

AGENDA FOR COUNCIL MEETING
CITY OF NEW RICHMOND, WISCONSIN

MONDAY, MAY 9, 2016 - 7:00 P.M.

AGENDA:

1. Call to Order
2. Clerk's Roll Call
3. Pledge of Allegiance
4. Adoption of Agenda

PUBLIC COMMENT

CONSENT AGENDA:

1. Approval of the Minutes from the Previous Regular Council Meeting, April 11, 2016 and Special Council Meetings April 19, 25 and March 28, 2016
2. Application for License to Serve from Eric S. Meyer, New Richmond; and Banner E. Myer, New Richmond
3. Applications for a Direct Seller's Permit from Michael Babcock, Minog; Robert Erickson, Rice Lake; Jeffrey Peterson, Rice Lake; Joshua Schmidt, Chetek; Michael Melendez, Spooner; David West, Eleva; Andrew Baehr, Eau Claire; Dakota Leair, Mark Neaman, Rice Lake; and Nancy Risen, Eleva
4. Applications for Direct Seller's Permit from Adam Swanda and Molly Welch for Street Treats Ice Cream Truck for May 10 – October 1, 2016 and a request to waive the permit fees
5. Application for Amplification Permit and Request for Exemption from Sec. 50-87 Loud & Unnecessary Noise from City of New Richmond for Outdoor Movie in Glover Park on June 10, 2016 and August 19, 2016 from dusk for two hours.
6. Application for Amplification Permit and Request for Exemption from Sec. 50-87 Loud & Unnecessary Noise from New Richmond Chamber of Commerce for June 3-4, 2016 at Mary Park from 10:00 a.m. to Midnight each day and at Cyclone Park for Fun Fest on the following dates:
July 7, 2016 4:00 p.m. to Midnight
July 8, 2016 11:00 a.m. to Midnight
July 9, 2016 11:00 a.m. to Midnight
July 10, 2016 10:00 a.m. to 7:00 p.m.
7. Application for Parade Permit from New Richmond Chamber of Commerce for the Fun Fest Parade on July 10, 2016 at 12:30 p.m.
8. Application for Run/Walk Permit for the Willow River Run on July 9, 2016 at 7:30 a.m.
9. Application for Temporary Class B Beer License from New Richmond Chamber of Commerce
 - a. Park Art Fair/Blues & Brews Fest June 3-4, 2016 in Mary Park
 - b. Fun Fest July 7-10, 2016 in Cyclone Park
10. Application for Street Use Permit for North Green Avenue from Hughes Street to Mary Park Entrance from 6:00 a.m. to Midnight on June 3-4, 2016 for Park Art Fair/Blues & Brews Fest
11. Application for Street Use Permit for Campus Drive from Wisconsin Avenue to Homestead Drive from 6:00 a.m. to Midnight on July 7-10, 2016 for Fun Fest

12. Application for Street Use Permit from Doar, Drill & Skow for West First Street from Knowles Avenue to Minnesota Avenue from 8:00 a.m. June 24 to 10:00 a.m. on June 25
13. Application for Cigarette License from The Box Smoke Shop at 215 South Knowles Avenue
14. Skate Park Donations from the following:

First National Community Bank:	\$ 1,500.00
Skate Park GoFundMe Page:	\$ 351.60
William & Mary Driscoll family fund:	\$ 2,000.00
Domain Inc:	\$ 250.00
Warren W. Wood Ltd:	\$ 500.00
Bakke Norman Law Offices:	\$ 500.00
Johnson Motors:	\$ 1,000.00
Jim & Susan Zajkowski	\$ 500.00
Dylan Kelly:	<u>\$ 100.00</u>
Total	\$ 6,701.60
Total Collected To Date	\$103,784.24
15. Payment of VO#59251 through VO#59352 totaling \$353,030.88 plus electronic fund transfers of \$592,375.32 for a grand total of \$945,406.20

DEPARTMENT REPORTS:

Administration
 Public Works
 Community Development
 Library
 Police
 Fire
 Airport
 Student Representatives

UNFINISHED BUSINESS:

(Consideration and action on matters tabled, postponed or referred to a committee at a previous meeting)

NEW BUSINESS:

(Action on newly introduced motions, ordinances, resolutions or other matters)

1. Special Recognition – John Murtha
2. Loyalty Day Awards
3. Adam Delikowski – Sustainability Presentation
4. Public Hearing – Community Development Block Grant – Public Facility Funds
5. Action on Public Hearing Agenda:
 - a. Resolution #051601 Authorizing CDBG Application
 - b. Resolution #051602 Adopt Citizen Participation Plan
 - c. Resolution #051603 Excessive Use of Force
 - d. Resolution #051604 Fair Housing
 - e. Resolution #051605 Anti-Displacement and Relocation Plan
6. Resolution #051606 – Approving the Issuance of a Non-Profit Facility Revenue Note (ESR, Inc. Project), Series 2016A, By the Community Development Authority of the City of New Richmond, Wisconsin
7. Mayor's Appointments –
 - a. Liz Kilibarda for Library Board

8. Plan Commission Recommendation
 - a. Resolution #051607 – Amending the Project Plan for Tax Incremental District #6
9. Resolution #051608 – Authorizing the Issuance and Sale of up to \$339,538 Water and Sewer Utility Revenue Bonds, Series 2016, and Providing for other details and covenants with respect Thereto, and Approval of Related \$399,457 Financial Assistance Agreement with \$59,919 Principal Forgiveness to pay for expenses incurred last year to recondition the south water tower
10. Resolution #051609 - Initial Resolution Authorizing General Obligation Refunding Bonds in an Amount not to Exceed \$635,000 to refund a 2015 State Trust Fund Loan which provided interim financing for a ladder truck, street projects and boilers
11. Resolution #051610 – Initial Resolution Authorizing General Obligation Bonds in an Amount not to Exceed \$4,010,000 for Street Improvement Projects including North Shore Drive, Paperjack Drive, North Starr Avenue, East Hughes Street, East and West River Drive, Summit Road and Fairfield Road
12. Resolution #051611 – Resolution Directing Publication of Notice to Electors Relating to the prior two bond resolutions
13. Park System Plan Amendment
14. Park Board Recommendation – Farmer’s Market
15. Richmond Crossing Stormwater Ponds Landscape Plantings Project – Contract Award
16. 2016 Pavement Marking – Contract Award
17. 2016 Crackfilling – Contract Award
18. Contract for 2016 Street & Utility Improvement Construction Engineering
19. Amendment for Farm Lease
20. Work Session on May 23, 2016 at 5:30 p.m.
21. Communications & Miscellaneous
22. Adjournment

Frederick Horne, Mayor

(THE ABOVE AGENDA IS NOT NECESSARILY IN ORDER OF PRESENTATION)

**Late Changes and Additions

Posted: Civic Center and City Website

If you need a sign language interpreter or other special accommodations, please contact the City Clerk at 246-4268 or Telecommunications Device for the Deaf (TDD) at 243-0453 at least 48 hours prior to the meeting so arrangements can be made.

SPECIAL COUNCIL MEETING
MARCH 28, 2016 AT 5:00 PM

Mayor Horne opened the meeting by announcing that this was an open meeting of the Common Council. Notice of this meeting was given to the public at least 24 hours in advance of the meeting by forwarding the complete agenda to the official City newspaper, the New Richmond News, and to all news media who have requested the same as well as posting. Copies of the complete agenda were available for inspection at the City Clerk's office. Anyone desiring information as to forthcoming meetings should contact the City Clerk's office.

Roll call was taken.

Members Present: Mayor Horne, Alderman Volkert, Hansen, Zajkowski, Kittel, Ard, and Jackson.

The Pledge of Allegiance was recited.

Alderman Zajkowski moved to adopt the agenda with the removal of item #12-1, seconded by Alderman Jackson and carried.

Community Commons Project/CDBG

Mike Darrow reviewed the Community Commons Master Plan. He outlined the following steps:

- 1) Discussion regarding future site of the library within the "Commons" site area
- 2) Preliminary review of School District of New Richmond Agreement – March 28, 2016 Work Session
- 3) Agreement Approval
- 4) Authorize approval of "Master Plan" site consultant for the project
- 5) Master Planning Process
- 6) Capital Campaign Process
- 7) Community Development Block Grant
- 8) Communication and Roles

Considerable discussion followed regarding these steps. The CDBG process includes designating the area as blight. This would be accomplished by a resolution from the Council and would be based on specific criteria for the building. Staff has been communicating with West Central Wisconsin Regional Planning Commission regarding the determination of blight and they feel we qualify in that area. We would be able to submit an application and do that internally with the help of WCWRP. An agreement has been drafted by the school district and needs to be approved by City Council. At the work session in April, staff will present a contract recommendation for the campaign manager.

North Fourth Street Project Update

Jeremiah Wendt, Public Works Director, gave an update on the North Fourth Street update. We applied for grant funding, but were denied. Jeremiah is still pursuing funding for the project in 2017. He would like to have a public meeting in July of 2016 to discuss options with residents. More public meetings will be scheduled as needed.

Paperjack Drive, North Shore Drive and North Starr Avenue Project Update

Jeremiah Wendt gave an update on these projects. Easements are needed for right-of-way at Knowles Avenue and Paperjack Drive for sidewalk connection and on North Shore Drive for trails. There was discussion regarding sidewalk placement on North Starr Avenue because the street will be narrowed when it is replaced and depending where the sidewalk is placed, existing trees may have to be taken down.

2015 Financial Review & Resolution #031601 Budget Amendments and Carry Forwards

Mike Darrow gave a review of the financials for 2015. Alderman Ard offered the following resolution and moved for its adoption along with the approval of the carry forward amount of \$21,963.27 and assign fund balance totaling \$45,975.91:

CITY OF NEW RICHMOND			
RESOLUTION #031601			
WHEREAS, the City of New Richmond has levied taxes and appropriated monies for City operations, and			
WHEREAS, unforeseen circumstances and events occurred in 2015, that were not anticipated when the budget was originally adopted.			
NOW, THEREFORE, BE IT RESOLVED by the common council of the City of New Richmond that the 2015 budget be amended as follows:			
	2015		AMENDED
GENERAL FUND	ADOPTED/AMENDED		2015
	<u>BUDGET</u>	<u>ADJUSTMENTS</u>	<u>BUDGET</u>
REVENUES			
General Property Taxes	2,923,900.90	-	2,923,900.90
Taxes (other than property)	692,201.64	-	692,201.64
Public Imp Revenue-Assessments	4,195.93	-	4,195.93
Intergovernmental Revenues	1,488,841.57	91,743.16	1,580,584.73
Regulation & Compliance Revenue	303,500.00	-	303,500.00
Public Charges for Service	320,174.00	8,251.00	328,425.00
Miscellaneous Revenue	76,282.40	47,458.95	123,741.35
Other Financing Sources & Transfers	100,000.00	-	100,000.00
TOTAL REVENUES	5,909,096.44	147,453.11	6,056,549.55
EXPENDITURES			
General Government	1,287,017.36	(10,632.75)	1,276,384.61
Protection - Person & Property	2,184,604.66	93,483.26	2,278,087.92
Health & Sanitation	12,250.00	-	12,250.00
Public Works - Streets	1,147,582.07	47,678.70	1,195,260.77
Education & Recreation	1,106,595.89	29,523.70	1,136,119.59
Conservation & Development	133,704.66	(2,500.00)	131,204.66
Other Financing Uses & Transfers	13,000.00	77,500.00	90,500.00
Outlay	24,341.80	8,964.00	33,305.80
TOTAL EXPENDITURES	5,909,096.44	244,016.91	6,153,113.35
OTHER FUNDS			
REVENUES			
Impact Fees	17,427.00	46,000.00	63,427.00
WDF/RLF/Housing Fund	-	-	-
Debt Service Funds	2,455,426.92	3,463,000.00	5,918,426.92
Capital Project Fund	4,394,661.27		4,394,661.27

		-	
Capital Replacement Fund		164,352.10	260,702.10
	96,350.00		
Capital Project - Landfill Cleanup		13,900.00	86,305.06
	72,405.06		
Tax Increments	2,074,529.14	2,950,194.92	5,024,724.06
Storm Water Utility	344,735.38		344,735.38
		-	
Parks Trust Fund		21,000.00	59,000.00
	38,000.00		
Library Trust Fund		-	24,000.00
	24,000.00		
Enterprise Funds	12,746,707.00		12,746,707.00
		-	
TOTAL REVENUES	22,264,241.77	6,658,447.02	28,922,688.79
EXPENDITURES			
Impact Fees			131,175.00
	85,175.00	46,000.00	
WDF/RLF/Housing Fund		-	17,500.00
	17,500.00		
Debt Service Funds	2,455,426.92	3,463,000.00	5,918,426.92
Capital Project Fund	1,559,477.00		1,559,477.00
		-	
Capital Replacement Fund		223,488.00	249,488.00
	26,000.00		
Capital Project - Landfill Cleanup		13,900.00	91,835.00
	77,935.00		
Tax Increments	2,407,346.31	2,980,645.11	5,387,991.42
Storm Water Utility	659,465.90		659,465.90
		-	
Parks Trust Fund		21,000.00	79,000.00
	58,000.00		
Library Trust Fund		-	12,000.00
	12,000.00		
Enterprise Funds	12,818,865.00		12,818,865.00
		-	
TOTAL EXPENDITURES	20,177,191.13	6,748,033.11	26,925,224.24

Motion was seconded by Alderman Hansen and carried.

Strategic Plan Discussion

Mike Darrow requested permission to put out a RFP or RFQ for a facilitator to help with the strategic plan. This will come back in April for Council review along with a timeline and process.

City's Bike and Pedestrian Master Plan

Noah Wiedenfeld gave a review of the Bike and Pedestrian Master Plan.

Communications & Miscellaneous

April 9, 2016 is the Fire Department Chili Feed. The Loyalty Day Parade will be on April 30, 2016.

Closed Session

Alderman Ard moved to go into Closed Session per State Statute 19.85 (1)(c)(e)(f) to consider an agreement with the School District for the sale of Community Commons Property, seconded by Alderman Kittel. There was discussion regarding going into Closed Session. Alderman Volkert, Kittel, and Jackson voted no. Alderman Zajkowski, Ard and Hansen voted yes. Mayor Horne broke the tie with a no vote.

Nick Vivian, City Attorney, reviewed the commons agreement. Nick will send comments and concerns to the School District. Alderman Kittel moved to table this item, seconded by Alderman Hansen and carried.

Alderman Ard moved to adjourn the meeting, seconded by Alderman Jackson and carried.

Meeting adjourned at 6:18 p.m.

Tanya Reigel
City Clerk

REGULAR COUNCIL MEETING APRIL 11, 2016 7:00 P.M.

The meeting was opened by announcing that this was an open meeting of the Common Council. Notice of this meeting was given to the public at least 24 hours in advance of the meeting by forwarding the complete agenda to the official City newspaper, The New Richmond News, and to all news media who have requested the same as well as posting. Copies of the complete agenda were available for inspection at the City Clerk's office. Anyone desiring information as to forthcoming meetings should contact the City Clerk's office.

Roll call was taken.

Members Present: Mayor Horne, Alderman Kittel, Ard, Jackson, Hansen, Volkert, and Student Representative Jesse Stenske and Victoria Johnson

Members Absent: Alderman Zajkowski

The Pledge of Allegiance was recited.

Alderman Hansen moved to adopt the agenda as presented, seconded by Alderman Ard and carried.

Public Comment

None

Consent Agenda

1. Approval of the Minutes from the Previous Regular Council Meeting, March 14, 2016
2. Application for License to Serve from Liam D. Mehls, New Richmond; Gerald W. Frey, New Richmond; and Emily E. Shilts, River Falls
3. Application for a Direct Seller's Permit from James Jackson to Sell Hawaiian Coffee and Smoothies from May to December 2016 and request to waive the fees
4. Application for Run/Walk Permit from New Richmond Area Centre for May 21, 2016 at 8:00 a.m.
5. Application for Amplification Permit and Exemption from Sec. 50-87 Loud & Unnecessary Noise from Westfields Hospital & Clinic for May 14, 2016 from 11:00 a.m. to 1:00 p.m.
6. Application for Temporary Class B Beer License from New Richmond Miller's Baseball at Citizen's Field for May 1, 6, 15, 20, 21, 22, June 5, 10, 22, 24, 25, 26, 29, July 6, 8, 17, 20, 24, 27, 29, 30, and August 5, 2016
7. Skate Park Donations from the following:
Remington Law Offices \$500
New Richmond Insurance Agency: \$1,500
Culver's of New Richmond: \$500
Williamson & Siler S.C.: \$500
Car Wash & Bake Sale Donation: \$738.19
8. Payment of VO#59161 through VO#59250 totaling \$174,354.75 plus electronic fund transfers of \$633,031.81 for a grand total of \$807,386.56

General Fund	\$ 631,240.92
Impact Fees Fund	13,336.00
CDBG – Housing	256.00
Debt Service Fund	103,913.87
Capital Projects	26,689.00
Landfill Cleanup Fund	8,447.03
TIF District #6	2,736.31
Storm Water Utility	20,561.41
Park Land Trust Fund	206.02

Alderman Hansen moved to approve consent agenda, seconded by Alderman Ard and carried.

Department Reports

Administration- Mike Darrow stated he attended a continuum of care meeting with the faith based community and the hospital to discuss social issues, community health issues, and networking. One issue they discussed was bedbugs. Westfields has seen an increase in patients with bedbugs. The group would like to develop a program to educate the public on these issues. Public Safety also met and discussed bedbugs. They will be forwarding recommendations to the Council regarding this issue. The City is in the process of selecting a Chief of Police. There will be a meeting tomorrow night at 5:00 p.m. for the community to give input on this process.

Public Works – Jeremiah Wendt reported the City is in the process of picking up bagged leaves and grass clippings and also chipping up brush. While they are out chipping up branches, if anyone is interested in receiving wood chips, contact City Hall from now until April 22, 2016.

Community Development – Beth Thompson stated there were 1955 voters at the election on April 5, 2016 which was up from 1581 in 2012. The State of Wisconsin predicted a 40 percent voter turnout and we had 44 percent. If you wish to avoid lines, please register prior to the election and bring your registration card and photo Id to the polling place. You can also vote by absentee ballot to avoid the polling place completely. The first draft of the sign ordinance is being reviewed by City staff and will be reviewed by the Plan Commission the week of April 25.

Library - Kim Hennings stated National Library Week runs from April 10-16. There will be a local author showcase on April 21, 2016. April 23-30 is money smart week. The Library Board had a strategic planning meeting and will have another meeting before the end of the month.

Police – Lieutenant Craig Yehlik stated Nick Cramlet was promoted to Sergeant and Jason Noel was promoted to Detective. Both of them started in their new positions today. Craig thanked Todd Shafer for filling in as detective during the promotion process. The Police Department is in the process of creating an eligibility list for potential new officers. Seventeen people recently took the written test for the eligibility list.

Fire - Jim VanderWyst stated they had 21 fire calls in March. Applications are due on April 20 for new firefighters. Jim thanked the public and local businesses for helping to make the Chili Feed on April 9, 2016 a huge success. Spring inspections are half done at this time.

Student Representative Jesse Stenske – His project is to look at an orphan park South of Paperjack Drive for possible uses. He has determined that the best use of the park would be a butterfly garden. This would include plantings that attract butterflies and would be a low cost project. His plan is to start the project this spring.

Student Representative Victoria Johnson - She reported that she is working with students at the High School to pick a design for signs to mark pathways and trails in the City. She will also be getting a group together to record the usage of trails around the City.

Request from Jack Links Auto and RV Supercenter

The City received a request from Jack Links Auto and RV Supercenter to have an RV sale in New Richmond at 1470 South Knowles Avenue from June 1 to June 5, 2016. There were no objections to this sale. The next step will be for them to submit applications for Direct Seller's Permit for those who will be selling.

Plan Commission Recommendations

Beth Thompson explained the Certified Survey Map from Dorset Investments II, LLC was previously approved, but another buyer is interested in the second lot, so the road right-of-way needed to be moved. The Plan Commission recommended approving the Certified Survey Map from Dorset Investments LLC with the following stipulations:

1. All public right-of-way, trail, sidewalk and drainage and utility easements are subject to review and approval of the Public Works Director.
2. All grading, drainage and erosion control issues are subject to review and approval of the Public Works Director.
3. All utility issues are subject to review and approval of the Public Works Director.
4. Installation of street trees required by Section 117-40.B of the Subdivision Ordinance shall be deferred and is to be made a condition of the site plan review approval.

