

VILLAGE BOARD MEETING – MAY 22, 2024

The Village of Raymond held a special closed session prior to the regular Village Board meeting on Wednesday, May 22nd. The meeting was called to order at 7:01 p.m.

Roll call was taken: Present were President Kari Morgan, Trustees Doug Schwartz, Mike Thelen, Bill Wilson and Keith Kastenson. Also present was Village Clerk/Administrator Barbara Hill.

Move to Closed Session pursuant to State Statute 19.85(1)(c) Considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility: Personnel matters related to DPW employee(s) and potential action related to same.

Made on a Thelen/Schwartz motion. Motion carried 5-0.

Return to open session on a Schwartz/Wilson Motion. Motion carried 5-0.

After returning from open session, Trustee Thelen made a motion to demote DPW Foreman Todd Kastenson. There was no second, and so the motion failed.

Trustee Schwartz made a motion to terminate the employment of DPW Foreman Todd Kastenson. Trustee Wilson seconded the motion. The motion carried with 3 ayes, 1 no and 1 recusal from Trustee Kastenson.

The Village Board then reconvened in the large meeting hall and held Public Hearings:

1. For the Love of Flowers Farm, LLC, 12114 W 5 Mile Rd., Franksville, WI 53126: Consideration and possible action on a request for a conditional use permit for a Home Based Agricultural Related Business for you-pick cut flower farm business (Property owner: Joseph Datka and Kelly Datka) and approval of the associated site plan, and plan of operation permit. Property is currently zoned as A-2. Tax Parcel No. 168-04-21-18-013-000.
No comments. The Public Hearing was closed.
2. Maric Investments, LLC, 10416 West Whitnall Edge Ct. #202, Franklin, WI 53132: Consideration and possible action on a request to rezone the property on 27th Street bearing Tax Parcel No. 168-04-21-01-005-000 from M-3 Heavy Industrial District and B-3 Commercial Service District to B-5 Highway Business District (Property owner: Maric Investments, LLC).
No comments. The Public Hearing was closed.
3. Maric Investments, LLC, 10416 West Whitnall Edge Ct. #202, Franklin, WI 53132: Consideration and possible action on a request for a conditional use permit for Maric Investments, LLC to allow commercial uses including as a transportation hub at 405 27th Street (Property owner: Maric Investments, LLC) and approval of the associated site plan, and plan of operation. Tax Parcel No. 168-04-21-01-005-000.
No comments. The Public Hearing was closed.
4. Consideration and possible action on a request for an amendment to the conditional use permit for Musafar Group, LLC to allow a substantial building expansion at 3039 27th Street (Property owner: Musafar Group, LLC) and approval of the associated site plan, and plan of operation. Tax Parcel No. 168-04-21-12-038-030.
No comments. The Public Hearing was closed.

TREASURER'S REPORT

Village of Raymond Treasurer's Report

April 1 - April 30, 2024

Community State Bank - General Checking		
Beginning Balance		\$87,206.57
Deposits:	165,662.00	
Disbursements:	145,565.26	
ENDING BALANCE:		\$107,303.31

OTHER ACCOUNTS:

UNRESTRICTED

Community State Bank - Money Market	24,566.18	
State LGIP Fund - Tax Investment	1,655,612.01	
TOTAL UNRESTRICTED SAVINGS		1,680,178.19
TOTAL UNRESTRICTED FUNDS		1,787,481.50

RESTRICTED

Community State Bank - Bond Escrow	134,582.36	
Community State Bank Storm Water Utility	4,774.50	
Community State Bank Cemetery Fund	17,055.56	
Community State Bank Perpetual Care Fund	9,903.26	
State LGIP Funds - Bond Escrow	65,651.72	
State LGIP Funds - Cemetery	65,632.53	
State LGIP Funds - Equipment Reserve	123,976.73	
State LGIP Funds - Land Reserve	26,477.45	
State LGIP Funds - Raymond SWUD	229,361.73	
State LGIP Funds - Fireworks Bonds	11,558.33	
State LGIP Funds - Fire & Rescue Equip Reserve	356.37	
State LGIP Funds - ARPA	4,663.73	
TOTAL RESTRICTED FUNDS		693,994.27

ALL VILLAGE BANK ACCOUNTS

\$ 2,481,475.77

APPROVED AS PRESENTED ON A SCHWARTZ/WILSON MOTION. MOTION CARRIED 5-0.

