

**LUXEMBURG VILLAGE BOARD MEETING MINUTES**  
**TUESDAY, JULY 11, 2023**  
**MUNICIPAL OFFICE BUILDING**  
**206 MAPLE STREET, LUXEMBURG, WI**

Members present: Dan Porath, Lori Hurley, Dan Olson, Dan Rueckl, Ron Tlachac, Bob Seidl. Others present: Clerk/Treasurer MiLissa Stipe, Public Works Rick Simonar, Police Chief Gulbrand, Engineer Gayle Lindenberg via Zoom, Mark Fort, Brian & Kim Dorner.

1. CALL MEETING TO ORDER

The meeting was called to order at 7:00 p.m.

2. ROLL CALL

Members Dan Porath, Dan Olson, Dan Rueckl, Lori Hurley, Ron Tlachac, Mike Faltynski and Bob Seidl.

3. ADOPT AGENDA

Motion (Rueckl/Tlachac) to approve the agenda. All ayes. Motion carried.

4. COMMENTS FROM CITIZENS (SIGN-UP SHEET/3 MINUTES MAXIMUM)

None

5. APPROVE MINUTES FROM THE JUNE 13, 2023, BOARD MEETING

Motion (Hurley/Faltynski) to approve the minutes from the June 13, 2023, Board meeting. All ayes. Motion carried.

6. SWEAR IN POLICE OFFICER: COURTNEY DORNER

Chief Gulbrand gave a brief background of Courtney's education: graduate of Luxemburg-Casco High School, UW-Green Bay: degree in Psychology, Law Enforcement degree, sign language/teaching (UW-Oshkosh). She works part-time during the school year and has been picking up more hours this summer. She has roots in the community and will become a major asset to the community of Luxemburg. Welcome aboard, Courtney!

7. REVIEW APPROVE/DENY ZONING REQUEST BY KRISTEN HEURKENS FOR PARCEL 31-146-J-8 (201 WEST HAVEN COURT)

This zoning request was cancelled.

8. UPDATE ON WATER RATE INCREASE SCHEDULED FOR AUGUST 15, 2023, IMPLEMENTATION DATE

Clerk/Treasurer Stipe gave a brief background of the rate increase, the impact on residents will be dependent on usage overall, an average user (4,000 gallons per read) will see an increase of 8%, which is \$1.32 per month. The new rates will be implemented at next month's read date of August 15, 2023.

9. DISCUSSION REGARDING VERIZON REQUEST/LEASE PAYMENTS FOR WATER TOWER ACCESS (ZOOM-VERIZON/DOMINIC DEMENO)

This agenda item has been cancelled.

10. ENGINEER UPDATES

\*FEMA Flood Plain Mapping, 90-day appeal process end on 7/19/2023. Ten property owners were notified in Northbrook Meadows who are potentially affected. Seven opted in to have the survey

completed. Surveys estimated at \$700-\$1,000 depending on participation, Robert E. Lee will produce the documentation for the survey and submit to FEMA for review.

\*WPS has applied for a variance from the railroad to allow less required depth on the gas.

#### 11. DISCUSSION ON INDUSTRIAL PARK

The industrial park northern section of the property has been surveyed and staked off into acre and acre and a half lots. Kerry DeGrave will be purchasing a lot in the industrial park and the Village wanted to identify the specific lot he wanted to purchase. Discussion on gas/electric installation is on hold at this time due to the variance request that has been initiated with the railroad for the depth of gas installation. Discussion on the farming activity on the southern end of the industrial park which is currently being completed by Louis Zellner. Concerns with liability for the Village since there is no agreement in place for the rental/usage of the industrial park land. President Porath will be contacting Louis Zellner to discuss future farming activities.

Discussion on the DJ Massart lot and the fencing for the property. It was agreed in the land swap that DJ Massart would install privacy fencing to eliminate the exposure to the aged equipment that they house there. Clerk/Treasurer Stipe will confirm the agreement via the minutes/motion and President Porath will talk to them about the privacy fencing.

#### 12. REVIEW/APPROVE VOUCHERS

Motion (Tlachac/Olson) to approve July 2023 vouchers. All ayes. Motion carried.

#### 18. REVIEW/TAKE ACTION ON: BARTENDAR'S/OPERATOR'S LICENSES:

Sasha Marie Worachek and Christy Lee Fatla; Family Dollar, Motion (Seidl/Tlachac) to approve the mentioned operator's licenses. All ayes. Motion carried.

#### 19. COMMITTEE REPORTS

##### MiLissa Stipe:

\*MiLissa presented two demonstrations for the Village's website redesign, they have similar costs associated with the redesign and annual fees. The Board was comfortable to allow MiLissa to decide which company would work for the Village.

\*President Porath informed the board that the (old Deb's daycare) has been sold to the Meadowbrook church. There is another partner church that is located in Howard, WI

\*Discussion on contacting Kurt Boulanger, owner of the former gas station to see what he plans to do with the property. Some board members would like to see a laundry mat, but for the most part they would like to see the property as a viable business.

##### Rick Simonar:

\*Rick presented Trustee Tlachac the fencing quote for the proposed pickle ball court that maybe housed at the Legion Field-old basketball court. It was advised to contact the school and see if they have a contact for a company that deals with the sealing of the pavement for the pickle ball courts. Rick will follow up.

\*Chief Gulbrand thought it would be advantageous to contact local businesses for their participation on signage on the fencing for the pickle ball courts to generate revenue to support the creation of the courts.

##### Chief Gulbrand:

\*Is nearly finalized in the paperwork for the final submission to DOJ for the body worn cameras.

\*Informed the Board of the schedule for fair week; there will be officers on duty from Thursday through Sunday.

22. ANY OTHER ISSUES; Informational: 606 2<sup>nd</sup> Street (Old Lelou's home) Proposal for Wraparound house

The proposed site would be used as a transition home that would support vulnerable community members. For support mental health/AODA services, daily living skill training, parenting support, financial skill support, employment support and assistance transitioning to independent living.

23. ADJOURN

Motion (Olson/Tlachac) to adjourn at 8:26 p.m. All ayes. Motion carried.

MiLissa Stipe,  
Clerk/Treasurer