Alderman Ard moved to approve the CSM with the stipulations listed, seconded by Alderman Jackson and carried.

The Plan Commission also discussed a utility easement that is on the Certified Survey Map from Dorset Investments II, LLC and needs to be vacated due to the property line moving. Alderman Kittel offered the following resolution and moved for its adoption:

RESOLUTION#041601
PRELIMINARY RESOLUTION FOR
VACATING AN EASEMENT

WHEREAS, pursuant to Section 66.1003 of Wisconsin Statutes, the Plan Commission has received a request to vacate and discontinue a drainage and utility easement described below:

The vacation of that particular 10.00 foot wide drainage and utility easement lying southerly and adjacent to the north line of Lot 12 as shown on St. Croix County Certified Survey Map, Volume 22, Page 5373, Document Number 846611, recorded on March 16, 2007.

WHEREAS, the City of New Richmond supports the vacation of the easement as it serves no public purpose and will allow for development of the encumbered property in accordance with the Comprehensive Plan; and

WHEREAS the Plan Commission is recommending the Common Council call for a Public Hearing to consider the proposed vacation; and

NOW, THEREFORE, BE IT RESOLVED, that the Common Council shall call and hold such hearing at the Council Meeting on June 13, 2016, at 7:00 p.m. to vacate and discontinue the drainage and utility easement described above and depicted on attachment A; and

The City Clerk is instructed to publish a notice stating when and where this resolution will be acted upon and stating that drainage and utility easement to be vacated, and cause all the necessary notices be delivered to all the abutting land owners and those residing within 2,650 feet from the ends.

Motion was seconded by Alderman Ard and carried.

Resolutions for Transportation Alternatives Program

Noah Wiedenfeld explained the City is applying for two TAP grants that would reimburse 80% of project costs related to future bicycle and pedestrian facilities. The project must begin before July

2020 and be completed by June 30, 2023. The following resolutions are support required as part of the grant application. One is for North Fourth Street and the other is for the extension of Doughboy Trail. Alderman Kittel offered the following resolutions and moved for their adoption:

RESOLUTION #041602

RESOLUTION IN SUPPORT OF GRANT REQUEST FROM WISDOT TRANSPORTATION ALTERNATIVES PROGRAM (TAP) FOR THE NORTH FOURTH STREET RECONSTRUCTION PROJECT

WHEREAS, the State of Wisconsin Department of Transportation makes grant funding available for the planning, design, and construction of bicycle and pedestrian facilities that will serve utilitarian trips that might otherwise be made by automobile; and

WHEREAS, the City of New Richmond plans to reconstruct North Fourth Street in 2017; and

WHEREAS, the receipt of a TAP grant would fund up to 80% of costs related to any future bicycle and pedestrian facilities that might be included with the project after receiving and incorporating feedback from residents through numerous open house meetings; and

WHEREAS, the State of Wisconsin Department of Transportation requires as part of the grant a process, a resolution from the City Council agreeing to commence the project by July of 2020 and complete the project by June 30, 2023.

THEREFORE, the New Richmond City Council resolves that the City of New Richmond, if awarded the funding from WisDot for the 2016-2020 TAP award cycle, is authorized to and agrees to accept the award and enter into the required agreements with WisDOT for this project; and

BE IT FURTHER RESOLVED that the City of New Richmond agrees to comply with the applicable laws, requirements, and regulations as outlined in the WisDOT 2016-2020 TAP application materials, the State-Municipal Agreement between WisDOT and the City of New Richmond, and the program and project documentation.

RESOLUTION #041603

RESOLUTION IN SUPPORT OF GRANT REQUEST FROM WISDOT TRANSPORTATION ALTERNATIVES PROGRAM (TAP) FOR THE EXTENSION OF THE DOUGHBOY TRAIL TO HATFIELD PARK

WHEREAS, the State of Wisconsin Department of Transportation makes grant funding available for the planning, design, and construction of bicycle and pedestrian facilities that will serve utilitarian trips that might otherwise be made by automobile; and

WHEREAS, the Public Works Committee has discussed an off-street trail from the Doughboy Trail to Hatfield Park as a preferred alternative to an on-street signed bike route; and

WHEREAS, Knowles Avenue averages over 16,000 vehicles per day; and

WHEREAS, Hatfield Park and Freedom Park are expected see an increased number of users in future years; and

WHEREAS, providing a safe off-street trail would provide a safe route for north-side residents to travel to the downtown; and

WHEREAS, the receipt of a TAP grant would fund up to 80% of costs related to a future off-street trail that would require feedback from residents and local business owners prior to construction; and

WHEREAS, the State of Wisconsin Department of Transportation requires as part of the grant a process, a resolution from the City Council agreeing to commence the project by July of 2020 and complete the project by June 30, 2023.

THEREFORE, the New Richmond City Council resolves that the City of New Richmond, if awarded the funding from WisDot for the 2016-2020 TAP award cycle, is authorized to and agrees to accept the award and enter into required agreements with WisDOT for this project; and

BE IT FURTHER RESOLVED that the City of New Richmond agrees to comply with the applicable laws, requirements, and regulations as outlined in the WisDOT 2016-2020 TAP application materials, the State-Municipal Agreement between WisDOT and the City of New Richmond, and the program and project documentation.

Motion was seconded by Alderman Ard and carried.

Richmond Crossing Landscape Plan

Jeremiah Wendt explained there are three storm water ponds in the Richmond Crossing area. The landscape plan was designed by Cedar Corporation, but since there was a rush to accommodate Goodwill, the improvements were deferred until now. Twenty-five thousand dollars was set aside from the sale of Goodwill to help pay for the improvements to these ponds. The estimated cost is \$75,000 and the balance of the funds will come from TIF #6. The timeline for this project is for bids to be published April 21 & 28. Bids would be opened May 5, 2016 and the contract would be awarded on May 9, 2016. Alderman Ard moved to approve the landscaping plan and bidding of the contract, seconded by Alderman Jackson and carried.

Paperjack Drive Relocation Order

Jeremiah Wendt explained a relocation order is needed for acquiring the necessary lands and interests for the construction of the Paperjack Drive project. Alderman Hansen moved to approve the relocation order, seconded by Alderman Ard and carried.

North Shore Drive Relocation Order

Jeremiah Wendt explained a relocation order is needed for acquiring the necessary lands and interests for the construction of the North Shore Drive project. Alderman Hansen moved to approve this relocation order, seconded by Alderman Ard and carried.

North Shore Drive Nominal Payment Parcel Report

Jeremiah Wendt stated City staff and consultants have completed a sales study for the land and interests along North Shore Drive that the City needs to acquire. The report states the lots and prices proposed as follows:

Lot 1	\$1,125
Lot 3	\$275
Lot 4	\$5,425

Alderman Ard moved to approve the nominal payment report with the amounts listed, seconded by Alderman Jackson and carried.

Cemetery Updates and Actions

Mike Darrow stated The New Richmond Cemetery Association officially disbanded on April 5, 2016 and outlined steps that need to be taken by the City. Authority is now at the discretion of the City of New Richmond. Alderman Ard offered the following resolution and moved for its adoption:

RESOLUTION #041604

A RESOLUTION OF THE CITY OF NEW RICHMOND, WISCONSIN
ACCEPTING THE TRANSFER AND CONVEYANCE OF ALL ASSETS OF
THE NEW RICHMOND CEMETERY ASSOCIATION

WHEREAS, in accordance with Section 157.062 of the Wisconsin Statutes, the New Richmond Cemetery Association owns and operates the New Richmond Cemetery;

WHEREAS, on April 5, 2016, the Board of Directors for the New Richmond Cemetery Association notified the City of New Richmond of its intention to “cease and desist as an Association as of 4-5-2016 and transfer all assets, records, operational functions, and liabilities for future function to the City of New Richmond”;

WHEREAS, the New Richmond Cemetery Association’s Notice to the City and the Minutes of its April 5, 2016 meeting are attached as Exhibit A;

WHEREAS, the Board of Directors for the New Richmond Cemetery Association, in accordance with Section 157.064(5) of the Wisconsin Statutes has the authority to convey cemetery property and all trust funds pertaining to the property to the City of New Richmond;

WHEREAS, the City of New Richmond recognizes the value of maintaining a public cemetery within the City’s corporate jurisdiction;

WHEREAS, the City of New Richmond desires to accept the transfer of the New Richmond Cemetery, and all associated personal property, from the New Richmond Cemetery Association in accordance with Section 157.064(5) of the Wisconsin Statutes.

NOW THEREFORE BE IT RESOLVED, in accordance with Wisconsin law, the City of New Richmond does hereby accept from the New Richmond Cemetery Association, the transfer and conveyance of all assets, records and operational functions related to the New Richmond Cemetery.

BE IT FURTHER RESOLVED, the City of New Richmond hereby authorizes its City Administrator and City Attorney to complete the transfer of the cemetery property and all of the all New Richmond Cemetery personal property to the City of New Richmond in accordance with the Quit Claim Deed and the Bill of Sale attached at Exhibits B and C, respectively. Motion was seconded by Alderman Jackson and carried.

Alderman Ard moved to proceed with and audit of the NR Cemetery Association books, seconded by Alderman Hansen and carried.

Alderman Hansen moved to establish a Cemetery special revenue fund, seconded by Alderman Ard and carried.

Alderman Ard moved to hire the existing personnel at the NR Cemetery for 90 days, seconded by Alderman Jackson and carried.

Alderman Ard moved to designate the City Council to serve as the board of directors for the cemetery for 90 days while staff comes up with a plan for managing the cemetery, seconded by Alderman Hansen and carried. We will discuss the creation of an ordinance as to membership on the board at a later date.

Alderman Ard moved to proceed with a legal review of the New Richmond Cemetery Association, seconded by Alderman Kittle and carried.

Skate Park Design And Construction Contract

Noah Wiedenfeld explained the request for proposals received for the design and construction of the skateboard and BMX park. Staff is recommending approving the contract with Misiano Skateparks for the final design and construction of the skateboard and BMX park, pending a final

review of the contract by the City Attorney. Alderman Ard moved to approve the contract with Misiano Skateparks, seconded by Alderman Jackson and carried.

CDBG Update

Mike Darrow discussed the Community Development Block Grant process. The City has been working with West Central Wisconsin Regional Planning Commission. Staff is asking Council for approval to proceed with an application. We will be working on it in house along with the WCRPC. Alderman Ard moved to proceed with the CDBG application and request the school district to share the cost of the application, seconded by Alderman Hansen and carried. The agreement with the school will come back to the council on April 25.

City of New Richmond Bike & Pedestrian Plan

Noah Wiedenfeld explained that Council has received this plan and staff is recommending approval. Alderman Hansen and Ard complimented staff on the quality of the plan. Alderman Kittel moved to approve the City of New Richmond Bike & Pedestrian Plan, seconded by Alderman Ard and carried.

Council Meeting on April 19, 2016 at 7:00 p.m. – Oaths of Office for Newly Elected Council Members

Council Work Session on April 25, 2016 at 5:00 p.m.

Communications and Miscellaneous

The Loyalty Day Parade will be on April 30, 2016. Awards will be given following the parade at the field in front of the commons building.

Closed Session

Alderman Ard moved to go into Closed Session per State Statute 19.85 (1)(e)(g) to discuss TIF #10; Dionisopoulos - Circuit Court Litigation; New Richmond News – Appeal; Johnson – Notice of Claim; and Borst – Notice of Encroachment , seconded by Alderman Jackson and carried.

Open Session

Alderman Ard offered the following resolution and moved for its adoption:

RESOLUTION #041605

RESOLUTION AUTHORIZING SALE OF REAL ESTATE

WHEREAS, the City of New Richmond is the owner of real estate described as:

SEC 10 T30N R18W PT NW NE NR BUSINESS & TECHNICAL

PARK LOT 26/NKA CSM 13/3729 LT 26 (2.770AC) EXC S 93.18FT

WHEREAS, the City has entered into an Offer to Purchase and Sale Agreement with East Suburban Resources, Whereby the City would sell this parcel to East Suburban Resources; and WHEREAS, all necessary contingencies have been met and the transaction is ready to be closed.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of New Richmond as follows:

1. That the City shall proceed with the sale of the real estate to East Suburban Resources
2. That Mayor, Frederick Horne, and City Clerk, Tanya Reigel, are authorized to execute all documents necessary to complete the sale of the property.

Motion was seconded by Alderman Jackson and carried.

Alderman Ard moved to adjourn the meeting, seconded by Alderman Jackson and carried.

Meeting adjourned at 8:40 p.m.

Tanya Reigel
City Clerk

REGULAR COUNCIL MEETING, APRIL 19, 2016 7:00 P.M.

Mayor Horne opened the meeting by announcing that this was an open meeting of the Common Council. Notice of this meeting was given to the public at least 24 hours in advance of the meeting by forwarding the complete agenda to the official City newspaper, the New Richmond News, and to all news media who have requested the same as well as posting. Copies of the complete agenda were available for inspection at the City Clerk's office. Anyone desiring information as to forthcoming meetings should contact the City Clerk's office.

Roll call was taken.

Members Present: Mayor Horne, Alderman Kittel, Ard, Jackson, Hansen, and Volkert

Members Absent: Alderman Zajkowski

The Pledge of Allegiance was recited.

Alderman Ard moved to adopt the agenda as presented, seconded by Alderman Hansen and carried.

Communications and Miscellaneous

A representative from Senator Johnson's office gave an update on items the Senator is working on.

Mayor Horne thanked Jane Hansen for her years of service on Council and presented her with a plaque.

Alderman Hansen moved to adjourn Sine Die, seconded by Alderman Ard, and carried.

NEW COUNCIL

Fred Horne was sworn in as Mayor, Mike Montello was sworn in as Alderman for District 4, Ron Volkert was sworn in as Alderman for District 5, and Jim Zajkowski will sign his oath office as Alderman for District 6 when he returns.

Roll call was taken.

Members Present: Mayor Horne, Alderman Kittel, Ard, Jackson, Montello and Volkert.

Members Absent: Alderman Zajkowski

Council President

Alderman Montello nominated Jim Zajkowski for Council President. Alderman Volkert nominated Jim Jackson for Council President. Alderman Ard moved to close nominations, seconded by Alderman Montello and carried. Voting was conducted by paper ballot. Alderman Zajkowski received three votes and Alderman Jackson received two votes. Alderman Zajkowski is the new Council President.

Mayor's Appointments

Mayor Horne made the following appointments:

ALDERMAN APPOINTMENTS

Finance Committee	Mayor Horne, Alderman Zajkowski, Alderman Ard
Public Works Committee	Alderman Zajkowski, Alderman Volkert, Alderman Kittel
Public Safety	Alderman Ard, Alderman Jackson, Alderman Montello
Plan Commission	Council President - Alderman Zajkowski
Library Board	Alderman Ard
Park Board	Alderman Kittel

Ethics Board	Alderman Volkert and Alderman Ard
Airport Commission	Alderman Jackson and Alderman Kittel
Board of Review	Alderman Montello, Alderman Volkert, Jim Zajkowski
Historic Preservation Commission	Alderman Montello
EDC	Alderman Zajkowski
Community Development Authority	Alderman Jackson and Alderman Ard
Ambulance Board	Alderman Kittel, Alderman Jackson, Alderman Montello
Fire Board	Alderman Zajkowski, Alderman Volkert, Alderman Kittel
Housing Authority	Alderman Ard

CITIZEN APPOINTMENTS

Utility Commission	Jerry Frey
Plan Commission	MaryKay Rice and David Wilford
Library Board	Vicki Gjovik
Park Board	Brian Schroeder
Ethics Board	Don Holmberg and Ronald Thompson
Airport Commission	Mike Jacobson
Board of Appeals	Jane Hansen and Glenn Highum
Board of Appeals Alternates	Dick Nelson and Mania Moore
Police and Fire Commission	Jane Hansen
Historic Preservation	Jon Hailey and Tara Van Eperen
EDC – Business Tech Park Rep	Summer Seidenkranz
CDA -	John Soderberg and Larry Moore
Housing Authority	James Tilly

Alderman Montello moved to approve the Mayor’s appointments except the Police and Fire Commission appointment, seconded by Alderman Kittel and carried.

Alderman Montello moved to reject the Mayor’s appointment of Jane Hansen to the Police and Fire Commission, seconded by Alderman Kittel. Alderman Montello expressed his concern with the Mayor not reappointing Don Schoenherr since he is the acting chairman of the committee. Mayor Horne expressed his concern with the Police and Fire Commission meeting in the Police Department building since the doors are locked. Alderman Montello stated the door was opened for everyone wishing to attend the meetings. Considerable discussion followed. Alderman Ard called the question. Motion failed with Alderman Kittel and Montello voting yes and Alderman Ard, Jackson, and Volkert voting no.

Alderman Ard moved to approve the Mayor’s appointment of Jane Hansen to the Police and Fire Commission, seconded by Alderman Jackson. On voting, motion passed with Alderman Ard, Jackson and Volkert voting yes and Alderman Montello and Kittel voting no.

Communications and Miscellaneous

There will be a Council work session on April 25, 2016 at 5:00 p.m. and a GEN meeting following that at 7:00 p.m.

Alderman Ard moved to adjourn the meeting, seconded by Alderman Jackson, and carried.

Meeting adjourned at 7:25 p.m.

Tanya Reigel
City Clerk

SPECIAL COUNCIL MEETING
APRIL 25, 2016 AT 5:00 PM

Mayor Horne opened the meeting by announcing that this was an open meeting of the Common Council. Notice of this meeting was given to the public at least 24 hours in advance of the meeting by forwarding the complete agenda to the official City newspaper, the New Richmond News, and to all news media who have requested the same as well as posting. Copies of the complete agenda were available for inspection at the City Clerk's office. Anyone desiring information as to forthcoming meetings should contact the City Clerk's office.

Roll call was taken.

Members Present: Mayor Horne, Alderman Volkert, Montello, Kittel, Ard, and Jackson.

Members Absent: Alderman Zajkowski

The Pledge of Allegiance was recited.

Alderman Kittel moved to adopt the agenda as presented, seconded by Alderman Ard and carried.

Applications for License to Serve

Alderman Ard moved to approve the applications for license to serve from Joshua M. Bonney, New Richmond; Cassandra J. Plante, Baldwin; and Breanna L. Sonnee, Hudson, seconded by Alderman Jackson and carried.

Request for Exemption – Wellhead Protection District

The purpose of the wellhead protection district is to prevent well contamination. Backyard Paradise has requested an exemption from Ordinance 121-60 which prohibits outdoor fuel storage tanks within the protection district. Staff has reviewed the request for exemption and found that the proposed installation of storage tanks meets our ordinance and also meets Chapter NR 811 requirements and recommends approval by City Council. The two storage tanks are double walled and monitored, so there is no risk to the well. Alderman Montello moved to approve the request for exemption from Backyard Paradise, seconded by Alderman Ard and carried.

Bids for 2016 Street & Utility Projects

Jeremiah Wendt, Public Works Director, presented the following bids:

	<u>A-1 Excavating</u>	<u>Haas Sons Inc.</u>
North Starr & E Hughes	737,091.65	789,086.20
Paperjack Drive	1,014,739.90	972,281.40
East/West River Dr/Fairfield/Summit	1,390,035.00	1,466,596.90
North Shore Drive	<u>1,055,536.90</u>	<u>1,079,462.76</u>
Total	4,197,403.45	4,307,427.26

Alderman Montello moved to accept the low bid from A-1 Excavating for \$4,197,403.45, seconded by Alderman Ard and carried.

Police Department Furnace/Air Conditioning Quotes

The following quotes were received for this project:

Anderson Heating, Inc	\$20,221.00
Countryside Plumbing & Heating	\$18,250.00

There was a question of whether there is a need for air cleaning ability at the Police Department. Considerable discussion followed. Mike Darrow stated that funds to pay for this system will come from capital improvement cash reserves. Alderman Kittel discussed using local companies. Alderman Montello moved to accept the quote from Anderson Heating, including the tests and balance and the upgrade of the more energy efficient model of furnace and AC unit, seconded by Alderman Jackson and carried. Alderman Kittel voted no.

