

**VILLAGE OF LANNON**  
**MINUTES OF THE VILLAGE BOARD MEETING FROM 6/13/22**

1. Call to order. President Sommers called the meeting to order at 7:00 p.m.
2. Pledge of Allegiance was recited.
3. Roll Call: Jensen, Martin, Nellis, Piquette, Reek, Sommers and Yates were present.
4. Statement of Public Notice was confirmed.
5. Discussion and possible action on the reading, correction and approval of the minutes from the 5/09/22 Village Board Meeting. Nellis/Jensen motioned to approve. Motion carried unanimously.
6. Discussion and possible action on the reading, correction and approval of the minutes from the 5/24/22 Special Village Board Meeting. Yates/Martin motioned to approve. Motion carried unanimously.
7. Committee Reports:
  - a. Finance/Personnel – bills for later, ARPA meeting later this week to review grant applications received. End of June is deadline. Link on Website for business and personal applications.
  - b. Legislative - None
  - c. Parks and Recreation/Beautification – Flowers planted out front, working on things at park.
  - d. Public Safety - none
  - e. Public Works/Recycling/Sewer – Starting on the hydrant flushing. 2 bad hydrants. MF will repair. GFL folks here tonight. Weed cutting will start when weather allows. Item 11. Bids for resurfacing village hall and good hope rd. and repair of garage.
  - f. Quarry – none.
8. Department Reports:
  - a. Clerk's Office – I will be out of the office starting at noon tomorrow thru Thursday, Nicole will be available. The drafts of the 2021 financials will be available soon and also working on Utility billing at the end of the month.
  - b. Police Department – Activity summary. Friday at 5:00 p.m. host a town hall meeting to ask questions about strategy, etc.
9. Citizens Comments:

(This is meant for Public Comments on any subject, without any discussion by Board of Trustee members or action, except for possible referral to a governmental body or Village agent).

Jan Schmidt – Dogs allowed in the Park. Many people take dog on bugline, never discouraged in past. They shouldn't have to go in park. There is talk about taking the no dogs signs down. Leave them up to know the ordinance and enforce them. Park is play area so leash is a good idea. Dog bag station, plastic bags, they will be vandalized. There is other areas for dogs to be they shouldn't be allowed in park. Park Employees have to deal with this and are not always present to get information. We have areas for our dogs. Don't want the mess of dogs where my children and grandchildren play. They need to be controlled.

Terri Grennier – She has been coming to the meetings for several years and has witnessed easy meetings, hard meetings and just wants to Thank You as the board members for all you endure. Thanked Hector and Ben for all they have to deal with as well as the Clerk and Police Department.

Jan Schmidt – Not a lot of vandalism and there has been small incidents. Owls have been stolen. The Park Employees watched a woman let her dog poop on dog field and approached owner and she denied it. Graffiti on dumpster and light pole so there is activity again. Bathroom situation summarized from the past. Kids climbing on Metros to get on roof of bathrooms. Moved things around to prevent that. So much dog feces everywhere, it has been on baseball fields, open air shelter area. Her reason for not allowing dogs in park. Poop station, consider where those bags will end up. Picking up poop bags as well.

Mac Krueger – Pulled a building permit for his property three years ago, called Inspector and wanted \$300 for final inspection. Mr. Krueger wants permit fees waived.

Anna Calatola-Robe – last month you made a statement not to put things on the computer bring it to the people who can do something about it. Call the Police Department of speeders and concerns not put on social media. Golf Cart through the subdivision, from park employee, Why are they there? Thank You Chief Bell and all the officers. It is not a Lannon thing, it is everywhere.

Mary Madl – excessive speed and reckless driving around the school and as the population grows, traffic gets busier. They go up Lake St. and down Hemlock to get to Lannon Rd. They are going faster than they should be. She told a car to slow down over the weekend and went faster. Stop Signs, no left turn signs, or removable speed bumps would make them slow down.

Randy Madl – Vine St. agrees with everything his wife said. There has been a lot of consideration as to what would work. Remove speed bumps in winter for plowing. Got flipped off from someone the other day. He is watching out for him and will get plate. Extra traffic. Some people come through every morning.

