



# City of Racine

City Hall  
730 Washington Ave.  
Racine, WI 53403  
www.cityofracine.org

## Meeting Minutes - Final

### Finance and Personnel Committee

*Chair Natalia Taft*  
*Vice Chair Marcus West*  
*Alder Sam Peete*  
*Alder Maurice Horton*  
*Alder John Tate II*

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Monday, April 10, 2023

5:30 PM

City Hall, Room 303

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#### Call To Order

**PRESENT:** 5 - Chair Taft, Chair West, Alder Peete, Alder Horton and Alder Tate II

#### Approval of Minutes for the March 13, 2023 Meeting.

A motion was made by Alder Tate II, seconded by Alder Horton, to Approve the minutes.

[0242-23](#)

**Subject:** Communication sponsored by Alder Taft, on behalf of the Waterworks Commission submitting Developers Agreement for the Leo Living Multi-Residential Development (LEO@Mount Pleasant LLC, Developer).

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the Waterworks Commission be allowed Consideration and Approval of the Developers Agreement for the Leo Living Multi-Residential Development.

**Fiscal Note:** All costs associated with design and construction of the water main and service will be paid by the Developer. Per the Agreement, the water main will be dedicated to the Utility for future maintenance as Contributions in Aid of Construction (CIAC). In addition, as the property abuts CTH C, which is designated as a regional water main artery, the Developer will pay for a 12-inch diameter local distribution main segment of that water main. Per the Retail Water Agreement, the Utility will pay over-sizing costs estimated at \$30,000.00 for the regional main. Per the Wholesale Water Agreement, the Village of Caledonia will be assessed by the Utility to pay a Direct Payment Capital Charge portion of that over-sizing cost.

*Racine Waterworks Utility Director Gitter, appeared before the Committee to speak on the item.*

A motion was made by Alder Tate II, seconded by Alder Peete, that this file be Recommended for Approval.

[0225-23](#)

**Subject:** Communication sponsored by Alder Taft, on behalf of the

Waterworks Commission submitting a Resolution Regarding Declaration of Official Intent to Reimburse Costs Attributed to the 2024 Lead Service Line Replacement Project.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the Waterworks Commission be allowed Consideration and Approval to submit the Resolution Regarding Declaration of Official Intent to Reimburse Costs Attributed to the 2024 Lead Service Line Replacement Project.

**Fiscal Note:** The aggregate principal amount of debt for the Project is expected not to exceed \$3,000,000.00, of which 49% may be allocated as Principal Forgiveness for homeowner private side lead service replacement. Funding for the Project to be financed through the FY 2024 WDNR Safe Drinking Water Loan Program at an anticipated rate of 0.25%.

*Racine Waterworks Utility Director Gitter, and Mayor Mason, appeared before the Committee to speak on the item.*

**A motion was made by Alder Tate II, seconded by Alder West, that this file be Recommended for Approval.**

[0226-23](#)

**Subject:** Communication sponsored by Alder Taft, on behalf of the Waterworks Commission submitting a Resolution Regarding Declaration of Official Intent to Reimburse Costs Attributed to the 2024 Water Main Replacement Project.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the Waterworks Commission be allowed Consideration and Approval to submit the Resolution Regarding Declaration of Official Intent to Reimburse Costs Attributed to the 2024 Water Main Replacement Project.

**Fiscal Note:** The aggregate principal amount of debt for the Project is expected not to exceed \$9,000,000.00. Funding for the project is to be financed through the FY 2024 WDNR Safe Drinking Water Loan Program at an anticipated rate of 2.5%, with the balance reduced by eligible Principal Forgiveness earned.

*Racine Waterworks Utility Director Gitter, appeared before the Committee to speak on the item.*

**A motion was made by Alder Peete, seconded by Alder Horton, that this file be Recommended for Approval.**

[0244-23](#)

**Subject:** Communication sponsored by Alder Taft, on behalf of the Waterworks Commission submitting a Resolution Regarding Declaration of Official Intent to Reimburse Costs Attributed to the Filtration System Rehabilitation Project.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the Waterworks Commission be allowed Consideration and Approval to submit the Resolution Regarding Declaration of Official Intent to Reimburse Costs Attributed to the Filtration System Rehabilitation Project.

**Fiscal Note:** The aggregate principal amount of debt for the Project is expected not to exceed \$19,000,000.00. Funding for the project to be financed through the FY 2024 WDNR Safe Drinking Water Loan Program at an anticipated rate of 2.5%, with the balance reduced by eligible Principle Forgiveness earned.

