

**VILLAGE BOARD AGENDA  
MONDAY, JANUARY 26, 2015  
7:00 PM  
BOARD ROOM, MUNICIPAL BUILDING, 210 COTTONWOOD AVENUE**

Roll Call

Pledge of Allegiance – Trustee Compton

**Public Comments:** (Please be advised the Village Board will receive information from the public for a three minute time period per person, with time extensions per the Village President's discretion. Be it further advised that there may be limited discussion on the information received, however, no action will be taken under public comments.)

1. Consideration of a motion to approve Village Board minutes of January 12, 2015.
2. Consideration of a motion to approve the vouchers for payment.
3. Consideration of actions related to Licenses and Permits
  - a. Actions related to the consideration of the issuance of a Class "B" License and a "Class B" Liquor License for the premise located at 1272 E. Capitol Dr. (Capitol Tap), Jennifer Keepman, Agent)
    - i. **PUBLIC HEARING**
    - ii. Consideration of an action related to issuance of a Class "B" Beer License and a "Class B" Liquor License for the premise located at 1272 E. Capitol Dr. to Capitol Tap, Jennifer Keepman, Agent.
  - b. Actions related to the consideration of the issuance of a Class "B" Beer License and a "Class C" Wine License for the premise located at 110 W. Capitol Dr. (Board & Brush Creative Studio, Julie Selby, Agent)
    - i. **PUBLIC HEARING**
    - ii. Consideration of an action related to issuance of a Class "B" Beer License and a "Class C" Wine License for the premise located at 110 W. Capitol Dr. to Board & Brush Creative Studio, Julie Selby, Agent.

Items referred from the January 19 , 2015 Plan Commission meeting

4. Items related to the proposed development of the Four Winds West Subdivision.
  - a. Review of the Conceptual Plat for the proposed Four Winds West Subdivision.
  - b. Consideration of a Petition to annex property from the Town of Merton owned by Clark and Joy Vilter (53 acres).
    - i. First reading of Bill for an Ordinance 1/26/2015-01, An Ordinance Annexing Territory To The Village Of Hartland, Wisconsin Pursuant To Wis. Stat. § 66.0217(2)

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- c. Review of a proposed Comprehensive Plan Amendment to designate the Land Use for lands in the proposed subdivision as Low Density Cluster Development.
  - i. First reading of Bill for an Ordinance 1/26/2015-02, An Ordinance Adopting An Amendment To The Village Of Hartland Comprehensive Development Plan: 2035
  - ii. Motion to confirm and set a public hearing on the matter as part of the Village Board meeting on Monday, February 23, 2015.
- d. Consideration of an amendment to the Village's Sanitary Sewer Service Area to incorporate the area of the proposed Four Winds West Subdivision.
  - i. Motion to confirm and set a public hearing on the matter as part of the Village Board meeting on Monday, February 23, 2015.
- 5. Items related to the Hartland River Walk Apartments at 208 E. Capitol Dr. (between E. Capitol Drive and Lawn Street).
  - a. Consideration of a motion to approve Site and Building Plans.

Others items for consideration

- 6. Discussion related to Refuse and Recycling Collection Program and consideration of amendments to the collection program including related hauler contract revision and fee schedule.
- 7. Consideration of a motion to declare as surplus a 1982 Ford F250 pickup in the Fire Department and to authorize its disposal.
- 8. **Announcements:** The following individuals will be given an opportunity to make announcements at the meeting in regards to (1) activities taken since the previous meeting on behalf of the community, (2) future municipal activities, and (3) communications received from citizens. It is not contemplated that these matters will be discussed or acted upon. The following individuals may provide announcements: Village President or individual Village Board members or Village Administrator or other Village Staff members.
- 9. Adjourn.

David E. Cox, Village Administrator

Notice: Please note that upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, contact Darlene Igl, Village Clerk, at 262/367-2714. The Municipal Building is handicap accessible.

**VILLAGE BOARD MINUTES  
MONDAY, JANUARY 12, 2015  
7:00 PM  
BOARD ROOM, MUNICIPAL BUILDING, 210 COTTONWOOD AVENUE**

Roll Call

Pledge of Allegiance – President Lamerand

Present: Trustees Stevens, Meyers, Compton, Landwehr, Swenson, Wallschlager, President Lamerand

Others: Administrator Cox, Clerk Igl, Police Captain Bagin, Finance Director Bailey, DPW Director Einweck, Steve Martinez (Lake Country Reporter), Katherine Michalets (Waukesha Freeman), Hartland Fire Command Staff

Swearing In of Dave Dean as Interim Fire Chief and introduction of Command Staff

Public Comments: (Please be advised the Village Board will receive information from the public for a three minute time period per person, with time extensions per the Village President's discretion. Be it further advised that there may be limited discussion on the information received, however, no action will be taken under public comments.) NONE

1. Motion (Meyers/Wallschlager) to approve Village Board minutes of December 22, 2014. Carried (7-0).
2. Motion (Landwehr/Swenson) to approve the vouchers for payment in the amount of \$451,202.98. Carried (6-0). Meyers abstained.
3. Consideration of actions related to Licenses and Permits
  - a. Actions related to the consideration of the issuance of a Class "B" Beer License and a "Class B" Liquor License for the premise located at 110 W. Capitol Dr. (Board & Brush Creative Studio, Julie Selby, Agent)
    - i. **PUBLIC HEARING**

President Lamerand opened the public hearing at 7:07 p.m. Administrator Cox pointed out that this license request is for a Class B liquor license and that these licenses are limited under a quota system established by the state. He stated that the Village currently has one regular license and 3 reserve licenses available. He stated that this is a policy question for Board consideration as this would be the first Class B liquor license issued for a non-restaurant/bar type of business. In addition, issuance of this license would result in the Village having only reserve licenses available which require a \$10,000 initial issuance fee for any new business wanting to open in the Village. There were no public comments.

Trustee Stevens stated concerns that other service businesses would also apply for liquor licenses and stated that he did not feel it was necessary to serve alcohol at this type of business.

Trustee Compton stated that based on her experience she was against issuance of this license as liquor licenses are extremely valuable to a restaurant or bar wanting to open a business in the municipality. She stated that this would not be a proper way to use one of these valued licenses.

It was clarified that the number of reserve licenses that may be issued by the Village is limited to five with three currently available. The number of reserve licenses may increase based on population.

Trustee Wallschlager stated that she agreed that this may not be the best use of the available license but that she felt the Board should not discriminate and that if the applicant qualifies for the license it should be issued. She stated that she felt the Board should promote retail establishments in the downtown area.

Trustee Compton stated that the Board may be better served by lobbying State officials to drop the quota on these types of licenses but in the meantime should protect what we currently have.

Trustee Meyers agreed that the downtown should be developed and that it may make more sense to have the license available for a restaurant or bar that may draw patrons to the downtown.

President Lamerand closed the Public Hearing at 7:16 p.m.

- ii. Consideration of an action related to issuance of a Class "B" Beer License and a "Class B" Liquor License for the premise located at 110 W. Capitol Dr. to Board & Brush Creative Studio, Julie Selby, Agent. Carried (7-0).

President Lamerand stated the Board needs to consider what is in the best interest of the Village overall and the best use of licenses. He stated that allowing a non-traditional business to have a Class B Liquor license may create problems. He stated that this is not a venue that is open to the general public for sales of liquor and that is what the licenses are intended for but rather are for the purposes of establishing a business in which the use of a liquor license is an integral part of their operation.

President Lamerand further stated that until the State changes the quota and allows for ancillary use of serving alcohol in other business establishments, the Village should not issue this license.

Motion (Stevens/Landwehr) to deny the issuance of a Class "B" Beer License and a "Class B" Liquor License for the premise located at 110 W. Capitol Dr. to Board & Brush Creative Studio, Julie Selby, Agent. Carried (7-0).

- b. Motion (Landwehr/Swenson) to approve Operator (Bartender) Licenses with terms ending June 30, 2016. Carried (7-0).
- c. Motion (Compton/Wallschlager) to approve a Cabaret License for Zesti with term ending June 30, 2015. Carried (7-0).

Items related to the Hartland River Walk Apartments

- 4. Consideration of Bill for An Ordinance No. 12/08/2014-01, "An Ordinance Adopting An Amendment To The Village Of Hartland Comprehensive Development Plan: 2035."

This was the third reading of Ordinance No. 12/08/2014-01. Administrator Cox stated that this is the action that changes the land use designation for the northern two parcels.

Daryl Clasen 400 E Capitol Drive raised concerns regarding the way that the apartments are structured. He stated that the project is not beneficial to the residents, reduces site lines to the river and creates problematic traffic patterns. He stated that he would prefer more of an urban design and doesn't see the value in the construction of this project.

Trustee Wallschlager stated that she felt the Village should focus efforts on bringing retail establishments to the downtown first. Additionally, she raised concerns about increased traffic and whether current staffing for fire and police would be adequate. Trustee Wallschlager stated that her parking concerns had not yet been addressed by the developer.

President Lamerand stated that planning for the development of the downtown area was done several years ago with the services of Zimmerman Design Group which included public hearings and the resulting design plan includes this type of building and density. He stated that the Village Board and Plan Commission with input from residents determined during the planning process that this was the type of development desired. When parcels became available on Lawn Street, the Village moved forward as it fit with the downtown redevelopment plans.

President Lamerand stated that this development includes a relatively small amount of commercial development. He stated that businesses will want to come to Hartland if there is a population base to support the business.

Administrator Cox reminded the Village Board that the process for this development began over a year ago with a plan submitted to the Plan Commission and Village Board for review. The original plan proposed included a reuse of the existing commercial structure and in response to the Plan Commission comments based on the Village's plan for redevelopment the developer was directed to modify the plans. The current plans for consideration include a new commercial element intended to be pedestrian oriented and is aligned so that when the property to the east is scheduled for redevelopment it will fit in with what will be created with this proposal.

Administrator Cox stated that the Plan Commission had discussed parking concerns resulting in the number of residential units being reduced which improved the ratio. A pedestrian bridge will be constructed over the river allowing greater access to parking behind the commercial establishments on North Ave. The Plan Commission had asked the developer to work with the

bank to develop an agreement for shared parking to allow parking on the north side of the bank property. He stated that downtown parking concerns will continue to be discussed.

The property owner of 231 Lawn Street raised concerns about increased traffic that will be passing in front of her property and the related noise.

Motion (Landwehr/Swenson) to adopt Ordinance No. 12/08/2014-01. Carried (6-1).  
Wallschlager opposed.

5. Consideration of Resolution No. 12-22-14-01, "Final Resolution Concerning Discontinuance Of A Portion Of The Oak Street Right-Of-Way."

Administrator Cox stated that this action would vacate the northeast corner of Oak Street. The intent is to vacate the land and attach it to the land being used for the development. The balance of the right of way will be maintained.

Motion (Meyers/Swenson) to approve Resolution No. 12-22-14-01, "Final Resolution Concerning Discontinuance Of A Portion Of The Oak Street Right-Of-Way." Carried (6-1). Wallschlager opposed.

6. Motion (Landwehr/Meyers) to adopt Ordinance No. 12/08/2014-02 "An Ordinance to Amend the Official Zoning Map Of The Village Of Hartland." Carried (6-1). Wallschlager opposed.

Others items for consideration

7. Discussion related to downtown TIF District.

Administrator Cox provided information regarding the background and current status of the downtown TIF district. He proposed that TIF #4 be reduced in size which would create nearly \$1 million of increment. This would allow the Village flexibility in working with the developer of Riverwalk to develop a plan for financial support of the project. Once reduction of TIF #4 is complete, creation of a new TIF District 6 would be recommended to support the Riverwalk Development.

Motion (Landwehr/Meyers) to authorize staff to move forward with recommended TIF related action. Carried (7-0).

8. Motion (Swenson/Meyers) to approve a reduction to standby letter of credit for Sanctuary of Hartland, LLC. Carried (7-0).
9. Motion (Compton/Wallschlager) to approve the 2015/2016 Village Engineer Services Agreement with Ruckert Mielke. Carried (7-0).
10. Motion (Meyers/Stevens) to accept the resignation of Connie Casper from the Plan Commission and Architectural Review Board. Carried (7-0).

11. **Announcements:** The following individuals will be given an opportunity to make announcements at the meeting in regards to (1) activities taken since the previous meeting on behalf of the community, (2) future municipal activities, and (3) communications received from citizens. It is not contemplated that these matters will be discussed or acted upon. The following individuals may provide announcements: Village President or individual Village Board members or Village Administrator or other Village Staff members.

Trustee Meyers asked what residents should do with the existing blue recycling bins. Administrator Cox stated that the bins are recyclable and may be placed out for collection if desired. He stated that what residents may do to dispose of the containers previously used for garbage collection will need to be clarified with Advanced Disposal. It was stated that the goal of the program is to increase the volume of recyclable material and decrease the volume of garbage. President Lamerand asked that the garbage/recycling program be discussed at the next Village Board.

Trustee Landwehr complimented Administrator Cox on the staff update report and found it to be informative.

12. Motion (Stevens/Swenson) to adjourn. Carried (7-0). Meeting adjourned at 8:12 p.m.

Respectfully submitted,

Darlene Igl  
Village Clerk

TO: Village President & Board of Trustees

FROM: Sarah Oldenburg, Fiscal Clerk

DATE: January 23, 2015

RE: Voucher List

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Attached are the voucher lists for the January 26, 2015 Village Board meeting.

