready to begin interviewing candidates for the position.

LEISURE SERVICES NEWSLETTER

[Attached](#) is a copy of the March issue of the Parks and Leisure Services newsletter. This month gives details on Adult Summer Softball Leagues, rates for Krueger Haskell Golf Passes, and more!

CITY COUNCIL MEETING - MONDAY, MARCH 3, 2014

The City Council will hold a **Workshop** at 6:30 p.m. to review the agenda of the regular City Council meeting.

The attached **agenda** is for the Monday, March 3, 2014 regular City Council meeting beginning at 7:00 p.m. in the Forum.

4. PUBLIC HEARINGS

- a. Proposed **Zoning Text Amendment** related to Designated Floodplain Maps. This change to the Zoning Ordinance pertains to the area where the new Kerry Ingredients facility is located. Springbrook Creek and the related floodway were altered during the construction of this complex under a Department of Natural Resources (DNR) permit. The modified floodplain maps recognize changes that were made at that time. The Plan Commission has reviewed this suggested modification and recommends for approval.
- b. Resolution approving a **Conditional Use Permit** to allow office uses in the Central Business District-Core, for the property at 430 E. Grand Ave. This is the Phoenix building which will have one or more office uses on the first floor. Requirements in this Zoning District make office uses on the first floor a Conditional Use. Consequently, the owner has applied for the necessary Conditional Use Permit. The application has been reviewed by staff and by the Plan Commission, which recommends for approval.

6. CONSENT AGENDA

- a. Approval of the **Minutes** of the Regular Meeting of February 17, 2014 and the Special Joint City Council and School District of Beloit Board of Education Meeting of February 24, 2014.
- b. Application for **Zoning Map Amendment** to change a zoning district classification for properties located at 9817 and 9949 S. Turtle Townhall Road from Temporary M-1, Limited Manufacturing District, to Permanent M-1, Limited Manufacturing District. This is the property that will house the new CCI and Blackhawk headquarters. The property was recently attached to the City and, as is standard practice, a temporary zoning classification was assigned at the time of annexation. The permanent zoning request is now going through the review process and this matter is being referred to the Plan Commission for their review and recommendation.
- c. Application for **Zoning Map Amendment** to change the zoning district classification for property located at 1000 Bluff St. from its current R-1B, Single-family Residential District zoning to PLI, Public Lands and Institutions District. This request was forwarded by St. John's Lutheran Church because a PLI zoning district classification would better meet their needs for uses planned for the church parcel. This matter is being referred to the Plan Commission for their review and recommendation.
- d. Application for review of a proposed building addition within **Telfer Community Park** located at 2301 Skyline Dr. This application was received from the Beloit Snappers to construct batting cages, which would be attached to the existing clubhouse building. Councilors will recall that this was one of the improvements required to the stadium in order to maintain their professional baseball affiliation. The City was able to assist the team with a number of other improvements that were made in time for last season. This item would not fit within the municipal budget capability. Consequently, the team has undertaken this project using both fundraising and in-kind service contribution to complete the project. Staff has reviewed the

proposed building plans and finds them architecturally compatible with the site. The parking lot that would be converted is not now used for parking because of its location in relationship to home plate and the number of foul balls that seem to consistently visit this area. The application is being referred to the Plan Commission for their review and recommendation.

- e. Application for an **Amendment to the Premises Description** for Class “B” Beer and Reserve “Class B” Liquor License for Hourglass Media. This is the former Presbyterian Church site. It is being remodeled into “The Castle” to be used as a performing arts venue, along with various restaurant and banquet operations. Because of the extensive amount of remodeling required to the interior premises, the new owners have been unable to complete that work and obtain an occupancy permit under the timelines required by both the statute and the City ordinance. Consequently, they have requested an extension of the time line which will be addressed later in the agenda. They're also concerned about their ability to complete the entire remodeling of the project within the extended timeframe. Consequently, they are requesting to amend the portion of the premises upon which liquor may be served to match the area that they anticipate having completed and ready to open to the public later this year. Other portions of the premises can be amended back into the liquor license application at a future date, if necessary, and of course, with City Council concurrence. This matter is being referred to the Alcohol Beverage License Control Committee for their review and recommendation.
- f. Resolution authorizing a **final payment** for the Public Works contract for Sixth Street resurfacing. This project was completed in 2013 and the contract is ready for final payment.