*Racine Waterworks Utility Director Gitter, appeared before the Committee to speak on the item.*

**A motion was made by Alder Tate II, seconded by Alder Peete, that this file be Recommended For Approval.**

[0300-23](#)

**Subject:** Communication sponsored by Alder Taft, on behalf of the Human Resources Benefits Manager, requesting to add Edvest as a 529 savings plan provider.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** To approve Edvest as a 529 savings plan provider for City of Racine employees.

**Fiscal Note:** No fiscal impact to the City. Employee pays directly to plan.

*Human Resources Benefits Manager Lien, and Edvast 529 Consultant Khaleel Ali, appeared before the Committee to speak on the item.*

**A motion was made by Alder West, seconded by Alder Horton, that this file be Recommended for Approval.**

[0301-23](#)

**Subject:** Communication sponsored by Alder Taft, on behalf of the Human Resources Benefits Manager, requesting to add United Healthcare as a pet insurance provider.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** To approve United Healthcare as a pet insurance provider for City of Racine employees.

**Fiscal Note:** No fiscal impact to the City. Employee pays premium directly to vendor.

*Human Resources Benefits Manager Lien, appeared before the Committee to speak on the item.*

**A motion was made by Alder Peete, seconded by Alder Tate II, that this file be Recommended for Approval.**

[0328-23](#)

**Subject:** Communication sponsored by Alder Taft, on behalf of the Transit & Mobility Director, requesting permission to enter into a professional service agreement with McKinstry Essention, LLC for the development and execution of a Sustainability as a Service Program.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the Mayor and City Clerk be granted permission to enter into a professional service agreement with McKinstry Essention, LLC for the development and execution of a Sustainability as a Service Program.

**Fiscal Note:** Cost not to exceed \$96,000. Funding available in ARPA allocation. Org Object 22910 52100.

*Transit & Mobility Director Jung, and Mayor Mason, appeared before the Committee to speak on the item.*

**A motion was made by Alder West, seconded by Alder Peete, that this file be Recommended for Approval.**

[0341-23](#)

**Subject:** Communication sponsored by Alder Land, on behalf of the PRCS Director, requesting permission for the Parks, Recreation and Cultural Services (PRCS) Department to apply for a grant from the United States Forest Service (Inflation Reduction Act) for up to \$2.1 million for supporting the PRCS Forestry division. Projects will include updating our tree inventory, removing and replacing ash trees, increasing tree planting on public property, providing trees to be planted on private property, removing hazardous trees in public forests, improving and increasing the capacity of our gravel bed and our ability to plant more trees. Grant Control #00507.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the Finance & Personnel Committee grant permission for the Parks, Recreation and Cultural Services (PRCS) Department to apply for a grant from the United States Forest Service (Inflation Reduction Act) for up to \$2.1 million for supporting the PRCS Forestry division, including, but not limited to, hiring contractors for projects such as: updating our tree inventory, increasing tree planting, removing hazardous trees, and upgrading/expanding our gravel bed.

**Fiscal Note:** To be determined. Match-waivers will be available for proposals that deliver 100% of the funding/program benefits to disadvantaged communities. Specific details have not been released yet. It is likely there will be no match required. If match is required it will be funded via in-kind work. The forestry program's annual budget exceeds \$1,000,000 per year which would provide a significant in-kind match if necessary.

*Director of Parks, Recreation, Cultural Services Molbeck, and Mayor Mason, appeared before the Committee to speak on the item.*

**A motion was made by Alder West, seconded by Alder Tate II, that this file be Recommended for Approval.**

[0332-23](#)

**Subject:** Communication sponsored by Alder Horton, on behalf of the Parks, Recreational, Cultural Services Director, requesting a \$200 sign-on bonus for all 2023 Lifeguards and Lifeguard Supervisors on their first check. Then, If continued employment through August 20, 2023, an additional retention bonus of \$200 upon completion of the season.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** To approve a \$200 sign-on bonus for all 2023 Lifeguards and Lifeguard Supervisors on their first check. Then, if continued employment through August 20, 2023, an additional retention bonus of \$200 upon completion of the season.

**Fiscal Note:** Approximately 20 Lifeguard workers costing roughly \$8,000.00. Funded by Recreation Part-Time Salaries Account.

*Director of Parks, Recreation, Cultural Services Molbeck, appeared before the Committee to speak on the item.*

**A motion was made by Alder Horton, seconded by Alder Tate II, that this file be Recommended for Approval.**

[0323-23](#)

**Subject:** Communication sponsored by Mayor Mason and Alder Taft, on behalf of the Finance Director to amend the City Budget to transfer \$125,000 from the wage provision category in the General Fund to the Library to fund wage increases for Library employees.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the Budget be amended and the Finance Director be authorized to transfer of \$125,000 from the wage provision category in the General Fund to the Library to fund wage increases for Library employees.

