

Village of West Salem  
Regular Meeting  
August 4, 2025

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

Public Comment

Ken Garbers, Garland Street, spoke before the Board concerning e-bikes being ridden on sidewalks and not the street. There have been a few instances where he has almost hit a rider. Mr. Garbers also advised the Board of an inconvenience while renting the Lion's Shelter. There was a baseball tournament the same day and parking was very minimal.

Minutes

Motion by Trustee Anderson, seconded by Trustee Twining to approve the minutes of the July 15, 2025, regular meeting as presented. Roll call vote: Unanimous aye. Motion approved.

Claims

Claims were presented for payment totaling \$129,557.91.

Motion by Trustee Leicht, seconded by Trustee Hennessey to approve all claims as presented. Roll call vote: Unanimous aye. Motion approved.

Ordinance No. 540

Motion by Trustee Leicht, seconded by Trustee Anderson to approve adoption of Ordinance No. 540 – Amend Chapter 1 of the Village of West Salem Code of Ordinances to Revise Authority Granted to Municipal Court Judge as presented. Roll call vote: Unanimous aye. Motion approved.

Social Media Content Policy

Motion by Trustee Hennessey, seconded by Trustee Anderson to approve the Social Media Content Policy as presented. Roll call vote: Unanimous aye. Motion approved.

Amendment to Offer to Purchase

Motion by Trustee Lautz, seconded by Trustee Twining to approve the Amendment to Offer to Purchase between the Village of West Salem and Riverland Investments, LLC to purchase 1400 Crestwood Avenue and 119 Greenfield Lane, to extend the closing date from August 1, 2025, to November 3, 2025. Roll call vote: Unanimous aye. Motion approved.

Law Enforcement Committee

Trustee Lautz reported on the July 15, 2025, Law Enforcement Committee meeting minutes. The purpose of the meeting was to review for recommendation to Village Board, a Special Permit Application to Exceed Pet Limit submitted by Scott Alo, whom presently

keeps a spayed Mini Golden Doodle, a spayed Mini Labradoodle, and wishes to adopt a Micro Goldendoodle. There was no one present to speak for or against the request. A Special Permit Application to Exceed Pet Limit submitted by Nicole, Alex, and Matilda Vidal, who presently keep one spayed Great Dane, and one neutered Great Dane, to adopt a new puppy, was then reviewed for recommendation to Village Board. There was no one present to speak for or against the request. A Special Permit to Own, Keep, or Harbor Chickens, submitted by Johnathan and Brooke Murphy, was reviewed for recommendation to Village Board. There was no one present to speak for or against the request. A Special Permit to Own, Keep, or Harbor Chickens, submitted by Molly Betts, was reviewed for recommendation to Village Board. Positive correspondence was received from a neighbor. The Committee recommended approval of Special Permits to Exceed Pet limits submitted by Scott Alo and Nicole, Alex, and Matilda Vidal. The Committee also recommended approval of Special Permits to Own, Keep, or Harbor Chickens submitted by Johnathan and Brooke Murphy and Molly Betts.

Motion by Trustee Lautz, seconded by Trustee Hennessey to approve the Law Enforcement Committee meeting minutes of July 15, 2025, as presented. Roll call vote: Unanimous aye. Motion approved.

Motion by Trustee Twining, seconded by Trustee Curtis to approve the Application to Exceed Pet Limit submitted by Scott Alo. Roll call vote: Unanimous aye. Motion approved.

Motion by Trustee, seconded by Trustee to approve the Application to Exceed Pet Limit submitted by Nicole, Alex, and Matilda Vidal. Roll call vote: Unanimous aye. Motion approved.

Motion by Trustee Curtis, seconded by Trustee Lautz to approve the issuance of a permit to Own, Keep, or Harbor Chickens to Johnathan and Brooke Murphy. Roll call vote: Anderson, Curtis, Hennessey, Leicht, Schumacher, Twining – aye; Lautz – abstain. Motion approved.

Motion by Trustee Curtis, seconded by Trustee Hennessey to approve the issuance of a permit to Own, Keep, or Harbor Chickens to Molly Betts. Roll call vote: Anderson, Curtis, Hennessey, Leicht, Schumacher, Twining – aye; Lautz – abstain. Motion approved.

