



**Village of Thiensville
Committee of the Whole
AGENDA**

Date:
Monday, April 7, 2025

LOCATION: 250 Elm Street, Thiensville, WI

Time: 6:00 PM

I. CALL TO ORDER

II. ROLL CALL

President

John Rosing

Administrator

Colleen Landisch-Hansen

Board of Trustees

Jennifer Abraham

Angelina Apostolos

Kristina Eckert

Kenneth Kucharski

David Lange

Richard Longabaugh
(Excused)

Staff

Director of Community Services/Public Works Andy LaFond

Police Chief Curt Kleppin

Deputy Village Clerk/Administrative Coordinator Ben Honeck

III. CITIZENS TO BE HEARD

A. Open to any resident or taxpayer on items not subject to a public hearing: Please be advised per §19.84(2), information will be received from the public. Village policy limits a three (3) minute time period per person, with time extension by the presiding official's discretion or a vote of 2/3 of the Board or Committee; be further advised that there may be limited discussion on the information received, however, no action will be taken under public comments. Written comments on agenda items are encouraged to be sent and addressed to the intended body by noon on the day of the meeting. Comments received timely will be forwarded to all members of the body. If you wish to speak, you must pre-register by emailing the Village Clerk at clandisch@village.thiensville.wi.us by 4:00 PM on the day of the meeting or by signing in immediately prior to the meeting.

IV. BUSINESS

A. Review and Recommendation Regarding a Parade/Street Closing Application for The Village Table on September 16, 2025 from 2:00 PM to 9:00 PM (att)

B. Review and Recommendation of Award of the 2024 Sanitary Sewer Rehabilitation Program to Visu-Sewer, LLC in the Amount of \$223,283.25 (att)

C. Review and Recommendation of Award of the Williamsburg Drive Sanitary Siphon Replacement to Advance Construction, Inc. in the Amount of \$153,951.30 (att)

D. Review and Recommendation Regarding Acceptance of Annual Municipal Separate Storm Sewer System (MS4) Report (att)

E. Review and Recommendation Regarding Resolution 2025-03 Authorizing the Designation of Public Depositories for the Village of Thiensville (att)

F. Review and Recommendation Regarding Ordinance 2025-01 Regarding Screening Fences Screening Walls, and Architectural Screenings for Refuse Containers (att)

G. Discussion Regarding the Addition of a Mixed-Use Zoning District (att)

H. Discussion and Recommendation Regarding FEMA Floodplain Map Revision

I. Review and Recommendation Regarding the Following Operator's Licenses

1. Renewal

Item	Name	Address	New or Renewal
a.	Gregory F Kickbush	Thiensville-Mequon Lion's Club	Renewal
c.	John R Kos	Thiensville Business Association, PO Box 185	Renewal

2. New

Item	Name	Address	New or Renewal
a.	Celeste D Bean	Skippy's Burger Bar, 113 Green Bay Rd	New

J. Review and Recommendation Regarding the Following License Approvals

1. Temporary Class B Beer and Wine

Item	Name	Agent	Address	License(s)	Type
a.	Thiensville-Mequon Lion's Club	Don Schmidt	PO Box 131, Thiensville	Class B Beer, Class B Wine	Temporary

V. MISCELLANEOUS BUSINESS BY TRUSTEES AS MAY PROPERLY BE BROUGHT BEFORE THE BOARD

VI. ADJOURNMENT

Colleen Landisch-Hansen, Village Clerk

April 4, 2025

Please advise the Thiensville Municipal Hall, 250 Elm Street (262-242-3720) at least 24 hours prior to the start of this meeting if you have disabilities and desire special accommodations.

TBA



Village of Thiensville Parade/Street Closing Application

Event (Purpose for street closing): Village Table
 Date of event: Sept. 16, 2025 Time: 2pm to 9pm
 Route of parade (Streets to be closed): Green Bay Rd. closed at south side of Elm St. + East side of Main St. (Elm St. + Main St remain open)

The undersigned agrees to be personally liable to the Village of Thiensville and to indemnify the Village of Thiensville for property damage and for any expense incurred by, at, or in consequence of such use of the Village streets.

The undersigned further agrees to hold the Village of Thiensville, its servants, agents and employees harmless from any and all causes of action, claims or damages arising out of the use of the streets and highways by the undersigned and any and all persons permitted upon those streets by the undersigned.

The Village of Thiensville reserves the right to require property damage and public liability insurance in an amount sufficient to protect the Village of Thiensville.

The undersigned further agrees to abide by ordinances and other regulations of the Village of Thiensville and all direction from Village staff and law enforcement officers.

The person and/or entity seeking to close a Village street for the purpose of a party, parade or similar activity shall, not less than 30 days prior to the event, apply for a permit from the Village.

Thiensville Business Association d/b/a _____ APPROVED _____ DENIED
Organization DownTown Thiensville

Robert Kos _____
 PRINT: Name of Applicant Village Administrator

[Signature] _____
 Applicant's signature Date

PO Box 185, Thiensville, WI 53092
 Address \$ _____ Permit Fee received

(908) 295-9808
 Phone number Receipt # _____ Date: _____

Revised: 8/10/2023

March 24, 2025

Mr. Andy LaFond
Director of Community Services/Public Works
Village of Thiensville
250 Elm Street
Thiensville, WI 53092

RE: 2024 Sanitary Sewer Rehabilitation Program

Dear Mr. LaFond:

Bids for the above project were opened on March 20, 2025 at 10:00 a.m. at 250 Elm Street, Thiensville, WI 53092 and were as follows:

	BIDDER	BASE BID
1.	<u>Visu-Sewer, LLC</u>	<u>\$223,283.25</u>
2.	<u>National Power Rodding</u>	<u>\$276,511.00</u>
3.	<u>Insituform Technologies USA, LLC</u>	<u>\$326,958.22</u>

We reviewed the documentation submitted by the apparent low bidder and found that:

1. The Bid Form has been appropriately completed.
2. We have no objections to the low bidder, nor to the proposed major subcontractors and suppliers.
3. Low bidder has successfully completed similar projects over the last 20 years.

On these bases, we recommend that Visu-Sewer, LLC be awarded the 2024 Sanitary Sewer Rehabilitation Program contract, in the amount of \$223,283.25. This amount is based on the bid unit prices and estimated quantities. Actual quantities, and therefore the final contract price, may vary. On all construction projects, and especially complex ones like this, unpredictable factors may increase the final contract amount. For this reason, we recommend that the Village of Thiensville include a 10 percent contingency when preparing the financial plan for this work.

Our review did not include an evaluation of bidder's current financial condition nor of their permanent safety program.

Should you decide to accept our recommendation, we have prepared the enclosed Notice of Award for your use. After Village approval has been received, please have the appropriate official sign where indicated and forward a signed copy of the Notice of Award to our office. We will then fill in the date at the top of page one and forward it, with contracts for execution, to the Contractor. One fully completed Notice of Award will be returned to you for your records.

Bids remain subject to acceptance until May 19, 2025, unless Bidder agrees to an extension. Please advise us of your award decision, or call if there are any questions.

Letter to Mr. Andy LaFond
Recommendation of Award
March 24, 2025
Page 2

Respectfully,

RUEKERT & MIELKE, INC.



Mike J. Blazejovsky, E.I.T.
Project Manager
mblazejovsky@ruekert-mielke.com

MJB:acl

Encl: Notice of Award
Cost Comparison of Bidders

Cc: Brennen E. Fischer, P.E., CFM, Ruekert & Mielke, Inc.

COST COMPARISON OF BIDDERS

OWNER: Village of Thiensville
PROJECT: 2024 Sanitary Sewer Rehabilitation Program
BID OPENING DATE: March 20, 2025

BASE BID				VISU-SEWER, LLC.		NATIONAL POWER RODDING		INSITUFORM TECHNOLOGIES USA, LLC	
ITEM #	ITEM DESCRIPTION	UNIT	QTY.	UNIT \$	TOTAL	UNIT \$	TOTAL	UNIT \$	TOTAL
1	Mobilization	L.S.	1	\$2,500.00	\$2,500.00	\$25,000.00	\$25,000.00	\$15,348.23	\$15,348.23
2	Traffic control	L.S.	1	\$20,000.00	\$20,000.00	\$5,000.00	\$5,000.00	\$14,300.82	\$14,300.82
3	Cured in place pipe, 8-inch full length	L.F.	1,643	\$35.75	\$58,737.25	\$42.00	\$69,006.00	\$40.05	\$65,802.15
4	Cured in place pipe, 10-inch full length	L.F.	800	\$37.25	\$29,800.00	\$42.00	\$33,600.00	\$44.96	\$35,968.00
5	Cured in place pipe, 12-inch full length	L.F.	145	\$72.00	\$10,440.00	\$50.00	\$7,250.00	\$70.60	\$10,237.00
6	Cured in place pipe, 15-inch full length	L.F.	316	\$76.00	\$24,016.00	\$105.00	\$33,180.00	\$80.56	\$25,456.96
7	Cured in place, 8-inch spot liner 4 feet	EA.	11	\$2,950.00	\$32,450.00	\$1,200.00	\$13,200.00	\$3,498.17	\$38,479.87
8	Lateral Connection Sealing, 5-foot length	EA.	3	\$1,475.00	\$4,425.00	\$750.00	\$2,250.00	\$5,894.09	\$17,682.27
9	Grout manhole-labor	EA.	4	\$850.00	\$3,400.00	\$800.00	\$3,200.00	\$8,158.77	\$32,635.08
10	Grout manhole-material	GAL.	200	\$10.00	\$2,000.00	\$25.00	\$5,000.00	\$13.33	\$2,666.00
11	Pipe joint test	L.F.	2,115	\$11.00	\$23,265.00	\$25.00	\$52,875.00	\$15.43	\$32,634.45
12	Pipe joint and lateral seal	GAL.	990	\$10.00	\$9,900.00	\$15.00	\$14,850.00	\$13.33	\$13,196.70
13	Reinstatement of service lateral	EA.	42	\$25.00	\$1,050.00	\$200.00	\$8,400.00	\$63.84	\$2,681.28
14	Removal of deposits	L.S.	1	\$500.00	\$500.00	\$500.00	\$500.00	\$11,917.02	\$11,917.02
15	Removal of protruding tap	EA.	1	\$300.00	\$300.00	\$200.00	\$200.00	\$123.11	\$123.11
16	Removal of roots	L.S.	1	\$500.00	\$500.00	\$3,000.00	\$3,000.00	\$7,829.28	\$7,829.28
TOTAL OF ALL BID PRICES					\$223,283.25		\$276,511.00		\$326,958.22

NOTICE OF AWARD

Date of Issuance: _____

Contract: Williamsburg Drive Sanitary Siphon Replacement
Bidder: Advance Construction, Inc.
Address: 2141 Woodale Ave.
Green Bay, WI 54313

Owner: Village of Thiensville
Engineer: Ruekert & Mielke, Inc.
Engineer's Project No.: 21-10026.210

TO BIDDER:

You are notified that your Bid dated March 20, 2025 for the above Contract has been accepted by Owner and you are the Successful Bidder and are awarded a Contract for:

Williamsburg Drive Sanitary Siphon Replacement

The Contract Price of your Contract is: \$ 153,951.30

Two (2) copies of the proposed Contract Documents (except Drawings) accompany this Notice of Award, or have been transmitted or made available to Bidder electronically.