January A/P (2014 Expenses): \$ 55,131.21

January A/P (2015 Expenses): \$ 169,480.97

Total amount to be approved is: \$ 224,612.18

**VILLAGE OF HARTLAND**  
**VOUCHER LIST/JANUARY 26, 2015**  
 2014 EXPENSES

Account Descr	Search Name	Comments	Amount
EXPENSE Descr			
G 101-23000 SPECIAL DEPOSITS	LAKE COUNTRY BED BARN	DEPOSIT/212 E CAPITOL	\$500.00
G 101-23000 SPECIAL DEPOSITS	WESTBURY BANK	DEPOSIT/810 CARDINAL #210	\$500.00
EXPENSE Descr			\$1,000.00
EXPENSE Descr AMBULANCE			
E 101-52300-300 OPERATING SUPPLIES/EXPENSES	LISBON, TOWN OF	TRAINING	\$3,000.00
E 101-52300-300 OPERATING SUPPLIES/EXPENSES	MEDICAL ASSOCIATES INC	DEC DRUG TESTING	\$50.00
E 101-52300-290 OUTSIDE SERVICES/CONTRACTS	REDLIN, KENNETH MD	PHYSICAL/LUTZE	\$162.50
EXPENSE Descr AMBULANCE			\$3,212.50
EXPENSE Descr ECONOMIC DEVELOPMENT			
E 804-56700-758 MEETINGS	CREDIT CARD PROCESSING CENTER	ED LUNCH/BID MTG	\$52.29
E 804-56700-719 EVENTS	CREDIT CARD PROCESSING CENTER	TRANSIT EXPRESS	\$260.00
E 804-56700-746 TELEPHONE	CREDIT CARD PROCESSING CENTER	AT&T	\$112.53
EXPENSE Descr ECONOMIC DEVELOPMENT			\$424.82
EXPENSE Descr ENVIRONMENTAL SERVICES			
E 101-53635-460 LANDSCAPE MANAGEMENT	HOME DEPOT	DRAIN TILES FOR TREES	\$22.94
E 101-53635-440 RECYCLING	WAUKESHA CTY P&LU LAND RESOURC	ANNUAL HAZARDOUS WASTE	\$713.78
EXPENSE Descr ENVIRONMENTAL SERVICES			\$736.72
EXPENSE Descr FINANCIAL ADMINISTRATION			
E 101-51500-530 TAX BILLING/TAX ROLL	AB DATA CLIENT TRUST	PROPERTY TAX BILLS	\$475.83
E 101-51500-300 OPERATING SUPPLIES/EXPENSES	KANDLER, FAITH	DEC MILEAGE	\$32.54
E 101-51500-300 OPERATING SUPPLIES/EXPENSES	KANDLER, FAITH	NOV MILEAGE	\$19.46
EXPENSE Descr FINANCIAL ADMINISTRATION			\$527.83
EXPENSE Descr FIRE PROTECTION			
E 101-52200-360 VEHICLE MAINT/EXPENSE	CROSSROADS TRUCK REPAIR	REPL EXHAUST/BRAKE VALVE #4376	\$1,821.07
E 101-52200-300 OPERATING SUPPLIES/EXPENSES	LISBON, TOWN OF	TRAINING	\$3,000.00
E 101-52200-290 OUTSIDE SERVICES/CONTRACTS	REDLIN, KENNETH MD	PHYSICAL/LUTZE	\$162.50
E 101-52200-290 OUTSIDE SERVICES/CONTRACTS	WI DEPT OF JUSTICE (CRIME)	RECORD CKS/FIRE	\$7.00
EXPENSE Descr FIRE PROTECTION			\$4,990.57
EXPENSE Descr GENERAL ADMINISTRATION			
E 101-51400-210 LEGAL SERVICES	GODFREY & KAHN, S.C.	DEC LEGAL FEES	\$300.00

Account Descr	Search Name	Comments	Amount
E 101-51400-395 COMMUNITY RELATIONS	HOME DEPOT	OUTLETS FOR XMAS TREE	\$43.95
E 101-51400-300 OPERATING SUPPLIES/EXPENSES	JOURNAL COMMUNITY PUBL	ADS/PUBL NOTICE	\$19.96
E 101-51400-210 LEGAL SERVICES	VON BRIESEN & ROPER	DEC LEGAL FEES	\$1,305.00
E 101-51400-300 OPERATING SUPPLIES/EXPENSES	WAUKESHA CTY REGISTER OF DEEDS	DEC RECORDING FEES	\$90.00
E 101-51400-300 OPERATING SUPPLIES/EXPENSES	WI DEPT OF JUSTICE (CRIME)	RECORD CKS/BARTENDER	\$28.00
EXPENSE Descr GENERAL ADMINISTRATION			\$1,786.91
EXPENSE Descr INSPECTION			
E 101-52400-290 OUTSIDE SERVICES/CONTRACTS	WISCONSIN BUILDING INSPECTIONS	DEC PERMITS	\$2,580.41
EXPENSE Descr INSPECTION			\$2,580.41
EXPENSE Descr LAW ENFORCEMENT			
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	HAAG, DEAN	REIMBURSE CLOTHING ALLOWANCE	\$36.75
E 101-52100-290 OUTSIDE SERVICES/CONTRACTS	JOURNAL COMMUNITY PUBL	AD/OWI ENFORCEMENT	\$62.55
E 101-52100-290 OUTSIDE SERVICES/CONTRACTS	PERSONNEL EVALUATION INC	EVALUATION TEST	\$20.00
E 101-52100-290 OUTSIDE SERVICES/CONTRACTS	WAUKESHA CTY TREASURER (515)	DEC PRISONER HOUSING	\$442.20
E 101-52100-290 OUTSIDE SERVICES/CONTRACTS	WAUKESHA CTY TREASURER (515)	REPR ANTENNA AMP	\$159.48
EXPENSE Descr LAW ENFORCEMENT			\$720.98
EXPENSE Descr LIBRARY			
E 101-55110-290 OUTSIDE SERVICES/CONTRACTS	AUTOMATIC ENTRANCES	UPGRADE PUSH PLATE	\$348.49
E 101-55110-310 BOOKS & MATERIALS	BAKER & TAYLOR (75003338)	BOOKS	\$47.97
E 101-55110-310 BOOKS & MATERIALS	BAKER & TAYLOR (L539676 2)	BOOKS	\$27.26
E 101-55110-255 BLDGS/GROUNDS	HOME DEPOT	LIGHT BULBS	\$75.52
E 101-55110-290 OUTSIDE SERVICES/CONTRACTS	RICOH AMERICAS CORP	OCT-DEC COPIER LEASE	\$57.58
E 101-55110-220 UTILITY SERVICES	WE ENERGIES	DEC-JAN GAS	\$1,292.03
EXPENSE Descr LIBRARY			\$1,848.85
EXPENSE Descr MUNICIPAL BUILDING			
E 101-51600-290 OUTSIDE SERVICES/CONTRACTS	AUTOMATIC ENTRANCES	REPR PUSH PLATE	\$244.25
E 101-51600-230 HVAC REPAIRS	DILLETT MECHANICAL SERVICE	SERVICE CALL/REPL BLOWER MOTOR	\$1,178.42
E 101-51600-255 BLDGS/GROUNDS	FIRST SUPPLY MADISON	URINAL FLUSH VALVE	\$147.00
E 101-51600-255 BLDGS/GROUNDS	HOME DEPOT	SHOPVAC FILTERS	\$45.94
E 101-51600-220 UTILITY SERVICES	WE ENERGIES	DEC-JAN ELECTRIC	\$2,233.37
EXPENSE Descr MUNICIPAL BUILDING			\$3,848.98
EXPENSE Descr PARKS			
E 101-55200-365 BLDGS/GROUNDS MAINT EXPENSE	GRUNAU	TEST BACK FLOW PREVENTERS	\$297.33
E 101-55200-365 BLDGS/GROUNDS MAINT EXPENSE	HOME DEPOT	STAIN	\$57.96
EXPENSE Descr PARKS			\$355.29
EXPENSE Descr PUBLIC WORKS			

Account Descr	Search Name	Comments	Amount
E 101-53000-365 BLDGS/GROUNDS MAINT EXPENSE	DAVE DROEGKAMP HEATING INC	INSPECT FURNACES/REPL BLOWER	\$391.25
E 101-53000-360 VEHICLE MAINT/EXPENSE	HOME DEPOT	TILE GLUE	\$4.47
E 101-53000-365 BLDGS/GROUNDS MAINT EXPENSE	HOME DEPOT	SHOPVAC FILTERS	\$38.91
E 101-53000-360 VEHICLE MAINT/EXPENSE	JX ENTERPRISES INC	FILTERS	\$54.96
E 101-53000-360 VEHICLE MAINT/EXPENSE	JX ENTERPRISES INC	AIR DRYER CARTRIDGE	\$25.60
E 101-53000-360 VEHICLE MAINT/EXPENSE	MILLER-BRADFORD RISBERG INC	BUMPER/FILTER/OIL	\$488.00
E 101-53000-360 VEHICLE MAINT/EXPENSE	MILLER-BRADFORD RISBERG INC	FUEL FILTER/BUMPER	\$60.50
E 101-53000-225 STREET LIGHTING	WE ENERGIES	NOV-DEC ST LIGHTING	\$8,259.92
EXPENSE Descr PUBLIC WORKS			\$9,323.61
EXPENSE Descr RECREATION PROGRAMS/EVENTS			
E 101-55300-290 OUTSIDE SERVICES/CONTRACTS	WI DEPT OF JUSTICE (CRIME)	RECORD CKS/REC	\$7.00
EXPENSE Descr RECREATION PROGRAMS/EVENTS			\$7.00
EXPENSE Descr SEWER SERVICE			
E 204-53610-380 MAINTENANCE-SEWAGE SYSTEM COLL	VISU-SEWER, INC.	AUG-DEC MAINTENANCE CLEANING	\$21,975.20
EXPENSE Descr SEWER SERVICE			\$21,975.20
EXPENSE Descr WATER UTILITY			
E 620-53700-923 OUTSIDE SERVICES	GRUNAU	TEST BACK FLOW PREVENTERS	\$148.67
E 620-53700-622 POWER FOR PUMPING	WE ENERGIES	NOV-DEC #3 PUMPHOUSE	\$1,642.87
EXPENSE Descr WATER UTILITY			\$1,791.54
			\$55,131.21

**VILLAGE OF HARTLAND**  
**VOUCHER LIST/JANUARY 26, 2015**  
 2015 EXPENSES

Account Descr	Search Name	Comments	Amount
EXPENSE Descr			
G 101-12110 PROPERTY TAX REFUNDS	ALJUBOURI, FATEK & DEBRA	0757059/916 WOODS	\$192.13
G 101-12110 PROPERTY TAX REFUNDS	BEAL, RYAN	0428031/460 HILL N DALE	\$125.25
G 101-12110 PROPERTY TAX REFUNDS	BORCHARDT, DALE & KAREN	0427143/710 RENSON	\$169.65
G 101-12110 PROPERTY TAX REFUNDS	BRAMMEIER, DEREK	0727092/397 OXFORD	\$169.71
G 101-12110 PROPERTY TAX REFUNDS	BROWN, WENDY	0762030004/807 S IMPERIAL	\$2,312.28
G 101-12110 PROPERTY TAX REFUNDS	CRESTHAVEN INVESTMENTS LLP	0729997/150 E CAPITOL	\$1,538.71
R 101-46730 RECREATION CLASSES	DAUGS, KATIE	ACCOUNT BALANCE	\$50.00
G 101-12110 PROPERTY TAX REFUNDS	GLEASON, BRIAN & BRENDA	0757104/1013 RIVER RESERVE	\$204.59
G 101-12110 PROPERTY TAX REFUNDS	GRISSOM, JACK & SHERI	0387013/1282 MARY HILL	\$215.78
G 101-12110 PROPERTY TAX REFUNDS	HARTLAND HOSPITALITY GROUP LLC	DEPOSIT/130 E CAPITOL	\$500.00
G 101-12110 PROPERTY TAX REFUNDS	HARTRIDGE LLC	0762019/601 HARTRIDGE	\$2,669.04
G 101-12110 PROPERTY TAX REFUNDS	HARTRIDGE LLC	0762011/602 DUNDEE	\$2,913.66
G 101-12110 PROPERTY TAX REFUNDS	HERNANDEZ, ALEJANDRO	0727341004/587 HARTRIDGE	\$2,262.34
G 101-12110 PROPERTY TAX REFUNDS	HILL, JOHN & MICHELLE	0391097/1235 FOUR WINDS	\$103.07
G 101-12110 PROPERTY TAX REFUNDS	KEAST, HARRY	0425023/1101 ANTON	\$3,500.72
G 101-12110 PROPERTY TAX REFUNDS	LANDWEHR, ROBERT & KAREN ECKER	0391068/1188 FOUR WINDS	\$1,005.27
G 101-12110 PROPERTY TAX REFUNDS	MARRIOTT, JAMES & DODY	0427983/432 E CAPITOL	\$2,205.85
G 101-12110 PROPERTY TAX REFUNDS	OLEARY, KEVIN & LAURIE	0726977015/512 OAK RIDGE	\$264.07
G 101-12110 PROPERTY TAX REFUNDS	STROBUSCH, SHANNON & MARC	ROW BOND/1241 FOUR WINDS	\$1,000.00
G 101-23000 SPECIAL DEPOSITS	SUN WEST MORTGAGE	DEPOSIT/140 NORTH	\$500.00
G 101-12110 PROPERTY TAX REFUNDS	ZEUSKE, DANIEL & KAREN	0427166/539 RENSON	\$3,181.02
EXPENSE Descr			\$25,083.14
EXPENSE Descr AMBULANCE			
E 101-52300-300 OPERATING SUPPLIES/EXPENSES	BATTERY PRODUCTS INC	LIGHT TOWERS	\$1,000.00
E 101-52300-300 OPERATING SUPPLIES/EXPENSES	INTER OFFICE PRODUCTS INC	OFFICE SUPPLIES	\$120.98
E 101-52300-300 OPERATING SUPPLIES/EXPENSES	LARK UNIFORM INC	FLEECE/FLAG	\$78.45
E 101-52300-290 OUTSIDE SERVICES/CONTRACTS	ONTECH SYSTEMS, INC	BACKUP SERVER	\$99.50
EXPENSE Descr AMBULANCE			\$1,298.93
EXPENSE Descr ECONOMIC DEVELOPMENT			
E 804-56700-716 BUSINESS CERTIFICATION GRANT	LAKE COUNTRY BED BARN	SMALL BUSINESS ED	\$500.00
EXPENSE Descr ECONOMIC DEVELOPMENT			\$500.00
EXPENSE Descr ELECTIONS			
E 101-51440-300 OPERATING SUPPLIES/EXPENSES	BEAR GRAPHICS	I VOTED STICKERS	\$80.74

