



# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Meeting Minutes - Final

### Common Council

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Thursday, February 8, 2024

6:00 PM

Council Chambers  
City Hall, First Floor

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#### Mayor Mitch Reynolds, Presiding

#### Roll Call

**Present:** 13 - Tamra Dickinson, Erin Goggin, Barb Janssen, Larry Sleznikow, Jenasea Hameister, Chris Kahlow, Mac Kiel, Mackenzie Mindel, Chris Woodard, Rebecca Schwarz, Jennifer Trost, Douglas Happel, Mark Neumann

#### Pledge of Allegiance

#### Invocation

*Father Nicholas M Hanna, St. Elias Church*

#### Approval of Minutes

A motion was made by Schwarz, seconded by Janssen, to APPROVE minutes of January 11, 2024. The motion carried unanimously.

#### Notices and Discussions

*Council Member Sleznikow thanked those at our Municipal Transit Utility for all of their efforts during Transit Equity week. Council Member Kahlow congratulated Council Member Woodard on his new baby.*

#### COMMON COUNCIL MATTERS

##### [24-0191](#)

Resolution approving 2023/2024 Bills and Engineering Estimates paid in February 2024.

2024-02-001

**A motion was made by Mindel, seconded by Sleznikow, that the Resolution be ADOPTED. The motion carried by the following vote:**

**Yes:** 13 - Dickinson, Goggin, Janssen, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

## APPOINTMENTS BY THE MAYOR

[24-0187](#)

Arts Board: Dillon McArdle; International Committee: Karena Norton

2024-02-002

**A motion was made by Janssen, seconded by Sleznikow, that the Appointments be CONFIRMED. The motion carried by the following vote:**

**Yes:** 13 - Dickinson, Goggin, Janssen, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

## SUSPENSION OF COUNCIL RULE XV FOR THE FOLLOWING ITEMS: (2/3 Vote Required)

**A motion was made by Woodard, seconded by Janssen, to SUSPEND Council Rule XV for files 24-0112, 24-0157, 24-0185. The motion carried unanimously.**

## REPORT OF BIDS/QUOTES RECOMMENDED TO BE ADOPTED

[24-0136](#)

Report of Bids & Resolution awarding contract to Fowler & Hammer, Inc. in the amount of \$545,971.87 for the Hass Street Reconstruction project.

2024-02-003

**A motion was made by Kahlow, seconded by Kiel, that the Resolution be ADOPTED. The motion carried by the following vote:**

**Yes:** 13 - Dickinson, Goggin, Janssen, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

[24-0137](#)

Report of Bids & Resolution awarding Kramer Well Drilling dba Kramer Service Group, LLC in the amount of \$309,922.24 for the 2023 Signal Fiber Southside Infill project.

2024-02-004

**A motion was made by Goggin, seconded by Mindel, that the Resolution be ADOPTED. The motion carried by the following vote:**

**Yes:** 13 - Dickinson, Goggin, Janssen, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

[24-0138](#)

Report of Bids & Resolution awarding Steiger Construction, Inc. in the amount of \$62,980.00 for the Well 19 Fiber Optic Connection project.

2024-02-005

**A motion was made by Schwarz, seconded by Kahlow, that the Resolution be ADOPTED. The motion carried by the following vote:**

**Yes:** 13 - Dickinson, Goggin, Janssen, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

[24-0139](#)

Report of Bids & Resolution awarding A-1 Excavating, LLC in the amount of \$347,283.50 for the Losey Boulevard Storm Outfall project.

2024-02-006

**A motion was made by Janssen, seconded by Sleznikow, that the Resolution be ADOPTED. The motion carried by the following vote:**

**Yes:** 13 - Dickinson, Goggin, Janssen, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

[24-0141](#)

Report of Bids & Resolution awarding contract to Integrity Grading & Excavating, Inc. in the amount of \$7,623,314.90 for the River Point District - Phase 3 (Street & Utilities) project.

2024-02-007

**A motion was made by Janssen, seconded by Sleznikow, that the Resolution be ADOPTED. The motion carried by the following vote:**

**Yes:** 13 - Dickinson, Goggin, Janssen, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

**ITEMS WITH NO RECOMMENDATION**

[24-0068](#)

AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Multiple Dwelling District to the Public/Semi Public District allowing for the parcel to be combined with adjacent properties for construction of a parking structure at 221 16th St. N.

*Referred 30 days to the March 2023 meetings.*

**A motion was made by Janssen, seconded by Dickinson that the Ordinance be ADOPTED.**

**A motion was made by Happel, seconded by Kahlow, to REFER 30 days. The motion carried by the following vote:**

**Yes:** 9 - Dickinson, Sleznikow, Kahlow, Kiel, Mindel, Woodard, Schwarz, Happel, Neumann

**No:** 3 - Goggin, Janssen, Hameister

**Abstain:** 1 - Trost

[24-0096](#)

Resolution approving Request of The Blue Zone Pickleball LLC for permission to apply for a Combination "Class B" Beer and Liquor license at 2500 Rose Street for the license year 2023-24.

2024-02-008

**A motion was made by Goggin, seconded by Dickinson, to ADOPT. The motion carried by the following vote:**

**Yes:** 13 - Dickinson, Goggin, Janssen, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

[24-0185](#)

Resolution authorizing the appropriation of funds for River Point District Phase 3 related street and infrastructure improvements.

