

**MEETING MINUTES**  
ASHLAND CITY COUNCIL  
**Tuesday, June 27, 2023 – 6:00 PM**  
Ashland City Hall Council Chambers

**1. CALL TO ORDER**

The Tuesday, June 27, 2023 Ashland City Council meeting was called to order by Mayor Matt Mac Kenzie at 6:00 p.m.

A. **Roll Call, Moment of Silence and Pledge of Allegiance**

Roll call was taken, a Moment of Silence was held, and the Pledge of Allegiance was recited.

**PRESENT:** Kevin Seefeldt, Sarah Jackson, Ana Tochtermann, Andrew Goyke, Laura Graf, Charlie Ortman, Dick Pufall

**ALSO PRESENT:** Mayor Matthew MacKenzie, City Administrator Brant Kucera, City Clerk Denise Oliphant, City Attorney Max Lindsey, Public Works Director John Butler, Planning Director Steven Wiley, Planning Assistant Mandy Lyons, Finance Director Julie Vaillancourt, Library Director Sarah Adams, and other interested citizens.

**2. APPROVAL OF AGENDA**

Pufall moved, seconded by Seefeldt to approve the agenda. The motion passed unanimously by voice vote.

**3. APPROVAL OF MINUTES**

A. **June 13, 2023 City Council and Committee of the Whole Meeting Minutes**

Goyke asked to correct the comments made by Z. Jablonski to reflect he cited the 14th Amendment. Seefeldt moved, seconded by Graf to approve the amended minutes. The motion passed unanimously by voice vote.

**4. CITIZEN PARTICIPATION PERIOD**

The Clerk read the Rules for Citizen Participation, and the following offered their comments to the Council:

*Phil Wesner, 814 12th Avenue West*, spoke of the road conditions and construction that he felt was done poorly.

*Brian Kerr, 805 Mac Arthur Avenue*, commented on the proposed sidewalk assessments and was concerned about the quality of new sidewalk construction.

*Anthony Jennings* requested to speak during an agenda item.

*David Gellatly, 2521, Lake Shore Drive West*, spoke in opposition as an affected property owner of the transitional housing proposal.

*Maleia Fuhrman, 1000 Mac Arthur Avenue*, expressed concern for the new proposed sidewalk assessments.

**5. MAYOR'S REPORT**

- A. **Presentation from Millie Rounsville, Executive Director of Northwest Wisconsin Community Services Agency to Update Council on the Homeless Shelter, and the Future Transitional Housing Development, Located at 2300 Lake Shore Drive West, Ashland**

Millie Rounsville, Executive Director of the Northwest Wisconsin Community Services Agency, offered a recap of the progress of the homeless shelter, and of the proposed transitional housing.

- B. **Announcements**

MacKenzie announced the City received another lawsuit. He had no update to offer of the claim alleging open meeting violations. He asked Councilors who have not already, to complete and submit their administrator evaluation. He plans to have a working session during the next meeting to review the compiled responses. Governor Evers and the Department of Administration Secretary were in Ashland recently to view the City's waterfront projects near the Superfund site and Maszowski Beach. The City has received complaints regarding not being able to find a fishing location from a dock as the Bayview Pier has been temporarily closed. The Mayor reached out to the North Wisconsin Rod & Gun Club for assistance for solutions. Homeless issues has become more apparent with the warmer weather, with complaints and sightings of people hanging around public areas. MacKenzie attended a meeting at Bad River to discuss a number of items and concerns. The former Baron Radiator site received a bit of a facelift with picnic tables, planters and gravel. The spring and summer schedules have not allowed for a retreat as of yet but administration is still looking to plan one before the budget season begins. Finally, as a reminder, Fourth of July celebrations are less than a week away and the Mayor wished everyone a pleasant and safe holiday.

## 6. CONSENT AGENDA

- A. **Miscellaneous Minutes**

Seefeldt moved, seconded by Goyke to approve the Consent Agenda. The motion passed unanimously by voice vote.

## 7. OLD BUSINESS

- A. **Approve an Ordinance to Amend Chapter 51 City Council Prodecures, Ashland City Ordiannces** *(Roll)*

Seefeldt moved, seconded by Tochtermann to approve the ordinance. The motion passed unanimously by roll call vote.

## 8. NEW BUSINESS

- A. **Approve a Resolution to Issue a Conditional Use Permit (CUP) to Operate a Transitional Housing Facility at 2300 Lake Shore Dr. W, Parcel No. #201-04746-0000, Zoned Regional Commercial (RC) with Waterfront Overlay (W-O), Gateway Overlay (GTWY-O), and Wetland Overlay (WET-O). Applicant: Northwest Wisconsin Community Services Agency** *(Planning & Development)* Roll

Mackenzie asked to recognize David Gellatly to speak. Jackson moved, seconded by Tochtermann to approve the resolution. Seefeldt motioned to include additional conditions to the CUP, including to review the CUP in one year to revisit compliance and posting signs for abandoned vehicles; Goyke seconded this motion. Rounselle was agreeable to the additional conditions. Ortman moved, seconded by Pufall to recognize Anthony Jennings to speak. The motion passed by voice vote.

The motion to approve the amended resolution passed 6-1 by roll call vote; Pufall opposed. **File No. 17725**

- B. **Approve Amendment One to the Agreement between the State of Wisconsin Department of Administration (WI DOA) and City of Ashland, to Accept \$400,000 CDBG CV Grant for a Transitional Housing Facility at 2300 Lake Shore Drive West (Administration) Roll**

Tochtermann moved, by Kevin Seefeldt to approve the agreement. The motion passed 6-1 by roll call vote; Pufall opposed.

