

PUBLIC WORKS COMMITTEE
CITY OF WISCONSIN DELLS
MUNICIPAL BUILDING-300 LA CROSSE STREET
JULY 8, 2019

Chairperson Marshall called the meeting to order at 5:00 PM. Notice of the meeting was provided to the Dells Events, WNNO Radio, and posted in accordance with State Statutes.

1. Present: Mayor Ed Wojnicz, Ald. Brian Holzem, Ald. Jesse DeFosse and Ald. Terry Marshall

Others: Public Works Director David Holzem, City Planner/Zoning Administrator Chris Tollaksen, Asst. City Atty. Joseph Hasler, DPW Office Clerk Monica Dorow-Leis, City Clerk Nancy Holzem, City Treasurer Karen Terry, Fire Chief Pat Gavinski, Ald. Freel, Ald. Anderson, Jason Hallowell, and Peter Culver from the Dells Events
2. Motion by Mayor Wojnicz and seconded by Ald. Holzem approve the minutes of the June 10, 2019 meeting. Motion carried.
3. Discussion and recommendations on proposed Elm Street Plaza (700 Block Elm Street-Broadway south to the alley) included:
 - They would be building on top of a major sanitary sewer system at this location. Most of the city sanitary sewer is 10'-12' deep. This area is 27-28' deep with sandstone at about 6 ½' deep. This would be a major sanitary sewer line and a large undertaking for the city.
 - There is 6" water main there as well and probably at or under specs with today's standards.
 - Unknown cost at this time and would need to weigh out the options.
 - It would take a significant amount of effort to just gather enough information to determine what course of action to take.

David Holzem was directed to get some cost estimates. This item was discussion only. Separately

4. Discussion on the following regarding Jason Hallowell's property on Cole Lane (Adams County Parcel 291-0071-00000) if a new 5 acre parcel is created and a Certified Survey Map is approved:
 - a) Solid Waste/Recycling Location: The city is willing to pick up solid waste and recycling to the extent of the improved city right of way.
 - b) Special Assessment for Water and Sewer Extension on Prairie Oak Drive if it does not service the 5 acres: More research would need to be done as to how it would be paid for before a decision can be made.
 - c) Recouping through Special Assessment to adjacent properties any road improvements made by the proposed owner of the 5 acres: This is unknown until the city knows what is going on at that location.
 - d) Required distance of improvements needed if the city does decide to make improvement to Prairie Oak Drive: David said the road is platted, but the city is not obligated to improve.
 - e) Access to parcel after proposed land division:
Jason Hallowell estimated the cost being 84K with the water and sewer utility laterals and 72K just to extend it. Jason is weighing out the benefits with the cost of digging their own well or the possibility of connecting to the city in the near future. Jason suggested the city finish the road, put in the utilities, and then assess the 10 properties that would have access to it. Karen Terry, City Treasurer spoke about an idea that included finishing off Cole Lane and Windgate Lane, which would give access to the Hallowell property. Then, if the 5 acre parcel is created, the new owner of the 5 acres parcel would have access off Windgate Lane. All of those parcels would become serviceable and create a greater opportunity of growth. Jason did not see the benefit extending it 300' to his property compared to extending multiple 100's of feet with the Windgate idea and David said he understands Karen's thinking, extending to create more serviceable lots with the costs divided between more property owners, but added that he is not sure if the city is prepared to take this on. The committee would like to get cost factors to bring back to the committee. More information is needed to make any sort of decision. This item was discussion only.

5. Superior/La Crosse Street Reconstruction-This project is going well. Gerke Excavating is planning to pull the utility crew for four days and returning on Monday. They will keep the grading crew on site this week.
Wisconsin Dells High School Project-MSA is working on the plans. The lift station may be relocated. The water utility is going to be public, so the city wants to make sure they meet city specifications. This item was information only. Availability
6. Hallowell decided not to move forward with his land sub-division on Cole Lane, so he informed the committee to pull his request for the upcoming Plan Commission Meeting on Thursday. The committee would like David Holzem gather more information and costs associated with utilities and road improvements for the Prairie Oak area. This would not be a priority at this time with Hallowell withdrawing his request and other large city projects going on at this time.
7. Next meeting is scheduled for Monday, August 12, 2019 at 5:30pm.
8. Motion by Ald. DeFosse and seconded by Ald. Holzem to adjourn. Motion carried and the meeting adjourned at 5:43pm.

Monica Dorow-Leis
Public Works Office Clerk