Finance Committee – Committee of the Whole

Mayor Horne stated he would like to amend the ordinance regarding Finance Committee to have the full Council act as the Finance Committee. Discussion followed. The Council would have a vote and the Mayor would only vote in the event of a tie. It was the consensus of the Council to amend the ordinance. The City Attorney will draft a new ordinance that will need Council approval when it is completed.

Work Session Hours and Location

There was discussion regarding the time and location of the Council work sessions. A suggestion was made to change the time to 6:00 p.m. Discussion followed. The location will be changed to the council chambers of the Civic Center. It was the consensus of the Council to change the time to 5:30 p.m. which allows time for members to go home and have supper before the meeting rather than having to provide food.

Strategic Plan Update

Mike Darrow explained the following goals which were approved in the last strategic plan:

- 1) A City borrowing limit of 75% or lower of the community's debt capacity
- 2) Maintaining or decreasing the tax levy
- 3) At least 1% grown in the City's overall valuation each year for the next 5 years
- 4) Improving natural and cultural amenities in the community

The plan for updating the Strategic Plan is as follows:

April - City Council - one-on-one interviews, social media and press updates – community discussion
May - Formation of key areas
June – Begin to outline specific roadmaps for completion of key area topics & key stakeholder meeting
July – A draft plan will be developed for review
August – City Council will be asked to take formal action on new 5 year plan

CDBG Application Update

Mike Darrow stated that staff recently met with the School District and WCWRPC Representatives. Staff is currently preparing documentation for the project budget and building conditions. A Public Hearing will be scheduled for May 9th at which time the following items will also be discussed:

- 1) Authorizing Resolution for Application
- 2) Statement of Assurances
- 3) Lobbying Certification
- 4) Fair Housing Ordinance
- 5) Relocation Plan/Anti-Displacement Plan
- 6) Excessive Use of Force Ordinance

Closed Session

There was no need for Closed Session at this time.

Communications & Miscellaneous

Saturday, April 30, 2016 is the Loyalty Day Parade at 2:00 p.m. anyone interested in helping should be there at 1:00 p.m. to help with directing floats and trucks to the right place. Lots of veterans will be attending to participate and to view the parade. Mike Darrow stated the Police and Fire Commission have narrowed the candidates for Police Chief to three people and second interviews will be on May 2, 2016. City Council members will participate with the Police and Fire Commission members in two groups that will meet with the candidates. There will also be a community group and a staff group that will interview

the candidates. The day should close at approximately 2:30 p.m. The Police and Fire Commission may make a decision that day.

Alderman Ard moved to adjourn the meeting, seconded by Alderman Montello and carried.

Meeting adjourned at 6:08 p.m.

Tanya Reigel
City Clerk

JAMES A. DRILL
ARDELL W. SKOW
LISA M. DRILL*
MATTHEW A. BIEGERT*
MICHAEL J. BROSE*
ANNE E. SCHMIEGE*
AARON A. NELSON
ANNIE E. BROSE*
KATIE J. CHRISTIANSEN*
MACKENZIE CAMPBELL*

*ALSO ADMITTED TO MINNESOTA BAR

DOAR DRILL & SKOW

ATTORNEYS AT LAW
103 NORTH KNOWLES AVENUE
PO BOX 388
NEW RICHMOND, WISCONSIN, 54017-0388
715-246-2211
FAX 715-246-4405
www.doardrill.com

W.T. DOAR 1882-1952
THOMAS D. BELL 1946-1996

W.T. DOAR JR.-of counsel
DONALD J. FAST-of counsel

"Serving Western Wisconsin since 1883."

April 21, 2016

City of New Richmond
156 East First Street
New Richmond, WI 54017

RE: Street Use Permit

To Whom it May Concern:

Enclosed please find our completed *Street Use Permit* application, along with our draft of \$25.00. As you will note from the form, we are asking that the requested area be closed from 8:00 a.m. on Friday, June 25th, through 10:00 a.m. on Saturday, June 26th. This will allow sufficient time for set up and tear down of the tent, table and chairs by the rental company.

As this is not a residential street, and the blocking does not inhibit traffic to the select businesses that fall just beyond the requested street use area, we did not obtain any signatures. However, if you would like us to do so, from the business owners closest to the requested street use area, please do let me know and we'll be happy to do so.

We truly appreciate your time and consideration in this regard.

Very Sincerely,

DOAR, DRILL & SKOW, S.C.



Katie Olson

Enclosures

VOUCHERS PRESENTED TO THE COUNCIL MAY 9, 2016

VO #	PAYMENT TO:	AMOUNT
59251	BERNARD'S NORTHTOWN INC	46,891.00
59252	ECKBERG LAMMERS BRIGGS WOLFF & VIERLING	7,701.40
59253	G & K SERVICES, INC	199.92
59254	NEW RICHMOND VETERINARY CLINIC	333.52
59255	UNIVERSAL TRUCK EQUIPMENT, INC	1,021.80
59256	VILLAGE OF SOMERSET	14.80
59257	WAL-MART (OTHER PMTS)	18.88
59258	WI DEPT OF TRANS - TV & RP UNIT	35.00
59259	WILLIAMSON & SILER S.C.	820.00
59260	BARDWELL, BOB	1,125.00
59261	BENEFIT EXTRAS, INC	368.75
59262	CHAMBER OF COMMERCE	810.00
59263	DEPT OF ADMINISTRATION (2)	175.00
59264	E O JOHNSON COMPANY	259.00
59265	ETCHT IN STONE	30.00
59266	EXPRESS SERVICES, INC	418.60
59267	GURSTEL CHARGO, P.A.	118.26
59268	MOLLS, BILLY	400.00
59269	MSA PROFESSIONAL SERVICES INC	3,230.58
59270	REPTILE & AMPHIBIAN DISCOVERY ZOO	245.00
59271	SPECTRUM INSURANCE GROUP	96,189.00
59272	ST CROIX VALLEY SART, INC	200.00
59273	VIKING AUTOMATIC SPRINKLER CO	390.00
59274	WI DEPT OF JUSTICE - CRIME INFO BUREAU	14.00
59275	WI DEPT OF TRANS - TV & RP UNIT	20.00
59276	WORKHORSE SOFTWARE SERVICES, INC	975.00
59277	CITY UTILITIES - 2ND BILLING	26,135.43
59278	FRONTIER COMMUNICATIONS (2)	41.56
59279	GURSTEL CHARGO, P.A.	118.26
59280	HEUER, KURT	300.00
59281	STEPHENS SANITATION - REFUSE	487.15
59282	THOMAS, RICHARD	300.00
59283	XCEL ENERGY (2)	49.67
59284	ZEILER, FREDERICK	69.75
59285	CITY OF NR - REVOLVING FUND	167.00
59286	WI DEPT OF TRANS - TV & RP UNIT	15.00
59287	AMAZON (CITY)	764.15
59288	AMAZON (LIBRARY)	1,571.31
59289	AMERY ARE PUBLIC LIBRARY	85.00
59290	ASSESSMENT TECHNOLOGIES LLC	35.00
59291	BACKYARD PARADISE LLC	2,500.00
59292	BAKER & TAYLOR BOOKS	5.69
59293	BAKER TILLY VIRCHOW KRAUSE, LLP	4,146.00
59294	BALDWIN TELECOM, INC	575.02
59295	BOARDMAN & CLARK LLP	760.00
59296	CEDAR CORPORATION	292.50
59297	CITY UTILITIES - 1ST BILLING	1,162.46
59298	CITY UTILITIES -LANDFILL	412.37
59299	CITY UTILITIES - OTHER	325.00
59300	CITY UTILITIES - SAC CHARGES	5,334.00
59301	CITY UTILITIES - SALES TAX	289.61
59302	CITY UTILITIES - WATER IMPACT FEES	5,334.00
	SUB - TOTAL	213,280.44

SUB - TOTAL CARRIED FORWARD

213,280.44

59303	CONFIDENTIAL RECORDS, INC	40.00
59304	DEPT OF CORRECTIONS	40.00
59305	DEPT OF PUBLIC INSTRUCTION	200.00
59306	DERRICK BUILDING SOLUTIONS, LLC	2,500.00
59307	DOUVILLE'S BAKERY INC	82.40
59308	FIRE SAFETY USA, INC	4,373.21
59309	FLEET ONE LLC	1,423.37
59310	FRONTIER AG & TURF	24,221.22
59311	FRONTIER COMMUNICATIONS (3)	40.16
59312	GHD SERVICES INC	4,305.60
59313	HIRSCH, STEVEN J	4,000.00
59314	HUDSON, AREA LIBRARY	40.00
59315	INDIANHEAD FEDERATED LIBRARY	749.11
59316	INDUSTRIAL SAFETY	1,345.35
59317	KIDD, HOLLY	54.00
59318	KWIK TRIP/KWIK STAR STORES	904.62
59319	LEAGUE OF MINNESOTA CITIES	332.13
59320	MIDWEST TAPE	14.99
59321	NEW RICHMODN FFA	46.40
59322	OWEN ASSESSING LLC	6,200.00
59323	PEDERSON, JOEL	975.00
59324	PHILLIPS PUBLIC LIBRARY	13.00
59325	POPULAR SUBSCTIPTION SERVICE	537.21
59326	RICE, CYNTHIA	900.00
59327	RIVERTOWN MULTIMEDIA	1,708.11
59328	ROTARY CLUB OF NEW RICHMOND	267.00
59329	RUNNING, INC	10,478.44
59330	SCHOOL DISTRICT OF NR	1,616.28
59331	SCHOOL DISTRICT OF NR - MOBILE HOME FEES	179.18
59332	SECURIAN FINANCIAL GROUP, INC	2,034.36
59333	SHORT-ELLIOTT-HENDRICKSON	54,390.03
59334	SKOGLUND OIL COMPANY	4.00
59335	ST CROIX COUNTY HIGHWAY DEPT	624.80
59336	ST CROIX COUNTY TREASURER	125.00
59337	ST CROIX COUNTY TREASURER	470.17
59338	ST CROIX COUNTY TREASURER - MUNICIPAL COURT	432.95
59339	STATE BAR OF WISCONSIN	72.35
59340	STATE OF WI - COURT FINES & ASSESSMENTS	1,396.71
59341	STEPHENS SANITATION - RECYCLING	4,065.00
59342	THE PLANNING COMPANY LLC	3,031.30
59343	VERIZON WIRELESS (CITY)	310.21
59344	VILLAGE OF STAR PRAIRIE	114.38
59345	WASHINGTON NATIONAL INS CO	390.50
59346	WENDT, JEREMIAH	219.60
59347	WI DEPT OF SAFETY & PROFESSIONAL SERVICES	80.00
59348	WI DEPT OF SAFETY & PROFESSIONAL SERVICES (2)	100.00
59349	WI INDIANHEAD TECH COLLEGE	148.46
59350	WI PROFESSIONAL POLICE ASSN, INC	581.00
59351	WITC - NEW RICHMOND	515.10
59352	XCEL ENERGY	3,057.74

SUB - TOTAL

353,030.88

SUB - TOTAL CARRIED FORWARD 353,030.88

TOTAL VOUCHERS 353,030.88

ELECTRONIC FUND TRANSFERS

PAYROLL (3/18 & 4/1)	221,903.41
DEFERRED COMP	15,160.00
ROTH - WI	375.00
FEDERAL W/H	127,531.96
STATE W/H	23,296.19
POSTAGE	2,000.00
LT DISABILITY PREMIUMS	1,486.75
MEDICAL PREMIUMS	87,627.94
RETIREMENT	48,914.06
VISA P-CARDS	28,887.00
HRA	4,012.80
WI - SCTF	2,706.84
FLEX SPENDING	7,996.02
HSA CONTRIBUTIONS ER	-
EMPLOYEE FUND	348.00
FIREMEN DUES DEDUCTIONS	340.00
LIBRARY - REST'D INVESTMENTS	-
AFLAC	1,490.43
DELQ STATE TAX - REMITTANCES	58.50
ASM TRANSFER	-
IMPACT FEE TRANSFERS	10,002.00
SPORTS CENTER LEASE	-
MISC - BILLINGS	-
MISC - RESTITUTIONS	100.00
TID FEES	900.00
WPPI LOAN PMTS	1,828.40
DEBT PMTS/BREMER LOAN PMTS	5,410.02

TOTAL ELECTRONIC FUNDS 592,375.32

GRAND TOTAL 945,406.20

CHAIRMAN OF FINANCE COMMITTEE

5/9/2016



156 East First Street
New Richmond, WI 54017
Ph 715-246-4268 Fax 715-246-7129
www.newrichmondwi.gov

TO: Mayor and City Council

FROM: Mike Darrow, City Administrator

DATE: May 6, 2016

RE: John Murtha Special Recognition

Background

The City Council will recognize John Murtha for his years of dedicated service to the City of New Richmond and this area.



156 East First Street
New Richmond, WI 54017
Ph 715-246-4268 Fax 715-246-7129
www.newrichmondwi.gov

TO: Mayor and City Council

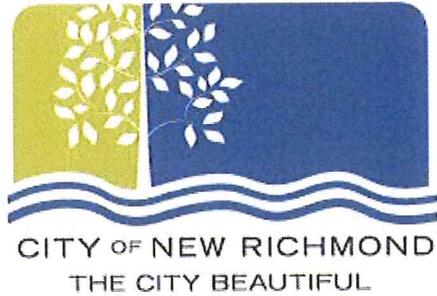
FROM: Mike Darrow, City Administrator

DATE: May 6, 2016

RE: Loyalty Day Awards

Background

City Council member Ard will recognize those that assisted with the Loyalty Day Parade.



156 East First Street
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www.newrichmondwi.gov

MEMORANDUM

TO: Mayor Horne and City Council

FROM: Mike Darrow, City Administrator
Noah Wiedenfeld, Management Analyst

DATE: May 6, 2016

SUBJECT: Sustainability Capstone Project

BACKGROUND

Adam Delikowski, a New Richmond resident and graduate student at the University of Colorado-Denver, recently completed his graduate-level capstone project, which focused on sustainability planning in local government. His formal research questions included the following:

- Q1. Which projects do related municipalities select to pursue?
- Q2. What is the high-level cost-benefit to those projects?
- Q3. Which funding mechanisms are utilized in sustainability projects?

Mr. Delikowski will deliver a presentation about his capstone project on Monday evening.

ACTION REQUESTED

No action is needed at this time. In the future, the City Council may discuss directing staff to proceed with the development of a formal sustainability plan or other sustainability initiatives.



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Ph 715-246-4268 Fax 715-246-7129
www.newrichmondwi.gov

MEMORANDUM

TO: Mayor Horne and City Council

FROM: Mike Darrow, City Administrator
Noah Wiedenfeld, Management Analyst

DATE: May 6, 2016

SUBJECT: CDBG Application

BACKGROUND

The Community Development Block Grant (CDBG) program is administered by the Department of Administration - Bureau of Community Development. Eligible communities may be awarded grants of up to \$500,000 to support infrastructure and facility projects. Between \$4.9 million and \$9 million is available for the 2016 grant cycle, and will be awarded through a competitive process. Projects must meet at least one of three national objectives: benefit to low to moderate income persons, elimination of slum and blight, or response to an urgent local need.

COMMUNITY COMMONS SITE

The City of New Richmond is eligible to apply for CDBG funds towards the cost of demolishing the existing Community Commons building under the prevention/elimination of slum and blight - spot basis criteria, given the poor documented conditions of the existing building.

TIMELINE

Applications for the CDBG program are due May 27, 2016. Awards will be announced during the week of August 5, 2016.

ACTION TO BE TAKEN

City staff will give an update on the CDBG application process and present a series of resolutions for City Council consideration that are required as part of the application.

PUBLIC HEARING AGENDA

CITY OF NEW RICHMOND

Community Development Block Grant (CDBG)

Public Hearing

Monday - May 9, 2016, 7:00 PM

City of New Richmond Civic Center

156 East First Street

New Richmond, WI 54017



I. Purpose of Meeting

II. Basic Overview of the CDBG Program

III. State of Wisconsin CDBG Funding Programs & Eligibility:

- a. Housing (CDBG-HSG)
- b. Planning (CDBG-PLNG)
- c. Economic Development (CDBG-ED)
- d. Public Facilities for Economic Development (CDBG-PFED)

IV. New Richmond's Community Development Needs & Proposed Project for CDBG-PF Funding

V. Citizen Input Regarding Proposed Projects

Resolution Authorizing the
Submission of a
Community Development Block Grant (CDBG) Application

RESOLUTION #051601

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF NEW RICHMOND,

Relating to the City of New Richmond participation in the Community Development Block Grant–Public Facilities CDBG–PF program;

WHEREAS, Federal monies are available under the Community Development Block Grant (CDBG) program, administered by the Wisconsin Department of Administration (DOA) Division of Energy, Housing and Community Resources (DEHCR) for the purpose of the provision or development of a City plan (CDBG-PLNG), or for the provision or improvement of public facilities (CDBG-PF); and

WHEREAS, after public meeting and due consideration, the City Council has recommended that an application be submitted to DOA for the demolition of the Community Commons Building; and

WHEREAS, it is necessary for the City Council to approve the preparation and filing of an application for the City to receive funds from this program; and

WHEREAS, the City recognizes that, if awarded, DOA reimburses units of local government and eligible sub-recipients, for 50% of eligible project costs, up to \$500,000, and local units of government are responsible for at least 10% of the local matching fund share; and

WHEREAS, the City Council has reviewed the need for the proposed project(s) and the benefit(s) to be gained there from; and

NOW, THEREFORE, BE IT RESOLVED, that the City Council does hereby approve and authorize the preparation and filing of an application for the above-named project; and that the Mayor is hereby authorized to sign all necessary documents on behalf of the City ; and that authority is hereby granted to the City Council to take the necessary steps to prepare and file the application for funds under this program in accordance with this resolution; and

BE IT FURTHER RESOLVED, the City has secured the necessary 10% local share of matching funds.

ADOPTED on this 9th day of May, 2016.

Fred Horne, Mayor

ATTEST:

Tanya Reigel, City Clerk

Date _____

CITY OF NEW RICHMOND
CITIZEN PARTICIPATION PLAN
for the
COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM

PURPOSE

In order for the CDBG Program to operate effectively, and to address the needs of the citizens of the City of New Richmond, the entire population must be kept informed. The decision-making process must be open and consistent with State and Federal regulations. To accomplish this, the following plan will be followed:

PROGRAM OVERSIGHT

1. The City Council, and City Administrator, shall oversee the preparation of the Community Development Block Grant (CDBG) grant application.
2. To insure responsiveness to the needs of its citizens, the City shall provide for and encourage citizen participation. Particular emphasis shall be given to participation by persons of low- to- moderate income (LMI).

CITIZEN PARTICIPATION

1. The City shall distribute notification of all public meetings associated with the City's proposed and actual use of funds to 100 percent of the City or designated target area. The City will use direct mailings or place a notice in the City's shopper which reaches 100 percent of the City's population.

NOTICE OF HEARINGS

1. Official notice of hearings will be by public notice in the *New Richmond News* at least two full weeks prior to the hearing. In addition, the public notice shall be posted at the City municipal building. These notices will include time, place and date of meetings, as well as a brief agenda.
2. All notifications of meetings and available assistance must be worded in such a way as to encourage LMI participation. In addition, all meeting announcements shall include where, and during what time, information and records relating to the proposed and actual use of funds may be found.

REQUIRED PUBLIC HEARINGS

Public hearings shall be held to obtain citizen views and to enable them to respond to proposals at all stages of the CDBG Program, including the development of needs, the review of proposed activities and the review of program performance. Hearings shall be held after adequate notice, at times and locations convenient to potential or actual beneficiaries and with accommodations for persons with disabilities, and, if needed, for non-English speaking persons.

1. The first hearing will receive citizens' views and provide an explanation of:
 - a. Community development needs, objectives, and strategies.
 - b. The CDBG program including goals, objectives, application process, amount of funds available, timetable, eligible activities, etc.
2. The second hearing will receive citizens' views and provide a review of the performance of the funded activities.
3. The first public hearing shall be held during the development of the application for funds. The second public hearing shall be held during the implementation of the program. The City will attempt to have at least one of the public hearings in the service area (if applicable).