- C. **Public Hearing Regarding Sidewalk Special Assessments for the 2023 MacArthur Ave Reconstruction Project (Public Works) Roll**

Ortman moved, seconded by Graf to enter into Public Hearing. The motion passed 6-0 by roll call vote. Councilor Jackson stepped out of the Chambers before the vote was taken, returning during the public hearing.

*Brian Kerr, 805 Mac Arthur Avenue*, asked to discuss why 15% expected cracks in a new sidewalk is acceptable. Butler and Kucera assisted to answer. Seeing no other citizens asking to speak, Mac Kenzie asked to close the public hearing.

Ortman moved, seconded by Goyke to close Public Hearing. The motion carried unanimously by voice vote.

- D. **Approve a Final Resolution Authorizing Public Improvement and Levying Sidewalk Special Assessments Against Benefited Property in the City of Ashland, Ashland County, Wisconsin for the 2023 MacArthur Ave Reconstruction Project (Public Works) Roll**

Goyke moved, seconded by Graf to approve the resolution. The motion passed unanimously by roll call vote. **File No. 17726**

- E. **Hearing on Intent Not to Renew 2023-2024 Alcohol Beverage License for EFM Holdings, LLC dba the Spot, 220 Main Street East, Ashland, Agent Nathan Moneklein, and Approve a Resolution of Intent Not to Renew 2023-2024 Alcohol Beverage License for EFM Holdings, LLC dba the Spot, 220 Main Street East, Ashland, Agent Nathan Monkelein (Clerk) Roll**

Ortman moved, seconded by Seefeldt to approve the resolution. The motion passed unanimously by roll call vote. **File No. 1773**

- F. **Hearing on Intent Not to Renew 2023-2024 Alcohol Beverage License and Approve Resolution of Intent to Not Renew 2023-2024 Alcohol Beverage License for Elite Four, LLC dba Anchor Island, 315 Turner Road, Ashland, and Agent Ahron McCauliffe (Clerk) Roll**

Ortman moved, seconded by Seefeldt to approve to allow Elite Four, LLC 60 days to become operable, and return to Council at that time to reconsider. The motion passed unanimously by roll call vote.

- G. **Approve an Agreement between the City of Ashland and Northwoods Paving Company for 2023 General Roadway Maintenance** (*Public Works*) Roll

Jackson moved, seconded by Seefeldt to approve the agreement not to exceed \$107,500. The motion passed unanimously by roll call vote.

- H. **Approve Change Order No. 3 to Northwoods Paving Company for the 2022 Pavement Preservation Project** (*Public Works*) Roll

Graf moved, seconded by Seefeldt to approve the change order for \$32,500. The motion passed unanimously by roll call vote.

- I. **Approve a Resolution to Acknowledge Review of the 2022 Compliance Maintenance Annual Report (CMAR) of the Ashland Wastewater Utility Pursuant to the Requirements of NR 208, Wisconsin Administrative Code** (*Public Works*) Roll

Ortman moved, seconded by Goyke to approve the resolution. The motion passed unanimously by roll call vote. **File No. 17727**

- J. **Approval to Increase a Finance Department Position from Part-time to Permanent Full-time with a Wage Range Change** (*Finance Director*) Roll

Ortman moved, seconded by Tochtermann to approve. The motion passed unanimously by roll call vote.

- K. **Approve Amendments to Ashland City Ordinances: Fire and Building Codes** (*Planning & Zoning*) Roll

Ortman moved, seconded by Tochtermann to approve the amendments. The motion passed unanimously by roll call vote.

- L. **Approve a Resolution to Issue a Conditional Use Permit (CUP) to build an accessory structure over the 20ft. maximum allowed height at 709 2nd Ave E, Parcel No. #201-02343-0000, Zoned Single & Two-Family Residential (R-2). Applicant: Michelle Kainz** (*Planning & Development*) Roll

Ortman moved, seconded by Graf to approve the resolution. The motion passed unanimously by roll call vote. **File No. 17728**

- M. **Approve a Resolution to Issue a Conditional Use Permit (CUP) to Build a Duplex at Parcel No. #201-00592-0000, Zoned Single-Family Residential (R-1). Applicant: Debra Eichman** (*Planning & Development*) Roll

Ortman moved, seconded by Seefeldt to approve the resolution. The motion passed unanimously by roll call vote. **File No. 17729**

- N. **Approve a Resolution to Approve a Requet to Transfer a Portion of City-Owned Former Railroad Right-of-Way (Parcel No. 201-01078-0000) and Convey Said Land Area to Florence Campbell** (*Planning & Zoning*) Roll

Goyke moved, seconded by Seefeldt to approve the resolution. The motion passed unanimously by roll call vote. **File No. 17730**

- O. **Approve a Resolution to Rezone Parcels #201-04774-0000, #201-04771-0000, #201-04779-2000, #201-04775-0000, & #201-04779-0000 from Future Development (FD) to Residential Estate (R-E). Applicants: BNG Properties LLC & Paschal & Sharon Hammond.** (*Planning & Zoning*) Roll

Ortman moved, seconded by Seefeldt to approve the resolution. The motion passed unanimously by roll call vote. **File No. 17731.**

## **9. ADJOURNMENT**

Ortman moved, seconded by Seefeldt to adjourn. The motion carried unanimously by voice vote.

Respectfully Submitted,

Denise Oliphant,  
City Clerk