Two (2) sets of the Drawings will be delivered separately, or otherwise made available to Bidder electronically.

Bidder must comply with the following conditions precedent within 15 days of the date of issuance of this Notice of Award:

1. Deliver to Engineer one (1) fully executed counterparts of the Contract Documents.
2. Deliver with the executed Agreement the Performance Bond, Payment Bond and other Bonds as specified in the Instructions to Bidders (Article 21), General Conditions (Paragraph 6.01), and Supplementary Conditions (Paragraph SC-6.01).
3. Deliver with the executed Agreement certificates and other evidence of insurance as specified in the General Conditions (Article 6) and the Supplementary Conditions modifying Article 6 of the General Conditions.

Failure to comply with these conditions within the time specified will entitle Owner to consider you in default, annul this Notice of Award, and declare your Bid security forfeited.

Within 10 days after you comply with the above conditions, Engineer will return to you one fully executed counterpart of the Agreement.

Owner: VILLAGE OF THIENSVILLE

Signature: _____
Authorized Signature

Title: _____

Date: _____

Copy: Engineer

March 24, 2025

Mr. Andy LaFond
Director of Community Services/Public Works
Village of Thiensville
250 Elm Street
Thiensville, WI 53092

RE: Williamsburg Drive Sanitary Siphon Replacement

Dear Mr. LaFond:

Bids for the above project were opened on March 20, 2025 at 10:00 a.m. at the Village Hall and were as follows:

	BIDDER	BASE BID
1.	<u>Advance Construction, Inc.</u>	<u>\$153,951.30</u>
2.	<u>Buteyn-Peterson Construction Co.</u>	<u>\$157,724.00</u>
3.	<u>Vinton Construction Co.</u>	<u>\$205,155.00</u>
4.	<u>UPI, LLC</u>	<u>\$220,398.00</u>
5.	<u>Mid City Corporation</u>	<u>\$263,150.00</u>

We reviewed the documentation submitted by the apparent low bidder and found that:

1. The Bid Form has been appropriately completed.
2. We have no objections to the low bidder, nor to the proposed major subcontractors and suppliers.
3. Low bidder has successfully completed similar projects over the last 20 years.

On these bases, we recommend that Advance Construction, Inc. be awarded the Williamsburg Drive Sanitary Siphon Replacement contract, contingent on DNR and MMSD approval of project in the amount of \$153,951.30. This amount is based on the bid unit prices and estimated quantities. Actual quantities, and therefore the final contract price, may vary. On all construction projects, and especially complex ones like this, unpredictable factors may increase the final contract amount. For this reason, we recommend that the Village include a 10 percent contingency when preparing the financial plan for this work.

Our review did not include an evaluation of bidder's current financial condition nor of their permanent safety program.

Should you decide to accept our recommendation, we have prepared the enclosed Notice of Award for your use. After Board approval has been received, please have the appropriate official sign where indicated and forward a signed copy of the Notice of Award to our office. We will then fill in the date at the top of page one and forward it, with contracts for execution, to the Contractor. One fully completed Notice of Award will be returned to you for your records.

Bids remain subject to acceptance until May 19, 2025, unless Bidder agrees to an extension. Please advise us of your award decision, or call if there are any questions.

Letter to Mr. Andy LaFond
Recommendation of Award
March 24, 2025
Page 2

Respectfully,

RUEKERT & MIELKE, INC.



Mike J. Blazejovsky, E.I.T.
Project Manager
mblazejovsky@ruekert-mielke.com

MJB:acl

Encl: Notice of Award
Cost Comparison of Bidders

cc: Brennen E. Fischer, P.E., CFM, Ruekert & Mielke, Inc.

COST COMPARISON OF BIDDERS

OWNER: Village of Thiensville
PROJECT: Williamsburg Drive Sanitary Siphon Replacement
BID OPENING DATE: March 20, 2025

BASE BID				ADVANCE CONSTRUCTION, INC.		BUTEYN-PETERSON CONSTRUCTION CO., INC.		VINTON CONSTRUCTION CO.	
ITEM #	ITEM DESCRIPTION	UNIT	QTY.	UNIT \$	TOTAL	UNIT \$	TOTAL	UNIT \$	TOTAL
1	Erosion control	L.S.	1	\$15,000.00	\$15,000.00	\$2,000.00	\$2,000.00	\$4,300.00	\$4,300.00
2	Full depth saw cutting	L.F.	130	\$4.00	\$520.00	\$7.00	\$910.00	\$5.00	\$650.00
3	Concrete cap, cradle, or envelope	C.Y.	5	\$150.00	\$750.00	\$510.00	\$2,550.00	\$770.00	\$3,850.00
4	Sanitary sewer, 8-inch	L.F.	45	\$125.00	\$5,625.00	\$120.00	\$5,400.00	\$164.00	\$7,380.00
5	Dual sanitary sewer siphon, 6-inch	L.F.	135	\$265.00	\$35,775.00	\$250.00	\$33,750.00	\$435.00	\$58,725.00
6	Sanitary sewer siphon air jumper, 4-inch	L.F.	145	\$89.00	\$12,905.00	\$130.00	\$18,850.00	\$78.00	\$11,310.00
7	Sanitary sewer manholes, 48-inch	EA.	1	\$6,550.00	\$6,550.00	\$11,000.00	\$11,000.00	\$7,150.00	\$7,150.00
8	Sanitary sewer manholes, 60-inch	EA.	2	\$15,000.00	\$30,000.00	\$15,000.00	\$30,000.00	\$28,450.00	\$56,900.00
9	Televised sewer piping inspection	L.F.	460	\$9.53	\$4,383.80	\$9.65	\$4,439.00	\$10.00	\$4,600.00
10	Pipe insulation	L.F.	50	\$11.00	\$550.00	\$30.00	\$1,500.00	\$25.60	\$1,280.00
11	Asphaltic concrete trench patch, 5-inch	S.Y.	50	\$135.00	\$6,750.00	\$96.00	\$4,800.00	\$100.00	\$5,000.00
12	Asphalt driveway patch, 3-inch	S.Y.	100	\$85.00	\$8,500.00	\$96.00	\$9,600.00	\$100.00	\$10,000.00
13	Topsoil, seed, fertilizer, and erosion mat.	S.Y.	300	\$11.00	\$3,300.00	\$25.00	\$7,500.00	\$12.10	\$3,630.00
14	Temporary bypass of Pigeon Creek	L.S.	1	\$15,000.00	\$15,000.00	\$10,000.00	\$10,000.00	\$11,400.00	\$11,400.00
15	Abandon existing manhole and siphon	L.S.	1	\$750.00	\$750.00	\$4,500.00	\$4,500.00	\$6,420.00	\$6,420.00
16	Electrical conduit, sign post, and bollards	L.S.	1	\$2,500.00	\$2,500.00	\$5,000.00	\$5,000.00	\$5,100.00	\$5,100.00
17	Dry hydrant flushing pipe	L.S.	1	\$1,200.00	\$1,200.00	\$3,000.00	\$3,000.00	\$1,700.00	\$1,700.00
18	Culvert replacement, 18-inch	L.F.	45	\$86.50	\$3,892.50	\$65.00	\$2,925.00	\$128.00	\$5,760.00
TOTAL OF ALL BID PRICES					\$153,951.30		\$157,724.00		\$205,155.00

COST COMPARISON OF BIDDERS

OWNER: Village of Thiensville
PROJECT: Williamsburg Drive Sanitary Siphon Replacement
BID OPENING DATE: March 20, 2025

BASE BID				UPI, LLC		MID CITY CORPORATION	
ITEM #	ITEM DESCRIPTION	UNIT	QTY.	UNIT \$	TOTAL	UNIT \$	TOTAL
1	Erosion control	L.S.	1	\$5,905.00	\$5,905.00	\$2,000.00	\$2,000.00
2	Full depth saw cutting	L.F.	130	\$4.00	\$520.00	\$4.00	\$520.00
3	Concrete cap, cradle, or envelope	C.Y.	5	\$787.00	\$3,935.00	\$750.00	\$3,750.00
4	Sanitary sewer, 8-inch	L.F.	45	\$285.00	\$12,825.00	\$300.00	\$13,500.00
5	Dual sanitary sewer siphon, 6-inch	L.F.	135	\$414.00	\$55,890.00	\$665.00	\$89,775.00
6	Sanitary sewer siphon air jumper, 4-inch	L.F.	145	\$19.00	\$2,755.00	\$125.00	\$18,125.00
7	Sanitary sewer manholes, 48-inch	EA.	1	\$8,752.00	\$8,752.00	\$6,500.00	\$6,500.00
8	Sanitary sewer manholes, 60-inch	EA.	2	\$10,253.00	\$20,506.00	\$25,000.00	\$50,000.00
9	Televised sewer piping inspection	L.F.	460	\$6.00	\$2,760.00	\$3.00	\$1,380.00
10	Pipe insulation	L.F.	50	\$32.00	\$1,600.00	\$10.00	\$500.00
11	Asphaltic concrete trench patch, 5-inch	S.Y.	50	\$76.00	\$3,800.00	\$90.00	\$4,500.00
12	Asphalt driveway patch, 3-inch	S.Y.	100	\$69.00	\$6,900.00	\$70.00	\$7,000.00
13	Topsoil, seed, fertilizer, and erosion mat.	S.Y.	300	\$19.00	\$5,700.00	\$15.00	\$4,500.00
14	Temporary bypass of Pigeon Creek	L.S.	1	\$55,814.00	\$55,814.00	\$35,000.00	\$35,000.00
15	Abandon existing manhole and siphon	L.S.	1	\$11,900.00	\$11,900.00	\$8,000.00	\$8,000.00
16	Electrical conduit, sign post, and bollards	L.S.	1	\$9,627.00	\$9,627.00	\$7,500.00	\$7,500.00
17	Dry hydrant flushing pipe	L.S.	1	\$5,719.00	\$5,719.00	\$7,000.00	\$7,000.00
18	Culvert replacement, 18-inch	L.F.	45	\$122.00	\$5,490.00	\$80.00	\$3,600.00
TOTAL OF ALL BID PRICES					\$220,398.00		\$263,150.00

Submittal of Annual Reports and Other Compliance Documents for Municipal Separate Storm Sewer System (MS4) Permits

NOTE: Missing or incomplete fields are highlighted at the bottom of each page. You may save, close and return to your draft permit as often as necessary to complete your application. After 120 days your draft is **deleted**.

