



FINANCE, LICENSE & REGULATION COMMITTEE

MONDAY, JUNE 27, 2016 – 6:00 PM

COUNCIL CHAMBERS, CITY HALL

AGENDA

1. Call to Order by Alderman Kordus
2. Roll Call
3. Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda except for public hearing items. Comments will be limited to 5 minutes.
4. Approve the Finance, License and Regulation Committee Meeting minutes of June 13, 2016, as prepared and distributed.
5. **LICENSES & PERMITS**
 - a. **Renewal “Class B”/Class “B” Intoxicating Liquor & Fermented Malt Beverage License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:**
 - 1) Oakfire LLC d/b/a Oakfire Pizzeria & Restaurant, 831 Wrigley Dr, David Scotney, Agent, contingent upon approval of Conditional Use Permit
 - 2) Popeyes Galley & Grog LTD d/b/a Popeyes, 811 Wrigley Dr, Michael Anagnos, Agent
 - 3) Cove Condominium Association Inc d/b/a The Cove of Lake Geneva, 111 Center St, Patrick McCarthy, Agent
 - 4) Geneva Bay Club LLC d/b/a Maxwell Mansion, 421 Baker St, Charles Fritz IV, Agent
 - 5) Stone Soup LLC d/b/a Baker House, 327 Wrigley Dr, Charles Fritz IV, Agent
 - 6) American Legion Post 24, 735 Henry St, Charles Schlehlein, Agent, with premises extension to all fenced or roped in areas between Gardner St and Henry St
 - 7) Chubby Kitty LLC d/b/a Fat Cat’s, 104 Broad St, Mark Basil, Agent
 - 8) Two Thumbs Up LLC d/b/a Thumbs Up, 260 Broad St, Benjamin Barels, Agent
 - b. Renewal Class “B” Fermented Malt Beverage & “Class C” Wine License application filed by Marsalas Pizza Inc d/b/a Marsala’s Pizza, 820 Williams St, Miguel Barcena, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds
 - c. Renewal Class “B” Fermented Malt Beverage License application filed by Geneva Lakes Hotel Group LLC d/b/a Comfort Suites, 300 E Main St, Sara Remlinger, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds
 - d. **Renewal “Class A”/Class “A” Liquor & Fermented Malt Beverage License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:**
 - 1) Gaur Enterprises Inc d/b/a GT66, 605 Williams St, E. Thomas Kaczmarek, Agent
 - 2) Cove Condominium Association d/b/a The Cove of Lake Geneva, 111 Center St, Patrick McCarthy, Agent

- e. Original Class “B” Fermented Malt Beverage & “Class C” Wine License application filed by Geneva Java Coffee Shop d/b/a Geneva Java, 252 Center St, Halvar Petersen, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds
 - f. Original 2016-2017 Operator’s (Bartender) License applications filed by Autumn Mikrut, Anthony Ricci, and Shane Tisa
 - g. Renewal of 2016-2017 Operator’s (Bartender) License applications filed by Morgan Foley, Scott Hardwick, Christina Lewis, Calley Sharkus, Kayla Skomski, and Robyn Smith
 - h. Renewal Massage Establishment License application filed by The Therapeutic Touch, 601 W Main St contingent upon Police Chief approval
6. Discussion/Recommendation on disallowance of claim filed by Denise Reberski for an alleged injury caused by a slip and fall at the Riviera Dock on April 25, 2014, pursuant to Wis. Stat. 893.80(1g)
 7. Discussion/Recommendation on acceptance of Director of Public Works Resignation/Retirement effective September 16, 2016
 8. Discussion/Recommendation on planning services from Vandewalle & Associates for proposal of Gateway Overlay Zoning District in the amount of \$2,535 from the Plan Commission Budget
 9. Discussion/Recommendation on Hein Electric Supply Co., Inc. TIF4 Escrow Draw Request No 2 for \$31,291.66
 10. Discussion/Recommendation on Kapur & Associates, Inc. TIF4 Escrow Draw Request No 1 for \$1,435.00
- 11. Presentation of Accounts**
- a. Purchase Orders (none)
 - b. Prepaid Bills in the amount of \$23,563.74
 - c. Regular Bills in the amount of \$79,028.28

12. Adjournment

Requests from persons with disabilities, who need assistance to participate in this meeting or hearing, should be made to the City Clerk’s office in advance so the appropriate accommodations can be made.

6/24/2016 4:40pm

cc: Committee Members, Mayor & remaining Council, Administrator, City Clerk, Attorney

FINANCE, LICENSE & REGULATION COMMITTEE
MONDAY, JUNE 13, 2016 – 6:00 PM
COUNCIL CHAMBERS, CITY HALL

Chairperson Kordus called the meeting to order at 6:01 p.m.

Roll Call. Present: Aldermen Kordus, Howell, Gelting, Horne, (Alderman Chappell Arrived Late). Also Present: City Administrator Oborn, Director of Public Works Winkler, Comptroller Pollitt and City Clerk Waswo.

Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will be limited to 5 minutes. None.

Approval of Minutes. Gelting/Horne motion to approve the Finance, License and Regulation Committee Meeting minutes of May 23, 2016, as prepared and distributed. Motion carried 4 to 0.

LICENSES & PERMITS

Howell/Gelting motion to recommend approval of Beach Reservation Permit Application filed by Mt. Zion Christian Church for a beach baptism and picnic on Sunday, September 18, 2016 from 12:00pm to 4:30pm utilizing Riviera Beach (*recommended by Piers, Harbors and Lakefront Committee on June 2, 2016*). Motion carried 4 to 0.

Gelting/Howell motion to recommend approval of Park Reservation Permit Application filed by Sherm Lindsey on behalf of Midwest Action Cycle to use Seminary Park Aug. 13 and Aug. 14, 2016 from 9:00am to 5:00pm for the “Viva Lake Geneva Scooter Rally” event (*recommended by the Board of Park Commissioners on June 1, 2016*). Motion carried 4 to 0.

Howell/Horne motion to recommend approval of Street Use Permit Application filed by Kelly and Dan Francois for the closure of Horace Street between Grant and Wheeler Street for a Block Party on August 13, 2016 from 6:00am to 12 midnight with a rain date of August 14, 2016. Motion carried 4 to 0.

Horne/Gelting motion to recommend approval of Park Reservation Permit Application filed by Margie Danno on behalf of HobbyTown USA and Lake Geneva YMCA to use the Disc Golf Course for a “Trilogy Challenge Disc Golf Tournament” on June 25, 2016 from 8:00am to 3:00pm (*recommended by the Board of Park Commissioners on June 1, 2016*). The disc golf course will be closed to the public during this event. Motion carried 4 to 0..

Horne/Gelting motion to recommend approval of Park Reservation Permit Application filed by Diane Carrigan to use Seminary Park for a Family Reunion on June 24, 2016 from 4:00pm to 8:00pm (*recommended by the Board of Park Commissioners on June 1, 2016*). Motion carried 4 to 0.

Gelting/Horne motion to recommend approval of Parade and Public Assembly Permit Application filed by the American Legion Auxiliary for the Fourth of July Kids Parade on July 4, 2016 from 10:00am to 10:30am beginning at Eastview School and ending at the American Legion Hall with request to waive all fees. Motion carried 4 to 0.

Gelting/Horne motion to recommend approval of Street Use Permit Application filed by the American Legion Auxiliary for the Fourth of July Kids Parade on July 4, 2016 from 10:00am to 10:30am beginning at Eastview School and ending at the American Legion Hall with request to waive all fees. Motion carried 4 to 0.

Gelting/Horne motion to recommend approval of Park Reservation Permit Application filed by Regina Krepelan to use Cobb Park for a Graduation Party on June 18, 2016 from 12:30pm to 11:00pm (*recommended by the Board of Park Commissioners on June 1, 2016*). Motion carried 4 to 0.

Renewal “Class B”/Class “B” Intoxicating Liquor & Fermented Malt Beverage License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:

- 1) Harbor Shores Hotel Management Inc d/b/a Harbor Shores on Lake Geneva, 300 Wrigley Dr, William Strangeway, Agent
- 2) Gleneagles LLC d/b/a Sopra, 724 W Main St, Alastair Cumming, Agent
- 3) L&B Main Street Inc d/b/a Champs Sports Bar & Grill, 747 W Main St, Jessica Bush, Agent
- 4) DCR Restaurant Group LLC d/b/a Next Door Pub & Pizzeria, 411 Interchange North, Chad Bittner, Agent
- 5) Medusa Grill & Bistro LLC d/b/a Medusa Grill & Bistro, 501 Broad St, Gregory Anagnos, Agent
- 6) 422 S. Wells St. LTD d/b/a Celebration on Wells, 422 S Wells St, Charles Lorenzi, Agent
- 7) Samson Enterprises LLC d/b/a Carvetti’s, 642 W Main St, Eugene Grahler, Agent
- 8) LG Hospitality Group LLC d/b/a Tuscan Tavern & Grill, 430 Broad St, James Georgalas, Agent
- 9) Mercedes or Bust LLC d/b/a The Bottle Shop, 617 W Main St, Elizabeth Tumas, Agent
- 10) Capitol Geneva LLC d/b/a Sprecher’s Restaurant & Pub, 111 Center St, Elizabeth Dion, Agent
- 11) Sandal Inc d/b/a Lake Geneva Lanes, 192 E Main St, Franklin Guske, Sr, Agent
- 12) SS2 Inc d/b/a The Red Geranium Restaurant, 393 N Edwards Blvd, Lyle Swatek, Agent
- 13) Harry’s Café & Place Inc d/b/a Harry’s Café, 808 Main St, James Chironis, Agent
- 14) Hogs & Kisses Inc d/b/a Hogs & Kisses, 149 Broad St, Linda Chironis, Agent

Howell/Gelting motion to suspend the rules and approve item “i” and place all items into the record as published. Motion carried 4 to 0.

Gelting/Horne motion to recommend approval of Renewal “Class B” Winery License & Class “B” Fermented Malt Beverage License application filed by Jackson Wine LLC d/b/a Studio Winery, 401 Sheridan Springs Rd., Kathleen Jackson, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds. Motion carried 4 to 0.

Gelting/Horne motion to recommend approval of Renewal Reserve “Class B”/Class “B” Intoxicating Liquor & Fermented Malt Beverage License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:

- 1) Meridian Condo Association d/b/a Bella Vista Suites, 335 Wrigley Dr, Charles Lorenzi, Agent
- 2) The Restaurant Tempura House LLC d/b/a Tempura House, 306 Center St, Pai Tsung Wang, Agent

Motion carried 4 to 0.

Renewal Class “B” Fermented Malt Beverage & “Class C” Wine License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:

- 1) Martin S Olympic Restaurant LLC d/b/a Olympic Restaurant, 748 W Main St, Yolanda Zavaleta, Agent
- 2) Simple Café LLC d/b/a Simple Café, 525 Broad St, Thomas Hartz, Agent
- 3) PH Hospitality Group LLC d/b/a Pizza Hut, 801 Williams St, Butch Nocek, Agent
- 4) Happy Restaurant d/b/a Happy Café, 526 Wells St, Min Ting Zhong, Agent
- 5) K&B Restaurant Group LLC d/b/a The Original Chicago Pizza Company, 150 Center St, Benjamin Wooten, Agent
- 6) Breakfast Bungalow LLC d/b/a Great Eggs, 220 Cook St, Emma Setyan, Agent
- 7) Beachside Hospitality Inc d/b/a Barrique Wine & Brew Bar, 835 Wrigley Dr, Nancy Trilla, Agent
- 8) Mama Cimos, 131 Wells St, Nicolo Cimino, Agent
- 9) Good Vibes LLC d/b/a Good Vibes, 721 Geneva St, Samantha Strenger, Agent

Howell/Horne motion to suspend the rules and approve item “l” and place into the record as published. Motion carried 4 to 0.

Gelting/Horne motion to recommend approval of Renewal Class “B” Fermented Malt Beverage application filed by Board & Brush Lake Geneva LLC d/b/a Board & Brush Lake Geneva, 252 Center St, Julie Selby, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds. Motion carried 4 to 0.

Gelting/Horne motion to recommend approval of Renewal Class “A” Fermented Malt Beverage License application filed by Tienda El Rancho Inc d/b/a Tienda El Rancho, 1151 Elkhorn Rd, Mercedes Jaramillo, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds. Motion carried 4 to 0.

Renewal “Class A”/Class “A” Liquor & Fermented Malt Beverage License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:

- 1) **Brutap LLC d/b/a Bruno’s Liquors, 524 Broad St, James Sharkus, Agent**
- 2) **Midwest Fuel Inc d/b/a Northside Mobil, 501 Interchange North, John Consolino, Agent**
- 3) **Walgreen Co. d/b/a Walgreens #05600, 351 Edwards Blvd, Suzanne Tiedke, Agent**
- 4) **Wal-Mart Stores East LP d/b/a Walmart #910, 201 S Edwards Blvd., Barbara Godan, Agent**
- 5) **Queso Corp d/b/a The Cheese Box, 801 S Wells St, Zbigniew Borowiec, Agent**
- 6) **Target Corporation d/b/a Target Store T2348, 660 N Edwards Blvd, Nicholas Schmidt, Agent**
- 7) **Stop-N-Go of Madison Inc d/b/a Stop-N-Go #265, 896 Wells St, Andrew Bowman, Agent**
- 8) **Stinebrink’s Lake Geneva Foods LLC d/b/a Stinebrink’s Piggly Wiggly, 100 E Geneva Sq, Mark Stinebrink, Agent**
- 9) **SA Enterprises LLC d/b/a Quick N Save, 1231 Grant St, Amrik Singh, Agent**
- 10) **Kwik Trip Inc d/b/a Kwik Trip 219, 710 Williams St, Jillian Ricker, Agent**
- 11) **New World Wine Shop Inc d/b/a New World Wine Shop, 830 W Main St, Jerry Sibbing, Agent**

Howell/Gelting motion to suspend the rules and approve item “o” 1 through 11 and place into the record as published. Motion carried 4 to 0.

Horne/Gelting motion to recommend approval of Original Reserve “Class B”/Class “B” Intoxicating Liquor & Fermented Malt Beverage License application filed by Lake Aire LLC d/b/a Lake Aire Restaurant, 804 Main St, George Argiropoulos, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds. Motion carried 4 to 0.

Gelting/Horne motion to recommend approval of Original Class “B” Fermented Malt Beverage & “Class C” Wine License application filed by Geneva Theater, 244 Broad St., Shad Branen, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds. Motion carried 4 to 0.

Gelting/Horne motion to recommend approval of Original 2016-2017 Operator’s (Bartender) License application as listed in packet. Motion carried 4 to 0.

Horne/Gelting motion to recommend approval of Renewal of 2016-2017 Operator’s (Bartender) License applications as listed in packet. Motion carried 4 to 0.

Renewal Taxi Driver License application filed by Vito Gieron, Ronald Skipper Sr, Ronald Skipper Jr, Richard Skipper Sr, Debra Skipper (approved by Police Chief; informational only)

Howell/Gelting motion to recommend approval of Renewal Taxi Company License applications filed by the following:

- 1) **All Star Cab, W1044 Evergreen Rd, Pell Lake**
- 2) **Al Limousine & Taxi, 612 Crawford St, Lake Geneva**

Motion carried 4 to 0.

Gelting/Horne motion to recommend approval of Renewal Massage Establishment License applications filed by the following:

- 1) **Element Massage Studio, 647 Main St, Ste 400**

- 2) Jasmine Salon & Spa LLC d/b/a Jasmine Salon & Spa, 251 Cook St
- 3) Healing Muscle Therapies, 201 Broad St, Ste D
- 4) Meridian Condominium Association d/b/a Bella Vista Suites, 335 Wrigley Dr
- 5) Loosen Up LTD, d/b/a Loosen Up, 201 N Broad St

Motion carried 4 to 0.

First reading of Ordinance 16-05, amending the Sidewalk Café ordinance restaurant definition to include retail food establishments whose primary sales are comprised of frozen dairy products

First reading of Ordinance 16-06, amending the Sidewalk Café ordinance to include a Penalties and Enforcement section

Discussion/Action on City Water and Sewer Utility Ordinance changes and corresponding organizational issues
(Continued from May 23, 2016 Council Meeting)

Kordus/Gelting motion to move to council without recommendation. Motion carried 4 to 0.

Discussion/Action on Ordinance change to include Flat Iron Park in prohibited areas for a bicycle, skateboard, roller skate or any similar device *(Recommended by Public Works Committee on June 9, 2016)*. Alderman Kordus noted Public Works Committee only recommended the Brunk Pavilion and excluded Library Park. The discussion was to add something with bumps on the railing to discourage skateboarders from jumping up and grinding on it. Horne/Kordus motion to send to council without recommendation. Motion carried 4 to 0.

Alderman Chappell arrived 6:15pm.

Gelting/Chappell motion to recommend approval of Ordinance change to provide no parking space near 322 Warren Street *(Recommended by Public Works Committee on June 9, 2016)*. There are a couple residential locations that do not have adequate space to put garbage cans and recycling bins. When the lines were marked in Maple Park there were a couple spaces painted between two driveways that had not been painted in the past. This is causing people that don't have ally access from getting their recycling picked up as vehicles are parked in these stalls during trash collection. The automated trash collector can reach 15 feet but it cannot reach over a vehicle. Unanimously carried.

Discussion/Action on regulating Utility Poles and Mono Towers including possible Ordinance changes
(Recommended by Public Works Committee on June 9, 2016)

Kordus/Gelting motion to move to council without recommendation. Unanimously carried.

Gelting/Howell motion to recommend of Ordinance change to allow Grilling in Donian Park *(Recommended by Board of Park Commissioners on June 1, 2016)*. City Administrator Oborn will follow up with the Fire Department to see if the change is acceptable to them. Unanimously carried.

Howell/Gelting motion to recommend approve of Increase in Police Department Reserve Pay *(Recommended by Personnel Committee on May 26, 2016)*. They are not looking for any additional funding as the Police Chief will manage it through his current budget. Unanimously carried.

Gelting/Howell motion to recommend approval of Columbia Cascade TIF4 Escrow Draw Request No 1 for \$34,430.00. This is for the benches and bike racks at the Riviera grounds. To close the TIF, all money had to be put in the escrow account and this is the request to withdraw that money to pay the company. Alderman Chappell questioned why there will be bike racks as there are no bikes allowed in the city. It was clarified bikes are not allowed on the sidewalks but they are allowed on the streets. Unanimously carried.

Gelting/Horne motion to recommend approval of Dan Larson Landscape TIF4 Escrow Draw Request No 1 for \$30,901.00. This is approving the 2015 and 2016 Tree Planting. Unanimously carried.

Gelting/Horne motion to recommend approval of Hein Electric Supply Company TIF4 Escrow Draw Request No 1 for \$13,555.56. This is for the Riviera grounds lighting material. With the partnership with the Beautification Committee, they will pay any amounts over \$100,000. Unanimously carried.

Gelting/Horne motion to recommend approval of Humphreys Contracting TIF4 Escrow Draw Request No 2 for \$32,867.61. The first request is for the Riviera grounds brick pavement for \$5,200, the second is for Riviera grounds concrete for \$281.75 and \$21,330.21, the third is the Riviera grounds removal of the front Plaza sidewalk for \$750 and the last one is the Main Street Widening for the sidewalks for \$5,305.65. The sidewalk work was for the Riviera and on Main Street where the sidewalk is discontinued short of Curtis Street. Unanimously carried.

Presentation of Accounts – Alderman Kordus

Purchase Orders. None.

Gelting/Horne motion to recommend approve of Prepaid Bills in the amount of \$35,542.96.

Comptroller Pollitt explained the beach bank change. Patrons at the beach purchase their beach passes through the kiosk; if they pay too much it will print a refund ticket. They take that refund ticket to the beach house where they will get their refund money. The city has to constantly replenish this all summer long. The kiosks provide a report stating how much cash should have been given out in refunds, which is reconciled daily. Unanimously carried.

Gelting/Horne motion to recommend approve of Regular Bills in the amount of \$175,068.24. Unanimously carried.

Gelting/Howell motion to recommend approve of Treasurer’s Report for April 2016. Unanimously carried.

Adjournment. Horne/Gelting motion to adjourn at 6:37 pm. Unanimously carried.

/s/ Sabrina Waswo, City Clerk

THESE MINUTES ARE NOT OFFICIAL UNTIL APPROVED BY THE FINANCE, LICENSE & REGULATION COMMITTEE



REGULAR CITY COUNCIL MEETING
MONDAY, JUNE 27, 2016 – 7:00 PM
COUNCIL CHAMBERS, CITY HALL
PRELIMINARY AGENDA

1. Mayor Kupsik calls the meeting to order
2. Pledge of Allegiance – Alderman Horne
3. Roll Call
4. Awards, Presentations, and Proclamations
5. Re-consider business from previous meeting
6. Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will be limited to 5 minutes.
7. Acknowledgement of Correspondence
8. Approve Regular City Council Meeting minutes of June 13, 2016, and Special City Council Meeting minutes of June 20, 2016, as prepared and distributed
9. **CONSENT AGENDA.** Any item listed on the consent agenda may be removed at the request of any member of the Council. The request requires no second, is not discussed, and is not voted upon.
 - a. **Renewal “Class B”/Class “B” Intoxicating Liquor & Fermented Malt Beverage License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:**
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 - 5) Stone Soup LLC d/b/a Baker House, 327 Wrigley Dr, Charles Fritz IV, Agent
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- c. Renewal Class “B” Fermented Malt Beverage License application filed by Geneva Lakes Hotel Group LLC d/b/a Comfort Suites, 300 E Main St, Sara Remlinger, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds
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- f. Original 2016-2017 Operator’s (Bartender) License applications filed by Autumn Mikrut, Anthony Ricci, and Shane Tisa
- g. Renewal of 2016-2017 Operator’s (Bartender) License applications filed by Morgan Foley, Scott Hardwick, Christina Lewis, Calley Sharkus, Kayla Skomski, and Robyn Smith
- h. Renewal Massage Establishment License application filed by The Therapeutic Touch, 601 W Main St contingent upon Police Chief approval

10. Item removed from the Consent Agenda

11. Discussion/Action on **Ordinance 16-05**, amending the Sidewalk Café ordinance restaurant definition to include retail food establishments whose primary sales are comprised of frozen dairy products

12. Discussion/Action on **Ordinance 16-06**, amending the Sidewalk Café ordinance to include a Penalties and Enforcement section

13. Finance, License and Regulation Committee Recommendations – Alderman Kordus

- a. Discussion/Action on disallowance of claim filed by Denise Reberski for an alleged injury caused by a slip and fall at the Riviera Dock on April 25, 2014, pursuant to Wis. Stat. 893.80(1g)
- b. Discussion/Action on acceptance of Director of Public Works Resignation/Retirement effective September 16, 2016
- c. Discussion/Action on planning services from Vandewalle & Associates for proposal of Gateway Overlay Zoning District in the amount of \$2,535 from the Plan Commission Budget
- d. Discussion/Action on Hein Electric Supply Co., Inc. TIF4 Escrow Draw Request No 2 for \$31,291.66
- e. Discussion/Action on Kapur & Associates, Inc. TIF4 Escrow Draw Request No 1 for \$1,435.00

14. Plan Commission Recommendations – Alderman Skates

- a. Discussion/Action on a Land Division Review Application filed by Pathfinder Surveying LLC, for Thomas and Diane Murphy, 1806 Clover Rd, Northbrook, IL 60062 to split an existing lot into three parcels at 1325 Park Row with the two new lots fronting High St, current Tax Key No. ZCL 00080

including staff comments and two minor corrections on the Plat of Survey as reviewed by the city engineer *(recommended by the Plan Commission on June 20, 2016)*

- b. Discussion/Action on a Site Plan Review Application for a parking lot alteration filed by Richard Jachimek, 1109 Geneva St, Lake Geneva, WI 53147 for the property at 314 Sage St, Tax Key No. ZOP 00147 including Staff requirements that three parallel spaces be marked on the South side of the building and signage directing traffic be installed *(recommended by the Plan Commission on June 20, 2016)*
- c. **Resolution 16-R35**, authorizing the issuance of a Conditional Use Application filed by Prairie State Enterprises of Darien, LLC dba Lake Geneva Mobil, 350 N Edwards Blvd, Lake Geneva, WI 53147, for the installation of an electronic message center on a freestanding monument sign located at 350 N Edwards Blvd, Tax Key No. ZA261500001 including Findings of Fact, Staff recommendations and sign & electrical permits obtained *(recommended by the Plan Commission on June 20, 2016)*
- d. **Resolution 16-R36**, authorizing the issuance of a Conditional Use Application filed by Patricia and Samantha Strenger, 245 Country Club Dr, Unit 2A, Lake Geneva, WI 53147 to operate a Commercial Indoor Lodging facility at an existing Commercial Apartment in a General Business (GB) zoning district located at 721 Geneva St, Tax Key No. ZOP 00159 including Findings of Fact, Staff recommendations, parking for two vehicles, and no outside storage *(recommended by the Plan Commission on June 20, 2016)*
- e. **Resolution 16-R37**, authorizing the issuance of a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 233 S Lake Shore Dr, Tax Key No. ZNB 00003 including Findings of Fact, Staff recommendations, parking for two vehicles, no outside storage and removal of old garage *(recommended by the Plan Commission on June 20, 2016)*
- f. **Resolution 16-R38**, authorizing the issuance of a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 237 S Lake Shore Dr, Tax Key No. ZNB 00004 including Findings of Fact, Staff recommendations, parking for two vehicles, and no outside storage *(recommended by the Plan Commission on June 20, 2016)*
- g. **Resolution 16-R39**, authorizing the issuance of a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 419 Cass St, Tax Key No. ZNB 00002 including Findings of Fact, Staff recommendations, parking for two vehicles, and no outside storage *(recommended by the Plan Commission on June 20, 2016)*
- h. Discussion/Action on a Planned Development (PD) Application, General Development Plan (GDP) & Precise Implementation Plan (PIP) filed by Shad Branen, 448 Milwaukee Ave, Burlington, WI 53105 for a Commercial Indoor Entertainment Facility (Movie Theater) and exterior modifications at 244 Broad St, Tax Key Nos. ZOP 00246, 00247, & 00248 including the proposed signage, projection lighting (exposed LED Edison bulbs), marquee color and design, electronic posters, lighting sconces on front of building with additional requirements of the Findings of Fact *(recommended by the Plan Commission on June 20, 2016)*
- i. **Resolution 16-R40**, authorizing the issuance of a Conditional Use Application filed by Peter Jurgens for Oakfire Restaurant, 831 Wrigley Drive, to operate an Outdoor Commercial Entertainment (Restaurant) in a Central Business (CB) Zoning District located at 831 Wrigley Drive, Tax Key No. ZOP 00340 including Findings of Fact, and Staff recommendations *(recommended by the Plan Commission on June 20, 2016)*

15. Presentation of Accounts

- a. Purchase Orders (none)
- b. Prepaid Bills in the amount of \$23,563.74
- c. Regular Bills in the amount of \$79,028.28

16. Mayoral Appointments

- a. Appointment of Maureen Allenstein to the Cemetery Commission with a term expiring May 1, 2018

17. Closed Session

- a. Motion to go into Closed Session pursuant to Wis. Stat. 19.85 (1)(b) for considering licensing of Susan Rediger by a board or commission or the investigation of charges against such person and the taking of formal action on any such matter (City Attorney Draper)

18. Motion to return to open session pursuant to Wisconsin Statutes 19.85 (2) and take action on any items discussed in closed session

19. Adjournment

Requests from persons with disabilities, who need assistance to participate in this meeting or hearing, should be made to the City Clerk's office in advance so the appropriate accommodations can be made.

6/24/2016 4:40pm

cc: Aldermen, Mayor, Administrator, Attorney, Department Heads, Media

**REGULAR CITY COUNCIL MEETING
MONDAY, JUNE 13, 2016 – 7:00 PM
COUNCIL CHAMBERS, CITY HALL**

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

The Pledge of Allegiance was led by Alderman Flower

Roll Call. Present: Mayor Kupsik, Aldermen Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell. Absent (excused): Alderman Skates. Also Present: City Attorney Draper, City Administrator Oborn, Director of Public Works Winkler and City Clerk Waswo.

Awards, Presentations, and Proclamations. None.

Re-consider business from previous meeting. None.

Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will to be limited to 5 minutes.

Gary Petzinger, Constant Cravings, 152 Broad St, commented on the sidewalk café permit.

Terry O’Neill, 954 George St, spoke on item 11.c. regarding action on the water and sewer utility. Mr. O’Neill requested the Council support option 2, returning the power of the Water and Sewer back to the council where it belongs. He noted extending water and sewer to areas outside the city, such as the Grand Geneva, should be a decision made by the City Council rather than a commission.

Acknowledgement of Correspondence. None.

City Clerk Waswo announced the July Committee of the Whole meeting has been moved to July 5th; and due to an election on August 9th, the August Committee of the Whole meeting has been cancelled.

Approval of Minutes. Kordus/Gelting motion to approve the Regular City Council Meeting minutes of May 23, 2016, and Special City Council Meeting minutes of May 26, 2016, as prepared and distributed. Motion carried 7 to 0.

Consent Agenda

- a. Beach Reservation Permit Application filed by Mt. Zion Christian Church for a beach baptism and picnic on Sunday, September 18, 2016 from 12:00pm to 4:30pm utilizing Riviera Beach (*recommended by Piers, Harbors and Lakefront Committee on June 2, 2016*)
- b. Park Reservation Permit Application filed by Sherm Lindsey on behalf of Midwest Action Cycle to use Seminary Park Aug. 13 and Aug. 14, 2016 from 9:00am to 5:00pm for the “Viva Lake Geneva Scooter Rally” event (*recommended by the Board of Park Commissioners on June 1, 2016*)
- c. Street Use Permit Application filed by Kelly and Dan Francois for the closure of Horace Street between Grant and Wheeler Street for a Block Party on August 13, 2016 from 6:00am to 12 midnight with a rain date of August 14, 2016
- d. Park Reservation Permit Application filed by Margie Danno on behalf of HobbyTown USA and Lake Geneva YMCA to use the Disc Golf Course for a “Trilogy Challenge Disc Golf Tournament” on June 25, 2016 from 8:00am to 3:00pm (*recommended by the Board of Park Commissioners on June 1, 2016*)
- e. Park Reservation Permit Application filed by Diane Carrigan to use Seminary Park for a Family Reunion on June 24, 2016 from 4:00pm to 8:00pm (*recommended by the Board of Park Commissioners on June 1, 2016*)

- f. Parade and Public Assembly Permit Application filed by the American Legion Auxiliary for the Fourth of July Kids Parade on July 4, 2016 from 10:00am to 10:30am beginning at Eastview School and ending at the American Legion Hall with request to waive all fees
- g. Street Use Permit Application filed by the American Legion Auxiliary for the Fourth of July Kids Parade on July 4, 2016 from 10:00am to 10:30am beginning at Eastview School and ending at the American Legion Hall with request to waive all fees
- h. Park Reservation Permit Application filed by Regina Krepelan to use Cobb Park for a Graduation Party on June 18, 2016 from 12:30pm to 11:00pm *(recommended by the Board of Park Commissioners on June 1, 2016)*
- i. **Renewal “Class B”/Class “B” Intoxicating Liquor & Fermented Malt Beverage License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:**
 - 1) Harbor Shores Hotel Management Inc d/b/a Harbor Shores on Lake Geneva, 300 Wrigley Dr, William Strangeway, Agent
 - 2) Gleneagles LLC d/b/a Sopra, 724 W Main St, Alastair Cumming, Agent
 - 3) L&B Main Street Inc d/b/a Champs Sports Bar & Grill, 747 W Main St, Jessica Bush, Agent
 - 4) DCR Restaurant Group LLC d/b/a Next Door Pub & Pizzeria, 411 Interchange North, Chad Bittner, Agent
 - 5) Medusa Grill & Bistro LLC d/b/a Medusa Grill & Bistro, 501 Broad St, Gregory Anagnos, Agent
 - 6) 422 S. Wells St. LTD d/b/a Celebration on Wells, 422 S Wells St, Charles Lorenzi, Agent
 - 7) Samson Enterprises LLC d/b/a Carvetti’s, 642 W Main St, Eugene Grahler, Agent
 - 8) LG Hospitality Group LLC d/b/a Tuscan Tavern & Grill, 430 Broad St, James Georgalas, Agent
 - 9) Mercedes or Bust LLC d/b/a The Bottle Shop, 617 W Main St, Elizabeth Tumas, Agent
 - 10) Capitol Geneva LLC d/b/a Sprecher’s Restaurant & Pub, 111 Center St, Elizabeth Dion, Agent
 - 11) Sandal Inc d/b/a Lake Geneva Lanes, 192 E Main St, Franklin Guske, Sr, Agent
 - 12) SS2 Inc d/b/a The Red Geranium Restaurant, 393 N Edwards Blvd, Lyle Swatek, Agent
 - 13) Harry’s Café & Place Inc d/b/a Harry’s Café, 808 Main St, James Chironis, Agent
 - 14) Hogs & Kisses Inc d/b/a Hogs & Kisses, 149 Broad St, Linda Chironis, Agent
- j. Renewal “Class B” Winery License & Class “B” Fermented Malt Beverage License application filed by Jackson Wine LLC d/b/a Studio Winery, 401 Sheridan Springs Rd., Kathleen Jackson, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds
- k. **Renewal Reserve “Class B”/Class “B” Intoxicating Liquor & Fermented Malt Beverage License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:**
 - 1) Meridian Condo Association d/b/a Bella Vista Suites, 335 Wrigley Dr, Charles Lorenzi, Agent
 - 2) The Restaurant Tempura House LLC d/b/a Tempura House, 306 Center St, Pai Tsung Wang, Agent
- l. **Renewal Class “B” Fermented Malt Beverage & “Class C” Wine License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:**
 - 1) Martin S Olympic Restaurant LLC d/b/a Olympic Restaurant, 748 W Main St, Yolanda Zavaleta, Agent
 - 2) Simple Café LLC d/b/a Simple Café, 525 Broad St, Thomas Hartz, Agent
 - 3) PH Hospitality Group LLC d/b/a Pizza Hut, 801 Williams St, Butch Nocek, Agent
 - 4) Happy Restaurant d/b/a Happy Café, 526 Wells St, Min Ting Zhong, Agent
 - 5) K&B Restaurant Group LLC d/b/a The Original Chicago Pizza Company, 150 Center St, Benjamin Wooten, Agent
 - 6) Breakfast Bungalow LLC d/b/a Great Eggs, 220 Cook St, Emma Setyan, Agent
 - 7) Beachside Hospitality Inc d/b/a Barrique Wine & Brew Bar, 835 Wrigley Dr, Nancy Trilla, Agent

- 8) Mama Cimos, 131 Wells St, Nicolo Cimino, Agent
 - 9) Good Vibes LLC d/b/a Good Vibes, 721 Geneva St, Samantha Strenger, Agent
- m. Renewal Class “B” Fermented Malt Beverage application filed by Board & Brush Lake Geneva LLC d/b/a Board & Brush Lake Geneva, 252 Center St, Julie Selby, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds
 - n. Renewal Class “A” Fermented Malt Beverage License application filed by Tienda El Rancho Inc d/b/a Tienda El Rancho, 1151 Elkhorn Rd, Mercedes Jaramillo, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds
 - o. **Renewal “Class A”/Class “A” Liquor & Fermented Malt Beverage License applications filed by the following, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds:**
 - 1) Brutap LLC d/b/a Bruno’s Liquors, 524 Broad St, James Sharkus, Agent
 - 2) Midwest Fuel Inc d/b/a Northside Mobil, 501 Interchange North, John Consolino, Agent
 - 3) Walgreen Co. d/b/a Walgreens #05600, 351 Edwards Blvd, Suzanne Tiedke, Agent
 - 4) Wal-Mart Stores East LP d/b/a Walmart #910, 201 S Edwards Blvd., Barbara Godan, Agent
 - 5) Queso Corp d/b/a The Cheese Box, 801 S Wells St, Zbigniew Borowiec, Agent
 - 6) Target Corporation d/b/a Target Store T2348, 660 N Edwards Blvd, Nicholas Schmidt, Agent
 - 7) Stop-N-Go of Madison Inc d/b/a Stop-N-Go #265, 896 Wells St, Andrew Bowman, Agent
 - 8) Stinebrink’s Lake Geneva Foods LLC d/b/a Stinebrink’s Piggly Wiggly, 100 E Geneva Sq, Mark Stinebrink, Agent
 - 9) SA Enterprises LLC d/b/a Quick N Save, 1231 Grant St, Amrik Singh, Agent
 - 10) Kwik Trip Inc d/b/a Kwik Trip 219, 710 Williams St, Jillian Ricker, Agent
 - 11) New World Wine Shop Inc d/b/a New World Wine Shop, 830 W Main St, Jerry Sibbing, Agent
 - p. Original Reserve “Class B”/Class “B” Intoxicating Liquor & Fermented Malt Beverage License application filed by Lake Aire LLC d/b/a Lake Aire Restaurant, 804 Main St, George Argiropoulos, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds
 - q. Original Class “B” Fermented Malt Beverage & “Class C” Wine License application filed by Geneva Theater, 244 Broad St, Shad Branen, Agent, contingent upon payment of all outstanding liabilities and delinquencies with the City of Lake Geneva and wholesaler invoices, and clearance of any Department of Revenue holds
 - r. Original 2016-2017 Operator’s (Bartender) License application as listed in packet
 - s. Renewal of 2016-2017 Operator’s (Bartender) License applications as listed in packet
 - t. Renewal Taxi Driver License application filed by Vito Gieron, Ronald Skipper Sr, Ronald Skipper Jr, Richard Skipper Sr, Debra Skipper *(approved by Police Chief: informational only)*
 - u. **Renewal Taxi Company License applications filed by the following:**
 - 1) All Star Cab, W1044 Evergreen Rd, Pell Lake
 - 2) Al Limousine & Taxi, 612 Crawford St, Lake Geneva
 - v. **Renewal Massage Establishment License applications filed by the following:**
 - 1) Element Massage Studio, 647 Main St, Ste 400
 - 2) Jasmine Salon & Spa LLC d/b/a Jasmine Salon & Spa, 251 Cook St
 - 3) Healing Muscle Therapies, 201 Broad St, Ste D
 - 4) Meridian Condominium Association d/b/a Bella Vista Suites, 335 Wrigley Dr
 - 5) Loosen Up LTD, d/b/a Loosen Up, 201 N Broad St

Kordus/Gelting motion to approve.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Items removed from the Consent Agenda. None.

