

**CITY OF HARTFORD
COMMON COUNCIL
April 19, 2016**

The Common Council of the City of Hartford, Washington and Dodge Counties, Wisconsin, met for its organizational meeting on Tuesday, April 19, 2016, 7:00 p.m., in the Common Council Chambers of Hartford City Hall, 109 North Main Street, Mayor Timothy Michalak presiding.

PLEDGE OF ALLEGIANCE

Mayor Michalak led the Common Council in the Pledge of Allegiance.

ROLL CALL

The Mayor and all Alderpersons were present.

OATH OF OFFICE

City Clerk Lori Hetzel administered the oath of office to Mayor Michalak and Alderpersons Kohler, Rusniak, and Mixon.

**NOMINATION AND ELECTION
OF COUNCIL PRESIDENT**

Mayor Michalak called for nominations for Council President. Alderperson Mixon nominated Alderperson Wintringer. Alderperson Rusniak nominated Alderperson Hegy. There were no other nominations. On a roll call vote, Alderperson Wintringer was elected to serve as Council President on a 5 to 3 vote.

**MAYOR'S APPOINTMENTS TO BOARDS, COMMISSIONS,
COMMITTEES AND STANDING COMMITTEES**

Pursuant to the authority vested in him by the Municipal Code, Mayor Michalak made appointments to Boards, Commissions, Committees, and Standing Committees.

MOTION by Alderperson Randolph, and seconded by Alderperson Kohler approving the mayoral appointments to Boards, Commissions, and Committees. MOTION CARRIED UNANIMOUSLY.

UNANIMOUS CONSENT AGENDA

MOTION by Alderperson Kohler, and seconded by Alderperson Meyer approving the Common Council minutes of March 22, 2016. MOTION CARRIED UNANIMOUSLY.

COMMON COUNCIL (4/19/2016)

COMMUNICATIONS

City Clerk Lori Hetzel provided information on the procedure for filling the vacant First District Alderperson position as a result of Timothy Michalak being elected to the position of Mayor.

APPEARANCES / CITIZENS COMMENTS

Mark McCune, 2466 Lough Lane, appeared and addressed some of the issues that were brought up by some residents of the Red Oak Country Estates Subdivision at the public hearing on March 22, 2016 for the Lepien Farmland annexation.

ALDERMANIC REQUESTS

Alderperson Wintringer thanked those who voted for him as Council President, noting that he will continue to work with everyone. The alderpersons congratulated Mayor Michalak on his election, and Alderperson Wintringer as Council President. Alderperson Hegy commented on the recent Mid-Moraine Legislative Committee meeting.

PUBLIC HEARING "A"

Rezoning for the Lepien Farmland Annexation STH 83

Mayor Michalak declared the public hearing open at 7:17 p.m. The notice of public hearing as published in the 4/1/2016 and 4/8/2016 Daily News, and as mailed to 22 affected property owners, was read by City Clerk Lori Hetzel.

The property was assigned temporary zonings of Rs-4 Single Family Residential District and Rm-3 Multi Family Residential District at the annexation approved by the Common Council on March 22, 2016. The area requested to be rezoned to Rs-4 Single Family Residential District is located at the northwest corner of the annexed area. The area requested to be rezoned to Rm-3 Multi Family Residential District comprises the remaining portion of the annexed area. The property meets the area and minimum width requirements for both Rs-4 and Rm-3. The City will continue to work with the developer to maintain setback and other zoning requirements upon development and buildout.

Under appearances for, Mark McCune, 2466 Lough Lane, appeared in favor of the rezoning. He spoke about the proposed development, noting that he believes the development will be a good addition for the community. Under appearances against, Matthew Whitaker, 530 Firefly Trail, and Dennis Batchelet, 1534 Red Oak Drive, both appeared against the multi-family development.

City Planner Drew responded to alderperson questions relating to the proposed rezoning and development. Several alderpersons spoke about the proposed development, and the need to have additional rental properties available for those who choose to rent. There being no further discussion, Mayor Michalak declared the public hearing closed at 7:50 p.m.