Account Descr	Search Name	Comments	Amount
EXPENSE Descr ELECTIONS			\$80.74
EXPENSE Descr ENVIRONMENTAL SERVICES			
E 101-53635-440 RECYCLING	BIEBELS TRUE VALUE	PIPE/SCREW/HOOK/COUPLING/HOSE/ADAPTER	\$100.93
EXPENSE Descr ENVIRONMENTAL SERVICES			\$100.93
EXPENSE Descr FINANCIAL ADMINISTRATION			
E 101-51500-290 OUTSIDE SERVICES/CONTRACTS	DIVERSIFIED BENEFIT SERVICES	JAN HRA FEES	\$247.36
E 101-51500-300 OPERATING SUPPLIES/EXPENSES	OFFICEMAX	1099 FORMS/ENVELOPES	\$86.95
E 101-51500-290 OUTSIDE SERVICES/CONTRACTS	ONTECH SYSTEMS, INC	JAN IT SERVICES/MILEAGE	\$44.80
EXPENSE Descr FINANCIAL ADMINISTRATION			\$379.11
EXPENSE Descr FIRE PROTECTION			
E 101-52200-300 OPERATING SUPPLIES/EXPENSES	BATTERY PRODUCTS INC	FLASHLIGHTS/SAFETY JACKETS	\$253.80
E 101-52200-300 OPERATING SUPPLIES/EXPENSES	BENDLIN FIRE EQUIPMENT CO, INC	PATCHES	\$118.00
E 101-52200-290 OUTSIDE SERVICES/CONTRACTS	BENDLIN FIRE EQUIPMENT CO, INC	HOSE WRENCH	\$18.00
E 101-52200-360 VEHICLE MAINT/EXPENSE	BIEBELS TRUE VALUE	CONNECTOR/TAPE/CAULK/HARDWARE	\$33.84
E 101-52200-300 OPERATING SUPPLIES/EXPENSES	BIEBELS TRUE VALUE	KEYS	\$5.97
E 101-52200-300 OPERATING SUPPLIES/EXPENSES	INTER OFFICE PRODUCTS INC	PROJECTOR LAMP	\$141.55
E 101-52200-290 OUTSIDE SERVICES/CONTRACTS	ONTECH SYSTEMS, INC	BACKUP SERVER	\$99.50
E 101-52200-290 OUTSIDE SERVICES/CONTRACTS	WAUKESHA CTY TREASURER (515)	RADIO PROGRAMMING	\$145.08
EXPENSE Descr FIRE PROTECTION			\$815.74
EXPENSE Descr GENERAL ADMINISTRATION			
E 101-51400-300 OPERATING SUPPLIES/EXPENSES	CONLEY SERVICES, LLC	SUMMONS/SLUGGERS	\$27.21
E 101-51400-290 OUTSIDE SERVICES/CONTRACTS	MUNICIPAL CODE CORP	SUPPLEMENT PAGES	\$880.84
E 101-51400-300 OPERATING SUPPLIES/EXPENSES	WMCA (DUES)	ANNUAL DUES	\$65.00
EXPENSE Descr GENERAL ADMINISTRATION			\$973.05
EXPENSE Descr LAW ENFORCEMENT			
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	BIEBELS TRUE VALUE	VELCRO	\$6.18
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	BIEBELS TRUE VALUE	SHOP TOWELS	\$47.88
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	BIEBELS TRUE VALUE	KEYS	\$9.95
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	CHIEF	LOCKOUT TOOL KIT	\$63.98
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	EMERGENCY MEDICAL PRODUCTS	DISPOSABLE MASKS	\$37.75
E 803-52100-300 OPERATING SUPPLIES/EXPENSES	EXECU PRINT	TRAILER DECAL	\$20.00
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	EXECU PRINT	COURT FORM	\$84.20
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	GRAINGER	REPR DOOR CHIME	\$178.88
E 101-52100-360 VEHICLE MAINT/EXPENSE	HARTLAND SERVICE INC	SQ 5/CLEAN BACKSEAT	\$179.96
E 101-52100-360 VEHICLE MAINT/EXPENSE	HARTLAND SERVICE INC	SQ 1/REPR TIRE, OIL CHANGE	\$95.85
E 101-52100-360 VEHICLE MAINT/EXPENSE	HARTLAND SERVICE INC	SQ 2/BRAKES, STRUTS, BUSHINGS	\$1,655.97
E 101-52100-360 VEHICLE MAINT/EXPENSE	HARTLAND SERVICE INC	SQ 4/REPR WHEEL HUB/BEARING, ALIGNMENT	\$1,021.56

Account Descr	Search Name	Comments	Amount
E 101-52100-360 VEHICLE MAINT/EXPENSE	HARTLAND SERVICE INC	SQ 9/REPL TRANS/BATTERY, ALIGNMENT	\$4,085.14
E 101-52100-360 VEHICLE MAINT/EXPENSE	HARTLAND SERVICE INC	SQ 5/LOF, TRANS FLUID	\$55.81
E 101-52100-360 VEHICLE MAINT/EXPENSE	HARTLAND SERVICE INC	SQ 3/REPL FUEL PUMP	\$1,013.19
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	INNOCORP LTD	FATAL VISION BUDGET PACK	\$862.00
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	JORGENSEN, MARK	REIMBURSE CLOTHING ALLOWANCE	\$31.49
E 802-52100-300 OPERATING SUPPLIES/EXPENSES	KING, JOSHUA	REIMBURSE SCIT PURCHASE	\$24.16
E 101-52100-290 OUTSIDE SERVICES/CONTRACTS	ODC	PSYCHOLOGICAL TESTING	\$650.00
E 101-52100-360 VEHICLE MAINT/EXPENSE	PARTS HUT HARTLAND	HEADLAMP	\$18.58
E 101-52100-360 VEHICLE MAINT/EXPENSE	PARTS HUT HARTLAND	HEADLAMP	\$9.29
E 101-52100-290 OUTSIDE SERVICES/CONTRACTS	PROSHRED SECURITY	SHREDDING SERVICES	\$60.00
E 101-52100-360 VEHICLE MAINT/EXPENSE	RADIX COLLISION & RESTORATION	SQ 2/ACCIDENT REPRS	\$1,031.20
E 802-52100-300 OPERATING SUPPLIES/EXPENSES	SOMAR ENTERPRISES	RIFLE TOOLS	\$35.96
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	STREICHER S	UNIFORM ITEMS/JOSWICK	\$51.97
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	STREICHER S	UNIFORM ITEMS/JOSWICK	\$497.86
E 101-52100-300 OPERATING SUPPLIES/EXPENSES	WI DEPT OF FINANCIAL INST	NOTARY/HOFFA	\$20.00
EXPENSE Descr LAW ENFORCEMENT			\$11,848.81
EXPENSE Descr LIBRARY			
E 101-55110-310 BOOKS & MATERIALS	BAKER & TAYLOR (C031146 3)	BOOKS	\$234.09
E 101-55110-310 BOOKS & MATERIALS	BAKER & TAYLOR (L033027 2)	BOOKS	\$1,263.90
E 101-55110-310 BOOKS & MATERIALS	BAKER & TAYLOR (L539676 2)	BOOKS	\$389.57
E 101-55110-310 BOOKS & MATERIALS	BAKER & TAYLOR (L676958 2)	BOOKS	\$526.01
E 101-55110-290 OUTSIDE SERVICES/CONTRACTS	INFOQUEST TECHNOLOGIES INC	ANNUAL FRONTPAGE HOSTING	\$161.40
E 101-55110-300 OPERATING SUPPLIES/EXPENSES	INTER OFFICE PRODUCTS INC	OFFICE SUPPLIES	\$202.16
E 101-55110-300 OPERATING SUPPLIES/EXPENSES	INTER OFFICE PRODUCTS INC	OFFICE SUPPLIES	\$183.44
E 101-55110-300 OPERATING SUPPLIES/EXPENSES	INTER OFFICE PRODUCTS INC	OFFICE SUPPLIES	\$49.75
E 101-55110-300 OPERATING SUPPLIES/EXPENSES	NANCY MASSNICK, LIBRARY DIR	REIMBURSE PETTY CASH	\$121.98
E 101-55110-310 BOOKS & MATERIALS	RECORDED BOOKS LLC	ADULT AUDIOBOOKS	\$99.00
E 101-55110-290 OUTSIDE SERVICES/CONTRACTS	WAUKESHA CTY TREASURER (515)	ANNUAL CAFÉ SUPPORT	\$17,859.00
E 101-55110-220 UTILITY SERVICES	WE ENERGIES	DEC-JAN ELECTRIC	\$2,897.35
EXPENSE Descr LIBRARY			\$23,987.65
EXPENSE Descr LIBRARY SPEC EXPENSE			
E 205-59100-305 EXPENSES-OTHER	NANCY MASSNICK	REIMBURSE WILDELIFE IN NEED PRGM	\$200.00
EXPENSE Descr LIBRARY SPEC EXPENSE			\$200.00
EXPENSE Descr MUNICIPAL BUILDING			
E 101-51600-290 OUTSIDE SERVICES/CONTRACTS	ALSCO	FLOOR MAT SERVICE	\$93.89
EXPENSE Descr MUNICIPAL BUILDING			\$93.89
EXPENSE Descr PUBLIC WORKS			

Account Descr	Search Name	Comments	Amount
E 101-53000-360 VEHICLE MAINT/EXPENSE	AUTOMOTIVE PARTS & EQUIPMENT	FILTERS	\$92.42
E 101-53000-360 VEHICLE MAINT/EXPENSE	AUTOMOTIVE PARTS & EQUIPMENT	HYDRAULIC HOSES	\$38.20
E 101-53000-360 VEHICLE MAINT/EXPENSE	BIEBELS TRUE VALUE	WRENCHES/ROD	\$24.25
E 101-53000-360 VEHICLE MAINT/EXPENSE	BIEBELS TRUE VALUE	OIL/HOSE	\$8.64
E 101-53000-360 VEHICLE MAINT/EXPENSE	BIEBELS TRUE VALUE	HARDWARE/BUSHING/BRACKET	\$61.15
E 101-53000-360 VEHICLE MAINT/EXPENSE	BIEBELS TRUE VALUE	SPRING	\$19.63
E 101-53000-430 SNOW & ICE REMOVAL	COMPASS MINERALS	BULK SALT	\$8,004.71
E 101-53000-430 SNOW & ICE REMOVAL	COMPASS MINERALS	BULK SALT	\$10,872.44
E 101-53000-430 SNOW & ICE REMOVAL	COMPASS MINERALS	BULK SALT	\$2,726.69
E 101-53000-360 VEHICLE MAINT/EXPENSE	HOME DEPOT	ROD/WRENCHES/TAPE MEASURES/RAGS	\$89.84
E 101-53000-360 VEHICLE MAINT/EXPENSE	HOPSON OIL CO	DIESEL FUEL	\$316.07
E 101-53000-360 VEHICLE MAINT/EXPENSE	HOPSON OIL CO	DIESEL FUEL	\$733.17
E 101-53000-360 VEHICLE MAINT/EXPENSE	HOPSON OIL CO	DIESEL FUEL	\$603.62
E 101-53000-360 VEHICLE MAINT/EXPENSE	HOPSON OIL CO	DIESEL FUEL	\$1,478.07
E 101-53000-360 VEHICLE MAINT/EXPENSE	MOORE OIL	GEAR OIL	\$510.30
E 101-53000-360 VEHICLE MAINT/EXPENSE	PROVEN POWER INC	AIR FILTERS	\$117.90
E 101-53000-360 VEHICLE MAINT/EXPENSE	PROVEN POWER INC	BEARINGS/HARDWARE	\$344.30
E 101-53000-360 VEHICLE MAINT/EXPENSE	PROVEN POWER INC	SKID SHOES	\$110.90
E 101-53000-360 VEHICLE MAINT/EXPENSE	TRUCK COUNTRY OF WISCONSIN	DOOR SWITCHES	\$28.84
E 101-53000-360 VEHICLE MAINT/EXPENSE	TRUCK COUNTRY OF WISCONSIN	GASKETS/FILTER/SHOCK	\$210.14
E 101-53000-360 VEHICLE MAINT/EXPENSE	TRUCK COUNTRY OF WISCONSIN	DOOR SWITCHES	\$28.84
E 101-53000-345 STAFF EDUCATION/TRAINING	WE ENERGIES (ESSENTIAL SERV)	UTILITY CONF REG/JAMBRETZ	\$25.00
E 101-53000-345 STAFF EDUCATION/TRAINING	WE ENERGIES (ESSENTIAL SERV)	UTILITY CONF REG/EINWECK	\$25.00
EXPENSE Descr PUBLIC WORKS			\$26,470.12
EXPENSE Descr RECREATION PROGRAMS/EVENTS			
E 101-55300-290 OUTSIDE SERVICES/CONTRACTS	BULLARD, KELLY	JAN ZUMBA	\$537.60
E 101-55300-290 OUTSIDE SERVICES/CONTRACTS	HAMPE, CHRISTINE	JAN ZUMBA	\$201.60
E 101-55300-290 OUTSIDE SERVICES/CONTRACTS	LALKO, ROBERT A	DRUM SET CLINIC	\$158.40
E 101-55300-290 OUTSIDE SERVICES/CONTRACTS	MCNAMAMAN, PETER	BEGINNING GUITAR	\$196.80
E 101-55300-290 OUTSIDE SERVICES/CONTRACTS	OLSEN, MARJORIE	YOGA FOR KIDS	\$168.00
E 101-55300-290 OUTSIDE SERVICES/CONTRACTS	TO THE POINTE	DANCE EXPLORERS	\$441.60
E 101-55300-290 OUTSIDE SERVICES/CONTRACTS	TO THE POINTE	ACT IT OUT	\$224.00
E 101-55300-290 OUTSIDE SERVICES/CONTRACTS	TO THE POINTE	HIP HOP	\$480.00
E 101-55300-290 OUTSIDE SERVICES/CONTRACTS	TO THE POINTE	I CAN TUMBLE	\$220.80
EXPENSE Descr RECREATION PROGRAMS/EVENTS			\$2,628.80
EXPENSE Descr SEWER SERVICE			
E 204-53610-270 TREATMENT EXPENSE	DELAFIELD-HARTLAND WATER	JAN FEES	\$69,385.76
E 204-53610-290 OUTSIDE SERVICES/CONTRACTS	DIGGERS HOTLINE INC	ANNUAL LOCATES	\$630.85
E 204-53610-290 OUTSIDE SERVICES/CONTRACTS	DIVERSIFIED BENEFIT SERVICES	JAN HRA FEES	\$38.05