7. LICENSES

- a. This resolution reaffirms the **Class “B” Beer and Reserve “Class B” Liquor License** for Hourglass Media for The Castle project located at 501 Prospect and establishing a new timeline for completion. This matter has already been referred to the Alcohol Beverage License Control Committee, who met with the applicant and recommended that the City Council grant a license extension through June 30, 2014. As noted above, the owners have completed a great deal of work inside the facility but are not yet ready to receive an occupancy permit so that the business can be open to the public and the license activated. The Alcohol Beverage License Control Committee recommended for approval by a vote of 7 to 0.

11. CITY MANAGER’S PRESENTATION

- a. The City Manager will make a brief **Report to the Community**. This year's report will focus on economic development and infrastructure improvements which occurred within the city of Beloit over the past five years.

12. REPORTS FROM BOARD AND CITY OFFICERS

- a. Resolution authorizing Blackhawk State Bank an **Extension for Outstanding Special Assessments** for properties located in the vicinity of 2231 Trevino Court in the City of Beloit. This is another piece of infrastructure installed by the City to the benefit of a private developer. Consequently, the work was done under special assessment and the property owners were given the normal five-year deferral to allow for the development to proceed. To date, no homes have been built in this proposed subdivision. Blackhawk State Bank currently owns a number of these lots which were taken back in a foreclosure related proceeding. The bank has approached the City and asked if the deferrals can be extended further, since there are no current plans for construction on these lots. The City does, in fact, have a provision in the assessment ordinance

allowing for three-year extensions with Council approval. As we did earlier for the Deerfield Estates subdivision, the City does not want these lots and is not interested in having them go through the property tax foreclosure process. Consequently, we are recommending the Council consider a three-year extension which would provide additional time for continued economic improvement and hopefully eventually a contractor willing to build homes on this particular site.

- b. Resolution authorizing a **Trans 75 Exception Request** for the pavement replacement on Bayliss Avenue. The City has an active project in conjunction with the Town of Beloit to resurface portions of Bayliss Avenue, which are in need of replacement. Current Federal standards for work paid for from this funding source require dedicated bike paths be constructed along with the roadway resurfacing. Bayliss Avenue is a lightly traveled residential collector street and the City believes there is no need for separate dedicated bike paths along this roadway. Consequently, the Engineering Division will request that Council authorize the Division to apply for an exception request for this particular project.

MUNICIPAL COMMITTEE VACANCIES

The City has experienced difficulties getting sufficient volunteers to staff all of the boards, commissions and committees that provide valuable support to the municipal operation. Please take a look at the vacancies currently available to determine whether or not you would have an opportunity to serve on any of those committees. Over 120 citizens volunteer to serve on municipal advisory committees in an effort to make our community a better place to live.

Vacancies currently exist on:

Appointment Review Committee—Meets the 2nd Monday of the month at 4:30 pm

Board of Appeals—Meets the 2nd Tuesday of the month at 7:00 pm

Board of Ethics—Meets as needed

Board of Review—Meets annually in May and as scheduled in June

Community Development Authority—Meets the 4th Wednesday of the month at 4:30 pm

Equal Opportunities Commission—Meets the 3rd Wednesday of even-numbered months at 5:30 pm

Municipal Golf Committee—Meets the 3rd Wednesday of the month from March through November at 7:00 am

Park, Recreation & Conservation Advisory Commission—Meets the 2nd Wednesday of the month at 6:30 pm

Plan Commission—Meets on Wednesdays following City Council meeting at 7:00 pm

Traffic Review Committee—Meets the 4th Monday of the month at 1:30 pm

For more information on each committee, along with an application, please click [\[here\]](#), or call Pam in the City Manager's office at 364-6614.

