

CITY OF PRESCOTT, WISCONSIN

FEBRUARY 1, 2016 PLAN COMMISSION MEETING MINUTES

Pursuant to due call and notice thereof, a meeting of the Plan Commission was held Monday, February 1, 2016 800 Borner St., Prescott, WI 54021.

Call to order/Roll Call: Mayor Hovel called the meeting to order at 6:30 p.m. Commissioners present were Steve Eggers, Lothar Nawrock, Connie Wenzel, Kyle Warp and Todd Dolan. Joshua Gergen was excused and Ed Lucas was absent. Public Works Director Hank Zwart and City Administrator Jayne Brand represented staff. Also present Greg Andrews and Russ Kiviniemi of Cedar Corporation.

Eggers/Warp motion to approve minutes for January 4, 2016 passed without a negative voice vote.

The Commission discussed sidewalk repair of the brick pavers on Broad Street. Commissioner Eggers asked where the funds would come from to repair the sidewalks. Commissioner Eggers was told the funds would come from the fund balance for the city. Todd Langenfeld stated the pavers came about when the downtown was done about 20 years ago. He stated the way the downtown project was completed about 20 years ago was not the way it was supposedly approved. Langenfeld stated he doesn't care what is done with the pavers. Char Magee, Prescott Insurance stated the salt eats away at the pavers. She also stated the curb and gutter needs to be looked at as there are a number of areas of curb which are broken. Char also stated it is hard to shovel as some of the pavers have heaved. She also asked the city to look at the flower pots on the bump out to see if they could be pulled back because they are in the line of site for pulling out from Orange Street. She said she would like it easier to shovel and to look nice. Jim Freitag owner of the building at 209 Broad Street stated he works with pavers. Maintenance is probably an issue why the pavers have deteriorated. Jim stated the pavers could be replaced in sections rather than having to replace all of them. He stated an invisible sealer can be put on the pavers to protect against the salt. He likes the pavers as they give a historic feel. Jim stated he is willing to work with the city. Commissioner Wenzel questioned if the sealer makes the pavers slippery. Jim stated it does not. Mayor Hovel thanked everyone for their input. It is the consensus of the Plan Commission to move forward with the replacement of the pavers. City staff will look at the options and work with the Public Works Committee on the best options. This item will come back to Plan Commission.

Public Works Director Hank Zwart presented the certified survey map for 265 & 271 Tower Heights. The certified survey map is being done so the property owner at 265 Tower Height can purchase approximately 20 feet from 271 Tower Heights to allow for enough room for a drive way. There currently is a 6 foot construction easement on 271 Tower Heights which will be removed as part of the certified survey map. Setbacks will be met for both properties. **Eggers/Warp motion to recommend approval of certified survey map completed by Surveyor Daniel Kugel dated December 28, 2015 passed without a negative voice vote.**

Surveyor Louie Filkins and Bruce Lenzen representing Riverboat Properties presented the request for conditional letter of map revision for the property located at 307/311 Lake Street. The letter of map revision is required by FEMA to allow the placement of fill. A portion of the foundation was left as part of the demolition. A small area of fill will be added to adjacent to the deck foundation to get out of the flood plain. Getting this area out of the flood plain will help so they will not have to get flood insurance. **Nawrocki/Eggers motion to recommend not to oppose the placing of fill as presented on map presented by Ogden Engineering dated 1/15/16 job number 16-3316 passed without a negative voice vote.**

The commission discussed the request from EdgeBuilders to lease the land west of their existing building owned by the city. EdgeBuilders would like a long term lease of the property. It was suggested the lease should be for five years. Mayor Hovel discussed the closing of Pine Street at Dexter Street. It was suggested the street could be moved north to James Street. Public Works Director Hank Zwart stated the city only has an easement to get to the water tower and the rest of the property is private property. The Commission discussed the traffic pattern of the new high school. Traffic will either come in at the roundabout and come out on Pine Street or come in on Pine Street and go out at the roundabout. Commissioner Dolan suggested getting a bond which can be held so the property is returned back to the same condition. The commission agreed their product would need to be placed on their property and not in the public right of way. It would also need to be set back the same distance as the height so in case they would ever fall it would not fall into the street. Commission also discussed if the area would allowed to be graveled. The Commission felt the area should not be graveled but have a dust less surface. Stormwater retention was also discussed. The area would need to be looked at to see if the stormwater could diverted to the stormwater pond EdgeBuilders currently has. Commission also discussed not allowing any loading from the street. City staff was directed to put together a proposal to present to EdgeBuilders regarding a proposed lease.

Warp/Lothar motion to adjourn passed without a negative voice vote.

Respectfully Submitted,

Jayne M. Brand
City Administrator