Form 3400-224(R8/2021)

Reporting Information :

Will you be completing the Annual Report or other submittal type? Annual Report Other

Project Name: 2024 Annual Report

County: Ozaukee

Municipality: Thiensville, Village

Permit Number: S061557

Facility Number: 31529

Reporting Year: 2024

Is this submittal also satisfying an Urban Nonpoint Source Grant funded deliverable? Yes No

Required Attachments and Supplemental Information

Please complete the contents of each tab to submit your MS4 permit compliance document. The information included in this checklist is necessary for a complete submittal. A complete and detailed submittal will help us review about your MS4 permit document. To help us make a decision in the shortest amount of time possible, the following information must be submitted:

Annual Report

- Review related web site and instructions for [Municipal storm water permit eReporting](#) [Exit Form]
- Complete all required fields on the annual report form and upload required attachments
- Attach the following other supporting documents as appropriate using the attachments tab above
 - Public Education and Outreach Annual Report Summary
 - Public Involvement and Participation Annual Report Summary
 - Illicit Discharge Detection and Elimination Annual Report Summary
 - Construction Site Pollution Control Annual Report Summary
 - Post-Construction Storm Water Management Annual Report Summary
 - Pollution Prevention Annual Report Summary
 - Leaf and Yard Waste Management
 - Municipal Facility (BMP) Inspection Report
 - Municipal Property SWPPP
 - Municipally Property Inspection Report
 - Winter Road Maintenance
 - Storm Sewer Map Annual Report Attachment
 - Storm Water Quality Management Annual Report Attachment
 - TMDL Attachment
 - Storm Water Consortium/Group Report

- Municipal Cooperation Attachment
- Other Annual Report Attachment

- Attach the following permit compliance documents as appropriate using the attachments tab above
 - Storm Water Management Program
 - Public Education and Outreach Program
 - Public Involvement and Participation Program
 - Illicit Discharge Detection and Elimination Program
 - Construction Site Pollutant Control Program
 - Post-Construction Storm Water Management Program
 - Pollution Prevention Program
 - Municipal Storm Water Management Facility (BMP) Inventory
 - Municipal Storm Water Management Facility (BMP) Inspection and Maintenance Plan
 - Total Maximum Daily Load documents (**if applicable, see permit for due dates.*)
 - TMDL Mapping*
 - TMDL Modeling*
 - TMDL Implementation Plan*
 - Fecal Coliform Screening Parameter *
 - Fecal Coliform Inventory and Map (*S050075-03 general permittees Appendix B B.5.2 – document due to the department by March 31, 2022*)
 - Fecal Coliform Source Elimination Plan (*S050075-03 general permittees Appendix B - document due to the department by October 31,2023*)

- Sign and Submit form

Municipal Contact Information- Complete

Notice: Pursuant to s. NR 216.07(8), Wis. Adm. Code, an owner or operator of a Municipal Separate Storm Sewer System (MS4) is required to submit an annual report to the Department of Natural Resources (Department) by March 31 of each year to report on activities for the previous calendar year ("reporting year"). This form is being provided by the Department for the user's convenience for reporting on activities undertaken in each reporting year of the permit term. Personal information collected will be used for administrative purposes and may be provided to the extent required by Wisconsin's Open Records Law [ss. 19.31-19.39, Wis. Stats.].

Note: Compliance items must be submitted using the Attachments tab.

Municipality Information

Name of Municipality	Thiensville, Village
Facility ID # or (FIN):	31529
Updated Information:	<input type="checkbox"/> Check to update mailing address information
Mailing Address:	250 Elm Street
Mailing Address 2:	
City:	Thiensville, Village
State:	WI
Zip Code:	53092 <input type="text"/> xxxxx or xxxxx-xxxx

Primary Municipal Contact Person (Authorized Representative for MS4 Permit)

The "Authorized Representative" or "Authorized Municipal Contact" includes the municipal official that was charged with compliance and oversight of the permit conditions, and has signature authority for submitting permit documents to the Department (i.e., Mayor, Municipal Administrator, Director of Public Works, City Engineer).

Select to **create new** primary contact

First Name:	Andy
Last Name:	LaFond

Select to **update** current contact information

Title:	DPW
Mailing Address:	250 Elm St
Mailing Address 2:	
City:	Thiensville
State:	WI
Zip Code:	53092 <input type="text"/> xxxxx or xxxxx-xxxx
Phone Number:	262-242-3720 <input type="text"/> Ext: <input type="text"/> xxx-xxx-xxxx
Email:	alafond@village.thiensville.wi.us

Additional Contacts Information (Optional)

- I&E Program
 IDDE Program
 IDDE Response Procedure Manual

Individual with responsibility for:
(Check all that apply)

- Municipal-wide Water Quality Plan
- Ordinances
- Pollution Prevention Program
- Post-Construction Program
- Winter roadway maintenance

First Name:

Last Name:

Title:

Mailing Address:

Mailing Address 2:

City:

State:

Zip Code: xxxxx or xxxxx-xxxx

Phone Number: Ext: xxx-xxx-xxxx

Email:

Municipal Billing Contact Person (Authorized Representative for MS4 Permit)

Select to **create new** Billing contact

First Name:

Last Name:

Select to **update** current contact information

Title:

Mailing Address:

Mailing Address 2:

City:

State:

Zip Code: xxxxx or xxxxx-xxxx

Phone Number: Ext: xxx-xxx-xxxx

Email:

1. Does the municipality rely on another entity to satisfy some of the permit requirements?

Yes No

Public Education and Outreach Southeastern Wisconsin Watershed Trust, Inc.

Public Involvement and Participation

Illicit Discharge Detection and Elimination

Construction Site Pollutant Control

Post-Construction Storm Water Management

Pollution Prevention

2. Has there been any changes to the municipality's participation in group efforts towards permit compliances (i.e., the municipality has added or dropped consortium membership)?

Yes No

Minimum Control Measures- Section 1 : Complete

1. Public Education and Outreach

- a. Does MS4 conduct any educational efforts or events independently (not with a group) Yes No
- b. How many total educational events were held during the reporting year:
- c. Were any of the public education and outreach delivery mechanisms conducted during the reporting year active or interactive? Yes No
- d. Please select all storm water topics, target audiences, and delivery mechanisms used in the reporting year

Public Education and Outreach Delivery Mechanisms (Active and Passive)	
Active/Interactive Mechanisms	Passive Mechanisms
<input type="checkbox"/> Education activities (school presentations, summer camps) <input checked="" type="checkbox"/> Information booth at event <input type="checkbox"/> Targeted group training (contractors, consultants, etc.) <input checked="" type="checkbox"/> Government event (public hearing, council meeting) <input type="checkbox"/> Workshops <input type="checkbox"/> Tours <input type="checkbox"/> Other: <input style="width: 150px;" type="text"/>	<input type="checkbox"/> Passive print media (brochures at front desk, posters, etc.) <input type="checkbox"/> Distribution of print media (mailings, newsletters, etc.) via mail or email. <input checked="" type="checkbox"/> Media offerings (radio and TV ads, press release, etc.) <input checked="" type="checkbox"/> Social media posts <input type="checkbox"/> Signage <input checked="" type="checkbox"/> Website <input type="checkbox"/> Other: <input style="width: 150px;" type="text"/>

Topics Covered	Target Audience
<input checked="" type="checkbox"/> Illicit discharge detection and elimination <input checked="" type="checkbox"/> Household hazardous waste disposal/pet waste management/vehicle washing <input checked="" type="checkbox"/> Yard waste management/pesticide and fertilizer application <input type="checkbox"/> Stream and shoreline management <input checked="" type="checkbox"/> Residential infiltration <input type="checkbox"/> Construction sites and post-construction storm water management <input checked="" type="checkbox"/> Pollution prevention <input checked="" type="checkbox"/> Green infrastructure/low impact development <input checked="" type="checkbox"/> Other: <input style="width: 150px;" type="text" value="General Watershed Education, Snow a..."/>	<input checked="" type="checkbox"/> General Public <input checked="" type="checkbox"/> Public Employees <input checked="" type="checkbox"/> Residents <input checked="" type="checkbox"/> Businesses <input checked="" type="checkbox"/> Contractors <input checked="" type="checkbox"/> Developers <input type="checkbox"/> Industries <input checked="" type="checkbox"/> Public Officials <input type="checkbox"/> Other: <input style="width: 150px;" type="text"/>

- e. Will additional information/summary of these education events be attached to the annual report? Yes No

If no, please provide additional comment in the brief explanation box below. *Limit response to 250 characters and/or attach supplemental information on the attachments page.*

Minimum Control Measures - Section 2 : Complete

2. Public Involvement and Participation

a. Permit Activities. Select all of the following topics the Permittee did to engage public participation and involvement.