Account Descr	Search Name	Comments	Amount
E 204-53610-290 OUTSIDE SERVICES/CONTRACTS	MBM	JAN-APR COPIER LEASE	\$86.66
EXPENSE Descr SEWER SERVICE			\$70,141.32
EXPENSE Descr WATER UTILITY			
E 620-53700-625 MAINTENANCE OF PUMPING PLANT	BIEBELS TRUE VALUE	VALVES/NIPPLES	\$22.25
E 620-53700-625 MAINTENANCE OF PUMPING PLANT	CTW CORPORATION	INSTALL BUBBLER SYST/WELL #4	\$2,200.00
E 620-53700-635 MAINTENANCE OF TREATMENT PLANT	CTW CORPORATION	REPR CHEMICAL SCALE/WELL #2	\$613.24
E 620-53700-923 OUTSIDE SERVICES	DIGGERS HOTLINE INC	ANNUAL LOCATES	\$630.85
E 620-53700-923 OUTSIDE SERVICES	DIVERSIFIED BENEFIT SERVICES	JAN HRA FEES	\$95.14
E 620-53700-651 MAINTENANCE OF MAINS	HD SUPPLY WATERWORKS, LTD	GASKET/VALVE BOX/CORP COMPRESSION	\$368.53
E 620-53700-651 MAINTENANCE OF MAINS	HD SUPPLY WATERWORKS, LTD	CURBSTOP ROD	\$45.11
E 620-53700-923 OUTSIDE SERVICES	MBM	JAN-APR COPIER LEASE	\$86.66
E 620-53700-933 TRANSPORTATION EXPENSES	POMP S TIRE SERVICE INC	TIRES	\$598.80
E 620-53700-625 MAINTENANCE OF PUMPING PLANT	USA BLUE BOOK	GAUGES/SAMPLING VALVE	\$218.16
EXPENSE Descr WATER UTILITY			\$4,878.74
			\$169,480.97

**VILLAGE OF HARTLAND  
LICENSES AND PERMITS  
JANUARY 26, 2015**

**CLASS "B" BEER/"CLASS B" LIQUOR LICENSE**

Applicant: Capitol Tap  
Location: 1272 E. Capitol Drive  
Agent: Jennifer Keepman

The following documents are complete and on file:

- Original Alcohol Beverage Retail License Application
- Auxiliary Questionnaire
- Schedule for Appointment of Agent

The Board may approve contingent upon the following:

- Certificate of Completion of Responsible Beverage Server Course
- Proof of Control of Premises
- Final approval – Waukesha County Dept. of Parks and Land Use

**CLASS "B" BEER/"CLASS C" WINE LICENSE**

Applicant: Board & Brush Creative Studio  
Location: 110 W. Capitol Drive  
Agent: Julie Selby

The following documents are complete and on file:

- Original Alcohol Beverage Retail License Application
- Auxiliary Questionnaire
- Schedule for Appointment of Agent

The Board may approve contingent upon the following:

- Certificate of Completion of Responsible Beverage Server Course
- Proof of Lease

**MEMORANDUM**

**TO:** President and Village Board  
**FROM:** David E. Cox, Village Administrator   
**DATE:** January 23, 2015  
**SUBJECT:** Liquor Licenses Request – 1270 E Capitol Dr

Your agenda for Monday includes consideration of a request for issuance of both a Class “B” Retailer’s License for Fermented Malt Beverages and a “Class B” Retailer’s License for Intoxicating Liquors for an establishment proposed for 1270 E Capitol Drive. The applicants propose to purchase the property from the bank and to operate a bar and restaurant at that location.

This property is located in an area designated on the Village’s Comprehensive Land Use Plan as Medium Density Residential. Further, the parcel on which the proposed bar would be located is currently zoned A-1 Agricultural/Holding. The surrounding area is zoned RS-3 Single Family Residential. The proposed use is not a Permitted or Conditional Use in either one of these districts. The property in question was the site of a bar, which was allowed to operate, following its annexation into Hartland from the Town of Delafield as part of the Lake Country Corridor Compact Agreement, as a legal, non-conforming use at that location until October of last year. The owner of the previous establishment surrendered his license to the Village after he lost the property in a foreclosure action.

The previous owner abandoned whatever property rights he may have had in the bar business when the bank took over ownership of the real property and when he returned his license to the Village. The property stands improperly zoned for this type of commercial use including the dispensing of alcoholic beverages and such activity would be inconsistent with the Village’s Land Use Plan which calls for development that does not include commercial uses or the dispensing of alcoholic beverages. I, therefore, recommend that the Board not allow the potential resurrection of a use incompatible with sound land use practices by denying the pending application for the two liquor licenses at 1270 E Capitol Drive.

DC License Request

cc: Darlene Igl, Village Clerk  
Hector de la Mora, Village Attorney

# ORIGINAL ALCOHOL BEVERAGE RETAIL LICENSE APPLICATION

Submit to municipal clerk.

For the license period beginning \_\_\_\_\_ 20\_\_\_\_ ;  
ending 6-30 20 15

TO THE GOVERNING BODY of the:  Town of }  
 Village of } HARTLAND  
 City of }

County of WAUKESHA Aldermanic Dist. No. \_\_\_\_\_ (if required by ordinance)

1. The named  INDIVIDUAL  PARTNERSHIP  LIMITED LIABILITY COMPANY  
 CORPORATION/NONPROFIT ORGANIZATION

hereby makes application for the alcohol beverage license(s) checked above.

2. Name (individual/partners give last name, first, middle; corporations/limited liability companies give registered name): DUNNEBAR LLC

Applicant's Wisconsin Seller's Permit Number: <u>456-1028653630-02</u>	
Federal Employer Identification Number (FEIN): <u>47-235861</u>	
LICENSE REQUESTED ▶	
TYPE	FEE
<input type="checkbox"/> Class A beer	\$
<input checked="" type="checkbox"/> Class B beer	\$
<input type="checkbox"/> Class C wine	\$
<input type="checkbox"/> Class A liquor	\$
<input checked="" type="checkbox"/> Class B liquor	\$
<input type="checkbox"/> Reserve Class B liquor	\$
Publication fee	\$ 20
<b>TOTAL FEE</b>	\$

An "Auxiliary Questionnaire," Form AT-103, must be completed and attached to this application by each individual applicant, by each member of a partnership, and by each officer, director and agent of a corporation or nonprofit organization, and by each member/manager and agent of a limited liability company. List the name, title, and place of residence of each person.

President/Member Member Allyn J Wasley [Redacted] WI Pewaukee 53072  
 Vice President/Member \_\_\_\_\_  
 Secretary/Member \_\_\_\_\_  
 Treasurer/Member \_\_\_\_\_  
 Agent ▶ Jennifer A. Keepman [Redacted] Waukesha WI 53188  
 Directors/Managers \_\_\_\_\_

3. Trade Name ▶ Capitol Tap Business Phone Number \_\_\_\_\_  
 4. Address of Premises ▶ 1272 E Capitol Dr. Post Office & Zip Code ▶ 53029

5. Is individual, partners or agent of corporation/limited liability company subject to completion of the responsible beverage server training course for this license period?  Yes  No
6. Is the applicant an employe or agent of, or acting on behalf of anyone except the named applicant?  Yes  No
7. Does any other alcohol beverage retail licensee or wholesale permittee have any interest in or control of this business?  Yes  No
8. (a) Corporate/limited liability company applicants only: Insert state WI and date 6-13 of registration.  
 (b) Is applicant corporation/limited liability company a subsidiary of any other corporation or limited liability company?  Yes  No  
 (c) Does the corporation, or any officer, director, stockholder or agent or limited liability company, or any member/manager or agent hold any interest in any other alcohol beverage license or permit in Wisconsin?  Yes  No
- (NOTE: All applicants explain fully on reverse side of this form every YES answer in sections 5, 6, 7 and 8 above.)

9. Premises description: Describe building or buildings where alcohol beverages are to be sold and stored. The applicant must include all rooms including living quarters, if used, for the sales, service, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) First floor is Retail, Basement is storage

10. Legal description (omit if street address is given above): \_\_\_\_\_
11. (a) Was this premises licensed for the sale of liquor or beer during the past license year?  Yes  No  
 (b) If yes, under what name was license issued? Sluggers
12. Does the applicant understand they must file a Special Occupational Tax return (TTB form 5630.5) before beginning business? [phone 1-800-937-8864]  Yes  No
13. Does the applicant understand a Wisconsin Seller's Permit must be applied for and issued in the same name as that shown in Section 2, above? [phone (608) 266-2776]  Yes  No
14. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs?  Yes  No

READ CAREFULLY BEFORE SIGNING: Under penalty provided by law, the applicant states that each of the above questions has been truthfully answered to the best of the knowledge of the signers. Signers agree to operate this business according to law and that the rights and responsibilities conferred by the license(s), if granted, will not be assigned to another. (Individual applicants and each member of a partnership applicant must sign; corporate officer(s), members/managers of Limited Liability Companies must sign.) Any lack of access to any portion of a licensed premises during inspection will be deemed a refusal to permit inspection. Such refusal is a misdemeanor and grounds for revocation of this license.

**SUBSCRIBED AND SWORN TO BEFORE ME**

this 2nd day of Jan, 20 15

[Signature]  
(Clerk/Notary Public)

My commission expires 12/31/16

[Signature]  
(Officer of Corporation/Member/Manager of Limited Liability Company/Partner/Individual)

[Signature]  
(Officer of Corporation/Member/Manager of Limited Liability Company/Partner)

[Signature]  
(Additional Partner(s)/Member/Manager of Limited Liability Company if Any)

**TO BE COMPLETED BY CLERK**

Date received and filed with municipal clerk	Date reported to council/board	Date provisional license issued	Signature of Clerk / Deputy Clerk
Date license granted	Date license issued	License number issued	

## MEMORANDUM

**TO:** President and Village Board  
**FROM:** David E. Cox, Village Administrator   
**DATE:** January 23, 2015  
**SUBJECT:** Liquor License Request – Board and Brush

Your agenda for Monday includes new consideration of issuance of a “Class B” Retailer’s License for Fermented Malt Beverages (“Class B” Beer) and a “Class C” Retailer’s License for Wine (“Class C” Wine) to Board & Brush, LLC, which intends to use the license in order to sell and serve beer and wine to individuals who attend classes and events at the studio. Staff has learned that the ability to sell wine and beer is an integral part of their business plan.

As the Board will recall, the applicant had originally requested a “Class B” license for intoxicating liquor, which was denied. The applicant has worked with Waukesha County to determine the steps it would need to take in order to qualify as a restaurant, which makes them eligible for the Class C wine license. The Class C Wine licenses authorize only the sale of products that qualify as wines. It does not allow the sale of any other intoxicating liquors. State Law does not apply a quota to the issuance of either the “Class B” Beer or “Class C” Wine licenses. As such, there also is no “Reserve License” concept for these licenses.

The same issue of limits on the number of these licenses does not apply to this case. The business and its use are located in a commercially zoned district of the Village and would be operating within the regulations of the Zoning Code. If the Village Board is inclined to authorize the issuance of the licenses, staff recommends that it do so conditioned on Waukesha County issuing the proper certification, license or permit indicating that the building modifications have been made and that the establishment meets the requirements as a restaurant.