COMMON COUNCIL (4/19/2016)

Ordinance No. 1350

**AN ORDINANCE AMENDING THE ZONING
MAP, A PART OF ORDINANCE 278**

MOTION by Alderperson Randolph, and seconded by Alderperson Hegy to suspend the rules for immediate consideration of proposed Ordinance 1350. MOTION CARRIED UNANIMOUSLY.

MOTION by Alderperson Mixon, and seconded by Alderperson Rusniak for the adoption of proposed Ordinance 1350. MOTION CARRIED UNANIMOUSLY.

**PUBLIC HEARING "B"
Height Restrictions in the
Manufacturing/Industrial Districts**

Mayor Michalak declared the public hearing open at 7:51 p.m. The notice of public hearing as published in the 4/1/2016 and 4/8/2016 Daily News was read by City Clerk Lori Hetzel.

The M-1 and M-4 Districts currently allow a height of 45 feet; the M-2 and M-3 Districts a height of 35 feet. After review and discussion, staff believes that greater structure heights can safely be allowed in the City's industrial districts. The primary constraint appears to be the height allowed by water pressure, which varies widely within the industrial areas. Writing code to address the water pressure study would be difficult, and staff is reluctant to incorporate a study map that will change. As a result, staff recommends that the base heights allowed in the industrial districts remain the same. However, staff recommends allowing buildings taller than that allowed by Code, as a conditional use after review by the Plan Commission. This would allow the City to make decisions on building heights in industrial areas based upon building height water pressure studies, the proximity of residential properties, the heights of surrounding buildings, and the proximity of fire hydrants.

There were no appearances for, nor any against the proposed amendment pertaining to height restrictions in the Manufacturing/Industrial Districts. City Planner Drew responded to alderperson questions relating to the proposed amendment for building heights. Several alderpersons spoke in favor of the proposal. There being no further discussion, Mayor Michalak declared the public hearing closed at 8:01 p.m.

Ordinance No. 1351

**AN ORDINANCE AMENDING SECTIONS 13.0320, 13.0321,
13.0322 AND 13.0323 OF THE MUNICIPAL CODE
RELATING TO BUILDING HEIGHTS IN INDUSTRIAL DISTRICTS**

COMMON COUNCIL (4/19/2016)

MOTION by Alderperson Randolph, and seconded by Alderperson Meyer to suspend the rules for immediate consideration of proposed Ordinance 1351. MOTION CARRIED UNANIMOUSLY.

MOTION by Alderperson Wintringer, and seconded by Alderperson Mixon for the adoption of proposed Ordinance 1351. MOTION CARRIED UNANIMOUSLY.

STANDING COMMITTEE REPORTS

Finance & Personnel Committee

MOTION by Alderperson Wintringer, and seconded by Alderperson Meyer approving the following license: (bartender) Jessica Helmer. MOTION CARRIED UNANIMOUSLY.

RESOLUTIONS

Resolution No. 3449

A RESOLUTION APPROVING A CERTIFIED SURVEY MAP
FOR A PROPERTY LOCATED IN THE CITY OF HARTFORD
Lot 16 and Outlot 4 of Red Oak Country Estates
Subdivision and Land in the Northwest Quarter of Section 33

The single-family residential portion of the Certified Survey Map consists of three lots (Lots 2, 3 and 4), which encompass Lot 16 and Outlot 4 of Red Oak Subdivision, plus a portion of the recently-annexed property. The multi-family residential portion of the Certified Survey Map (Lot 1 plus roadway dedication) is comprised of the rest of the annexed area.

Alderperson Hegy noted that he would be voting no because the proposed development will include some private streets, which he does not support.

MOTION by Alderperson Wintringer, and seconded by Alderperson Mixon for the adoption of proposed Resolution 3449. MOTION CARRIED. (Alderperson Hegy voted no)

ADJOURNMENT

MOTION by Alderperson Mixon, and seconded by Alderperson Randolph for adjournment at 8:15 p.m. MOTION CARRIED UNANIMOUSLY.

Respectfully submitted,
Lori Hetzel, City Clerk

LH:pb
CCAPR19.16
Compiled by Pat Borlen, Deputy Clerk