



VILLAGE OF THIENSVILLE
Board of Trustees
MINUTES

DATE: Monday, September 25, 2023

LOCATION: 250 Elm Street, Thiensville, WI

**FIRE DEPARTMENT TRAINING ROOM
IMMEDIATELY FOLLOWING COMMITTEE
OF THE WHOLE**

TIME: 6:00 PM

I. CALL TO ORDER

President Mobley called the meeting to order at 7:21 PM.

II. ROLL CALL

PRESIDENT:	VAN MOBLEY
TRUSTEES:	JENNIFER ABRAHAM ANGELINA APOSTOLOS JESSE DAILY KRISTINA ECKERT KENNETH KUCHARSKI DAVID LANGE
ADMINISTRATOR:	COLLEEN LANDISCH-HANSEN
ATTORNEY:	TIM SCHOONENBERG
STAFF:	DIRECTOR OF COMMUNITY SERVICES/PUBLIC WORKS ANDY LAFOND POLICE CHIEF CURT KLEPPIN

III. PLEDGE OF ALLEGIANCE

A. Trustee Abraham to lead the Pledge of Allegiance

Trustee Abraham led the Pledge of Allegiance.

CONSENT AGENDA

Upon request of any Trustee, any item may be removed from the Consent Agenda for special consideration.

IV. APPROVAL OF MINUTES

A. Board of Trustees

1. August 21, 2023 (att)

V. DEPARTMENT REPORTS

A. Police Department

B. Public Works Department

VI. COMMITTEE REPORTS

VII. REPORTS AND COMMUNICATIONS

A. Historic Preservation Commission

1. August 1, 2023 (att)

B. Plan Commission

1. August 8, 2023 (att)

C. Southern Ozaukee Fire & EMS Board

1. July 12, 2023 (att)

D. Southern Ozaukee Fire & EMS Commission

1. May 10, 2023 (att)

2. July 12, 2023 (att)

E. Capital Expenditures

1. September 2023 (att)

MOTION by Trustee Apostolos, **SECONDED** by Trustee Lange to approve the Consent Agenda. **MOTION CARRIED UNANIMOUSLY.**

BUSINESS AGENDA

VIII. FINANCIAL REPORTS AND ACCOUNTS PAYABLE

A. Accounts Payable

1. August 19, 2023 to September 22, 2023 (att)

MOTION by Trustee Lange, **SECONDED** by Trustee Kucharski to Approve Accounts Payable for August 19, 2023 to September 22, 2023. **MOTION CARRIED UNANIMOUSLY.**

B. Financial Report

1. August 2023 (att)

IX. PRESIDENT'S REPORT

A. Appointments

1. Review and action regarding the following Operator's Licenses - New:

a. Remington's River Inn, 130 South Main Street

Daniela Santos Boza

David Bernard Olnhausen

MOTION by Trustee Eckert, **SECONDED** by Trustee Kucharski to Approve Operators Licenses - New: Remington's River Inn, 130 South Main Street, Daniela Santos Boza and David Bernard Olnhausen. **MOTION CARRIED UNANIMOUSLY.**

B. Review and action regarding Thiensville-Mequon Lions Club, Temporary Class B Beer and Class B Wine License for Applefest 2023 on October 1, 2023, Village Park, 251 Elm Street

MOTION by Trustee Apostolos, **SECONDED** by Trustee Eckert to approve Thiensville-Mequon Lions Club, Temporary Class B Beer and Class B Wine License for Applefest 2023 on October 1, 2023, Village Park, 251 Elm Street. **MOTION CARRIED UNANIMOUSLY.**

X. ADMINISTRATOR'S REPORT

A. Department Reports

1. Administrator's Report (att)

Administrator Landisch-Hansen reported the Village has received the DNR response for the 2022 Compliance Maintenance Annual Report. The report is final with an A grade for financial management and collection system operations. The Mequon-Thiensville Chamber of Commerce Celebrate Our Community Dinner will take place Thursday, October 19. The Thiensville-Mequon Lions Club will hold Applefest in Village Park on Sunday, October 1. The annual Employee/Volunteer Recognition Dinner will be Wednesday, November 1 at The Watermark at Shully's.

2. Building Inspection Report (Receipt)

a. August 2023 (att)

XI. ATTORNEY'S REPORT

XII. COMMITTEE REPORTS

A. Review and discussion regarding Thiensville Crossing TID District and Retail/Commercial Market Study

President Mobley asked Trustees to share feedback on the input received from residents during Committee of the Whole regarding the Thiensville Crossing TID District and Retail/Commercial Market Study.

Trustee Abraham thanked residents for attending and providing input. Several residents suggested a community center. That is a good idea. How would the Village pay for it? Trustee Abraham also likes the idea of a boutique hotel. There is a market for it. There should also be a housing component to Thiensville Crossing. A smaller grocery store would be a good addition.

Trustee Apostolos noted it is worth looking into working with an outside consultant on attracting anchor tenants with mixed use for the development that would accomplish the Village's vision. It also would be worthwhile to be patient to find tenants who are a good fit with the community and want to be here. A boutique hotel would be a nice addition.

Trustee Lange commended the number of individuals from the community who attended the meeting to share their opinions. There are a number of moving parts to the proposal, including that the Village does not own some of the properties in the Thiensville Crossing TID. Serious consideration should be given to finding someone who will help make this happen. Developing an app for Thiensville will help get the word out about everything taking place in the Village.

Trustee Daily thanked residents for participating. The study is encouraging and reflects many things that have been discussed in the Village over the past years, including the installation of a bike path along Freistadt Road. The idea of a small grocer is attractive. The demographics in Thiensville are changing and activities for parents and their younger children would be a nice addition. Having florist and dry cleaner would be nice. A boutique hotel would be a good addition and make Thiensville a destination. In order to support the development, additional housing should be a component.