Finance, License and Regulation Committee Recommendations – Alderman Kordus

First reading of Ordinance 16-05, amending the Sidewalk Café ordinance restaurant definition to include retail food establishments whose primary sales are comprised of frozen dairy products

First reading of Ordinance 16-06, amending the Sidewalk Café ordinance to include a Penalties and Enforcement section

Discussion/Action on City Water and Sewer Utility Ordinance changes and corresponding organizational issues (*Continued from May 23, 2016 Council Meeting*). This was referred to council without recommendation from FLR. City Administrator Oborn stated this was brought to FLR back in October 2015. He explained 3 options that address some concerns. Those concerns were addressed by the Utility Commission along with a comprehensive clean up.

Option 1 is to approve it as presented and recommended by the Utility Commission.

Option 2 is to abolish the Utility Commission and make them a Committee under the City. They would have the same structure as they do now with 4 citizens, the Mayor and 2 council members. Everything would then go through the City. Mr. Oborn recommends Option 2. It was brought to his attention that with this option the Director of Public Works and Utilities contract has a provision that if the city revokes the Utility Commission it puts in place a 6 month severance pay. However, since Mr. Winkler has already announced his retirement, the ordinance would be effective after he leaves. The Administrator would not be on the committee as he would already have oversight of it since it would be a city function.

Option 3 is a hybrid. If they choose to go with option 1, Mr. Oborn recommends the Administrator taking the place of the vacant citizen member so not to bump out an Alderman, including the Water and Sewer finances under the City and any Water and Sewer extensions be under the guides of the City Council. Mr. Oborn is not in favor of this option as he believes in removing silos.

Alderman Kordus commented for 80 plus years the water has been run as a separate independent utility. In 2001 due to some complexities, the sewer was moved over there as well. He is not sure they really want to dismantle the system due to one person retiring. As far as the silo argument, they already are breaking down silos by having the Director of Public Works cross over between the City and Utility Commission. By moving to option 2 or option 3 we are creating a bigger silo under the City Administrator.

Alderman Gelting feels it is eliminating silos when there is common management of staff and accounting functions. State law has also changed allowing sales to private entities. There are concerns that it could be considered.

The primary reason to set up a Utility Commission is to make that Commission have the independence over the employees and salary. The only way to bring parity to it is to bring it into the City.

Alderman Flower does not think it eliminates or causes silos. It seems it would be a better flow and accountability. She is fearful of the budgeting as she does not want the council to dip into those funds or put the money into the general fund. As it brings in its own income, it needs its own dollars for improvements. From this standpoint, it should be independent. Mr. Oborn replied state law only allows Utility money to be spent on the Utility. There is separation of the funds and the funds would remain.

The City and Utility are under two different accounting systems. The City would transition within 1 to 3 years to the same system as the Utility, which could cost \$20,000 to \$60,000. If they choose Option 2, Mr. Oborn recommends implementing any changes slowly and appropriately to minimize cost.

Mayor Kupsik went over Mr. Oborn's memo regarding the changes the Utility Commission has implemented. City Attorney Draper noted there is a state statute that gives the authority to allow the transition from the commission to this type of body.

Director of Public Works Winkler stated what is before the council is the final step in working with the City Administrator on changes he wanted to see and wanting to get involved in Utility Commission operations. He presented a list of items and Utility Commission staff worked vigorously to make these changes with the intent being to maintain their autonomy. The Utility Commission has gone 25 years without a rate increase and has one of the lowest rates in the state. Being named Utility Commission of the year in 2010 is indicative of some of the things that have been accomplished. In 2001 the sewer plant was in disarray and barely functional. The City Council was glad to divest themselves of that facility. We have turned it around to being nominated annually for one of the top utilities of the year. With independence comes responsibility and responsibility goes along with authority. If you strip it of its authority, people will stop calling us and start calling council members when they are unhappy with what the utility says. The temptation will be to go to the political solution. It has happened in the past and it will happen again. Past council's have raided the funds of the utility and the temptation will be there to do it again. If nothing else, look at Michigan. The City stripped it of its funds and responsibility, now they have a tremendous problem.

Kordus/Howell motion to adopt option 1 that was recommended by the Utility Commission on March 10, 2016. Mr. Kordus said we want to keep it segregated and not make Utility Commission items political. He feels adding the Administrator to the Utility Commission is the best route to go with at this time.

Per Mr. Oborn's recommendation in his memo, Mayor Kupsik asked Mr. Kordus if he would consider modifying the Water and Sewer Utility finances under the City, along with the Administrator taking the place of the vacant citizen position rather than an Alderman position. Mr. Kordus felt it should be looked at when they start looking at new accounting systems. As to eliminating a citizen member, Mr. Kordus objects to that. That is not an easy committee to serve on as there is a big learning curve. He does not think it would work having it as a routing Alderman position. They just has a meeting about realigning the citizen committees and one of the big things he heard was that we want more citizen input and not less. He would prefer leaving the committee as it stands, but would be willing to add the City Administrator to the commission so he can have an input and be aware that the steps put in place are being followed.

Alderman Hedlund questioned if the council is okay with allowing the commission to extend the water and sewer outside the city limits. DPW Winkler stated the Utility Commission would never go against the recommendation of the council. There was a council in the past that was antigrowth and antidevelopment. There was an opportunity to run water to the Town of Springfield at their expense. Due to the temperament of the council at the time, the Utility Commission declined to proceed. The Utility Commission is made up of the Mayor, 2 Aldermen, and 4 citizens from the community; the influence is already there.

Attorney Draper said the service commission will not allow the City to mingle or steal funds for City purposes, applying state statute 66.085. It's the same question with why do we have a Police and Fire Commission with special powers. It's to remove the political side of running a Police Department. This statute starts out by saying, except as provided in subsection 6, the governing body shall provide for the nonpartisan management of the Municipal Public Utility. The choice you are making is whether to make it nonpartisan or make it part of the political process.

Alderman Chappell doesn't believe that is an accurate assumption as the City can't raid these accounts. Items would still go through the committee and be recommended to council.

Alderman Hedlund felt they are employees when they want to be employees and not when it is not convenient for them. One of his issues is the disparity between things they have that the normal city employee does not have.

Alderman Gelting said there is a perception of oversight. His constituents believe the council has authority over the Utility Commission, which we don't have. There will be a transition of management with Mr. Winkler retiring and this is the time to establish the organizational chart with consistent oversight.

Kordus/Howell motion to adopt option 1 that was recommended by the Utility Commission on March 10, 2016 including finances. Mr. Kordus clarified the motion puts the Utility Commission into the process of reporting their expenses with

all city expenses. It would be similar to the Library. Mr. Winkler asked if the council can deny payment of bills. Mr. Oborn stated no, you would have control over your own budget. As long as the Utility Commission is still functioning they would have the control over it. It just means the funds would be managed by the City Treasurer and the City Comptroller.

Attorney Draper pointed out another option that is not currently in the city's ordinances. The City has the option to hold all the money from the Utility Commission and the City would write checks that the utility requests. It would still be a commission and the commission would still make the decision, but it would allow for someone bonded at the Utility Commission to collect all the money, turn it over to the City and the City issue the checks as one system.

Alderman Flower recommended the meetings be held at City Hall due to the size of the room at the Utility Department.

Kordus/Howell motion to approve Option 1 including moving the finances to the city and holding the meetings at City Hall. Roll Call: Chappell, Flower, Gelting, Horne, Hedlund voting "no." Motion failed 5 to 2 with Alderman Kordus and Howell voting "yes."

Flower/Chappell motion to approve Option 2 effective October 1, 2016 and direct City Attorney to draft ordinance. Alderman Howell stated his whole reason for voting the way he did mimics Mr. Kordus. He has lived here 37 years, watched lots of councils and lots of politics. He is very fearful to politicize the Utility Commission. Mr. Gelting felt bringing it under the City Administrator does not politicize it. Previous councils have been held accountable by their constituents.

Roll Call: Chappell, Flower, Gelting, Horne, Hedlund voting "yes." Motion carried 5 to 2 with Alderman Kordus and Howell voting "no."

Discussion/Action on Ordinance change to include Flat Iron Park in prohibited areas for a bicycle, skateboard, roller skate or any similar device *(Recommended by Public Works Committee on June 9, 2016)*

Item was referred to council without recommendation from FLR.

Kordus/Hedlund motion to approve to include Flat Iron Park and exclude Library Park. There has been damage done to the rail by skateboards. Public Works is going to look at putting bumps on the rail to help deter that. Mayor Kupsik said the ordinance would be geared towards not skateboarding primarily on the Brunk Pavilion. There was discussion on if a sign should be posted and if someone riding in the park would be ticketed. Mr. Gelting voted against it at Public Works and felt they are creating ordinances for problems that don't exist or could be solved in other ways.

Roll Call: Alderman Chappell, Flower, Gelting and Howell voting "no." Motion failed 4 to 3 with Kordus, Horne, Hedlund voting "yes."

Howell/Chappell motion to approve changing the wording from Flat Iron Park to Brunk Pavilion.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting "yes." Motion carried 7 to 0.

Discussion/Action on Ordinance change to provide no parking space near 322 Warren Street *(Recommended by Public Works Committee on June 9, 2016)*. Kordus/Hedlund motion to approve. This will change the spot to no parking due to an issue with trash pickup. With no alley access their recycling is not being picked up due to a vehicle being parked in the stall during trash collection. The automated trash collector can reach 15 feet but it cannot reach over a vehicle and trash collectors are not allowed to get out of their vehicles due to a safety issue.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting "yes." Motion carried 7 to 0.

Discussion/Action on regulating Utility Poles and Mono Towers including possible Ordinance changes *(Recommended by Public Works Committee on June 9, 2016)*. This was referred to council without recommendation from FLR. City Attorney Draper said there is little the City can do to prevent people from putting up utility poles in the city's right of way spaces. The best way to control it is to adopt an ordinance. He has a model ordinance recommended by the League of Wisconsin Municipalities that would regulate it, but it cannot be banned based on esthetics. The most you can do is control it and permit it with costs associated. He recommends moving forward with the ordinance.

Kordus/Horne motion to direct City Attorney to draft an ordinance based on the model ordinance from the League of WI Municipalities.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting "yes." Motion carried 7 to 0.

Discussion/Action on Ordinance change to allow Grilling in Donian Park (*Recommended by Board of Park Commissioners on June 1, 2016*). Kordus/Gelting motion to approve contingent upon approval from the Fire Department.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Kordus/Howell motion to approve Increase in Police Department Reserve Pay (*Recommended by Personnel Committee on May 26, 2016*). This was approved by the Police and Fire Commission. No additional funds are being requested as the money is in the budget to cover the increase.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Kordus/Horne motion to approve the Columbia Cascade TIF4 Escrow Draw Request No 1 for \$34,430.00

This is finishing work at the Riviera. The Beautification Committee will pick up any remaining amount over \$100,000.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Kordus/Horne motion to approve the Dan Larson Landscape TIF4 Escrow Draw Request No 1 for \$30,901.00.

This is the payment for the tree planting.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Kordus/Horne motion to approve the Hein Electric Supply Company TIF4 Escrow Draw Request No 1 for \$13,555.56. This is for work down at the Riviera.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Kordus/Horne motion to approve the Humphreys Contracting TIF4 Escrow Draw Request No 2 for \$32,867.61

There are several items covered, which are listed in the packet.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Presentation of Accounts – Alderman Kordus

Purchase Orders. None.

Kordus/Chappell motion to approve Prepaid Bills in the amount of \$35,542.96

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Kordus/Chappell motion to approve Regular Bills in the amount of \$175,068.24

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Kordus/Chappell motion to approve Treasurer’s Report for April 2016

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Mayoral Appointments. None.

Closed Session

- a. Motion to go into Closed Session pursuant to Wis. Stat. 19.85(1)(c) considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility for Interim Fire Chief/Emergency Management Deputy Director John Peters
- b. Motion to go into Closed Session pursuant to Wis. Stat. 19.85(1)(e) for 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 concerning offer to sell/transfer City property located on Edwards Blvd.

Kordus/Chappell motion to approve along with including City Attorney Draper and City Administrator Oborn in closed session. Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Council entered into closed session at 9:05 pm.

Kordus/Hedlund motion to return to open session pursuant to Wisconsin Statutes 19.85 (2) and take action on any items discussed in closed session

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Council entered into open session at 10:04 pm.

Kordus/Chappell motion to increase Interim Chief John Peters annual stipend pay by \$7,709.69 for taking on the additional duties as interim Fire Chief effective May 30, 2016.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Kordus/Flower motion to continue negotiations as discussed in closed session on item b.

Roll Call: Chappell, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting “yes.” Motion carried 7 to 0.

Adjournment. Kordus/Hedlund motion to adjourn at 10:07 pm. Motion carried 7 to 0.

/s/ Sabrina Waswo, City Clerk

THESE ARE NOT OFFICIAL MINUTES UNTIL APPROVED BY THE COMMON COUNCIL

**SPECIAL CITY COUNCIL MEETING
MONDAY, JUNE 20, 2016 – 5:15 PM
COUNCIL CHAMBERS, CITY HALL**

Mayor Kupsik called the meeting to order at 5:18 p.m.

The Pledge of Allegiance was led by Alderman Gelting

Roll Call. Present: Mayor Kupsik, Aldermen Chappell, Skates, Flower, Gelting, Horne, Hedlund, Howell. City Attorney Draper, City Administrator Oborn, Planner Slavney, Building and Zoning Administrator Robers and B&Z Administrative Assistant Gregoles.

Alderman Kordus arrived late at 5:24 pm

Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will to be limited to 5 minutes.

#1 – Letter received on Friday 6-17-16 from Cyndy Nafziger, 932 Geneva Street

#2 – Email letter received today 6-20-16 from Andrea Christian, 250 Havenwood Drive

Opening of the Public Hearing regarding the issuance of a Conditional Use Application filed by Steven Johansen for Maple Park Inn, N4590 Ostrander Road, New London, WI to operate a Bed & Breakfast establishment at 920 Geneva Street, Lake Geneva, WI 53147, Tax Key No. ZOP 00235 (continued from the May 23, 2016 Council meeting for a Public Hearing).

PUBLIC TESTIMONY

Public Speaker #1 – Leanne Fritze, Main Street Manor, Delavan, WI

Fritze noted that when they were doing renovations in Delavan it had a domino effect for the rest of the properties in the neighborhood. Everyone started to fix up and take care of their properties. In summary, her experience was a positive one and feels this will be a positive addition for Lake Geneva.

Public Speaker #2 – Sue Johansen, applicant - N4590 Ostrander Road, New London

Johansen gave a brief overview of the application and her vision of the B&B she would like to open.

She expressed her desire to be a good neighbor to the existing home owners. There was a brief discussion with the aldermen. Planner Slavney stated that a Site Plan has been requested and not received. Randy Bangs then spoke on behalf of the applicant, stating that he will be helping to manage the Maple Park Inn. He stated that he had submitted all paperwork and nothing further had been requested of them. Bangs confirmed to Slavney that there would be no changes to the building exterior, no changes to the building envelope and no changes to the paving on the site. Slavney requested a plan for the parking.

Planner Slavney questioned the term Manager and asked where he would reside. Bangs stated that he lives in Delavan and runs the Allyn Mansion there. Bangs stated that they would not allow storage of any kind for guests at the Maple Park Inn (i.e. boats, vacation items.) Mayor Kupsik questioned residency, asking if the Johansen's would be selling their home in New London. Johansen stated no, they will use it as a vacation home and when they are not on site at the B&B it would be closed. Our City ordinance states that the owner must be present when it is being rented out and live on the premises full time. Alderman Gelting questioned the ownership of the proposed B&B and asked if there would be more than one name on the title. Johansen stated that is in question now and perhaps there would be one additional person involved in the ownership.

Public Speaker #3 – Mary Jaros, 927 W Main St., LG

Jaros stated her opposition to the B&B and her specific concerns regarding safety and parking.

Public Speaker #4 – Cindy Fueredi, 1010 Geneva Street, LG

Fueredi stated her opposition to the B&B and her specific concerns regarding safety and parking.

Furthermore, she stated her concerns regarding the flexibility of the City's planning and concerns regarding things changing in her neighborhood. Planner Slavney gave a brief explanation of the process of a Conditional Use submitted to the City.

Public Speaker #5 – Pricilla Smith , 514 McDowell Street, Delavan

She is the neighbor to the back of the Allyn Mansion in Delavan.

She has not had any negative experiences with the B&B in her neighborhood and feels it will be a benefit to her when selling her home. In summary, she gave her full support to the planned B&B at 920 Geneva Street in Lake Geneva.

Public Speaker #6 – Ted Harrig, 828 Geneva St., LG

Harrig stated his understanding of the complexity and tough decision that needs to be made by the Council.

He stated that there are already three B&B's located near the school already. He pointed out that most B&B's take pride in their homes and they are well maintained. In summary he gave his support of the planned B&B on Geneva Street.

Public Speaker #7 – Martha Kukow, Listing Agent of the property

The house has been listed for over one year and she has shown it to more than 30 interested parties.

However, she stated that there is much to be done to the property and the Johansen's have shared their plans to remodel the interior of the home. In summary she gave her support of the planned B&B on Geneva Street.

Public Speaker #8 – D Fiske, 324 Sage Street, LG

Fiske stated she has had a B&B for three years and her guests are primarily in the over 60 age range and never give her any trouble. In summary she gave her support of the planned B&B on Geneva Street.

Public Speaker #9 – Mark Smith, 1004 Geneva St., LG

Smith stated his opposition to the B&B. He has concerns that it will decrease his property value.

Smith pointed out that it appears that no one that is in support of it actually lives in the neighborhood.

Public Speaker #10 – Janelle Powers, 1003 W Main St., LG

Powers stated her opposition to the B&B. She firmly believes that it would be detrimental to their neighborhood.

She has concerns regarding safety and traffic.

Public Speaker #11 – Randy Bangs, 103 E Washington St, Delavan , WI

Bangs gave a brief overview of the value and condition of the property in question. He reviewed the plans and vision for the property including ownership, occupancy and parking concerns. He gave an overview of his previous B&B management experience and how well they did, as well as what his role would be to this new B&B. He currently runs the Allyn Mansion in Delavan and has had no complaints from the neighbors. In summary, Bangs stated his support for the B&B and feels that it will add to property values.

Public Speaker #12 – Terry O'Neil, 954 George St., LG

O'Neil stated his concerns regarding ownership and parking.

Public Speaker #13 – Wendy Smith, 1004 Geneva St., LG

Smith stated her opposition to the B&B, pointing out that the wishes of the home owners in the neighborhood should be respected.

Public Speaker #14 – Joe Railton III, 930 Geneva St., LG

Railton gave several handouts to the aldermen and gave an overview of former B&B and retail enterprises that have tried to be implemented in the Maple Park Historic District. In summary, he stated his opposition to the B&B and urged the council to protect the home owners interests.

Public Speaker #15 – Carol Railton, 930 Geneva St., LG

Ms. Railton stated her opposition to the B&B.

Public Speaker #2 Returned by Mayor Kupsik's request – Sue Johansen, applicant

Kupsik asked how many people would be on the title. Johansen stated that it is currently under discussion but likely no more than one additional person/close friend. Slavney clarified that the Conditional Use process requires one owner/occupant to be named, not multiple. Johansen questioned whether they would grant this to a multi owner title. Slavney stated yes it could, but they would prefer to grant to one owner living on the property. Gelting brought up the fact of the application names Steve Johansen and asked if he would be a full time resident at the home. Sue Johansen stated that no, he would not, but she would.

Closing of the Public Hearing

Motion #1

Hedlund/Skates motion to close the public hearing. Unanimously carried.

Discussion/Action on authorizing the issuance of a Conditional Use Application filed by Steven Johansen for Maple Park Inn, N4590 Ostrander Road, New London, WI to operate a Bed & Breakfast establishment at 920 Geneva Street, Lake Geneva, WI 53147, Tax Key No. ZOP 00235.

DISCUSSION

Slavney clarified questions on the number of bedrooms and parking issues for the aldermen. Slavney also clarified the issues of business West of Cook Street. Chappell stated that she feels this is a perfect property for a B&B and came to the meeting in support of the applicant. However, after hearing the unsure ownership situation it makes her unsure, specifically who will live in it and who will be owners on the paperwork. Skates also agrees that the ownership issues are concerning.

Motion #2

Chappell/Gelting motion to deny the issuance of a Conditional Use application filed by Steven Johansen for Maple Park Inn, N4590 Ostrander Road, New London, WI to operate a Bed & Breakfast establishment at 920 Geneva Street, Lake Geneva, WI 53147, Tax Key No. ZOP 00235, based on the fact finding read in detail by Alderman Skates and listed below.

1. In general, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
2. Specific to this site, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
3. The proposed conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.

4. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Roll Call Vote: Chappell, Skates, Kordus, Flower, Gelting, Horne, Hedlund, Howell voting "yes" to deny the application; unanimously carried.

Adjournment. Kordus/Skates motion to adjourn at 6:48 pm. Unanimously carried.

/s/ Jackie Gregoles, Building & Zoning Administrative Assistant

THESE ARE NOT OFFICIAL MINUTES UNTIL APPROVED BY THE COMMON COUNCIL

RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of } Lake Geneva
 Village of }
 City of }

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:
 Full Name(s) (Last, First and Middle Name) _____ Home Address _____ Post Office & Zip Code _____

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company Oakfire LLC
 Address of Corporation/Limited Liability Company (if different from licensed premises) _____
 All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title	Name (Inc. Middle Name)	Home Address	Post Office & Zip Code
President/Member	<u>David R. Scotney</u>	<u>1551 Orchard Lane, Lake Geneva, WI 53147</u>	
Vice President/Member	_____	_____	_____
Secretary/Member	_____	_____	_____
Treasurer/Member	_____	_____	_____
Agent	<u>David R. Scotney</u>	_____	_____
Directors/Managers	_____	_____	_____

C. 1. Trade Name Oakfire Pizzeria And Restaurant Business Phone Number 262-248-1111
 2. Address of Premises 831 Wrigley Drive, Lake Geneva, WI 53147 Post Office & Zip Code _____

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) Dining room, pizza bar, kitchen, basement storage, 2 levels *outdoor patio*

5. Legal description (omit if street address is given above): _____

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been convicted of any offenses (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? If yes, complete reverse side Yes No

b. Are charges for any offenses presently pending (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? If yes, explain fully on reverse side Yes No

7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? If yes, explain. Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit [phone (608) 266-2776] Yes No

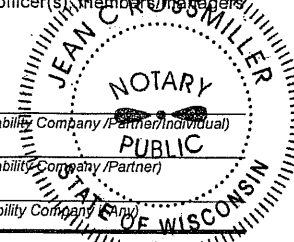
10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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), member(s) or managers of Limited Liability Companies must sign.)

SUBSCRIBED AND SWORN TO BEFORE ME
 this 10th day of May, 2016
Jean Krossmiller
(Clerk/Notary Public)
 My commission expires 12/11/17

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



TO BE COMPLETED BY CLERK

Date received and filed with municipal clerk <u>5/10/16</u>	Date reported to council/board <u>6/27/16</u>	Date license granted
License number issued	Date license issued	Signature of Clerk / Deputy Clerk

LICENSE REQUESTED		Class B Combo FEE
TYPE		
<input type="checkbox"/> Class A beer	\$	
<input checked="" type="checkbox"/> Class B beer	\$	<u>100</u>
<input type="checkbox"/> Class C wine	\$	
<input type="checkbox"/> Class A liquor	\$	
<input type="checkbox"/> Class A liquor (cider only)	\$	N/A
<input checked="" type="checkbox"/> Class B liquor	\$	<u>500</u>
<input type="checkbox"/> Reserve Class B liquor	\$	
<input type="checkbox"/> Class B (wine only) winery	\$	
Publication fee	\$	<u>25.00</u>
TOTAL FEE	\$	<u>625.00</u>

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: Town
 Village of Lake Geneva County of Walworth
 City

The undersigned duly authorized officer(s)/members/managers of Oakfire, LLC
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as
Oakfire Pizzeria and Restaurant
(trade name)

located at 831 Wrigley Drive, Lake Geneva, WI 53147

appoints David R. Scotney
(name of appointed agent)
1551 Orchard Lane, Lake Geneva, WI 53147
(home address of appointed agent)

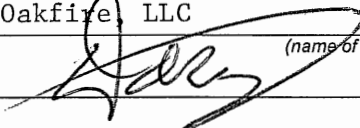
to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 1 year 9 months

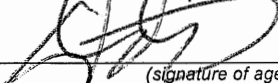
Place of residence last year 1335 Edgewood Drive, Lake Geneva, WI 53147

For: Oakfire, LLC
(name of corporation/organization/limited liability company)
By: 
(signature of Officer/Member/Manager)
And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT


I, David R. Scotney, hereby accept this appointment as agent for the
(print/type agent's name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.


(signature of agent) 5/10/16 Agent's age _____
(date) Date of birth _____
1551 Orchard Lane, Lake Geneva, WI 53147
(home address of agent)

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
(Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

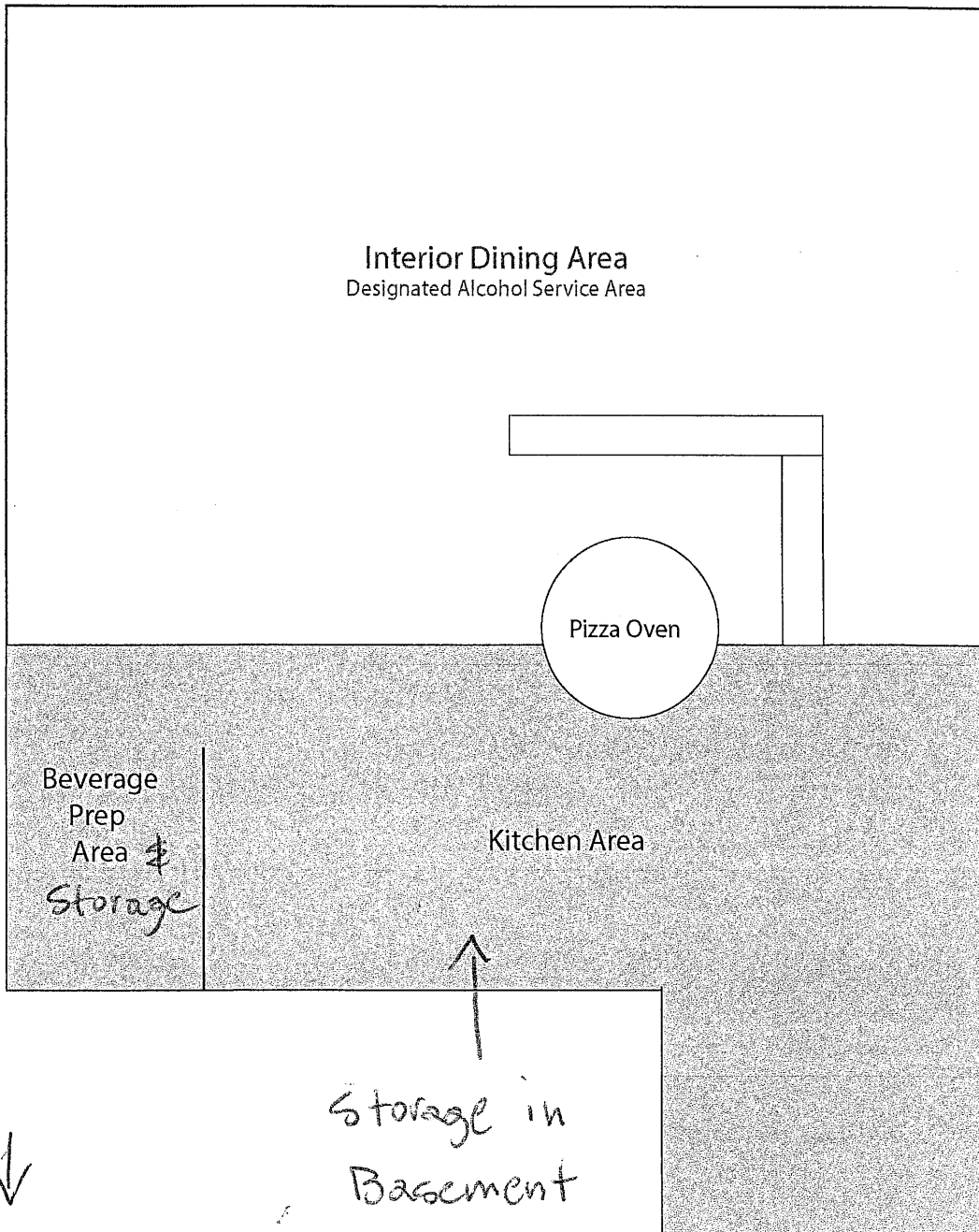
Approved on 5-20-16 by 
(date) (signature of proper local official) Title Police Chief
(town chair, village president, police chief)

Oakfire

831 Wrigley Drive
Lake Geneva, WI 53147
262-248-1111



Outside Patio
Designated Alcohol Service Area



RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of } Lake Geneva
 Village of }
 City of }

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:

Full Name(s) (Last, First and Middle Name)

Home Address

Post Office & Zip Code

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company POPEYES GALLEY & GROC, LTD

Address of Corporation/Limited Liability Company (if different from licensed premises) _____

All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title	Name (Inc. Middle Name)	Home Address	Post Office & Zip Code
President/Member	<u>Michael ANAGNOS</u>	<u>147 MEADOWVIEW LN</u>	<u>W. Bay WI 53191</u>
Vice President/Member	_____	_____	_____
Secretary/Member	_____	_____	_____
Treasurer/Member	_____	_____	_____
Agent	<u>Michael ANAGNOS</u>	<u>147 MEADOWVIEW LN</u>	<u>W. Bay WI 53191</u>
Directors/Managers	_____	_____	_____

C. 1. Trade Name POPEYES Business Phone Number 262 248 4381
 2. Address of Premises 811 Wrigley Dr. Post Office & Zip Code LAKEGENEVA WI 53147

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) BASEMENT, DINING ROOM, BARS, STORAGE, KITCHEN, SIDEWALK CAFE

5. Legal description (omit if street address is given above): _____

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been **convicted of any offenses** (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? **If yes, complete reverse side** Yes No

b. Are **charges for any offenses** presently **pending** (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? **If yes, explain fully on reverse side** Yes No

7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? **If yes, explain.** Address (President) changed - home address Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. _____ Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776] _____ Yes No

10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? _____ Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? _____ 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.)