Topics Covered	Target Audience	Estimated People Reached (Optional)	Regional Effort (Optional)
<input checked="" type="checkbox"/> MS4 Annual Report <input type="checkbox"/> Storm Water Management Program <input type="checkbox"/> Storm Water related ordinance <input type="checkbox"/> Other: <input type="text"/>	<input checked="" type="checkbox"/> General Public <input type="checkbox"/> Public Employees <input type="checkbox"/> Residents <input type="checkbox"/> Businesses <input type="checkbox"/> Contractors <input type="checkbox"/> Developers <input type="checkbox"/> Industries <input checked="" type="checkbox"/> Public Officials <input type="checkbox"/> Other	11-50	<input type="radio"/> Yes <input checked="" type="radio"/> No

b. Volunteer Activities. Select all of the following audiences targeted for volunteer involvement and participation related to storm water.

NA (Individual Permittee)

Topics Covered	Target Audience	Estimated People Reached (Optional)	Regional Effort (Optional)
Volunteer Opportunity	<input checked="" type="checkbox"/> General Public <input type="checkbox"/> Public Employees <input type="checkbox"/> Residents <input type="checkbox"/> Businesses <input type="checkbox"/> Contractors <input type="checkbox"/> Developers <input type="checkbox"/> Industries <input type="checkbox"/> Public Officials <input type="checkbox"/> Other	1 - 10	<input type="radio"/> Yes <input checked="" type="radio"/> No

c. Brief explanation on Public Involvement and Participation reporting. *Limit response to 250 characters and/or attach supplemental information on the attachments page.*

The Village participated in a Volunteer Cleanup day at Milwaukee River/Pigeon Creek.

Minimum Control Measures - Section 3 : Complete

3. Illicit Discharge Detection and Elimination

- a. How many total outfalls does the municipality have?
- b. How many major outfalls does the municipality have?
- c.

- How many outfalls did the municipality evaluate as part of their routine ongoing field screening program?
- d. From the municipality's routine screening, how many were confirmed illicit discharges?
-
- e. How many illicit discharge complaints did the municipality receive?
- f. From the complaints received, how many were confirmed illicit discharges?
-
- g. How many of the identified illicit discharges did the municipality eliminate in the reporting year (from both routine screening and complaints)?

(If the sum of 3.c. and 3.e. does not equal 3.f., please explain below.)

- h. What types of regulatory mechanisms does the municipality have available to compel compliance with this program? Check all that are available and how many times each were used in the reporting year.

- Verbal Warning
- Written Warning (including email)
- Notice of Violation
- Civil Penalty/ Citation

Additional Information: _____

- i. Brief explanation on Illicit Discharge Detection and Elimination reporting. *If you marked Unsure for any questions above, justify the reasoning. Limit response to 250 characters and/or attach supplemental information on the attachments page.*

Please see the attached 2024 IDDE Summary Report.

Form 3400-224 (R8/2021)

Minimum Control Measures - Section 4 : Complete

4. Construction Site Pollutant Control

- a. How many total construction sites with one acre or more of land disturbing construction activity were active at any point in the reporting year?
- b. How many construction sites with one acre or more of land disturbing construction activity did the municipality issue permits for in the reporting year?
- c. How many erosion control inspections did the municipality complete in the reporting year (at sites with one acre or more of land disturbing construction activity)?
-
- d. What types of regulatory mechanisms does the municipality have available to compel compliance with this program? Check all that are available and how many times each were used in the reporting year.
- Verbal Warning

<input checked="" type="checkbox"/> Written Warning (including email)	0
<input type="checkbox"/> Notice of Violation	
<input checked="" type="checkbox"/> Civil Penalty/ Citation	0
<input checked="" type="checkbox"/> Stop Work Order	0
<input type="checkbox"/> Forfeiture of Deposit	
<input type="checkbox"/> Other - Describe below	

e. Brief explanation on Construction Site Pollutant Control reporting . *If you marked Unsure for any questions above, justify the reasoning. Limit response to 250 characters and/or attach supplemental information on the attachments page.*

The permit was issued the year prior for the active construction site over one acre. One verbal warning was given to clean inlet protection.

Minimum Control Measures - Section 5 : Complete

5. Post-Construction Storm Water Management

a. How many new structural storm water management Best Management Practice (BMP) have received local approval ? 0

*Engineered and constructed systems that are designed to provide storm water quality control such as wet detention ponds, constructed wetlands, infiltration basins, grassed swales, permeable pavement,

b. Does the MS4 have procedures for inspecting and maintaining private storm water facilities? Yes No

c. If Yes, how many privately owned storm water management facilities were inspected in the reporting year ? 0
Inspections completed by private landowners should be included in the reported number.

d. Does the municipality utilize privately owned storm water management BMP in its pollutant reduction analysis? Yes No

e. Does MS4 have maintenance authority on these privately owned BMPs?
 Yes No

f. What types of enforcement actions does the municipality have available to compel compliance with the regulatory mechanism? Check all that apply and enter the number of each used in the reporting year.

<input type="checkbox"/> Verbal Warning	
<input checked="" type="checkbox"/> Written Warning (including email)	0
<input checked="" type="checkbox"/> Notice of Violation	0
<input checked="" type="checkbox"/> Civil Penalty/ Citation	0
<input checked="" type="checkbox"/> Forfeiture of Deposit	0

Complete Maintenance

Bill Responsible Party

Other - Describe below

- g. Brief explanation on Post-Construction Storm Water Management reporting . *If marked 'Unsure' on any questions above, justify your reasoning. Limit your response to 250 characters and/or attach supplemental information on the attachments page.*

Inspections are performed according to the frequency outlined in the LTMA.

Minimum Control Measures - Section 6 : Complete

6. Pollution Prevention

Storm Water Management Best Management Practice Inspections Not Applicable

a. Enter the total number of "municipally owned" (i.e., publicly owned BMPs) or operated (i.e., privately owned BMPs) structural storm water management best management practices.

b. How many new municipally owned storm water management best management practices were installed in the reporting year?

c. How many municipally owned (public) storm water management best management practices were inspected in the reporting year?

d. What elements are looked at during inspections (250 character limit)?

e. How many of these facilities required maintenance?

f. Brief explanation on Storm Water Management Best Management Practice inspection reporting. *If you marked Unsure for any questions above, justify the reasoning. Limit response to 250 characters and/or attach supplemental information on the attachments page.*

One facility required maintenance, including vegetation removal and cleaning of the outlet grate.

Public Works Yards & Other Municipally Owned Properties that require a stormwater pollution prevention plan (SWPPP)* Not Applicable

g. How many municipal properties require a SWPPP?

h. How many inspections of municipal properties have been conducted in the reporting year?

i. Have amendments to the SWPPPs been made?
 Yes No

j. If yes, describe what changes have been made. Limit response to 250 characters and/or attach supplemental information on the attachment page:

- k. Brief explanation on Storm Water Pollution Prevention Plan reporting. *If you marked Unsure for any questions above, justify the reasoning. Limit response to 250 characters and/or attach supplemental information on the attachments page.*

SWPPP inspection performed in 2024. Recommendations are in the attached inspection form.

* Any municipally owned property that has the potential to generate stormwater pollution should have a SWPPP. For example, if a municipal property stores compost piles, material storage, yard wastes, etc., outside and can contaminate stormwater runoff—a SWPPP is required.

Collection Services - *Street Sweeping Program* Not Applicable

- l. Did the municipality conduct street sweeping during the reporting year?
 Yes No
- m. If known, how many tons of material was removed?
- n. Does the municipality have a [low hazard exemption](#) for this material? Yes No
- o. If street sweeping is identified as a storm water best management practice in the pollutant loading analysis, was street cleaning completed at the assumed frequency?
 Yes - Explain frequency Once every four weeks.
 No - Explain _____
 Not Applicable

Collection Services - *Catch Basin Sump Cleaning Program* Not Applicable

- p. Did the municipality conduct catch basin sump cleaning during the reporting year? Yes No
- q. How many catch basin sumps were cleaned in the reporting year?
- r. If known, how many tons of material was collected?
- s. Does the municipality have a low hazard exemption for this material? Yes No
- t. If catch basin sump cleaning is identified as a storm water best management practice in the pollutant loading analysis, was cleaning completed at the assumed frequency?
 Yes- Explain frequency Annually in the spring.
 No - Explain _____
 Not Applicable

Collection Services - *Leaf Collection Program* Not Applicable

Winter Road Management Not Applicable

*Note: We are requesting information that goes beyond the reporting year, answer the best you can.

- aa. How many lane-miles of roadway is the municipality responsible for doing snow and ice control? (*One mile of a two-way road equals two lane miles.*)

ab. Provide amount of de-icing products used by month last winter season?

Solids (tons) (ex. sand, or salt-sand)

Product	Oct	Nov	Dec	Jan	Feb	Mar
Salt	0	5	15	60	28	0

Liquids (gallons) (ex. brine)

	Oct	Nov	Dec	Jan	Feb	Mar
Brine	0	500	1000	3000	200	0

ac. Was salt applying machinery calibrated in the reporting year? Yes No

ad. Have municipal personnel attended salt reduction strategy training in the reporting year? Yes No

Training Date	Training Name	# Attendance

ae. Brief explanation on Winter Road Management reporting. *If you marked Unsure for any questions above, justify the reasoning. Limit response to 250 characters and/or attach supplemental information on the attachments page*

March totals are estimated. Salt training is ongoing for Village staff.

Internal (Staff) Education & Communication

af. Has the municipality provided an opportunity for internal training or education to staff implementing the municipality's procedures for each of the pollution prevention program element? Yes No

If yes, describe what training was provided (250 character limit):

Pollution prevention training occurs throughout the year at staff meetings.

ag. Describe how the municipality has kept the following local officials and municipal staff aware of the municipal storm water discharge permit programs, procedures and pollution prevention program requirements.

Elected Officials

Local elected officials are routinely updated on storm water programs and procedures at Village Board meetings. Program updates are included in Board packets.

Municipal Officials

Municipal officials are routinely updated on storm water programs and procedures via staff communication as updates occur.