#### Planning Commission

President Schumacher reported on the July 16, 2025, Planning Commission meeting minutes. The Commission reviewed for possible public hearing, a Petition for Change of Zone filed jointly by James P. Shurson and Ledegar Roofing Company, Inc. to amend property presently zoned Planned Unit Development District to Industrial District (Oak Avenue South). Ledegar Roofing Company, Inc. is looking to construct a warehouse, storage, and office space on parcel 16-771-1. The Commission then reviewed for possible public hearing, a second Petition for Change of Zone filed by Riverland Investments to amend properties presently zoned Business District to Planned Unit development (1400 Crestwood Avenue and 119 Greenfield Lane). Riverland Investments is looking to construct a 32-unit apartment complex on parcels 16-1629-0 and 16-1630-0. Commission members asked questions about the type of materials that were planned to be used, as well as placement of the retention ponds and parking.

The Commission recommended both requests go before a Public Hearing on Wednesday, August 13, 2025, at 5:00 p.m.

Motion by President Schumacher, seconded by Trustee Lautz, to approve the Planning Commission meeting minutes of July 16, 2025, as presented. Roll call vote: Unanimous aye. Motion approved.

#### Finance and Personnel Committee

Trustee Leicht reported on the July 29, 2025, Finance and Personnel Committee meeting minutes. President Schumacher updated the Committee and advised that to-date, \$118,585 has been raised for the pickleball courts, which is \$8,198 short of the total construction project cost of \$126,783. The Committee debated on whether or not the Village should advance the cost to finish the project or gift the funds to keep the momentum going and achieving completion this year. The Committee was not in favor of gifting the funds. The Committee expects that fundraising will continue to ultimately reimburse undesignated funds, as this was not an item budgeted for fiscal 2025. Administrator DeLong started discussions on revenue-generating avenues for the 2026 Operating Budget. Levy limits are imposed on Wisconsin municipalities, with limits to how much a levy can increase, with increases only based on short-term lending and net new construction values. Administrator DeLong asked about a possible municipal registration fee, and that was dismissed immediately by the Committee. Another revenue option discussed, one that exists already, is the impact fees on new developments and new construction. Administrator DeLong then brought up the idea of working with the County on a jurisdictional transfer of East Garland Street, and potentially Leonard Street to State Trunk Highway 16. This would allow the Village to take over up-keep of the streets for an agreed-upon amount. The funds could then be utilized to repair other streets within the Village that are in need of repair. This would also allow the Village more opportunities to file for State and Federal grants that would provide up to 80 percent of the cost to repair "collector" streets. The Committee was in favor of investigating this option. The Committee recommended to loan up to \$9,000 to the pickleball project to complete the work as presented and based on contracts already signed; the funds are not to be used for additional requests outside the scope of the original project. Fundraising efforts will continue to reimburse undesignated funds.

Motion by Trustee Leicht, seconded by Trustee Twining to approve the Finance and Personnel Committee meeting minutes of July 29, 2025, as presented. Roll call vote: Unanimous aye. Motion approved.

Motion by Trustee Leicht, seconded by Trustee Curtis to loan up to \$9,000 to the pickleball project to complete the work as presented and based on contracts already signed; the funds are not to be used for additional requests outside the scope of the original project. Fundraising efforts will continue to reimburse undesignated funds. Roll call vote: Unanimous aye. Motion approved.

Motion by Trustee Curtis, seconded by Trustee Twining to convene in closed session at 7:34 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: negotiating the purchase of public properties. Roll call vote: Unanimous aye. Motion approved.

Motion by Trustee Anderson, seconded by Trustee Curtis to reconvene in open session at 7:46 p.m. Motion approved by voice vote.

Motion by Trustee Lautz, seconded by Trustee Twining to direct President Schumacher and Clerk/Treasurer Bohl to sign and submit a Counter Offer to La Crosse County for 7.58 acres in the Lakeview Business Park for \$40,000/acre (\$303,200 total), and to add "uses allowed in areas zoned Industrial" to term number four. Roll call vote: Unanimous aye. Motion approved.

Motion by Trustee Twining, seconded by Trustee Leicht to adjourn the meeting at 7:48 p.m. Approved by voice vote.

Ashley M. Bohl, Clerk/Treasurer