SUBSCRIBED AND SWORN TO BEFORE ME

this 10 day of May, 2016

Sabrina M. Neebo
(Clerk/Notary Public)

My commission expires 7-20-2019


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

(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>5-10-16</u>	Date reported to council/board <u>6/27/2016</u>	Date license granted
License number issued	Date license issued	Signature of Clerk / Deputy Clerk

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: Town Village of Lake Geneva County of Walworth
 City

The undersigned duly authorized officer(s)/members/managers of _____
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as

Popeye's
(trade name)

located at 811 Wrigley Dr. Lake Geneva WI 53147

appoints Michael Anagnos
(name of appointed agent)

147 Meadowview Ln Williams Bay, WI 53191
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 9 YEARS

Place of residence last year LAKE GENEVA, WI

For: Popeyes Gallery & Grocery Ltd.
(name of corporation/organization/limited liability company)

X By: [Signature]
(signature of Officer/Member/Manager)

And: [Signature]
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, Michael Anagnos, hereby accept this appointment as agent for the
(print/type agent's name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

X [Signature] 5/10/2016 Agent's age _____
(signature of agent) (date)
147 MEADOWVIEW LN WILLIAMS BAY WI 53191 Date of birth _____
(home address of agent)

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
 (Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 6/6/16 by [Signature] Title Police Chief
(date) (signature of proper local official) (town chair, village president, police chief)

Popeye's Restaurant Lake Geneva

811 Wrigley Dr.
P.O. Box 1117
Lake Geneva, WI 53147



In accordance with the city of Lake Geneva Alcoholic Beverage License Renewal requirements, we hereby submit for your approval the following information:

The applicant, Popeye's Galley & Grog, Ltd., is a dining facility located on the lakefront in a 22,580.25 square foot building at 811 Wrigley Dr. The business operates between the hours of:

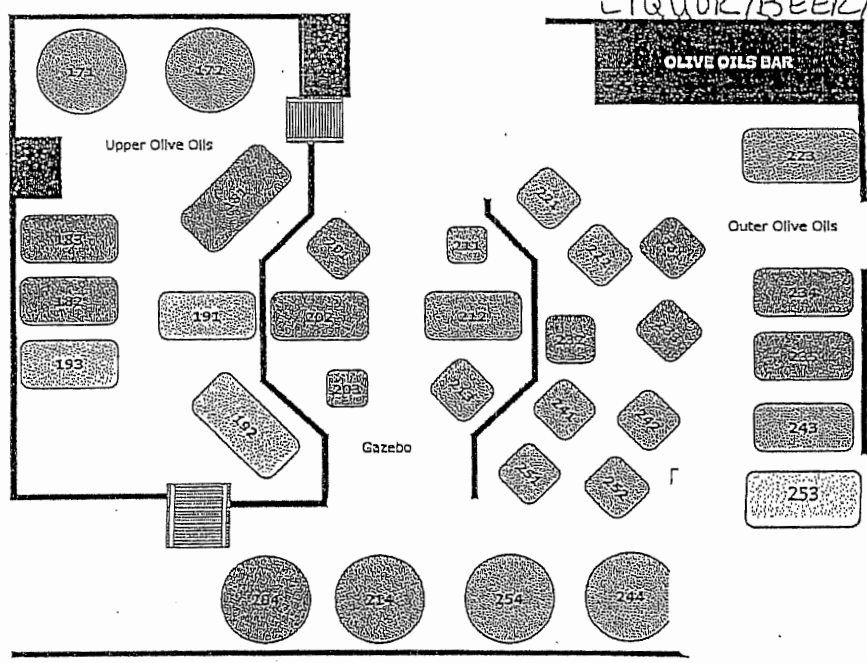
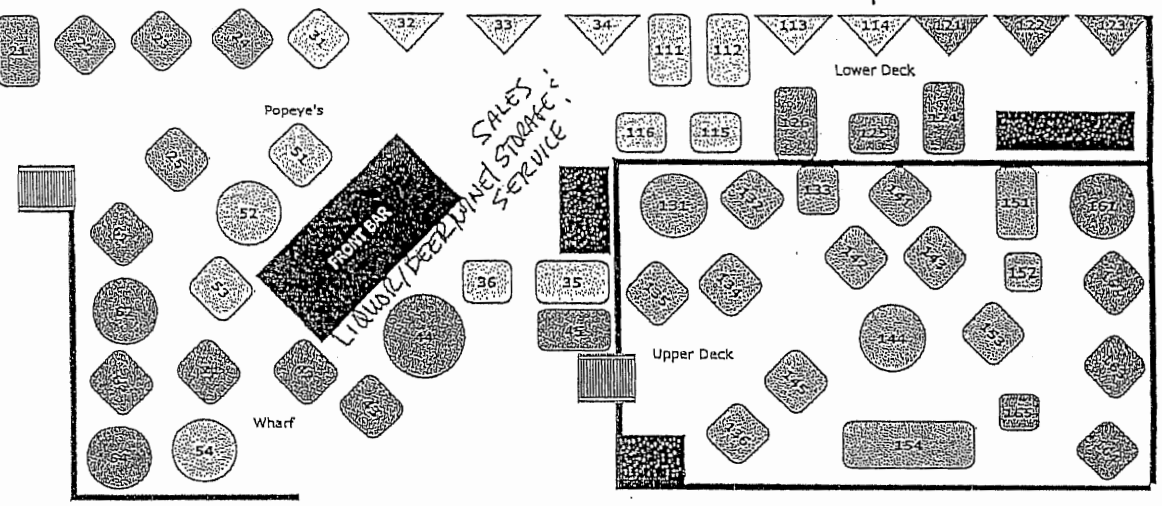
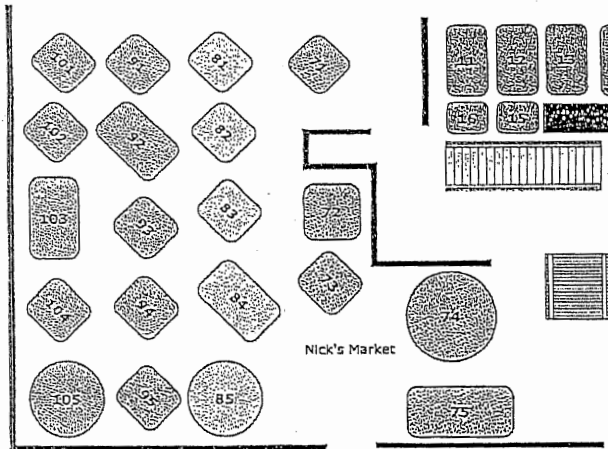
Sun-Thurs——11:00am-10:30pm

Friday-Sat——11:00am-11:30 pm

Specific areas pertaining to the sale, service and storage of alcoholic beverages on the premises are included as follows:

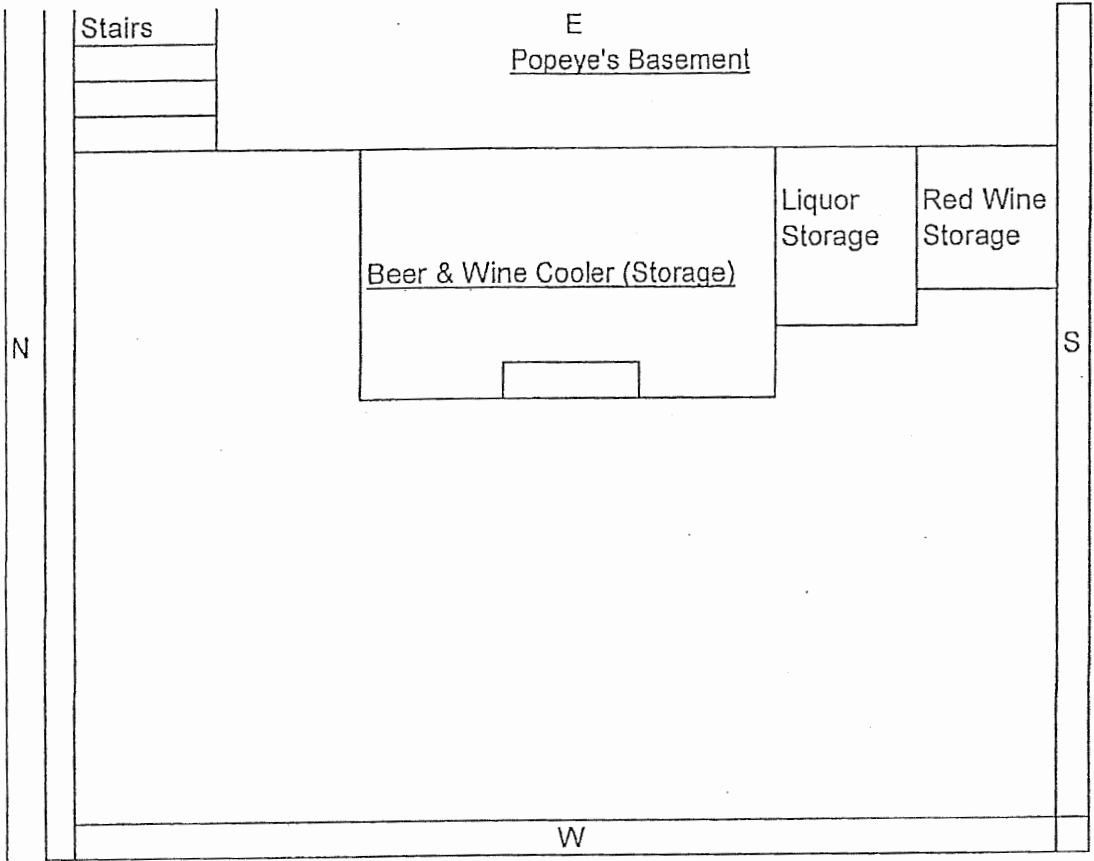
Vestibule	64.5 Square Feet
Entry	251.7 Square Feet
Lounge	271.0 Square Feet
Nick's Market	1,631.0 Square Feet
Hall	886.6 Square Feet
Washroom	886.7 Square Feet
Main Dining Room	2,467.0 Square Feet
Olive Oyl's	2,770.0 Square Feet
Kitchen	3,927.0 Square Feet
Basement & Stairs	2,702.8 Square Feet
Deck	1,478.25 Square Feet
Office	3,000.0 Square Feet
Outside Café	See Map

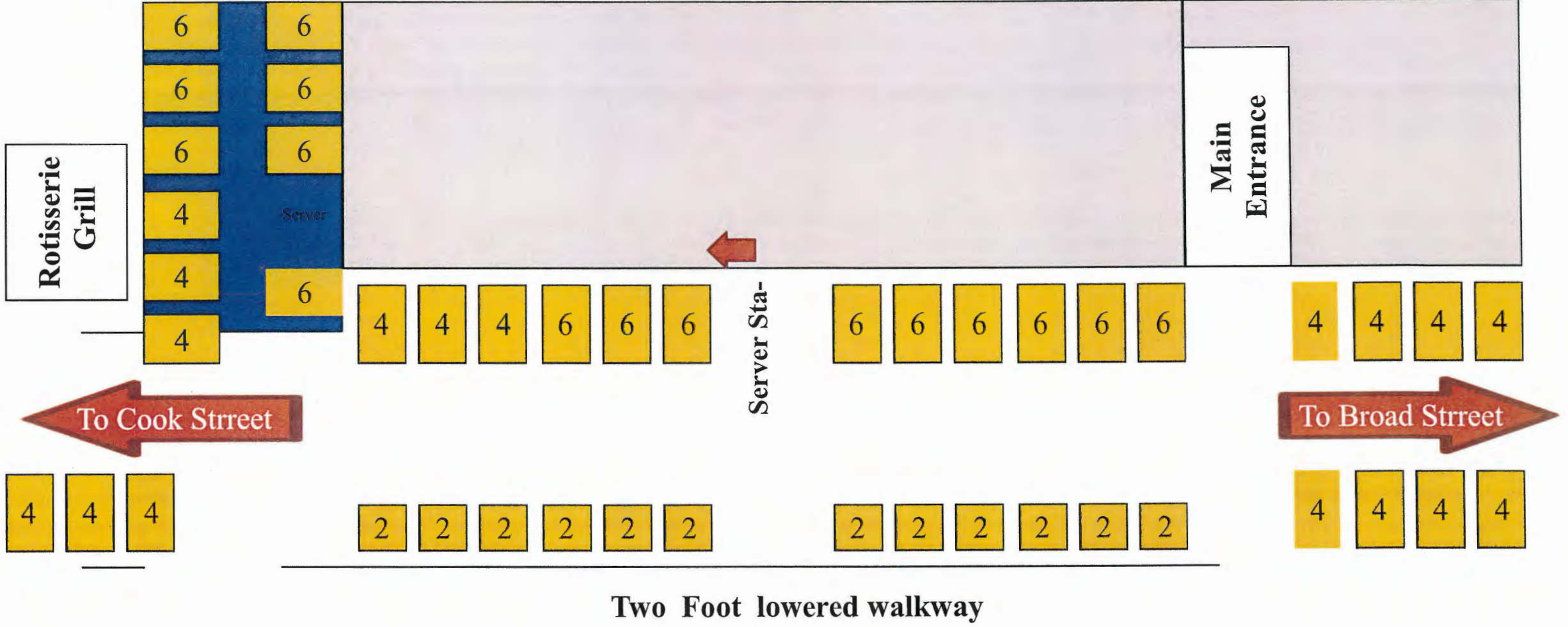
Phone: 262-248-4381
Fax: 262-248-4401
popeyes@popeyeslkg.com



LIQUOR/BEER/WINE STORAGE & SERVICE

LIQUOR /
BEER / WINE
SERVICE
:
STORAGE
DINING ROOMS





RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 7.1.2016 ending: 6.30.2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of Village of City of } Lake Geneva

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:

Full Name(s) (Last, First and Middle Name) Home Address Post Office & Zip Code
McCarthy, Patrick Joseph 10 Kingswood Circle Verona, WI 53593

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company Cove Condominium Assoc, Inc.

Address of Corporation/Limited Liability Company (if different from licensed premises) _____
 All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title	Name (Inc. Middle Name)	Home Address	Post Office & Zip Code
President/Member	<u>Kaye Rose Lawman</u>	<u>827 Bosworth Field Rd, Barrington, IL 60010</u>	
Vice President/Member	<u>James Paul Patrician</u>	<u>1530 Greer's Crossing Dr, Highland, IL 60142</u>	
Secretary/Member	<u>Patrick Joseph McCarthy</u>	<u>10 Kingswood Cir, Verona, WI 53593</u>	
Treasurer/Member	<u>James Patena</u>	<u>92 Salt River Ct, Naperville, IL 60565</u>	
Agent	<u>Patrick Joseph McCarthy</u>	<u>10 Kingswood Cir, Verona, WI 53593</u>	
Directors/Managers	<u>Mark William Dush</u>	<u>1504 S Elizabeth Ct, Lombard, IL 60148</u>	

C. 1. Trade Name The Cove of Lake Geneva Business Phone Number 262.249.9460
 2. Address of Premises 111 Center Street Post Office & Zip Code Lake Geneva, WI 53147

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) B - Indoor Pool, Outdoor Pool

5. Legal description (omit if street address is given above): Meeting Rooms + Storage in lower level

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been convicted of any offenses (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? If yes, complete reverse side Yes No

b. Are charges for any offenses presently pending (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? If yes, explain fully on reverse side Yes No

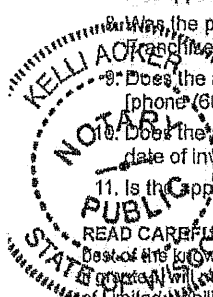
7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? If yes, explain. Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin income or tax return of the licensee? If not, explain. Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit? (phone (608) 266-2776) Yes No

10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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.)

SUBSCRIBED AND SWORN TO BEFORE ME
 this 27 day of May, 2016
[Signature]
 My commission expires March 9, 2020

Patrick Joseph McCarthy SECTY.
(Officer of Corporation/Member/Manager of Limited Liability Company /Partner/Individual)
[Signature] VICE PRESIDENT
(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>6/10/2016</u>	Date reported to council/board <u>6/27/2016</u>	Date license granted
License number issued	Date license issued	Signature of Clerk / Deputy Clerk

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: Town
 Village of Lake Geneva County of Walworth
 City

The undersigned duly authorized officer(s)/members/managers of _____
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as

The Cove of Lake Geneva
(trade name)

located at 111 Center Street, Lake Geneva, WI 53147

appoints Patrick Joseph McCarthy
(name of appointed agent)

10 Kingswood Circle, Verona, WI 53593
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? _____

Place of residence last year 10 Kingswood Circle, Verona, WI 53593

For: Cove Condominium Association, Inc.
(name of corporation/organization/limited liability company)

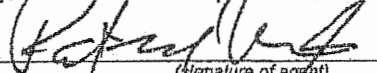
By:  VICE PRESIDENT
(signature of Officer/Member/Manager)

And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, Patrick Joseph McCarthy, hereby accept this appointment as agent for the
(print/type agent's name)

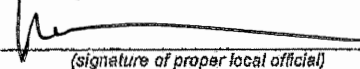
corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

 _____
(signature of agent) (date) Agent's age _____

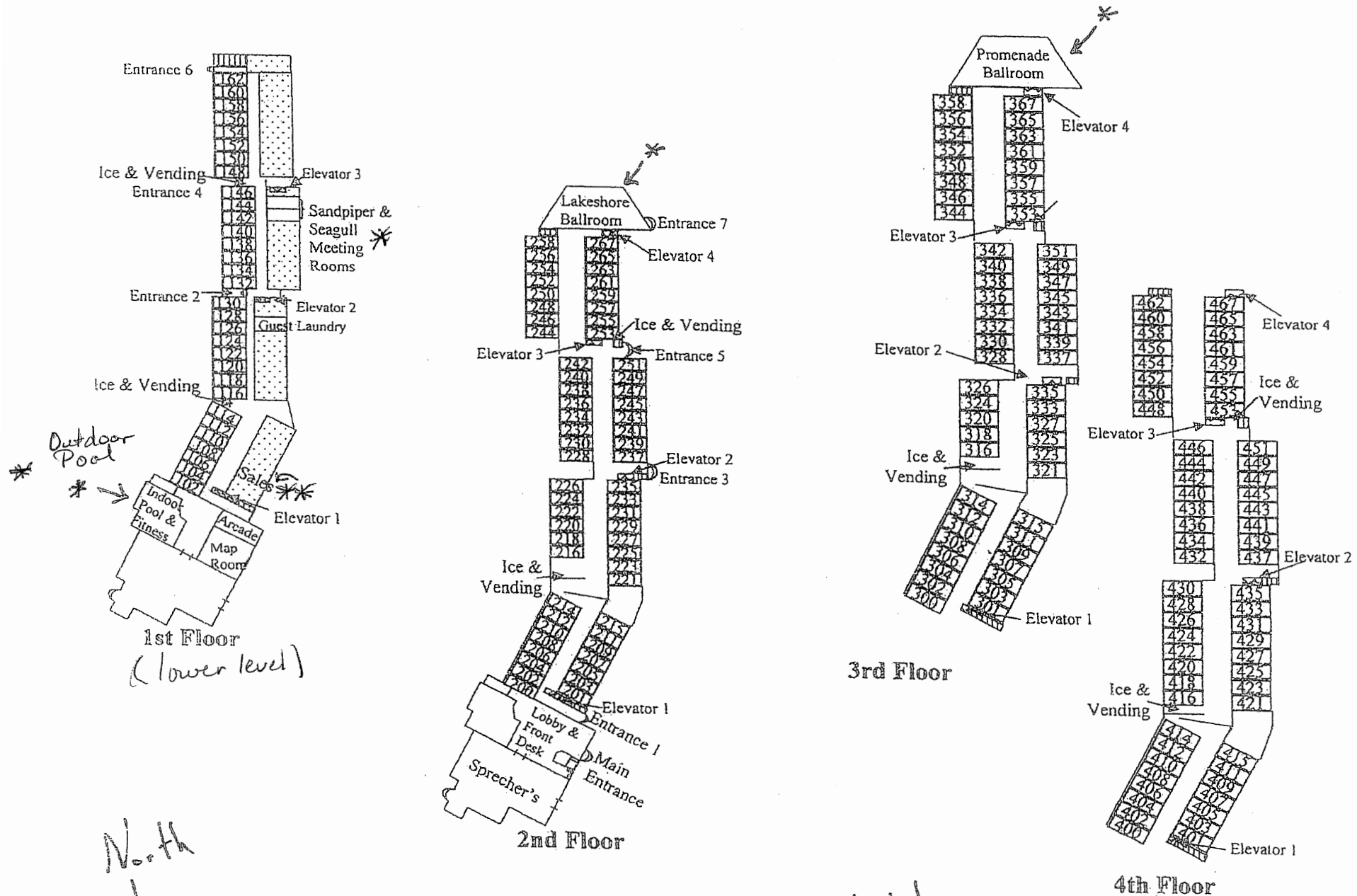
10 Kingswood Circle, Verona, WI 53593
(home address of agent) Date of birth _____

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
(Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 6-15-16 by  _____ Title Police Chief
(date) (signature of proper local official) (town chair, village president, police chief)

~ Property Map ~



North
↓

* Sale of alcohol
** storage in lower level

RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of } Lake Geneva
 Village of }
 City of }

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Applicant's WI Seller's Permit No.:		FEIN Number:	
LICENSE REQUESTED ▶			
TYPE	FEE		
<input type="checkbox"/> Class A beer	\$		
<input checked="" type="checkbox"/> Class B beer	\$	<u>100</u>	
<input type="checkbox"/> Class C wine	\$		
<input type="checkbox"/> Class A liquor	\$		
<input type="checkbox"/> Class A liquor (cider only)	\$	N/A	
<input checked="" type="checkbox"/> Class B liquor	\$	<u>500</u>	
<input type="checkbox"/> Reserve Class B liquor	\$		
<input type="checkbox"/> Class B (wine only) winery	\$		
Publication fee	\$	<u>25.00</u>	
TOTAL FEE	\$	<u>625</u>	

Complete A or B. All must complete C.

A. Individual or Partnership:

Full Name(s) (Last, First and Middle Name) Home Address Post Office & Zip Code

B. Full Name of Corporation/Nonprofit Organization Limited Liability Company ▶ GENEVA BAY CLUB, LLC

Address of Corporation/Limited Liability Company (if different from licensed premises) ▶ _____

All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title	Name (Inc. Middle Name)	Home Address	Post Office & Zip Code
President/Member	<u>Charles A Fritz IV</u>	<u>327 Wrigley Dr</u>	<u>53147</u>
Vice President/Member			
Secretary/Member			
Treasurer/Member			
Agent ▶	<u>Charles A Fritz IV</u>	<u>327 Wrigley Dr</u>	<u>53147</u>
Directors/Managers			

C. 1. Trade Name ▶ Maxwell Mansion Business Phone Number 262-249-9711

2. Address of Premises ▶ 421 Baker St, Lake Geneva Post Office & Zip Code ▶ 53147

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) Hotel Mansion - BAR - LOUNGE - EVENT SPACE

5. Legal description (omit if street address is given above): BASEMENT STORAGE - POOL - GAZEBO

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been **convicted of any offenses** (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? **If yes, complete reverse side** Yes No

b. Are **charges for any offenses** presently **pending** (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? **If yes, explain fully on reverse side** Yes No

7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? **If yes, explain.** Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776] Yes No

10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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.)

SUBSCRIBED AND SWORN TO BEFORE ME

this 12 day of MAY, 2016
Sabrina M. Waswo State of Wisconsin (Clerk/Notary Public)
Sabrina M. Waswo Notary Public (Officer of Corporation/Member/Manager of Limited Liability Company /Partner/Individual)
 My commission expires 7-20-2019 (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>5-12-16</u>	Date reported to council/board <u>6/27/2016</u>	Date license granted
License number issued	Date license issued	Signature of Clerk / Deputy Clerk

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: Town Village of Lake Geneva County of Walworth
 City

The undersigned duly authorized officer(s)/members/managers of GENEVA BAY CLUB LLC
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as
MAXWELL MANSION
(trade name)

located at 421 Baker St. Lake Geneva WI 53147

appoints CHARLES ANDREW FRITZ IV
(name of appointed agent)
327 Wrigley Dr. Lake Geneva WI 53147
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).
STONE SOUP BAKER HOUSE

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? _____

Place of residence last year 327 Wrigley Dr Lake Geneva 53147

For: GENEVA BAY CLUB
(name of corporation/organization/limited liability company)

By: CASALPT
(signature of Officer/Member/Manager)

And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, Charles Andrew Fritz IV, hereby accept this appointment as agent for the
(print/type agent's name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

CASALPT 5-11-16 Agent's age _____
(signature of agent) (date)
327 Wrigley Dr. Date of birth _____
(home address of agent)

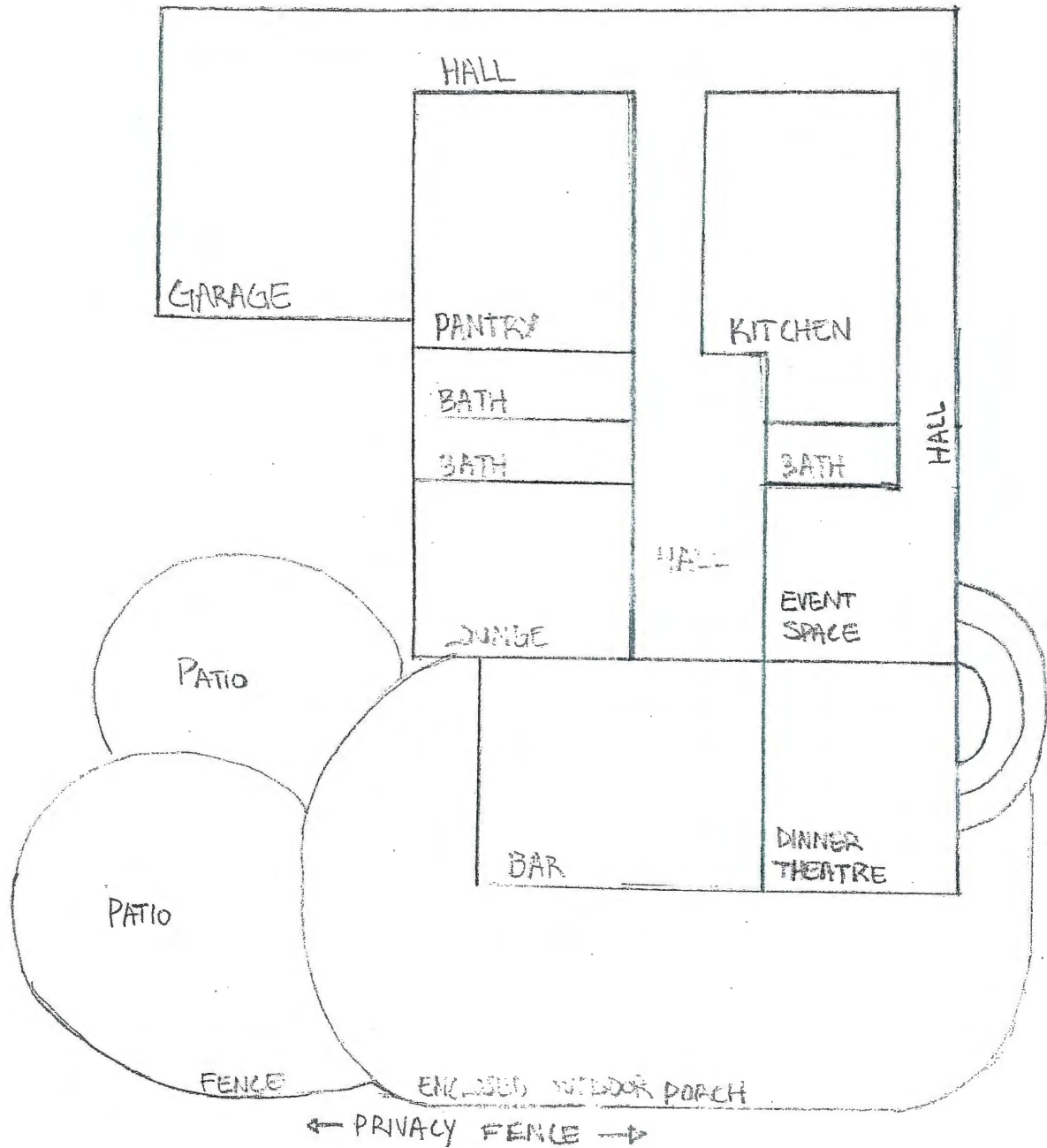
**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
 (Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 5-20-16 by _____ Title Police Chief
(date) (signature of proper local official) (town chair, village president, police chief)

ENCLOSED PROPERTY FENCE

MAXWELL MANSION 1856 421 BAKER STREET



ENCLOSED PROPERTY FENCE

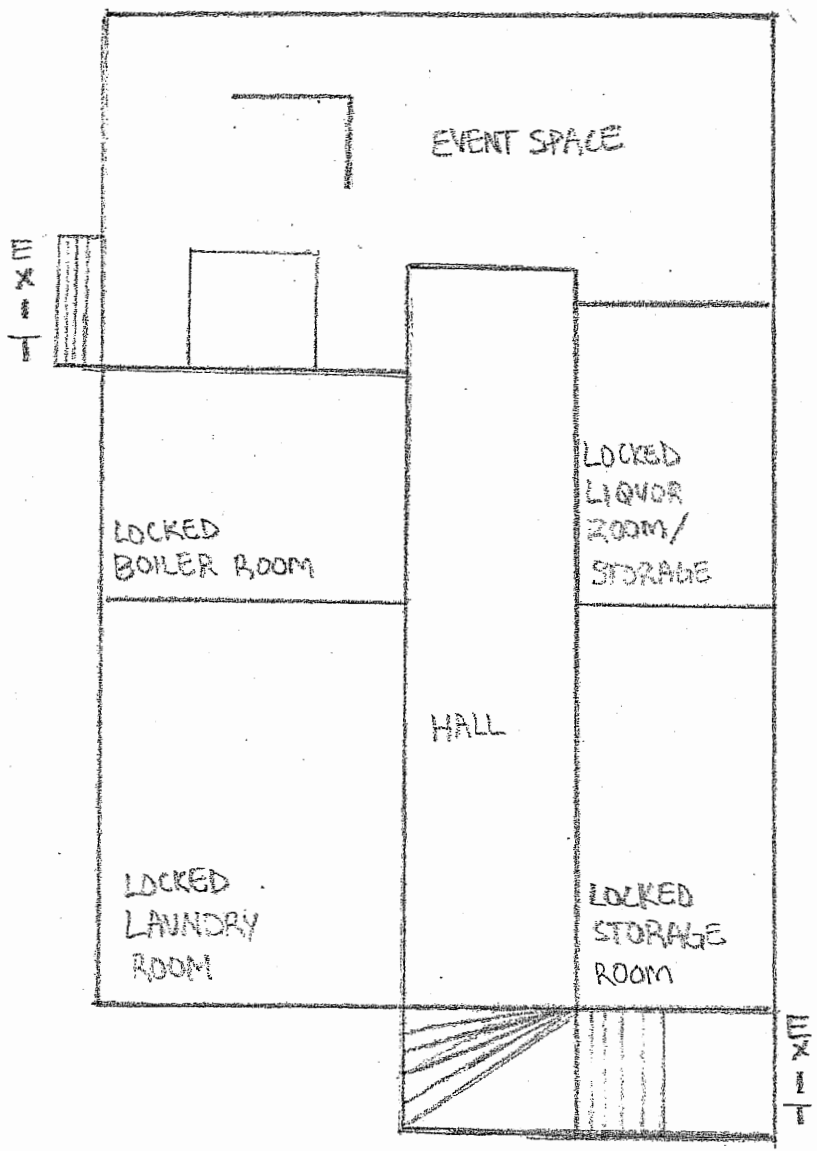
ENCLOSED PROPERTY FENCE

Alcohol To BE SERVED:

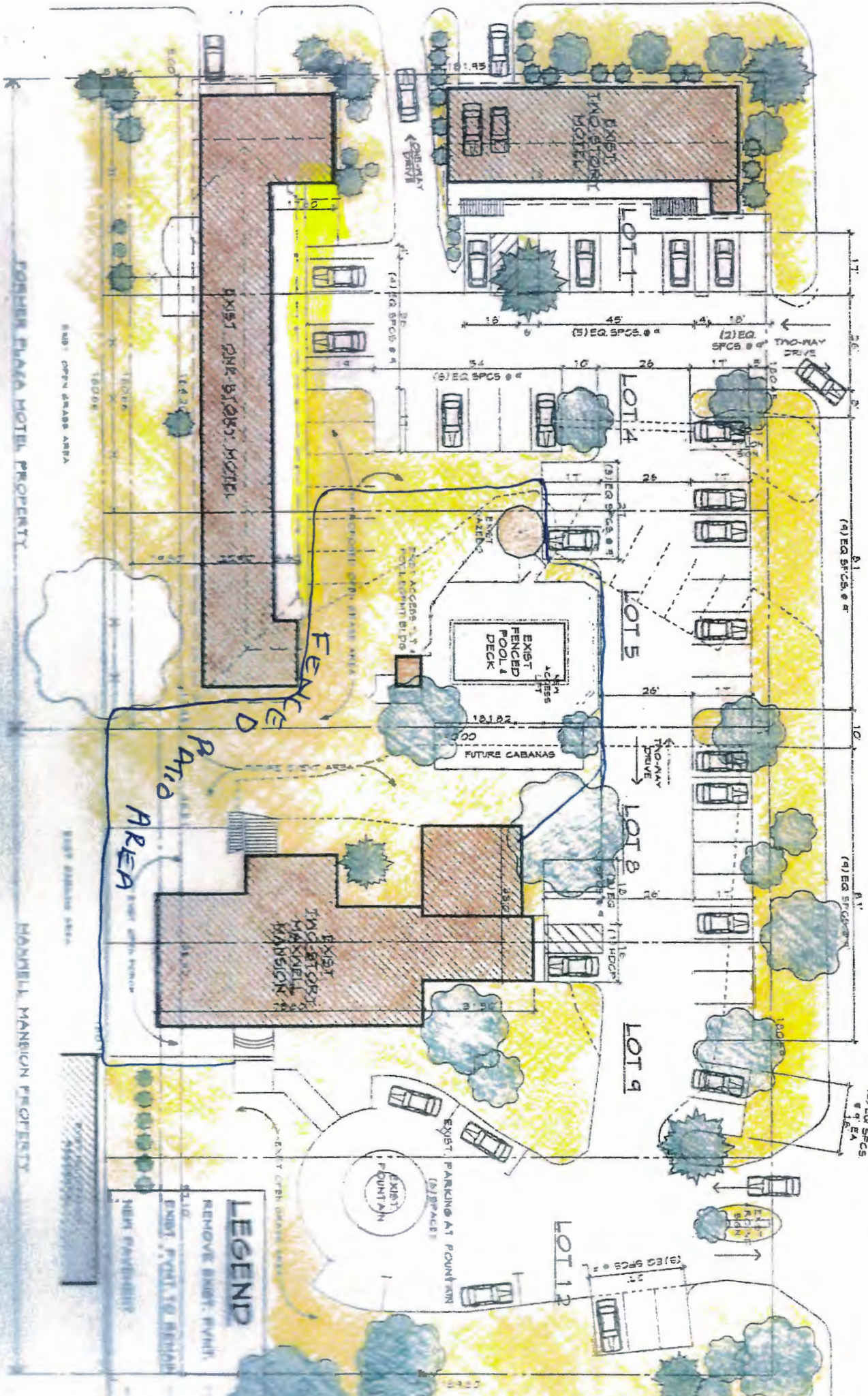
- BASMENT STORAGE
- DINNER THEATER
- SPEAKEASY - EVENT SPACE
- BAR / LOUNGE

SEASONALLY: POOL / GAZEBO

A-Z



WELLS STREET



FORMER PLAZA HOTEL PROPERTY

MANORION PROPERTY

LEGEND
 REMOVE EXIST. PAVT
 EXIST. PAVT TO REMAIN
 NEW PAVEMENT

RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of } Lake Geneva
 Village of }
 City of }

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Applicant's WI Seller's Permit No.:		FEIN Number:	
LICENSE REQUESTED ▶			
TYPE		FEE	
<input type="checkbox"/> Class A beer		\$	
<input type="checkbox"/> Class B beer		\$	
<input type="checkbox"/> Class C wine		\$	
<input type="checkbox"/> Class A liquor		\$	
<input type="checkbox"/> Class A liquor (cider only)		\$	N/A
<input type="checkbox"/> Class B liquor		\$	
<input type="checkbox"/> Reserve Class B liquor		\$	
<input type="checkbox"/> Class B (wine only) winery		\$	
Publication fee		\$	25.00
TOTAL FEE		\$	

Complete A or B. All must complete C.