Jan Schmidt – Lannon and Good Hope Rd. is horrible. 6 cars went through stop sign. Include that one with increased patrol.
10. Discussion and possible action on complaints received about GFL, the Village's Garbage Contractor. Trustee Nellis asked GFL if they had seen the video. We have had a lot of complaints about not picking up, etc. Can you go through what is acceptable? Calendar from 2021 was a little more involved. The 2022 calendar was not as in depth. Reach out to customer service number. Muskego yard serves Lannon. They can give you an idea of what we will

- take and wont take. New drivers we have had problems with. We are trying to fill some positions as well. They have swing drivers who can run the equipment. It should be more streamline for everyone. Are they servicing other areas on the same day? Missing roads and routes seems inexcusable. Construction in lower town, there was some issues where they would not go down roads, etc. Yates personally paid for a dumpster so people could dump their trash for two weeks. Difficult to get workers, we all know that. Customer service issues. House shares driveway with a business. Carts being left in middle of road. If there is high volume calls it gets forwarded to call center. Document who you speak with, date and time, etc. Brenda and Ron have direct number to Donny for problems. Hector questioned the route specifics and log of calls, etc.
11. Discussion and possible action on setting up an Adopt a Highway Program for the Village. Trustee Nellis stated that he had someone that was interested in cleaning up Good Hope Rd. They were working with adopt a highway program, frequency, road, etc. Supply bags, vests, pickup once they are full. Vests up to 4 people and install signs. As a committee we recommend that we put this program in affect based off of Waukesha County program. Village staff will pick up and dump at Village Hall. Reek/Yates motioned to approve to have a program. Motion carried unanimously.
  12. Discussion and possible action on Promoting an officer to Lt. Chief Bell explained that retention is a problem, etc. Lt. Bethia will be interim Chief in Eagle until late fall. Amanda Lang has experience and will fit the program. She is a role model to others. She will continue what Chief and Bethia have been doing. Reek/Nellis motioned to approve the promotion. Motion carried unanimously.
  13. Discussion and possible action to approve hiring a part-time officer. Chief Bell stated many people are going on leaves and officer Bonesteel resigned today. Many have limited availability. Kyle Storman – 14 years in South Milwaukee. Firefighter and EMT experience. Froedtert security and recommended by Steve who use to be Assistant Chief here. Nellis/Yates motioned to hire a part time officer. Motion carried unanimously.
  14. Discussion and possible action on renewing the Connect Communities program. Yates suggests we renew this program, many opportunities within. Martin/Yates motioned to approve. Motion carried unanimously.
  15. Discussion and possible action on approving Pay Application 2 for the Lannon Estates Well Facility. Reek/Piquette motioned to approve Pay application 2. Motion carried unanimously.
  16. Discussion and possible action on Transient Merchant Application for Kris Ratz of 2635 Golf Ave. Racine WI 53404 for Fireworks Sales at 19010 W. Main St. Reek/Piquette motioned to approve the Transient Merchant application for Kris Ratz. Motion carried unanimously.
  17. Discussion and possible action on the approval of Combination “Class B”, Class “B” Retail licenses for the period July 1, 2022 to June 30, 2023, to the following:
    - a. Scott Birkholz of Dobber’s, 20202 W. Good Hope Road
    - b. Michael & Gina Monacelli of Mibb’s & Viv’s, 7300 N. Lannon Road
    - c. Chris Wright of Twelve29, 19967 W. Main St.
    - d. Ruth Seelig & Destiny Castillo of Henny’s Dugout 7273 N Lannon Rd.
 Reek/Nellis motioned to approve the Licenses as stated above. Motion carried unanimously.
  18. Discussion and possible action on the approval of a Combination “Class A”, Class “A” Retail license to Didar Singh of Lannon B P & Quick Mart, 20093 W. Main Street, for the period July 1, 2022 to June 30, 2023. Nellis/Jensen motioned to approve license for Lannon BP. Motion carried unanimously.
  19. Discussion and possible action on the approval of Class “B” licenses for the period July 1, 2022 to June 30, 2023 to the following:
    - a. Milwaukee Beavers Baseball Team at Joecks Park – Lannon Rd.
 Nellis/Martin motioned to approve. Motion carried unanimously.
  20. Discussion and possible action on the approval of Nonalcoholic Beverage licenses for the period July 1, 2022 to June 30, 2023, to the following:
    - a. Scott Birkholz of Dobber’s
    - b. Michael & Gina Monacelli of Mibb’s & Viv’s
    - c. Didar Singh of Lannon B P & Quick Mart
    - d. Chris Wright of Twelve29
    - e. Ruth Seelig of Henny;s Dugout
 Reek/Nellis motioned to approve soda licenses as stated. Motion carried unanimously.
  21. Discussion and possible action on the approval of Amusement Device Licenses for the period July 1, 2022 to June 30, 2023, to the following:
    - a. Scott Birkholz of Dobber’s
    - b. Michael & Gina Monacelli of Mibb’s & Viv’s
    - c. Ruth Seelig of Henny’s Dugout
 Reek/Yates motioned to approve the amusement device licenses. Motion carried unanimously.
  22. Discussion and possible action on the approval of Cigarette Licenses for the period July 1, 2022 to June 30, 2023, to the following:
    - a. Didar Singh of Lannon B P & Quick Mart
    - b. Mahmoud Khaled/Neveen Lulu of Lux Vape
 Yates/Jensen motioned to approve above licenses. Motion carried unanimously.