Appropriate Staff (such as operators, Department heads, and those that interact with public)

Meetings with Southeastern Wisconsin Watersheds Trust, Inc.

ah. Brief explanation on Internal Education reporting. *If you marked Unsure for any questions above, justify the reasoning. Limit response to 250 characters and/or attach supplemental information on the attachments page.*

Please see the attached information about activities performed in partnership with Sweet Water.

Minimum Control Measures - Section 7 : Complete

7. Storm Sewer System Map

- a. Did the municipality update their storm sewer map this year?
 Yes No

If yes, check the areas the map items that got updated or changed:

- Storm water treatment facilities
 Storm pipes
 Vegetated swales
 Outfalls
 Other - Describe below

- b. Brief explanation on Storm Sewer System Map reporting. *If you marked Unsure for an question for any questions above, justify the reasoning. Limit response to 250 characters and/or attach supplemental information on the attachments page.*

Final Evaluation - Complete

Fiscal Analysis

Complete the fiscal analysis table provided below. For municipalities that do not break out funding into permit program elements, please enter the monetary amount to your best estimate of what funding may be going towards these programs.

Annual Expenditure Reporting Year	Budget Reporting Year	Budget Upcoming Year	Source of Funds
---	---------------------------------	--------------------------------	------------------------

Element: Public Education and Outreach

1200	1200	1200	<u>General revenue fund</u>
------	------	------	-----------------------------

Element: Public Involvement and Participation

1000	1000	1500	<u>Tax Incremental Finance District.</u>
------	------	------	--

Element: Illicit Discharge Detection and Elimination

1000	1000	1000	<u>General revenue fund</u>
------	------	------	-----------------------------

Element: Construction Site Pollutant Control

1000	1000	2000	<u>General revenue fund</u>
------	------	------	-----------------------------

Element: Post-Construction Storm Water Management

1000	1000	1000	<u>General revenue fund</u>
------	------	------	-----------------------------

Element: Pollution Prevention

1000	1000	1000	<u>General revenue fund</u>
------	------	------	-----------------------------

Other (describe)

			<u>Select...</u>
--	--	--	------------------

Please provide a justification for a "0" entered in the Fiscal Analysis. *Limit response to 250 characters.*

Water Quality

a: Were there any known water quality improvements in the receiving waters to which the municipality's storm sewer system directly discharges to?

Yes No Unsure If Yes, explain below:

b: Were there any known water quality degradation in the receiving waters to which the municipality's storm sewer system directly discharges to?

Yes No Unsure If Yes, explain below:

c: Have any of the receiving waters that the municipality discharges to been added to the impaired waters list during the reporting year?

Yes No Unsure

d: Has the municipality evaluated their storm water practices to reduce the pollutants of concern?

Yes No Unsure

Storm Water Quality Management

a. Has the municipality completed or updated modeling in the reporting year (relating to developed urban area performance standards of s. NR 151.13(2)(b)1., Wis. Adm. Code)? Yes No

b. If yes, enter percent reduction in the annual average mass discharging from the entire MS4 to surface waters of the state as compared to implementing no storm water management controls:

Total suspended solids (TSS)

Total phosphorus (TP)

Additional Information

Based on the municipality's storm water program evaluation, describe any proposed changes to the municipality's storm water program. *If your response exceeds the 250 character limit, attach supplemental information on the attachments page.*

Requests for Assistance on Understanding Permit Programs

Would the municipality like the Department to contact them about providing more information on understanding any of the Municipal Separate Storm Sewer Permit programs?

Please select all that apply:

- Public Education and Outreach
- Public Involvement and Participation
- Illicit Discharge Detection and Elimination
- Construction Site Pollutant Control
- Post-Construction Storm Water Management
- Pollution Prevention
- Storm Water Quality Management
- Storm Sewer System Map
- Water Quality Concerns
- Compliance Schedule Items Due
- MS4 Program Evaluation

Required Attachments and Supplemental Information

Any other MS4 program information for inclusion in the Annual Report may be attached on here. Use the Add Additional Attachments to add multiple documents.

Upload Required Attachments (15 MB per file limit) - [Help reduce file size and trouble shoot file uploads](#)

*Required Item

Note: To replace an existing file, use the 'Click here to attach file ' link or press the to delete an item.

Attach - Other Supporting Documents

AR EO

 File Attachment

[Village of Thiensville 2024 Annual Report - \(ROW\) compressed.pdf](#)

(To remove items, use your cursor to hover over the attachment section. When the drop down arrow appears, select remove item)

Attach - Permit Compliance Documents

IDDE Program

 File Attachment

[Final 2024 IDDE Summary Report Thiensville.pdf](#)

PP BMPInsp

 File Attachment

[Thiensville SWPPP Inspection Form.pdf](#)

(To remove items, use your cursor to hover over the attachment section. When the drop down arrow appears, select remove item)

Sign and Submit Your Application

Steps to Complete the signature process

1. Read and Accept the Terms and Conditions
2. Press the Submit and Send to the DNR button

NOTE: For security purposes all email correspondence will be sent to the address you used when registering your WAMS ID. This may be a different email than that provided in the application. For information on your WAMS account click [HERE](#).

Terms and Conditions

Certification: I hereby certify that I am an authorized representative of the municipality covered under Thiensville, Village MS4 Permit for which this annual report or other compliance document is being submitted, and that the information contained in this submittal and all attachments were gathered and prepared under my direction or supervision. Based on my inquiry of the person or persons under my direction or supervision involved in the preparation of this document, to the best of my knowledge, the information is true, accurate, and complete. I further certify that the municipality’s governing body or delegated representatives have reviewed or been apprised of the contents of this annual report. I understand that Wisconsin law provides severe penalties for submitting false information.

Signee (must check current role prior to accepting terms and conditions)

- Authorized municipal contact using WAMS ID.
- Delegation of Signature Authority (Form 3400-220) for agent signing on the behalf of the authorized municipal contact.
- Agent seeking to share this item with authorized municipal contact (authorized municipal contact must get WAMS id and complete signature).

Delegation of Signature Authority

 File Attachment

[Wagner-LaFond-Thiensville-20240322-DSA Form 3400-220.pdf](#)

Submission of this form constitutes notice by the authorized municipal contact that the person electronically signing the MS4 eReport is authorized to do so on behalf of the authorized municipal contact. [Please download form 3400-220](#) and sign and attach it above.

Name: Tiffany Wagner

Title: Environmental Scientist

Authorized Signature.

Signed by : i:0#.f|wamsmembership|tmwagner on 2025-03-27T09:51:35

- I accept the above terms and conditions.

You have already signed and submitted this application to the DNR. Please [contact the Wisconsin DNR](#) for assistance.

After providing the final authorized signature, the system will send an email to the authorized party and any agents. This email will include a copy to the final read only version of this application.

VILLAGE OF THIENSVILLE

RESOLUTION NO. 2025-03

A RESOLUTION AUTHORIZING THE DESIGNATION OF PUBLIC DEPOSITORIES FOR THE VILLAGE OF THIENSVILLE

WHEREAS, pursuant to Section 34.05, Wis. Statutes, the governing body shall by resolution designate one or more public depositories for the safekeeping of public funds; and

WHEREAS, the Village Board of the Village of Thiensville has previously adopted resolutions designating public depositories for the deposit and investment of public monies; and

WHEREAS, the Village Board periodically reviews and approves financial institutions for the investment of public funds; and

WHEREAS, the Village also practices diversification of its public funds to mitigate risk and maximize financial security; and

WHEREAS, pursuant to Resolution 1993-13, which established the Village's Policy for Public Deposits and Investments, adopted on August 16, 1993, the Village Treasurer shall deposit public monies in the name of the Village of Thiensville in public depositories designated by the Village Board of Trustees; and

THEREFORE, BE IT RESOLVED, by the Village Board of the Village of Thiensville, Ozaukee County, Wisconsin, that in accordance with Section 34.05, Wis. Statutes, the following institutions are hereby designated as official public depositories for all funds for the Village of Thiensville:

1. Bank Five Nine
2. The Bancorp Bank
3. BMO Bank
4. Local Government Investment Pool
5. Port Washington State Bank
6. PNC Bank

NOW, THEREFORE BE IT FURTHER RESOLVED, that all deposits shall be maintained in accordance with the limitations set forth in Section 66.0603, Wis. Statutes, and in compliance with Resolution 1993-13 – A Policy for Public Deposits and Investments adopted on August 16, 1993.

PASSED AND ADOPTED by the Village Board of the Village of Thiensville, County of Ozaukee, State of Wisconsin on this 21st day of April, 2025.

John Rosing, Village President

Colleen Landisch-Hansen, Interim Village Clerk

**VILLAGE OF THIENSVILLE
OZAUKEE COUNTY, WISCONSIN
ORDINANCE NO. 2025-01
AN ORDINANCE REGARDING SCREENING FENCES, SCREENING WALLS AND
ARCHITECTURAL SCREENINGS FOR REFUSE CONTAINERS**

WHEREAS, the Village Board of the Village of Thiensville desires to modify the zoning code as it relates to screening walls, screening fences, and architectural screenings for refuse containers; and

WHEREAS, the Village Board finds that it is in the best interest of Village to adopt an ordinance to codify the conditions for the use of refuse container screenings.

NOW, THEREFORE, the Village Board of the Village of Thiensville, Wisconsin, hereby ordains as follows:

SECTION 1. Section 17.0603(J) of the Village of Thiensville Zoning Code is hereby created as follows:

J. Screening Fences, Screening Walls and Architectural Screenings for Refuse Containers. Screening walls, screening fences, and architectural screenings may be placed in the side or rear yard to hide refuse containers and recycling carts from street view, provided they meet all of the following conditions:

1. They do not exceed four feet in height.
2. They have a total length of no more than 14 feet, with no single side exceeding six feet.
3. They do not extend more than six feet from the primary structure.

Refuse container screening must be compatible with the neighborhood and complementary to the primary structure. It must also be secured to the ground to withstand wind. Screenings that meet these requirements are exempt from zoning and building permit requirements so long as they are not permanently attached to the primary structure. All screenings must comply with Village Ordinance § 30-91.