A. Individual or Partnership:
Full Name(s) (Last, First and Middle Name) _____ **Home Address** _____ **Post Office & Zip Code** _____

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company ▶ Stone Soup, LLC
 Address of Corporation/Limited Liability Company (if different from licensed premises) ▶ _____

All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title	Name (Inc. Middle Name)	Home Address	Post Office & Zip Code
President/Member	<u>Charles Andrew Fritz IV</u>	<u>327 Wrigley Dr Lake Geneva, WI</u>	<u>53147</u>
Vice President/Member	_____	_____	_____
Secretary/Member	_____	_____	_____
Treasurer/Member	_____	_____	_____
Agent ▶	<u>Charles Andrew Fritz IV</u>	_____	_____
Directors/Managers	_____	_____	_____

C. 1. Trade Name ▶ The Baker House, Stone Soup Business Phone Number 262-248-4700
 2. Address of Premises ▶ 327 Wrigley Dr. Post Office & Zip Code ▶ 53147

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) Restaurant? Banquet area including outdoor seating & basement storage Hotel & Lounge

5. Legal description (omit if street address is given above): _____

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been **convicted of any offenses** (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? **If yes, complete reverse side** Yes No

b. Are **charges for any offenses** presently **pending** (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? **If yes, explain fully on reverse side** Yes No

7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? **If yes, explain.** Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776] Yes No

10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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.)

SUBSCRIBED AND SWORN TO BEFORE ME

this 12 day of MAY, 20 16

Sabrina M. Waswo
(Clerk/Notary Public)

State of Wisconsin

Notary Public

Sabrina M. Waswo

Carol A. R...
(Officer of Corporation/Member/Manager of Limited Liability Company/Partner/Individual)

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

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

My commission expires 7-20-2019

TO BE COMPLETED BY CLERK

Date received and filed with municipal clerk <u>5-12-2016</u>	Date reported to council/board	Date license granted
License number issued	Date license issued	Signature of Clerk / Deputy Clerk

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: Town
 Village of Lake Geneva County of Walworth
 City

The undersigned duly authorized officer(s)/members/managers of STONE SOUP
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as
BAICER HOUSE
(trade name)

located at 327 WRIGLEY DR LAKE GENEVA WI

appoints CHARLES ANDREW FRITZ IV
(name of appointed agent)

327 WRIGLEY DRIVE, LAKE GENEVA WI 53147
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? _____

Place of residence last year _____

For: STONE SOUP, LLC
(name of corporation/organization/limited liability company)

By: [Signature]
(signature of Officer/Member/Manager)

And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, Charles A Fritz, hereby accept this appointment as agent for the
(print/type agent's name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

[Signature] 5/11/2016 Agent's age _____
(signature of agent) (date)

327 WRIGLEY DR LAKE GENEVA WI 53147 Date of birth _____
(home address of agent)

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
(Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 6-6-16 by [Signature] Title Police Chief
(date) (signature of proper local official) (town chair, village president, police chief)

Baker House

ALTA/CASM LAND TITLE SURVEY

TO: TUGGSA VALLEY BANK
 FROM: THE SERVICE COMPANY
 THIS IS TO CERTIFY THAT THE MAP OR PLAN AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS AND THAT THE SURVEY IS ACCURATE AND THAT THE SURVEY IS A TRUE AND CORRECT REPRESENTATION OF THE SURVEYED AREA AND THAT THE SURVEY IS A TRUE AND CORRECT REPRESENTATION OF THE SURVEYED AREA AND THAT THE SURVEY IS A TRUE AND CORRECT REPRESENTATION OF THE SURVEYED AREA.

- 1. THE SURVEY WAS MADE ON THE 15th DAY OF JULY, 1961, BY THE SURVEYOR, JOHN W. BAKER, JR., AT THE REQUEST OF THE SERVICE COMPANY.
- 2. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 3. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 4. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 5. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
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- 10. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 11. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 12. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 13. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 14. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 15. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 16. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 17. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 18. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 19. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.
- 20. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

1. THE SURVEY WAS MADE ON THE 15th DAY OF JULY, 1961, BY THE SURVEYOR, JOHN W. BAKER, JR., AT THE REQUEST OF THE SERVICE COMPANY.

2. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

3. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

4. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

5. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

6. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

7. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

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12. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

13. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

14. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

15. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

16. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

17. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

18. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

19. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

20. THE SURVEY WAS MADE IN ACCORDANCE WITH THE ALTA/CASM ACT AND THE ALTA/CASM REGULATIONS.

National Survey & Engineering
 10101 W. Howard Blvd.
 Suite 200
 Dallas, Texas 75241
 Telephone: (214) 435-1100
 Telex: 731124
 Cable: NS&E

Map 283-7

Block 44

Baker Street

Wrigley Drive

Lake Geneva

Intention of House

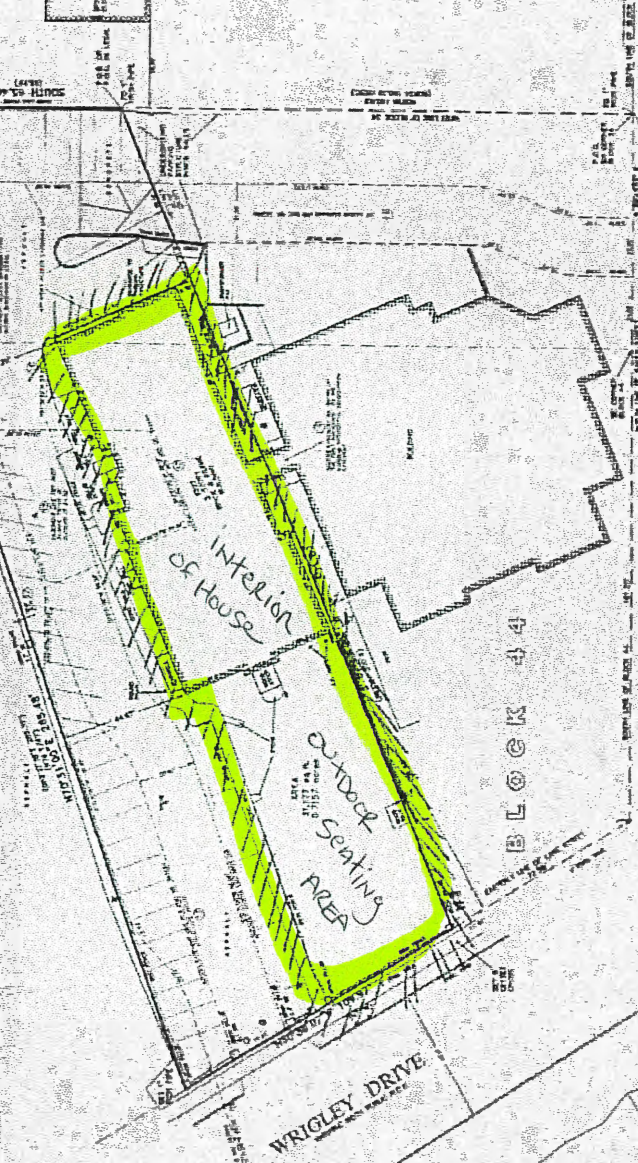
Outdoor Seating Area

Legend

Scale

North Arrow

Service Area Limited to Inside Outlined Perimeter



Scale
 0 10 20 30 40 50 60 70 80 90 100 FEET

Map 283-7

Block 44

Baker Street

Wrigley Drive

Lake Geneva

Intention of House

Outdoor Seating Area

Legend

Scale

North Arrow

Service Area Limited to Inside Outlined Perimeter

Map 283-7

Block 44

Baker Street

Wrigley Drive

Lake Geneva

Intention of House

Outdoor Seating Area

Legend

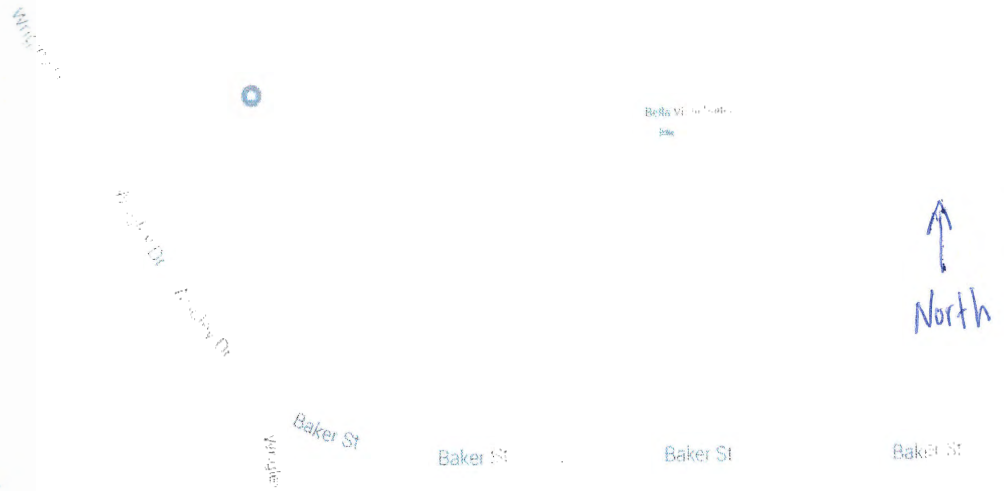
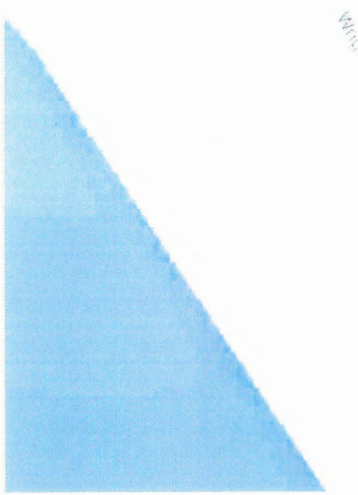
Scale

North Arrow

Service Area Limited to Inside Outlined Perimeter

TOP 283-7

114 Dr
114 Dr
114 Dr



Same as last year (2015)

Served, Sold & Consumed at Hotel throughout first floor & Exterior garden & grounds

Stored in Main Bar – first floor & locked in closet & cooler in basement.

RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of } Lake Geneva
 Village of }
 City of }

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:

Full Name(s) (Last, First and Middle Name)	Home Address	Post Office & Zip Code

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company AMERICAN LEGION POST 24
 Address of Corporation/Limited Liability Company (if different from licensed premises) _____

All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title	Name (Inc. Middle Name)	Home Address	Post Office & Zip Code
President/Member	<u>LEN JEGERSKI</u>	<u>1804 CONANT ST</u>	<u>LAKE GENEVA 53147</u>
Vice President/Member	<u>TOM KEHL</u>	<u>938 ANN ST</u>	<u>GENOVA CITY 53128</u>
Secretary/Member	<u>BOB HANSEN</u>	<u>W965 CAMELIA</u>	<u>WELL LAKE 53157</u>
Treasurer/Member	<u>CHUCK SCHLEHLEN</u>	<u>337 EUGENE DR</u>	<u>LAKE GENEVA 53147</u>
Agent	<u>"</u>	<u>"</u>	<u>"</u>

C. 1. Trade Name AMERICAN LEGION POST 24 Business Phone Number 262-248-9767
 2. Address of Premises 735 HENRY ST Post Office & Zip Code LAKE GENEVA 53147

- Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No
- 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) INDOOR & OUTDOOR AREAS (SEE MAP)
- Legal description (omit if street address is given above): _____
- a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been convicted of any offenses (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? If yes, complete reverse side Yes No
- b. Are charges for any offenses presently pending (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? If yes, explain fully on reverse side Yes No
- Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? If yes, explain. Yes No
- Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. Yes No
- Does the applicant understand they must hold a Wisconsin Seller's Permit? Yes No
- Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No
- Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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.)

SUBSCRIBED AND SWORN TO BEFORE ME

this 12 day of May 2016 State of Wisconsin
Sabrina M. Waswo Notary Public
(Clerk/Notary Public)
 My commission expires 7-20-19 Sabrina M. Waswo
(Additional Partner(s)/Member/Manager of Limited Liability Company if Any)

TO BE COMPLETED BY CLERK		
Date received and filed with municipal clerk <u>5/12/16</u>	Date reported to council/board	Date license granted
License number issued	Date license issued	Signature of Clerk / Deputy Clerk

Applicant's WI Seller's Permit No.:		FEIN Number:	
LICENSE REQUESTED			
TYPE	FEE		
<input type="checkbox"/> Class A beer	\$		
<input checked="" type="checkbox"/> Class B beer	\$ <u>100-</u>		
<input type="checkbox"/> Class C wine	\$		
<input type="checkbox"/> Class A liquor	\$		
<input type="checkbox"/> Class A liquor (cider only)	\$ N/A		
<input checked="" type="checkbox"/> Class B liquor	\$ <u>500-</u>		
<input type="checkbox"/> Reserve Class B liquor	\$		
<input type="checkbox"/> Class B (wine only) winery	\$		
Publication fee	\$ <u>25.00</u>		
TOTAL FEE	\$ <u>625-</u>		

PREMISES DESCRIPTION:

OUTDOOR: LIQUOR SERVED IN
FENCED OR ROPED AREAS BETWEEN
GARDNER ST & HENRY ST.

INDOOR: LIQUOR SERVED MAIN FLOOR
HALL, BAR & KITCHEN AREAS.

LOWER LEVEL STORAGE AREA

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: [] Town [] Village of Lake Geneva County of Walworth [X] City

The undersigned duly authorized officer(s)/members/managers of AMERICAN LEGION POST 24 (registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as AMERICAN LEGION POST 24 (trade name)

located at 735 HENRY ST.

appoints CHARLES J. SCHLEHLEIN (name of appointed agent)

337 EUGENE DR., LAKE GENEVA WI. 53147 (home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

[] Yes [X] No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? [] Yes [X] No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 64 yrs

Place of residence last year LAKE GENEVA, WI.

For: AMERICAN LEGION POST 24 (name of corporation/organization/limited liability company)

By: Donald Jozuski - Commander Post 24 (signature of Officer/Member/Manager)

And: (signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, CHARLES J. SCHLEHLEIN (print/type agent's name), hereby accept this appointment as agent for the

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

(Signature of agent) 5-11-16 Agent's age

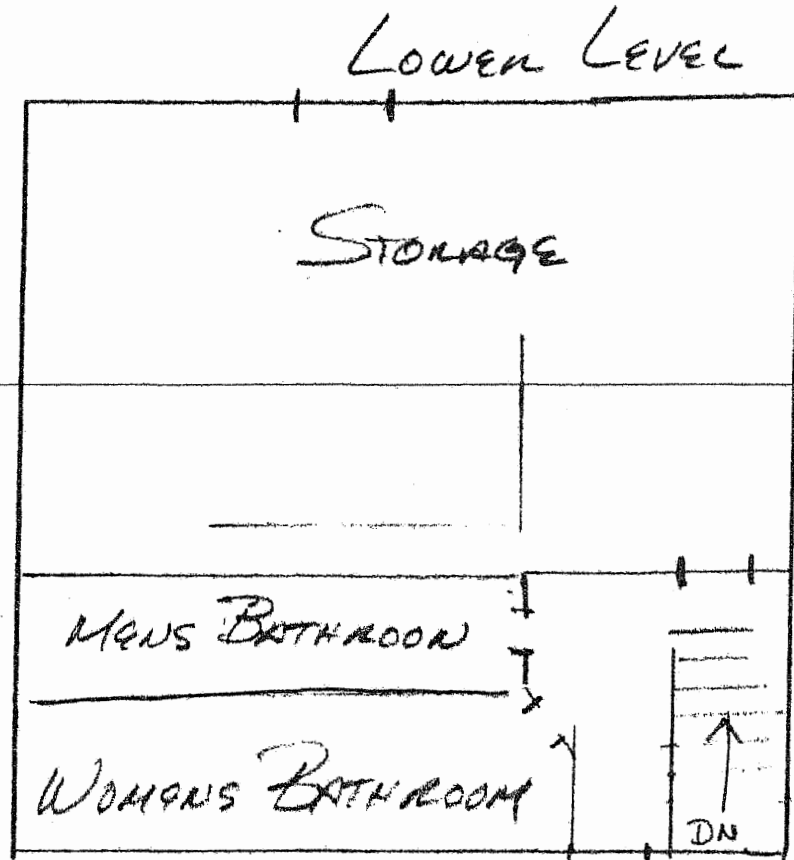
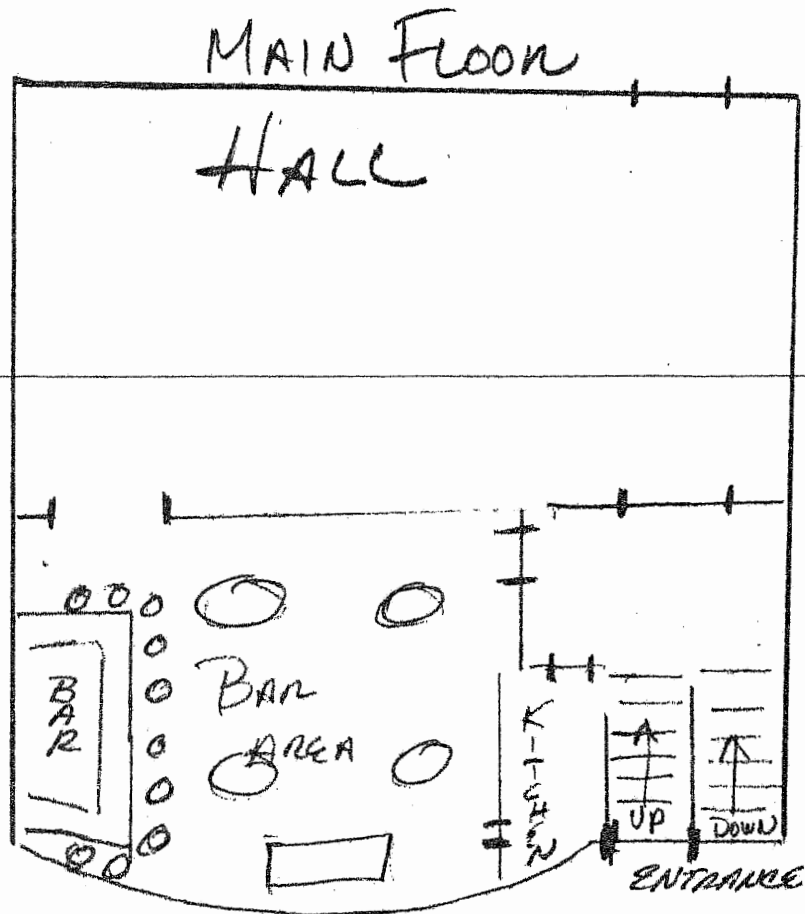
337 EUGENE DR., LAKE GENEVA WI 53147 Date of birth

APPROVAL OF AGENT BY MUNICIPAL AUTHORITY (Clerk cannot sign on behalf of Municipal Official)

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 5-20-16 by (signature of proper local official) Title Police Chief (town chair, village president, police chief)

AMERICAN LEGION POST #24 LAKE GEORGE



LIQUOR SERVED & STORED ON MAIN FLOOR
LIQUOR STORED ON LOWER LEVEL

GARDNER ST

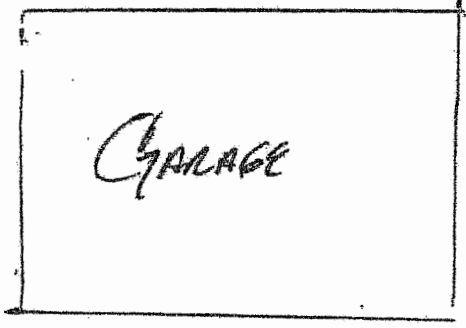
6" FENCE

"NO ALCOHOL"
BEYOND THIS
POINT

6" FENCE

6" FENCE

6" FENCE



LIQUOR SERVED & CONSUMED
IN OUTDOOR & GARAGE AREAS



DRIVEWAY →

6" FENCE

"NO ALCOHOL"
BEYOND THIS
POINT

HENRI ST

RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of } Lake Geneva
 Village of }
 City of }

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:

Full Name(s) (Last, First and Middle Name) Home Address Post Office & Zip Code

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company Chubby Kitty LLC
 Address of Corporation/Limited Liability Company (if different from licensed premises) 104 Broad St L.G. WI 53147
 All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title Name (Inc. Middle Name) Home Address Post Office & Zip Code
 President/Member MARK BASIL
 Vice President/Member _____
 Secretary/Member _____
 Treasurer/Member _____
 Agent Mark Basil
 Directors/Managers _____

C. 1. Trade Name FAT CATS Business Phone Number 262 248 6838
 2. Address of Premises 104 Broad St Post Office & Zip Code _____

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) Upstairs behind bar, office + front storage

5. Legal description (omit if street address is given above): _____

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been convicted of any offenses (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? If yes, complete reverse side Yes No

b. Are charges for any offenses presently pending (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? If yes, explain fully on reverse side Yes No

7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? If yes, explain. Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776] Yes No

10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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.)

SUBSCRIBED AND SWORN TO BEFORE ME

this 18 day of MAY, 2016

Sabrina M. Waswo
(Clerk/Notary Public)

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

My commission expires 7-20-2019

State of Wisconsin
Sabrina M. Waswo
(Additional Partner(s)/Member/Manager of Limited Liability Company if Any)
 Notary Public

TO BE COMPLETED BY CLERK

Date received and filed with municipal clerk <u>5-18-2016</u>	Date reported to council/board <u>6/27/2016</u>	Date license granted
License number issued	Date license issued	Signature of Clerk / Deputy Clerk

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: Town
 Village of Lake Geneva County of Walworth
 City

The undersigned duly authorized officer(s)/members/managers of Chubby Kitty LLC
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as FAT CATS
(trade name)

located at 104 Broad St. Lake Geneva WI 53147

appoints MARK BASIL
(name of appointed agent)
1881 Dodge St. Lake Geneva WI 53147
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 20 years

Place of residence last year 1881 Dodge Street Lake Geneva WI 53147

For: _____
(name of corporation/organization/limited liability company)

By: [Signature]
(signature of Officer/Member/Manager)

And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, MARK BASIL, hereby accept this appointment as agent for the
(print/type agent's name)

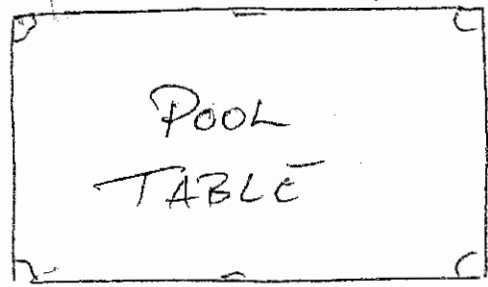
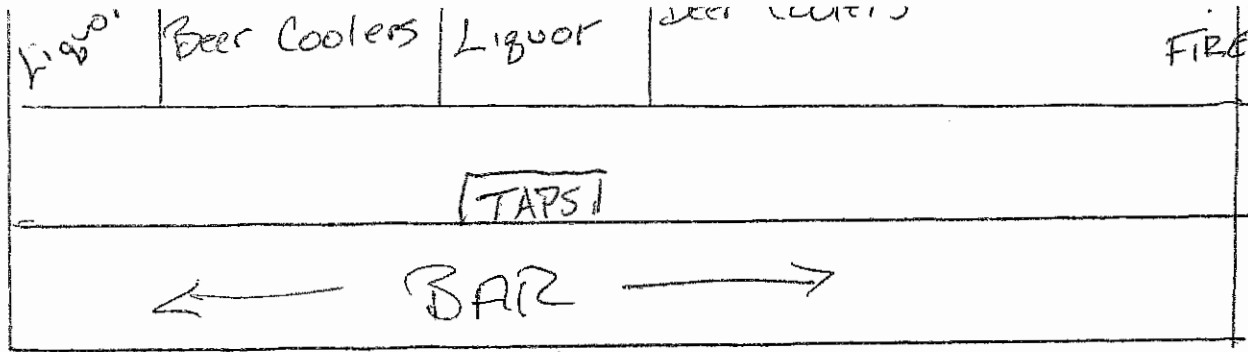
corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

[Signature] 5-18-16 Agent's age _____
(signature of agent) (date)
1881 Dodge St. L.G. WI 53147 Date of birth _____
(home address of agent)

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
(Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 6-16-16 by [Signature] Title Police Chief
(date) (signature of proper local official) (town chair, village president, police chief)



Liquor + office

VIDEO DEPT
BOARDS

STAIRS

Liquor storage

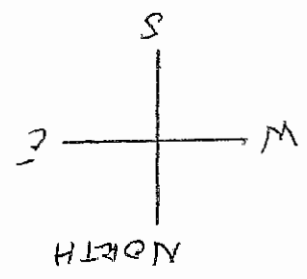
ATM

VIDEO

VIDEO

VIDEO

SURE BOX



FAT CATS
MAIN FLOOR
1 of 2

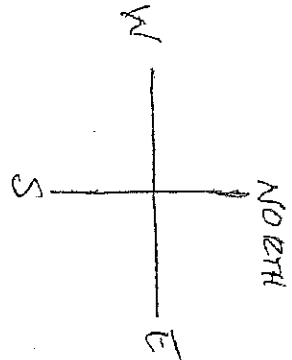
FIRE
EXT. - C

STAIRS

Liquor
Storage
Under
Stairs

TOP of
Stairs

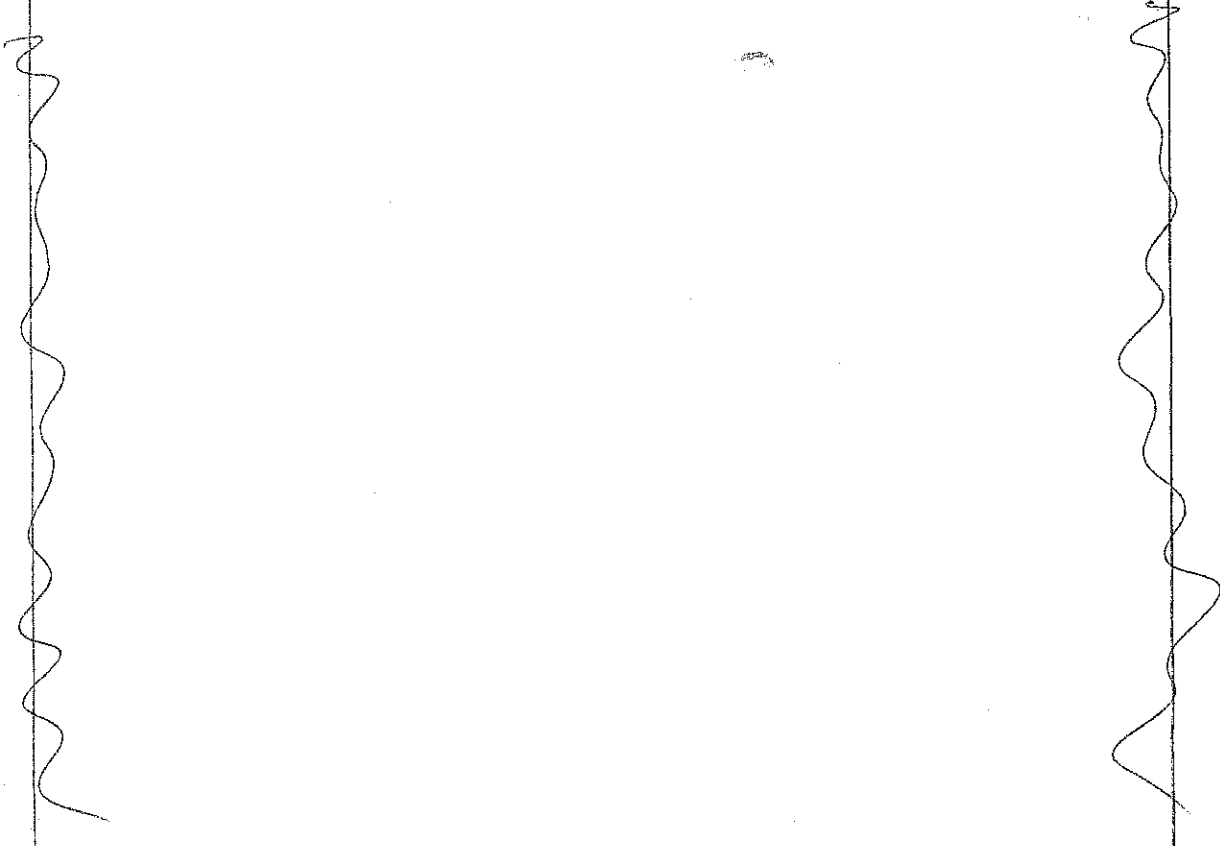
FAT CATS
DOWNSTAIRS
2 of 2



ICE

Beer
Cooler

SODA CO₂



RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of } Lake Geneva
 Village of }
 City of }

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:
 Full Name(s) (Last, First and Middle Name) _____ Home Address _____ Post Office & Zip Code _____

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company Two Thumbs Up LLC
 Address of Corporation/Limited Liability Company (if different from licensed premises) _____

All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title	Name (Inc. Middle Name)	Home Address	Post Office & Zip Code
President/Member	<u>Benjamin Borels</u>	<u>754 Willow Brook Dr.</u>	<u>Waterford WI 5318</u>
Vice President/Member	<u>Eric Dawson</u>	<u>39230 93rd St Geneva City WI</u>	<u>53128</u>
Secretary/Member			
Treasurer/Member			
Agent	<u>Benjamin L. Borels</u>		

C.1. Trade Name Thumbs Up Business Phone Number 262 245 6111
 2. Address of Premises 260 Broad St Post Office & Zip Code Lake Geneva WI

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) 260 Broad St, garage (det), behind bar, 1st floor bar room

5. Legal description (omit if street address is given above): _____

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been **convicted of any offenses** (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? **If yes, complete reverse side** Yes No

b. Are **charges for any offenses** presently **pending** (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? **If yes, explain fully on reverse side** Yes No

7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? **If yes, explain.** Added Eric Dawson as LLC partner Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776] Yes No

10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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.)

SUBSCRIBED AND SWORN TO BEFORE ME
 this 13 day of May, 20 16
Sabine M. Wascho
(Clerk/Notary Public)
 My commission expires 7-20-2019

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

LICENSE REQUESTED	
TYPE	FEE
<input type="checkbox"/> Class A beer	\$
<input type="checkbox"/> Class B beer	\$ <u>100</u>
<input type="checkbox"/> Class C wine	\$
<input type="checkbox"/> Class A liquor	\$
<input type="checkbox"/> Class A liquor (cider only)	\$ N/A
<input type="checkbox"/> Class B liquor	\$ <u>500</u>
<input type="checkbox"/> Reserve Class B liquor	\$
<input type="checkbox"/> Class B (wine only) winery	\$
Publication fee	\$ <u>25.00</u>
TOTAL FEE	\$ <u>1025.00</u>

TO BE COMPLETED BY CLERK		
Date received and filed with municipal clerk <u>5/13/16</u>	Date reported to cou <u>6/27/16</u>	Date license issued
License number issued	Date license issued	Signature of clerk

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

Town

To the governing body of: Village of Lake Geneva County of Walworth

City

The undersigned duly authorized officer(s)/members/managers of Two Thumbs UP LLC
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as

Thumbs UP Saloon
(trade name)

located at 260 Broad St. Lake Geneva WI

appoints Benjamin C. Barels
(name of appointed agent)

754 Willow Bend Dr. Watertown WI 53185
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Sonlight ent. DBA Lucky Mojos 460 N. Pine St Burlington WI 53105

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 13+ years

Place of residence last year 754 Willow Bend Dr. Watertown WI

For: Two Thumbs UP LLC
(name of corporation/organization/limited liability company)

By: [Signature]
(signature of Officer/Member/Manager)

And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, Benjamin C Barels, hereby accept this appointment as agent for the
(print/type agent's name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

[Signature] 5-3-16
(signature of agent) (date)

Agent's age _____

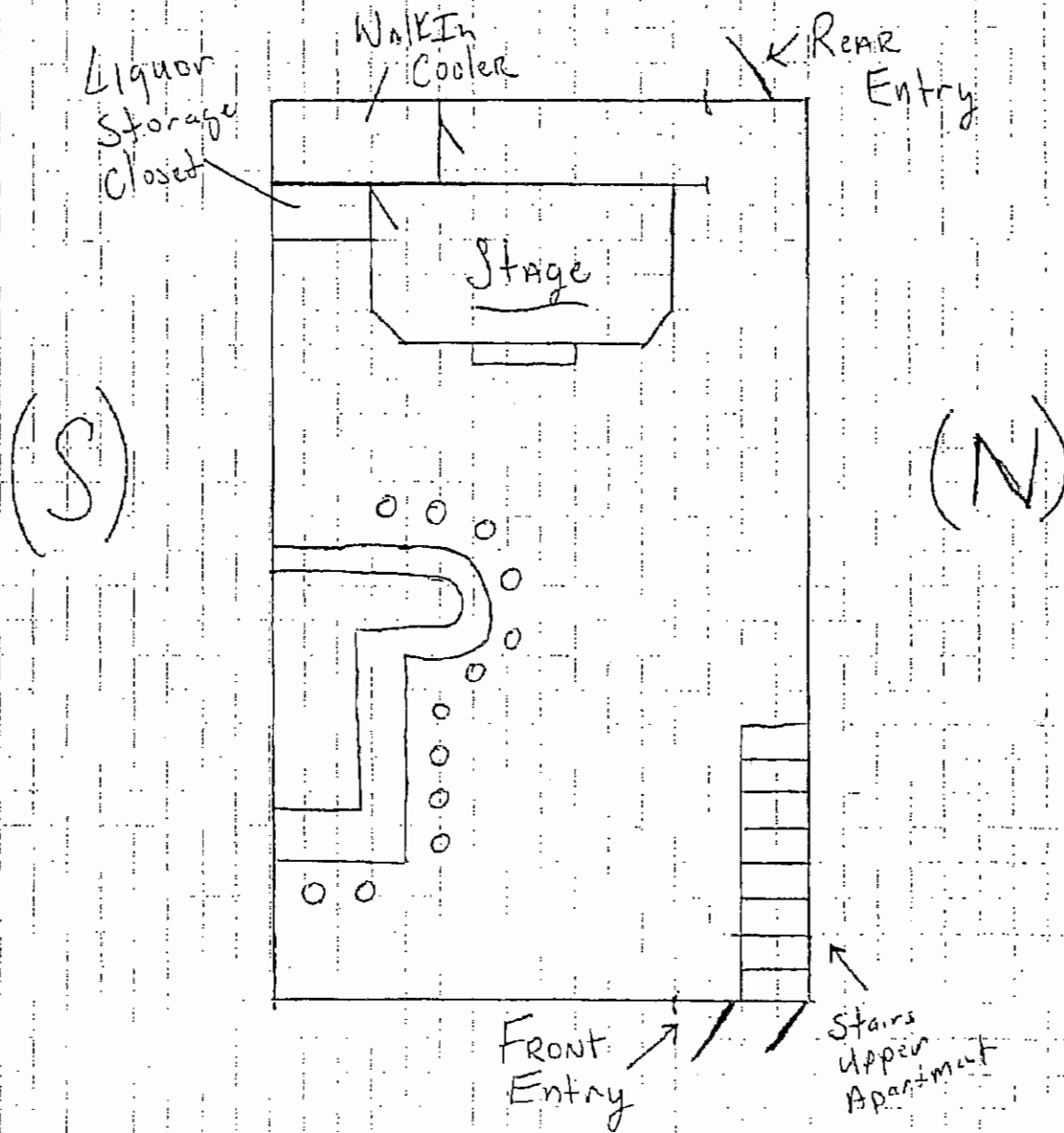
754 Willow Bend Dr. Watertown WI
(home address of agent) Date of birth _____

APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
(Clerk cannot sign on behalf of Municipal Official)

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 6-16-16 by [Signature] Title Police Chief
(date) (signature of proper local official) (town chair, village president, police chief)

"Thumbs Up"
260 BROAD ST.
LAKE Geneva, WI 53147



RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of } Lake Geneva
 Village of }
 City of }

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:

Full Name(s) (Last, First and Middle Name) _____ Home Address _____ Post Office & Zip Code _____

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company _____

Address of Corporation/Limited Liability Company (if different from licensed premises) _____

All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title _____ Name (Inc. Middle Name) _____ Home Address _____ Post Office & Zip Code _____

President/Member Miguel BARCENA 7928 N. MORNING MEADOW EVALSVILLE

Vice President/Member _____ WI 53536

Secretary/Member _____

Treasurer/Member _____

Agent Miguel BARCENA

Directors/Managers _____

C. 1. Trade Name MARSALA'S PIZZA Business Phone Number _____

2. Address of Premises 820 WILLIAMS LAKE GENEVA Post Office & Zip Code 53147

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) STORED IN KITCHEN SERVING IN DINING ROOM

5. Legal description (omit if street address is given above): _____

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been convicted of any offenses (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? If yes, complete reverse side Yes No

b. Are charges for any offenses presently pending (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? If yes, explain fully on reverse side Yes No

7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? If yes, explain. Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776] Yes No

10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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.)