CITY MEETING CALENDAR— MARCH 3—7, 2014

Monday, March 3	6:30 p.m.	Agenda Review , City Manager's Conf. Room (All City Councilors)
Monday, March 3	7:00 p.m.	City Council Meeting , Forum (All City Councilors)
Wednesday, March 5	7:00 p.m.	Plan Commission , Forum (C. Kincaid)

UPCOMING COMMUNITY EVENTS

This is just a sample of events coming up in Beloit. A more complete listing is available on the Visit Beloit website: www.visitbeloit.com

Beloit Public Library offers many events for youth, teens and adults. Please click [\[here\]](#) for more information.

Tuesday, March 11	5:00-8:00 p.m.	Greater Beloit Chamber of Commerce 87th Annual Dinner , featuring Laura Schwartz as the keynote speaker. Please click [here] for more information or to register for the event.
Friday, March 14	6:00 p.m.	Beloit Historical Society St. Patty's Gala , Country Club of Beloit, 2327 Riverside Drive. Live music by "Breakaway Fiddle Strings," dinner, live and silent auction to benefit the Beloit Historical Society. Tickets \$50 per person. Please call 608-365-7835 for tickets or to donate to the auction.
Friday, March 28	11:00 a.m.	2014 Hometown Heroes luncheon at the Angel Museum, 656 Pleasant St. Please RSVP by March 19 with a check (\$25 per person)
Saturday, March 29	9:00 a.m.	Mushing for Meals , 10K and 5K run and 1 mile walk to benefit Beloit Meals on Wheels. Participants in the 5K can compete as individuals or as a "Mushing Team." This race is a 2014 RRR Circuit Race. To register on-line or for more information, please click [here] .

IT'S COLD OUT THERE!

PROTECT YOUR PIPES!

With the recent and upcoming frigid weather, the Wisconsin Rural Water Association and the City of Beloit Water Utility are offering these winter maintenance tips:

- **Check the temperature of your water.** Normal groundwater temperatures are typically in the upper 40s and lower 50s, so check the water temperature in your homes. To do so, you can use a simple digital thermometer. If it's getting close to 32°, you should take action to prevent freezing.
- **Prevent freezing of service laterals by keeping water moving.** This can be done by letting a faucet run or by drilling a 1/8" hole in the overflow tube of a toilet in the building. If you live in an area that is susceptible to freezing such as a dead end street or cul-de-sac you may want to consider allowing your water to run continuously. A pencil-wide stream is typically sufficient to prevent freezing. You may also simply run the water on a frequent basis throughout the day and night to minimize risk of freezing. If you plan to be away for any length of time have a friend or neighbor run water for you.
- **Check Heating Components.** With the early and extended cold weather we've seen so far, heating components have been running far more than usual. Maintain furnaces to make sure they're operating correctly and replace filters more often. Also check heat tapes and space heaters used with control system elements. For less expensive items, consider purchasing back-ups should something fail. The cold weather is affecting everyone in the state, so space heaters and heat tapes are in short supply.
- **Be careful when thawing frozen pipes.** For exposed pipes in buildings you can use a simple hair dryer. For underground pipes the older method is using electrical current from welders or transformers. However it's best to do this with the help of an electrician so you can check to make sure the current is being confined to the section of piping you're wishing to thaw. Failure to do so can cause fires in nearby buildings. Newer methods of pipe thawing use recirculating hot water or steam. These are much safer than electrical current and they also have the additional benefit of being effective on non-metallic pipes such as plastic or PVC.
- **Check empty and vacant buildings.** Check vacant properties and ask neighbors or relatives to check homes of people on vacation. A great deal of frost or condensation on windows may indicate that a heating system has failed and water may be running due to frozen and broken pipes.