PROGRAM INFORMATION, FILES, and ASSISTANCE

1. Technical assistance will be provided to any citizen who requests information about program requirements. Assistance with the application process will be provided by City staff in the Community Development Department. A City staff member will meet with citizens on request.
2. The City will maintain, in the Community Development Department a record of all citizen participation efforts including minutes of meetings, newspaper clippings, and copies of notices and brochures.
3. Citizens will be invited to make proposals regarding the application. If suitable proposals are submitted in writing, a written response will be provided within 15 days. Every effort will be made to respond to all proposals prior to the final action on the subject.
4. Citizens may petition or request in writing assistance or changes.

The City staff will respond to all such requests within 15 days after the City Council has met to discuss the request.

COMPLAINTS

The City will handle citizen complaints about the program in a timely manner. By federal regulation the City will respond in writing to all written letters of complaint within 15 days after receipt of the complaint. The nature and disposition of verbal complaints will be reported in a complaint log. The first contact for complaints should be made to the [REDACTED].

In addition to the above procedure, any citizen wishing to object may complain directly to the following address:

Attention: Executive Staff Assistant
WI Department of Administration
Division of Energy, Housing and Community Resources, 5th Floor
P.O. Box #7970
Madison, WI 53707-7970

Written complaints should contain the following information and should be as specific as possible when describing:

- 1) The Program area being referenced: HOME, Community Development Block Grants for Housing (CDBG – Housing), Community Development Block Grants for Community Development (CDBG – Community Development), Emergency Solutions Grants (ESG), etc.;
- 2) The event resulting in the complaint;
- 3) The dates, details, and reason for the complaint; along with
- 4) The complainant's name, address, and telephone number.

NON-ENGLISH SPEAKING PERSONS

The City will regularly survey, monitor, and/or evaluate applicable data of the municipality to identify non-English speaking persons and will make all special efforts to assure them equal opportunity in the citizen's participation process.

Resolution to Adopt a Citizen Participation Plan

RESOLUTION #051602

WHEREAS, the City of New Richmond has applied for a Community Development Block Grant (CDBG); and

WHEREAS, the State of Wisconsin Department of Administration (DOA) and the U.S. Department of Housing and Urban Development (HUD) require recipients of Community Development Block Grant (CDBG) monies to have in place a Citizen Participation Plan; and

WHEREAS, the Citizen Participation Plan shall encourage citizen participation (especially by persons of low to moderate income), provide citizens reasonable and timely access to local meetings and information, provide for technical assistance, provide for public hearings, provide for complaint procedures, and accommodate non-English speaking residents; and

WHEREAS, City of New Richmond has prepared and publicly reviewed a Citizen Participation Plan;

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of New Richmond officially adopts the Citizen Participation Plan.

ADOPTED on this 9th day of May, 2016.

Fred Horne, Mayor

ATTEST:

Tanya Reigel, City Clerk

Date _____

Resolution to Adopt an Excessive Use of Force Ordinance

RESOLUTION #051603

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF NEW RICHMOND,

**POLICY ON CIVIL RIGHTS DEMONSTRATIONS
AND PROHIBITING USE OF EXCESSIVE FORCE**

WHEREAS Section 104 (L)(1) of Title I of the Housing and Community Development Act of 1974 as amended (42 U.S.C. 69 §5304) prohibits the State from expending or obligating any Community Development Block Grant funds to any unit of general local government that does not have or adopt a policy prohibiting the use of excessive force by local law enforcement agencies within its jurisdiction against any individuals engaged in nonviolent civil rights demonstrations; and a policy of enforcing State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such nonviolent civil rights demonstration within its jurisdiction;

AND WHEREAS it is in the interest of the City of New Richmond to pursue Community Development Block Grant Funds and to adopt policy that complies with Section 104 (L)(1) of Title I of the Housing and Community Development Act of 1974 as amended (42 USC 69 §5304);

NOW THEREFORE, BE IT RESOLVED BY THE MAYOR AND THE CITY COUNCIL OF THE CITY OF NEW RICHMOND:

It is Policy of the City to prohibit the use of excessive force by law enforcement agencies within the City's jurisdiction against any individuals engaged in nonviolent civil rights demonstrations.

It is Policy of the City to enforce applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such nonviolent civil rights demonstration within the City's jurisdiction.

The officials and employees of the City shall assist in the orderly prevention of all excessive force within the City of New Richmond by implementing the authority and enforcement procedures set forth in Title I of the Housing and Community Development Act of 1974.

The City Council directs the Chief of Police to implement this Resolution by amending applicable New Richmond Police Department procedures.

PASSED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF NEW RICHMOND.

This 9th day of May, 2016.

Fred Horne, Mayor

ATTEST:

Tanya Reigel, City Clerk

Resolution to Readopt the Fair Housing Ordinance

RESOLUTION #051604

A RESOLUTION TO READOPT SECTION 38-21 AND SECTION 38-22 OF THE MUNICIPAL CODE
OF THE CITY OF NEW RICHMOND
ADOPTING WISCONSIN STATUTES, SECTION 106.50, AS AMENDED,
RELATING TO THE EQUAL RIGHTS OF ALL PERSONS TO FAIR HOUSING, AND
PROVIDING MEANS FOR THE IMPLEMENTATION AND ENFORCEMENT THEREOF.

THE COMMON COUNCIL OF THE CITY OF NEW RICHMOND DOES ORDAIN AS FOLLOWS:

FAIR AND OPEN HOUSING

WHEREAS, the Common Council of the City of New Richmond recognizes its responsibilities under Section 106.50, Wisconsin Statutes, as amended, and endorses the concepts of fair and open housing for all persons and prohibition of discrimination therein;

THEREFORE, BE IT ORDAINED THAT:

- 1) The Common Council of the City of New Richmond hereby readopts Section 106.50, Wisconsin Statutes, as amended, and all subsequent amendments thereto.
- 2) The officials and employees of the City of New Richmond shall assist in the orderly prevention and removal of all discrimination in housing within the City of New Richmond by implementing the authority and enforcement procedures set forth in Section 106.50, Wisconsin Statutes, as amended.
- 3) The Municipal Clerk shall maintain forms for complaints to be filed under Section 106.50, Wisconsin Statutes, as amended, and shall assist any person alleging a violation thereof in the City of New Richmond to file a complaint thereunder with the Wisconsin Department of Work Force Development, Equal Rights Division, for enforcement of Section 106.50, Wisconsin Statutes, as amended.

Passed this 9th day of May, 2016.

Fred Horne, Mayor

ATTEST:

Tanya Reigel, City Clerk

RESIDENTIAL ANTIDISPLACEMENT AND RELOCATION ASSISTANCE PLAN FOR CDBG PROGRAMS

This Residential Anti-Displacement and Relocation Assistance Plan (RARAP) is prepared by the City of New Richmond in accordance with the Housing and Community Development Act of 1974, as amended; and HUD regulations at 24 CFR 42.325 and is applicable to our CDBG¹ projects.

Minimize Displacement

Consistent with the goals and objectives of activities assisted under the Act, the City of New Richmond will take the following steps to minimize the direct and indirect displacement of persons from their homes:

- Coordinate code enforcement with rehabilitation and housing assistance programs.
- Evaluate housing codes and rehabilitation standards in reinvestment areas to prevent undue financial burden on established owners and tenants.
- Stage rehabilitation of apartment units to allow tenants to remain in the building/complex during and after the rehabilitation, working with empty units first.
- Arrange for facilities to house persons who must be relocated temporarily during rehabilitation.
- Adopt policies to identify and mitigate displacement resulting from intensive public investment in neighborhoods.
- Adopt policies which provide reasonable protections for tenants faced with conversion to a condominium or cooperative.
- Where feasible, give priority to rehabilitation of housing, as opposed to demolition, to avoid displacement.
- If feasible, demolish or convert only dwelling units that are not occupied or vacant occupiable dwelling units (especially those units which are “lower-income dwelling units” as defined in 24 CFR 42.305).
- Target only those properties deemed essential to the need or success of the project.

¹ CDBG programs include: Entitlement Community Development Block Grant (CDBG) Program, State CDBG Program, CDBG Small Cities Program, Section 108 Loan Guarantee Program, CDBG Special Purpose Grants Program, and the Neighborhood Stabilization Program (NSP).

Relocation Assistance to Displaced Persons

The City of New Richmond will provide relocation assistance for lower-income tenants who, in connection with an activity assisted under the CDBG Program, move permanently or move personal property from real property as a direct result of the demolition of any dwelling unit or the conversion of a lower-income dwelling unit in accordance with the requirements of 24 CFR 42.350. A displaced person who is not a lower-income tenant, will be provided relocation assistance in accordance with the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, and implementing regulations at 49 CFR Part 24.

One-for-One Replacement of Lower-Income Dwelling Units

The City of New Richmond will replace all occupied and vacant occupiable lower-income dwelling units demolished or converted to a use other than lower-income housing in connection with a project assisted with funds provided under the CDBG Program in accordance with 24 CFR 42.375.

Before entering into a contract committing the City of New Richmond to provide funds for a project that will directly result in demolition or conversion of lower-income dwelling units, the City of New Richmond will make public by direct mailing or place a notice in the City's shopper which reaches 100 percent of the City's population. and submit to the State, under the State CDBG Program the following information in writing:

1. A description of the proposed assisted project;
2. The address, number of bedrooms, and location on a map of lower-income dwelling units that will be demolished or converted to a use other than as lower-income dwelling units as a result of an assisted project;
3. A time schedule for the commencement and completion of the demolition or conversion;
4. To the extent known, the address, number of lower-income dwelling units by size (number of bedrooms) and location on a map of the replacement lower-income housing that has been or will be provided. **NOTE: See also 24 CFR 42.375(d).**
5. The source of funding and a time schedule for the provision of the replacement dwelling units;
6. The basis for concluding that each replacement dwelling unit will remain a lower-income dwelling unit for at least 10 years from the date of initial occupancy; and
7. Information demonstrating that any proposed replacement of lower-income dwelling units with smaller dwelling units (e.g., a 2-bedroom unit with two 1-bedroom unit), or any proposed replacement of efficiency or single-room occupancy (SRO) units with units of a different size, is appropriate and consistent with the housing needs and priorities identified in the HUD-approved Consolidated Plan and 24 CFR 42.375(b).

To the extent that the specific location of the replacement dwelling units and other data in items 4 through 7 are not available at the time of the general submission, the City of New Richmond will identify the general location of such dwelling units on a map and complete the disclosure and submission requirements as soon as the specific data is available.

Replacement not Required Based on Unit Availability

Under 24 CFR 42.375(d), the City of New Richmond may submit a request to the State for a determination that the one-for-one replacement requirement does not apply based on objective data that there is an adequate supply of vacant lower-income dwelling units in standard condition available on

a non-discriminatory basis within the area.

Contacts

The Community Development Department, 715-246-4268, is responsible for tracking the replacement of lower-income dwelling units and ensuring that they are provided within the required period.

The Community Development Department, 715-246-4268, is responsible for providing relocation payments and other relocation assistance to any lower-income person displaced by the demolition of any dwelling unit or the conversion of lower-income dwelling units to another use.

Adopted on this 9th day of May, 2016.

Fred Horne, Mayor

ATTEST:

Tanya Reigel, City Clerk

Date _____

Resolution to Adopt an Anti-Displacement and Relocation Plan

RESOLUTION #051605

WHEREAS, the City of New Richmond has applied for a Community Development Block Grant (CDBG); and

WHEREAS, the State of Wisconsin Department of Administration (DOA) and the U.S. Department of Housing and Urban Development (HUD) require recipients of Community Development Block Grant (CDBG) monies to have in place an Anti-Displacement and Relocation Plan; and

WHEREAS, the Anti-Displacement and Relocation Plan shall encourage minimizing the direct and indirect displacement of persons from their homes; and

WHEREAS, the Anti-Displacement and Relocation Plan shall provide for relocation assistance to displaced persons; and

WHEREAS, the Anti-Displacement and Relocation Plan identifies a process for one-for-one replacement of occupied and vacant occupiable lower-income dwelling units demolished or converted to a use other than lower-income housing in connection with a project assisted with funds provided under the CDBG Program in accordance with 24 CFR 42.375.

WHEREAS, City Of New Richmond has prepared and publicly reviewed an Anti-Displacement and Relocation Plan;

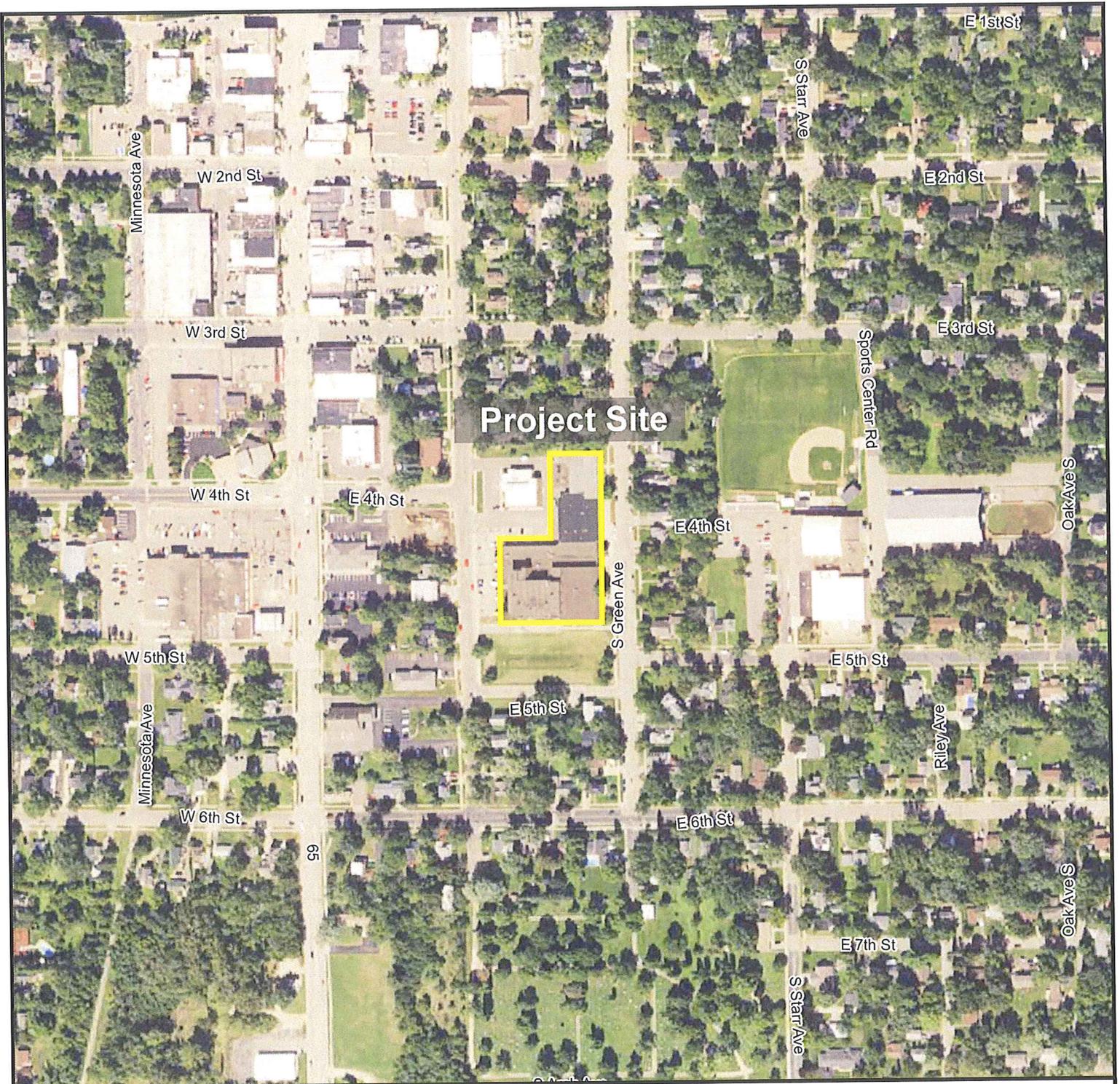
NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of New Richmond officially adopts the Anti-Displacement and Relocation Plan.

ADOPTED on this 9th day of May, 2016.

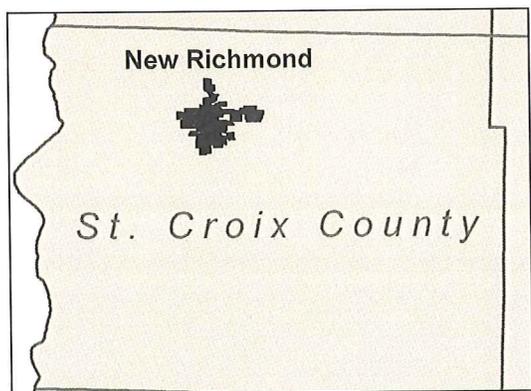
Fred Horne, Mayor

ATTEST:

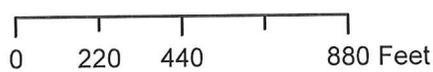
Tanya Reigel, City Clerk



CITY OF NEW RICHMOND, WI



Data Sources:
 USDA Aerial Image, 2015
 WI Dept. of Transportation



ECKBERG LAMMERS MEMORANDUM

TO: Mayor Fred Horne
New Richmond City Council

FROM: Andy Pratt, Finance Attorney

DATE: May 6, 2016

RE: ESR, Inc. Non-Profit Financing Request

ESR, Inc. (formally East Suburban Resources, Inc.), is looking to purchase an approximate 1.6-acre parcel of land in the City's industrial park, located at the corner of St. Croix Avenue and Wisconsin Drive. The City currently owns this property. ESR will then construct a new facility on this property to serve its mission to support adults with developmental disabilities and other special needs by helping them integrate into the larger community and gain meaningful employment. The total project cost is anticipated to be around \$1.0 million, \$850,000 of which ESR is proposing to borrow on a tax-exempt basis. ESR just completed a similar financing in Minnesota through the Washington County Housing and Redevelopment Authority, allowing ESR to finance the acquisition of some property in Forest Lake to assist its non-profit mission.

Municipalities may issue bonds and lend the proceeds to qualified 501(c)(3) entities such as ESR to assist with non-profit projects like this proposal. A bank typically buys the bond and provides the loan proceeds to the borrower. In this case, ESR, as the borrower, will be indebted to MidWestOne Bank of Stillwater, as the lender. The bond will be issued on a tax-exempt basis (i.e. the bond interest is tax-exempt to the lender, which provides some savings and allows the lender to lower the interest rate further). This is why the municipality is known as the "conduit" issuer of the bond.

Here, the City's Community Development Authority (CDA) will actually be the bond issuer. The CDA held a public hearing on this matter on May 5, 2016, and the financing proposal was unanimously approved by the CDA's Board of Commissioners. Under federal tax regulations for tax-exempt bonds, a governing body with "elected representatives" needs to issue the conduit debt, or at least consent to the issuance of the debt. This regulation requires the New Richmond City Council to consent to the bond before it may be issued. No additional public hearing is required to be held by the Council, and I have included a consenting resolution in your packet.

Most importantly, **there is no responsibility for the CDA or the City to repay any of this debt.** ESR is solely responsible to repay the debt over 20 years. MidWestOne Bank has done its due diligence on this financing, and will also take a mortgage against the property for security against nonpayment. **After the**

CDA issues the bonds and the transaction is closed, the CDA and the City will have no further obligations with regards to this issue. The only reason the City and the CDA are involved is that non-profit borrowers may only access tax-exempt interest rates through a conduit revenue bond with a municipality. The loan documents are being drafted to expressly absolve the City and the CDA from any repayment obligations.

It is anticipated that representatives from ESR and from Midwest Healthcare Capital, which is the company that structured the financing, will attend the City Council meeting on May 9 to answer any further questions. Again, no public hearing is required. Please contact me directly should you have any questions with this memorandum (651.351.2125; apratt@eckbergglammers.com).

RESOLUTION #051606

RESOLUTION APPROVING THE ISSUANCE OF A NON-PROFIT FACILITY REVENUE NOTE (ESR, INC. PROJECT), SERIES 2016A, BY THE COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF NEW RICHMOND, WISCONSIN

BE IT RESOLVED By the City Council (the "Council") of the City of New Richmond, Wisconsin (the "City"), as follows:

1. State Law Authorization. The law firm of Eckberg Lammers, P.C., bond counsel ("Bond Counsel"), has informed the City that Wisconsin Statutes, Section 66.1333, as amended (the "Act"), authorizes community development authorities to issue and sell revenue bonds in furtherance of the statutory purposes under the Act, including but not limited to carrying out development projects and urban renewal projects, encouraging well-planned, integrated, safe and healthful neighborhoods, the provision of a decent living environment, and adequate places for employment, and to lend the proceeds thereof to nonprofit corporations for the purpose of providing financing to remedy blighted and substandard conditions in community facilities, and to more fully meet the goals of the Act.