SUBSCRIBED AND SWORN TO BEFORE ME
 this 12 day of MAY, 2016
Sabrina M. Waswo
(Clerk/Notary Public)

[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)

My commission expires 7-20-2016 State of Wisconsin
 Notary Public

TO BE COMPLETED BY CLERK		Date license granted
Date received and filed with municipal clerk <u>5-12-2016</u>	Date license issued <u>6/27/2016</u>	Signature of Clerk / Deputy Clerk
License number issued		

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: [] Town [] Village of Lake Geneva County of Walworth [X] City

The undersigned duly authorized officer(s)/members/managers of (registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as

MARSALA'S PIZZA (trade name)

located at 420 WILLIAMS ST. LAKE GENEVA WI 53142

appoints MIGUEL BARCENA (name of appointed agent)

7728 N. MORNING MEADOW EVANSVILLE WI 53536 (home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

[] Yes [] No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? [X] Yes [] No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin?

Place of residence last year 7728 N. MORNING MEADOW EVANSVILLE WI 53536

For: MARSALA'S PIZZA INC (name of corporation/organization/limited liability company)

By: [Signature] (signature of Officer/Member/Manager)

And: [Signature] (signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, MIGUEL BARCENA (print/type agent's name), hereby accept this appointment as agent for the

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

[Signature] (signature of agent) 5-12-16 (date) Agent's age

7728 N. MORNING MEADOW EVANSVILLE WI 53536 (home address of agent) Date of birth

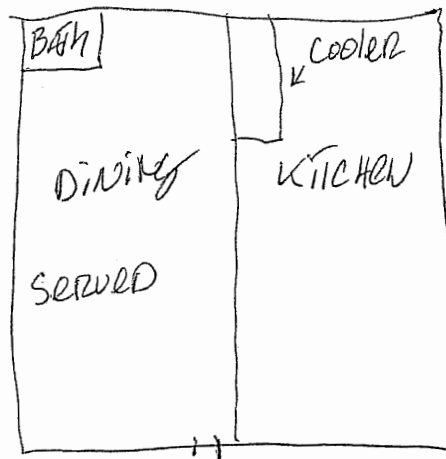
APPROVAL OF AGENT BY MUNICIPAL AUTHORITY (Clerk cannot sign on behalf of Municipal Official)

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 5-20-16 (date) by [Signature] (signature of proper local official) Title Police Chief (town chair, village president, police chief)

820 WILLIAM'S ST

1500 SQ. FT.



RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of } Lake Geneva
 Village of }
 City of }

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:

Full Name(s) (Last, First and Middle Name) _____ Home Address _____ Post Office & Zip Code _____

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company _____

Address of Corporation/Limited Liability Company (if different from licensed premises) Geneva Lakes Hotel Group

All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title	Name (Inc. Middle Name)	Home Address	Post Office & Zip Code
President/Member	<u>Robert Rehm Jr</u>	<u>412 Minnesota Hwy</u>	<u>Watcoo WI</u>
Vice President/Member	<u>John Wurwick</u>	<u>101 N LaSalle Ct</u>	<u>Sixax Falls SD 57128</u>
Secretary/Member	<u>Dale Jorgensen</u>	<u>N2512 Highland Lane</u>	<u>Chapala, WI 54981</u>
Treasurer/Member			
Agent	<u>Sara Rehm</u>		

C. 1. Trade Name Geneva Lakes Suites Business Phone Number 262-298-2300

2. Address of Premises 300 N Main St Post Office & Zip Code _____

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) Sold in lobby pantry stored 1st floor

5. Legal description (omit if street address is given above): N/A to be consumed on site including indoor pool.

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been convicted of any offenses (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? If yes, complete reverse side Yes No

b. Are charges for any offenses presently pending (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? If yes, explain fully on reverse side Yes No

7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? If yes, explain. Agent = Sara Rehm Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776] Yes No



10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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.)

SUBSCRIBED AND SWORN TO BEFORE ME

this 10th day of July 2016 by DARYLYNN J. PLUCKER

Darylynn J. Plucker (Clerk/Notary Public)  NOTARY PUBLIC SOUTH DAKOTA 

My commission expires 2/8/18

John Wurwick Managing Member
 (Officer of Corporation/Member/Manager of Limited Liability Company /Partner/Individual)

 (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>6/10/2016</u>	Date report <u>6/27/2016</u>	Date license granted
License number issued	Date license issued	Signature of Clerk / Deputy Clerk

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: Town Village of Lake Geneva County of Walworth
 City

The undersigned duly authorized officer(s)/members/managers of Geneva Lakes Hotel Group, LLC
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as Comfort Swiss, Lake Geneva
(trade name)

located at 300 E Main St, Lake Geneva, WI 53147

appoints Sara Remlinger
(name of appointed agent)
1105 N. Church St, Elkhorn, WI
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 39

Place of residence last year _____

For: Geneva Lakes Hotel Group, LLC
(name of corporation/organization/limited liability company)

By: [Signature]
(signature of Officer/Member/Manager)

And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, Sara Remlinger, hereby accept this appointment as agent for the
(print/type agent's name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

[Signature] _____ Agent's age _____
(signature of agent) (date)

1105 N. Church St, Elkhorn, WI 53121 Date of birth _____
(home address of agent)

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
(Clerk cannot sign on behalf of Municipal Official)**

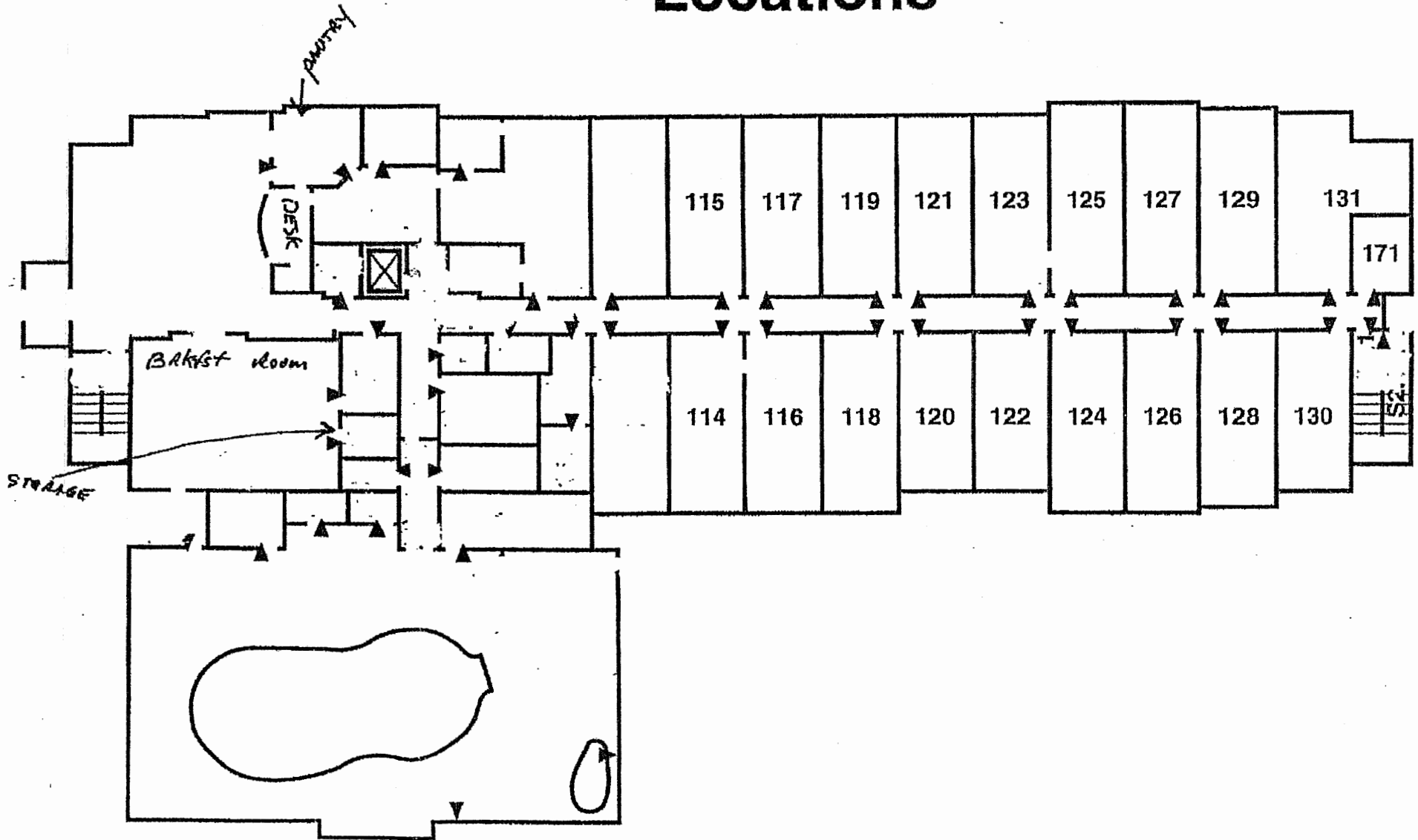
I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 6-15-16 by [Signature] Title Police Chief
(date) (signature of proper local official) (town chair, village president, police chief)

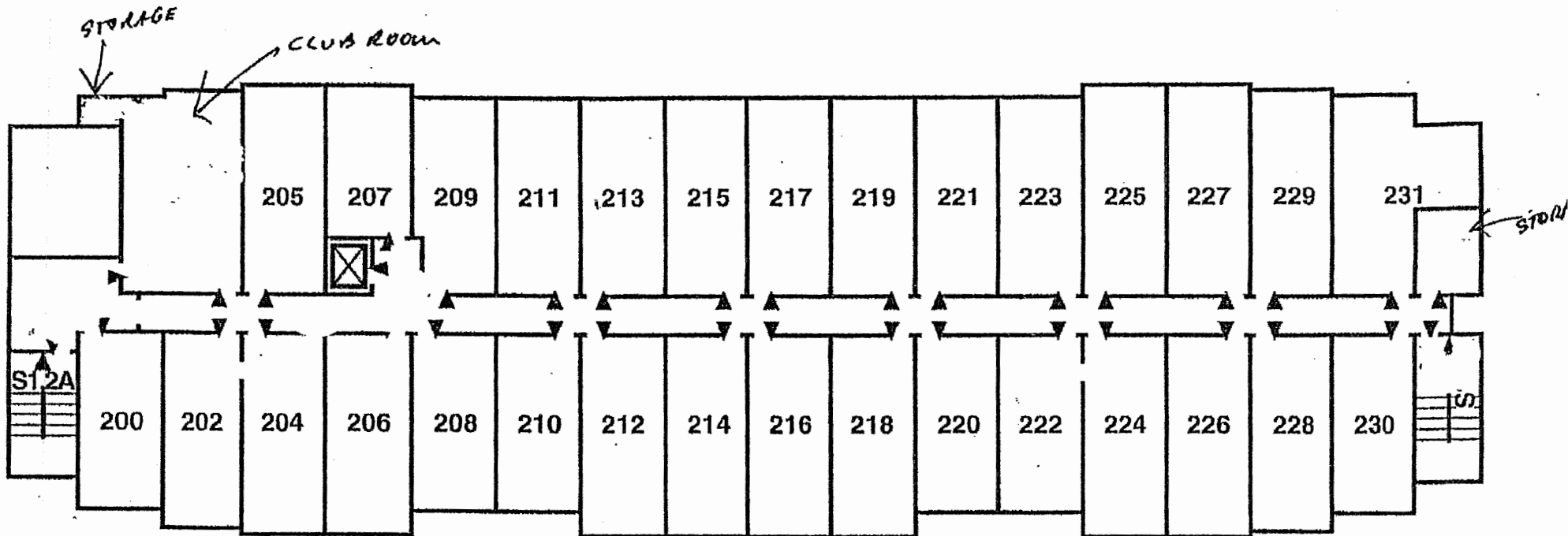
Comfort Suites - Lake Geneva, WI

First Floor

Locations



Comfort Suites - Lake Geneva, WI Second Floor Locations



RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of Village of City of } Lake Geneva

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:
 Full Name(s) (Last, First and Middle Name) _____ Home Address _____ Post Office & Zip Code _____

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company GAUR ENTERPRISES INC DBA GT66
 Address of Corporation/Limited Liability Company (if different from licensed premises) _____
 All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:
 Title _____ Name (Inc. Middle Name) _____ Home Address _____ Post Office & Zip Code _____
 President/Member ALEX M SUGAMA 2947 SLOTT COLLET, LISLE IL 60532
 Vice President/Member _____
 Secretary/Member _____
 Treasurer/Member _____
 Agent E. Thomas Kaczmarek
 Directors/Managers _____

C. 1. Trade Name GT66 Business Phone Number 262-248-2248
 2. Address of Premises 605 WILLIAMS ST, LAKE GENEVA Post Office & Zip Code WI 53147

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No
4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) Main Room, Barroom, Cooler & Office
5. Legal description (omit if street address is given above): _____
6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been convicted of any offenses (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? If yes, complete reverse side Yes No
- b. Are charges for any offenses presently pending (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? If yes, explain fully on reverse side Yes No
7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? If yes, explain. Yes No
8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. Yes No
9. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776] Yes No
10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No
11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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.)

SUBSCRIBED AND SWORN TO BEFORE ME
 this 17 day of June, 2016

Sabrina M. Waswo
(Clerk/Notary Public)

Sabrina M. Waswo
 State of Wisconsin
 Notary Public
(Office of Corporation/Member/Manager of Limited Liability Company/Partner)
(Office of Corporation/Member/Manager of Limited Liability Company/Partner)
(Office of Corporation/Member/Manager of Limited Liability Company if Any)

My commission expires 7-20-2017

TO BE COMPLETED BY CLERK		
Date received and filed with municipal clerk <u>6/10/2016</u>	Date reported to council/board <u>6/27/2016</u>	Date license granted
License number issued	Date license issued	Signature of Clerk / Deputy Clerk

Applicant's WI Seller's Permit No./FEIN Number:	
LICENSE REQUESTED	
TYPE	FEE
<input checked="" type="checkbox"/> Class A beer	\$ 100.00
<input type="checkbox"/> Class B beer	\$
<input type="checkbox"/> Class C wine	\$
<input checked="" type="checkbox"/> Class A liquor	\$ 500.00
<input type="checkbox"/> Class A liquor (cider only)	\$ N/A
<input type="checkbox"/> Class B liquor	\$
<input type="checkbox"/> Reserve Class B liquor	\$
<input type="checkbox"/> Class B (wine only) winery	\$
Publication fee	\$ 25.00
TOTAL FEE	\$ 625.00

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

To the governing body of: Town
 Village of Lake Geneva County of Walworth
 City

The undersigned duly authorized officer(s)/members/managers of Gaur Enterprises Inc
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as d/b/a GT 66
(trade name)

located at 605 Williams St. Lake Geneva WI

appoints E. THOMAS KACZMAREK
(name of appointed agent)

33105 - 76th St. Burlington, Wis. 53105
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 46 years

Place of residence last year 33105 - 76th street Burlington

For: GAUR ENTERPRISES INC
(name of corporation/organization/limited liability company)

By: [Signature]
(signature of Officer/Member/Manager)

And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, E THOMAS KACZMAREK, hereby accept this appointment as agent for the
(print/type agent's name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

E. Thomas Kaczmarek 6-10-16 Agent's age _____
(signature of agent) (date)

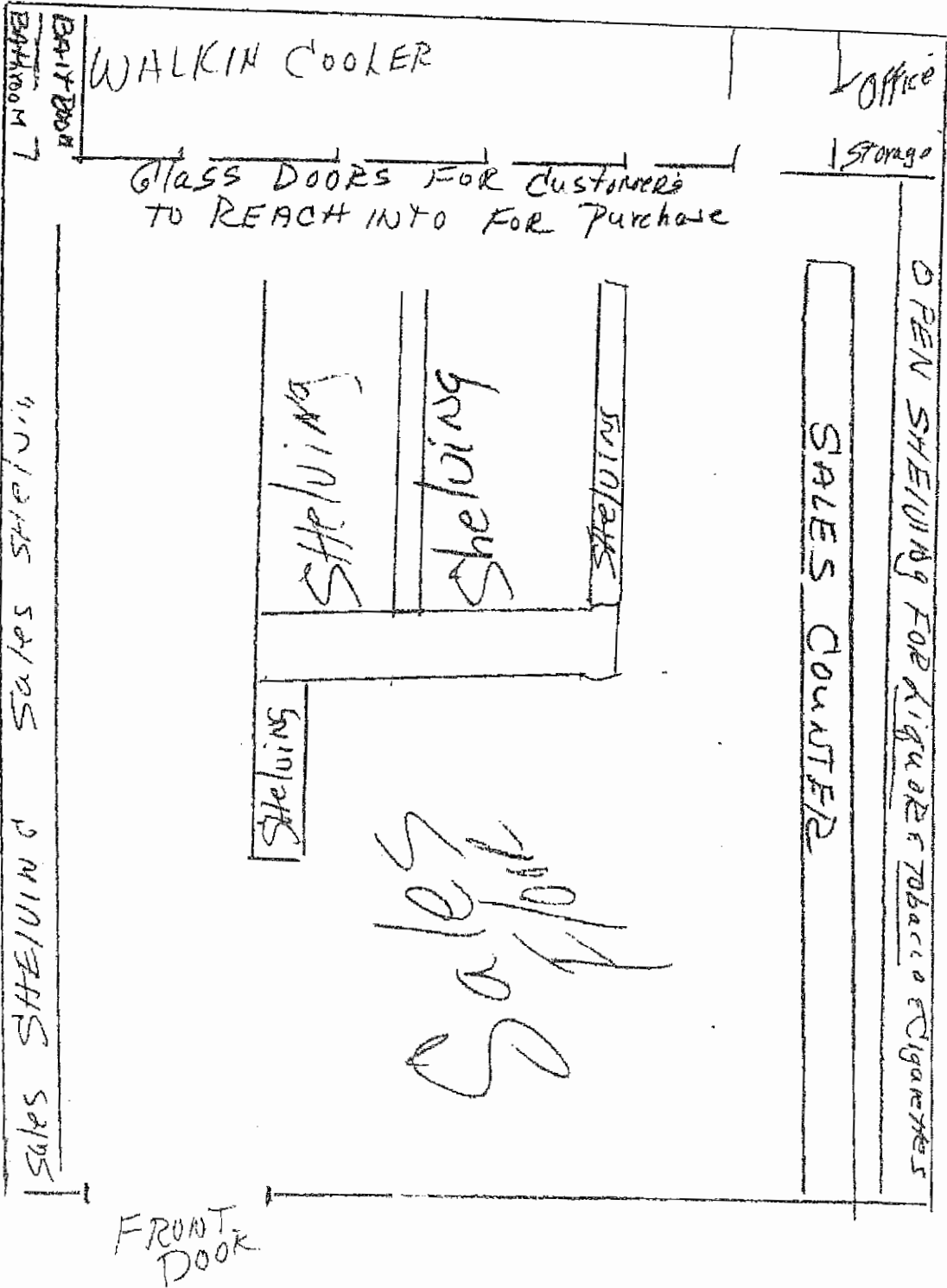
33105 76th St Burlington, W Date of birth _____
(home address of agent)

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
 (Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 6-15-16 by [Signature] Title Police Chief
(date) (signature of proper local official) (town chair, village president, police chief)

605 Williams Street



RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 7.1.2016 ending: 6.30.2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of Village of City of } Lake Geneva

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:

Full Name(s) (Last, First and Middle Name) McCarthy, Patrick Joseph Home Address 10 Kingswood Circle Post Office & Zip Code Verona, WI 53593

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company Cove Condominium Assoc, Inc.

Address of Corporation/Limited Liability Company (if different from licensed premises) _____

All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title	Name (Inc. Middle Name)	Home Address	Post Office & Zip Code
President/Member	<u>Kaye Rose Lawman</u>	<u>882 Bosworth Field Rd, Barrington, IL 60010</u>	
Vice President/Member	<u>James Paul Patrician</u>	<u>1580 Creeks Crossing Dr, Aldonguay, IL 60102</u>	
Secretary/Member	<u>Patrick Joseph McCarthy</u>	<u>10 Kingswood Cir, Verona, WI 53593</u>	
Treasurer/Member	<u>James Patena</u>	<u>92 Salt River Ct, Naperville, IL 60565</u>	
Agent	<u>Patrick Joseph McCarthy</u>	<u>10 Kingswood Cir, Verona, WI 53593</u>	
Directors/Managers	<u>Mark William Dushki</u>	<u>1504 S Elizabeth Ct, Lombard, IL 60148</u>	

C. 1. Trade Name The Cove of Lake Geneva Business Phone Number 262.249.9460

2. Address of Premises 111 Center Street Post Office & Zip Code Lake Geneva, WI 53147

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) A Gift Shop + Storage in lower level

5. Legal description (omit if street address is given above): _____

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been convicted of any offenses (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? If yes, complete reverse side Yes No

b. Are charges for any offenses presently pending (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this licensee? If yes, explain fully on reverse side Yes No

7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? If yes, explain. Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin income or federal income tax return of the licensee? If not, explain. Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit? (phone (608) 266-2778) Yes No

10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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), once issued, 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.)

SUBSCRIBED AND SWORN TO BEFORE ME
 this 27 day of May, 2016
Kelli Acker
(Clerk/Notary Public)
 My commission expires March 9, 2020

Patrick Joseph McCarthy **SECTY.**
Officer of Corporation/Member/Manager of Limited Liability Company /Partner/Individual
James Patena **VICE PRESIDENT**
Officer of Corporation/Member/Manager of Limited Liability Company /Partner
(Additional Partner(s)/Member/Manager of Limited Liability Company if Any)

LICENSE REQUESTED		FEE
TYPE		
<input checked="" type="checkbox"/> Class A beer	\$	100
<input type="checkbox"/> Class B beer	\$	
<input type="checkbox"/> Class C wine	\$	
<input checked="" type="checkbox"/> Class A liquor	\$	500
<input type="checkbox"/> Class A liquor (cider only)	\$	N/A
<input type="checkbox"/> Class B liquor	\$	
<input type="checkbox"/> Reserve Class B liquor	\$	
<input type="checkbox"/> Class B (wine only) winery	\$	
Publication fee	\$	25
TOTAL FEE	\$	625

TO BE COMPLETED BY CLERK		
Date received and filed with municipal clerk <u>6/16/2016</u>	Date reported to council/board	Date license granted
License number issued	Date license issued	Signature of Clerk/Deputy Clerk

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

Town

To the governing body of: Village of Lake Geneva County of Walworth

City

The undersigned duly authorized officer(s)/members/managers of _____
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as

The Cove of Lake Geneva
(trade name)

located at 111 Center Street, Lake Geneva, WI 53141

appoints Patrick Joseph McCarthy
(name of appointed agent)

10 Kingswood Circle, Verona, WI 53593
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? _____

Place of residence last year 10 Kingswood Circle, Verona, WI 53593

For: Cove Condominium Association, Inc.
(name of corporation/organization/limited liability company)

By: [Signature] VICE PRESIDENT
(signature of Officer/Member/Manager)

And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, Patrick Joseph McCarthy, hereby accept this appointment as agent for the
(print/type agent's name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

[Signature] _____ Agent's age _____
(signature of agent) (date)

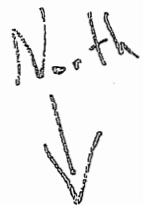
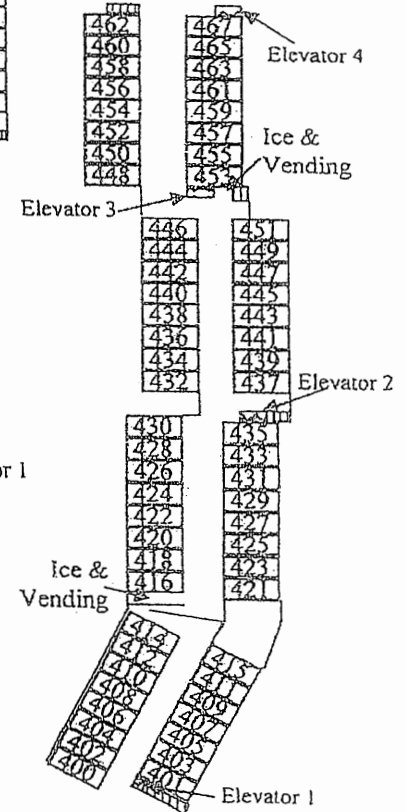
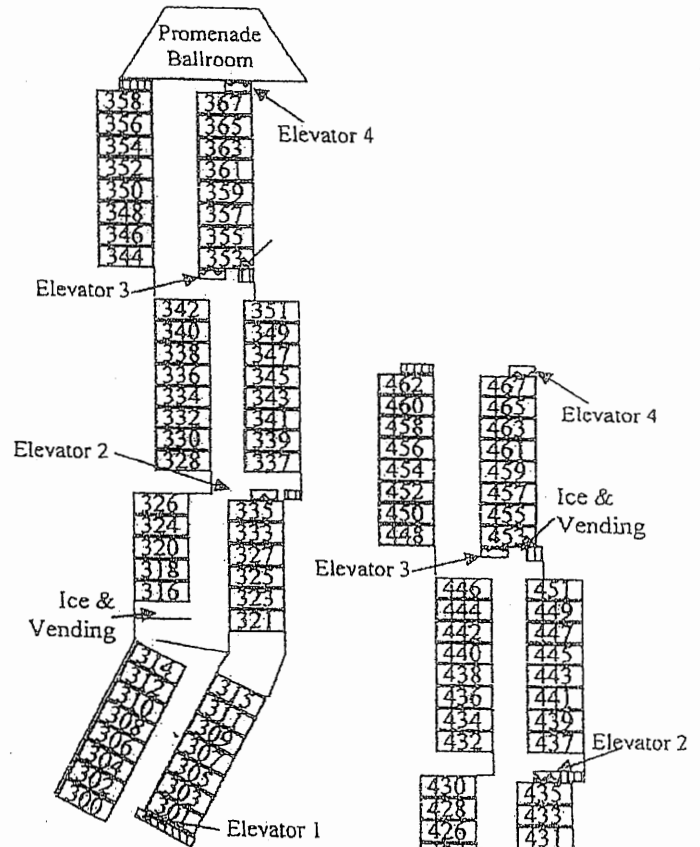
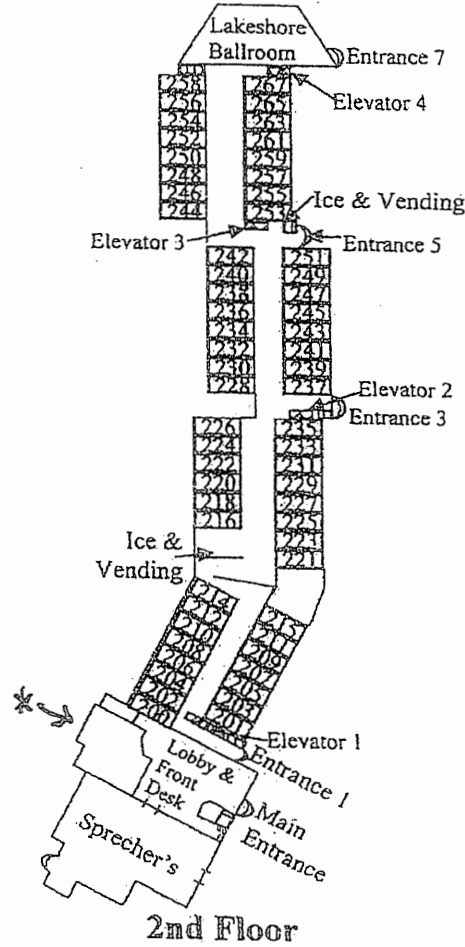
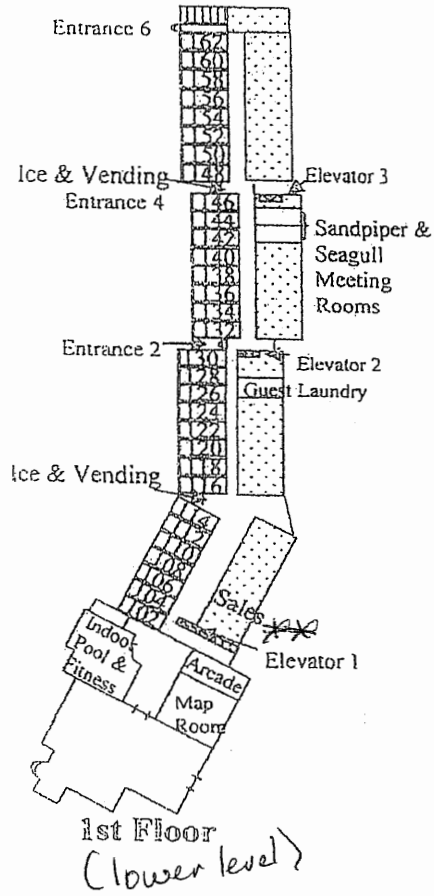
10 Kingswood Circle, Verona, WI 53593 Date of birth _____
(home address of agent)

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
(Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 6-15-16 by [Signature] Title Police Chief
(date) (signature of proper local official) (town chair, village president, police chief)

~ Property Map ~



* Sale of alcohol - Gift Shop
 ** Storage

RENEWAL ALCOHOL BEVERAGE LICENSE APPLICATION

Submit to municipal clerk. Read instructions on reverse side.

For the license period beginning: 07/01/2016 ending: 06/30/2017
(MM DD YYYY) (MM DD YYYY)

TO THE GOVERNING BODY of the: Town of } Lake Geneva
 Village of }
 City of }

County of Walworth Aldermanic Dist. No. _____ (if required by ordinance)

CHECK ONE Individual Partnership Limited Liability Company
 Corporation/Nonprofit Organization

Complete A or B. All must complete C.

A. Individual or Partnership:

Full Name(s) (Last, First and Middle Name) Petersen HALVAL Arne Home Address 1228 Dodge Street Post Office & Zip Code 53147

B. Full Name of Corporation/Nonprofit Organization/Limited Liability Company Geneva Java Coffee Co
 Address of Corporation/Limited Liability Company (if different from licensed premises) _____

All Officer(s) Director(s) and Agent of Corporation and Members/Managers and Agent of Limited Liability Company:

Title	Name (Inc. Middle Name)	Home Address	Post Office & Zip Code
President/Member	<u>Halvor A Petersen</u>	<u>1228 Dodge Street</u>	<u>53147</u>
Vice President/Member	<u>CHARIS PETERSEN</u>	<u>7261 Kelly St</u>	<u>53147</u>
Secretary/Member	_____	_____	_____
Treasurer/Member	<u>JL</u>	_____	_____
Agent	<u>Halvor Petersen</u>	_____	_____
Directors/Managers	_____	_____	_____

C. 1. Trade Name Geneva Java Coffee Shop Business Phone Number 262-812-4065
 2. Address of Premises 252 Center Street Post Office & Zip Code 53147

3. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? Yes No

4. 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, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.) inside, outside, downstairs Storage, patio areas

5. Legal description (omit if street address is given above): _____

6. a. Since filing of the last application, has the named licensee, any member of a partnership licensee, or any member, officer, director, manager or agent for either a limited liability company licensee, corporation licensee, or nonprofit organization licensee been **convicted of any offenses** (excluding traffic offenses not related to alcohol) for violation of any federal laws, any Wisconsin laws, any laws of other states, or ordinances of any county or municipality? **If yes, complete reverse side** Yes No

b. Are **charges for any offenses** presently **pending** (excluding traffic offenses not related to alcohol) against the named licensee or any other persons affiliated with this license? **If yes, explain fully on reverse side** Yes No

7. Except for questions 6a and 6b, have there been any changes in the answers to the questions as submitted by you on your last application for this license? **If yes, explain.** Yes No

8. Was the profit or loss from the sale of alcohol beverages for the previous year reported on the Wisconsin Income or Franchise Tax return of the licensee? If not, explain. Yes No

9. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776] Yes No

10. Does the applicant understand that alcohol beverage invoices must be kept at the licensed premises for 2 years from the date of invoice and made available for inspection by law enforcement? Yes No

11. Is the applicant indebted to any wholesaler beyond 15 days for beer or 30 days for liquor? 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.)

SUBSCRIBED AND SWORN TO BEFORE ME

this 20 day of May, 2016

Sabrina M. Waswa
(Clerk/Notary Public)

My commission expires 7-20-2019

[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 <u>5/20/2016</u>	Date reported to council/board	Date license granted
License number issued	Date license issued	Signature of Clerk / Deputy Clerk

SCHEDULE FOR APPOINTMENT OF AGENT BY CORPORATION/NONPROFIT ORGANIZATION OR LIMITED LIABILITY COMPANY

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by the officer(s) of the corporation/organization or members/managers of a limited liability company and the recommendation made by the proper local official.

