



**Village of Mount Pleasant  
COMMITTEE OF THE WHOLE  
April 25, 2022 at 5:00 PM  
Village Hall – Community Room 1  
8811 Campus Drive, Mount Pleasant, WI 53406  
Meeting Agenda**

**PLEASE TAKE NOTICE** that a meeting of the Village of Mount Pleasant Committee of the Whole will be held at Mount Pleasant Village Hall, 8811 Campus Drive, Mount Pleasant, Wisconsin at the above noted time and date, at which the following items of business will be discussed and possibly acted upon.

**CALL TO ORDER**

**ROLL CALL**

**A. CLOSED SESSION**

- a. To convene into closed session per Wis. Stat. § 19.85(1)(c) for the purpose of considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility and to convene into closed session per Wis. Stat. § 19.85(1)(g) conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved; Specifically to:
- b. To discuss negotiation strategies regarding an offer of employment for the Public Works Mechanic position.
- c. Confer with the Village Attorney to discuss strategies related to pending litigation, PTS Contractors, Inc., v. Village of Mount Pleasant, Racine County Case No. 2021CV1043.
- d. To discuss a potential claim against the Village of Sturtevant regarding the cost of the Pike River lift station.
- e. Reconvene into open session to consider any motions on any of the matters discussed under the closed session listed above

**B. NEW BUSINESS**

**1. Public Safety**

**2. Finance, Legal, Licensing**

- a. Discussion regarding Budget Resolution 3-2022

**3. Community Development**

**4. Public Works**

**5. Human Resources**

**6. Tourism, Civic Affairs**

**7. Administration**

**8. Miscellaneous Business**

- a. Approval of the April 11, 2022 Committee of the Whole meeting minutes

**C. PRESENTATION**

**D. ADJOURN**

Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. Contact Village Hall at (262) 664-7800. It is possible that members of and possibly a quorum of members of other Boards, Commissions, or Committees of the Village; including in particular the Board of Trustees may be in attendance in the above stated meeting to gather information; no action will be taken by any other Boards, Commissions, or Committees of the Village except by the Board, Commission, or Committee noticed above.



# Public Hearing Notice

Notice is at this moment given that the Village of Mount Pleasant will hold a public hearing as a part of the regular Village Board meeting on **Monday, April 25, 2022, 6:00 PM, Mount Pleasant Village Hall, Room B114 Ebe Auditorium, 8811 Campus Drive, Mount Pleasant, WI 53406.**

The Village Board will consider public hearing items using procedures outlined in **ARTICLE 90-535 ZONING MAP AMENDMENTS, 90-520 ARTICLE 90-520 TEXT AMENDMENTS**, or **ARTICLE 90-550 CONDITIONAL USES** of the **VILLAGE CODE OF ORDINANCES**, or **PLAN AMENDMENT PROCEDURE** of **A MULTI-JURISDICTIONAL COMPREHENSIVE PLAN FOR RACINE COUNTY: 2035**. The Village Board may add conditions or adjust the requested zone to something of similar or lesser intensity for any application considered.

## TEXT AMENDMENTS

### **Ordinance 15-2022: Amending Code of Ordinances, Village of Mount Pleasant, Wisconsin, Division 90-310: Allowed Uses and Division 90-320: Use Classification System**

This amendment creates Indoor and Outdoor subclassifications of Business and trade schools and sets the applicable districts in which the Village allows each subclassification. In general, the amendment allows Business and trade schools, Indoor in moderate and high intensity districts, while only allowing Business and trade schools, Outdoor in high intensity districts.

### **Ordinance 16-2022: Amending Code of Ordinances, Village of Mount Pleasant, Wisconsin, § 90-330.60: Home occupations.**

This amendment modifies the home occupation types to clarify that the Village allows Type A by right, Type B with staff approval, and Type C with a Conditional Use Application. Currently, the Type B home occupation requires a Conditional Use Application. Similar home occupations were staff reviewed under the zoning code prior to 2020.

### **Ordinance 17-2022: Amending the Code of Ordinances, Village of Mount Pleasant, Wisconsin, Division 90-435: Fences and Walls.**

This amendment allows battery-powered, alarmed electric security fences on properties not designated exclusively for residential use in compliance with **2021 WISCONSIN ACT 197**.