DCClass C Liquor License

cc: Darlene Igl, Village Clerk

Pd. 12/23/14  
\$20 155727

# ORIGINAL ALCOHOL BEVERAGE RETAIL LICENSE APPLICATION

Submit to municipal clerk.

For the license period beginning \_\_\_\_\_ 20\_\_\_\_ ;  
ending 6/30 20 15

TO THE GOVERNING BODY of the:  Town of }  
 Village of } HARTLAND  
 City of }

County of WAUKESHA Aldermanic Dist. No. \_\_\_\_\_ (if required by ordinance)

Applicant's Wisconsin Seller's Permit Number: <u>600-1028513834-03</u>	
Federal Employer Identification Number (FEIN): <u>47-2608197</u>	
LICENSE REQUESTED ▶	
TYPE	FEE
<input type="checkbox"/> Class A beer	\$
<input checked="" type="checkbox"/> Class B beer	\$
<input checked="" type="checkbox"/> Class C wine	\$
<input type="checkbox"/> Class A liquor	\$
<input type="checkbox"/> Class B liquor	\$
<input type="checkbox"/> Reserve Class B liquor	\$
Publication fee	\$ 20
TOTAL FEE	\$

1. The named  INDIVIDUAL  PARTNERSHIP  LIMITED LIABILITY COMPANY  
 CORPORATION/NONPROFIT ORGANIZATION

hereby makes application for the alcohol beverage license(s) checked above.

2. Name (individual/partners give last name, first, middle; corporations/limited liability companies give registered name): ▶ Board + Brush LLC

An "Auxiliary Questionnaire," Form AT-103, must be completed and attached to this application by each individual applicant, by each member of a partnership, and by each officer, director and agent of a corporation or nonprofit organization, and by each member/manager and agent of a limited liability company. List the name, title, and place of residence of each person.

	Title	Name	Home Address	Post Office & Zip Code
President/Member	<u>Member</u>	<u>Maureen Anders</u>	<u>[REDACTED]</u>	<u>Hartland 53029</u>
Vice President/Member	<u>Member</u>	<u>Julie Selby</u>	<u>[REDACTED]</u>	<u>Hartland 53029</u>
Secretary/Member				
Treasurer/Member				
Agent ▶		<u>Julie Selby</u>		
Directors/Managers				

3. Trade Name ▶ Board + Brush Creative Studio Business Phone Number 937-307-7066  
4. Address of Premises ▶ 110 W Capitol, Hartland 53029 Post Office & Zip Code ▶ Hartland 53029

5. Is individual, partners or agent of corporation/limited liability company subject to completion of the responsible beverage server training course for this license period?  Yes  No
6. Is the applicant an employe or agent of, or acting on behalf of anyone except the named applicant?  Yes  No
7. Does any other alcohol beverage retail licensee or wholesale permittee have any interest in or control of this business?  Yes  No
8. (a) Corporate/limited liability company applicants only: Insert state \_\_\_\_\_ and date \_\_\_\_\_ of registration.  
(b) Is applicant corporation/limited liability company a subsidiary of any other corporation or limited liability company?  Yes  No  
(c) Does the corporation, or any officer, director, stockholder or agent or limited liability company, or any member/manager or agent hold any interest in any other alcohol beverage license or permit in Wisconsin?  Yes  No  
(NOTE: All applicants explain fully on reverse side of this form every YES answer in sections 5, 6, 7 and 8 above.)

9. Premises description: Describe building or buildings where alcohol beverages are to be sold and stored. The applicant must include all rooms including living quarters, if used, for the sales, service, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) 800 sq. ft art studio w/ craftables. Beverages stored in Bev. cooler

10. Legal description (omit if street address is given above): \_\_\_\_\_
11. (a) Was this premises licensed for the sale of liquor or beer during the past license year?  Yes  No  
(b) If yes, under what name was license issued? \_\_\_\_\_
12. Does the applicant understand they must file a Special Occupational Tax return (TTB form 5630.5) before beginning business? [phone 1-800-937-8864]  Yes  No
13. Does the applicant understand a Wisconsin Seller's Permit must be applied for and issued in the same name as that shown in Section 2, above? [phone (608) 266-2776]  Yes  No
14. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs?  Yes  No

READ CAREFULLY BEFORE SIGNING: Under penalty provided by law, the applicant states that each of the above questions has been truthfully answered to the best of the knowledge of the signers. Signers agree to operate this business according to law and that the rights and responsibilities conferred by the license(s), if granted, will not be assigned to another. (Individual applicants and each member of a partnership applicant must sign; corporate officer(s), members/managers of Limited Liability Companies must sign.) Any lack of access to any portion of a licensed premises during inspection will be deemed a refusal to permit inspection. Such refusal is a misdemeanor and grounds for revocation of this license.

SUBSCRIBED AND SWORN TO BEFORE ME  
this 23 day of December, 20 14  
Tom Meyer (Clerk/Notary Public)  
My commission expires \_\_\_\_\_

Julie Selby  
(Officer of Corporation/Member/Manager of Limited Liability Company/Partner/Individual)  
Julie Selby  
(Officer of Corporation/Member/Manager of Limited Liability Company/Partner)  
\_\_\_\_\_  
(Additional Partner(s)/Member/Manager of Limited Liability Company if Any)

TO BE COMPLETED BY CLERK			
Date received and filed with municipal clerk <u>12/23/14</u>	Date reported to council/board <u>1-2-15</u>	Date provisional license issued	Signature of Clerk / Deputy Clerk
Date license granted	Date license issued	License number issued	

WAUKESHA COUNTY

PAGE \_\_\_\_\_ of \_\_\_\_\_

DEPARTMENT OF PARKS AND LAND USE

Inspection Report

DIVISION OF ENVIRONMENTAL HEALTH

515 W. Moreland Blvd. Room AC 260

Waukesha, WI 53188-9980

262-896-8300

FACILITY TYPE Liquor license approval for Class "C" license

NAME OF ESTABLISHMENT	STREET ADDRESS	CITY, VILLAGE OR TOWNSHIP
<u>Board &amp; Brush Studio</u>	<u>110 W. Capitol Dr</u>	<u>Hartland</u>
Water sample collected    yes ( ) no ( )	Specimen collected    yes ( ) no ( )	Pictures    yes ( ) no ( )

NOTE: "\*" Signifies critical items requiring IMMEDIATE attention

Facility will install ~~XXXX~~ a 3-compartment bar sink for properly wash-rinse-sanitizing of glasses. (NSF Approved) under bar sink

Once the sink is installed facility will meet the WI Food Code for sanitizing dishes. An email will be provided with guidelines for washing glasses. Sanitizers approved will also be provided by email.

Final letter for approval will be provided once the sink is installed, email or call for any questions or concerns.

icspeaks@waukesha  
county.gov

[Signature]  
Signature of licensee or employee

11/16/15  
Survey date

[Signature]  
Signature of Sanitarian

## MEMORANDUM

**TO:** President and Village Board  
**FROM:** David E. Cox, Village Administrator  
**DATE:** January 23, 2015  
**SUBJECT:** Four Winds West Concept Plans

At your meeting on Monday, you will be asked to consider a variety of actions related to the proposed Four Winds West subdivision. The proposal relates to a 53.25 acre parcel of land northwest of the intersection of CTH K and CTH E in the Town of Merton. The items for initial consideration include:

1. Annexation of the parcel from the Town of Merton
2. Amendment of the Land Use Plan to designate the area as Low Density Cluster Development
3. Amendment to the Village's Sanitary Sewer Service Area to include the proposed subdivision
4. Approval of the Conceptual Plat

The proposed development as depicted in the Concept Plat includes 48 single family households on approximately 52 acres (after netting out the CTH E Right of Way to be dedicated). The density is 47,115 square feet per unit or about .92 units per acre, which does not account for internal Right of Way to be dedicated. The average size of lots in the proposed subdivision is 27,341 sq. ft. with a range of 22,082 sq. ft. to 50,314 sq. ft. The subdivision includes four outlots including one lot specifically referred to as "Recreational Area" (Outlot 3).

The area would need to be addressed in the Village's Smart Growth Plan/Land Use Plan. Based on the parcel's proximity to the Four Winds Subdivision and the anticipated development pattern in this area, it is recommended that the Plan be amended to identify this land as Low Density Cluster Development as shown in the attached map. Such designation would call for developments that preserve open land and character by buffering development from major roadways and adjacent parcels. The overall density would devote 32,670 square feet to each parcel but individual lot sizes would be considerably smaller to create the aforementioned buffers and open spaces. The proposed subdivision seems to meet these standards.

In addition to review of the proposed annexation and the related land division and land use regulation amendments, the area needs to be added to the Village Sanitary Sewer Service Area. Staff has contacted SEWRPC, which handles these amendments, and will be working through that process pending final action on annexation and amendment of the Land Use Plan.

President and Village Board  
Four Winds West Concept Plans  
January 23, 2015  
Page 2

The Plan Commission considered these issues at its meeting on January 19 and gave them favorable review. The Commission did request one change to the Plat to include a Right of Way reservation to the north of the intersection at the proposed Joy Court. The Commission will continue consideration of the Land Use Plan amendment at its meeting in February at which it is expected they will also review the Preliminary Plat submission.

The Village Board is asked to review the proposed annexation and matters related to the subdivision to determine whether it is acceptable. If so, the Board is asked to consider the first reading of the appropriate ordinances and to set public hearings to hear comments on the Land Use Plan amendment and the Sanitary Sewer Service Area amendment. The hearings could be scheduled for Monday, February 23 as part of the Village Board meeting.

DCFour Winds West Concept Board

cc: Darlene Igl, Village Clerk



ORDINANCE NO. 01/26/2015-01

AN ORDINANCE ANNEXING TERRITORY TO  
THE VILLAGE OF HARTLAND, WISCONSIN  
PURSUANT TO WIS. STAT. § 66.0217(2)

THE VILLAGE BOARD OF THE VILLAGE OF HARTLAND DO ORDAIN AS  
FOLLOWS:

SECTION 1. Territory Annexed. In accordance with sec. 66.0217(2) of the Wisconsin Statutes and the Petition for Direct Annexation By Unanimous Approval filed with the Village Clerk on the 12<sup>th</sup> day of January, 2015 unanimously signed by the owners of all of the land in area in the territory within the Town of Merton, Waukesha County, Wisconsin described in Exhibit A (which is attached hereto and incorporated by reference) is annexed to the Village of Hartland, Wisconsin. The current population of such territory is zero (0).

SECTION 2. Effect of Annexation. From and after the date of this Ordinance the territory described in Section 1 shall be a part of the Village of Hartland for any and all purposes provided by law and all persons coming or residing within such territory shall be subject to all ordinances, rules and regulations governing the Village of Hartland.

SECTION 3. Ward Designation. The territory described in Section 1 of this Ordinance is hereby made a part of Ward 10 of the Village of Hartland, subject to the ordinances, rules and regulations of the Village of Hartland governing wards.

SECTION 4. Severability. If any provision of this ordinance is invalid or unconstitutional, or if the application of this ordinance to any person or circumstances is invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or applications of this ordinance which can be given effect without the invalid or unconstitutional provision or application.1

SECTION 5. Effective Date. This ordinance shall take effect upon passage as provided by law.

Passed and approved this \_\_\_\_\_ day of  
\_\_\_\_\_, 2015.

VILLAGE OF HARTLAND

By: \_\_\_\_\_  
David Lamerand, Village President

ATTEST:

\_\_\_\_\_  
Darlene Igl, CMC/WCPC, Village Clerk

## EXHIBIT A

### LEGAL DESCRIPTION OF PROPERTY TO BE ANNEXED

#### ANNEXATION DESCRIPTION:

All that part of the Southwest Quarter (SW ¼), Southeast Quarter (SE ¼), Northeast Quarter (NE ¼) and Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼) of Section 27, Town 8 North, Range 18 East, Town of Merton, Waukesha County, Wisconsin bounded and described as follows: Commencing at the southwest corner of the Southeast Quarter (SE ¼) of said Section 27 being marked by a concrete monument with brass cap; thence North 89°45'33" East along the south line of said Southeast Quarter (SE ¼) 273.90 feet; thence North 00°44'19" East 784.30 feet along the easterly line of lands described in Volume 110 of Deeds on Page 261 to the place of beginning of the lands to be annexed; thence continuing North 00°44'19" East along said east line 917.87 feet; thence North 89°59'11" East 1781.84 feet; thence North 00°00'49" West 255.55 feet; thence North 89°59'11" East 596.58 feet to the east line of above said Southeast Quarter (SE ¼) of said Section 27 being the centerline of North Ave (C.T.H. "E"); thence South 00°48'57" West along said east line and centerline 1164.07 feet; thence South 89°45'34" West 2373.64 feet along the north line of Warranty Deed recorded as Document No. 2805021 in the Waukesha County Register of Deeds Office to the place of beginning. This parcel contains 2,319,755 square feet or 53.2542 acres of land.

Bearing Basis: The East line of the Southeast Quarter (SE ¼) of Section 27, T8N, R18E was used as the reference bearing at a bearing of South 00°48'57" West based on the Wisconsin State Plane Coordinate System, South Zone (NAD-27).