Town

To the governing body of: Village of Lake Geneva County of Walworth

City

The undersigned duly authorized officer(s)/members/managers of Geneva Java Coffee Shop
(registered name of corporation/organization or limited liability company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as
Geneva Java Coffee Shop
(trade name)

located at 252 Center Street

appoints Halar Petersen
(name of appointed agent)

1228 Dodge Street Lake Geneva WI 53147
(home address of appointed agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course? Yes No

How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 19 years

Place of residence last year 1228 Dodge, N3387 Grove Road

For: Geneva Java Coffee Shop
(name of corporation/organization/limited liability company)

By: [Signature]
(signature of Officer/Member/Manager)

And: _____
(signature of Officer/Member/Manager)

ACCEPTANCE BY AGENT

I, Halar Petersen, hereby accept this appointment as agent for the
(print/type agent's name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

[Signature] 5-20-16 Agent's age 5
(signature of agent) (date)

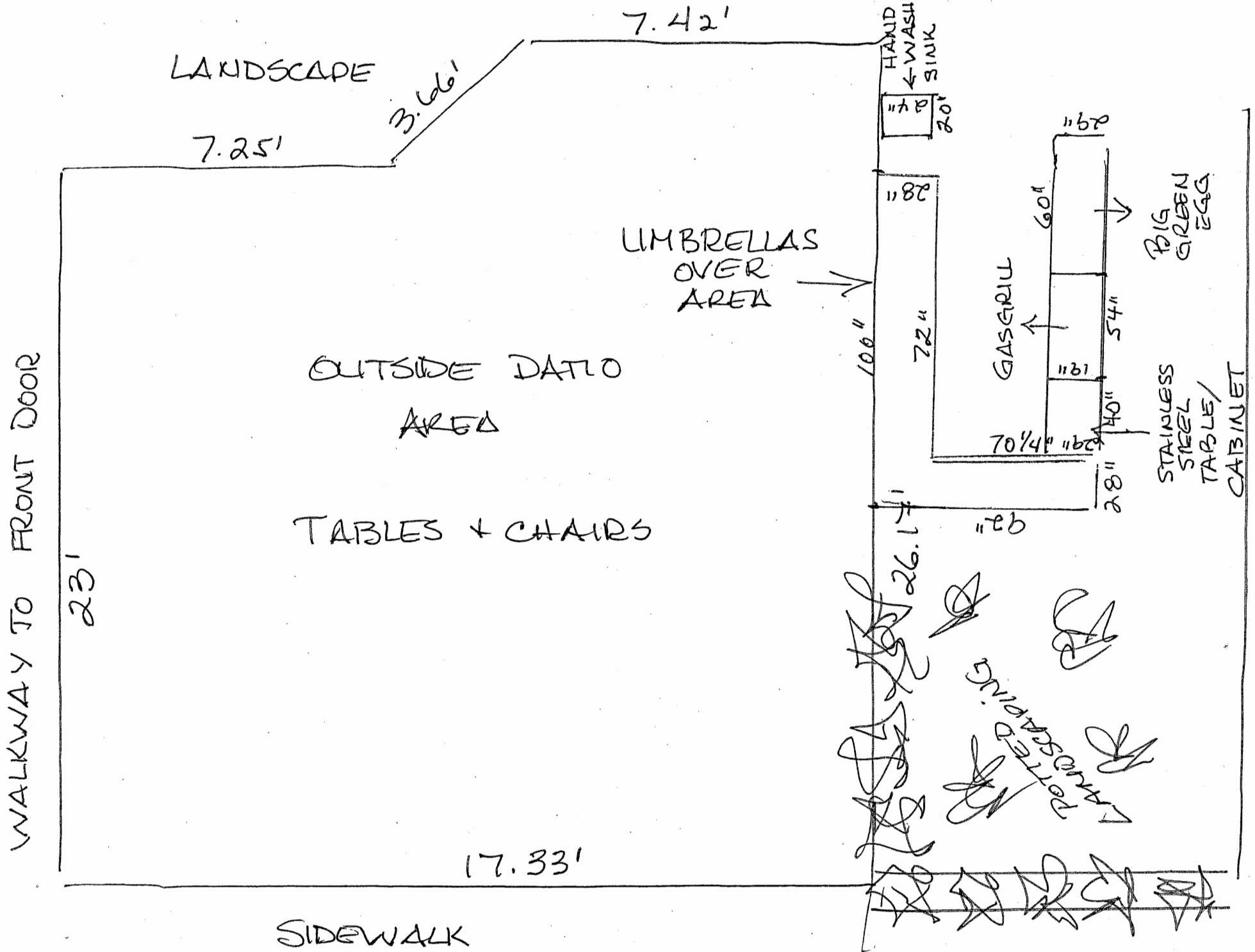
1228 Dodge Street Date of bi...
(home address of agent)

**APPROVAL OF AGENT BY MUNICIPAL AUTHORITY
(Clerk cannot sign on behalf of Municipal Official)**

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on 6-6-16 by [Signature] Title Police Chief
(date) (signature of proper local official) (town chair, village president, police chief)

GENEVA JAVA OUTDOOR SPACE



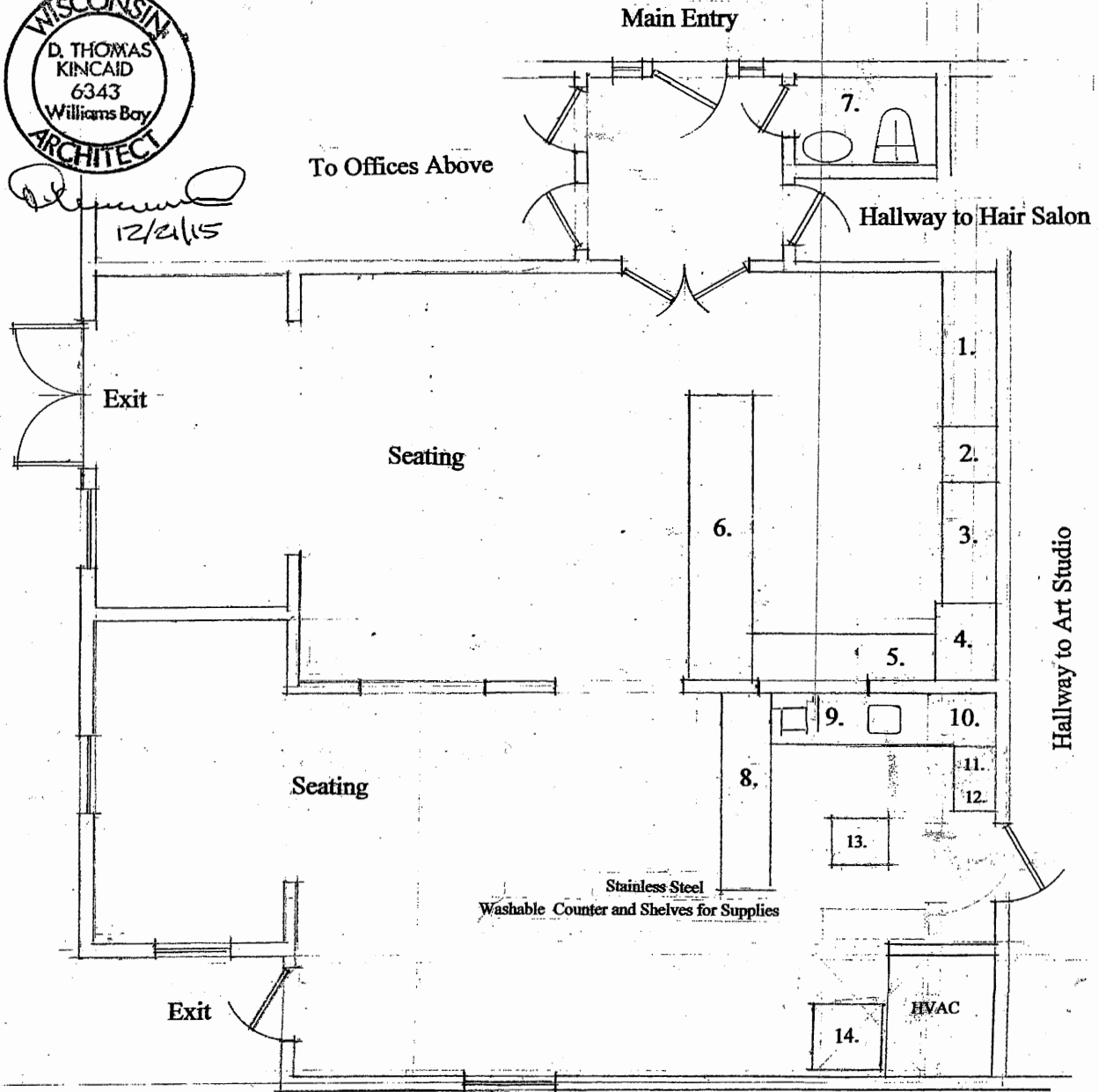
Geneva Java

12/20/15

D. THOMAS KINCAID & ASSOCIATES
ARCHITECTS AIA & LANDPLANNERS



D. Kincaid
12/21/15



Floor Plan Scale 1/4"=1'-0"

City of Lake Geneva

Licenses Issued Between: 6/27/2016 and 6/27/2016

Date: 6/24/2016
Time: 9:37 AM
Page: 1

Operator's Regular - Original

<u>Issued</u>	<u>License No</u>	<u>Customer</u>	<u>Address</u>		<u>Total</u>
6/27/2016	2016 -226	Autumn N. Mikrut	N2287 Wilderland Trl	Lake Geneva, WI	50.00
		Employer: Champs Sports Bar & Grill / L&	747 Main St	Lake Geneva, WI 53147	
6/27/2016	2016 -227	Anthony W. Ricci	N3286 OAK ROAD	Lake Geneva, WI	50.00
		Employer: The Cove of Lake Geneva / Cove	111 Center St.	Lake Geneva, WI 53147	
6/27/2016	2016 -228	Shane E. Tisa	502 Sue Ann Dr	Lake Geneva, WI	50.00
		Employer: Oakfire LLC d/b/a Oakfire Pizz	831 Wrigley Dr	Lake Geneva, WI 53147	

Operator's Regular - Original **Count: 3**

City of Lake Geneva

Licenses Issued Between: 6/28/2016 and 6/28/2016

Date: 6/24/2016
 Time: 3:24 PM
 Page: 1

Operator's Regular - Renewals

<u>Issued</u>	<u>License No</u>	<u>Customer</u>	<u>Address</u>		<u>Total</u>
6/28/2016	2016 -229	Scott A. Hardwick Employer: Fat Cats / Chubby Kitty LLC	255 Elmwood Ave., #208 104 Broad St	Lake Geneva, WI Lake Geneva, WI 53147	50.00
6/28/2016	2016 -230	Christina M. Lewis Employer: Walgreens #5600	2140 Ravenswood Road 351 N Edwards Blvd	Burlington, WI Lake Geneva, WI 53147	50.00
6/28/2016	2016 -231	Calley E. Sharkus Employer: Bruno's Liquors / Brutap LLC	727 North St 524 Broad St	Lake Geneva, WI Lake Geneva, WI 53147	50.00
6/28/2016	2016 -232	Kayla J. Skomski Employer: Fat Cats / Chubby Kitty LLC	538 Jefferson Ave. 104 Broad St	Lake Geneva, WI Lake Geneva, WI 53147	50.00
6/28/2016	2016 -233	Robyn Louise Smith Employer: Good Vibes LLC dba Good Vibes	1668 Brandi St 234 Broad Street	Lyons, WI 53148 Lake Geneva, WI 53147	50.00
6/28/2016	2016 -234	Morgan T. Foley Employer: Thumbs Up / Two Thumbs Up LLC	118 Evelyn Lane 260 Broad St	Unit H Lake Geneva, WI 53147	Lake Geneva, WI 50.00

Operator's Regular - Renewals Count: 6

City of Lake Geneva

Licenses Issued Between: 6/28/2016 and 6/28/2016

Massage Establishment License

<u>Issued</u>	<u>License No</u>	<u>Customer</u>
6/28/2016	2016 -6	The Therapeutic Touch 601 W Main St

Massage Technicians/Therapists

Monica Clausen, Eve Klamm, Lydia Funk, Kristine Lagowski,
Charles Nendza, Susan Locke, Michelle Matzke, Tiffany Payton,
Jamie Heidt, David VanSchyndel

Total
50.00

ORDINANCE 16-05

AN ORDINANCE AMENDING CHAPTER 62, STREETS, SIDEWALKS AND OTHER PUBLIC PLACES, ARTICLE III, OBSTRUCTIONS AND ENCROACHMENTS, SECTION 62-67(6) a OF THE LAKE GENEVA MUNICIPAL CODE

The Common Council of the City of Lake Geneva, Wisconsin, does hereby ordain as follows:

1. That Chapter 62, STREETS, SIDEWALKS AND OTHER PUBLIC PLACES Article III, OBSTRUCTIONS AND ENCROACHMENTS, Section 62-67, Exceptions, subsection (6)(a) of the Lake Geneva Municipal Code is hereby amended to read as follows:

Sec. 62-67. Exceptions.

...

(6) By Sidewalk Café permit issued by the City Clerk to restaurants for use of public sidewalks for restaurant tables subject to the following conditions:

- (a) "Restaurant" means an establishment defined in § 254.61(5) Wis. Stats. or a retail food establishment as defined under 97.30(1)(c) whose primary sales are comprised of frozen dairy products.

...

2. That this ordinance shall take effect upon passage and publication, as provided by law.

Adopted, passed, and approved by the Common Council of the City of Lake Geneva, Walworth County, Wisconsin, this _____ day of _____, 2016.

ALAN KUPSIK, Mayor

Attest:

SABRINA WASWO, City Clerk

First Reading: 06/13/2016
Second Reading: 06/27/2016
Adoption: _____
Published: _____

ORDINANCE 16-06

AN ORDINANCE AMENDING CHAPTER 62, STREETS, SIDEWALKS AND OTHER PUBLIC PLACES, ARTICLE III, OBSTRUCTIONS AND ENCROACHMENTS, SECTION 62-67 OF THE LAKE GENEVA MUNICIPAL CODE

The Common Council of the City of Lake Geneva, Wisconsin, does hereby ordain as follows:

1. That Chapter 62, STREETS, SIDEWALKS AND OTHER PUBLIC PLACES Article III, OBSTRUCTIONS AND ENCROACHMENTS, Section 62-67, Exceptions, of the Lake Geneva Municipal Code is hereby amended by adding a subsection to be numbered (7) which section reads as follows:

Sec. 62-67. Exceptions.

...

(7) Penalties and Enforcement. A person or business that violates the provisions of Sec.62-67 shall be subject to a forfeiture as established by resolution by the City Council from time to time. Each day a violation continues shall constitute a separate offense. The Code Enforcement Officer or Building Inspector shall have authority to enforce the provisions of this section. The City may also seek equitable relief, including injunctions, to gain compliance.

...

2. That this ordinance shall take effect upon passage and publication, as provided by law.

Adopted, passed, and approved by the Common Council of the City of Lake Geneva, Walworth County, Wisconsin, this _____ day of _____, 2016.

ALAN KUPSIK, Mayor

Attest:

SABRINA WASWO, City Clerk

First Reading: 06/13/2016
Second Reading: 06/27/2016
Adoption: _____
Published: _____



OFFICE OF THE CITY CLERK
SABRINA WASWO
626 Geneva Street
Lake Geneva, WI 53147
(262) 249-4092 / cityclerk@cityoflakegeneva.com

Date: June 27, 2016
To: Mayor & Common Council
Re: Claim for Trip and Fall Incident

The City received a claim for damages relating to a trip and fall incident on April 25, 2014. Denise Reberski alleges she was walking on the Riviera dock when she tripped over a ledge due to construction being done at that time. Ms. Reberski sustained injuries including a fractured thumb and torn ligaments. Ms. Reberski has claimed relief against the City for \$6,000 for medical bills and expenses, pain and suffering, and damages.

The City's claims adjuster, Statewide Services has reviewed the claim and is recommending the City disallow this claim on the basis that there is no negligence on behalf of the City, but rather the majority of negligence rests on Ms. Reberski. A copy of the letter from Statewide Services explaining their investigation is attached.

Suggested motion: Motion to disallow the claim filed by Denise Reberski for expenses relating to the trip and fall incident occurring on April 25, 2014 at or near the Riviera Dock, 300 Wrigley Drive.

Statewide Services, Inc.

Claim Division

1241 John Q. Hammons Dr.
P.O. Box 5555
Madison, WI 53705-0555
877-204-9712

May 27, 2016

CITY OF LAKE GENEVA
ATTN: SABRINA WASWO
626 GENEVA STREET
LAKE GENEVA, WI 53147

RE: Our Claim #: WM000642460134
Date of Loss: 04/25/2014
Claimant: Denise Reberski, 14038 Stonegate Lane
Orland Park, IL 60467

Dear Ms. Waswo:

We are in receipt of the "Claim" documentation submitted by Ms. Reberski in which she is alleging she was injured at the Riviera Dock on April 25, 2014. Our investigation has revealed that the City of Lake Geneva was not negligent or liable for this incident, but rather the majority of negligence rests on Ms. Reberski. Our investigation revealed that Ms. Reberski was looking at her phone, moved a barricade, lifted up yellow caution tape, ducked under and proceeded to walk on the broken up concrete when she fell. There are witnesses to this, including the construction workers in the area who were shouting at her to stop. Additionally, Wis. Stat. 893.80 requires 120 days notice of an incident of a claim. The first notice of the circumstances of this claim was received on 10/21/14 (almost 6 months later) when the City received a letter from Jason Whiteside. Therefore, in the absence of negligence on the part of the City of Lake Geneva, and due to failure to comply with the 120-day filing requirement on the part of Ms. Reberski, we recommend that the City of Lake Geneva disallow this claim pursuant to the Wisconsin Statute for disallowance of claim 893.80(1g). The disallowance of the claim in this manner will allow us to shorten the statute of limitations period to six months.

Please send the disallowance, on your letterhead, directly to the claimant at the above listed address. This should be sent certified or registered (restricted) mail and must be received by the claimant within 120 days after you received Ms. Reberski's April, 2016, "Claim" letter. Please send me a copy of the Notice of Disallowance for our file.

Please note, the City does have \$10,000 in no-fault Premise Medpay coverage which is available to Ms. Reberski for her out-of-pocket medical expenses, if she is still interested.

Thank you.

Sincerely,

Ginger Kimpton, AIC
Senior Casualty Claims Adjuster
855-828-5515 / 866-828-6613 fax
gkimpton@statewidesvcs.com

April 15, 2016

President Dennis Lyon and the Members of the Lake Geneva Utility Commission

Please accept this letter as notice that I will be retiring from service with the Commission and City of Lake Geneva. My last day at the office will be Friday, September 16, 2016.

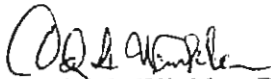
I am providing advance notice to give the Commission and Mayor Kupsik's new administration plenty of time to find a replacement. The date was also chosen because I believe it is important to be present during this peak season to oversee implementation of the recent water rate increase, a major wastewater plant improvement, water main replacement on Lakeshore Drive, numerous TIF projects, Big Foot Park shoreline project, as well as to make sure our new office manager is fully acclimated in her position.

My reasons for retirement after 37 years of public service including lots of evening meetings are simple: I wish to spend more time with my family. Losing both my father and father-in-law in recent years has reshaped my thinking and helped make the timing decision much easier.

There are so many people to thank that I can't begin to name them now. But I will leave knowing the Public Works Department and Utility Commission have a dedicated professional staff second to none. I am proud of them and what we have accomplished together over the past 20 plus years.

Serving the Commission and the City has been a privilege.

Thank you.



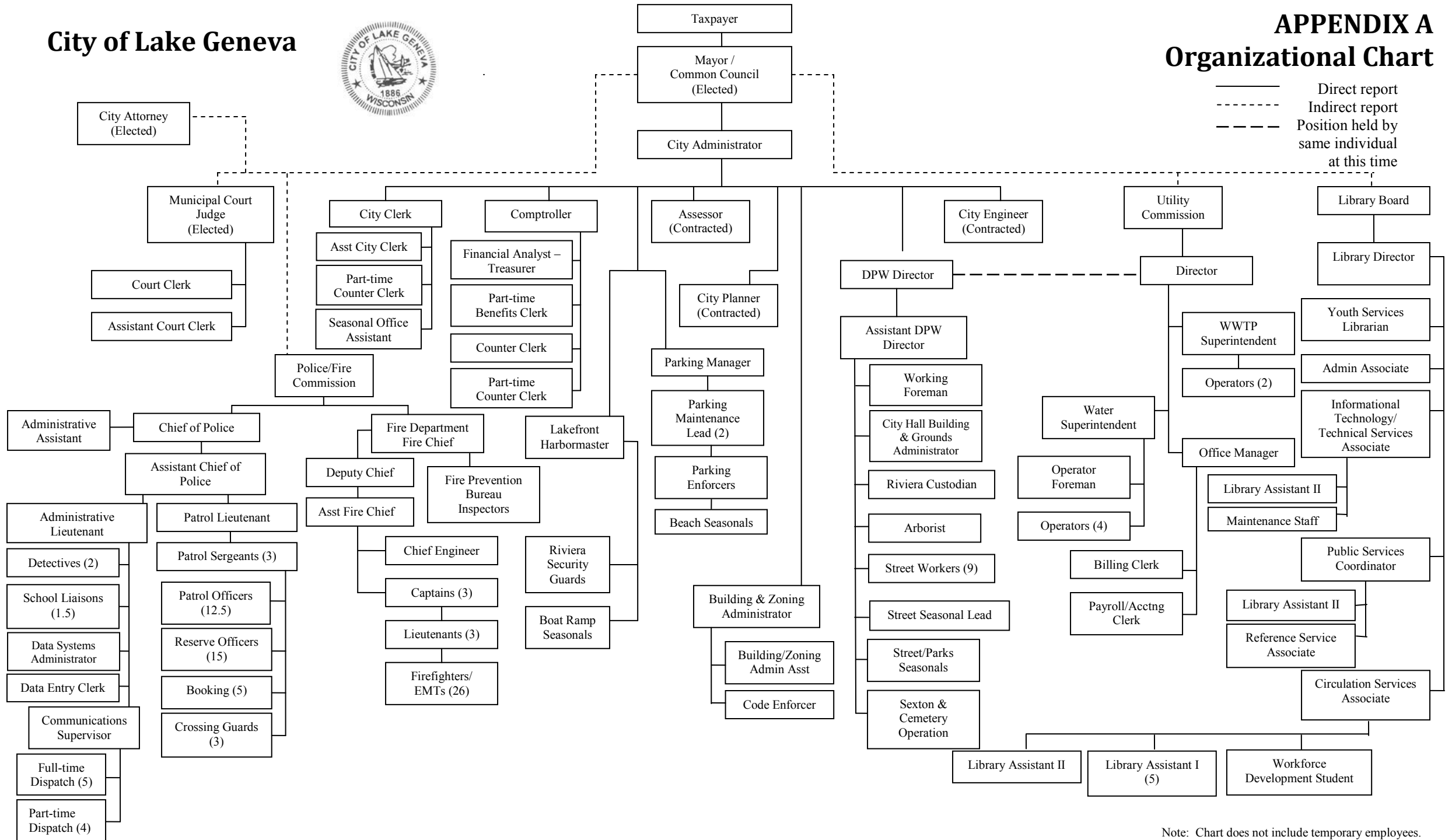
Daniel S. Winkler, Director of Public Works & Utilities

Cc: Mayor Jim Connors/Mayor Al Kupsik/Blaine Oborn

City of Lake Geneva



APPENDIX A Organizational Chart



————— Direct report
 - - - - - Indirect report
 - - - - - Position held by same individual at this time

Note: Chart does not include temporary employees.
Revised & Approved by Council on March 28, 2016



VANDEWALLE & ASSOCIATES INC.

To: City of Lake Geneva
From: Mike Slavney, City Planning Consultant
Date: 20 June 2016
Re: Proposal for Gateway Overlay Zoning District

In order to ensure new development and redevelopment meets the City's high standards for community appearance, the City is considering developing a Gateway Overlay Zoning District. This district would contain provisions that address the quality and character of development at key community entryways. A brief description of the work effort for a potential Gateway Overlay Zoning District is described below, and a cost breakdown is included on the following page.

Task 1: Conduct Site Analysis

Vandewalle and Associates will analyze the City's main corridors to identify key vistas that shape the City's overall appearance to arriving visitors and residents. We will also identify locations where redevelopment is likely.

Task 2: Create Map of Potential Gateway Overlay Areas

Based on the Site Analysis in Task 1, Vandewalle and Associates will create a map of potential areas to which the Gateway Overlay District could be applied.

Task 3: Develop Policy Options

The Gateway Overlay District will include a range of regulations such as land uses, urban design, building materials and design, bulk, height, setbacks, roofs, landscaping, lighting, and signage. Vandewalle and Associates will develop up to three distinct Gateway Overlay District options that will be compatible with the City's high standards for development. This will allow the City to select the option with the right amount of design control and desired character of development. The City will advise Vandewalle and Associates as to which option is preferred.

Task 4: Provide Draft Overlay Zoning District Text and Map

Vandewalle and Associates will provide a Draft Text for the City's preferred policy option and a Draft Overlay Zoning Map reflected where the City wishes to apply the Overlay District. In addition to the desired regulations described in Task 3, the Draft Text will include a Purpose Statement and a procedure for Design Review.

Task 5: Provide Revised Draft of Overlay Zoning District Text and Map

Based on input from the City, Vandewalle and Associates will prepare an updated draft of the Overlay Zoning District Text and Map, which will be presented at a public hearing.

Please see reverse.

Task 6: Provide Final of Overlay Zoning District Text and Map

Following the public hearing and adoption of the Overlay Zoning District Text and Map by the City, Vandewalle and Associates will provide a Final Overlay Zoning District Text and Map.

City of Lake Geneva Gateway Overlay District Cost Estimate		\$135	\$75	\$75	\$60	
		Mike Slavney Principal	Jackie Mich Assistant	Dan Eckberg GIS Technician	Administration/ Communication	Total
Task 1	Conduct Site Analysis	2	2			\$420
Task 2	Create Map of Potential Gateway Overlay Areas		1	1		\$150
Task 3	Develop Policy Options	2	6			\$720
Task 4	Provide Draft Text and Map	1	4	6		\$885
Task 5	Provide Revised Draft of Text and Map		1	1		\$150
Task 6	Provide Final of Overlay Zoning District Text and Map		1	1	1	\$210
TOTAL		5	15	9	1	\$2,535

City of Lake Geneva and Chicago Title Escrow Agreement for TID 4 Funds

Contractor's/Vendor's/Grantee's Application For Payment No.

Application Period:	Application Date: 6/10/2016
---------------------	--------------------------------

To (Owner): City of Lake Geneva	From (Contractor/Vendor/Grantee): Hein Electric Supply Company	Via (City Official/Engineer) Director of Public Works & Utilities
------------------------------------	---	--

Project: 11) Main Street Lighting	Contract/Quote: Lighting Materials
--------------------------------------	---------------------------------------

Application for Payment - Change Order Summary

Number	Additions Due From City	Deductions (Unused)
Total		

1. Current Contract/Quote/Grant Amount	66,995.08
2. Less Previous Non Escrow Payments	1,423.10
3. Balance of Escrow	65,571.98
4. Less Previous Escrow Payments	-
5. Plus/Less Change Orders	-
6. Balance Available	65,571.98
7. Amount Due this Application	31,291.66

CERTIFICATION The undersigned Contractor/Vendor/Grantee certifies that: (1) all previous progress payments received from Owner on account of Work done under the Contract/Quote/Grant have been applied on account to discharge Contractor's/Vendor's/Grantee's legitimate obligations incurred in connection with Work covered by prior Applications for Payment; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to Owner at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to Owner indemnifying Owner against any such Liens, security interest or encumbrances); and (3) all Work covered by this Application for Payment is in accordance with the Contract/Quote/Grant Documents and is not defective.

Approved by: _____
City Official/Engineer Date

Approved by: _____
Owner Date

Approved by: _____
Bank (if applicable) Date

By:	Date:
-----	-------

Approved by: _____
Escrow Agent Date

City of Lake Geneva and Chicago Title Escrow Agreement for TID 4 Funds

Contractor's/Vendor's/Grantee's Application For Payment No.

1

Application Period:

Application Date:

5/24/2016

To (Owner):

City of Lake Geneva

From (Contractor/Vendor/Grantee):

Kapur & Associates

Via (City Official/Engineer)

Project:

4) Downtown Signage

Contract/Quote:

Engineering Contract

Application for Payment - Change Order Summary

Number	Additions Due From City	Deductions (Unused)
Total		

1. Current Contract/Quote/Grant Amount	22,756.00
2. Less Previous Non Escrow Payments	22,151.00
3. Balance of Escrow	605.00
4. Less Previous Escrow Payments	-
5. Plus/Less Change Orders	-
6. Balance Available	605.00
7. Amount Due this Application	536.00

CERTIFICATION The undersigned Contractor/Vendor/Grantee certifies that: (1) all previous progress payments received from Owner on account of Work done under the Contract/Quote/Grant have been applied on account to discharge Contractor's/Vendor's/Grantee's legitimate obligations incurred in connection with Work covered by prior Applications for Payment; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to Owner at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to Owner indemnifying Owner against any such Liens, security interest or encumbrances); and (3) all Work covered by this Application for Payment is in accordance with the Contract/Quote/Grant Documents and is not defective.

Approved by: _____
City Official/Engineer Date

Approved by: _____
Owner Date

Approved by: _____
Bank (if applicable) Date

Approved by: _____
Escrow Agent Date

By:	Date:

City of Lake Geneva and Chicago Title Escrow Agreement for TID 4 Funds

Contractor's/Vendor's/Grantee's Application For Payment No.

1

Application Period:

Application Date:

5/24/2016

To (Owner):

City of Lake Geneva

From (Contractor/Vendor/Grantee):

Kapur & Associates

Via (City Official/Engineer)

Project:

10) Main Street Widening

Contract/Quote:

Engineering Contract

Application for Payment - Change Order Summary

Number	Additions Due From City	Deductions (Unused)
Total		

1. Current Contract/Quote/Grant Amount	45,676.00
2. Less Previous Non Escrow Payments	17,606.08
3. Balance of Escrow	<u>28,069.92</u>
4. Less Previous Escrow Payments	-
5. Plus/Less Change Orders	-
6. Balance Available	<u>28,069.92</u>
7. Amount Due this Application	<u>899.00</u>

CERTIFICATION The undersigned Contractor/Vendor/Grantee certifies that: (1) all previous progress payments received from Owner on account of Work done under the Contract/Quote/Grant have been applied on account to discharge Contractor's/Vendor's/Grantee's legitimate obligations incurred in connection with Work covered by prior Applications for Payment; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to Owner at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to Owner indemnifying Owner against any such Liens, security interest or encumbrances); and (3) all Work covered by this Application for Payment is in accordance with the Contract/Quote/Grant Documents and is not defective.

Approved by: _____
City Official/Engineer Date

Approved by: _____
Owner Date

Approved by: _____
Bank (if applicable) Date

By:	Date:

Approved by: _____
Escrow Agent Date



City of Lake Geneva
Building and Zoning
626 Geneva Street
Lake Geneva, WI 53147

To the Mayor and Common Council,

At the June 20, 2016 meeting of the Plan Commission these items were recommended for approval.

A land division application filled by Thomas and Diane Murphy to sub-divide an existing parcel at 1325 Park Row, Tax Key No. ZCL 00080 creating two additional lots fronting High Street was recommended including staff comments and two minor corrections on the Plat of Survey as reviewed by the city engineer.

A site plan application filled by Richard Jachimek for property located at 314 Sage Street, Tax Key No. ZOP 00147 allowing for a minor addition to the parking lot to create a turn lane allowing for traffic to exit to Sage Street via the alley to the North of the property was recommended with the Staff requirements that three parallel spaces be marked on the South side of the building and signage directing traffic be installed.

A Planned Development including both the General Development Plan (GDP) and the Precise Implementation Plan (PIP) filled by Shad Branen for a Commercial Indoor Entertainment Facility was recommended for approval to include the proposed signage, projection lighting (exposed LED Edison bulbs), marquee color and design, electronic posters, lighting sconces on front of building with additional requirements of the Findings of Fact.

As the Building and Zoning Administrator I am therefore requesting that the City Council take into consideration the unanimous vote of the Plan Commission on all of the items and approve them with the Plan Commission requirements and any additional City Council requirements.

Sincerely,
Kenneth Robers
Building and Zoning Administrator

**CITY OF LAKE GENEVA
PLAN COMMISSION MEETING
MONDAY, JUNE 20, 2016 - 6:30 PM
COUNCIL CHAMBERS, CITY HALL**

MINUTES

1. Meeting called to order by Mayor Kupsik at 6:56 pm.

2. Roll Call

Present: Doug Skates, John, Gibbs, Ann Esarco, Tom Hartz, Tyler Frederick, Sarah Hill

Not Present:

Also Present: Planner Mike Slavney, Atty. Dan Draper, Mayor Kupsik, Administrator Oborn, Inspector Robers and Assistant Gregoles

3. Approve Minutes of May 16, 2016 Plan Commission meeting as distributed.

MOTION #1

Gibbs/Fredrick moved to approve the minutes of May 16, 2016 Plan Commission meeting as distributed. The motion carried unanimously.

4. Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will be limited to five (5) minutes. - None

5. Acknowledgment of Correspondence. - None

6. Downtown Design Review. – None

7. Review and Recommendation on an Application for Land Division Review filed by Pathfinder Surveying LLC, for Thomas and Diane Murphy, 1806 Clover Road, Northbrook, IL 60062 to split and existing lot into three parcels at 1325 Park Row with the two new lots fronting High Street, current Tax Key No. ZCL 00080.

DISCUSSION – Tom Murphy, 1806 Clover Road, Northbrook, IL

Applicant gave an overview of the application details and there was a brief discussion with the Commissioners.

MOTION #2

Hill/Skates moved to approve the recommendation on an application for Land Division Review filed by Pathfinder Surveying LLC, for Thomas and Diane Murphy, 1806 Clover Road, Northbrook, IL 60062 to split and existing lot into three parcels at 1325 Park Row with the two new lots fronting High Street, current Tax Key No. ZCL 00080, including staff comments. The motion carried unanimously.

8. Review and Recommendation on an Application for Site Plan Review for a parking lot alteration filled by Richard Jachimek, 1109 Geneva Street, Lake Geneva, WI 53147 for the property at 314 Sage Street, Tax Key No. ZOP 00147.

DISCUSSION – Richard Jachimek, 1109 Geneva St., LG

Applicant gave an overview of the application details and there was a brief discussion with the Commissioners.

MOTION #3

STAFF REPORT
To Lake Geneva Plan Commission

Meeting Date: June 20, 2016

Agenda Item #7

Applicant:

Thomas & Diane Murphy
1806 Clover Road
Northbrook, IL 60062

Request:

Land Division Review for CSM approval to split one lot into three lots at 1325 Park Row Tax Key No. ZCL00080.