If you have any questions or concerns please contact the Beloit Water Utility at (608) 364-2888.

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PUBLIC NOTICE

The City of Beloit City Council will hold a **Workshop** on Monday, March 3, 2014, at 6:30 p.m. in the 4th floor City Manager's Conference Room, City Hall, 100 State Street, Beloit, WI 53511. The purpose of the workshop is to review the agenda of the regular 7:00 p.m. City Council meeting.

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Larry N. Arft, City Manager

Dated: February 26, 2014
Rebecca Houseman LeMire
City Clerk
www.ci.beloit.wi.us

** 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.



**AGENDA
BELOIT CITY COUNCIL
100 State Street, Beloit WI 53511
City Hall Forum – 7:00 p.m.
Monday, March 3, 2014**

1. CALL TO ORDER AND ROLL CALL
2. PLEDGE OF ALLEGIANCE
3. SPECIAL ORDERS OF THE DAY/ANNOUNCEMENTS
4. PUBLIC HEARINGS
 - a. Proposed **Zoning Text Amendment** to amend Section 5-408 of the Zoning Ordinance, Chapter 19 of the Code of General Ordinances of the City of Beloit relating to Designated Floodplain Maps (Kerry Ingredients) (Christensen) Plan Commission recommendation for approval 6-0
First reading, suspend the rules for Second reading
 - b. Resolution authorizing a **Conditional Use Permit** to allow Ground Level Office uses in the CBD-1, Central Business District – Core, for the property located at 430 E. Grand Avenue (Phoenix Building) (Christensen) Plan Commission recommendation for approval 6-0
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 February 17, 2014, and the Special Joint City Council and School District of Beloit Board of Education Meeting of February 24, 2014 (LeMire)
- b. Application for a **Zoning Map Amendment** to change the zoning district classification of the properties located at 9817 and 9949 S. Turtle Townhall Road, from Temporary M-1, Limited Manufacturing District, to Permanent M-1, Limited Manufacturing District (Christensen) Refer to Plan Commission
- c. Application for a **Zoning Map Amendment** to change the zoning district classification of the property located at 1000 Bluff Street from R-1B, Single-family Residential District, to PLI, Public Lands and Institutions District (Christensen) Refer to Plan Commission
- d. Application for review of a proposed building addition within **Telfer Community Park** located at 2301 Skyline Drive (Ramsey) Refer to Plan Commission

- e. Application for an **Amendment to the Premises Description** for the Class “B” Beer and Reserve “Class B” Liquor License for Hourglass Media, LLC, d/b/a The Castle at 501 Prospect, John Wittnebel, Agent (LeMire) Refer to ABLCC
- f. Resolution authorizing **Final Payment** of Public Works Contract C13-02, Sixth Street Resurfacing (Boysen)

7. LICENSES

- a. Resolution reaffirming the **Class “B” Beer and Reserve “Class B” Liquor License** for Hourglass Media, LLC, d/b/a The Castle at 501 Prospect, and establishing a Timeline for Completion (LeMire) ABLCC recommendation for approval 7-0

8. ORDINANCES – none

9. APPOINTMENTS – none

10. COUNCILOR ACTIVITIES AND UPCOMING EVENTS

11. CITY MANAGER'S PRESENTATION

- a. **City Manager’s Report to the Community** (Arft)

12. REPORTS FROM BOARD AND CITY OFFICERS

- a. Resolution authorizing Blackhawk State Bank an **Extension for Outstanding Special Assessments** at 2231 Trevino Court, Beloit, Wisconsin (Casper)
- b. Resolution authorizing **Trans 75 Exception Request** for Pavement Replacement on Bayliss Avenue (Boysen)

13. 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: February 26, 2014
Rebecca Houseman LeMire
City of Beloit City Clerk
<http://www.ci.beloit.wi.us>

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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.