BILLS PAID FROM: April 22 – May 21, 2024; Village = \$128,115.63; Storm Water Utility District = \$0.

APPROVED ON A THELEN/KASTENSON MOTION. MOTION CARRIED 5-0.

MINUTES FROM PREVIOUS MEETINGS OF: April 22 and May 13, 2024.

APPROVED ON WILSON/THELEN AND THELEN/SCHWARTZ MOTIONS, RESPECTIVELY. MOTIONS BOTH CARRIED 5-0.

SET AGENDA - No changes

SHERIFF'S REPORT - Written report was provided.

PUBLIC COMMENT

Dorrae Moonen asked about the Combination Class B liquor licenses and whether the ordinance from June of 2023 was checked against the list. She was told yes.

Karen Kastenson provided a written statement to be added to the meeting packet and stated that agenda item 8 under Village business was related to her, and alleged that the Deputy Clerk was an exempt employee and therefore should not go over the budgeted salary amount, and also that the legal fees going over budget were not due to her record requests.

FIRE DEPARTMENT REPORT - There was a written report provided. Chief Smith stated there is a new department member this month. There will be a meeting with Keller Thursday regarding the needs assessment study, and Chief Smith requested that later in the year the board could discuss staffing needs for the department for next year.

STORMWATER UPDATES – Trustee Schwartz stated that at the meeting Monday, representatives from SRI were present, and the company now has a licensee for spraying. They were choosing an area for test spraying and would move forward from there.

PLAN COMMISSION BUSINESS:

1. Charles Hardy, 223 108th Street, Franksville, WI, 53126: Consideration and possible action on a request for a conditional use permit for C. Hardy and Sons Contracting to allow storage and maintenance of construction equipment and vehicles, including landscaping vehicles and equipment on the property at 223 108th Street and approval of the associated site plan, and plan of operation. Tax Parcel No. 168-04-21-06-005-000.
Item was tabled at the last meeting. Motion to move off the table on a Schwartz/Thelen motion. Motion carried 5-0.
Plan Commission approved with all trucking on 8 Mile west. Concerns were expressed about materials and trucks outside in a residential area, stating it should not look like a construction yard. Motion to approve on a Schwartz/Kastenson motion. Motion carried 5-0.
2. For the Love of Flowers Farm, LLC, 12114 W 5 Mile Rd., Franksville, WI 53126: Consideration and possible action on a request for a conditional use permit for a Home Based Agricultural Related Business for you-pick cut flower farm business (Property owner: Joseph Datka and Kelly Datka) and approval of the associated site plan, and plan of operation permit. Property is currently zoned as A-2. Tax Parcel No. 168-04-21-18-013-000.
Plan Commission approved with Planner's comments. Motion to approve with Planner's recommendations on a Thelen/Wilson motion. Motion carried 5-0.
3. Maric Investments, LLC, 10416 West Whitnall Edge Ct. #202, Franklin, WI 53132: Consideration and possible action on a request to rezone the property on 27th Street bearing Tax Parcel No. 168-04-21-01-005-000 from M-3 Heavy Industrial District and B-3 Commercial Service District to B-5 Highway Business District (Property owner: Maric Investments, LLC).

Plan Commission approved the rezoning. Motion to approve on a Thelen/Schwartz motion. Motion carried 5-0.

4. Maric Investments, LLC, 10416 West Whitnall Edge Ct. #202, Franklin, WI 53132: Consideration and possible action on a request for a conditional use permit for Maric Investments, LLC to allow commercial uses including as a transportation hub at 405 27th Street (Property owner: Maric Investments, LLC) and approval of the associated site plan, and plan of operation. Tax Parcel No. 168-04-21-01-005-000.

Plan Commission approved with Planner's recommendations and landscaping along the north and south property lines for aesthetics. Still needs approval from Caledonia, who are waiting to hear Raymond's decision. Trustee Thelen stated that all vehicles on the property should be road-worthy and licensed with no storage of junk vehicles, and that language should be added to the conditional use permit stating the same.