Description: The applicant would like to split an existing lot into one existing home and two buildable lots with the new lots fronting High Street.

Staff Recommendation: Staff has no objection to the proposed CSM as the three lots that are created will meet our Single Family Residential (SR-4) requirements. Staff recommends that final approval of the CSM will be dependent on the City Engineers review and approval.

Agenda Item #8

Applicant:

Richard Jachimek
1109 Geneva Street
Lake Geneva, WI 53147

Request:

Site Plan Approval to add a driveway section to an existing parking lot.

Description: The applicant would like to add a section of asphalt driveway to his existing drive to allow vehicles to safely exit his lot, rather than backing up onto Sage Street.

Staff Recommendation: Staff has no objection to the additional drive as it will work to eliminate a hazardous condition where patrons currently back on to Sage Street. Staff would recommend that the lot be stripped so that three parking spaces are established parallel to the West side of the building and signage is placed showing the turn and do not enter at the alley side.

Agenda Item #9

Applicant:

Lake Geneva Mobil
350 N Edwards Blvd.
Lake Geneva, WI 53147

Request:

Conditional Use approval for Electronic Message Center at an existing business to display Fuel Prices at 350 N Edwards Blvd. Tax Key No. ZA261500001.

Description: The applicant would like to add a second electronic sign board on the Edwards Blvd. side of the property which requires a Conditional Use Permit.

Staff Recommendation: Staff has no objection to the request. A second sign to display fuel prices only is allowed under our zoning code. Applicant will still need to apply for a sign and electrical permit.

City of Lake Geneva

APPLICATION FOR LAND DIVISION REVIEW



CERTIFIED SURVEY MAP or



SUBDIVISION PLAT

NAME AND ADDRESS OF CURRENT OWNER:

Thomas & Diane Murphy
1806 CLOVER RD
North Brook IL 60062

TELEPHONE NUMBER OF CURRENT OWNER: (847) 205-5122

NAME AND ADDRESS OF APPLICANT:

Pathfinder Surveying INC
Jeff Kimpf

TELEPHONE NUMBER OF APPLICANT: (262) 248-8303

NAME AND ADDRESS OF SURVEYOR:

Pathfinder Surveying INC
P.O. BOX 322
Lake Geneva WI

TELEPHONE NUMBER OF SURVEYOR: (262) 248-8303

SHORT STATEMENT DESCRIBING PURPOSE OF APPLICATION:

Create additional parcels

SUBMITTAL CHECKLIST

_____ LOCATION MAP SHOWING LOCATION OF PARCELS TO BE DIVIDED OR PARTIALLY DIVIDED WITH TOWN OR TOWNS, AND PARCELS WITHIN 1,000-FT OF BOUNDARY OF SUBJECT PROPERTY.

_____ SKETCH MAP TO APPROXIMATE SCALE SHOWING ENTIRE PARCELS TO BE DIVIDED OR PARTIALLY DIVIDED, AND SHOWING THE APPROXIMATE CONFIGURATION OF PROPOSED LOTS AND ROADS WITHIN THOSE PARCELS.

_____ CITY OF LAKE GENEVA SIGNATURE BLOCK ON FACE OF CSM OR PLAT, PER STATE STATUTES.

_____ PROVIDE 5 FULL SETS AND 20 11" x 17" COPIES OF CSM OR PLAT PRIOR TO PLACEMENT ON PLAN COMMISSION AGENDA.

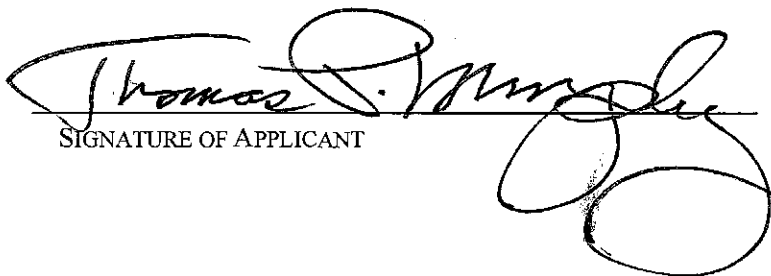
I AM AWARE THAT THE CITY OF LAKE GENEVA IS ACTIVELY ENGAGED IN THE REVIEW, APPROVAL OR DENIAL OF LAND DIVISIONS WITHIN ITS EXTRATERRITORIAL LAND DIVISION REVIEW AREA.

I UNDERSTAND THAT THE CITY OF LAKE GENEVA LAND DIVISION ORDINANCE REQUIRES THE CITY TO DENY LAND DIVISIONS WHICH CREATE NEW, BUILDABLE PARCELS OR LOTS WITHIN THE EXTRATERRITORIAL AREA WITH OVERALL DENSITY THAT EXCEEDS MORE THAN ONE DWELLING UNIT PER THIRTY-FIVE ACRES UNLESS THE CITY DETERMINES THAT THE LAND DIVISION CONSTITUTES INFILL DEVELOPMENT.

DATE

5/19/16

SIGNATURE OF APPLICANT



CERTIFIED SURVEY MAP NO. _____

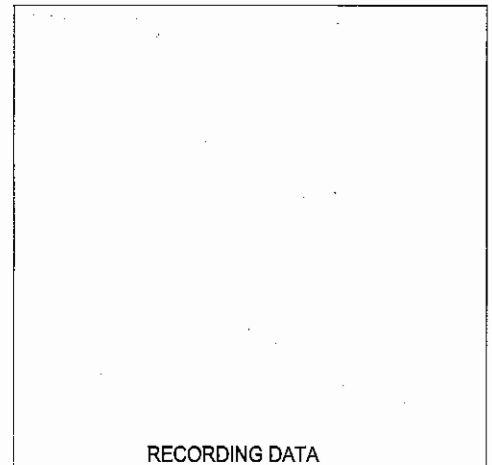
A REDIVISION OF LOTS 99 - 102, COLUMBIAN SUBDIVISION, LOCATED IN THE CITY OF LAKE GENEVA, WALWORTH COUNTY, WISCONSIN, LOCATED IN THE SE 1/4 OF THE SE 1/4 OF SECTION 26, TOWN 2 NORTH, RANGE 17 EAST, CITY OF LAKE GENEVA, WALWORTH COUNTY, WISCONSIN.

SURVEYOR

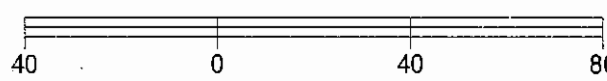
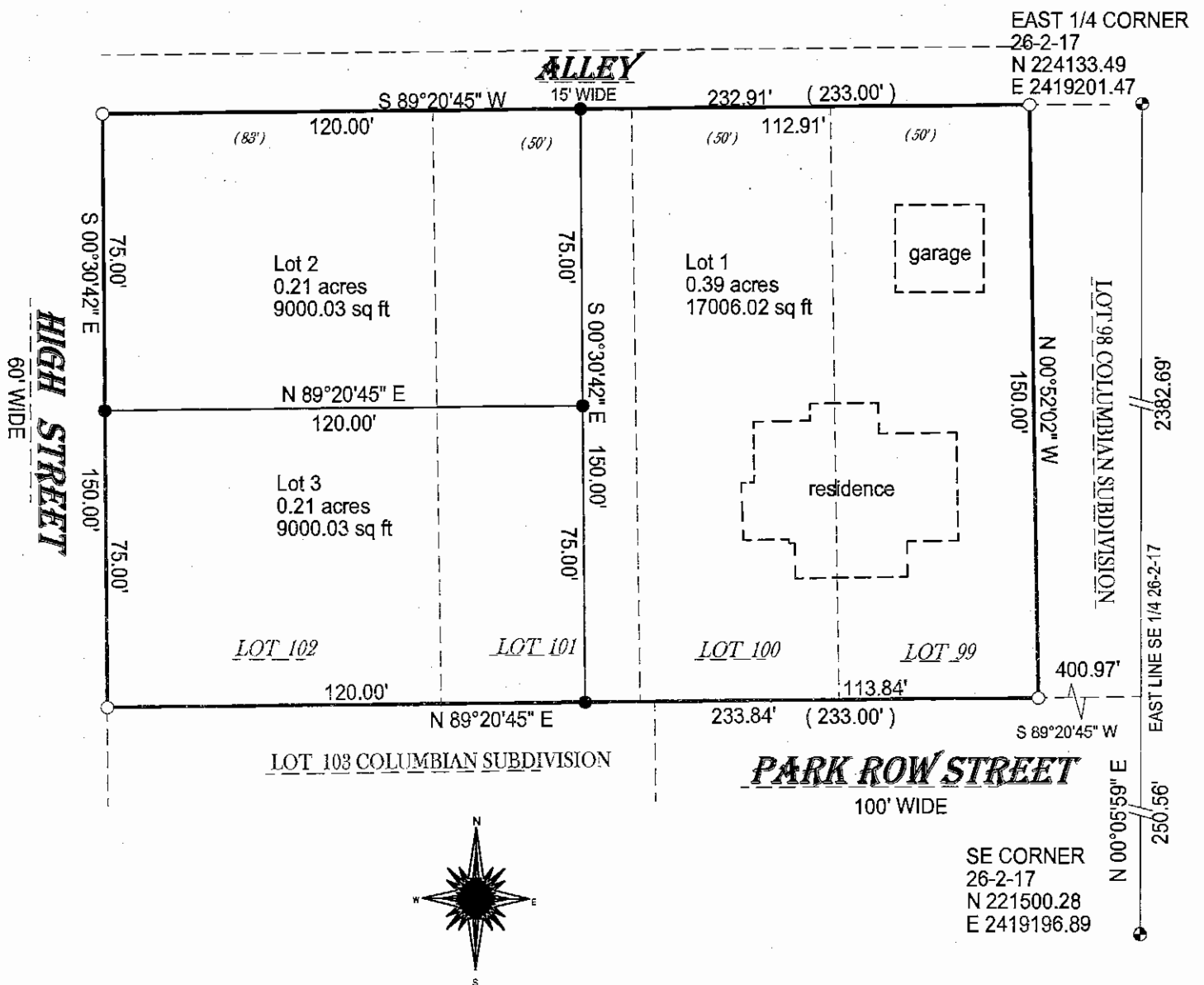
PATHFINDER SURVEYING INC.
P.O BOX 322
LAKE GENEVA, WI. 53147
WWW.PATHFINDERSURVEYING.NET
262-248-8303

OWNERS

THOMAS & DIANE MURPHY TRUST
1806 CLOVER RD
NORTHBROOK, IL. 60062



RECORDING DATA



JEFFREY L KIMPS S - 2436
Wisconsin Registered Land Surveyor
Dated this 25TH DAY OF APRIL, 2016.

CERTIFIED SURVEY MAP NO.

A REDIVISION OF LOTS 99 - 102, COLUMBIAN SUBDIVISION, LOCATED IN THE CITY OF LAKE GENEVA, WALWORTH COUNTY, WISCONSIN, LOCATED IN THE SE 1/4 OF THE SE 1/4 OF SECTION 26, TOWN 2 NORTH, RANGE 17 EAST, CITY OF LAKE GENEVA, WALWORTH COUNTY, WISCONSIN.

LEGAL DESCRIPTION:

A REDIVISION OF LOTS 99 - 102, COLUMBIAN SUBDIVISION, LOCATED IN THE CITY OF LAKE GENEVA, WALWORTH COUNTY, WISCONSIN, LOCATED IN THE SE 1/4 OF THE SE 1/4 OF SECTION 26, TOWN 2 NORTH, RANGE 17 EAST, CITY OF LAKE GENEVA, WALWORTH COUNTY, WISCONSIN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commencing at the southeast corner of section 26, town 2 north, range 17 east,; thence N00°05'59"E along the east line of the southeast 1/4 of said section 26, a distance of 250.56 feet; thence S89°20'45"W, a distance of 400.97 feet to the southeast corner of said lot 99 of Columbian Subdivision and to the POINT OF BEGINNING; thence N00°52'02"W, along the east line of sai lot 99, a distance of 150.00 feet to the northeast corner of said lot 99 and the south line of a 15 foot wide Alley; thence S89°20'45"W, along said south line a distance of 232.91 feet to the northwest corner of lot 102 of said Columbian Subdivision and the east line of High Street; thence S00°30'42"E, along said east line a distance of 150.00 feet, to the southwest corner of said lot 102; thence N89°20'45"E, a distance of 233.84 feet to the POINT OF BEGINNING; said described tract containing 0.8 Acres, more or less.

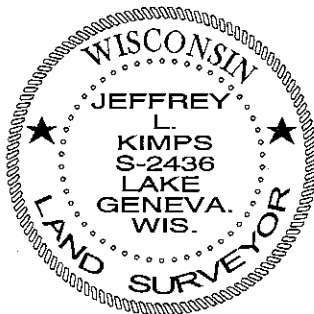
SURVEYORS CERTIFICATE:

I, JEFFREY L. KIMPS, SURVEYOR, DO HEREBY CERTIFY THAT AT THE DIRECTION OF THE THOMAS & DIANE MURPHY TRUST, I HAVE SURVEYED THE LAND DESCRIBED HEREON AND THAT THE MAP SHOWN IS A CORRECT REPRESENTATION OF ITS EXTERIOR BOUNDARIES AND THAT I HAVE FULLY COMPLIED WITH CHAPTER 236.34 OF THE WISCONSIN STATUTES AND THE CITY OF LAKE GENEVA'S LAND DIVISION ORDINANCES.

DATED THIS 27TH DAY OF APRIL, 2016

JOB# 16-105

JEFFREY L. KIMPS R.L.S. S-2436



OWNERS CERTIFICATE:

AS OWNER'S WE HEREBY CERTIFY THAT WE HAVE CAUSED THE LAND DESCRIBED ON THIS MAP TO BE SURVEYED, DIVIDED, MAPPED AS REPRESENTED ON THIS CERTIFIED SURVEY MAP. I ALSO CERTIFY THAT THIS MAP IS REQUIRED TO BE SUBMITTED TO THE CITY OF LAKE GENEVA FOR APPROVAL.

DATE: _____

AGENT THOMAS & DIANE MURPHY TRUST

CITY PLANNING COMMISION RESOLUTION

RESOLVED: THAT THE CERTIFIED SURVEY MAP SHOWN HEREON, IN THE CITY OF LAKE GENEVA WALWORTH COUNTY, WISCONSIN. OWNERS, THOMAS & DIANE MURPHY TRUST, IS HEREBY APPROVED BY THE CITY OF LAKE GENEVA ON THIS _____ DAY OF _____, 2016.

MAYOR
(ALAN KUPSİK)

CITY CLERK
(SABRINA WASWO)

**CITY OF LAKE GENEVA
PLAN COMMISSION MEETING
MONDAY, JUNE 20, 2016 - 6:30 PM
COUNCIL CHAMBERS, CITY HALL**

MINUTES

1. Meeting called to order by Mayor Kupsik at 6:56 pm.

2. Roll Call

Present: Doug Skates, John, Gibbs, Ann Esarco, Tom Hartz, Tyler Frederick, Sarah Hill

Not Present:

Also Present: Planner Mike Slavney, Atty. Dan Draper, Mayor Kupsik, Administrator Oborn,
Inspector Robers and Assistant Gregoles

3. Approve Minutes of May 16, 2016 Plan Commission meeting as distributed.

MOTION #1

Gibbs/Fredrick moved to approve the minutes of May 16, 2016 Plan Commission meeting as distributed.
The motion carried unanimously.

4. Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will be limited to five (5) minutes. - None

5. Acknowledgment of Correspondence. - None

6. Downtown Design Review. – None

7. Review and Recommendation on an Application for Land Division Review filed by Pathfinder Surveying LLC, for Thomas and Diane Murphy, 1806 Clover Road, Northbrook, IL 60062 to split and existing lot into three parcels at 1325 Park Row with the two new lots fronting High Street, current Tax Key No. ZCL 00080.

DISCUSSION – Tom Murphy, 1806 Clover Road, Northbrook, IL

Applicant gave an overview of the application details and there was a brief discussion with the Commissioners.

MOTION #2

Hill/Skates moved to approve the recommendation on an application for Land Division Review filed by Pathfinder Surveying LLC, for Thomas and Diane Murphy, 1806 Clover Road, Northbrook, IL 60062 to split and existing lot into three parcels at 1325 Park Row with the two new lots fronting High Street, current Tax Key No. ZCL 00080, including staff comments. The motion carried unanimously.

8. Review and Recommendation on an Application for Site Plan Review for a parking lot alteration filled by Richard Jachimek, 1109 Geneva Street, Lake Geneva, WI 53147 for the property at 314 Sage Street, Tax Key No. ZOP 00147.

DISCUSSION – Richard Jachimek, 1109 Geneva St., LG

Applicant gave an overview of the application details and there was a brief discussion with the Commissioners.

MOTION #3

Hartz/Gibbs moved to approve the recommendation on an application for Site Plan Review for a parking lot alteration filled by Richard Jachimek, 1109 Geneva Street, Lake Geneva, WI 53147 for the property at 314 Sage Street, Tax Key No. ZOP 00147, including staff recommendations regarding parallel parking spots and signage. The motion carried unanimously.

9. Public Hearing and recommendation on a Conditional Use Application filed by Prairie State Enterprises of Darien, LLC dba Lake Geneva Mobil, 350 N Edwards Blvd., Lake Geneva, WI 53147, for the installation of an electronic message center on a freestanding monument sign located at 350 N Edwards Blvd., Tax Key No. ZA261500001.

DISCUSSION –Ken Kerns, Owner and applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #4

Hill/Skates moved to close the public hearing. The motion carried unanimously.

MOTION #5

Hartz/Hill moved to approve the recommendation on a Conditional Use Application filed by Prairie State Enterprises of Darien, LLC dba Lake Geneva Mobil, 350 N Edwards Blvd., Lake Geneva, WI 53147, for the installation of an electronic message center on a freestanding monument sign located at 350 N Edwards Blvd., Tax Key No. ZA261500001 including staff recommendations and fact finding . The motion carried unanimously.

10. Public Hearing and recommendation on a Conditional Use Application filed by Patricia and Samantha Strenger, 245 Country Club Drive, Unit 2A, Lake Geneva, WI 53147 to operate a Commercial Indoor Lodging facility at an existing Commercial Apartment in a General Business (GB) zoning district located at 721 Geneva Street, Tax Key No. ZOP 00159.

DISCUSSION –Smantha Strenger, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #6

Skates/Gibbs moved to close the public hearing. The motion carried unanimously.

MOTION #7

Hill/Skates moved to approve the recommendation on a Conditional Use Application filed by Patricia and Samantha Strenger, 245 Country Club Drive, Unit 2A, Lake Geneva, WI 53147 to operate a Commercial Indoor Lodging facility at an existing Commercial Apartment in a General Business (GB) zoning district located at 721 Geneva Street, Tax Key No. ZOP 00159, ensuring that all vehicles and recreational vehicles are parked on a hard surface, no outdoor storage, all staff recommendations and fact finding. The motion carried unanimously.

11. Public Hearing and recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 233 S Lake Shore Drive, Tax Key No. ZNB 00003.

DISCUSSION –Anthony Scalzitti, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission. There was a discussion about the difference between B&B's and Commercial Indoor Lodging facilities.

STAFF REPORT
To Lake Geneva Plan Commission

Meeting Date: June 20, 2016

Agenda Item #7

Applicant:

Thomas & Diane Murphy
1806 Clover Road
Northbrook, IL 60062

Request:

Land Division Review for CSM approval to split one lot into three lots at 1325 Park Row Tax Key No. ZCL00080.

Description: The applicant would like to split an existing lot into one existing home and two buildable lots with the new lots fronting High Street.

Staff Recommendation: Staff has no objection to the proposed CSM as the three lots that are created will meet our Single Family Residential (SR-4) requirements. Staff recommends that final approval of the CSM will be dependent on the City Engineers review and approval.

Agenda Item #8

Applicant:

Richard Jachimek
1109 Geneva Street
Lake Geneva, WI 53147

Request:

Site Plan Approval to add a driveway section to an existing parking lot.

Description: The applicant would like to add a section of asphalt driveway to his existing drive to allow vehicles to safely exit his lot, rather than backing up onto Sage Street.

Staff Recommendation: Staff has no objection to the additional drive as it will work to eliminate a hazardous condition where patrons currently back on to Sage Street. Staff would recommend that the lot be stripped so that three parking spaces are established parallel to the West side of the building and signage is placed showing the turn and do not enter at the alley side.

Agenda Item #9

Applicant:

Lake Geneva Mobil
350 N Edwards Blvd.
Lake Geneva, WI 53147

Request:

Conditional Use approval for Electronic Message Center at an existing business to display Fuel Prices at 350 N Edwards Blvd. Tax Key No. ZA261500001.

Description: The applicant would like to add a second electronic sign board on the Edwards Blvd. side of the property which requires a Conditional Use Permit.

Staff Recommendation: Staff has no objection to the request. A second sign to display fuel prices only is allowed under our zoning code. Applicant will still need to apply for a sign and electrical permit.

APPLICATION FOR SITE PLAN REVIEW

City of Lake Geneva

Site Address and Parcel No. or Legal Description:

314 SAGE STREET (ZON 00147) - THE NORTH 62 FEET OF THE EAST 57 1/2 FEET OF LOT 12, IN BLOCK 15, LAKE GENEVA, WIS. 53147

Name and Address of Current Owner:

RICHARD & GAIL JACHIMEK, LLC, 4409 KETTLE CREEK COURT TAMPA, FL 33624

Telephone No. of Current Owner including area code: (813) 629-5074

Name and Address of Applicant:

RICHARD JACHIMEK 1109 GENEVA STREET, LAKE GENEVA, WIS. 53147

Telephone No. of Applicant including area code: (813) 629-5074

Proposed Use:

VEHICLE PARKING AND DRIVE THROUGH EGRESS STATEMENT ON SURVEY REGARDING NO EASEMENT FOUND IS UPDATED, AND EASEMENT COPIES ARE ATTACHED (5 PAGES) WALWORTH COUNTY.

Zoning District: (NO)

Names and Addresses of architect, professional engineer and contractor of project:

FARRIS, HANSEN & ASSOC. INC., 7 RIDGEWAY COURT - P.O. BOX 437, ELKHORN, WIS. 53121

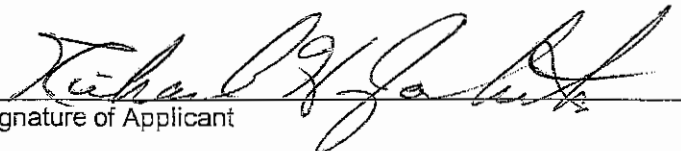
PROJECT MANAGER - JAMES MULLEN (CRAFTSMEN CONCRETE) P.O. BOX 676, ELKHORN, WIS. 53121
(1200 PHOENIX COURT, LAKE GENEVA, WIS. 53147)

Short statement describing activities to take place on site:

1. TO EXTEND EXISTING PARKING LOT ASPHALT REPLACING 4-(2'x7') UNUSED GRASS AREAS, EXTENDING ASPHALT 2' NORTH TO SIDEWALK.
2. TO REMOVE 2 PROPERTY CONCRETE CURBS AT NORTH END OF BUILDING TO CREATE DRIVE THROUGH TO ALLEY. THIS WILL ALLOW SAFE EGRESS FROM LOT NOW BLOCKED BY INDOCHINESE OWNER, WITH DEBRIS, (x3 YEARS).

Site Plan Review fee: \$400.00, due upon filing of Application.

Signature of Applicant



1. EXTEND ASPHALT IN PARKING AREA NORTH TO SIDEWALK
2. REMOVE PROPERTY CONCRETE CURBS AND PAVE DRIVE THROUGH TO ALLEY.

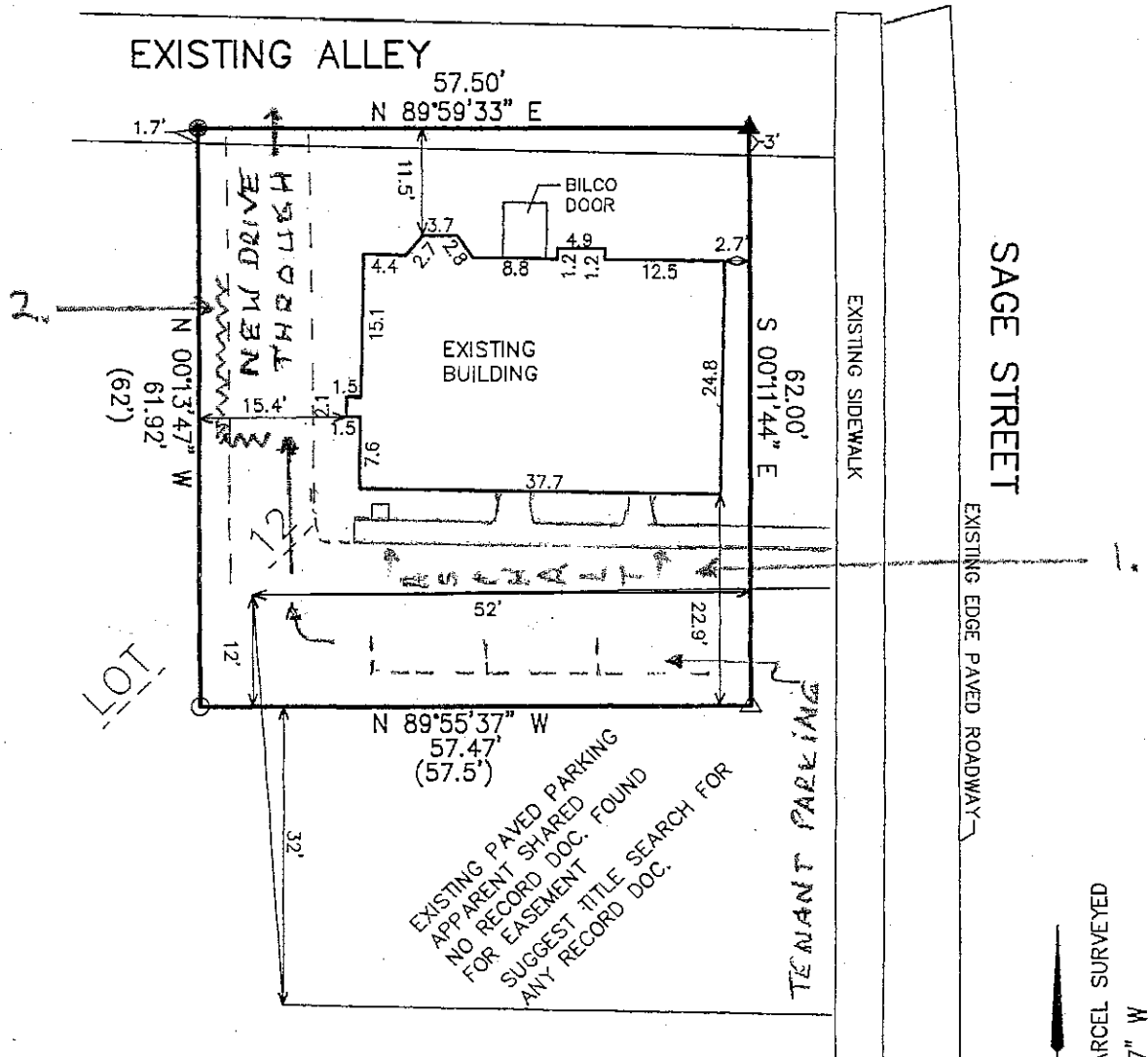
FARRIS, HANSEN & ASSOC. INC.

7 RIDGWAY COURT- P.O. BOX 437
 ELKHORN, WISCONSIN 53121
 PHONE (262) 723-2098
 FAX (262) 723-5886

PLAT OF SURVEY

The North 62 feet of the East 57 1/2 feet of Lot 12, in Block 15 of the Village of Geneva, now City of Lake Geneva, according to the recorded plat thereof. Said land being in the City of Lake Geneva, County of Walworth and State of Wisconsin.

ORDERED BY: MEDICAL WEIGHT LOSS LLC
 314 SAGE STREET
 LAKE GENEVA, WI. 53147



- LEGEND**
- = FOUND IRON REBAR STAKE
 - △ = FOUND PK NAIL IN PAVEMENT
 - = FOUND IRON PIPE STAKE
 - ▲ = SET MAG. NAIL IN PAVEMENT
 - (XXX) = RECORDED AS
- AREA = 3,560 S.F.

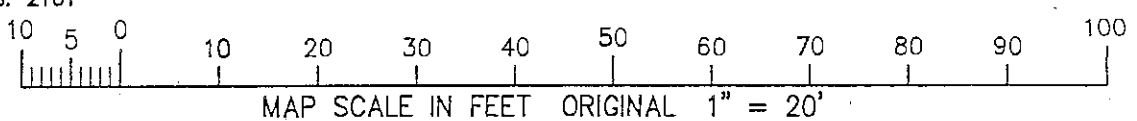
NOTE: COPIES OF THIS MAP TO WHICH THE FOLLOWING CERTIFICATE WILL APPLY SHOW SURVEYOR'S ORIGINAL SEAL AND SIGNATURE IN RED INK. COPIES BY ANY OTHER MEANS MAY HAVE ALTERATIONS WHICH DO NOT REPRESENT THE SURVEYOR'S WORK PRODUCT.

I HEREBY CERTIFY THAT THE ABOVE DESCRIBED PROPERTY HAS BEEN SURVEYED UNDER MY DIRECTION AND THAT THE ABOVE MAP IS A TRUE REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY AND ITS EXTERIOR BOUNDARIES. THIS SURVEY IS MADE FOR THE USE OF THE PRESENT OWNERS OF THE PROPERTY, AND ALSO THOSE WHO PURCHASE, MORTGAGE, OR GUARANTEE THE TITLE THERETO WITHIN ONE YEAR FROM THE DATE HEREOF.

DATED: SEPTEMBER 21, 2015

PETER S. GORDON R.L.S. 2101

PROJECT NO. 9376
 DATED: 09-21-2015
 SHEET 1 OF 1 SHEETS



ASSIGNED SOUTH LINE PARCEL SURVEYED
 N 89°55'37" W

Notice

NOTICE IS HEREBY GIVEN that a Public Hearing will be held before the City Plan Commission on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, on a Conditional Use Application filed by PSED DBA Lake Geneva Mobil, 350 N. Edwards Blvd., Lake Geneva, WI 53147, to install an Electronic Message Center on a secondary sign along Edwards Blvd. at the following location:

TAX KEY No. ZA261500001 – 350 N. Edwards Blvd.

All interested in the above matter are invited to attend. The City Plan Commission will be in session on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, to consider any objections that may have been filed and to hear all persons desiring to be heard.

Dated this 3rd day of June 2016.

Mayor Al Kupsik
City Plan Commission
City of Lake Geneva, WI

A QUORUM OF ALDERMEN MAY BE IN ATTENDANCE

Please Publish as small legal on June 9th and 16th.

CONDITIONAL USE RESOLUTION 16-R35

A resolution authorizing the issuance of a Conditional Use Permit to Prairie State Enterprises of Darien dba Lake Geneva Mobil, 350 N Edwards Blvd., Lake Geneva, WI 53147.

WHEREAS, the City Plan Commission has considered the application of Prairie State Enterprises of Darien,

WHEREAS, The City Plan Commission held a Public Hearing thereon pursuant to proper notice given on June 20, 2016.

NOW, THEREFORE, BE IT RESOLVED, that the Zoning Administrator be, and is hereby authorized, to issue a Conditional Use Permit for Prairie State Enterprises of Darien to install an electronic message center at an existing Commercial Business in a Planned Business (PB) zoning district located at 350 N Edwards Blvd., Lake Geneva, WI 53147, Tax Parcel ZA261500001 including the Findings of Fact, Staff recommendations and sign & electrical permits obtained.

Granted by action of the Common Council of the City of Lake Geneva this 27st day of June, 2016.

Alan Kupsik, Mayor

ATTEST:

Sabrina Waswo, City Clerk

Hartz/Gibbs moved to approve the recommendation on an alteration filled by Richard Jachimek, 1109 Geneva Street, Lake Geneva, WI 53147 for the property at 314 Sage Street, Tax Key No. ZOP 00147, including staff recommendations regarding parallel parking spots and signage. The motion carried unanimously.

9. Public Hearing and recommendation on a Conditional Use Application filed by Prairie State Enterprises of Darien, LLC dba Lake Geneva Mobil, 350 N Edwards Blvd., Lake Geneva, WI 53147, for the installation of an electronic message center on a freestanding monument sign located at 350 N Edwards Blvd., Tax Key No. ZA261500001.

DISCUSSION –Ken Kerns, Owner and applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #4

Hill/Skates moved to close the public hearing. The motion carried unanimously.

MOTION #5

Hartz/Hill moved to approve the recommendation on a Conditional Use Application filed by Prairie State Enterprises of Darien, LLC dba Lake Geneva Mobil, 350 N Edwards Blvd., Lake Geneva, WI 53147, for the installation of an electronic message center on a freestanding monument sign located at 350 N Edwards Blvd., Tax Key No. ZA261500001 including staff recommendations and fact finding . The motion carried unanimously.

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DISCUSSION –Smantha Strenger, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #6

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DISCUSSION –Anthony Scalzitti, applicant

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STAFF REPORT
To Lake Geneva Plan Commission

Meeting Date: June 20, 2016

Agenda Item #7

Applicant:

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Northbrook, IL 60062

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Staff Recommendation: Staff has no objection to the proposed CSM as the three lots that are created will meet our Single Family Residential (SR-4) requirements. Staff recommends that final approval of the CSM will be dependent on the City Engineers review and approval.

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Richard Jachimek
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Description: The applicant would like to add a second electronic sign board on the Edwards Blvd. side of the property which requires a Conditional Use Permit.

Staff Recommendation: Staff has no objection to the request. A second sign to display fuel prices only is allowed under our zoning code. Applicant will still need to apply for a sign and electrical permit.

- A. If, after the public hearing, the Commission wishes to recommend approval, then the appropriate fact finding would be:
1. In general, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed conditional use in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
 4. The proposed conditional use maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
 5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
 6. The potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.
- B. If, after the public hearing, the Commission wishes to recommend denial, then the appropriate fact finding would be:
1. In general, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
 4. The proposed conditional use does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.

5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
6. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Agenda Item #10

Applicant:

Patricia & Samantha Strenger

245 Country Club Drive, 2A

Lake Geneva, WI 53147

Request:

Conditional Use approval for a Commercial

Indoor Lodging Facility in a General

Business (GB) zoning district at 729 Geneva Street, Tax Key No. ZOP 00159.

Description: The applicant would like to open a Commercial Indoor Lodging (Rental) operation in the upper apartment of a Commercial Building which requires a conditional use permit.

Staff Recommendation: Staff has no objection to the request. Location is on the Border of the Central Business District, the apartment already exists and has adequate parking.