2. The Borrower and the Project. ESR, Inc. (the "Borrower") has represented to the City and the Issuer (hereafter defined) that it is a Minnesota nonprofit corporation and an organization described in Section 501(c)(3) of the Internal Revenue Code of 1986, as amended (the "Code"). The Borrower is proposing that the Community Development Authority of the City of New Richmond, Wisconsin (the "Issuer") assist with financing the acquisition of land by the Borrower in the City's industrial park, and the construction and equipping of a new facility to serve the Borrower's consumers (the "Project"). The new facility will consist of approximately 15,000 square feet, and will be located at the corner of St. Croix Avenue and Wisconsin Drive, within the City. The Borrower will use the Facility to assist the Borrower's mission of supporting adults with developmental disabilities and other special needs by helping them integrate into the larger community and gain meaningful employment.

(a) The Borrower has proposed that the Issuer therefore issue its Non-Profit Facility Revenue Note, Series 2016A (ESR, Inc. Project) (the "Note"), in an aggregate principal amount of \$832,300 under the Act to finance the Project.

(b) The City has been advised by Bond Counsel that the Note, as and when issued, will not constitute a charge, lien or encumbrance upon any property of the City or the Issuer, except the Project and the revenues to be derived from the Project. The Note will not be a charge against the general credit or taxing powers of the City or the Issuer, but is payable from sums to be paid by the Borrower pursuant to a revenue agreement between the Borrower and a participating financial institution.

3. Recital of Representations Made by the Borrower.

(a) The Borrower has agreed to pay any and all costs incurred by the City in connection with the issuance of the Note, whether or not such issuance is carried to completion.

(b) The Borrower has represented to the City that no public official of the City has either a direct or indirect financial interest in the Project nor will any public official either directly or indirectly benefit financially from the Project.

Section 4. Public Hearing; Applicable Elected Representative.

(a) As required by the Act and Section 147(f) of the Code, on April 21, 2016 a Notice of Public Hearing was published in the *New Richmond News*, as the official newspaper of the Issuer, not less than 14 days before the date of the public hearing on the Note, which was held by the Board of Commissioners of the Issuer on May 5, 2016, at which all those appearing who desired to speak were heard and written comments were eligible to be accepted.

(b) Bond Counsel has advised the City that this Council must consent to the issuance of the Note, as the City is the “applicable elected representative” under Section 147(f) of the Code and U.S. Treasury Regulations promulgated thereunder. The City created the Authority and appoints the Board of Commissioners of the Authority, so the City is the next higher governmental unit with jurisdiction over the Project that has an applicable elected representative.

Section 5. Approval. By this Resolution, this Council, as the “applicable elected representative,” gives the approval required under Section 147(f) of the Code and consents to the issuance of the Note.

This Resolution is hereby adopted by the City Council of the City of New Richmond, Wisconsin, on this 9th day of May, 2016.

Fred Horne, Mayor

ATTEST:

Tanya Reigel, City Clerk



156 East First Street
New Richmond, WI 54017
Ph 715-246-4268 Fax 715-246-7129
www.newrichmondwi.gov

TO: Mayor and City Council

FROM: Tanya Reigel, City Clerk

DATE: May 6, 2016

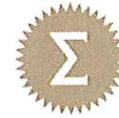
RE: Mayor's Appointment

Background

The Mayor would like to appoint Liz Kilibarda to the Library Board for another term. This appointment was missed when we did the majority of them last month.

Recommendation

This appointment requires Council approval.



Memo

To: City Council of the City of New Richmond, WI
From: Sean Lentz, Ehlers
Cc: Mike Darrow, City Administrator
Date: May 9, 2016
Subject: Project Plan Amendment to Tax Increment District No. 6

The City Council is being asked at its May 9th meeting to take action to amend the project plan of Tax Increment District No. 6. The District is an industrial district that was created in 1995, is eligible to incur expenditures until 2017, and must close no later than 2022 with a final revenue collection in 2023. It is currently on track to recover all of its expenses.

TIDs are eligible to incur expenses outside of but within ½ mile of their boundaries provided that the expenses are in a project plan that has been approved by the governing body and a Joint Review Board (JRB). A JRB is composed of one representative from each taxing jurisdiction (municipality, county, school district and technical college) and one at-large member of the public. The project plan for TID No. 6 does not currently include ½ mile projects. Passing the resolution will amend the project plan to include the following ½ mile projects:

- East Richmond Way & Dorsett: \$145,000 (2016)
- Doman Storm Water: \$30,000 (2017)
- 125th Street Sidewalk & Trails: \$250,000 (2017)

The City expects to finance these projects with general obligation debt. In order to fully recover the costs of these projects and other projects that are already in the project plan and will be completed this year, we estimate that the District would require an additional \$5.5 million of development. Passing the resolution will not obligate the City to make these expenditures, but rather will make them eligible to be charged to the TID should the City choose to proceed with them. The Amendment will be effective as of May 9th provided that the JRB subsequently approves it at a meeting scheduled for May 23rd.





City of New Richmond, WI Proposed Amendment to TID No. 6

Sean Lentz – Ehlers



5/9/2016





Discussion Topics

- Current situation of Tax Increment District No. 6
- Proposed amendment
 - Purpose
 - Finance plan
- Timeline

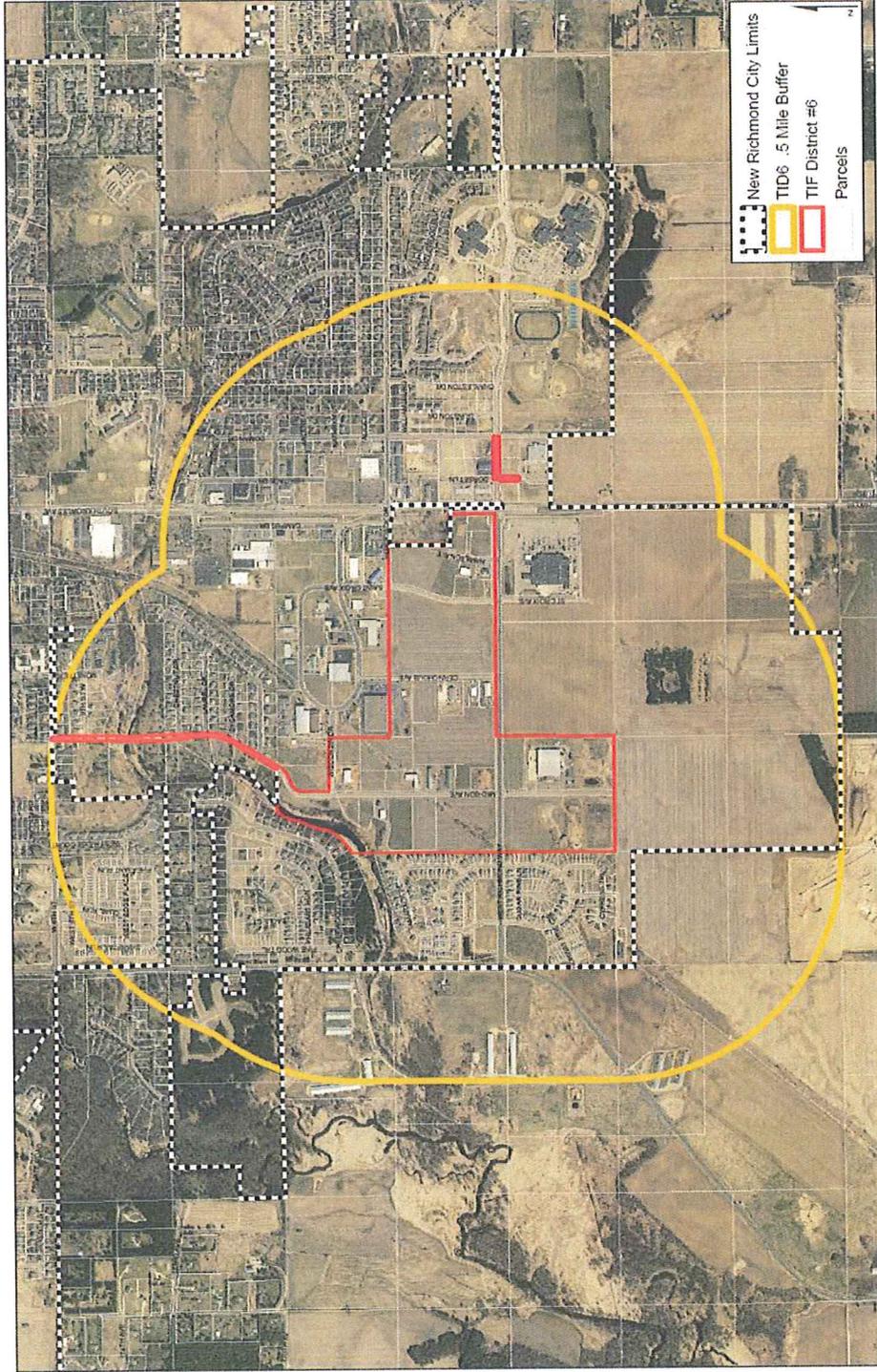


Tax Increment District No. 6

- Industrial district created in 1995
 - End of expenditure period: September 11, 2017
 - Maximum life: September 11, 2022
 - Final revenue collection: 2023
- Audited fund balance as of 12/31/2014 = \$397,321
- Estimated fund balance as of 12/31/2015 = \$500,779
- On track to recover all expenses by end of life



Tax Increment District No. 6



Proposed Amendment

- City is proposing to amend district to allow it to incur expenses outside of but within ½ mile of the District
- Proposed project costs:
 - East Richmond Way & Dorsett: \$145,000 (2016)
 - Doman Storm Water: \$ 30,000 (2017)
 - 125th Street Sidewalk & Trails: \$250,000 (2017)
- May also complete projects currently in project plan (expecting to borrow approximately \$568,000 this year for existing street and trail projects)





Finance Plan

- City expects to issue general obligation debt to cover expenses
- Total additional development of approximately \$5,500,000 would be required to fully fund new projects and projects already in project plan that are expected to be completed
- City will monitor the pace of development and may adjust the project list if necessary





Timeline

- **May 3:** Joint Review Board (JRB) selected public member and Plan Commission reviewed Amendment and made recommendation to Common Council to approve Amendment
- **Today:** Common Council votes on Amendment; becomes effective today provided subsequent JRB approval
- **May 23:** JRB will meet to vote on Amendment





EHLERS

LEADERS IN PUBLIC FINANCE

Sean Lentz
Senior Municipal Advisor

(651) 697-8509
slentz@ehlers-inc.com



AGENDA LANGUAGE

**TAX INCREMENTAL DISTRICT ITEMS
FOR
COMMON COUNCIL AGENDA**

**TAX INCREMENTAL DISTRICT NO. 6
PROJECT PLAN AMENDMENT**

**WITHIN THE
CITY OF NEW RICHMOND, WISCONSIN**

May 9, 2016 @ 7:00 p.m.

**New Richmond City Hall
*156 East First Street***

- A. Consideration of "Resolution Approving an Amendment to the Project Plan of Tax Incremental District No. 6, City of New Richmond, Wisconsin".

RESOLUTION #051607

**RESOLUTION APPROVING AN AMENDMENT TO THE PROJECT PLAN OF
TAX INCREMENTAL DISTRICT NO. 6,
CITY OF NEW RICHMOND, WISCONSIN**

WHEREAS, the City of New Richmond (the "City") has determined that use of Tax Incremental Financing is required to promote development and redevelopment within the City; and,

WHEREAS, Tax Incremental District No. 6 (the "District") was created by the City on September 11, 1995 as an industrial district; and,

WHEREAS, the City now desires to amend the Project Plan of the District in accordance with the provisions of Wisconsin Statutes Section 66.1105, (the "Tax Increment Law"); and,

WHEREAS, such amendment will allow for the District to incur project costs outside of, but within ½ mile of, the boundaries of the District as permitted under Wisconsin Statutes Section 66.1105(2)(f)1.n; and,

WHEREAS, an amended Project Plan for the District (the "Amendment") has been prepared that includes:

- a. A statement listing of the kind, number and location of all proposed public works or improvements within the District, or to the extent provided in Wisconsin Statutes Sections 66.1105(2)(f)1.k. and 66.1105(2)(f)1.n., outside of the District;
- b. An economic feasibility study;
- c. A detailed list of estimated project costs;
- d. A description of the methods of financing all estimated project costs and the time when the related costs or monetary obligations are to be incurred;
- e. A map showing existing uses and conditions of real property in the District;
- f. A map showing proposed improvements and uses in the District;
- g. Proposed changes of zoning ordinances, master plan, map, building codes and City ordinances;
- h. A list of estimated non-project costs;
- i. A statement of the proposed plan for relocation of any persons to be displaced;
- j. A statement indicating how the amendment of the District promotes the orderly development of the City;
- k. An opinion of the City Attorney or of an attorney retained by the City advising that the plan is complete and complies with Wisconsin Statutes Section 66.1105(4)(f).

WHEREAS, prior to its publication, a copy of the notice of public hearing was sent to the chief executive officers of St. Croix County, the New Richmond School District, and the Wisconsin Indianhead Technical College District, and any other entities having the power to levy taxes on property located within the District, in accordance with the procedures specified in the Tax Increment Law; and,

WHEREAS, in accordance with the procedures specified in the Tax Increment Law, the Plan Commission, on May 3, 2016 held a public hearing concerning the proposed amendment to the Project Plan, providing interested parties a reasonable opportunity to express their views thereon; and,

WHEREAS, after said public hearing, the Plan Commission adopted the Project Plan, and recommended to the Common Council that it amend the Project Plan for the District;

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of New Richmond that:

1. The boundaries of the District shall be named "Tax Incremental District No. 6, City of New Richmond", remain unchanged as specified in Exhibit A of this resolution.
2. That this Project Plan Amendment shall become effective as of the date of adoption of this resolution provided that it is further approved by the Joint Review Board.
3. The Common Council finds and declares that:
 - a. Not less than 50%, by area, of the real property within the District is and remains suitable for industrial sites and zoned for industrial use within the meaning of Wisconsin Statutes Section 66.1101.
 - b. Based upon the findings, as stated in 3.a. above, and the original findings as stated in the resolution creating the District, the District remains declared as an industrial district based on the identification and classification of the property included within the District.
 - c. The improvement of such area is likely to enhance significantly the value of substantially all of the other real property in the District.
 - d. The City estimates that less than 35% of the territory within the District will be devoted to retail business at the end of the District's maximum expenditure period, pursuant to Wisconsin Statutes Section 66.1105(5)(b).
 - e. The project costs of the District relate directly to promoting industrial development in the District consistent with the purpose for which the District was created.
 - f. Any real property within the District that is found suitable for industrial sites and is zoned for industrial use will remain zoned for industrial use for the life of the District.
4. The amended Project Plan for "Tax Incremental District No. 6, City of New Richmond" (attached as Exhibit B) is approved, and the City further finds the Plan is feasible and in conformity with the master plan of the City.

BE IT FURTHER RESOLVED THAT the City Clerk is hereby authorized and directed to notify the Wisconsin Department of Revenue, within 60 days of adoption of the amendment, that this amendment has taken place pursuant to the provisions of Wisconsin Statutes Section 66.1105(5)(cm).

BE IT FURTHER RESOLVED THAT pursuant to Section 66.1105(5)(f) of the Wisconsin Statutes that the City Assessor is hereby authorized and directed to make notations to the assessment roll under Wisconsin Statutes Section 70.45, and the City Clerk is hereby authorized and directed to make similar notations on the tax roll made under Wisconsin Statutes Section 70.65, pursuant to Wisconsin Statutes.

Adopted this _____ day of _____, 2016.

Mayor

City Clerk

EXHIBIT A -

**LEGAL BOUNDARY DESCRIPTION OR MAP OF
TAX INCREMENTAL DISTRICT NO. 6
CITY OF NEW RICHMOND**

THIS CAN BE FOUND IN THE PROJECT PLAN

EXHIBIT B -

PROJECT PLAN

THIS WILL BE HANDED OUT SEPARATELY



Memo

To: City Council of the City of New Richmond, WI
From: Sean Lentz, Ehlers
Cc: Mike Darrow, City Administrator
Nancy Petersen, Utility Finance Director
Date: May 9, 2016
Subject: Safe Drinking Water Loan

The Council is being asked to take actions at its May 9th meeting related to the issuance of a Safe Drinking Water Loan (SDWL). The SDWL will be issued to the State of Wisconsin and will reimburse the City's water utility for expenses incurred last year to recondition a water tower. The transaction will include the following financing:

- A loan in an amount of \$339,538, for a term of 20 years at an interest rate of 1.650% with principal payments on May 1 each year and interest payments on May 1 and November 1
- Principal forgiveness (grant) in an amount of \$59,919

Accepting the financing will require the Council to pass a resolution entitled:

Resolution Authorizing the Issuance and Sale of up to \$339,538 Water and Sewer Utility Revenue Bonds, Series 2016, and Providing for Other Details and Covenants with Respect Thereto, and Approval of Related \$399,457 Financial Assistance Agreement

Passing the resolution will secure all terms of the loan and approve the terms of the Financial Assistance Agreement (FAA). The FAA is an agreement with the State that details the obligations of the City relative to the financing and is a standard and required component of any SDWL. The City must accept the FAA in order to receive the loan and principal forgiveness.

The SDWL will be backed by the revenues of the water and sewer utilities and will be repaid by the water utility. The City will be pledging net revenues of the water and sewer utilities and will be on a parity basis with the outstanding Water and Sewer Utility Revenue Bonds, Series 2007B. The SDWL is not a general obligation of the City and can only be prepaid with permission from the State.



RESOLUTION #051608

RESOLUTION AUTHORIZING THE ISSUANCE AND
SALE OF UP TO \$339,538 WATER AND SEWER UTILITY REVENUE BONDS,
SERIES 2016, AND PROVIDING FOR OTHER DETAILS AND
COVENANTS WITH RESPECT THERETO

WHEREAS, the City of New Richmond, St. Croix County, Wisconsin (the "Municipality") owns and operates a water and sewer utility (the "System") which is operated for a public purpose as a public utility by the Municipality; and

WHEREAS, pursuant to a resolution adopted on May 11, 1998 (the "1998 Resolution"), the Municipality has heretofore issued its Water and Sewer Utility Revenue Bonds, Series 1998, dated May 27, 1998 (the "1998 Bonds"), which are payable from the income and revenues of the System; and

WHEREAS, pursuant to a resolution adopted on March 19, 2007 (the "2007 Resolution"), the Municipality has heretofore issued its Water and Sewer Utility Revenue Bonds, Series 2007B, dated April 10, 2007 (the "2007 Bonds"), which are payable from the income and revenues of the System; and

WHEREAS, the 1998 Bonds and the 2007 Bonds shall collectively be referred to as the "Prior Bonds"; and

WHEREAS, the 1998 Resolution and the 2007 Resolution shall collectively be referred to as the "Prior Resolutions"; and

WHEREAS, certain improvements to the System are necessary to meet the needs of the Municipality and the residents thereof, consisting of the construction of a project (the "Project") assigned Safe Drinking Water Loan Program Project No. 4861-05 by the Department of Natural Resources, and as described in the Department of Natural Resources approval letter for the plans and specifications of the Project, or portions thereof, issued under Section 281.41, Wisconsin Statutes, assigned No. W-2015-0207 and dated April 14, 2015 by the DNR; and

WHEREAS, under the provisions of Chapter 66, Wisconsin Statutes any municipality may, by action of its governing body, provide for purchasing, acquiring, constructing, extending, adding to, improving, operating and managing a public utility from the proceeds of bonds, which bonds are to be payable only from the revenues received from any source by such utility, including all rentals and fees; and

WHEREAS, the Municipality deems it to be necessary, desirable and in its best interest to authorize and sell water and sewer utility revenue bonds of the Municipality payable solely from the revenues of the System, pursuant to the provisions of Section 66.0621, Wisconsin Statutes, to pay the cost of the Project; and

WHEREAS, the Prior Resolutions permit the issuance of additional bonds on a parity with the Prior Bonds upon certain conditions, and those conditions have been met; and

WHEREAS, other than the Prior Bonds, no bonds or obligations payable from the revenues of the System are now outstanding.

