

130590

**City of Merrill
Committee of the Whole
Tuesday, April 9, 2013 at 5:30 P.M.
City Hall Common Council Chambers
1004 East First Street**

Committee of the Whole members present (9 of 9): Mayor Bill Bialecki, Alderman Chris Malm (First District), Alderman Steve Hass (Second District), Alderman Ryan Schwartzman (Third District), Alderwoman Kandy Peterson (Fourth District), Alderman John Burgener (Fifth District), Alderman Dave Sukow (Sixth District), Alderman Rob Norton (Seventh District) and Alderwoman Anne Caylor (Eighth District).

Other attendees: City Administrator Dave Johnson, City Attorney Tom Hayden, Fire Chief Dave Savone, City Hall Maintenance Supervisor Ramona Pampuch, Lincoln County Economic Development Director Jack Sroka, Tonia Speener (Becher-Hoppe), Melody Hamlin (Becher-Hoppe), Allyn Emery (Merrill Renew Properties), Darren Harrington (Merrill Renew Properties), Al Malm, Jon Malm, Erik Carlson, Michael Caylor Jr., Steve Hintze and City Clerk Bill Heideman.

Call to order

Mayor Bialecki called the meeting to order at 5:30 P.M.

Consider bids for construction of new fire station @ 110 Pier Street

Information was in the meeting packet.

City Administrator Johnson reported that nine bids for construction of the new fire station were received. After reviewing the bids, both Becher-Hoppe and City staff recommend approving the base bid of \$2,749,000 and the alternative #1 bid of \$26,000 from Ellis Stone, Stevens Point Wisconsin.

Representing Becher-Hoppe Engineers and Architects, Tonia Speener and Melody Hamlin provided information and answered questions on the bid process and evaluation of the bids.

130491

Motion (Hass/Peterson) to approve the base bid of \$2,749,000 and the alternative #1 bid of \$26,000 from Ellis Stone, Stevens Point Wisconsin. Carried.

Discuss liquor license renewal process as related to licensee debts to City

City Attorney Hayden reported that City Administrator Johnson had asked him to research and then report on the City ordinance related to non-renewal or non-issuance of licenses when the licensee or potential licensee has debts to the City that are delinquent and unpaid. The meeting packet included a copy of City of Merrill Code of Ordinances Section 8-1, which addresses payment of debts as a condition of license issuance or renewal.

City Attorney Hayden noted that historically the City has enforced this ordinance. After discussion, it was agreed that enforcement of this ordinance should and will continue. No action was necessary, requested or taken.

Public Comment

Michael Caylor Jr. raised the question of how the WJMT radio Facebook page could state that the Committee of the Whole has recommended demolition of the Lincoln House, given the fact that the meeting to discuss this had not yet occurred. He also questioned whether it was necessary to convene in closed session to discuss this issue.

Motion to convene in closed session

Motion (Caylor/Hass) to convene in closed session pursuant to Wis. State Statutes Sec. 19.85(1)(e) for deliberating or negotiating the purchase of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session to consider the status of City of Merrill claims for damages to the Lincoln House, update of negotiations to date, and options open to City to recoup losses, and to discuss potential development incentive(s) for Merrill Renew Properties, LLC, for a project located in TID #8, at 201 S. Prospect Street, and a development agreement related thereto. Motion carried 5-3 on roll call vote. Voting No – Alderman Malm, Alderman Burgener and Alderman Norton.

Closed session #2 – Potential Develop. Agreement with Merrill Renew Properties

Convened in closed session at 5:50 P.M. Attending: Malm, Hass, Schwartzman, Peterson, Burgener, Sukow, Norton, Caylor, Bialecki, Johnson, Hayden, Pampuch, Sroka, Emery, Harrington and Heideman.

Mayor Bialecki requested that the rules be suspended in order to consider closed session item #2 before considering closed session item #1. Without objection, it was so ordered.

The minutes of this closed session will be filed separately and confidentially. This item was on the agenda for information only at this time, and no action was necessary, requested or taken.

This closed session ended at 6:17 P.M., at which time Jack Sroka, Allyn Emery and Darren Harrington departed.

Closed session #1 – Status and options related to Lincoln House property

The minutes of this closed session will be filed separately and confidentially.

Adjournment

Motion (Hass/Caylor) to adjourn. Carried. Adjourned (from closed session) at 6:39 P.M.

Minutes prepared and submitted by:

William N. Heideman, WCMC
City Clerk