CITY HALL • 100 STATE STREET • BELOIT, WI 53511

MEETING NOTICE AND AGENDA
Beloit City Plan Commission
Wednesday, March 5, 2014 at 7:00 PM
The Forum
Beloit City Hall, First Floor
100 State Street, Beloit

1. **Call to Order and Roll Call**
2. **Approval of the Minutes of the February 19, 2014 Meeting**
3. **Certified Survey Map – 9202 South Butterfly Road**
Review and consideration of a one-lot Certified Survey Map for the property located at 9202 South Butterfly Road in the Town of Turtle
4. **Certified Survey Map – 4000 Block of West Spring Creek Road**
Review and consideration of a one-lot Certified Survey Map for the property located on the 4000 Block of West Spring Creek Road in the Town of Beloit
5. **Certified Survey Map – 1870 Elmwood Avenue and 2630 Prairie Avenue**
Review and consideration of a two-lot Certified Survey Map for the property located at 1870 Elmwood Avenue and 2630 Prairie Avenue
6. **Vacation of Excess Street Right-of-Way – South Turtle Townhall Road East of the Intersection with Gateway Boulevard**
Public hearing, review and consideration of the vacation of excess South Turtle Townhall Road right-of-way east of its intersection with Gateway Boulevard
7. **Zoning Map Amendment – 1000 Bluff Street – St. Paul’s Lutheran Church**
Public hearing, review and consideration of a Zoning Map Amendment to change the zoning from R-1B, Single Family Residential, to PLI, Public Lands & Institutions District for the property located at 1000 Bluff Street
8. **Zoning Map Amendment – 9817 and 9949 South Turtle Townhall Road**
Public hearing, review and consideration of a Zoning Map Amendment to change the zoning from temporary M-1, Limited Manufacturing District, to permanent M-1, Limited Manufacturing District, for the property located at 9817 and 9949 South Turtle Townhall Road

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9. **Building Addition in Telfer Park for the Beloit Snappers**

Review and consideration of a request by the Beloit Snappers to construct a 3,420 square-foot addition to the existing locker room building located at 2301 Skyline Drive

10. **Zoning Text Amendment Related to Contractor Offices and Storage Yards in the DH, Development Holding, District**

Public hearing, review and consideration of an Ordinance to Create Section 5-202(b)(11) of the Zoning Ordinance, Chapter 19 of the Code of General Ordinances of the City of Beloit Relating to Contractor Offices and Storage Yards in the DH, Development Holding District

11. **Status Report on Prior Plan Commission Items**

12. **Adjournment**

If you are unable to attend this meeting, please contact Gail Riddle in the Planning Office at 364-6700 **no later than 4:00 PM the day before the meeting.**

Notice Mailed: February 28, 2014

Approved: Julie Christensen, Community
Development Director

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Maybe not today, but very soon you will feel...

Spring is in the air!

Adult Summer Softball Leagues

Team Manager Packets are NOW available! Here are the basics:

Monday Men's League
Tuesday Women's League or 40+ League
Wednesday Men's League
Thursday Church League
Sunday Coed League

Team Registration is \$480 (\$325 for Tuesday night leagues) or \$455 (\$300 for Tuesday night leagues) if you register by APRIL 4th!



2014 Krueger Haskell Golf Season Pass Rates

Single \$575
Senior Single (62+) \$525
Family of 2 \$1040
Junior (17 and under all season) \$215
Junior (June-Aug only) \$190
Student (23 & under w ID) \$215
Student (June-Aug only) \$190
20 9 Hole Round Pass \$200
Twilight (After 3 pm) \$305

www.teamsideline.com/beloit

Have you visited our Sports Page?!

This easy to navigate, Parks & Leisure Services site is packed with up to date, helpful information! 2014 Krueger Pool rates/hours, adult league standings/schedules, link to our 4th Annual Triathlon Registration and much more!

Ice Season nearing the end

Final Public Skates: Friday February 28, Friday March 7, Friday March 14

7-9 pm at Edward's Ice Arena (2101 Cranston Road)

DJ on March 14!

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