SECTION 2. Severability. If any provision of this ordinance is invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions of this ordinance.

SECTION 3. Effective Date. This ordinance shall take effect upon its passage and publication as provided by law.

Passed and adopted this ___ day of _____, 2025.

John Rosing, Village President

Attested to:

Ben Honeck, Deputy Clerk

MEMORANDUM

To: Village of Thiensville Plan Commission

From: Andy LaFond, Director of Community Services/Public Works

Date: February 11, 2025

Subject: Recommendation for Ordinance Amendment – Refuse Container Screening Fences

Background:

Garbage and recycling carts stored in front yards have been a persistent concern among residents and the Village Board. While Village Ordinance § 30-91 mandates that refuse containers be screened from street view, compliance has been inconsistent, and enforcement has proven challenging.

To address this issue, a proposed ordinance amendment clarifies the use of screening structures as a permitted accessory use in R-1 and R-2 districts without requiring a zoning or building permit. This approach removes regulatory barriers while promoting compliance with the existing screening requirement.

Proposed Ordinance Amendment:

The amendment adds a provision to Zoning Code § 17.0603(E) outlining specific criteria for refuse container screening fences, screening walls, and architectural screenings:

- Maximum height of four feet.
- Total length not exceeding 14 feet, with no single side exceeding six feet.
- Extension of no more than six feet from the primary structure.
- Compatibility with the neighborhood and complementary to the primary structure.
- Secure installation to withstand wind.
- Exemption from zoning and building permits unless permanently attached to the primary structure.

This change is intended to facilitate compliance by making screening solutions more accessible to residents. Currently, any structure functioning as a refuse screen falls under the Village's fence regulations, requiring staff approval and a building permit. The proposed amendment removes this barrier, encouraging more residents to screen their refuse containers properly.

Discussion and Recommendation:

The proposed ordinance does not create a new use or allow previously prohibited structures. Instead, it streamlines the process for residents to install screening structures, aligning with the Village's goal of reducing visible refuse containers while maintaining neighborhood aesthetics.

Staff recommends that the Plan Commission review the proposed ordinance and forward a recommendation for approval to the Village Board.

Next Steps:

- Plan Commission discussion and recommendation to the Village Board.
- Public Hearing
- Public outreach to inform residents of the change and encourage compliance.

R-1 and R-2 Permitted accessory uses

Refuse container screening fences

Zoning code 17.0603 Yards

E. Screening Fences, Screening Walls and Architectural Screenings for Refuse Containers.

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3. They do not extend more than six feet from the primary structure.

Refuse container screening must be compatible with the neighborhood and complementary to the primary structure. It must also be secured to the ground to withstand wind. Screenings that meet these requirements are exempt from zoning and building permit requirements so long as they are not permanently attached to the primary structure. All screenings must comply with Village Ordinance § 30-91.

Village of Thiensville Plan Commission

2/11/2025

Examples of built in place and commercially available refuse cart screens.



Memorandum

Village of Thiensville Plan Commission

Date: March 11, 2025

Re: Mixed Use Zoning Districts for Village of Thiensville Zoning Code

There are several areas within the Village that could support mixed-use development. The Thiensville Crossing TID Plan recommends a blend of residential, commercial, and employment uses. Additionally, the 2005 Mequon-Thiensville Town Center Guidelines advocate for mixed-use development. The Village of Thiensville's 2035 Comprehensive Plan, adopted in 2008 as part of the Ozaukee County Multi-Jurisdictional Comprehensive Plan, calls for the development of mixed-use areas, particularly within the Town Center, proposing an integration of residential, commercial, and civic spaces to create a vibrant, pedestrian-friendly environment. The plan also recommends updating zoning regulations to facilitate such development, with the goal of enhancing community engagement and economic vitality.

However, the Village has not yet established a zoning district to support this type of development. Currently, in the village our only zoning tool used to achieve this is the Planned Development Overlay (PDO). Adopting a mixed-use district would better define our goals and regulations for implementing such developments. Mixed-use zoning is a critical next step in advancing the Thiensville Crossing TID District. The Village has explored various options for creating mixed-use districts with regulations that promote the desired development while being sensitive to specific contexts, surrounding uses, and the scale of development within the Village.

In the document below, the Village has introduced regulations to establish both a Central Mixed-Use District and a Neighborhood Mixed-Use District. The Central Mixed-Use District would be applied to areas designated for higher density, fostering a vibrant business or downtown-style district. The Neighborhood Mixed-Use District would be used in areas capable of accommodating a mix of uses but located in transitional zones from more residential areas, ensuring compatibility with surrounding lower-intensity uses.

CMU – Central Mixed Use District

This district is intended to permit downtown commercial and mixed-use development at an intensity which provides significant incentives for infill development, redevelopment, and the continued economic viability of existing development in a modern urban downtown

development pattern that is compatible with traditional characteristics of Thiensville. Residential uses are intended to occur at a density of 50 units per acre.

A. Permitted Uses:

1. Townhouse.
2. Apartments.
3. Mixed-Use Building.
4. Live/Work Unit.
5. Office.
6. Personal or Professional Service.
7. Indoor Sales or Service.
8. Restaurants, Taverns, and Indoor Commercial Entertainment.
9. Commercial Indoor Lodging.
10. Indoor Maintenance Service (Non-Residential, Non-Vehicle).
11. Indoor Institutional.
12. Passive Outdoor Recreation.
13. Active Outdoor Recreation.

B. Permitted Accessory Uses:

1. Electric Vehicle Charging.
2. Home Occupation.
3. Communication Antenna.
4. On-Site Parking Lot.
5. On-Site Structured Parking.
6. Short-Term Residential Rental.
7. Small Solar Energy System.
8. Accessory Residential Structure.
9. Accessory Nonresidential Structure.

C. Primary Uses Permitted Only as Conditional Uses:

1. Boarding House Living.
2. Artisan Production Shop.
3. Physical Activity Studio.
4. Outdoor Commercial Entertainment.
5. Community Living Arrangement (9 to 15 Residents).
6. Community Living Arrangement (16+ residents).
7. Communication Tower.
8. Off-Site Parking Lot.
9. Off-Site Parking Structure.
10. Coffee Roasting for On-Premises Sales.

11. Commercial Kitchen.
 12. Drive Through & In-Vehicle Sales or Service for banks or financial institutions only.
- D. Accessory Uses Permitted Only as Conditional Uses:
1. Incidental Outdoor Sales and Display.
 2. Incidental Outdoor Storage.
- E. Temporary Uses:
1. Farmers' Market.
 2. Garage Sale.
 3. Temporary On-Site Construction Storage, Project Office, and Real Estate Sales.
 4. Temporary Outdoor Assembly.
 5. Temporary Outdoor Sales.
 6. Temporary Refuse Container.
 7. Temporary Relocatable Building/Structure.
- F. Use Regulations
1. Buildings with frontage on Freistadt Road and Main Street must be mixed use. The frontage adjacent to Freistadt Road and Main Streets must have 50% of first floor square footage as active, non-residential use.
- G. Lot Area and Width:
1. Minimum Lot Area: 6,000 square feet
 2. Minimum Lot Width: 50 feet
 3. Minimum Lot Depth: 120 feet
 4. Maximum Lot Coverage: 90% of Lot Area
 5. Minimum Greenspace/Impervious Coverage: 10% of Lot Area
- H. Building Height & Dimensions:
1. Maximum Principal Building Height: 50 feet (Not more than 4 stories)
 2. Minimum Principal Building Height: 25 feet (Not less than 2 stories)
 3. Maximum Principal Building Length at Street Frontage: 275 feet
 4. Maximum Accessory Structure Height: 20 feet
- I. Setback and Yards:
1. Front Setback
 - i. Minimum: 0 feet
 - ii. Maximum: 15 feet
 2. Minimum Side Setback: 0 feet
 3. Minimum Rear Setback: 10 feet
 4. Street Side Setback (Corner Lots)
 - i. Minimum: 0 feet
 - ii. Maximum: 15 feet

J. Development Standards Applicable to the CMU District

Any development occurring within a CMU District must comply with the lot area, height, and setback standards set forth in this district, new construction must conform to the following design standards

1. Windows. All façades shall consist of a minimum percentage of windows or doors to allow views into and out of the building's interior and to promote a visual connection to the street. The minimum percentage of windows or doors shall include trim but exclude gables.
 - i. Ground floor, nonresidential uses: The total area of windows and doors shall comprise a minimum of 40 percent of the ground floor façade area containing the nonresidential use.
 - ii. Ground floor, residential uses: The total area of windows and doors shall comprise a minimum of 20 percent of the ground floor façade area containing the residential use.
 - iii. Upper floors, all uses: The total area of windows and doors shall comprise a minimum of 20 percent of the total façade area above the ground floor.
2. Building Facades. Buildings must either:
 - i. Utilize a building style that clearly creates a base, mid-section, and top element. This can be done with elements such as, but not limited to: change of material, creating bump-out sections for the base, installation of a band around the building, and the addition of a roof element such as a cornice
 - ii. Create an undulating and articulated building façade that provides visual interest and variation across all elevations. All rooflines must complement the façade by including distinct design elements, such as gables, cornices, parapets, or slopes, to avoid monotony. Façades shall not exceed 40 feet in length without architectural articulation, which may include:
 1. Recesses or projections that step back or project a portion of the main façade plane.
 2. Recesses or projections of upper floors from the ground floor façade plane.
 3. Vertical division using different textures or materials.
 4. Division of the façade into individual units through the use of windows, entrances, arcades, porches, decks, balconies, lighting, etc.

