



# Village of Grantsburg

## Village Board of Trustees Meeting

### Monday, October 14, 2024

The Board of Trustees for the Village of Grantsburg met on Monday, October 14, 2024, at 6:00 p.m. in the Village Board Room, 316 S. Brad Street, Grantsburg, Wisconsin.

Present: President Terrance Kucera, Trustee Greg Peer, Trustee Diane Barton, Trustee Leo Janke, Trustee Hank Java, Trustee John McNally, Trustee Rick Lindberg

Others: Police Chief Jared Woody, Director of Public Works John Erickson, Deputy Clerk/Treasurer Allison Longhenry, Library Director Lynett Yoerg, Police Officer Bridget Getts, Greg Marsten-Burnett County Sentinel, Jordan Knutson-Grantsburg Golf Course, Jeremy Bjelland, Mollie Bjelland, Bert Luedtke-all of Bjelland Shavings, LLC, Len Chute-Edina Realty, Nicki Peterson, Brent Blomberg. Via Teams: Bryan Cunningham-SEH

**Call to Order.** President Kucera called the Village Board meeting to order at 6:00 p.m. Clerk/Treasurer Meyer conducted roll call. The pledge of allegiance was recited.

**Public Comments.** No one appeared.

**Resolution 2024-10** Motion by Trustee Java, second by Trustee Janke to adopt Resolution 2024-10 Preliminary Resolution to Vacate a Portion of North Pine Street. Motion passed 6-0 with Trustee Lindberg abstaining.

**Correspondence** Included in the Board packets for their review: Burnett County Administration newsletter, Golf Financials.

**Minutes** President Kucera asked if there were any changes, corrections or additions to the minutes presented from the following 2024 meetings: September 9<sup>th</sup> Administration Committee; September 9<sup>th</sup> Village Board; September 23<sup>rd</sup> Administration Committee; October 9<sup>th</sup> Administration Committee; October 10<sup>th</sup> Public Safety Committee. None were proposed.

**Minutes were accepted as presented.**

### **STAFF REPORTS**

**Public Works** 1) DPW Erickson presented his report informing the Trustees of items the Village crew has been working on since the last board meeting including the completion of the pickleball courts, tree removal in the new Industrial Park, sewer televising, sewer jetting, hydrant flushing and painting over graffiti in the alley between Madison and E. Olson Drive.

**Police** Police Chief Woody called Officer Bridget Getts to the front of the room and presented her with a commendation for her work on a recent drug investigation case and arrest. The Board thanked Officer Getts for her great work.

**6:10 p.m. Public Hearing – Curt Lee-Maker Happen, LLC, owner and Bjelland Shavings, LLC, applicant CUP app and/or zoning change request**

President Kucera called the Public Hearing to order at 6:10 p.m. C/T Meyer read the Notice of Public Hearing. President Kucera asked for anyone wishing to speak in favor of the Conditional Use Permit application and/or zoning change request to operate a semi & equipment repair shop at 500 S. Robert Street. Jeremy Bjelland, 23075 McCune Road, of Bjelland Shavings spoke saying having a truck repair shop in the Village would provide job opportunities. Len Chute-Edina Realty added the current owner has been trying to sell the building for a while, it is currently used mainly for storage. Chute felt a truck repair shop would be a good attribute to the town and area. President Kucera asked for anyone wishing to speak against the application and/or request. No one spoke. The Public Hearing was closed at 6:15 pm. The Trustees were asked if they had any questions or comments. Trustee Peer indicated the Village is in the process of expanding the Industrial Park on the northside of town and felt that would be a better location. Peer indicated there are a lot of children in the area of 500 S. Robert Street with the library, pool and school located near the property. Trustee Java asked what Plan Commission recommended. He was told the Plan Commission recommended approval of the Conditional Use Permit application and leaving the current B-1 General Commercial District zoning as is. Trustee McNally asked how many people would be employed. Bjelland said they would start slowly and work up to more employees. Trustee Janke did not think the truck repair shop fit in the residential area. Trustee Barton indicated that as a resident in the area of 500 S. Robert Street, she did not like the idea of semi-truck traffic saying the roads aren't built for it. Drivers of large trucks may have limited visibility when small children are on sidewalks or crossing streets. Trustee McNally thought the repair shop would be a good addition and didn't know what other use there would be for the property. He thought the additional truck traffic would be minimal. Trustee Java agreed with Trustee McNally that it would be good to have something in the building. Police Chief Woody agreed that an empty building invites problems like break ins and theft. Trustee Lindberg was not excited about having a truck repair shop in this location. Trustee McNally noted the cost savings in purchasing an existing building vs building new is substantial along with having 3 acres vs a 1.7-acre lot in the new Industrial Park. McNally asked if a stipulation could be included in a CUP that no access could be added to James Avenue. President Kucera asked possible hours of operation and was told possibly 7 a.m. to 7 p.m. The issues of different entrance routes, and vehicles parked outside businesses were discussed. **Motion by Trustee Java, second by Trustee McNally to grant a Conditional Use Permit to Bjelland Shavings LLC to operate a semi and equipment repair shop at 500 S. Robert Street currently owned by Curt Lee-Maker Happen, LLC with the stipulation the current entrance is the only entrance allowed. Motion failed 5-2 with Trustees Java and McNally voting aye and President**

**Kucera, Trustees Peer, Barton, Janke and Lindberg voting nay.**

President Kucera asked if there was another motion. There was none.