2024-02-009

**A motion was made by Janssen, seconded by Sleznikow, that the Resolution be ADOPTED. The motion carried by the following vote:**

**Yes:** 13 - Dickinson, Goggin, Janssen, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

**ITEMS RECOMMENDED TO BE ADOPTED**

[23-1243](#)

AN AMENDED ORDINANCE to amend Section 115-390(1)d.3. and to create Section 115-405 of the Code of Ordinances of the City of La Crosse to allow accessory dwelling units.

*Ord. 5280. For complete ordinance, see p. \_\_\_\_\_ of Volume 12 of Ordinances.*

**A motion was made by Hameister, seconded by Kahlow, that the Ordinance be ADOPTED. The motion carried by the following vote:**

**Yes:** 12 - Dickinson, Goggin, Janssen, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Schwarz, Trost, Happel, Neumann

**Abstain:** 1 - Woodard

[24-0147](#)

Resolution approving a Memorandum of Understanding (MOU) between the City of La Crosse Fire Department and the La Crosse County Historical Society regarding a renewable loan of historical apparatuses.

2024-02-010

**A motion was made by Goggin, seconded by Dickinson, that the Resolution be ADOPTED. The motion carried by the following vote:**

**Yes:** 12 - Dickinson, Goggin, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

**Abstain:** 1 - Janssen

[24-0157](#)

Resolution approving a change in funding source and scope for the fifth change order to the energy saving performance contract with Johnson Controls, Inc.

2024-02-011

**A motion was made by Woodard, seconded by Sleznikow, that the Resolution be ADOPTED. The motion carried by the following vote:**

**Yes:** 11 - Dickinson, Janssen, Sleznikow, Hameister, Kiel, Mindel, Woodard, Schwarz, Trost, Happel, Neumann

**No:** 2 - Goggin, Kahlow

## CONSENT AGENDA

**A motion was made by Kahlow, seconded by Dickinson, that the Consent Agenda be ADOPTED. The motion carried unanimously.**

### *ITEMS RECOMMENDED TO BE ADOPTED*

- [24-0119](#) AN AMENDED ORDINANCE to amend Sec 46-82 of the Code of Ordinances of the City of La Crosse regarding Sanitary Sewer Connection Fees.  
*Ord. 5281. For complete ordinance, see p. \_\_\_\_\_ of Volume 12 of Ordinances.*
- [23-0970](#) Resolution authorizing the acquisition of property interests for a street opening and infrastructure improvements for the River Point District property and appropriation of funds.  
*2024-02-012*
- [24-0035](#) Resolution approving Communications Utility Easement with the Board of Regents of the University of Wisconsin System.  
*2024-02-013*
- [24-0085](#) Resolution authorizing the appointment of an interim Airport Director effective January 18, 2024.  
*2024-02-014*
- [24-0089](#) Resolution amending capital projects at the La Crosse Regional Airport.  
*2024-02-015*
- [24-0095](#) Resolution approving a reorganization to the table of positions and classifications within the City of La Crosse Planning, Development and Assessment department.  
*2024-02-016*
- [24-0112](#) Resolution approving a development agreement for War Eagle, LLC.  
*(Note: The Committee and/or Council may convene in closed session pursuant to Wis. Stat. 19.85(1)(e) to formulate & update negotiation strategies and parameters. Following such closed session, the Committees and/or Council may reconvene in open session.)*  
*2024-02-017*
- [24-0113](#) Resolution declaring certain property located at 1307 16th St S (Parcel #17-50265-10) as surplus property.  
*2024-02-018*

- [24-0118](#) Resolution adopting Sanitary Sewer Utility Rate Review and Cash Reserve Policy.  
2024-02-019
- [24-0150](#) Resolution authorizing funding for Utility Infrastructure Work at River Point District for Phase 3.  
2024-02-020
- [24-0151](#) Resolution approving lease renewal with Rivercrest Village Partners.  
2024-02-021
- [24-0153](#) Resolution authorizing the reallocation of remaining 2020 Capital Equipment Budget funds to 2024 approved Capital Equipment Budget funds to replace Rescue Boat.  
2024-02-022
- [24-0154](#) Resolution providing for the redemption and payment prior to maturity of the Note Anticipation Notes, Series 2021, of the City of La Crosse, La Crosse County, Wisconsin, and, in connection therewith, the execution of related documents necessary to effectuate such redemption.  
2024-02-023

### ITEM WITH NO RECOMMENDATION - Noticed for Closed Session

- [24-0071](#) Application of 421 Jay St. LLC for a Conditional Use Permit at 421 & 425 Jay Street allowing for a parking lot.  
*(Note: The Committee and/or Council may convene in closed session pursuant to Wis. Stat. 19.85(1)(g) to confer with legal counsel. Following such closed session, the Committees and/or Council may reconvene in open session.)*
- A motion was made by Janssen, seconded by Hameister, to Convene in Closed Session pursuant to Wis. Stat. 19.85(1)(g) to confer with legal counsel; the motion carried unanimously.**
- Unanimous consent to Reconvene in Open Session.**  
2024-02-024
- A motion was made by Goggin, seconded by Janssen, that the Application be ADOPTED. The motion failed by the following vote:**
- Yes:** 3 - Dickinson, Janssen, Woodard
- No:** 9 - Goggin, Sleznikow, Hameister, Kahlow, Kiel, Mindel, Schwarz, Trost, Happel
- Abstain:** 1 - Neumann

**Adjournment**

*Meeting adjourned at 7:00 p.m.*