5. Roof form variations such as the inclusion of dormers, change in roof lines, or change in roof type.
3. Primary Entrances.
 - i. Primary entrances shall be oriented with the following hierarchy:
 1. If located along Main Street, the primary entrance shall be oriented towards Main Street.
 2. If located along Freistadt Road, the primary entrance shall be oriented towards Freistadt Road.
 3. If located along Green Bay Road, the primary entrance shall be oriented towards Green Bay Road.
 4. If located along any other street, the primary entrance may be oriented toward the front yard of the property.
 - ii. The main entrance shall be clearly defined and accentuated through the use of detailing, distinctive materials, and/or colors, projections or recesses, porticos, covered entrances, stoops, or other features as deemed appropriate by the Zoning Administrator.
 - iii. Façades on multiple-tenant buildings should be broken into design elements that reflect individual tenant spaces through staggering of vertical façade planes, window/door groupings, and awnings.
 4. Building Materials.
 - i. All façade elevations visible from a public right-of-way in the CMU District must be comprised of high quality materials as defined in this chapter.
 - ii. High quality materials are defined as:
 1. Brick;
 2. Stone;
 3. Stucco;
 4. Brick Veneer;
 5. Stone Veneer;
 6. Metal paneling that imitates stucco siding.
 7. Engineered wood-look panels
 8. Decorative metal paneling
 9. Fiber cement or similar composite wood siding
 - a. Fiber cement or similar products are only permitted on residential buildings or the upper floors of mixed use.
 5. Screening is required for mechanical equipment, loading docks, and waste receptacles.

6. Sidewalk and pedestrian access shall be provided from the main entrance to parking areas and the public sidewalk.
7. Parking. Developments in Central Mixed Use districts must adhere to Section 17.0503 Parking Requirements or submit a parking demand justification to the Zoning Administrator for approval.
 - i. On-site parking should be located either behind the primary building and screened from the street by the primary building or built underground where feasible. If on-site parking is located in the side yard, it must be adequately screened as deemed by the Zoning Administrator. On-site parking is prohibited in the front yard between the building façade and public street.
8. Bicycle Parking. For properties within the CMU and NMU districts, designated bicycle parking spaces shall be provided in accordance with the requirements of this subsection. Bicycle facilities shall be of high quality and reflect the architecture of the primary structure.
 - i. Minimum required spaces.
 1. Commercial uses. Bicycle parking facilities should be provided a minimum of two spaces, with additional spaces provided at a rate of one bicycle space per 12 vehicle parking spaces.
 2. Multifamily residential uses. Bicycle parking facilities should be provided at a rate of one bicycle space per ten dwelling units. A minimum of four bicycle spaces shall be provided.
 3. Mixed uses. Bicycle parking facilities should be provided at a rate of one bicycle space per residential unit. A minimum of four bicycle spaces shall be provided for each principal nonresidential use.
 4. For buildings adjacent to the Ozaukee Interurban Trail with frontage on Freistadt Road, Buntrock Avenue, or Division Street, must provide an additional five bicycle parking spaces per principal building.
 - ii. Location. Bicycle parking shall be conveniently located near building entry points. Bicycle parking placement shall not conflict with pedestrian travel. Bicycle facilities provided in the public right-of-way may be used in parking calculations, so long as the entry point providing primary access to the building is set back no more than 20 feet from the front lot line.
 - iii. Facility. Bicycle parking shall be provided using bicycle rack or locker-type parking facilities and shall be designed to allow a bicycle frame to

be locked to a structure attached to the pavement or the building. Indoor bicycle parking for residential spaces is required for residential or mixed-use development and residents must be provided 24-hour access to bicycle parking areas.

9. Landscaping. For properties within the CMU District, these landscape standards exist independently of other standards this Code.
 - i. Building foundation landscape requirements. Buildings shall meet the following standards around the foundation of buildings and structures.
 1. At least 50 percent of the foundation of the building must include some kind of planting or landscaping feature.
 2. Plantings cannot include canopy trees or large evergreen trees.
- K. Site Plans to Be Submitted to Plan Commission
1. Every builder of any building hereafter erected or structurally altered for use in the CMU district must meet with the Village Zoning Administrator prior to submitting required documents to the Village Plan Commission
 2. Every builder of any building hereafter erected or structurally altered for use in the CMU District shall, before a building permit is issued, present detailed plans pertaining to the proposed structures to the Village Plan Commission, subject to submittal requirements stated in Section 17.1208, which will approve said plans only after determining that the proposed building will not impair an adequate supply of light and air to adjacent property, will comply with Sections 17.1208 Site Plan Requirements, Section 17.1209 Criteria for Review and Approval and Section 17.1210 Architectural Review.

NMU – Neighborhood Mixed Use District

This district is intended to provide for a variety of commercial, retail, and community service opportunities in a small-scale setting while allowing some residential uses to occur at a density of 15 units per acre.

A. Permitted Uses:

1. Townhouse.
2. Duplex.
3. Two Flat.
4. Apartments.
5. Mixed-Use Building.
6. Live/Work Unit.
7. Office.
8. Personal or Professional Service.
9. Indoor Sales or Service.
10. Restaurants, Taverns, and Indoor Commercial Entertainment.
11. Boutique Commercial Indoor Lodging.
12. Indoor Maintenance Service (Non-Residential, Non-Vehicle).
13. Indoor Institutional.
14. Passive Outdoor Recreation.
15. Active Outdoor Recreation.

B. Permitted Accessory Uses:

1. Electric Vehicle Charging.
2. Home Occupation.
3. Communication Antenna.
4. On-Site Parking Lot.
5. On-Site Structured Parking.
6. Short-Term Residential Rental.
7. Small Solar Energy System.
8. Accessory Residential Structure.
9. Accessory Nonresidential Structure.

C. Primary Uses Permitted Only as Conditional Uses:

1. Boarding House Living.
2. Artisan Production Shop.
3. Physical Activity Studio.
4. Outdoor Commercial Entertainment.
5. Community Living Arrangement (9 to 15 Residents).
6. Communication Tower.

7. Off-Site Parking Lot.
 8. Off-Site Parking Structure.
 9. Coffee Roasting for On-Premises Sales.
 10. Commercial Kitchen.
 11. Drive Through & In-Vehicle Sales or Service for banks or financial institutions only.
- D. Accessory Uses Permitted Only as Conditional Uses:
1. Incidental Outdoor Sales and Display.
 2. Incidental Outdoor Storage.
- E. Temporary Uses:
1. Farmers' Market.
 2. Garage Sale.
 3. Temporary On-Site Construction Storage, Project Office, and Real Estate Sales.
 4. Temporary Outdoor Assembly.
 5. Temporary Outdoor Sales.
 6. Temporary Refuse Container.
 7. Temporary Relocatable Building/Structure.
- F. Use Regulations
1. Buildings with frontage Main Street/Cedarburg Road must be mixed use. The frontage adjacent to Main Street/Cedarburg Road must have 50% of first floor square footage as active, non-residential use.
- G. Lot Area and Width:
1. Minimum Lot Area: 7,200 square feet
 2. Minimum Lot Width: 60 feet
 3. Minimum Lot Depth: 120 feet
 4. Maximum Lot Coverage: 75% of Lot Area
 5. Minimum Greenspace/Impervious Coverage: 25% of Lot Area
- H. Building Height & Dimensions:
1. Maximum Principal Building Height: 35 feet (Not more than 3 stories)
 2. Minimum Principal Building Height: 25 feet (Not less than 2 stories)
 3. Maximum Principal Building Length: 100 feet
 - i. Façade lengths shall not be greater than 40 feet without articulation (recess, projection, vertical division by building materials, division of façade into individual components with architectural elements, roof variation, public art).
 4. Maximum Accessory Structure Height: 20 feet
- I. Setback and Yards:
1. Front Setback

- i. Minimum: 10 feet
 - ii. Maximum: 20 feet
- 2. Minimum Side Setback: 10 feet
- 3. Minimum Rear Setback: 20 feet
- 4. Street Side Setback (Corner Lots)
 - i. Minimum: 10 feet
 - ii. Maximum: 20 feet

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 - a. Fiber cement or similar products are only permitted on residential buildings or the upper floors of mixed use.
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 - iii. Facility. Bicycle parking shall be provided using bicycle rack or locker-type parking facilities and shall be designed to allow a bicycle frame to be locked to a structure attached to the pavement or the building. Indoor bicycle parking for residential spaces is required for residential or mixed-use development and residents must be provided 24-hour access to bicycle parking areas.
9. Landscaping. For properties within the NMU District, these landscape standards exist independently of other standards this Code.
- i. Building foundation landscape requirements. Buildings shall meet the following standards around the foundation of buildings and structures.
 - 1. At least 50 percent of the foundation of the building must include some kind of planting or landscaping feature.
 - 2. Plantings cannot include canopy trees or large evergreen trees.

K. Site Plans to Be Submitted to Plan Commission

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- 2. Every builder of any building hereafter erected or structurally altered for use in the NMU District shall, before a building permit is issued, present detailed plans pertaining to the proposed structures to the Village Plan Commission, subject to submittal requirements stated in Section 17.1208, which will approve said plans only after determining that the proposed building will not impair an adequate supply of light and air to adjacent property, will comply with Sections 17.1208 Site Plan Requirements, Section 17.1209 Criteria for Review and Approval and Section 17.1210 Architectural Review.

Updated Definitions For CMU and NMU

Permitted Uses:

Townhouse

This dwelling unit type consists of attached two-story single-family residences, each having a private, individual access. This dwelling unit type is located on its own lot or within a group development and may not be split into additional residences. A minimum building code required fire-rated wall assembly division, separating living areas from the lowest level through the roof, and individual sanitary sewer and public water laterals are required between each dwelling unit.

Apartments

This dwelling unit type consists of an attached multifamily residence which takes access from a shared entrance or hallway. A minimum building code required fire-rated wall assembly division, separating living areas from the lowest level to the underside of the roof, is required between each dwelling unit.

Mixed-Use Building

A building that contains a mix of principal commercial land uses and principal residential land uses.

Live/Work Unit

A multiunit building, typically arranged in a townhouse side-by-side format, in which each unit contains a commercial use on the ground floor with a residential use on upper floors, with both uses occupied by the same resident/business operator. The commercial use is typically connected to the residential use with an internal stair or elevator.

Office

Office land uses include all exclusively indoor land uses whose primary functions are the handling of information or administrative services. Such land uses do not typically provide services directly to customers on a walk-in or on-appointment basis.

Personal or Professional Service

Personal service and professional service land uses include all exclusively indoor land uses whose primary function is the provision of services directly to an individual on a walk-in or on-appointment basis. Examples of such uses include professional services, insurance or financial services, realty offices, medical offices and clinics, veterinary clinics, barbershops, beauty shops, and related land uses.