NOW, THEREFORE, be it resolved by the Governing Body of the Municipality that:

Section 1. Definitions. The following terms shall have the following meanings in this Resolution unless the text expressly or by implication requires otherwise:

- (a) "Act" means Section 66.0621, Wisconsin Statutes;
- (b) "Bond Registrar" means the Municipal Treasurer which shall act as Paying Agent for the Bonds;
- (c) "Bonds" means the \$339,538 Water and Sewer Utility Revenue Bonds, Series 2016, of the Municipality dated their date of issuance, authorized to be issued by this Resolution;
- (d) "Bond Year" means the twelve-month period ending on each May 1;
- (e) "Current Expenses" means the reasonable and necessary costs of operating, maintaining, administering and repairing the System, including salaries, wages, costs of materials and supplies, insurance and audits, but shall exclude depreciation, debt service, tax equivalents and capital expenditures;
- (f) "Debt Service Fund" means the Water and Sewer Utility Revenue Bond Special Redemption Fund of the Municipality, which shall be the "special redemption fund" as such term is defined in the Act;
- (g) "Financial Assistance Agreement" means the Financial Assistance Agreement by and between the State of Wisconsin by the Department of Natural Resources and the Department of Administration and the Municipality pursuant to which the Bonds are to be issued and sold to the State, substantially in the form attached hereto and incorporated herein by this reference;
- (h) "Fiscal Year" means the twelve-month period ending on each December 31;
- (i) "Governing Body" means the Common Council, or such other body as may hereafter be the chief legislative body of the Municipality;
- (j) "Gross Earnings" means the gross earnings of the System, including earnings of the System derived from water and sewer charges imposed by the Municipality, all payments to the Municipality under any service agreements between the Municipality and any contract users of the System, and any other monies received from any source including all rentals and fees and any special assessments levied and collected in connection with the Project;

(k) "Municipal Treasurer" means the Treasurer of the Municipality who shall act as Bond Registrar and Paying Agent;

(l) "Municipality" means the City of New Richmond, St. Croix County, Wisconsin;

(m) "Net Revenues" means the Gross Earnings of the System after deduction of Current Expenses;

(n) "1998 Bonds" means the Municipality's Water and Sewer Utility Revenue Bonds, Series 1998, dated May 27, 1998;

(o) "1998 Resolution" means a resolution adopted by the Governing Body on May 11, 1998 authorizing the issuance of the 1998 Bonds;

(p) "Parity Bonds" means bonds payable from the revenues of the System other than the Bonds but issued on a parity and equality with the Bonds pursuant to the restrictive provisions of Section 11 of this Resolution;

(q) "Prior Bonds" means the 1998 Bonds and the 2007 Bonds, collectively;

(r) "Prior Resolutions" means the 1998 Resolution and the 2007 Resolution, collectively;

(s) "Project" means the Project described in the preamble to this Resolution. All elements of the Project are to be owned and operated by the Municipality as part of the System as described in the preamble hereto;

(t) "Record Date" means the close of business on the fifteenth day of the calendar month next preceding any principal or interest payment date;

(u) "System" means the entire water and sewer utility of the Municipality specifically including that portion of the Project owned by the Municipality and including all property of every nature now or hereafter owned by the Municipality for the extraction, collection, treatment, storage and distribution of water and for the collection, transmission, treatment and disposal of domestic and industrial sewerage and waste, including all improvements and extensions thereto made by the Municipality while any of the Bonds and Parity Bonds remain outstanding, including all real and personal property of every nature comprising part of or used or useful in connection with such water and sewer utility and including all appurtenances, contracts, leases, franchises, and other intangibles;

(v) "2007 Bonds" means the Municipality's Water and Sewer Utility Revenue Bonds, Series 2007B, dated April 10, 2007; and

(w) "2007 Resolution" means a resolution adopted by the Governing Body on March 19, 2007 authorizing the issuance of the 2007 Bonds.

Section 2. Authorization of the Bonds and the Financial Assistance Agreement. For the purpose of paying the cost of the Project (including legal, fiscal, engineering and other expenses), there shall be borrowed on the credit of the income and revenue of the System up to the sum of \$339,538; and fully registered revenue bonds of the Municipality are authorized to be issued in evidence thereof and sold to the State of Wisconsin Safe Drinking Water Loan Program in accordance with the terms and conditions of the Financial Assistance Agreement, which is incorporated herein by this reference and the Mayor and City Clerk of the Municipality are hereby authorized, by and on behalf of the Municipality, to execute the Financial Assistance Agreement.

Section 3. Terms of the Bonds. The Bonds shall be designated "Water and Sewer Utility Revenue Bonds, Series 2016" (the "Bonds"); shall be dated their date of issuance; shall be numbered one and upward; shall bear interest at the rate of 1.650% per annum; shall be issued in denominations of \$0.01 or any integral multiple thereof; and shall mature on the dates and in the amounts as set forth in Exhibit B of the Financial Assistance Agreement and in the Bond form attached hereto as Exhibit A as it is from time to time adjusted by the State of Wisconsin based upon the actual draws made by the Municipality. Interest on the Bonds shall be payable commencing on November 1, 2016 and semiannually thereafter on May 1 and November 1 of each year. The Bonds shall not be subject to redemption prior to maturity except as provided in the Financial Assistance Agreement.

The schedule of maturities of the Bonds is found to be such that the amount of annual debt service payments is reasonable in accordance with prudent municipal utility practices.

Section 4. Form, Execution, Registration and Payment of the Bonds. The Bonds shall be issued as registered obligations in substantially the form attached hereto as Exhibit A and incorporated herein by this reference.

The Bonds shall be executed in the name of the Municipality by the manual signatures of the Mayor and City Clerk, and shall be sealed with its official or corporate seal, if any.

The principal of, premium, if any, and interest on the Bonds shall be paid by the Municipal Treasurer, who is hereby appointed as the Municipality's Bond Registrar.

Both the principal of and interest on the Bonds shall be payable in lawful money of the United States of America by the Bond Registrar. Payment of principal of the final maturity on the Bond will be payable upon presentation and surrender of the Bond to the Bond Registrar. Payment of principal on the Bond (except the final maturity) and each installment of interest shall be made to the registered owner of each Bond who shall appear on the registration books of the Municipality, maintained by the Bond Registrar, on the Record Date and shall be paid by check or draft of the Municipality and mailed to such registered owner at his or its address as it appears on such registration books or at such other address may be furnished in writing by such registered owner to the Bond Registrar.

Section 5. Security for the Bonds. The Bonds, together with interest thereon, shall not constitute an indebtedness of the Municipality nor a charge against its general credit or taxing power. The Bonds, together with interest thereon, shall be payable only out of the Debt Service Fund hereinafter created and established, and shall be a valid claim of the registered owner or owners thereof only against such Debt Service Fund and the revenues of the System pledged to such fund, on a parity with the pledge granted to the holders of the Prior Bonds. Sufficient revenues are hereby pledged to said Debt Service Fund, and shall be used for no other purpose than to pay the principal of, premium, if any, and interest on the Prior Bonds, the Bonds and any Parity Bonds as the same becomes due.

Section 6. Funds and Accounts. In accordance with the Act, for the purpose of the application and proper allocation of the revenues of the System, and to secure the payment of the principal of and interest on the Prior Bonds, the Bonds and Parity Bonds, certain funds of the System which were created and established by a resolution adopted June 27, 1988 and are hereby continued, shall be used solely for the following respective purposes:

- (a) Operation and Maintenance Fund, which shall be used for the payment of Current Expenses.
- (b) Water and Sewer Utility Revenue Bond Special Redemption Fund (the "Debt Service Fund"), which shall be used for the payment of the principal of, premium, if any, and interest on the Prior Bonds, the Bonds and Parity Bonds as the same becomes due. The Reserve Account provided by the 2007 Resolution within the Debt Service Fund is not pledged to and shall under no circumstances be used to pay principal of or interest on the 1998 Bonds or the Bonds and moneys in the Reserve Account shall under no circumstances be used to pay principal of or interest on the Bonds.
- (c) Depreciation Fund, which shall be used to provide a proper and adequate depreciation account for the System.
- (d) Water and Sewer Utility Surplus Fund (the "Surplus Fund"), which shall first be used whenever necessary to meet requirements of the Operation and Maintenance Fund including the one month reserve, the Debt Service Fund including the Reserve Account and the Depreciation Fund. Any money then remaining in the Surplus Fund at the end of any Fiscal Year may be used only as permitted and in the order specified in Section 66.0811(2), Wis. Stats.; provided that no money shall be transferred from the Surplus Fund to the general fund of the Municipality. Money thereafter remaining in the Surplus Fund may be transferred to any of the funds or accounts provided in this section.

Section 7. Application of Revenues. After the delivery of the Bonds, the Gross Earnings of the System shall be transferred monthly to the funds listed below in the following order of priority and in the manner set forth below:

- (a) to the Operation and Maintenance Fund, in an amount equal to the estimated Current Expenses for such month and for the following month (after giving effect to available amounts in said Fund from prior deposits);
- (b) to the Debt Service Fund, an amount equal to one-sixth (1/6) of the next installment of interest coming due on the Prior Bonds, the Bonds and any Parity Bonds then outstanding and an amount equal to one-twelfth (1/12) of the installment of principal of the Prior Bonds, the Bonds and any Parity Bonds coming due during such Bond Year (after giving effect to available amounts in said Fund from accrued interest, any premium or any other source), and any amount required by the 2007 Resolution or future resolutions authorizing the issuance of Parity Bonds to fund the Reserve Account;
- (c) to the Depreciation Fund, an amount determined by the Governing Body to be sufficient to provide a proper and adequate depreciation account for the System; and
- (d) to the Surplus Fund, any amount remaining after the monthly transfers required above have been completed.

Transfers to the Operation and Maintenance Fund, the Debt Service Fund, the Depreciation Fund and the Surplus Fund shall be made monthly not later than the tenth day of each month, and such transfer shall be applicable to monies as of the last day of the month preceding. Any other transfers and deposits to any fund required or permitted by subsection (a) through (d) of this Section, except transfers or deposits which are required to be made immediately or annually, shall be made on or before the tenth day of the month. Any transfer or deposit required to be made at the end of any Fiscal Year shall be made within sixty (60) days after the close of such Fiscal Year. If the tenth day of any month shall fall on a day other than a business day, such transfer or deposit shall be made on the next succeeding business day.

It is the express intent and determination of the Governing Body that the amounts deposited in the Debt Service Fund shall be sufficient in any event to pay the interest on the Prior Bonds, the Bonds and any Parity Bonds as the same accrues and the principal thereof as the same matures, and to fund the Reserve Account for the 2007 Bonds or any Parity Bonds secured thereby.

Section 8. Deposits and Investments. The Debt Service Fund shall be kept apart from monies in the other funds and accounts of the Municipality and the same shall be used for no purpose other than the prompt payment of principal of and interest on the Prior Bonds, the Bonds and any Parity Bonds as the same becomes due and payable. All monies therein shall be deposited in special and segregated accounts in a public depository selected under Chapter 34, Wisconsin Statutes and may be temporarily invested until needed in legal investments subject to the provisions of Section 66.0603(1m), Wisconsin Statutes. The other funds herein created (except the Water and Sewer Utility SDWLP Project Fund) may be combined in a single account in a public depository selected in the manner set forth above and may be temporarily invested until needed in legal investments subject to the provisions of Section 66.0603(1m), Wisconsin Statutes.

Section 9. Service to the Municipality. The reasonable cost and value of services rendered to the Municipality by the System by furnishing water and sewer utility services for public purposes shall be charged against the Municipality and shall be paid in monthly installments as the service accrues, out of the current revenues of the Municipality collected or in the process of collection, exclusive of the revenues derived from the System; that is to say, out of the tax levy of the Municipality made by it to raise money to meet its necessary current expenses. The reasonable cost and value of such service to the Municipality in each year shall be equal to an amount which, together with other revenues of the System, will produce in each Fiscal Year Net Revenues equivalent to not less than the annual principal and interest requirements on the Prior Bonds, the Bonds, any Parity Bonds and any other obligations payable from the revenues of the System then outstanding, times the greater of (i) 110% or (ii) the highest debt service coverage ratio required with respect to any obligations payable from revenues of the System then outstanding. However, such payment out of the tax levy shall be subject to (a) approval of the Public Service Commission, or successors to its function, if applicable, (b) yearly appropriations therefor, and (c) applicable levy limitations, if any; and neither this Resolution nor such payment shall be construed as constituting an obligation of the Municipality to make any such appropriation over and above the reasonable cost and value of the services rendered to the Municipality and its inhabitants or to make any subsequent payment over and above such reasonable cost and value.

Section 10. Operation of System; Municipality Covenants. It is covenanted and agreed by the Municipality with the owner or owners of the Bonds, and each of them, that the Municipality will perform all of the obligations of the Municipality as set forth in the Financial Assistance Agreement.

Section 11. Additional Bonds. The Bonds are issued on a parity with the Prior Bonds as to the pledge of revenues of the System. No bonds or obligations payable out of the revenues of the System may be issued in such manner as to enjoy priority over the Bonds. Additional obligations may be issued if the lien and pledge is junior and subordinate to that of the Bonds. Parity Bonds may be issued only under the following circumstances:

(a) Additional Parity Bonds may be issued for the purpose of completing the Project and for the purpose of financing costs of the Project which are ineligible for payment under the State of Wisconsin Safe Drinking Water Loan Program. However, such additional Parity Bonds shall be in an aggregate amount not to exceed 20% of the face amount of the Bonds; or

(b) Additional Parity Bonds may also be issued if all of the following conditions are met:

(1) The Net Revenues of the System for the Fiscal Year immediately preceding the issuance of such additional bonds must have been in an amount at least equal to the maximum annual interest and principal requirements on all bonds outstanding payable from the revenues of the System, and on the bonds then to be issued, times the greater of (i) 1.10 or (ii) the highest debt service

coverage ratio to be required with respect to the Additional Parity Bonds to be issued or any other obligations payable from the revenues of the System then outstanding. Should an increase in permanent rates and charges, including those made to the Municipality, be properly ordered and made effective during the Fiscal Year immediately prior to the issuance of such additional bonds or during that part of the Fiscal Year of issuance prior to such issuance, then Net Revenues for purposes of such computation shall include such additional revenues as an independent certified public accountant, consulting professional engineer or the Wisconsin Public Service Commission may certify would have accrued during the prior Fiscal Year had the new rates been in effect during that entire immediately prior Fiscal Year.

(2) The payments required to be made into the funds enumerated in Section 6 of this Resolution must have been made in full.

(3) The additional bonds must have principal maturing on May 1 of each year and interest falling due on May 1 and November 1 of each year.

(4) The proceeds of the additional bonds must be used only for the purpose of providing extensions or improvements to the System, or to refund obligations issued for such purpose.

Section 12. Sale of Bonds. The sale of the Bonds to the State of Wisconsin Safe Drinking Water Loan Program for the purchase price of up to \$339,538 and at par, is ratified and confirmed; and the officers of the Municipality are authorized and directed to do any and all acts, including executing the Financial Assistance Agreement and the Bonds as hereinabove provided, necessary to conclude delivery of the Bonds to said purchaser, as soon after adoption of this Resolution as is convenient. The purchase price for the Bonds shall be paid upon requisition therefor as provided in the Financial Assistance Agreement, and the officers of the Municipality are authorized to prepare and submit to the State requisitions and disbursement requests in anticipation of the execution of the Financial Assistance Agreement and the issuance of the Bonds.

Section 13. Application of Bond Proceeds. The proceeds of the sale of the Bonds shall be deposited by the Municipality into a special fund designated as "Water and Sewer Utility SDWLP Project Fund." The Water and Sewer Utility SDWLP Project Fund shall be used solely for the purpose of paying the costs of the Project as more fully described in the preamble hereof and in the Financial Assistance Agreement. Moneys in the Water and Sewer Utility SDWLP Project Fund shall be disbursed within three (3) business days of their receipt from the State of Wisconsin and shall not be invested in any interest-bearing account.

Section 14. Amendment to Resolution. After the issuance of any of the Bonds, no change or alteration of any kind in the provisions of this Resolution may be made until all of the Bonds have been paid in full as to both principal and interest, or discharged as herein provided, except: (a) the Municipality may, from to time, amend this Resolution without the consent of any of the owners of the Bonds, but only to cure any ambiguity, administrative conflict, formal defect, or omission or procedural inconsistency of this Resolution; and (b) this Resolution may

be amended, in any respect, with a written consent of the owners of not less than two-thirds (2/3) of the principal amount of the Bonds then outstanding, exclusive of Bonds held by the Municipality; provided, however, that no amendment shall permit any change in the pledge of revenues derived from the System or the maturity of any Bond issued hereunder, or a reduction in the rate of interest on any Bond, or in the amount of the principal obligation thereof, or in the amount of the redemption premium payable in the case of redemption thereof, or change the terms upon which the Bonds may be redeemed or make any other modification in the terms of the payment of such principal or interest without the written consent of the owner of each such Bond to which the change is applicable.

Section 15. Defeasance. When all Bonds have been discharged, all pledges, covenants and other rights granted to the owners thereof by this Resolution shall cease. The Municipality may discharge all Bonds due on any date by irrevocably depositing in escrow with a suitable bank or trust company a sum of cash and/or bonds or securities issued or guaranteed as to principal and interest of the U.S. Government, or of a commission, board or other instrumentality of the U.S. Government, maturing on the dates and bearing interest at the rates required to provide funds sufficient to pay when due the interest to accrue on each of said Bonds to its maturity or, at the Municipality's option, if said Bond is prepayable to any prior date upon which it may be called for redemption, and to pay and redeem the principal amount of each such Bond at maturity, or at the Municipality's option, if said Bond is prepayable, at its earliest redemption date, with the premium required for such redemption, if any, provided that notice of the redemption of all prepayable Bonds on such date has been duly given or provided for.

Section 16. Rebate Fund. Unless the Bonds are exempt from the rebate requirements of the Internal Revenue Code of 1986, as amended (the "Code"), the Municipality shall establish and maintain, so long as the Bonds and any Parity Bonds are outstanding, a separate account to be known as the "Rebate Fund." The sole purpose of the Rebate Fund is to provide for the payment of any rebate liability with respect to the Bonds under the relevant provisions of the Code and the Treasury Regulations promulgated thereunder (the "Regulations"). The Rebate Fund shall be maintained by the Municipality until all required rebate payments with respect to the Bonds have been made in accordance with the relevant provisions of the Code and the Regulations.

The Municipality hereby covenants and agrees that it shall pay to the United States from the Rebate Fund, at the times and in the amounts and manner required by the Code and the Regulations, the portion of the "rebate amount" (as defined in Section 1.148-3(b) of the Regulations) that is due as of each "computation date" (within the meaning of Section 1.148-3(e) of the Regulations). As of the date of this Resolution, the provisions of the Regulations specifying the required amounts of rebate installment payments and the time and manner of such payments are contained in Sections 1.148-3(f) and (g) of the Regulations, respectively. Amounts held in the Rebate Fund and the investment income therefrom are not pledged as security for the Bonds or any Parity Bonds and may only be used for the payment of any rebate liability with respect to the Bonds.

The Municipality may engage the services of accountants, attorneys or other consultants necessary to assist it in determining the rebate payments, if any, owed to the United States with respect to the Bonds. The Municipality shall maintain or cause to be maintained records of determinations of rebate liability with respect to the Bonds for each computation date until six (6) years after the retirement of the last of the Bonds. The Municipality shall make such records available to the State of Wisconsin upon reasonable request therefor.

Section 17. Resolution a Contract. The provisions of this Resolution shall constitute a contract between the Municipality and the owner or owners of the Bonds, and after issuance of any of the Bonds no change or alteration of any kind in the provisions of this Resolution may be made, except as provided in Section 14, until all of the Bonds have been paid in full as to both principal and interest. The owner or owners of any of the Bonds shall have the right in addition to all other rights, by mandamus or other suit or action in any court of competent jurisdiction, to enforce such owner's or owners' rights against the Municipality, the Governing Body thereof, and any and all officers and agents thereof including, but without limitation, the right to require the Municipality, its Governing Body and any other authorized body, to fix and collect rates and charges fully adequate to carry out all of the provisions and agreements contained in this Resolution.