Motion to approve with Plan Commission recommendations and Trustee Thelen's recommendations on a Kastenson/Schwartz motion. Motion carried 5-0.

5. Consideration and possible action on a request for an amendment to the conditional use permit for Musafar Group, LLC to allow a substantial building expansion at 3039 27th Street (Property owner: Musafar Group, LLC) and approval of the associated site plan, and plan of operation. Tax Parcel No. 168-04-21-12-038-030.

Plan Commission approved with Planner's comments. There was a question about a change in stormwater runoff, and it was determined that there is no expansion of the impervious surfaces with the proposal.

Motion to approve with Planner's recommendations on a Thelen/Kastenson motion. Motion carried 5-0.

6. Michels Road & Stone, Inc., of 817 Main St., Brownsville, WI, 53006: Consideration of a request for a soil (land) disturbance for 10,000 s.f. to 1 acre on property located at 1069 76th St. (Property owner: Laura Lee Morgan and Terra Jane Moran). Tax Parcel No 168-04-21-10-034-004.

Plan commission approved subject to Planner's comments.

Motion to approved on a Kastenson/Wilson motion. Motion carried 5-0.

7. Bower Design and Construction, of 1818 S. Colony Ave., Union Grove, WI 53182; Consideration of a request for a soil (land) disturbance of 10,000 s.f. to 1 acre on property located at 8702 W 7 Mile Road (Property owner: Carl R Richards and Becci A Richards). Tax parcel No 168-04-21-04-027-000.

Plan Commission approved with no additional comments. Question was asked whether dirt would be brought in to the site, and it was stated that it would mostly come from re-grading the site. Two ag buildings had been torn down and there would be a lot of re-grading.

Motion to approve on a Thelen/Schwartz motion with Plan Commission recommendations. Motion carried 5-0.

8. Discussion and input related to a future amendment of the hours of operation approved as a conditional use for Brian's Express, located on the south side of 7 Mile Road just west of 27th Street (Tax Parcel No. 168-04-21-12-009-000). This item was acted on and approved at the March 5, 2024 Village Board meeting.

The applicant stated he was ok with the agreed upon hours of 7-5 M-F and 7-3 Saturday, but questioned whether he had access to the site 24/7 for maintenance, snow removal, etc. He stated that occasionally a truck might need to come in after hours. The board stated that if it was very seldom and not a regular pattern it was probably ok, but that if it was a consistent

issue and the neighbors were complaining about trucks regularly coming and going after hours the conditions of the permit would need to be revisited. It was also stated that truck drivers generally know that they need to plan to arrive with hours of operation of a business and they should be able to plan accordingly.

9. Miscellaneous Zoning Administrator updates. Written report was provided of permits and complaints being worked on. Jeff Muenkel stated there are currently quite a few complaints being worked on.

VILLAGE BOARD BUSINESS:

1. Discussion/Decision regarding Ehlers Public Finance Advisors' proposal for TIF District Feasibility and Creation Study for \$17,000 as a flat base fee;
Jon Cameron introduced the three-phase study. He was asked about the time frame, and stated they could potentially bring information to the Board at the August meeting. Motion to approve for \$17,000 on a Schwartz/Wilson motion. Motion carried 5-0.
2. Discussion/Decision regarding 2024 Road Paving Bid for 108th St;
After discussion regarding possible options with the alternates, and the need for some of the road budget to be used to repair 3 Mile Road and for other smaller projects, the Board directed the Village Clerk/Administrator to talk to Engineering about a bid for the 3 Mile Road repairs before deciding. Motion to table until the June meeting on a Schwartz/Wilson motion. Motion carried 5-0.
3. Discussion/Decision regarding adopting Resolution 2024-5-22 to Revise the EMS Billing Fees for Raymond Fire & Rescue Department and to Amend the 2024 Village of Raymond Fee Schedule;
Motion to raise the rates to match Union Grove on a Schwartz/Thelen motion. Motion carried 5-0.
4. Discussion/Decision regarding picnic license for RCBO 3rd & 4th Fest;
Motion to approve on a Thelen/Wilson motion. Motion carried 5-0.
5. Discussion/Decision regarding fireworks permit for RCBO 3rd & 4th Fest;
Motion to approve on a Schwartz/Thelen motion. Motion carried 5-0.
6. Discussion/Decision regarding RCBO request for funding assistance with the possibility of increasing the firework possessor permit fees and donating the increase to RCBO;
The Board had been told in the past there were limits to the Firework fees, but agreed they were open to the possibility, and directed the Clerk/Administrator to look into it with advice from the Village Attorney. No motion was made.
7. Discussion/Decision regarding donation to RCBO for the 3rd & 4th Fest, with \$1,000 budgeted for the same;
Motion to donate \$1,000 on a Schwartz/Wilson motion. Motion carried 5-0.
8. Discussion/Decision regarding the probability of Deputy Clerk wages exceeding budgeted amount due to large number of open record requests (30 requests from one individual, currently being received daily), as well as increased attorney fees to ensure appropriate responses;
Clerk/Administrator Hill stated this was currently informational with the likelihood that it would not be a large amount over budget. President Morgan requested that the board be kept information. No motion was made.