Indoor Sales and Service

Indoor sales and service land uses include all land uses which conduct or display sales or rental merchandise or equipment, or nonpersonal or nonprofessional services, entirely within an enclosed building. This includes self-service facilities such as coin-operated laundromats.

Restaurants, Taverns, and Indoor Commercial Entertainment

These land uses include all land uses which provide entertainment services entirely within an enclosed building. Such activities often have operating hours which extend significantly later than most other commercial land uses. Examples of such land uses include restaurants, taverns, theaters, health or fitness centers, all forms of training studios (dance, art, martial arts, etc.), bowling alleys, arcades, roller rinks, and pool halls.

Commercial Indoor Lodging

Commercial indoor lodging facilities include land uses which provide overnight housing in individual rooms or suites of rooms, each room or suite having a private bathroom. Such land uses may provide in-room or in-suite kitchens and may also provide indoor recreational facilities for the exclusive use of their customers. Restaurant, arcades, fitness centers, and other on-site facilities available to nonlodgers are not considered accessory uses and, therefore, require review as a separate land use.

Indoor Maintenance Service (Non-Residential, Non-Vehicle)

Indoor maintenance services include all land uses which perform maintenance services (including repair) and contain all operations (except loading) entirely within an enclosed building. Because of outdoor vehicle storage requirements, vehicle repair and maintenance is considered a vehicle repair and maintenance land use.

Indoor Institutional

Indoor institutional land uses include all indoor public and not-for-profit recreational facilities (such as gyms, swimming pools, libraries, museums and community centers),

schools, churches, nonprofit clubs, nonprofit fraternal organizations, convention centers, hospitals, jails, prisons and similar land uses.

Passive Outdoor Recreation

Passive outdoor public recreational land uses include all recreational land uses located on public property which involve passive recreational activities. Such land uses include arboretums, natural areas, wildlife areas, hiking trails, bike trails, cross country ski trails, horse trails, open grassed areas not associated with any particular active recreational land use (see below), picnic areas, picnic shelters, gardens, fishing areas, and similar land uses.

Active Outdoor Recreation

Active outdoor public recreational land uses include all recreational land uses located on public property which involve active recreational activities. Such land uses include play courts (such as tennis courts and basketball courts), play fields (such as ball diamonds, football fields, and soccer fields), tot-lots, outdoor swimming pools, swimming beach areas, fitness courses, public golf courses, horse trails and similar land uses.

Permitted Accessory Uses:

Electric Vehicle Charging

A parking space that is served by electric vehicle supply equipment for the purpose of transferring electric energy to a battery or other energy storage device in an electric vehicle.

Home Occupation

Economic activities performed within a residential dwelling unit. Examples include personal and professional services, handicrafts, and retail conducted online. Home occupations are intended to provide a means to accommodate a small home-based family or professional business without the necessity of a rezoning from a residential to a business district. Home occupations are limited to low-intensity businesses and businesses with limited overlap of customer visits.

Communication Antenna

Devices used for the transmission or reception of electromagnetic waves, attached to a communication tower, building, or alternative tower structure, including associated equipment buildings/cabinets.

On-Site Parking Lot

On-site parking lots are any areas located on the same site as the principal land use which are used for the temporary surface parking of vehicles which are fully registered, licensed, and operable.

On-Site Structured Parking

Structured parking which is accessory to a principal land use such as apartments, office, and mixed-use buildings and which is incorporated into the same building as the principal land use.

Short-Term Residential Rental

Includes all lodging places and tourist cabins and cottages, other than hotels and motels, in which sleeping accommodations are offered for pay to tourists and transients for more than six but fewer than 29 consecutive days. It does not include private boardinghouses or rooming houses not accommodating tourists or transients, or bed-and-breakfast establishments regulated under ACTP 73.

Small Solar Energy System

Equipment and associated facilities that directly convert and then transfer or store solar energy into usable forms of thermal or electrical energy. Small solar energy systems are accessory to a principal land use on a property and are designed primarily to generate energy for said principal land use.

Accessory Residential Structure

Structures accessory to a residential use including but not limited to structures used to shelter parked passenger vehicles (including garages and carports), structures used to store residential maintenance equipment of the subject property, workshops, kennels, garden sheds, and pool houses.

Accessory Nonresidential Structure

Structures primarily used to shelter business vehicles or to store maintenance equipment of the subject property.

Primary Uses Permitted Only as Conditional Uses:

Boarding House Living

A residential land use where occupancy of a dwelling unit is shared by six or more unrelated adult individuals.

Artisan Production Shop

A building or portion thereof used by 10 or fewer artists or artisans for the creation, preparation, display and sale of unique (rather than mass-produced) individually crafted items including artwork, jewelry, custom furniture, woodwork, sculpture, glass, metal, pottery, leathercraft, hand-woven articles, and related items.

Physical Activity Studio

All land uses which provide a facility for training, instruction, and physical activity within an enclosed building. Such activities often have operating hours which extend significantly earlier or later than most other commercial land uses and often employ amplified music to set training tempo. Examples of such land uses include health or fitness centers, all forms of training studios (yoga, dance, art, martial arts, gymnastics, etc.), and music schools.

Outdoor Commercial Entertainment

Land uses which provide entertainment services partially or wholly outside of an enclosed building. Such activities often have the potential to be associated with nuisances related to amplified music, noise, dust, lighting, trash, and operating hours that extend significantly later than most other commercial land uses. Examples of such land uses include, but are not limited to, outdoor eating and drinking areas, sand volleyball courts, small-scale alcoholic beverage production, outdoor assembly areas, outdoor swimming pools associated with another principal land use, and food and/or beverage trucks, carts, stands, trailers or similar facilities.

Community Living Arrangement (9 to 15 Residents)

Facilities provided for in Wis. Stats. § 62.23(7)(i), including community living arrangements for adults as defined in Wis. Stats. § 46.03(22), community living arrangements for children as defined in Wis. Stats. § 48.743(1), foster homes as defined in Wis. Stats. § 48.02(6), and adult family homes and community-based residential facilities (CBRFs) as defined in Wis. Stats. § 50.01(1g). Community living arrangements do not include boarding houses, group daycare centers, nursing homes, homeless shelters, hospitals, prisons, or jails. Community living arrangement facilities are regulated depending upon their capacity as provided for in

Wis. Stats. § 62.23(7)(i)1-5, provided any such regulations do not violate federal or state housing or antidiscrimination laws.

Communication Tower

Any structure that is designed and constructed for the purpose of supporting one or more antennas for communication purposes such as cellular telephones or similar, including self-supporting lattice towers, guyed towers, or monopole towers

Off-Site Parking Lot

Off-site parking lots include any areas used for the temporary surface parking of vehicles which are fully registered, licensed, and operable.

Off-Site Parking Structure

Commonly referred to as a "parking ramp" or "parking garage," off-site structured parking is a type of parking structure for the temporary parking of vehicles which are fully registered, licensed, and operable. Off-site structured parking is stand-alone, multilevel parking area in which one or more levels are supported above the lowest level. A parking structure may also include underground parking spaces.

Coffee Roasting for On-Premises Sales

A small-scale commercial facility where coffee beans are roasted, processed, and packaged primarily for direct retail sale to customers on the premises. This use may include a café or tasting area as an accessory component but does not permit large-scale wholesale distribution or industrial roasting operations. All roasting activities shall comply with applicable odor control, ventilation, and environmental regulations to minimize off-site impacts.

Commercial Kitchen

A building or portion thereof used for the preparation of food that can be rented or used as a classroom by different organizations, businesses, or individuals. Products produced on site may be sold off site.

Drive-Through & In-Vehicle Sales or Service for Banks or Financial Institutions Only.

Land uses where sales and/or services are conducted to persons in vehicles, or to vehicles which may or may not be occupied at the time of such activity (except vehicle repair and maintenance services). Such land uses often have traffic volumes which exhibit their highest levels concurrent with peak traffic flows on adjacent roads. Examples of such land uses

include, but are not limited to, drive-in facilities, drive-through facilities, fuel stations, and car washes. Limited to bank and financial institution primary uses.

Accessory Uses Permitted Only as Conditional Uses:

Incidental Outdoor Sales and Display

The sale and display of merchandise or equipment outside of an enclosed building and is incidental to a principal commercial or industrial land use.

Incidental Outdoor Storage

The open-air storage of materials, equipment, vehicles, or goods that are directly associated with the principal use of the property. Such storage shall be accessory to and located on the same lot as the principal use and may include raw materials, finished products, or operational equipment. On-site outdoor storage shall be screened and maintained in accordance with applicable buffering, fencing, and setback requirements to minimize visual, noise, and environmental impacts on adjacent properties. This use does not include outdoor display of retail goods, junkyards, or refuse storage areas.

Temporary Uses:

Farmer's Market

Farmer's markets include the temporary or occasional outdoor retail sales of farm produce, plants and flowers, bakery goods, and/or crafts from vehicles or temporary stands located within a parking lot.

Garage Sale

Any temporary display of used household goods for sale on a property customarily used as a residence. Such sales are also commonly referred to as "rummage sales" or "yard sales."

Temporary On-Site Construction Storage, Project Office, and Real Estate Sales

Includes any structure or outdoor storage area designed for the on-site storage of construction equipment and/or materials for an active construction project.

Temporary Outdoor Assembly

Includes any organized outdoor assembly of 75 to 250 persons such as outdoor weddings, wedding receptions, or tent meetings.

Temporary Outdoor Sales

Includes the display of any items outside the confines of a building but not in a public right-of-way, which is not a permitted or conditional use or a special event otherwise regulated by the Municipal Code. Examples of this land use include, but are not limited to, sidewalk sales, seasonal garden shops, tent sales, Christmas tree sales, and fireworks sales. Food and/or beverage trucks, carts, stands, or trailers are regulated as outdoor commercial entertainment.

Temporary Refuse Container

Includes any receptacle or container used for the temporary disposal of refuse on-site usually in the form of a dumpster or other similarly large metal container associated with a construction, remodeling, moving, or other similar project on-site.

Temporary Relocatable Building/Structure

Includes any manufactured building which serves as a temporary building for less than six (6) months.