Section 18. Continuing Disclosure. The officers of the Municipality are hereby authorized and directed, if requested by the State of Wisconsin, to provide to the State of Wisconsin Safe Drinking Water Loan Program and to such other persons or entities as directed by the State of Wisconsin such ongoing disclosure regarding the Municipality's financial condition and other matters, at such times and in such manner as the Safe Drinking Water Loan Program may require, in order that securities issued by the Municipality and the State of Wisconsin satisfy rules and regulations promulgated by the Securities and Exchange Commission under the Securities Exchange Act of 1934, as amended and as it may be amended from time to time, imposed on brokers and dealers of municipal securities before the brokers and dealers may buy, sell, or recommend the purchase of such securities.

Section 19. Conflicting Resolutions. All ordinances, resolutions (other than the Prior Resolutions), or orders, or parts thereof heretofore enacted, adopted or entered, in conflict with the provisions of this Resolution, are hereby repealed and this Resolution shall be in effect from and after its passage. In case of any conflict between this Resolution and the Prior Resolutions, the Prior Resolutions shall control as long as any of the respective Prior Bonds are outstanding.

Passed: May 9, 2016

Approved: May 9, 2016

Frederick Horne
Mayor

Attest:

Tanya N. Reigel
City Clerk

State of Wisconsin
Department of Natural Resources
Bureau of Community Financial Assistance
101 South Webster Street
PO Box 7921
Madison, Wisconsin 53707-7921
(608) 266-7555

Financial Assistance Agreement
Safe Drinking Water Loan Program
Form 8700-214 rev 02/16

STATE OF WISCONSIN SAFE DRINKING WATER LOAN PROGRAM
FINANCIAL ASSISTANCE AGREEMENT WITH PRINCIPAL FORGIVENESS

STATE OF WISCONSIN
DEPARTMENT OF NATURAL RESOURCES
DEPARTMENT OF ADMINISTRATION

and

CITY OF NEW RICHMOND

\$399,457 With \$59,919 PRINCIPAL FORGIVENESS

FINANCIAL ASSISTANCE AGREEMENT

Dated as of May 25, 2016

This constitutes a **Financial Assistance Agreement** under the State of Wisconsin's Safe Drinking Water Loan Program. This agreement is awarded pursuant to ss. 281.59 and 281.61, Wis. Stats. The purpose of this agreement is to award financial assistance from the Safe Drinking Water Loan Program. This agreement also discloses the terms and conditions of this award.

This agreement is only effective when signed by authorized officers of the municipality and an authorized officer of the State of Wisconsin Department of Natural Resources and State of Wisconsin Department of Administration.

The Department of Natural Resources and the Department of Administration may rescind or terminate this agreement if the municipality fails to comply with the terms and conditions contained within. Any determination or certification made in this agreement by the Department of Natural Resources or the Department of Administration is made solely for the purpose of providing financial assistance under the Safe Drinking Water Loan Program.

Municipal Identification No. 55261
Safe Drinking Water Loan Program Project No. 4861-05

- (b) date of each disbursement,
- (c) the series of Bonds from which each disbursement is made,
- (d) principal amounts repaid, and
- (e) outstanding principal balance.

"Municipal Obligation Counsel Opinion" means the opinion of counsel satisfactory to DOA, issued in conjunction with the Municipal Obligations, stating that:

- (a) the FAA and the performance by the Municipality of its obligations thereunder have been duly authorized by all necessary actions by the governing body of the Municipality, and the FAA has been duly executed and delivered by the Municipality;
- (b) the Municipal Obligations have been duly authorized, executed, and delivered by the Municipality and sold to the SDWLP;
- (c) each of the FAA and the Municipal Obligations constitutes a legal, valid, and binding obligation of the Municipality, enforceable against the Municipality in accordance with its respective terms (provided that enforceability thereof may be subject to bankruptcy, insolvency, reorganization, moratorium, and other similar laws affecting creditors' rights heretofore or hereafter enacted to the extent constitutionally applicable and that its enforcement may also be subject to the exercise of judicial discretion in appropriate cases);
- (d) the Municipal Obligations constitute special obligations of the Municipality secured as to payment of principal, interest and redemption price by the pledged revenues as set forth therein;
- (e) interest on the Municipal Obligations is not included in gross income of the owners thereof for federal income taxation purposes under existing laws, regulations, rulings and judicial decisions;
- (f) the Municipal Obligations are not "arbitrage bonds" within the meaning of Section 148 of the Code and the arbitrage regulations; and
- (g) the Municipal Obligations are not "private activity bonds" as defined in Section 141(a) of the Code.

"Municipal Obligation Resolution" means that action taken by the governing body of the Municipality authorizing the issuance of the Municipal Obligations.

"Municipal Obligations" means the bonds or notes issued and delivered by the Municipality to the SDWLP, a specimen copy of which is included in the Municipal Obligations transcript in exchange for the portion of the Loan which is not subject to Principal Forgiveness.

"Municipality" means the City of New Richmond, a "local governmental unit" within the meaning of the Act, duly organized and existing under the laws of the State, and any successor entity.

"Parity Obligations" means the Municipality's \$2,823,953 Water and Sewer Utility Revenue Bonds, Series 1998, dated May 27, 1998; its \$2,865,000 Water and Sewer Utility Revenue Bonds, Series 2007B, dated April 10, 2007; and any other obligations issued on a parity with the Municipal Obligations pursuant to the restrictive provisions of Section 11 of the Municipal Obligation Resolution.

"Plans and Specifications" means the Project design plans and specifications assigned No. W-2015-0207, approved by DNR on April 14, 2015, as the same may be amended or modified from time to time in accordance with this FAA.

"Principal Forgiveness" means Financial Assistance received in the form of forgiveness of Loan principal amount pursuant to the Act, Regulations, and this FAA of which no repayment thereof shall be required except as may be required per the Act, Regulations, or this FAA. The amount of principal forgiveness available for this Project as of the date of this FAA is \$59,919.

"Progress payments" means payments for work in place and materials or equipment that have been delivered or are stockpiled in the vicinity of the construction site. This includes payments for undelivered specifically manufactured equipment if: (1) designated in the specifications, (2) could not be readily utilized or diverted to another job, and (3) a fabrication period of more than 6 months is anticipated.

"Project" means the project assigned SDWLP Project No. 4861-05 by DNR, described in the Project Manager Summary Page (Exhibit F), and further described in the DNR approval letter(s) for the Plans and Specifications, or portions thereof, issued under s. 281.41, Wis. Stats.

"Project Costs" means the costs of the Project that are eligible for financial assistance from the SDWLP under the Act, which are allowable costs under the Regulations, which have been incurred by the Municipality, an estimate of which is set forth in Exhibit A hereto and made a part hereof.

"Regulations" means chs. NR 166, NR 809 and NR 811, Wis. Adm. Code, the regulations of DNR, and ch. Adm. 35, Wis. Adm. Code, the regulations of DOA, adopted pursuant to and in furtherance of the Act, as such may be adopted or amended from time to time.

"Safe Drinking Water Act" means the federal Safe Drinking Water Act, 42 U.S.C. 300f to 300j-26.

"SDWLP" means State of Wisconsin Safe Drinking Water Loan Program, established pursuant to ss. 281.59 and 281.61, Wis. Stats., and managed and administered by DNR and DOA.

"Series Resolution" or "Supplemental Resolution" shall have the meaning set forth in the General Resolution.

"State" means the State of Wisconsin.

"Substantial Completion" means the point in time when the Project is operational or capable of being operated.

"Trustee" means the trustee appointed by the State pursuant to the General Resolution and any successor trustee.

"Use of American Iron and Steel" means the requirements contained in section 424 of P.L. 114-113, the Consolidated Appropriations Act of 2016.

"User Fees" means fees charged or to be charged to users of the Project or the Combined Utility of which the Project is a part pursuant to the Water Rates or otherwise.

"Water Diversion Permit" means a DNR permit issued to the Municipality under s. 30.18(2), Wis. Stats., to divert water from a stream or lake in Wisconsin.

"Water Rates" means a charge or system of charges levied on users of a water system for the user's proportional share of the revenue requirement of a water system, which consists of operation and maintenance expenses, depreciation, taxes, and return on investment, and which includes charges made to users of the Municipality's sewerage system.

"Water System" means all structures, conduits and appurtenances by means of which water is delivered to consumers except piping and fixtures inside buildings served and service pipes from buildings to street mains.

(s) The Municipality represents that it has satisfied all the applicable requirements in ss. 281.61(3), (4), (5) and (8m), Wis. Stats., and ch. NR 166, Wis. Adm. Code.

(t) The Municipality has adopted a rate, charge, or assessment schedule that will generate annually sufficient revenue to pay the principal of and interest on the Municipal Obligations.

(u) The Municipality is in substantial compliance with all conditions, requirements and terms of financial assistance previously awarded through any federal construction grants program and the SDWLP.

(v) The Municipality has met all terms and conditions contained within, and has received DNR approval for the Municipality's Plans and Specifications for the Project described in the definitions hereof.

(w) The Municipality represents that it has submitted to DNR a bid tabulation for the Project, with a recommendation to DNR for review and concurrence. The Substantial Completion date of the Project was July 2, 2015.

(x) The Municipality acknowledges that s. 281.59(11)(b), Wis. Stats., and the General Resolution provide that if the Municipality fails to repay the Loan when due, the State shall recover amounts due the SDWLP by deducting those amounts from any State payments due the Municipality.

This means that the following State payments would have been subject to this deduction:

	Transportation	State-shared	Total
2014	\$524,860.29	\$466,400.26	\$991,260.55
2015	\$488,169.11	\$466,138.07	\$954,307.18

The amount of State payments anticipated for this year, among others, and as changed or modified from time to time, that are subject to this deduction are:

2016	\$476,911.00	\$466,169.80	\$943,080.80
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These are not the entire amounts of State aid distributed to the Municipality. Other State aid is subject to intercept on failure of the Municipality to make full Loan payments due the SDWLP.

The Municipality acknowledges that ss. 281.59(11)(b) and 70.60, Wis. Stats., and the General Resolution, provide that if the Municipality fails to repay the Loan when due, the State shall recover amounts due the SDWLP by adding a special charge to the amount of taxes apportioned to and levied upon the county in which the Municipality is located.

(y) The Municipality acknowledges that the State reserves the right upon default by the Municipality hereunder to have a receiver appointed to collect User Fees from the operation of the Municipality's Water System or, in the case of a joint utility system, to bill the users of the Municipality's Water System directly.

(z) The representations of the Municipality in the Application are true and correct as of the date of this FAA and are incorporated herein by reference as if fully set forth in this place.

(aa) There has been no material adverse change in the financial condition or operation of the Municipality or the Project since the submission date of the Application.

IN WITNESS WHEREOF, the SDWLP and the Municipality have caused this FAA to be executed and delivered, as of the date and year first above written.

CITY OF NEW RICHMOND

By: _____
Fred Horne
Mayor

Attest: _____
Tanya Reigel
City Clerk

STATE OF WISCONSIN
DEPARTMENT OF ADMINISTRATION

By: _____
Authorized Officer

STATE OF WISCONSIN
DEPARTMENT OF NATURAL RESOURCES

By: _____
Authorized Officer



Memo

To: City Council of the City of New Richmond, WI
From: Sean Lentz, Ehlers
Cc: Mike Darrow, City Administrator
Date: May 9, 2016
Subject: Process for Issuing General Obligation Bonds

The City Council is being asked to take actions at the May 9th meeting that will begin the process for issuing the City's General Obligation Corporate Purpose Bonds, Series 2016A. The Council will begin the process by acting on two initial resolutions setting not-to-exceed borrowing amounts for the following purposes:

- Streets, including surfacing, storm water utilities, sidewalks and projects in Tax Increment District No. 6: **\$4,010,000**
- Current refunding of the 2015 State Trust Fund Loan, which provided interim financing for a ladder truck, street projects and boilers: **\$635,000**

Initial resolutions are required for the issuance of bonds when financing new projects. Passage of the initial resolution for street projects will start a 30-day period during which residents have the opportunity to file a petition requiring a referendum before issuance of the Bonds. A referendum is only required if the petition has signatures totaling 15 percent of the votes cast for governor in the last gubernatorial election, and is very rare. We recommend allowing the full 30 days to elapse before selling the Bonds. If the City passed the initial resolutions at the June 13th meeting, the full 30-day period would not have passed by the July 11th meeting. Approving the resolution at the May 9th meeting will allow the City to meet statutory requirements but does not require the City to proceed with the bond sale should plans change. The initial resolution for refunding the State Trust Fund Loan is not subject to petition.

The following is the timeline the City will follow to issue the Bonds after the passage of the initial resolutions:

- **May 23rd Workshop:** The Council will review the finance plan for the Bonds.
- **June 13th Council Meeting:** The Council will provide a final review of the proposed financing plan and will authorize the solicitation of competitive bids for the Bonds.





EHLERS

LEADERS IN PUBLIC FINANCE

- **Late June:** Ehlers will distribute a Preliminary Official Statement to potential investors for the financing.
- **Early July:** The City will receive a new credit rating from Moody's Investors Service. The rating on all outstanding G.O. bonds is currently Aa3.
- **July 11th Council Meeting:** Ehlers will conduct the sale of the Bonds. The Council will vote that evening on a resolution that will secure all terms of the best proposal received.
- **August 4th:** Closing will occur on the new Bonds.



Resolution #051609

INITIAL RESOLUTION AUTHORIZING
GENERAL OBLIGATION REFUNDING BONDS IN AN AMOUNT
NOT TO EXCEED \$635,000

BE IT RESOLVED by the Common Council of the City of New Richmond, St. Croix County, Wisconsin, that there shall be issued, pursuant to Chapter 67, Wisconsin Statutes, general obligation bonds in an amount not to exceed \$635,000 for the public purpose of refunding obligations of the City, including interest on them.

Adopted, approved and recorded May 9, 2016.

Frederick Horne
Mayor

Attest:

Tanya N. Reigel
City Clerk

Resolution #051610
INITIAL RESOLUTION AUTHORIZING
GENERAL OBLIGATION BONDS
IN AN AMOUNT NOT TO EXCEED
\$4,010,000 FOR STREET IMPROVEMENT PROJECTS

BE IT RESOLVED by the Common Council of the City of New Richmond, St. Croix County, Wisconsin, that there shall be issued, pursuant to Chapter 67, Wisconsin Statutes, general obligation bonds in an amount not to exceed \$4,010,000 for the public purpose of paying the cost of street improvement projects.

Adopted, approved and recorded May 9, 2016.

Frederick Horne
Mayor

ATTEST:

Tanya N. Reigel
City Clerk

(SEAL)

Resolution #051611
RESOLUTION DIRECTING PUBLICATION OF NOTICE TO ELECTORS
RELATING TO BOND ISSUES

WHEREAS initial resolutions authorizing general obligation bonds have been adopted by the Common Council of the City of New Richmond, St. Croix County, Wisconsin (the "City") and it is now necessary that said initial resolutions be published to afford notice to the residents of the City of their adoption;

NOW, THEREFORE, BE IT RESOLVED that the City Clerk shall, within 15 days, publish a notice to the electors in substantially the form attached hereto in the official City newspaper as a class 1 notice under ch. 985, Wis. Stats.

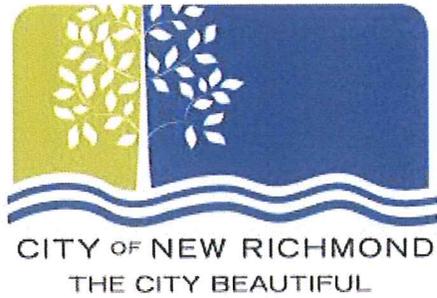
Adopted, approved and recorded May 9, 2016.

Frederick Horne
Mayor

Attest:

Tanya N. Reigel
City Clerk

(SEAL)



156 East First Street
New Richmond, WI 54017
Ph 715-246-4268 Fax 715-246-7129
www.newrichmondwi.gov

MEMORANDUM

TO: Mayor Horne and City Council

FROM: Jeremiah Wendt, Director of Public Works

DATE: May 5, 2016

SUBJECT: Park System Plan Amendments

BACKGROUND

The Park System Plan was most recently updated in September of 2015. The Park System Plan provides background and history on each of the City's parks and identifies future needs at each park. The document is intended to be a "living" document that is reviewed and updated at least on an annual basis. As Freedom Park continues to be developed in the future, it's important that any future improvements be specifically added to the Park System Plan and approved by both the Park Board and City Council. Additional opportunities listed are not necessarily intended to be completed this year, but at some point in the future.

RECOMMENDATION

The Park Board recommends adding the following opportunities to the Park System Plan in regards to Freedom Park:

- Irrigation
- Soccer/Football Fields
- Permanent Bathrooms
- Baseball/Softball Fields
- Pavilion
- Additional Parking Lot

Freedom Park

Location: 1310 County Road
CC

Classification: Regional

Size: 105 Acres

Existing Amenities:

Four soccer fields
Shelters with picnic tables
Paved trails
Cross country ski trails
Irrigation and well

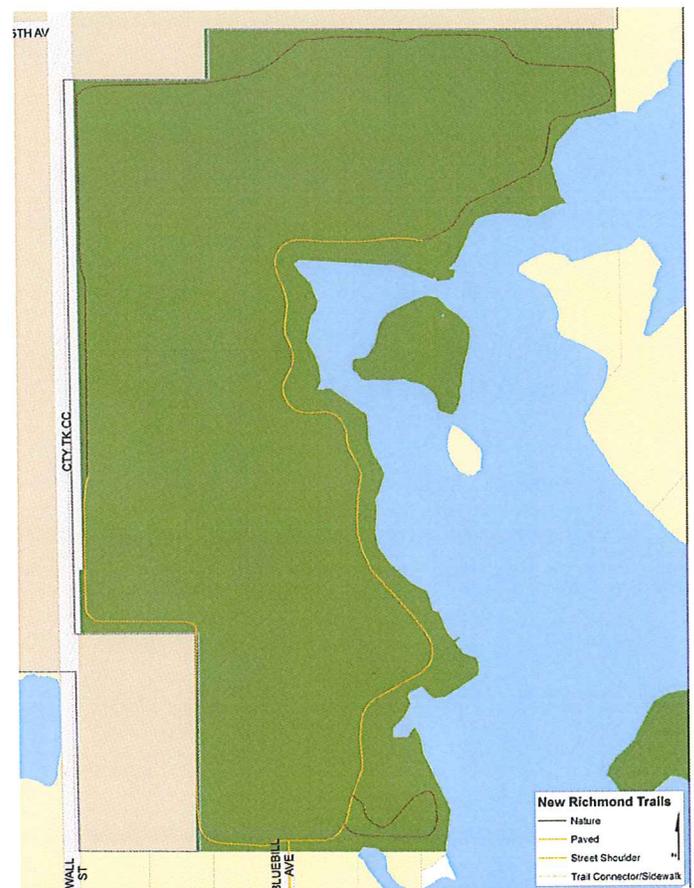
Opportunities:

- Install second half of 10Ft bituminous pathway encompassing the park
- Add picnic tables and grills
- Add play equipment
- Add tennis courts and horseshoe pits
- Nine or eighteen hole frisbee disc course
- Continue development of 100' of shoreline buffer using prairie plantings and trees
- Allow for shoreline fishing
- Tent camping on the island
- Bridge (walkway) to the island
- Camping area
- Continued development of wetland and habitat restoration
- Stormwater best practices
- Enlist the help of the National Guard



History:

Purchased by the City from a potential developer in 2005, with the assistance of a grant through the Wisconsin DNR and other donations, this 105 acre parcel was acquired with the intent to develop a youth sports complex. Still in the development stages, Freedom Park was named in 2012 to honor our soldiers and veterans who have served our country. Existing facilities include six soccer/multi-purpose fields, two picnic shelters, and one mile of paved trails. Future plans include nine baseball/fastpitch softball fields, concession stands, additional paved trails, a disc golf course, and memorials to past wars and those veterans who have served. Located on the banks of Hatfield Lake, Freedom Park will become one of the most scenic parks in New Richmond.