23. Discussion and possible action on the approval of Operators Licenses for the period July 1, 2022 to June 30, 2023 to the following:
- a. Daniel Birkholz- Dobbers
  - b. Lisa Stoeveken – Dobbers
  - c. Jessica Cresea - Dobbers
  - d.. Benjamin Moore – Lannon BP
  - e. Paresh Soni – Lannon BP
  - f. Tracy Wolfgram – Lannon BP
  - g. Amanda Warner – Lannon BP
  - h. Soni Paresch – Lannon BP
  - i. Ricky Petrowski – Mibb’s & Viv’s
  - J. Tracy Raasch – Mibb’s & Viv’s
  - k. Mike Gildemeister – Mibb’s & Viv’s
  - l. Tera Smith – Mibb’s & Viv’s
  - m. Sandi Scheiber – Mibb’s & Viv’s
  - n. Ricky Gerard – Henny’s Dugout
  - o. Rachel Narr – Henny’s Dugout
- Nellis/Reek motioned to approve the operators as listed. Motion carried unanimously.
24. Discussion and possible action on the approval of Used Auto Dealer Licenses for the period July 1, 2022 to June 30, 2023, to the following:
- a. Allen & Debbie Schlafer of Schlafer Auto Sales, Inc.
  - b. David & Lori Bogie of Bogie Enterprises
  - c. Mahamond Khaled of Luxury Auto.
  - d. Marathek Sulaimanov of Lannon Motors
- Reek/Nellis motioned to approve used auto dealer licenses as stated. Motion carried unanimously. Should be reviewed to be in line with Plan of Operations as well.
25. Discussion and possible action on approval of Resolution for CMAR report on Lannon’s behalf for 2021.  
Yates/Nellis motioned to approve. Motion carried unanimously.
26. Discussion and possible action for Pay Request No. 6 for Contract 1-2021 for PTS Contractors. Ben has reviewed it. Reek/Jensen motioned to approve pay request. Motion carried unanimously.
27. Discussion and possible action for Pay Request No. 6 for Contract 2033 for Mid City Corporation. Ben has reviewed. Nellis/Reek motioned to approve. Motion carried unanimously.
28. Discussion and possible action regarding a certified survey map submitted by Halquist Stone Company, Inc. for LANV0071990, LANV0071988, and LANV007199002 located at approximately 21464 W. Good Hope Rd.  
Engineer Ben Wood summarized the CSM and the situation. This is suitable for approval on condition on any comments be addressed. It will give the Village maximum options with the TIF district since the modification is approaching. Yates/Reek motioned to approve contingent upon any concerns by staff. Motion carried unanimously.
29. Discussion and possible action to amend the Conditional Use Order between the Village of Lannon and Halquist Stone Company, Inc. for the Cawley Farm. Engineer Ben Wood stated that special counsel did not believe that the conditional use needs to be amended based on CSM. No application has been received no action. Yates/Reek motioned to table. Motion carried unanimously.
30. Discussion and possible action to solicit proposals from water leak detection companies to conduct a Village-wide leak detection survey as identified in the USDA-RD contingency project plan. The USDA project plan included this in the application to use contingency funds for specific things. Warranty period from Vinton, to look for minor warranty issues and also that things could be found for the PSC reporting. Permission to work with Yates to solicit proposals for a future board meeting. Reek/Martin motioned to approve soliciting bids for leak detection. Motion carried unanimously. Lannon Estates discussed. We negotiated that we would not give them a break because their water mains are bad. Giving them a break on sewer bill for 3 years so they can fix their leaks. Lannon Estates may be changing ownership? Is that a condition of transfer? What should the Village position be. Everything was recorded at register of deeds so they should be aware of agreement. Proactive caretaker of the system. Recognized it was not the best system and have been doing their best to improve the situation.
31. Discussion and possible action regarding amendment no. 2 to task order 21-01 for Strand Associates, Inc. for services related to private property construction. Engineer Ben Wood summarized the situation. Their services are 15-30 hours a month. \$3,000 to \$5,000 month. Not sure how many more months are needed. End of July for well abandonments. Would ask for direction to keep billing or set another 12,000 to 15,000 to keep going. That is where we are on that contract. These services get paid out of quarry grant fund so it is contingent upon approval from that committee as well. Yates/Reek motioned to extend the allotted time period for the task order to extend and cover warranty period for water expansion activities and for additional expenses not to exceed 25,000 over said period. Motion carried unanimously.
32. Discussion and possible action regarding opening and contract award for Contract 2-2022 Custer Lane Reconstruction. Engineer Ben Wood stated that the rebid was successful. Vinton was the low bid. 1.7, 1.8 and 1.9 respectively. This is a TID 1 project plan. Ehlers was comfortable with this action and can award to Vinton Construction. Nellis/Martin motioned to accept the Vinton bid for the project. Motion carried unanimously.