**VILLAGE OF HARTLAND**

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE ADOPTING AN AMENDMENT TO  
THE VILLAGE OF HARTLAND COMPREHENSIVE DEVELOPMENT PLAN: 2035**

**WHEREAS**, the Village of Hartland, through its Plan Commission and Board of Trustees, developed and approved *The Village of Hartland Comprehensive Development Plan: 2035*, Waukesha County, Wisconsin; and

**WHEREAS**, a request has been received to amend the Recommended Land Use Plan (Map 9-6) of said Plan to designate the recently annexed property located on CTH E north of CTH K, including Parcel MRTT 0396999005 Low Density Cluster Development as shown in the attached Exhibit A; and

**WHEREAS**, the Village Plan Commission held a public meeting on February 16, 2015 and adopted the amendment to the Recommended Land Use Plan on February 16, 2015, and has submitted a certified copy of the resolution to the Board of Trustees of the Village of Hartland; and

**WHEREAS**, the Board of Trustees of the Village of Hartland held a public hearing regarding the proposed designation amendment on February 23, 2015 and concurs with the Village Plan Commission recommendation to so designate the aforementioned properties.

**NOW, THEREFORE, BE IT ORDAINED**, that the Board of Trustees of the Village of Hartland hereby adopts the amendment to the Land Use Plan contained in *The Village of Hartland Comprehensive Development Plan: 2035* to designate the recently annexed property located on CTH E north of CTH K, including Parcel MRTT 0396999005 Low Density Cluster Development.

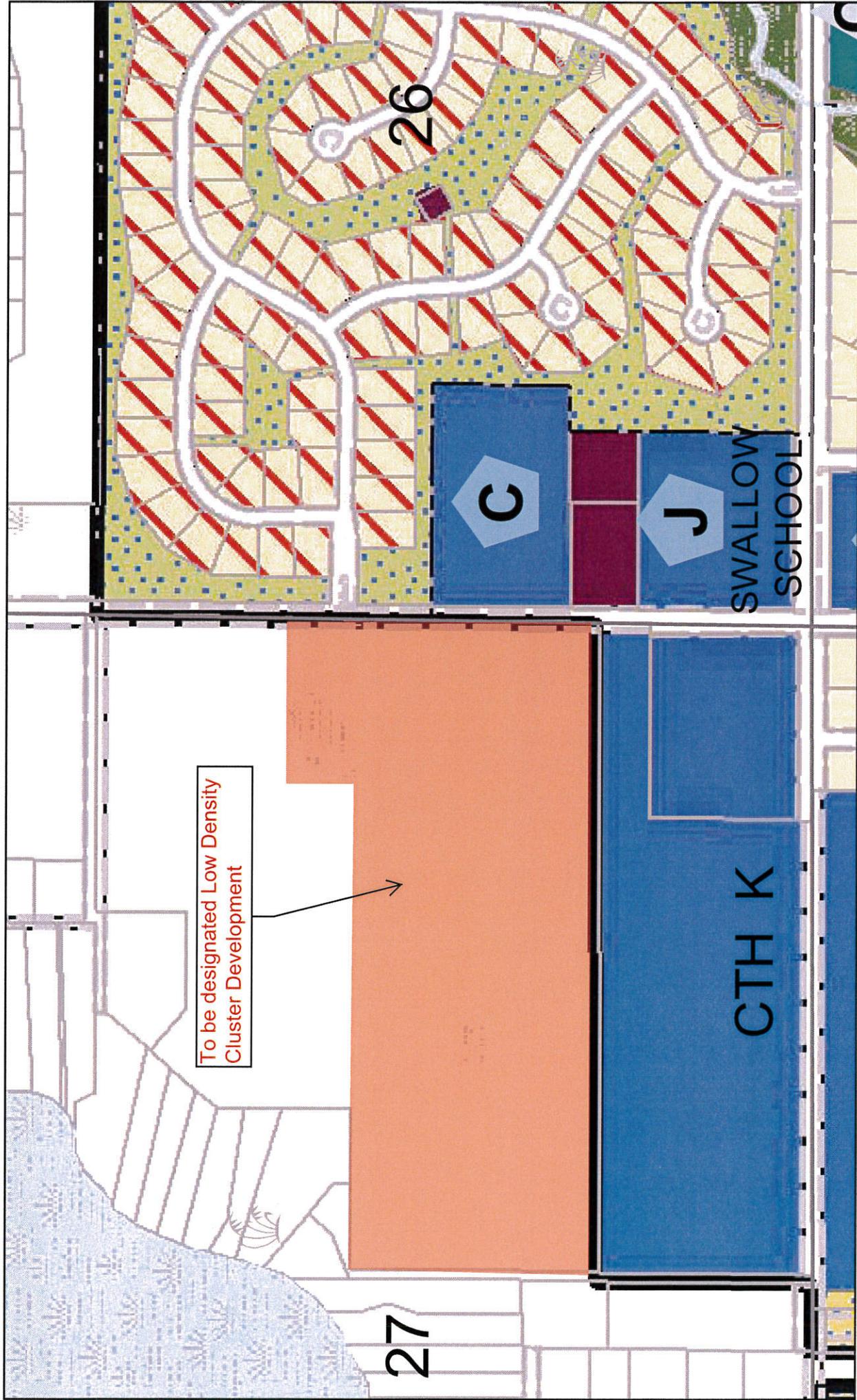
Passed and adopted this 23<sup>rd</sup> day of February 2015, by the Board of Trustees of the Village of Hartland.

\_\_\_\_\_  
David C. Lamerand, Village President

ATTEST:

\_\_\_\_\_  
Darlene Igl, MMC, WCPC, Village Clerk

EXHIBIT A



## MEMORANDUM

**TO:** President and Village Board  
**FROM:** David E. Cox, Village Administrator  
**DATE:** January 23, 2015  
**SUBJECT:** Riverwalk PUD

At its January meeting, the Plan Commission reviewed and gave final approval to the Site and Building Plans for the River Walk Apartments. Based on previous discussions at the Plan Commission and the Village Board, the developer provided revisions, which included a defined lighting plan for the east side of the development, a parking plan for behind the US Bank building and a revised Landscape Plan.

As part of its approval, the Plan Commission approved the following

- Mitigate the “thoroughfare effect” of the eastern drive aisle through the addition of two speed tables. One to be located immediately north of the south parking lot and the second to be located at the midpoint of the north parking lot.
- The river walkway will meet Lawn Street with a clear presence as a pedestrian way. Each end of the walkway, which is proposed to handle maintenance vehicles, will be protected by bollards to allow pedestrian traffic. The river walk area will be improved through pavement removal and restoration with additional trees and a new walkway.
- A parking plan that includes cooperation with US Bank to construct additional spaces on the property line between the bank and the Riverwalk buildings and the construction of a pedestrian bridge over the river to connect with the public parking lot on the west side as additional parking.
- To improve separation between the property and its immediate neighbors, the Commission recommended approval of an eight (8) foot wood fence along the east side adjacent to the property on Lawn Street.
- A finalized lighting plan for the parking lots. A plan for pedestrian scale lighting on the walkways will be included in the final plans for review by staff.
- A finalized overall landscaping plan.

The Village Board is asked to review the final plan amendments and the project and to consider a motion to grant Site and Building approval. Before the project begins, the Village Board will be asked to consider Tax Increment Financing support and a Development Agreement. These items are being work on and will be presented to the Board in the next several weeks.

DCRiverwalk Apts Village Board 1-26-15

cc: Darlene Igl, Village Clerk  
Scott Hussinger, Building/Zoning Official  
Mike Einweck, Public Works Director  
Joe McCormick, Developer

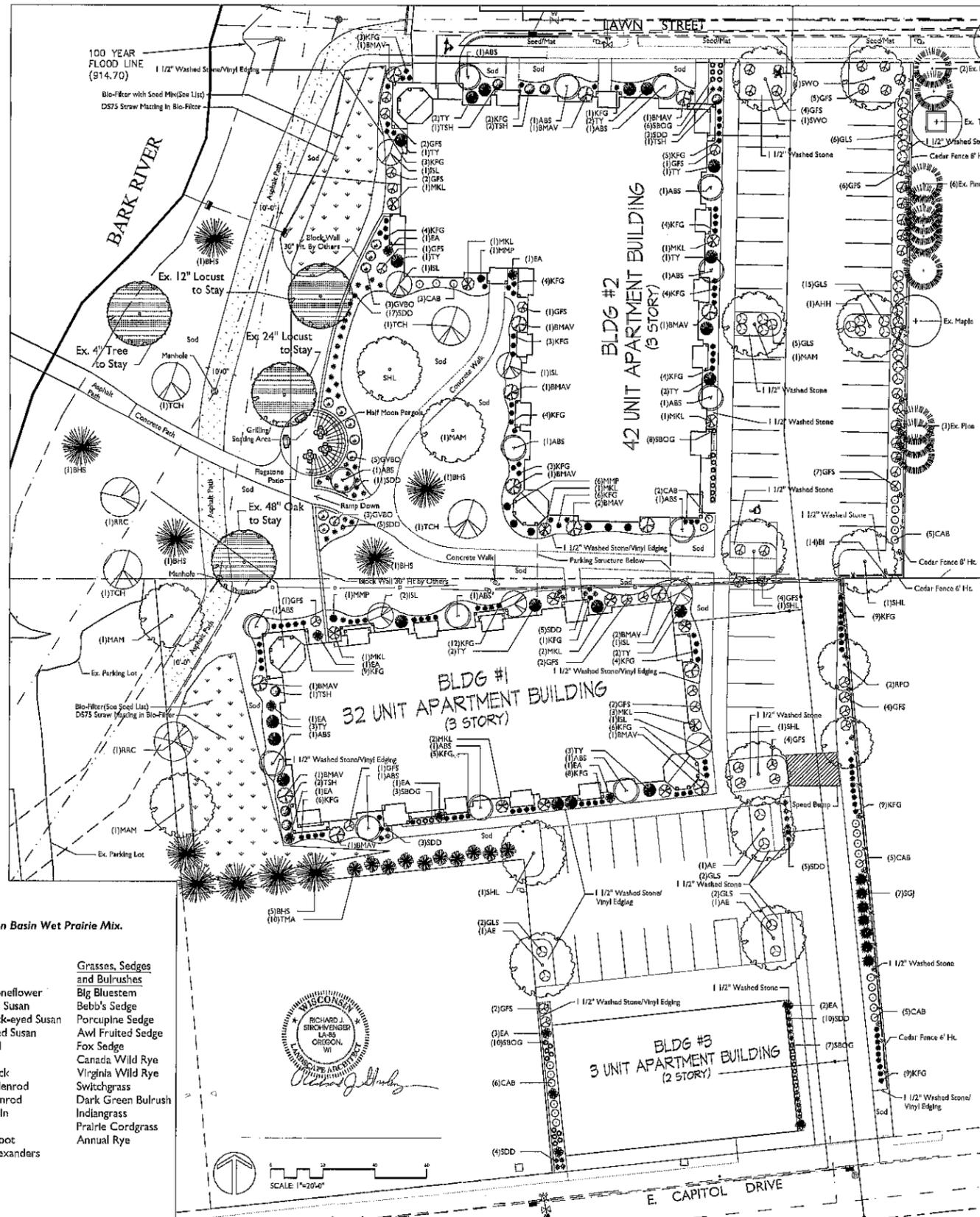
Plant Material List				
Broadleaf Deciduous				
Quantity	Code Name	Common Name	Scientific Name	Planting Size
2	SWO	Swamp White Oak	Quercus bicolor	2 1/2" B&B
2	RPO	Regal Prince English Oak	Quercus robur 'long'	2 1/2" B&B
5	MAM	Marmo Maple	Acer X Freemanii 'marmo'	2 1/2" B&B
4	TCH	Thins Cockspur Hawthorn (dp)	Crataegus crus-galli var. iner	2" B&B
15	ABS	Autumn Brill Serviceberry	Amelanchier X Grand 'autumn Brill'	6" B&B
5	SHL	Slojline Thins Honeylocust	Gleditsia triacanth 'skycycle'	2 1/2" B&B
3	AE	Accolade Elm	Ulmus japonica X Wilsoniana 'morron'	2 1/2" B&B
2	RRC	Royal Raindrops Crabapple	Malus 'fs-Kw5'	2" B&B
7	ISL	Ivory Silk Japanese Tree Lilac	Syringa reticulata 'Ivory Silk'	6" B&B
1	AHH	American Hornbeam	Carpinus caroliniana	2 1/2" B&B
Conifer Evergreen				
Quantity	Code Name	Common Name	Scientific Name	Planting Size
12	EA	Emerald Arborvitae	Thuja occidentalis 'smaragd'	4" B&B
7	SGJ	Sea Green Juniper	Juniperus chinensis 'sea green'	#5 CONT.
11	BHS	Black Hills Spruce	Picea glauca var. densata	5" B&B
8	MMP	Mops Mugo Pine	Pinus mugo 'mops'	#3 CONT.
20	TY	Taunton Yew	Taxus X media 'tauntonii'	18" B&B
10	TMA	Techny/mission Arborvitae	Thuja occidentalis 'techny'	5" B&B
Perennial				
Quantity	Code Name	Common Name	Scientific Name	Planting Size
129	KFG	Karl Foerster's Feather Reed Grass	Calamagrostis acutiflora 'karl foerster'	#1 CONT.
34	SBOG	Sapphire Blue Oat Grass	Helictotrichon sempervirens 'saphirspudel'	#1 CONT.
63	SDD	Stella De Oro Daylily	Hemerocallis 'stella de oro'	#1 CONT.
14	BI	Boston Ivy	Parthenocissus tricuspidata	#1 CONT.
Shrub				
Quantity	Code Name	Common Name	Scientific Name	Planting Size
7	TSH	Twiss-N-Shout Hydrangea	Hydrangea macro 'pithm-1'	#5 CONT.
13	MKL	Miss Kim Lilac	Syringa pubescens subsp. patula 'miss kim'	3" B&B
26	GLS	Gre-Low Fragrant Sumac	Rhus aromatica 'gre-low'	#3 CONT.
11	GVB0	Green Velvet Boxwood	Buxus micro var. koreana 'green velvet'	#2 CONT.
49	GFS	Goldflame Spirea	Spiraea japonica 'goldflame'	#3 CONT.
26	CAB	Cabernet Barberry	Barberis thunb. atrop. 'moretti select'	#2 CONT.
15	BMAV	Blue Muffin Arwd Viburnum	Viburnum dentatum 'christom'	#5 CONT.

