

Village of West Salem
Regular Meeting
September 17, 2024

Regular meeting called to order at 7:00 p.m. by Village President Scott Schumacher. Trustees present: Anderson, Hennessey, Lautz, Leicht, and Twining. Excused: Curtis. Also present: Public Works Director Loren Schwier, Police Chief Scott Alo, Village Attorney Bryant Klos, Village Administrator Teresa DeLong, and Village Clerk/Treasurer Ashley Bohl.

Minutes

Motion by Trustee Twining, seconded by Trustee Leicht to approve the minutes of the September 3, 2024, regular meeting as written. Roll call vote: Unanimous aye. Motion approved.

Claims

Claims were presented for payment totaling \$720,692.86.

Motion by Trustee Leicht, seconded by Trustee Anderson to approve the payment of all claims as listed. Roll call vote: Unanimous aye. Motion approved.

Special Event Application

Motion by Trustee Leicht, seconded by Trustee Lautz to approve the Special Event Application submitted by West Salem High School to hold the annual Homecoming Parade on Friday, September 27, 2024, beginning at 2:00 p.m., utilizing Mill Street and Lewis Street as a starting point and continuing onto North Leonard to South Leonard, ending at Elm Street. Roll call vote: Unanimous aye. Motion approved.

Ordinance No. 532

Motion by Trustee Hennessey, seconded by Trustee Anderson to schedule a public hearing for Ordinance No. 532 – Amend Chapter 2 of the Village of West Salem Code of Ordinances to Prohibit Camping on Village-owned Property on October 1, 2024 at 6:55 p.m. Roll call vote: Unanimous aye. Motion approved.

Planning Commission Public Hearing and Meeting

President Schumacher reported on the September 5, 2024 Planning Commission public hearing and meeting. The public hearing concerned a Conditional Use Permit application filed by JSD, Inc. on behalf of Coulee Region Christian School Association, LLC, to construct a gymnasium addition and site improvements, to include parking lots expansions, soccer field construction and stormwater management improvements at 701 Industrial Drive. Jared Heesch, 441 Maple Street, addressed the Commission and thanked them for all of the work that they do. Mr. Heesch feels the addition is a huge benefit for students, families and the Village as a whole and he also feels the success of the Features Fieldhouse proves the need for more gymnasium space. Justin Wise, N5803 Hauser Road, feels the facilities are a great addition and will assist families and students, as well as accommodating sports events.

The Commission reviewed for recommendation to the Village Board proposed Conditional Use Permit No. 66, which would allow Coulee Region Christian School to construct a gymnasium addition and site improvements, to include parking lot expansions, soccer

field construction and stormwater management improvement at 701 Industrial Drive. The following conditions must be incorporated into a Real Estate Declarations of Covenants, Conditions and Deed Restrictions:

- 1) Restricts all of the land to only be used for school purposes and no other purpose.
- 2) The existing footprint of the building located on the property as of April 2023 shall not be expanded and no other outbuildings may be constructed without this conditional use permit being amended, except the building of a 21,500 square foot gymnasium addition as set forth in JSD plans created for Brickl Bros., Inc. as depicted on Exhibit D.
- 3) The west driveway from the property onto Industrial Drive as depicted on Exhibit "C" has been close and removed and a new driveway onto Industrial Drive has been created east of the current remaining driveway in the area where the X is found. The property shall have no more than these new two (2) driveways onto Industrial Drive.
- 4) The use of the building and grounds shall be restricted primarily to private school grades 7 through 12.
- 5) All signs on the property must comply with the Village sign ordinance.
- 6) All outdoor recreation/sport fields must be fenced and located as depicted on Exhibit "D".
- 7) Additional pavement for parking and other amenities may be installed as depicted on Exhibit "D".
- 8) No building permit shall be issued until Exhibit "B" is recorded.

Motion by President Schumacher, seconded by Trustee Twining to approve the Planning Commission public hearing and meeting minutes as presented.

Motion by Trustee Lautz, seconded by Trustee Anderson to approve Conditional Use Permit No. 66. Roll call vote: Unanimous aye. Motion approved.

Public Works Director Loren Schwier reported that our current Wastewater Treatment Plant Operator has accepted a position with the City of Columbus and his last day will be in three weeks. Mr. Schwier is determining if the back-up operator would be interested in taking on the position or whether or not we will need to advertise the position.

Parks and Recreation Director Tony DeGaetano reported that flag football and volleyball are in full-swing and that flag football has over 57 teams this year. Basketball and wrestling club currently are open for registration.

Police Chief Scott Alo reported that he is currently working on the budget, has clarified the Axon contract questions, is looking into the sale of T7 tasers to other local departments, and is working on standard policies and standard operating procedures for his department. Chief Alo also advised the board that a couple of the squads are having issues and that new ones will need to be purchased in the near future.

Motion by Trustee Twining, seconded by Trustee Hennessey to convene in closed session at 7:18 p.m. pursuant to Wis. Stat. Sec. 19.85(1)(e) for the purpose of deliberating or negotiating the purchase of public properties, investment of public funds, and transfers of public properties, to-wit: real estate development agreement. Roll call vote: Unanimous aye. Motion approved.

Motion by Trustee Leicht, seconded by Trustee Andreson to reconvene in open session at 7:52 p.m. Motion approved by voice vote.

Motion by Trustee Lautz, seconded by Trustee Hennessey to adjourn the meeting at 7:53 p.m. Approved by voice vote.

Ashley M. Bohl, Clerk/Treasurer