33. Discussion and possible action regarding amendment to Strand Associates, Inc. Task Order 21-03 Custer Lane Reconstruction to include re-bidding and construction related services. Contract goes through design and bid. New task order would follow through the duration of the project. We changed final completion date to august 2023. It will depend on how the contractor approaches the schedule. Time and expense contract, only bill for those services necessary throughout the project. Nellis/Reek motioned to approve task order amendment. Motion carried unanimously.
34. Discussion and possible action on sale of Village owned lot on Good Hope Rd. President Sommers stated that the market is up there now and we could sell and list now or hold as our rainy day fund. Our Assessor does not want to be involved with appraisal, do we need appraisal. List and sell. Fair market value. Same size as whispering ridge lots. Realtor takes the responsibility out of the Village's hands. How much is it worth. Private appraisal and go from there. Commission rates vary from realtors. Realtors can suggest values. Legal access issue on this property. Village does have access, does anything else need to be done before it is listed. We don't want to incur costs but sell as is. There was no evidence when accusations were made but no investigation was made. Yates/Reek motioned to Solicit fair market value bids from no less than 3 license real estate professionals as to the value of the property and proposed commission schedule to list property on behalf of village and discuss in closed session in future. Motion carried unanimously.
35. Discussion and possible action on Cell Tower agreement amendment. Attorney de la Mora stated that location is important, the industry has changed and the lease agreements are up for negotiations. They hire a third party negotiator to change the options. Long term agreement and renewable every five years. Reduction is more valuable for them because of inflation. Designate a committee to discuss and negotiate the deal, what, when, why, etc. Yates/Nellis motioned to task finance & personnel committee to look at lease and negotiate with the company and bring it back to the board. Motion carried unanimously.
36. Discussion and possible action on the payment of bills. Reek/Jensen motioned to pay bills. Motion carried unanimously.
37. Engineer's Report. Engineer Ben Wood checked in with Sussex. They still have some interest and questions. The WI Dot infrastructure applications were due. We submitted for Good Hope Rd. We will know more in July. DOT has a lot of funding available for transportation studies, etc. Hamilton School District gets qualification for busing for grants because of the lack of sidewalks, etc. Money is available for other projects. TID plan amendments, meetings July 11<sup>th</sup> or the 6<sup>th</sup>. One hour for 3 meetings. Special meeting is an option as well. Vinton water main project. August 26<sup>th</sup> for restoration completion date.
38. Attorney's Report. Garbage people complaints. There have been a lot of waste issues. Most companies do not make a lot of money on residential contracts. They have changed collection options, etc. Faster and more economical. Don't have manpower to do it.
39. President's Report. More community involvement with residents coming to the meetings. Get things going down the proper channels. Garbage goes to Ron, Isak handles water concerns. A lot of people have gotten a lot done and people are working together and getting stuff done.
40. Adjournment. Reek/Jensen motioned to adjourn at 9:22 p.m. Motion carried unanimously.

July 7, 2022  
Respectfully submitted,  
Brenda Klemmer  
Village of Lannon Clerk/Treasurer