## CONDITIONAL USES

### **6840 Washington Avenue Conditional Use Application (CU-01-22)**

Michael Wilkomm applied for a conditional use to operate a *Vehicle sales and service, Personal vehicle repair/maintenance use* in the B-3 zoning district. The proposed use is a new Rocket Wash car wash.

*The public may view the public hearing items by request or at the Village Hall. Those with disabilities who need assistance to participate in this meeting should request it from the Village Administrator or Clerk's Office at (262) 664-7800 with as much notice as possible.*

COMMUNITY DEVELOPMENT DEPARTMENT | (262) 664-7800



**VILLAGE BOARD  
Meeting Agenda  
Immediately following the  
Committee of the Whole  
But not before 6:00 PM  
April 25, 2022  
Village Hall – Ebe Auditorium  
8811 Campus Drive, Mount Pleasant, WI 53406**

**CALL TO ORDER**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

**PUBLIC HEARING**

1. Ordinance 15-2022: Amending Code of Ordinances, Village of Mount Pleasant, Wisconsin, Division 90-310: Allowed Uses and Division 90-320: Use Classification System.
2. Ordinance 16-2022: Amending Code of Ordinances, Village of Mount Pleasant, Wisconsin, § 90-330.60: Home occupations.
3. Ordinance 17-2022: Amending the Code of Ordinances, Village of Mount Pleasant, Wisconsin, Division 90-435: Fences and Walls.
4. 6840 Washington Avenue Conditional Use Application (CU-01-22)

**PUBLIC COMMENT AND INPUT**

*Members of the public are welcome to provide comments on any matter. Please fill out a comment form, and the President will recognize you. Use the microphone and state your name and address for the public record. Comments are limited to three (3) minutes.*

**A. CLOSED SESSION**

**B. CONSENT AGENDA – TRUSTEE HEWITT**

*Items listed under consent agenda will be approved in one motion without discussion unless any Board member requests that an item be removed for individual discussion. That item then can be considered at an appropriate time during the Board's regular order of business or under New Business.*

1. Approval of the Village Board Meeting Minutes of April 11, 2022
2. Approval of the property transfer from Habitat for Humanity located at 2118 & 2119 Mead Street
3. Approval of Ordinance 15-2022: Amending Code of Ordinances, Village of Mount Pleasant, Wisconsin, Division 90-310: Allowed Uses and Division 90-320: Use Classification System
4. Approval of Conditional Use Application (CU-01-22) for 6840 Washington Avenue
5. Approval of Ordinance 16-2022: Amending Code of Ordinances, Village of Mount Pleasant, Wisconsin, § 90-330.60: Home occupations.
6. Approval of the one day Cabaret License Application for DJ at Smolenski for Wedding on 7/24/2022  
– Jon Keiser

**C. FINANCE, LEGAL, LICENSING – TRUSTEE WASHBURN**

**D. COMMUNITY DEVELOPMENT – TRUSTEE EASTMAN**

**E. PUBLIC WORKS – TRUSTEE WASHBURN**

1. Discussion/possible action regarding the award of contract for the 2022 Paving Program to the low bidder, Payne & Dolan, Inc. for the amount of \$2,410,586.56

**F. PUBLIC SAFETY – TRUSTEE EASTMAN**

**G. PLAN COMMISSION – TRUSTEE HEWITT**

1. Discussion/Possible motion to approve Ordinance 17-2022: Amending the Code of Ordinances, Village of Mount Pleasant, Wisconsin, Division 90-435: Fences and Walls

**H. PERSONNEL, HUMAN RESOURCES – TRUSTEE CLAUSEN**

**I. TOURISM, CIVIC AFFAIRS– TRUSTEE CLAUSEN**

**J. REPORTS**

1. Village President – none
2. Village Trustees – none
3. Village Administrator – Department of Human Resources/Finance team updates
4. Village Attorney – none
5. TID 5 Update – none
6. Village Staff – none
7. Announcements and/or Recognition of Village Residents, Employees, Memorials, and Non-Political Community Events

**K. ADJOURN**

Requests for persons with disabilities who need assistance to participate in this meeting or hearing should be made to the Village Clerk's Office (262) 664-7800 with as much advance notice as possible.

Posted: Thursday, April 21, 2022 at 3:30 PM