**GENERAL NOTES**

- A) Areas labeled "Red B Colored Wood Mulch" to receive a mixture of recycled wood mulch, colored brown or red as indicated, spread to a 3" depth over pre-emergent herbicide.
- B) Individual trees (and shrub groupings) found along perimeter of property as well as those found within lawn areas to receive wood mulch rings (and wood mulch beds) consisting of a mixture of recycled wood mulch, colored brown or red as indicated, spread to a minimum 3" depth (3' wide beds for shrub groupings).
- C) "Vinyl Edging" to be Valley View Black Diamond Vinyl Edging or equivalent.
- D) Areas labeled "washed stone" to receive 1-1/2" washed stone spread to a 3" depth over fabric weed barrier.
- E) "Seed" areas shall be finish-graded and seeded at a rate of 4 lbs. per 1,000 sq. ft.
- F) Seed shall consist of the following mixture:  
 10% Palmer IV Perennial Ryegrass  
 20% Dragon Kentucky Bluegrass  
 20% Diva Kentucky Bluegrass  
 20% Foxy II Creeping Red Fescue  
 15% Vail II Perennial Ryegrass  
 15% Ginney Kentucky Bluegrass
- G) Areas labeled "Seed/Mat" shall be seeded with the above-noted premium lawn seed mixture and overlaid with DS75 straw erosion control netting that is then pegged into the soil with metal staples.
- H) Areas labeled "Sod" shall receive only No. 1 grade nursery-grown bluegrass sod.
- I) Plant beds adjacent to building foundation to be mulched with 1-1/2" diameter washed stone mulch spread to a 3" depth over fabric weed barrier.

**Bio-Filter Area to Receive Detention Basin Wet Prairie Mix. Prairie Nursery Item #50062**

- |  |  |   |
|--|--|---|
| <p><b>Wildflowers</b><br/>         Nodding Pink Onion<br/>         Red Milkweed<br/>         New England Aster<br/>         Pale Indian Plantain<br/>         Wild Stenna<br/>         Canada Tick Trefoil<br/>         Joe Pye Weed<br/>         Boneset<br/>         Dogtooth Daisy<br/>         Ox Eye Sunflower<br/>         Blue Flag Iris<br/>         Wild Iris<br/>         Prairie Blazingstar<br/>         Dense Blazingstar<br/>         Great Blue Lobelia</p> | <p>Bergamot<br/>         Yellow Coneflower<br/>         Black-eyed Susan<br/>         Sweet Black-eyed Susan<br/>         Brown-eyed Susan<br/>         Rosinweed<br/>         Cupplant<br/>         Prairie Dock<br/>         Ohio Goldenrod<br/>         Stiff Goldenrod<br/>         Blue Vervain<br/>         Ironweed<br/>         Prairie Blazingstar<br/>         Golden Alexanders</p> | <p><b>Grasses, Sedges and Bulrushes</b><br/>         Big Bluestem<br/>         Bebb's Sedge<br/>         Porcupine Sedge<br/>         Awl Fruited Sedge<br/>         Fox Sedge<br/>         Canada Wild Rye<br/>         Virginia Wild Rye<br/>         Switchgrass<br/>         Dark Green Bulrush<br/>         Indiangrass<br/>         Prairie Cordgrass<br/>         Annual Rye</p> |
|--|--|---|



**the druce company**  
 LANDSCAPE ARCHITECTS  
 LANDSCAPE CONTRACTORS  
 2818 WASHINGTON STREET  
 F.O. BOX 69233  
 MADISON, WI 53764-9330  
 TEL (608) 439-7041  
 FAX (608) 693-4209

**HARTLAND RIVERWALK APARTMENTS**  
 HARTLAND, WISCONSIN 53029

Checked By: SS  
 Drawn By: 9/18/14 RS

- Revised: 9/25/14 RS
- Revised: 11/11/14 RS
- Revised: 12/15/14 RS
- Revised: 12/17/14 RS
- Revised: 12/22/14 RS
- Revised: 1/07/15 RS
- Revised: 1/14/15 RS
- Revised:
- Revised:

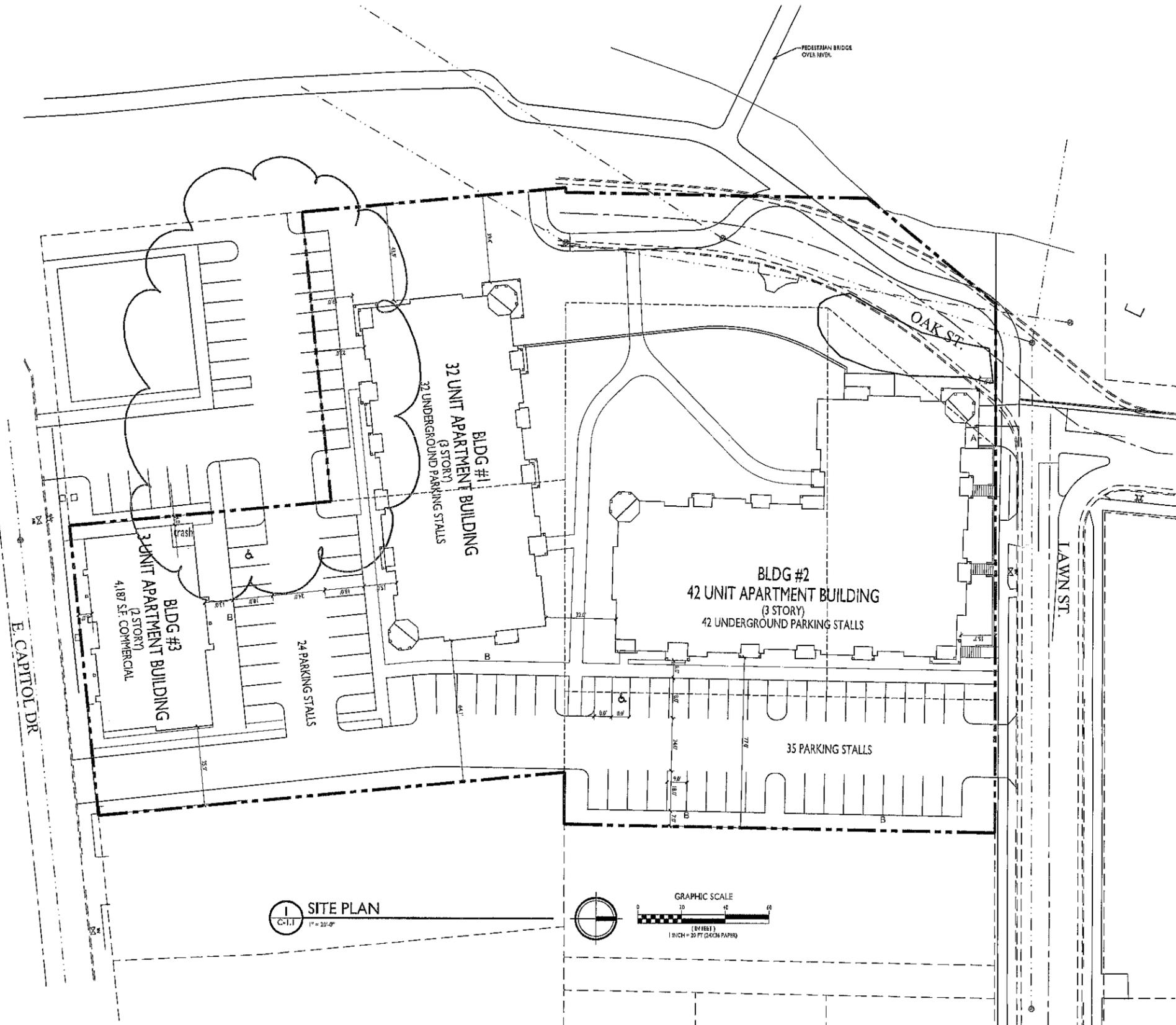
**L-1.1**

This plan must adhere to the standards of the Wisconsin Department of Transportation, Inc. and the Wisconsin Department of Natural Resources, Inc. This plan is prepared for the use of the contractor and is not to be used for any other purpose without the written consent of The Druce Company.

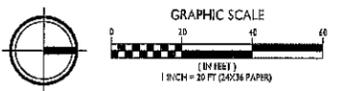
REVISE 1-14-15.

SITE INDEX SHEET	
SITE	
C-1.1	SITE PLAN
C-1.2	EXISTING SITE PLAN
C-1.3	SITE LIGHTING PLAN
C-1.4	LOT COVERAGE PLAN
C-2.1 GRADING AND EROSION CONTROL PLAN	
C-2.2	PROPOSED SITE PLAN UTILITY PLAN
C-2.3	PROPOSED SITE PLAN EASEMENT PLAN
L-1.1 LANDSCAPE PLAN	
ARCHITECTURAL	
A-1.0	BASEMENT PLAN - OVERALL
A-1.1	FIRST FLOOR PLAN - BLDG 1
A-1.2	SECOND FLOOR PLAN - BLDG 1
A-1.3	THIRD FLOOR PLAN - BLDG 1
A-1.4	FIRST FLOOR PLAN - BLDG 2
A-1.5	SECOND FLOOR PLAN - BLDG 2
A-1.6	THIRD FLOOR PLAN - BLDG 2
A-1.7	FLOOR PLANS - BLDG 3
A-2.1	ELEVATIONS - BLDG 1
A-2.2	ELEVATIONS - BLDG 1
A-2.3	ELEVATIONS - BLDG 2
A-2.4	ELEVATIONS - BLDG 2
A-2.5	ELEVATIONS - BLDG 3

SITE DEVELOPMENT STATISTICS	
LOT AREA	176,228 SF, 77.89 ACRES
DWELLING UNITS	77 D.U.
LOT AREA / D.U.	1,403 SF. / D.U.
DENSITY	31 UNITS/ACRE
BUILDING HEIGHT	3 STORIES
GROSS FLOOR AREA - 80,334 SF. TOTAL	
BUILDING 1 -	30,459 SF.
BUILDING 2 -	40,939 SF.
BUILDING 3 -	4,187 SF. COMMERCIAL & 4,729 SF. RESIDENTIAL
(EXCLUDING UNDERGROUND PARKING)	
FLOOR AREA RATIO -	.734
LOT COVERAGE - SEE SHEET C-1.4	
BUILDING #1 UNIT MIX	
STUDIO LOFT	6
ONE BEDROOM + LOFT	2
ONE BEDROOM	16
TWO BEDROOM	8
TOTAL	32
BUILDING #2 UNIT MIX	
STUDIO LOFT	9
ONE BEDROOM + LOFT	1
ONE BEDROOM + DEN	3
ONE BEDROOM	17
TWO BEDROOM	12
TOTAL	42
BUILDING #3 UNIT MIX	
TWO BEDROOM	3
TOTAL	3
VEHICLE PARKING	
SURFACE	89
UNDERGROUND	74
TOTAL	133



1 SITE PLAN  
C-1.1 1" = 20'-0"



ISSUED  
Issued for Submittal - September 19, 2014  
Issued for Submittal - November 12, 2014