Trustee Kucharski noted a boutique hotel with approximately 30 rooms would be a nice addition. The former lumber company property would be a great location. A small grocery is needed. Trustee Kucharski is opposed to the addition of chain fast food restaurants. A bike path along Freistadt will help make the community more safely walkable and bikeable.

Trustee Eckert thanked Director LaFond and Administrator Landisch-Hansen for their dedication and hard work. Trustee Eckert is opposed to the addition of chain fast food restaurants and supports the grocery and boutique hotel. While the community center is a nice idea, it's not clear how that can be sustainable and funded.

President Mobley noted residential dwellings are the primary value of Thiensville. The business district adds to the Village, but will not be the bulk of the assessed value. Work has been done in the business district over the last 20 years to address flooding along Pigeon Creek, which has helped foster development. Local businesses should be given the first opportunity. The Thiensville Health Alliance, Reuters Insurance, Port Washington State Bank and the new Fiddleheads building have been successful. The cheel is also rebuilding after the fire. President Mobley likes the idea of a boutique hotel. The Village has done a hotel study in the past. The best place for a hotel would be the lumber yard. The Village has consolidated land on the corner where the Mobil station was located. The Village Board has been proactive and acted when there have been opportunities. President Mobley also likes the idea of a boutique grocery store and would not be opposed to gas pumps being included with it. It is important to pay attention to the quality of materials and architectural standards of the buildings that will be part of the development.

B. Review and action regarding Resolution 2023-11 Establishing a Line of Succession of Officers in the Event of a Declaration of Emergency (att)

MOTION by Trustee Eckert, **SECONDED** by Trustee Apostolos to approve Resolution 2023-11 Establishing a Line of Succession of Officers in the Event of a Declaration of Emergency. **MOTION CARRIED UNANIMOUSLY.**

C. Review and action regarding Resolution 2023-12 Petitioning the City of Mequon for the transfer of a reserve Class B Liquor license on behalf of Shully's Events LLC (att)

MOTION by Trustee Eckert, **SECONDED** by Trustee Kurcharski to approve Resolution 2023-12 Petitioning the City of Mequon for the transfer of a reserve Class B Liquor license on behalf of Shully's Events LLC. **MOTION CARRIED UNANIMOUSLY.**

D. Review and action regarding the following Parade/Street Closing Application

1. Homestead High School Homecoming Parade, Friday, October 13, 2023, 5:00 PM to 6:00 PM (att)

MOTION by Trustee Apostolos, **SECONDED** by Trustee Eckert to approve Homestead High School Homecoming Parade street closing permit, Friday, October 12, 2023, 5:00 PM to 6:00 PM. **MOTION CARRIED UNANIMOUSLY.**

XIII. REPORTS AND COMMUNICATIONS

XIV. UNFINISHED BUSINESS

XV. ANY OTHER MISCELLANEOUS BUSINESS BY THE TRUSTEES AS MAY BE BROUGHT BEFORE THE BOARD, OR CARRIED OVER FROM THE PREVIOUS VILLAGE BOARD MEETING.

A. Acceptance/Report Of Gifts Received

1. \$700 from donations from John and Pat Treffert Longevity Party for Trees in Village Park
2. \$50 from John and Pat Treffert, on behalf of 25th anniversary of The Wade Team, for Village Park Reimagined
3. \$25 from Ronald and Leona Jordan to Thiensville Fire Department for car seat installation

MOTION by Trustee Eckert, **SECONDED** by Trustee Lange to accept the following gifts: \$700 from donations from John and Pat Treffert Longevity Party for Trees in Village Park; \$50 from John and Pat Treffert on behalf of 25th anniversary of The Wade Team, for Village Park Reimagined; and \$25 from Ronald and Leona Jordan to Thiensville Fire Department for car seat installation. **MOTION CARRIED UNANIMOUSLY.**

B. Review meeting date schedule

1. October 9, 2023 - 2024 Budget Workshop at 5:00 PM
2. October 9, 2023 - Committee of the Whole at 6:00 PM
3. October 23, 2023 - Board of Trustees at 6:00 PM
4. November 6, 2023 - Committee of the Whole at 6:00 PM

5. November 20, 2023 - Board of Trustees at 6:00 PM

XVI. MOTION TO ADJOURN TO CLOSED SESSION

A. Pursuant to Wis. Stats. 19.85(1)(e) Deliberating or negotiating the purchasing of public properties, the investing of public funds or conducting other specified public business, whenever competitive or bargaining reasons require a closed session.

MOTION by Trustee Eckert, **SECONDED** by Trustee Lange to adjourn to closed session at 8:00 PM.

1. Roll Call Vote

Ayes: Trustees Abraham, Apostolos, Daily, Eckert, Kucharski, Lange and President Mobley

Naes: None

MOTION CARRIED UNANIMOUSLY

XVII. MOTION TO RECONVENE IN OPEN SESSION

A. Vote of Board to Reconvene

MOTION by Trustee Lange, **SECONDED** by Trustee Kucharski to Reconvene in Open Session at 8:26 PM. **MOTION CARRIED UNANIMOUSLY.**

B. Review and possible action regarding Closed Session topics

XVIII. ADJOURNMENT

MOTION by Trustee Lange, **SECONDED** by Trustee Apostolos to adjourn the Meeting at 8:26 PM. **MOTION CARRIED UNANIMOUSLY.**

Submitted by,

Gary Achterberg
Administrative Assistant

Signed by,

Colleen Landisch-Hansen
Village Administrator/Interim Clerk