

**VILLAGE OF GERMANTOWN
VILLAGE BOARD MEETING MINUTES
June 26, 2018**

CALL TO ORDER: The meeting was called to order at 6:00 p.m. by Clerk Boldrey.

ROLL CALL: Present: President Wolter (6:20 P.M.), Trustees Baum, Hughes, Kaminski, Miller, Myers (6:30 P.M.), Warren, Wing, Zabel. Also present: Administrator Kreklow, Clerk Boldrey, and Attorney Sajdak.

Motion (Kaminski/Zabel) to appoint Trustee Warren as Pro Tem Chair of the meeting. Trustee Warren will Chair the meeting until Pres. Wolter arrives. Motion carried unanimously.

A. Resolution 50-2018, Resolution Authorizing Application to SEWRPC for Sanitary Sewer Service Area Amendment as Approved by Village Board Ordinance 14-2018.

Motion (Zabel/Kaminski) to approve Resolution 50-2018, Resolution Authorizing Application to SEWRPC for Sanitary Sewer Service Area Amendment as Approved by Village Board Ordinance 14-2018. Motion carried unanimously.

B. Resolution 51-2018, Approving the Project Plan and Establishing the Boundaries for and the Creation of Tax Incremental District No. 8, Village of Germantown, Wisconsin.

Administrator Kreklow commented that there are a number of presentations for the board for TID#8. The recommendation from staff is to not take action on the resolution this evening and post pone action to July 2nd.

Motion (Baum/Zabel) to postpone action on Resolution 51-2018 until 7/2/2018. Attorney Sajdak recommended to vote against the motion and then postpone after discussion. Motion failed.

Phil Cosson of Ehlers & Associates presented detail on TID #8. The project plan and boundary were reviewed. This TID is an industrial with a maximum twenty year life. The TID is 224.8 acres with 151.3 by the Zilber Property Group. The initial development is 80 acres. There are phased infrastructure costs to minimize financial risk. Discussion ensued of the speed of the project and jobs. Discussion also ensued of the loan with the County with comparison to the Village borrowing on their own. Phil Cosson commented that borrowing with the County allows them to have skin in the game. Discussion ensued of the calculations for the water items such as a well and water tower and the search for another well.

Chad Novis of Zilber Property Group came to the podium. He had additional renderings of the proposed buildings.

Rick Carpenter of Briggs & Stratton presented slide presentation of the company showing the history and products of the company. This facility will be a distribution center consolidated from other distribution warehouses. He spoke of their Community Involvement. Briggs & Stratton celebrates their 110 birthday this year. The timing of the development is due to their seasonal business needs.

Bill Harlow of Briggs & Stratton commented on their daily operations. Approximately 40 trucks per day. Normal work day is 6 a.m. to midnight, two shifts. There is a possibility of Saturday work during the busy times. Trucks could be idling and waiting for the first shift.

Motion (Zabel/Baum) to postpone action on until 7/2/2018 on Resolution 51-2018, Approving the Project Plan and Establishing the Boundaries for and the Creation of Tax Incremental District No. 8, Village of Germantown, Wisconsin. Motion carried unanimously.

- C. Discussion of Development Agreement Related to the Holy Hill Project. **Motion (Baum/Myers) to convene into closed session at 7:06 p.m. per Wis. Stats. §19.85 (1) (e) For the Purpose of Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session and may convene into open session to take such action as it deems appropriate. The Village Board, Administrator Kreklow, Attorney Sajdak, Plan Director Retzlaff, and Public Works Director Ratayczak. Roll Call Vote Carried.**

ADJOURNMENT: There being no further business, meeting adjourned at 8:30 p.m.

Deanna L. Boldrey
Deanna L. Boldrey, WCMC/CMC
Village Clerk