### **STAFF REPORTS (continued)**

**Police.** Police Chief Woody reported there were 112 incidents in September as compared to 73 incidents in September 2023. There have been a lot of calls and complex cases lately that are very labor intense.

### **COMMITTEE REPORTS**

**Administration Committee** Golf Course lease The golf course lease, which expires December 31, 2024, was discussed. The Administration Committee recommends approval of a new lease with a five-year term. Trustee McNally asked manager Jordan Knutson why he requested a five-year lease vs the current three-year. Knutson indicated he is getting married and plans on staying at the golf course for at least another five years. **Motion by Trustee Barton, second by Trustee Janke to approve a five-year lease with Grantsburg Golf Course, LLC starting January 1, 2025, and ending December 31, 2029. Motion passed unanimously.**

### **STAFF REPORTS (continued)**

**Clerk/Treasurer** C/T Meyer presented a list of licenses and permits issued since the last meeting, the cash report showing a checking account balance of \$57,365.71 after all vouchers are paid, and a Treasury account balance of \$246,135.81.

**Library** 1) The monthly Library report showing September activities and upcoming October programs was included in the board packets. Director Yoerg reported she is working on the 2025 budget.

### **COMMITTEE REPORTS (continued)**

#### **Administration Committee (continued)**

Campground expansion bid award. President Kucera indicated Bryan Cunningham of SEH was available via Teams, to answer any questions from the Trustees on the campground bids. Cunningham reported the bid opening for the campground expansion project was held on September 19, 2024. Bids were received from four (4) contractors with base bids ranging from \$754,876 to \$1,045,042.50 and three alternate bid items ranging from \$80,922.70 to 222,161.00. The low base bid was submitted by Stout Construction, LLC, Chetek, WI. The Administration Committee recommends the campground expansion project be awarded to Stout Construction, LLC with all three alternatives added bringing the total project construction

to \$835,799.38. The project will start this fall with a completion date of June 30, 2025. Trustee McNally asked how much the current campground makes after expenses and how much is expected to be added with this additional campground, questioning if enough will be generated to finance this project? C/T Meyer reported the current campground averages \$25,000 to \$30,000 per year with additional revenue coming from the new campground. **Motion by Trustee Peer, second by Trustee Barton to award the Campground Expansion project to Stout Construction, LLC, with the three alternatives for a total project cost of \$835,799.38. Motion passed 5 to 2 with President Kucera, Trustees Peer, Barton, Java and Janke voting aye and Trustees McNally and Lindberg voting nay.**

### **STAFF REPORTS (continued)**

**Fire Association** Village Rep Barton reported the Fire Association meetings will be moved from the 3<sup>rd</sup> Monday to the 4<sup>th</sup> Monday to better accommodate bill paying. The current roster is at 18 with one firefighter retiring January 1<sup>st</sup>, 2025.

### **COMMITTEE REPORTS (continued)**

#### **Administration Committee (continued)**

**Well #1 and Well #2 Manganese Removal** President Kucera reported the Administration Committee met with Jeff Nussbaum and John Thom of SEH regarding the Pilot Study they conducted at Well #1 and Well #2 to test various methods to remove manganese at these wells. The results were similar to the filtration system currently at Well #3 but without permanganate. Nussbaum asked the Committee's approval to submit the Pilot study to WI DNR. An approval letter from the WI DNR would be good for up to 2 years. Discussion was held on financing options for this project. The Committee asked Nussbaum to file an ITA (Intent to Apply) with the WI DNR Safe Drinking Water program, and to prepare an estimate for the cost of a Preliminary Engineering report which would determine the size of filters needed, location of building, backwash area needed, etc.

**Memory Lake Aquatic Plant Management Plan** The final survey was included in the Board packets. Surveys will be mailed by the end of October with a due back date of November 30, 2024. The APM plan will be put on hold until the results of the survey are reviewed by the Village Board.

**Sewer Utility rate increase** The Administration Committee's recommendation was relayed to the Board. **Motion by Trustee Peer, second by President Kucera to increase the sewer usage fees from \$3.85 to \$4.75 per 1,000 gallons for residential customers and from \$3.50 to \$4.25 per 1,000 gallons for Multi-Family, Commercial, Industrial, and Public**

**Authority customers leaving the fixed fees as is, effective January 1, 2025. Motion passed unanimously.**

2025 Health, etc. Insurance C/T Meyer reported she met with Agent Carol Alderman regarding the health and dental insurance through HealthPartners, currently used for Village employees. The Village will no longer be eligible for this insurance and will have to switch companies. Alderman requested quotes from various companies and found the most affordable company to be Medica. C/T Meyer will also look into the health and dental insurance offered by Employee Trust Funds through the State of WI and report back on all findings.

2025 Budget Several changes were made to the draft 2025 General Fund budget. **Motion by Trustee Java, second by Trustee Janke to approve the 2025 budgets for publication. Motion passed unanimously.**

**Motion by President Kucera, second by Trustee Peer to set the 2025 Budget Hearing for November 11, 2025, at 7:00 p.m. Motion passed unanimously.**

**Bills Motion by Trustee Janke, second by Trustee Java to approve payment of the bills as presented:**

Checks #35990-36054	\$496,688.58
Payroll vouchers V9149-9186, Ck 16745	\$38,790.97
ACH/EFTPS payments	\$88,003.76
Total	<u>\$623,483.31</u>

**Motion passed unanimously.**

**Adjournment** The Village Board meeting was adjourned at 8:35 p.m.

Sheila Meyer  
Clerk/Treasurer