PROJECT TITLE  
Hartland  
Riverwalk  
Apartments

Hartland, Wisconsin  
SHEET TITLE  
Site Plan

SHEET NUMBER

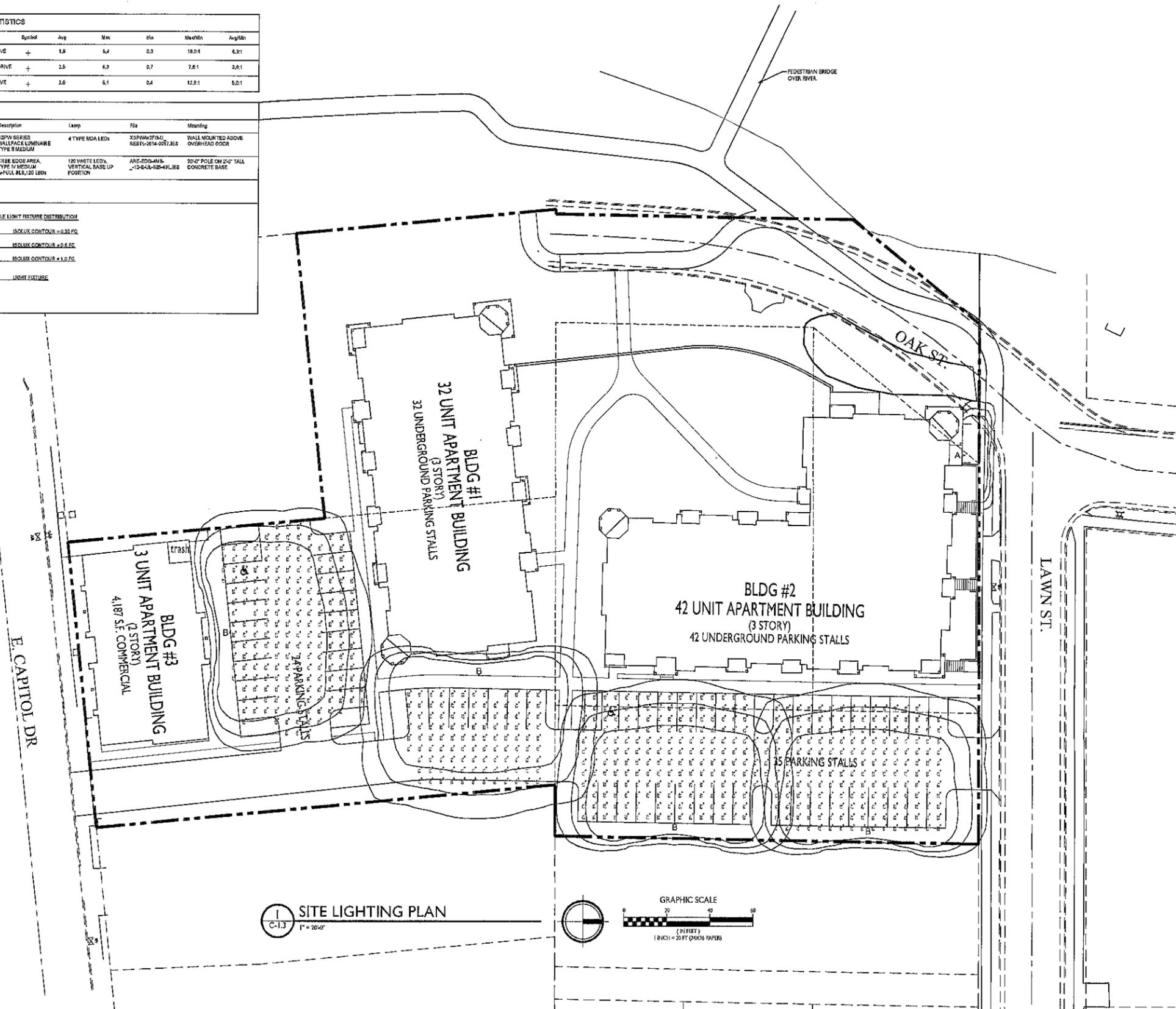
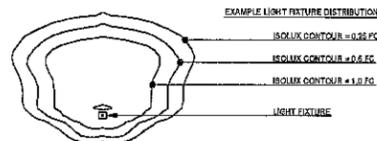
C-1.1

PROJECT NO. 1028  
© 2013 Knothe & Bruce Architects, LLC

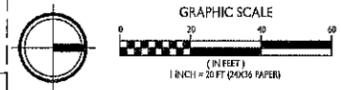
REVISED 1-14-15

LIGHTING STATISTICS						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
SOUTH PARKING / DRIVE	+	1.9	6.4	0.3	19.0:1	6.3:1
CENTRAL PARKING / DRIVE	+	2.6	6.3	0.7	7.6:1	9.6:1
NORTH PARKING / DRIVE	+	2.0	6.1	0.4	12.5:1	5.0:1

LIGHTING SCHEDULE						
Symbol	Label	Qty	Manufacturer	Catalog Number	Description	Mounting
☐	A	1	CREE	X3PW2F8J	X3PW SERIES WALLPACK LUMINAIRE TYPE II MEDIUM	4 TYPE MDA LEDS REFTV-2014-007LIES WALL MOUNTED ABOVE OVERHEAD DOOR
☼	B	4	CREE	ARC-EDG-4MB-0A-12-BUL-K3-528-40K (35K/11/28-407)	CREE EDGE AREA TYPE IV MEDIUM W/FULL BLS/120 LEDS	120 WHITE LEDS VERTICAL BASE UP POSITION 30'-0" POLE ON 2'-0" TALL CONCRETE BASE



**SITE LIGHTING PLAN**  
C-1.3  
1" = 20'-0"



ISSUED  
Issued for Submittal - September 19, 2014

PROJECT TITLE  
Hartland  
Riverwalk  
Apartments

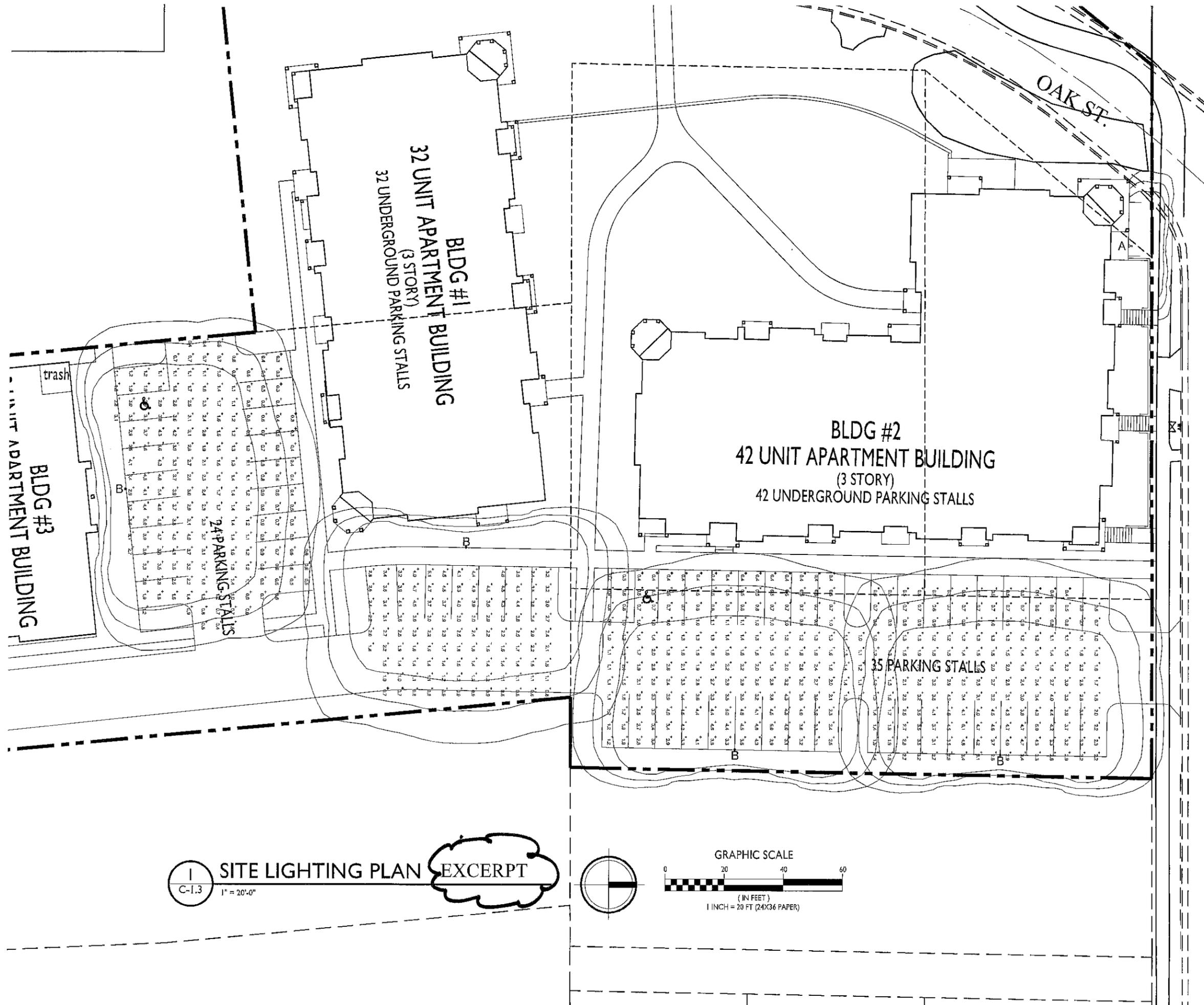
Hartland, Wisconsin  
SHEET TITLE  
Site Lighting Plan

SHEET NUMBER

**C-1.3**

PROJECT NO. 1028  
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REVISIA 1-14-15



51-41-1 EXCERPT REVISED

## MEMORANDUM

**TO:** President and Village Board  
**FROM:** David E. Cox, Village Administrator   
**DATE:** January 23, 2015  
**SUBJECT:** Additional Considerations - ADS Contract

In response to resident feedback and requests, I have engaged ADS in discussions related to certain modifications to our refuse and recycling collection program as well as the cost of additional containers.

First, we are working on a plan to address the concerns we have received about space considerations in condominium buildings. Based on the discussions, we anticipate that residents in all condominium buildings not served by a standard roadway accessible to the automated collection vehicle will be served by a smaller, manual collection vehicle. The households will receive smaller containers for recycling and no container for refuse and will continue to use their existing refuse container. Further, they will receive weekly recycling and refuse collection to account for the smaller container. We anticipated and implemented this plan for the Cardinal Conservancy but did not preplan this for the other locations. The net additional cost to the Village for this service is being finalized by ADS and will be available prior to final action. Once the final cost is known, the Board will be asked to consider whether to charge these locations additional amounts for this level of service. At this point, I do not anticipate recommending that this cost be passed on to the individual property owners as they have historically paid the same charge as other property owners. Once finalized, this change will be implemented as quickly as ADS and the Village can arrange for the change and make notifications to the affected properties. The weekly recycling service would not be available to other households served under the Village contract.

Additionally, the Village has received a number of requests from residents for additional refuse and/or recycling containers. The requests, unfortunately, are more frequently for additional refuse containers. After discussion with ADS, the company maintains that its costs for providing the container and for collection of an additional can are the same as the cost for providing the basic service to a household. As the Board will recall, the Village pays the actual cost of disposal based on the actual amount of material our residents send to the landfill. A cost factor was developed based on Hartland's actual past disposal practices as those were expected to be reduced by the expansion in the recycling opportunity. Therefore, ADS would charge the Village as shown in the table below for additional containers. Staff is proposing the charges shown in the "VOH Charge" column as the amount the resident would pay to us for the service. Any changes in service would be billed by the Village in advance of the beginning of the service. Any unpaid amount would be put on the annual tax bill along with the new annual charge for the collection service they have requested. (See Table below)

As the Board will note, the proposed charge from the Village to the customer for increased refuse service is almost exactly the amount the Village will pay for the service and accounts for only a small amount of disposal. This is intended to account for the fact that the base disposal charge in the Standard Refuse service already accounts for an average amount of refuse being disposed. As more information and collection statistics become available about this in the future, the charge could be revisited during the annual budget process when the new rates are determined.

The Board will also note that staff is proposing no charge to residents who need an additional recycling bin despite the fact that the Village will pay a charge for providing and servicing the cart. Staff suggests that as a matter of policy, Hartland should encourage residents to recycle as much as possible even if an addition bin is needed by not charging for these additional containers. Some of this cost is returned to the Village in the payment received for the material being recycled plus we avoid the direct cost of disposal for any material diverted from the landfill.

Proposed Costs and Charges for Refuse and Recycling Services

Service	ADS Payment Month/Annual	Note	VOH Charge Annually	Note
Standard Refuse Per Household 64 Gallon Container	\$6.40/\$76.80	1	\$109.96	2
Standard Recycling Per Household 96 Gallon Container	\$2.92/\$35.04		\$35.04	
Additional 64 Gal Refuse	\$6.40/\$76.80	1	\$80	2
Additional 96 Gal Refuse	6.46/77.52	1	\$85	2
Upgrade from 64 Refuse to 96 Refuse	\$.06/\$.72	1	\$20	2
Additional 96 Gal Recycling	\$2.92		\$0	

- Notes: 1. Plus the cost of disposal  
 2. Including disposal cost/overhead

The Village Board is asked to consider these modifications and charges and the related policy matters and, if deemed acceptable, to approve their implementation effective immediately.

DC<sub>Refuse-Recycling Fees</sub>

cc: Darlene Igl, Village Clerk  
 Ryan Bailey, Finance Director  
 Mike Einweck, Public Works Director

## MEMORANDUM

**TO:** David Cox, Village Administrator  
**FROM:** David Dean, Interim Fire Chief  
**DATE:** January 23, 2015  
**SUBJECT:** Surplus Vehicle Disposal

The Fire Department is proposing to dispose of a 1982 Ford F250 four wheel drive pickup truck with approximately 19,000 miles on it. This truck was originally bought by the Firefighters Association and donated to the Village to serve as the brush truck. It carried water and a pump along with brush/grass firefighting supplies. The Vilter family donated a new grass truck to the fire department in 2008. The 1982 truck was then converted (pump and equipment removed) to be used in hauling equipment, hose and supplies, tables, fire prevention and educational deliveries, etc.

I am evaluating and researching replacing the truck with a small enclosed trailer that could be pulled behind the current, newer (2008) brush truck when needed for hauling of supplies or specialty items. Police Chief Rosch and I are considering options that could benefit both departments in the usage of the trailer, such as being able to haul an all terrain vehicle the police and fire could use to access remote areas of our trails and marsh areas. The fire department would use the donation account money to purchase the trailer if we find it a necessity.

The Board is asked to declare the 1982 Ford F250 as surplus and to authorize its disposal. Currently, it is expected that the vehicle will be placed for auction.

As additional information, staff is anticipating transferring a retired squad car from the Police Department to the Fire Department. The transferred car will serve the Fire Department as a first response vehicle, which would be used by the duty officer by responding directly to emergency calls when on duty from their residence. When the car is not being used it will be kept inside at the station and will be kept in the space the 1982 truck now occupies.

Please contact me if you or the Village Board have any questions.

DDFD Surplus Truck

cc: Robert Rosch, Police Chief