

Meeting of: **COMMON COUNCIL OF THE CITY OF STOUGHTON**  
Date//Time: Tuesday, October 22, 2024, at 7:00 p.m.  
Location: The meeting of the Common Council was held as a hybrid meeting.

Members: Mayor Tim Swadley, Sarah Abel, Patrick Butler, Phil Caravello, Regina Hirsch, Greg Jenson, Jean Ligocki, Tom Majewski, Daniel Payton, Lisa Reeves, Jonathan Schroerlucke, Brett Schumacher and Christina Wozniak Scanlon

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### **CALL TO ORDER**

Mayor Swadley called the meeting to order at 7:00 p.m.

### **Roll Call**

Clerk Christen called the roll and noted 12 alders present.

### **Certification of compliance with open meetings law**

Mayor Swadley stated the meeting had been properly noticed and noted no one presenter signed up to speak.

To consider a request by STI Holdings, Inc. to divide Lots 2 - 3 and Outlot 1 of CSM 16445 - bounded by USH 51 to the west and CTH B to the north - into several lots for residential, business and institutional development, along with a request to rezone said lots from the Rural Holding (RH) and Institutional (I) zoning designations to the Single Family Residential - 4 (SR- 4), Two-Family Residential - 6 (TR-6), Planned Business (PB), and Institutional (I) zoning designations. (Hybrid meeting)

### **Adjourn Public Hearing**

Mayor Swadley closed the Public Hearing at 7:03 p.m.

### **Public Comment Period:**

No one signed up

### **Communications and Presentations:**

Alder Butler mentioned the last home high school football to be this Friday.

Clerk Christen provided an update on the first day of In Person Absentee voting that began at City Hall today. around 375 absentee ballots were issued, the WisVote system was overwhelmed at around 2 p.m. and we issued ballots by hand. Hours will continue through Friday, 8 a.m. to 4:40 p.m., Saturday 9 a.m. to noon, Monday through Thursday, 8 a.m. to 6 p.m. and Friday, November 1, 8 a.m. to 5 p.m.

Introduction of a Historical Fact of Stoughton – Brett Schumacher provided the detail that Stoughton was surveyed in 1883, largely consisting of timber and yellow timber line along the river. Will Stoughton bought land in 1847 including the Catfish River, now called the Yahara River (1855); Businesses that grew in the city were sawmills, Buggy works-which employed 225 employees before it's fire.

Stoughton Utilities 2025 Budget - Shannon Statz presented the 2025 budget that had been approved by the

Utilities Committee. It will be back before Council on November 12 for consideration.

**Consent Agenda:**

- A. Council Minutes – October 8, 2024
- B. Council Minutes - September 24, 2024
- C. Committee Minutes and Reports:  
Personnel (06/6/2024, 04/24/2024, 08/19/2024); Finance Committee (09/09/2024); Tree Commission (08/14/2024); Stoughton Library (09/18/2024)
- D. Minutes of the August 19, 2024 Regular Utilities Committee Meeting; Stoughton Utilities Payments Due List  
Report; Stoughton Utilities Financial Summary; Stoughton Utilities Statistical Report; Stoughton Utilities Activities Report
- E. City staff designee to the RDA

Motion by Reeves, second by Schumacher to approve the consent agenda. Hirsch noted the 9/24/2024 Council minutes were not the updated ones and asked to pull it from the consent agenda and be placed in the November 12 folder. Motion carried 12-0.

**OLD BUSINESS**

None

**NEW BUSINESS**

Riverfront Redevelopment - city owned property on Yahara River, Memorandum of Agreement.

Motion by Payton, second by Wozniak Scanlon to approve the MOA for the Riverfront Development. Payton noted misaligned numbers that should be corrected. Motion carried 12-0.

**MR - Residential Change in Zoning**

Director Munz -Pritchard presented an update on the proposed changes to the MR-Residential changes in Zoning. She asked the alders for any input and/or feedback before the next council meeting with the plans for the first reading to the amendments to the ordinance to be at the November 12 meeting.

**R-150-2024** Resolution by the Common Council of the City of Stoughton Conditionally Approving the Preliminary Plat for Lots 2 -3 and Outlot 1 of CSM 16445, Located in Section 31, Town 6 North, Range 11 East, City of Stoughton, Dane County Wisconsin.

Motion by Caravello, second by Majewski to approve R-150-2024 Resolution by the Common Council of the City of Stoughton Conditionally Approving the Preliminary Plat for Lots 2 -3 and Outlot 1 of CSM 16445, Located in Section 31, Town 6 North, Range 11 East, City of Stoughton, Dane County Wisconsin.

Discussion followed with items for clarification - cul de sacs and driveway curb cuts; access to lift station (utilities) and snow control.

Motion by Majewski, second by Schumacher to postpone R-150-2024 for council to gather answers from the Developer and the Planning Committee/Director Munz Pritchard. Motion carried 12-0.

**O-19-2024** An ordinance amending the zoning classification of a Preliminary Plat for Lots 2 -3 and Outlot 1 of CSM 16445, Located in Section 31, Town 6 North, Range 11 East, City of Stoughton, Dane County Wisconsin.

Caravello read **O-19-2024** An ordinance amending the zoning classification of a Preliminary Plat for Lots 2 -3 and Outlot 1 of CSM 16445, Located in Section 31, Town 6 North, Range 11 East, City of Stoughton, Dane

County Wisconsin as a first reading. Use of lot 13 is of question and the ordinance will be back before council when R-150-2024 is back.

**O-20-2024** Amending Section 78-702(13) of the Stoughton Municipal Code relating to paving of access aprons and installation.

Majewski read **O-20-2024** Amending Section 78-702(13) of the Stoughton Municipal Code relating to paving of access aprons and installation. as a first reading. It will be back before the council on November 12.

## 2025 Executive Budget

Director Ehlinger briefed the Council on the 2025 Budget preparation. The Council did not need detail, it will be back before council November 12 for discussion and possible approval. Council can review the Budget book and submit questions to Director Ehlinger.

Update by Konnor Tierny on the request for amendment to the Kettle Park West Phase 2 Development.

\*\* Discussion regarding amendment to Kettle Park West Phase 2 Development agreement

Keven Klein presented an update to the Tax Increment Financing

\*\*Discussion and possible action regarding JT Klein Tax Increment Financing request

Motion by Reeves, second by Caravello to adjourn to closed session per State Statute 19.85(1) (e) Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. The Common Council may reconvene in an open session to discuss and take action on the subject matter discussed in the closed session. Clerk Christen called the roll, 12 in favor, meeting moved to close session. 10:08 p.m.

## **ADJOURNMENT**

Motion by Abel, second by Butler to adjourn from closed session. Motion carried 12-0. 10:52 p.m.

Respectfully submitted,

Candee Christen  
City Clerk