9. Discussion/Decision regarding approval of Liquor Licenses contingent upon payment of license fees and any delinquent taxes, assessments, claims, etc. as per Village Ordinance;
For the Class B licenses, the Board was informed that Winchester Gun Club currently has an outstanding citation and also owes property taxes.
Motion to approve all Class B Combination licenses, except for Winchester Gun Club on a Schwartz/Wilson motion. Motion carried 5-0.
For the Class A licenses, there were no issues with overdue taxes or fees.
Motion to approve the Class A licenses, on a Thelen/Kastenson motion. Motion carried 5-0.

CLASS B COMBINATION LICENSES

Winchester Gun Club, 3109 Hwy. 41, Franksville, WI 53126

Agent: Victor Joerndt

Lolly's, 4223 Hwy. K, Franksville, WI 53126

Agent: David S. Bohn, Jr

JRobinson Lady Luck, LLC (Trade Name: Lady Luck) 2650 Thelen Court, Caledonia, WI 53108

Agent(s): Jamie A. Robinson

Kneeland Corners, Inc. (Trade Name: Corner Bar & Grill), 1108 76th Street, Caledonia, WI 53108

Agent: Mary Ellen Ladwig

7 Mile Fair, Inc., 2720 W. 7 Mile Rd., Caledonia, WI 53108

Agent: Scott T. Niles

West Allis Bowmen, Inc., 11601 CTH Hwy. G, Franksville, WI 53126

Agent: Deborah Venne

Pina Cocina, 1558 124th St, Franksville, WI 53126

Agent: Sandra Madrigal

CLASS A COMBINATION LICENSES

Phantom Fireworks Showrooms, LLC, 2086-27th Street, Caledonia, WI 53108

Agent: Ryley Harlow

Racine Fireside Corporation (Trade Name: Xtreme Fireworks)

2720 W. 5 Mile Rd., Caledonia, WI 53108

Agent: Jean Pignotti

10. Discussion/Decision regarding Bartender Licenses. Record checks are complete:
Question whether the record checks were all ok, with an answer of yes.
Motion to approve on a Kastenson/Schwartz motion. Motion carried 5-0.

Julie Baker
Lee Woelbing
Mark Venne
Karri Bohn
Robert Murphy

Stacey Ryshkus
Terry Gifford
Marissa Jopek
Michael Pauers
David Pier

Dawn Fonk
Timothy Paisley
Joey Hmielewski
Jaqueline Sommerfelt
Kenia Flores

Reyna Castillo
Nancy Gresk
Debra Writz
Carolyn Golpe

Jason Kofoed
Amy Mast
Jayden Lee

Michele Hittman
Annette Kodaski
Sarah Erickson Gomez

ANNOUNCEMENTS

Village Hall closed for Memorial Day – remember what the day is for.
WisDOT meeting at Village Hall Tuesday, May 18 at 5 pm RE 7 Mile Rd Roundabout.
Electronics recycling box moved to north parking lot near tennis courts.

ADJOURN

Motion to adjourn on a Schwartz/Thelen motion. Motion carried 5-0. Meeting adjourned at 8:59 pm.

**Respectfully submitted,
Barbara J Hill
Village Clerk/Administrator
Village of Raymond**