**Fiscal Note:** The \$125,000 will be moved from account #11201 50900 Wage Provision to account #11202 59200 Transfer to Special Revenue. The transfer will be made by the Finance Director upon final authorization of the budget amendment by the Library Board.

*Finance Director Fischer, appeared before the Committee to speak on the item.*

**A motion was made by Alder Tate II, seconded by Alder West, that this file be Recommended for Approval.**

[0297-23](#)

**Subject:** Communication sponsored by Alder Taft, on behalf of the City Attorney's Office, submitting the claim of April Puryear for consideration for disallowance.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the claim be disallowed.

**Fiscal Note:** N/A

*Deputy City Attorney Roubik, appeared before the Committee to speak on the item.*

**A motion was made by Alder Peete, seconded by Alder West, that the disallowance of this claim be Recommended for Approval.**

[0298-23](#)

**Subject:** Communication sponsored by Alder Taft, on behalf of the City Attorney's Office, submitting the claim of Riverwood Condominium Homes Association for consideration for disallowance.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the claim be disallowed.

**Fiscal Note:** N/A

*Deputy City Attorney Roubik, appeared before the Committee to speak on the item.*

**A motion was made by Alder West, seconded by Alder Horton, that the disallowance of this claim be Recommended for Approval.**

[0339-23](#)

**Subject:** Communication sponsored by Mayor Mason and Alder Taft, on behalf of the City Administrator submitting the Fire Staff Officers' Association, 2021 - 2024 collective bargaining agreement for consideration.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the negotiated collective bargaining agreement with the Fire Staff Officers' Association for 2021-2024 be approved.

**Fiscal Note:** Each year, Association wages shall be adjusted to maintain a 15% base pay differential for RFD SOA Battalion Chief and Division Chief positions all above the IAFF Local 321 highest paid Paramedic Captain base pay F 5.85 - 11 year. The settlement also includes a \$2,000 retention bonus for active members and a sick leave buyout plan. The cumulative costs of the contractual increases over the four-year period amount to approximately \$220,000 in wages and benefits over the life of the contract.

*Deputy City Attorney Roubik, and Fire Chief Hansen, appeared before the Committee to speak on the item.*

**A motion was made by Alder Peete, seconded by Alder Tate II, that this file be Recommended for Approval.**

## Closed Session

**It is intended that the Finance and Personnel Committee will convene in closed session pursuant to Wisconsin Statutes section 19.85(1)(e), to address matters that, for competitive or bargaining reasons, require a closed session, specifically regarding the redevelopment of Regency Mall.**

**A motion was made by Alder Tate II, seconded by Alder Horton, to go into Closed Session.**

**The motion PASSED by the following vote:**

**AYES:** 5 - Chair Taft, Chair West, Alder Peete, Alder Horton and Alder Tate II

### 0322-23

**Subject:** Communication sponsored by Mayor Mason, seeking approval to enter into an incentive agreement and all associated documents with Racine Mall, LLC for the redevelopment of Regency Mall.

**Recommendation of the Finance and Personnel Committee on 04-10-2023:** That the Mayor and City Clerk be granted permission to enter into the Development Incentive Agreement with Racine Mall, LLC for the redevelopment of Regency Mall and be authorized and directed to execute all associated documents.

**Fiscal Note:** Incentive agreement includes a Tax Incremental Developer Funded "Pay Go" Incentive where 90% of the tax increment generated by the district, not to exceed \$39,400,000, over the life of the district will be paid to the developer.

*VP of Government Relations for Hull Property Group John Mulherin, Franke Development Advisor Jerold Franke, Finance Director Fischer, Mayor Mason, Alder McCarthy, and Alder Perez, appeared before the Committee to speak on the item.*

**A motion was made by Alder Tate II, seconded by Alder Peete, that this file be Recommended for Approval.**

## Open Session

**The Finance and Personnel Committee will return to open session and may take action on any item discussed in closed session.**

**A motion was made by Alder West, seconded by Alder Tate II, to go into Open Session.**

**The motion PASSED by the following vote:**

**AYES:** 5 - Chair Taft, Chair West, Alder Peete, Alder Horton and Alder Tate II

**Adjournment**

**There being no further business to come before the Committee, the meeting adjourned at 7:03p.m. The next scheduled meeting of the Committee is at 5:30p.m. on Monday, April 24, 2023.**

**Respectfully submitted,**

**Alder Taft, Chair**

**Finance & Personnel Committee**