Freedom Park





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www.newrichmondwi.gov

MEMORANDUM

TO: Mayor Horne and City Council

FROM: Noah Wiedenfeld, Management Analyst

DATE: April 28, 2016

SUBJECT: Downtown Farmers Market

BACKGROUND

One of the recommendations proposed in the 2013 Downtown Plan and still supported today by downtown business owners is developing a downtown farmers market. The goals of the farmers market would be to bring more visitors to the downtown business area, while creating an additional market opportunity to buy and sell locally grown produce, flowers, and food products.

REGISTRATION

Vendors would need to submit a completed vendor application form, which would include a Wisconsin Temporary Event Operator and Seller Information form and all other licenses, permits, and insurance. Since this is a first time event, vendors will not be required to pay a fee to reserve a space.

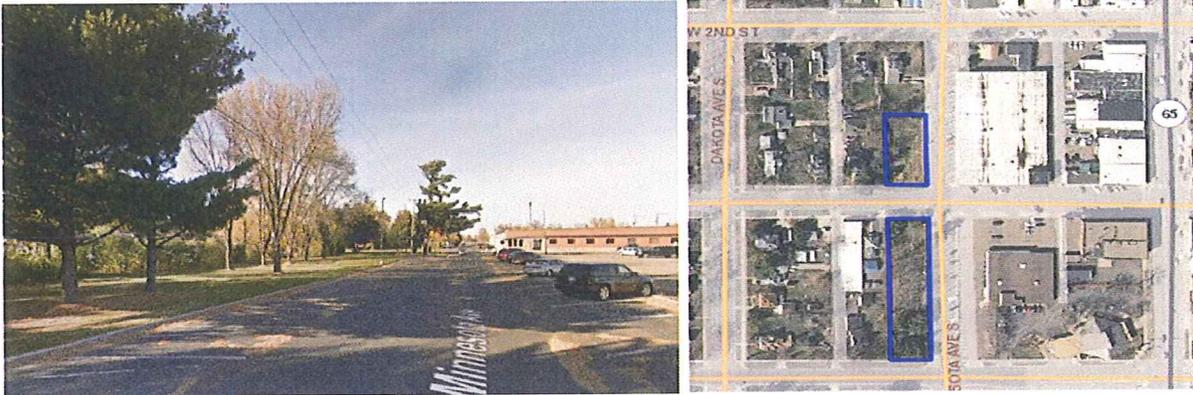
DATES & TIMES

The farmers market would be held weekly on Thursdays from 4-6 pm. This day would not conflict with already established farmers markets at the Heritage Center (Saturday) or Westfields Hospital & Clinic (Tuesdays). The late afternoon time would appeal to an audience that would be returning home from work in the evening and may not be able to attend Saturday morning farmers markets due to youth sports, travel plans, etc. The farmers market would begin in late June and run through late October.

LOCATION

Glover Park was originally considered, however due to parking constraints, MaRita Park has been chosen as the preferred location. Currently this park is primarily open green space with some tree cover. There is plenty of parking space available, and there would still be high visibility from W 4th Street. City staff will contact the neighboring residents and businesses regarding the farmers market concept and discuss any concerns that they might have. A parking and traffic plan will be developed with the assistance of the Public Works Director and Chief of Police.

MA RITA PARK PHOTO & AERIAL MAP



FUTURE OPPORTUNITIES

MaRita Park is located near the future home of Five Loaves Food Shelf, which could present an opportunity for future partnerships or programming. The farmers market could also become an approved market for the WIC and Senior Farmers Market Nutrition Program and SNAP EBT cards.

RECOMMENDATION

The farmers market concept at MaRita Park received approval from the Park Board at their respective April meeting. The concept was also discussed and supported by the Economic Development Commission at their May meeting. Approval of the farmers market concept by the City Council would allow City staff the next 6-8 weeks to finalize logistics and marketing plans, and to contact potential vendors.



engineers | architects | planners | environmental specialists
land surveyors | landscape architects | interior designers

604 Wilson Avenue
Menomonie, WI 54751
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800-472-7372
FAX 715-235-2727
www.cedarcorp.com

May 5, 2016

Mr. Jeremiah Wendt, P.E.
Director of Public Works
City of New Richmond
156 E. First Street
New Richmond, WI 54017

RE: Richmond Crossing Storm Water Ponds Landscape Plantings Project - Bid Results

Dear Mr. Wendt & City Council:

On Thursday, May 5, 2016 at 2:00 PM, bids were publicly opened at City Hall for the Richmond Crossing Project Storm Water Ponds Landscaping Plantings. Two (2) Bids were received. The bids ranged from \$76,036.50 to \$76,847.46. The low bid was received from Skid Steer Guy, LLC, Mondovi, WI. We have attached a bid tabulation showing the bids received. For comparison purposes, our engineer's estimate and project budget was \$75,000. It is our opinion that the City received competitive bids.

Cedar Corporation has previously worked with and considers Skid Steer Guy, LLC to be a reputable company and responsible bidder.

Accordingly, we recommend that the City of New Richmond consider award of the Richmond Crossing Storm Water Ponds Landscape Plantings Project construction contract in the amount of \$76,036.50 to Skid Steer Guy, LLC contingent upon receipt of proof of bonding and insurance.

Please do not hesitate to contact me should you have any questions regarding this matter.

Regards,
CEDAR CORPORATION

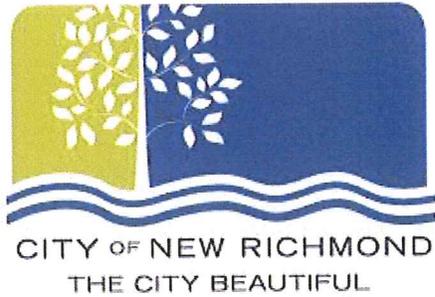
Russ Kiviniemi, P.E.
Project Manager



BID TABULATION

Richmond Crossing Storm Water Ponds Landscape Plantings
 New Richmond, WI
 May 5, 2016

Description	Units	Qty	Skid Steer Guy, LLC		MZ Construction	
			Unit Cost	Total	Unit Cost	Total
Remove Existing Grass & Erosion Mat	S.Y.	15,300	\$0.56	\$8,568.00	\$0.17	\$2,601.00
Temporary Erosion Mat	S.Y.	3,600	\$2.30	\$8,280.00	\$0.81	\$2,916.00
Autumn Blaze Maple, 2" BB	EA.	1	\$500.00	\$500.00	\$350.00	\$350.00
Hackberry, 2" BB	EA.	1	\$500.00	\$500.00	\$350.00	\$350.00
Red Twigged Dogwood, 2' Pot	EA.	18	\$75.00	\$1,350.00	\$54.49	\$980.82
Glossy Black Chokeberry, 18" Pot	EA.	29	\$75.00	\$2,175.00	\$54.49	\$1,580.21
Winterberry, 18" Pot	EA.	16	\$75.00	\$1,200.00	\$41.50	\$664.00
Blue Flag Iris	EA.	70	\$16.00	\$1,120.00	\$20.49	\$1,434.30
Blue Lobelia	EA.	275	\$15.00	\$4,125.00	\$20.49	\$5,634.75
Fox Sedge	EA.	104	\$15.00	\$1,560.00	\$20.49	\$2,130.96
Golden Alexander	EA.	216	\$15.00	\$3,240.00	\$20.49	\$4,425.84
Green Bulrush	EA.	23	\$16.00	\$368.00	\$28.50	\$655.50
Little Blue Stem	EA.	287	\$15.00	\$4,305.00	\$20.49	\$5,880.63
Marsh Milkweed	EA.	153	\$15.00	\$2,295.00	\$20.49	\$3,134.97
New England Aster	EA.	285	\$15.00	\$4,275.00	\$20.49	\$5,839.65
Obedient Plant	EA.	144	\$15.00	\$2,160.00	\$20.49	\$2,950.56
Prairie Blazingstar	EA.	174	\$15.00	\$2,610.00	\$20.49	\$3,565.26
Switchgrass	EA.	404	\$12.00	\$4,848.00	\$20.49	\$8,277.96
Stone Channel (8"-14" River Rock)	C.Y.	150	\$75.00	\$11,250.00	\$144.50	\$21,675.00
Accent Boulders (Existing Pile On-Site, Install)	EA.	10	\$125.00	\$1,250.00	\$65.00	\$650.00
No Mow, Low Grow Seed	S.Y.	4,665	\$1.50	\$6,997.50	\$0.17	\$793.05
Restoration, Seed	S.Y.	1,700	\$1.80	\$3,060.00	\$0.21	\$357.00
TOTAL				\$76,036.50		\$76,847.46



156 East First Street
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www.newrichmondwi.gov

MEMORANDUM

TO: Mayor Horne and City Council

FROM: Jeremiah Wendt, Director of Public Works

DATE: May 5, 2016

SUBJECT: Bids - 2016 Pavement Marking

BACKGROUND

On Thursday, May 5, 2016, unit price bids were received for the 2016 Pavement Marking project. The attached Tabulation of Bids shows the unit price bids received from all bids submitted.

One bid was received for the project. The bid was submitted by Century Fence of Pewaukee, WI for \$41,917.60. The original estimated cost for the project was \$40,000. Based on our experience and review, it is our opinion that Century Fence has the required equipment and expertise to perform the work as outlined in the contract documents.

ACTION REQUESTED

Staff recommend award of the project to Century Fence in the amount of \$41,917.60.

TABULATION OF BIDS

2016 Pavement Marking New Richmond, WI		Century Fence			
Bid Date: 1:30 p.m., Thursday, May 5, 2016					
Item	Unit	Est. Quantity	Unit Price	Total Price	Total Price
12" Stripe	LF	842	10.50	8,841.00	
18" Stop Bar	LF	392	12.30	4,821.60	
2'x8' Block	Each	148	150.00	22,200.00	
Two Way Arrows	Each	2	440.00	880.00	
Turn Arrows	Each	3	400.00	1,200.00	
Straight Arrow	Each	1	360.00	360.00	
"ONLY" Stencil	Each	3	435.00	1,305.00	
Remove Arrow or Stencil	Each	22	105.00	2,310.00	
TOTAL BID PRICE				\$41,917.60	

TABULATION OF BIDS

2016 Pavement Marking New Richmond, WI					
Bid Date: 1:30 p.m., Thursday, May 5, 2016					
Item	Unit	Est. Quantity	Unit Price	Total Price	Total Price
12" Stripe	LF	842			
18" Stop Bar	LF	392			
2'x8' Block	Each	148			
Two Way Arrows	Each	2			
Turn Arrows	Each	3			
Straight Arrow	Each	1			
"ONLY" Stencil	Each	3			
Remove Arrow or Stencil	LF	22			
TOTAL BID PRICE					



156 East First Street
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MEMORANDUM

TO: Mayor Horne and City Council
FROM: Jeremiah Wendt, Director of Public Works
DATE: May 5, 2016
SUBJECT: Bids - 2016 Crack Filling

BACKGROUND

On Thursday, May 5, 2016, unit price bids were received for the 2016 Crack Filling project. The attached Tabulation of Bids shows the unit price bids received from all bids submitted.

Four bids were received for the project. The bids ranged from \$1.15 per pound to \$1.98 per pound. The low bid was submitted by Superior Sealers LLC of Fall Creek, Wisconsin. Based on our experience and review, it is our opinion that Superior Sealers LLC has the required equipment and expertise to perform the work as outlined in the contract documents.

ACTION REQUESTED

Staff recommend award of the 2016 Crack Filling project to Superior Sealers LLC in the low bid amount of \$1.15/lb.

TABULATION OF BIDS

2016 Crack Filling New Richmond, WI		All Things Asphalt		Fahrner Asphalt		Superior Sealers	
Bid Date: 1:45 p.m., Thursday, May 5, 2016		Est. Budget	Total Quantity	Unit Price	Total Quantity	Unit Price	Total Quantity
Crackfill Material	Lb	\$40,000	25,806.45	1.55	20,512.00	1.95	34,782.00

TABULATION OF BIDS

2016 Crack Filling New Richmond, WI		Allied Blacktop					
Bid Date: 1:45 p.m., Thursday, May 5, 2016		Est. Budget	Total Quantity	Unit Price	Total Quantity	Unit Price	Total Quantity
Crackfill Material	Lb	\$40,000	20,202.00	1.98			

TABULATION OF BIDS

2016 Crack Filling New Richmond, WI							
Bid Date: 1:45 p.m., Thursday, May 5, 2016		Est. Budget	Total Quantity	Unit Price	Total Quantity	Unit Price	Total Quantity
Crackfill Material	Lb	\$40,000					



156 East First Street
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TO: Public Works Committee

FROM: Jeremiah Wendt, Public Works Director

DATE: May 4, 2016

RE: Contract for 2016 Street & Utility Improvement Construction Engineering

Background

As discussed previously, staff has worked with SEH to develop a construction services contract for the 2016 Street & Utility Improvements which were recently bid and awarded. Discussion of this contract with SEH originated with the competitive proposal process on March 20, 2015, through which SEH was selected for the 2015-2016 Street and Utility Projects. At that time, staff recommended that the Construction Services contract with SEH not be drafted until design was complete, to allow for more accuracy in developing and pricing the scope of the services required for the project.

Based on some changes made during design, the scope of the construction services contract has changed slightly from what was originally proposed, as detailed in the attached agreement. The total cost for SEH's construction engineering services is \$219,750. For reference, this amount is equal to approximately 5% of the construction contract.

Recommendation

Staff is recommending approval of the contract with SEH in the amount of \$219,750.

Supplemental Letter Agreement

In accordance with the Master Agreement for Professional Services ("Master Agreement") between City of New Richmond ("Client"), and Short Elliott Hendrickson Inc. ("Consultant"), effective November 1, 2000, this Supplemental Letter Agreement dated May 3, 2016 authorizes and describes the scope, schedule, and payment conditions for Consultant's work on the Project described as: **Construction services for the 2016 City of New Richmond Street and Utilities Improvement Project.**

Client's Authorized Representative: Fred Horne, Mayor

Address: 156 East First Street
New Richmond, WI 54017

Telephone: 715.246.4268 **e-mail:** mayorfred@frontier.com

Project Manager: David F. Simons, P.E.

Address: 156 High Street, Suite 300
New Richmond, WI 54017

Telephone: 715.861.4870 **e-mail:** dsimons@sehinc.com

Scope: The Basic Services to be provided by Consultant as set forth herein is provided subject to the Master Agreement and any Exhibits attached to this Agreement.

General construction tasks for each street include preconstruction conference, contracting, submittal and shop drawing review, staking, periodic site visits, applications for payment, final inspection, record plans. Staking will include one set each of baseline offset stakes (single set of baseline offset stakes to be used for street, sanitary sewer and water), curb and gutter stakes, and storm sewer stakes. Specific scopes of work and assumptions for each street are listed below.

2016 Streets, Construction Services

1. **North Starr Avenue/Hughes Street:** Proposed construction includes approximately 1,400 lineal feet of street including curb & gutter (36 foot wide F-F), sidewalk on one side, sanitary sewer, water main and storm sewer. Sanitary Sewer construction will require dewatering and bypass pumping of the existing sanitary sewer. Water main construction will require the contractor to set up temporary water services.
Estimated Cost - \$30,200
2. **Paperjack Drive:** Proposed construction includes approximately 4,000 lineal feet of sidewalk and 2,500 lineal feet of street including curb & gutter (36 foot wide F-F), 775 lineal feet of sanitary sewer, hydrant and lead replacements, and storm sewer revisions. Sanitary Sewer construction will require bypass pumping of the existing sanitary sewer. Water main construction may require the contractor to set up temporary water services. Additional items not included in original RFP fee estimate include a signage plan, bump outs, concrete curb median, colored stamped concrete crosswalks and relocation of City sand, topsoil and clay stockpiles located west of STH 64. These items are listed below under "Additional Items (not in original RFP)". **Estimated Cost - \$47,700**
3. **East and West River Drive, Fairfield Road and Summit Road:** Proposed construction includes approximately 3,900 lineal feet of street including curb & gutter (36 foot wide F-F), sanitary sewer, water main and storm sewer. Sanitary Sewer construction will require bypass pumping of the existing sanitary sewer. Water main construction will require the contractor to set up temporary water services. Additional items not included in original RFP cost estimate include 350 lineal feet of additional sanitary

sewer and water main construction (on West 4th and West Fairfield), a signage plan and a Detour Plan for West 4th Street (Business 64). These items are listed below under “Additional Items (not in original RFP)”. **Estimated Cost - \$51,100**

4. **North Shore Drive:** Proposed construction includes approximately 4,950 lineal feet of rural design street including two 10’ lanes with 4’ paved shoulders and cross sections with ditch drainage consisting of storm sewer and culverts. Dewatering will be required. Additional items not included in the original design contract include hydrant and lead replacements, water service removal, an off road trail, signage plan, rain gardens, colored stamped concrete crosswalks and cathodic protection system installation for two lift stations. These items are listed below under “Additional Items (not in original RFP)”. **Estimated Cost - \$67,300**

Additional Items (Not in Original RFP)

1. **Additional Construction Services for Paperjack Drive** - the addition of a signage replacement plan, bump outs, concrete median, colored stamped concrete crosswalks and relocation of City sand, topsoil and clay stockpiles west of STH 65 will require additional staking and construction inspection time for these items which were not part of the original scope of work. Estimate includes inspection and staking services related to construction of these items. **Estimated Cost - \$4,600**
2. **Additional Construction Services for East and West River Drive, and Fairfield Road** - the addition of 350 lineal feet of sanitary sewer and water main (on West 4th and West Fairfield), a signage replacement plan, and a Detour Plan for Business 64 will require additional staking and construction inspection time for these items which were not part of the original scope of work. Estimate includes inspection and staking services related to construction of these items. **Estimated Cost - \$9,950**
3. **Additional Construction Services for North Shore Drive** - the addition of an off road trail, rain gardens, signage replacement plan, replacement of hydrants and leads, removal of abandoned water services, colored stamped concrete crosswalks and cathodic protection system installation for two lift stations will require additional staking and construction inspection time for these items which were not part of the original scope of work. Estimate includes inspection and staking services related to construction of these items. **Estimated Cost - \$8,900**

Further Assumptions and list of tasks not included:

- Construction materials testing by independent tester not included (soil densities, concrete testing, etc.)
- Assumes all work is completed in 2016
- Does not include permit fees (City to pay any permit fees directly)
- No land acquisition, easement preparation or boundary surveys included
- Private utility companies will design and construct modifications to their facilities, if needed
- Assessment services, if needed, are not part of scope
- RPR inspection services include one SEH staff member @ 40 hours per week with remaining balance to be provided by City staff (assumes 2 full time City staff to assist on site)

Schedule: Work will begin immediately upon receipt of a signed contract. Final schedule to be developed jointly with the City, in general conformance with the schedule shown in SEH’s proposal. It is assumed that all construction engineering work for these projects will be completed in 2016.

The estimated fee for the specific base scope of work listed herein is estimated to be **\$196,300**, including expenses and equipment. The additional construction services cost is estimated to be **\$23,450** including expenses and equipment. The total estimated fee is estimated to be **\$219,750**, which will be considered a not-to-exceed fee for the specific base scope of work listed above.

The payment method, basis, frequency and other special conditions are set forth in the Master Agreement. Work will be billed hourly in accordance with Exhibit A-1 of the Master Agreement. Items requested which are outside the base scope of work as specifically listed herein shall be invoiced on a time and materials basis, plus expenses, over and above the base price as listed above.

Other Terms and Conditions: Other or additional terms contrary to the General Conditions that apply solely to this project as specifically agreed to by signature of the Parties and set forth herein: None.

Short Elliott Hendrickson Inc.

City of New Richmond

By: David F. Simons

By: _____

David F. Simons, PE

Title: Office Manager | Principal

Title: _____

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www.newrichmondwi.gov

MEMORANDUM

TO: Mayor Horne and City Council

FROM: Noah Wiedenfeld, Management Analyst

DATE: May 6, 2016

SUBJECT: Farm Lease Amendment

BACKGROUND

The City of New Richmond currently leases 74.05 acres of land in the Business and Technical Park to local farmer Roger Neumann for soybeans at a cost of \$200 per acre. With the upcoming construction of a new street between Cernohous Avenue and Madison Avenue (to the north of Backyard Paradise and Hair Company & Spa), the farm lease should be amended before tillage and planting begins.

RECOMMENDATION

City staff recommend amending the farm lease with Roger Neumann so as to remove the land impacted by the street construction project. The cost per acre would not be changed.