- A. If, after the public hearing, the Commission wishes to recommend approval, then the appropriate fact finding would be:
1. In general, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed conditional use in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
 4. The proposed conditional use maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
 5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
 6. The potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

APPLICATION FOR CONDITIONAL USE

City of Lake Geneva

SITE ADDRESS/PARCEL NO. AND FULL LEGAL DESCRIPTION REQUIRED (ATTACH SEPARATE SHEET IF NECESSARY):

350 N. EDWARDS BLVD, PARCEL # ZA261500001 LOT 1 CERTIFIED SURVEY #2615 AS RECORDED IN VOL 13 OF CS ON PAGE 135 WCR LOCATED IN NE 1/4 NW 1/4 SEC 31 T4N R18E, S1347 SQ FT CITY OF LAKE GENEVA OUT OF Z4UP-151 0M37S ZA 761-2 1.180 ACRES

NAME AND ADDRESS OF CURRENT OWNER:

PRAIRIE STATE ENTERPRISES OF DARZEN, LLC (PSEO)

350 N. EDWARDS BLVD, LAKE GENEVA, WI 53147

TELEPHONE NUMBER OF CURRENT OWNER: 262-248-8304

NAME AND ADDRESS OF APPLICANT:

PSEO DBA LAKE GENEVA MOBIL

350 N. EDWARDS BLVD, LAKE GENEVA, WI 53147

TELEPHONE NUMBER OF APPLICANT: 262-248-8304

PROPOSED CONDITIONAL USE:

ADDITION OF ELECTRONIC AUXILIARY PRICE SIGN ON EDWARDS BLVD.

ZONING DISTRICT IN WHICH LAND IS LOCATED: PLANNED BUSINESS

NAMES AND ADDRESSES OF ARCHITECT, PROFESSIONAL ENGINEER AND CONTRACTOR OF PROJECT:

THE PROPERTY OWNER WILL BE THE CONTRACTOR

SHORT STATEMENT DESCRIBING ACTIVITIES TO BE CARRIED ON AT SITE:

NEW MONUMENT PRICE ONLY SIGN WILL BE ERRECTED ON EDWARDS BLVD ON THE NORTH END OF PROPERTY AS DEPICTED ON DRAWING

CONDITIONAL USE FEE PAYABLE UPON FILING APPLICATION: \$400.00 [\$100 FOR APPLICATIONS UNDER SEC. 98-407(3)]

MAY 20, 2016
DATE

Kenneth B. Kearns C.O.O.
SIGNATURE OF APPLICANT

**CITY OF LAKE GENEVA PROCEDURAL CHECKLIST FOR:
CONDITIONAL USE REVIEW AND APPROVAL (Requirements per Section 98-905)**

This form should be used by the Applicant as a guide to submitting a complete application for a conditional use and by the City to process said application. Parts II and III should be used by the Applicant to submit a complete application; Parts I - IV should be used by the City as a guide when processing said application.

I. RECORDATION OF ADMINISTRATIVE PROCEDURES

- ___ Pre-submittal staff meeting scheduled:
 - Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____
- ___ Follow-up pre-submittal staff meetings scheduled for:
 - ___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____
 - ___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____
 - ___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____
 - ___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____
- ___ Application form filed with Zoning Administrator: Date: _____ by: _____
- ___ Application fee of \$ _____ received by Zoning Administrator: Date: _____ by: _____
- ___ Reimbursement of professional consultant costs agreement executed: Date: _____ by: _____

II. APPLICATION SUBMITTAL PACKET REQUIREMENTS

Prior to submitting the 25 final complete applications as certified by the Zoning Administrator, the Applicant shall submit 5 initial draft application packets for staff review, followed by one revised draft final application packet based upon staff review and comments.

Initial Packet (5 Copies to Zoning Administrator) Date: _____ by: _____
 ↓ *Draft Final Packet (1 Copy to Zoning Administrator)* Date: _____ by: _____
 ↓

- ___ (a) A map of the proposed conditional use:
 - ___ Showing all lands for which the conditional use is proposed;
 - ___ Showing all other lands within 300 feet of the boundaries of the subject property;
 - ___ Referenced to a list of the names and addresses of the owners of said lands as they appear on the current records of the Register of Deeds of Walworth County (as provided by the City of Lake Geneva);
 - ___ Clearly indicating the current zoning of the subject property and its environs, and the jurisdiction(s) which maintains that control;
 - ___ Map and all its parts are clearly reproducible with a photocopier;
 - ___ Map size of 11" by 17" and map scale not less than one inch equals 800 ft;
 - ___ All lot dimensions of the subject property provided;
 - ___ Graphic scale and north arrow provided.
- ___ (b) A map, such as the Land Use Plan Map, of the generalized location of the subject property in relation to the City as a whole:



- _____ (c) A written description of the proposed conditional use describing the type of activities, buildings, and structures proposed for the subject property and their general locations;
- _____ (d) A site plan (conforming to the requirements of Section 98-908(3)) of the subject property as proposed for development OR if the proposed conditional use is a group development (per Section 98-208) a proposed preliminary plat or conceptual plat may be substituted for the required site plan, provided said plat contains all information required on said site plan per Section 98-908.
- _____ (e) Written justification for the proposed conditional use:
 - _____ Indicating reasons why the Applicant believes the proposed conditional use is appropriate with the recommendations of the City of Lake Geneva Comprehensive Master Plan, particularly as evidenced by compliance with the standards set out in Section 98-905(4)(b)1.-6. (See below)

III. JUSTIFICATION OF THE PROPOSED CONDITIONAL USE

1. How is the proposed conditional use (the use in general, independent of its location) in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

STATE OF WISCONSIN REQUIRES POSTING OF GAS PRICES THIS SIGN
WILL COMMUNICATE PRICES TO NORTH-SOUTHBOUND EDWARDS BLVD
THAT CANNOT OBSERVE SIGN OF HWY 50. CURRENT SIGN IS
BLOCKED WHEN TRAFFIC IS STOPPED AT THE SIGNAL

2. How is the proposed conditional use, in its specific location, in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

THIS SIGN IS CONSISTENT WITH OTHER SIGNS IN THE AREA.

3. Does the proposed conditional use, in its proposed location and as depicted on the required site plan (see Section 98-905(3)(d)), result in any substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of the Zoning Ordinance, the Comprehensive Plan, or any other plan, program, map ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development?

NO ADVERSE IMPACT ON ANY ADJACENT PROPERTY AS
THERE IS A LARGE BUFFER ZONE OF TREES BETWEEN
SUBJECT SITE AND HOME DEPOT.

4. How does the proposed conditional use maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property?

THIS SIGN IS LOCATED ON SUBJECT PROPERTY AND
WILL NOT HAVE ANY IMPACT ON LAND USE OR ENVIRONS
ON PROPERTY. IT IS LED REQUIRING LOW ENERGY
NEEDS.

5. Is the proposed conditional use located in an area that will be adequately served by, and will not impose an undue burden on, any of the improvements, facilities, utilities or services provided by public agencies serving the subject property?

THIS WILL ENHANCE PRICE NOTIFICATION TO EDWARDS BLVD. MOTORISTS THAT CANNOT SEE TODAY.

6. Do the potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use (as identified in Subsections 98-905(4)(b)1.-5.), after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts?

THE SIGN WILL BENEFIT LOCAL TRAFFIC, TOURISTS, AND RETAIL SHOPPERS IN THIS COMMERCIAL DISTRICT.

IV. FINAL APPLICATION PACKET INFORMATION

____ Receipt of 5 full scale copies in blue line or black line of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____

____ Receipt of 25 reduced (8.5" by 11" text and 11" x 17" graphics) copies of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____

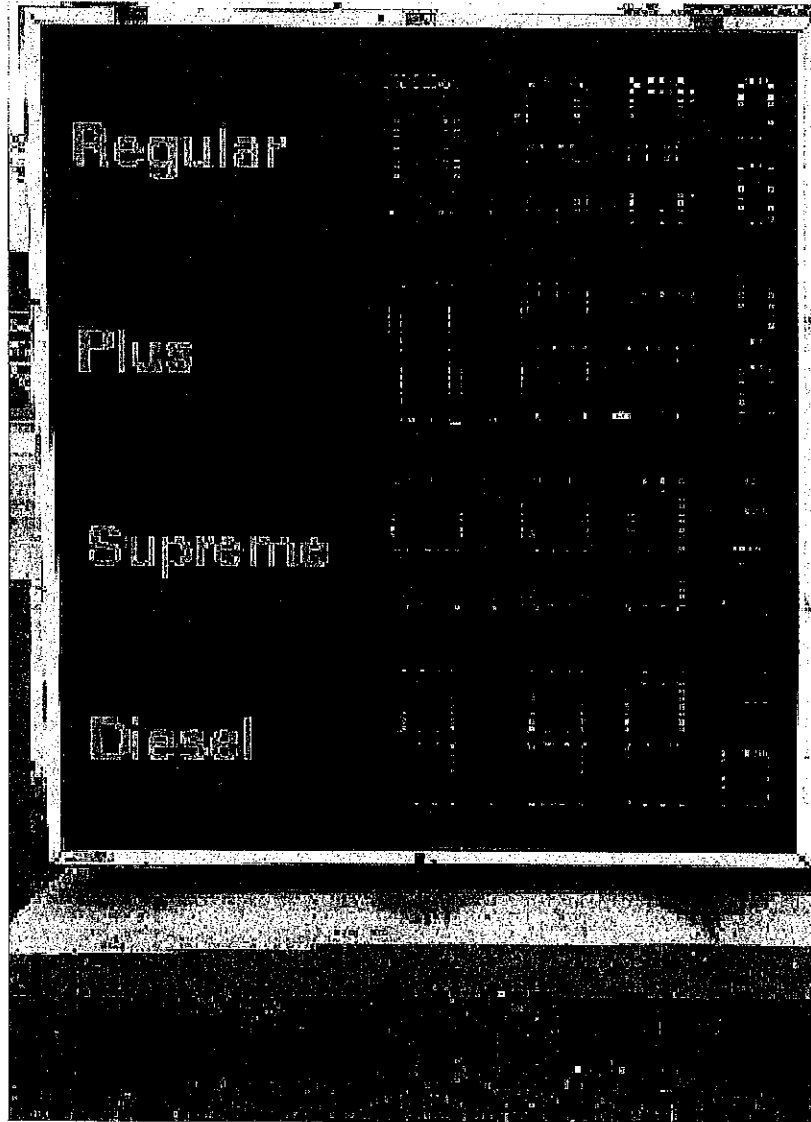
____ Certification of complete Final Application Packet and required copies to the Zoning Administrator by City Clerk: Date: _____ by: _____

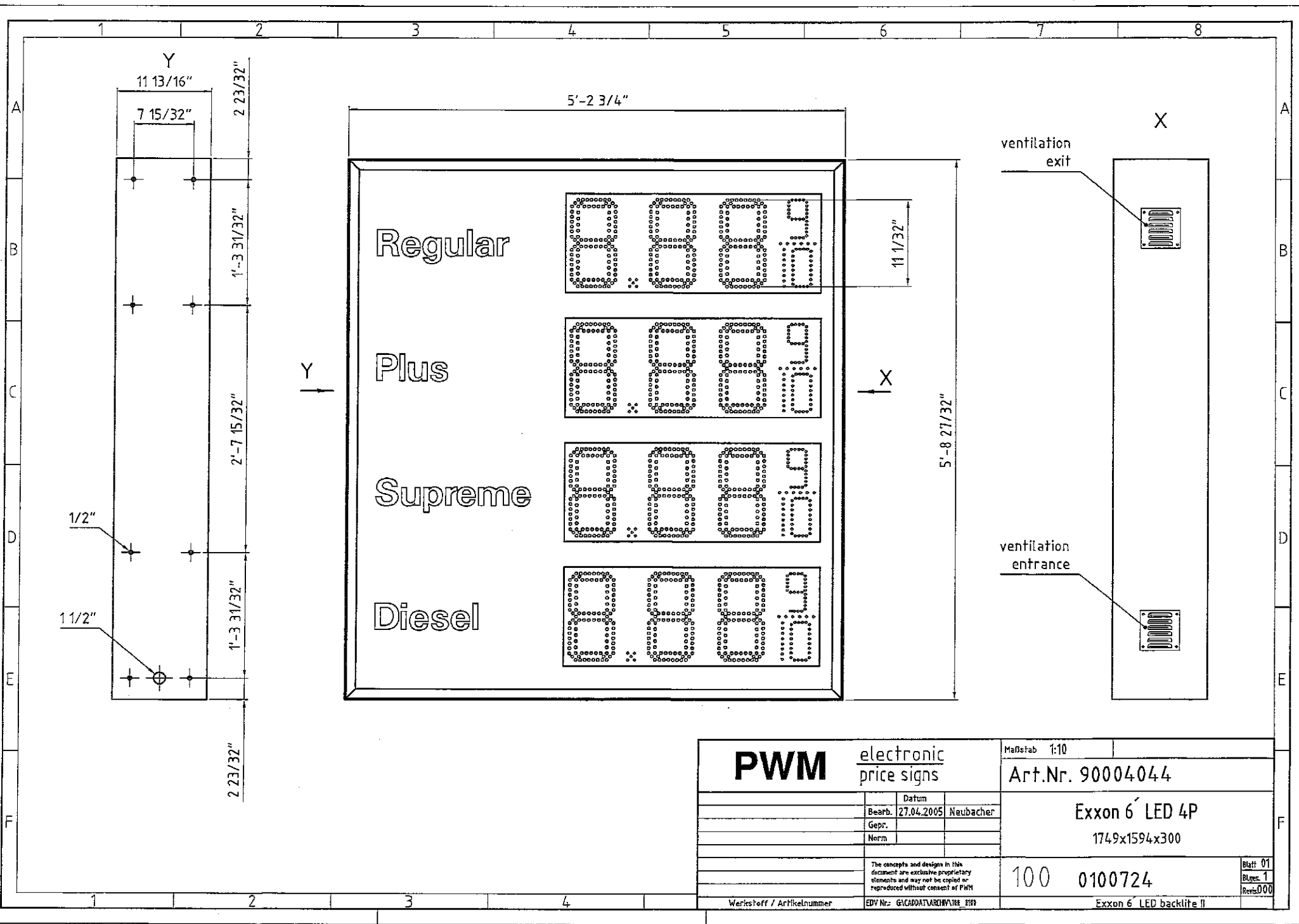
____ Class 2 Legal Notice sent to official newspaper by City Clerk: Date: _____ by: _____

____ Class 2 Legal Notice published on _____ and _____ by: _____





____ Conditional Use recorded with the County Register of Deeds Office: Date: _____ by: _____

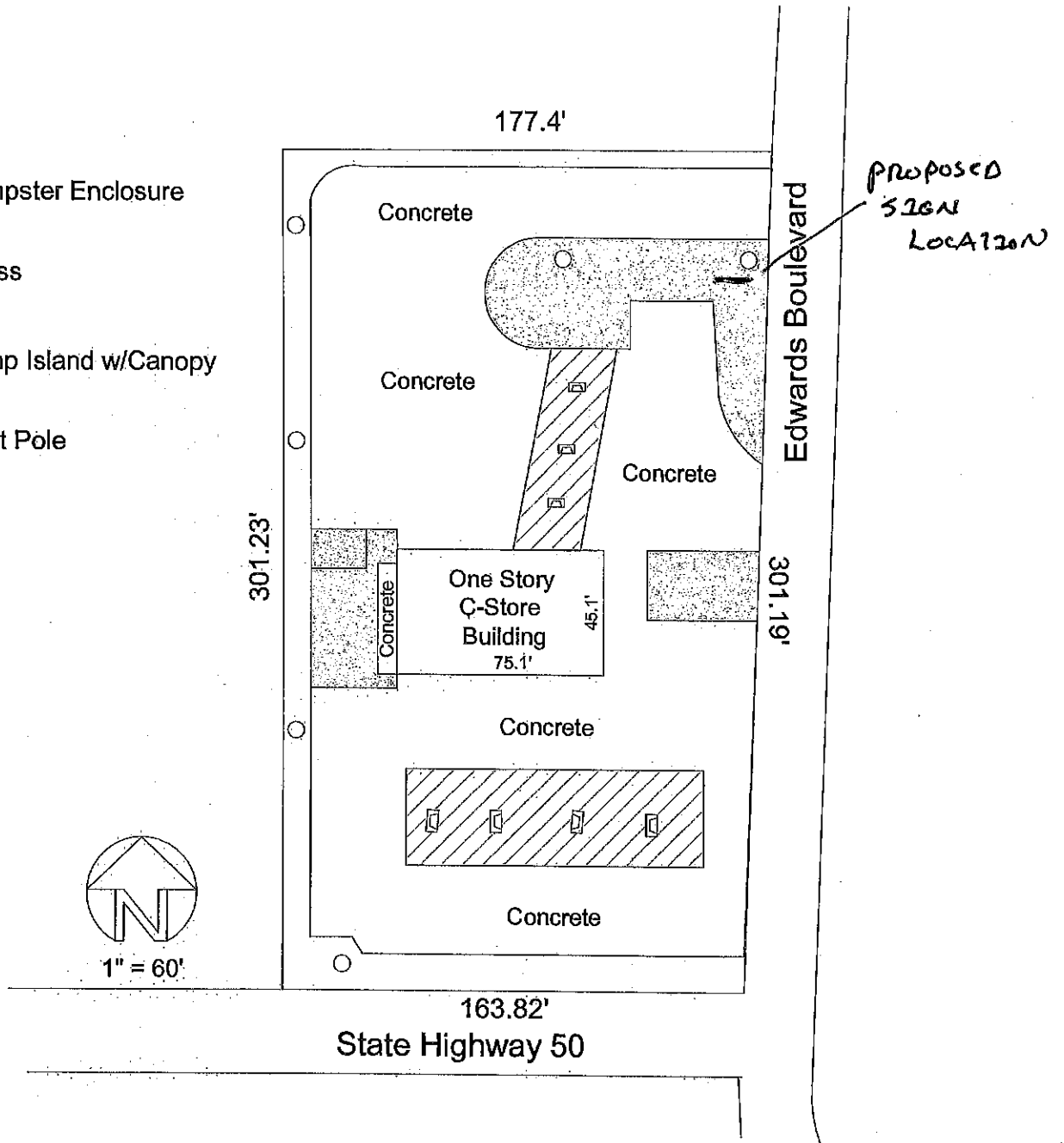
PROPOSED SIGN FOR NORTHERN SECTION OF PROPERTY ON EDWARDS BLVD.



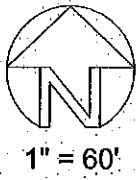


PWM	electronic price signs		Maßstab 1:10		
			Art.Nr. 90004044		
	Datum	Exxon 6 LED 4P 1749x1594x300			
	Besrb.			27.04.2005	Neubacher
	Gepr.				
	Norm				
The concepts and designs in this document are exclusive proprietary statements and may not be copied or reproduced without consent of PWM			100 0100724		
Werkstoff / Artikelnummer	EDV Nr.: GYCADATVARDHV/SHK_3700		Exxon 6 LED backlite II		
			Blatt 01 Blzss. 1 Revis.000		

-  = Dumpster Enclosure
-  = Grass
-  = Pump Island w/Canopy
-  = Light Pole



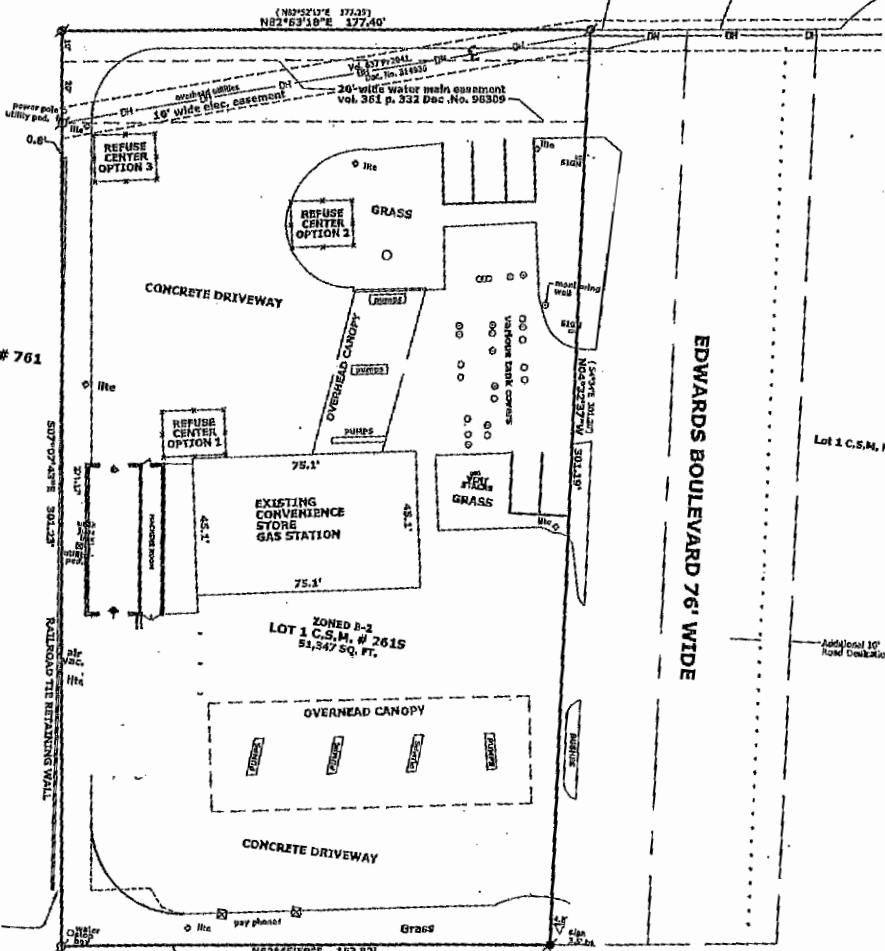
PROPOSED
SIGN
LOCATION



OWNER: SWATEK ENTERPRISES, INC.
1050 CAREY ST.
LAKE GENEVA, WI, 53147

Lot 1 PELLAR WOODS SUBD.

(N82°52'07" E 173.23'
N82°53'10" E 177.40')



LOT 1
C.S.M. # 761

Lot 1 C.S.M. No. 3196

ZONED B-2
LOT 1 C.S.M. # 2615
54,547 SQ. FT.

OVERHEAD CANOPY

CONCRETE DRIVEWAY

EDWARDS BOULEVARD 76' WIDE

NO DIRECT ACCESS TO HWY. "50"

Bearings are Referenced to
Certified Survey Map No. 2615

STATE TRUNK HIGHWAY "50"

REFERENCE LINE



CONDITIONAL USE RESOLUTION 16-R36

A resolution authorizing the issuance of a Conditional Use Permit to Patricia and Samantha Strenger, 245 Country Club Drive, Unit 2A, Lake Geneva, WI 53147.

WHEREAS, the City Plan Commission has considered the application of Patricia and Samantha Strenger,

WHEREAS, The City Plan Commission held a Public Hearing thereon pursuant to proper notice given on June 20, 2016.

NOW, THEREFORE, BE IT RESOLVED, that the Zoning Administrator be, and is hereby authorized, to issue a Conditional Use Permit for Patricia and Samantha Strenger to operate a Commercial Indoor Lodging Facility in the General Business (GB) zoning district located at 721 Geneva Street, Lake Geneva, WI 53147, Tax Parcel ZOP 00159 including the Findings of Fact, Staff recommendations, parking for two vehicles, and no outside storage.

Granted by action of the Common Council of the City of Lake Geneva this 27st day of June, 2016.

Alan Kupsik, Mayor

ATTEST:

Sabrina Waswo, City Clerk

Hartz/Gibbs moved to approve the recommendation on an alteration filled by Richard Jachimek, 1109 Geneva Street, Lake Geneva, WI 53147 for the property at 314 Sage Street, Tax Key No. ZOP 00147, including staff recommendations regarding parallel parking spots and signage. The motion carried unanimously.

9. Public Hearing and recommendation on a Conditional Use Application filed by Prairie State Enterprises of Darien, LLC dba Lake Geneva Mobil, 350 N Edwards Blvd., Lake Geneva, WI 53147, for the installation of an electronic message center on a freestanding monument sign located at 350 N Edwards Blvd., Tax Key No. ZA261500001.

DISCUSSION –Ken Kerns, Owner and applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #4

Hill/Skates moved to close the public hearing. The motion carried unanimously.

MOTION #5

Hartz/Hill moved to approve the recommendation on a Conditional Use Application filed by Prairie State Enterprises of Darien, LLC dba Lake Geneva Mobil, 350 N Edwards Blvd., Lake Geneva, WI 53147, for the installation of an electronic message center on a freestanding monument sign located at 350 N Edwards Blvd., Tax Key No. ZA261500001 including staff recommendations and fact finding . The motion carried unanimously.

10. Public Hearing and recommendation on a Conditional Use Application filed by Patricia and Samantha Strenger, 245 Country Club Drive, Unit 2A, Lake Geneva, WI 53147 to operate a Commercial Indoor Lodging facility at an existing Commercial Apartment in a General Business (GB) zoning district located at 721 Geneva Street, Tax Key No. ZOP 00159.

DISCUSSION –Smantha Strenger, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #6

Skates/Gibbs moved to close the public hearing. The motion carried unanimously.

MOTION #7

Hill/Skates moved to approve the recommendation on a Conditional Use Application filed by Patricia and Samantha Strenger, 245 Country Club Drive, Unit 2A, Lake Geneva, WI 53147 to operate a Commercial Indoor Lodging facility at an existing Commercial Apartment in a General Business (GB) zoning district located at 721 Geneva Street, Tax Key No. ZOP 00159, ensuring that all vehicles and recreational vehicles are parked on a hard surface, no outdoor storage, all staff recommendations and fact finding. The motion carried unanimously.

11. Public Hearing and recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 233 S Lake Shore Drive, Tax Key No. ZNB 00003.

DISCUSSION –Anthony Scalzitti, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission. There was a discussion about the difference between B&B's and Commercial Indoor Lodging facilities.

5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
6. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Agenda Item #10

Applicant:

Patricia & Samantha Strenger

245 Country Club Drive, 2A

Lake Geneva, WI 53147

Request:

Conditional Use approval for a Commercial

Indoor Lodging Facility in a General

Business (GB) zoning district at 729 Geneva

Street, Tax Key No. ZOP 00159.

Description: The applicant would like to open a Commercial Indoor Lodging (Rental) operation in the upper apartment of a Commercial Building which requires a conditional use permit.

Staff Recommendation: Staff has no objection to the request. Location is on the Border of the Central Business District, the apartment already exists and has adequate parking.

- A. If, after the public hearing, the Commission wishes to recommend approval, then the appropriate fact finding would be:
1. In general, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed conditional use in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
 4. The proposed conditional use maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
 5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
 6. The potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

- B. If, after the public hearing, the Commission wishes to recommend denial, then the appropriate fact finding would be:
1. In general, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
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 6. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Agenda Item #11

Applicant:

Anthony Scalzitti

608 Fairview Ave

Elmhurst, IL 60123

Request:

Conditional Use approval for a Commercial

Indoor Lodging Facility in a General

Business (GB) zoning district at 233 South

Lake Shore Drive, Tax Key No. ZNB 00003.

Description: The applicant proposes to operate a Commercial Indoor Lodging operation in a Single Family Home which requires a Conditional Use permit.

Staff Recommendation: Staff has no objection to the proposed Conditional Use for a Commercial Indoor Lodging operation at this location. The applicant already runs a similar operation on Wells Street and has had no problems. The site currently is a rental property and has adequate parking for the proposed use.

- A. If, after the public hearing, the Commission wishes to recommend denial, then the appropriate fact finding would be:
1. In general, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.

APPLICATION FOR CONDITIONAL USE

City of Lake Geneva

SITE ADDRESS/PARCEL NO. AND FULL LEGAL DESCRIPTION REQUIRED (ATTACH SEPARATE SHEET IF NECESSARY):

721 Geneva St. Lake Geneva (downtown)
ZOP 00159

NAME AND ADDRESS OF CURRENT OWNER:

Patricia Strenger / Samantha Strenger
245 Country Club Drive Unit 2A Lake Geneva

TELEPHONE NUMBER OF CURRENT OWNER:

Patty: 262-994-2427
Samantha 262-994-8554

NAME AND ADDRESS OF APPLICANT:

Same As Above

TELEPHONE NUMBER OF APPLICANT:

Same As Above

PROPOSED CONDITIONAL USE:

Short-term Lodging of Upper Unit

ZONING DISTRICT IN WHICH LAND IS LOCATED:

General
~~Central~~ Business

NAMES AND ADDRESSES OF ARCHITECT, PROFESSIONAL ENGINEER AND CONTRACTOR OF PROJECT:

N/A No construction changes planned

SHORT STATEMENT DESCRIBING ACTIVITIES TO BE CARRIED ON AT SITE:

Short-term Lodging / Vacation Rental

CONDITIONAL USE FEE PAYABLE UPON FILING APPLICATION: \$400.00 [\$100 FOR APPLICATIONS UNDER SEC. 98-407(3)]

DATE

5/12/16

SIGNATURE OF APPLICANT

Samantha Strenger

**CITY OF LAKE GENEVA PROCEDURAL CHECKLIST FOR:
CONDITIONAL USE REVIEW AND APPROVAL (Requirements per Section 98-905)**

This form should be used by the Applicant as a guide to submitting a complete application for a conditional use and by the City to process said application. Parts II and III should be used by the Applicant to submit a complete application; Parts I - IV should be used by the City as a guide when processing said application.

I. RECORDATION OF ADMINISTRATIVE PROCEDURES

___ Pre-submittal staff meeting scheduled:

Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

Follow-up pre-submittal staff meetings scheduled for:

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Application form filed with Zoning Administrator: Date: _____ by: _____

___ Application fee of \$ _____ received by Zoning Administrator: Date: _____ by: _____

___ Reimbursement of professional consultant costs agreement executed: Date: _____ by: _____

II. APPLICATION SUBMITTAL PACKET REQUIREMENTS

Prior to submitting the 25 final complete applications as certified by the Zoning Administrator, the Applicant shall submit 5 initial draft application packets for staff review, followed by one revised draft final application packet based upon staff review and comments.

Initial Packet (5 Copies to Zoning Administrator)

Date: _____ by: _____

↓ *Draft Final Packet (1 Copy to Zoning Administrator)*

Date: _____ by: _____

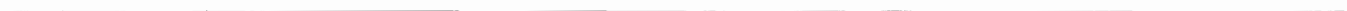
↓

___ (a) A map of the proposed conditional use:

- ___ Showing all lands for which the conditional use is proposed;
- ___ Showing all other lands within 300 feet of the boundaries of the subject property;
- ___ Referenced to a list of the names and addresses of the owners of said lands as they appear on the current records of the Register of Deeds of Walworth County (as provided by the City of Lake Geneva);
- ___ Clearly indicating the current zoning of the subject property and its environs, and the jurisdiction(s) which maintains that control;
- ___ Map and all its parts are clearly reproducible with a photocopier;
- ___ Map size of 11" by 17" and map scale not less than one inch equals 800 ft;
- ___ All lot dimensions of the subject property provided;
- ___ Graphic scale and north arrow provided.

Plot of Survey

___ (b) A map, such as the Land Use Plan Map, of the generalized location of the subject property in relation to the City as a whole:



see attached -

 (c) A written description of the proposed conditional use describing the type of activities, buildings, and structures proposed for the subject property and their general locations;

N/A

 (d) A site plan (conforming to the requirements of Section 98-908(3)) of the subject property as proposed for development OR if the proposed conditional use is a group development (per Section 98-208) a proposed preliminary plat or conceptual plat may be substituted for the required site plan, provided said plat contains all information required on said site plan per Section 98-908.

- see attached

 (e) Written justification for the proposed conditional use:

 Indicating reasons why the Applicant believes the proposed conditional use is appropriate with the recommendations of the City of Lake Geneva Comprehensive Master Plan, particularly as evidenced by compliance with the standards set out in Section 98-905(4)(b)1.-6. (See below)

III. JUSTIFICATION OF THE PROPOSED CONDITIONAL USE

1. How is the proposed conditional use (the use in general, independent of its location) in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

 This short-term rental use of property will be logical and appropriate since the city as a tourist destination requires unique diversity in lodging options.

2. How is the proposed conditional use, in its specific location, in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

 This lodging location (721 Geneva St.) is in harmony with the city's standards/goals - mid block near Tempura House Restaurant, Lake Geneva Cooking School, Municipal Lot across street.

3. Does the proposed conditional use, in its proposed location and as depicted on the required site plan (see Section 98-905(3)(d)), result in any substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of the Zoning Ordinance, the Comprehensive Plan, or any other plan, program, map ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development?

 Absolutely, not. ☺

4. How does the proposed conditional use maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property?

 N/A

5. Is the proposed conditional use located in an area that will be adequately served by, and will not impose an undue burden on, any of the improvements, facilities, utilities or services provided by public agencies serving the subject property?

Yes

6. Do the potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use (as identified in Subsections 98-905(4)(b)1.-5.), after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts?

Yes

IV.FINAL APPLICATION PACKET INFORMATION

- ____ Receipt of 5 full scale copies in blueline or blackline of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____
- ____ Receipt of 25 reduced (8.5" by 11" text and 11" x 17" graphics) copies of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____
- ____ Certification of complete Final Application Packet and required copies to the Zoning Administrator by City Clerk: Date: _____ by: _____
- ____ Class 2 Legal Notice sent to official newspaper by City Clerk: Date: _____ by: _____
- ____ Class 2 Legal Notice published on _____ and _____ by: _____
- ____ Conditional Use recorded with the County Register of Deeds Office: Date: _____ by: _____

**CITY OF LAKE GENEVA PROCEDURAL CHECKLIST FOR:
SITE PLAN REVIEW AND APPROVAL (Requirements per Section 98-908)**

This form should be used by the Applicant as a guide to submitting a complete application for a site plan review and by the City to process said application. Part II should be used by the Applicant to submit a complete application; Parts I - III should be used by the City as a guide when processing said application.

I. RECORDATION OF ADMINISTRATIVE PROCEDURES

___ Pre-submittal staff meeting scheduled:

Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

Follow-up pre-submittal staff meetings scheduled for:

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Application form filed with Zoning Administrator: Date: _____ by: _____

___ Application fee of \$ _____ received by Zoning Administrator: Date: _____ by: _____

___ Reimbursement of professional consultant costs agreement executed: Date: _____ by: _____

II. APPLICATION SUBMITTAL PACKET REQUIREMENTS

Prior to submitting the 25 final complete applications as certified by the Zoning Administrator, the Applicant shall submit 5 initial draft application packets for staff review, followed by one revised draft final application packet based upon staff review and comments.

Initial Packet (5 Copies to Zoning Administrator)

Date: _____ by: _____

↓ *Draft Final Packet (1 Copy to Zoning Administrator)*

Date: _____ by: _____

↓

___ (a) **A written description of the intended use describing in reasonable detail the:**

- ___ Existing zoning district(s) (and proposed zoning district(s) if different);
- ___ Land use plan map designation(s);
- ___ Current land uses present on the subject property;
- ___ Proposed land uses for the subject property (per Section 98-206);
- ___ Projected number of residents, employees, and daily customers;
- ___ Proposed amount of dwelling units, floor area, impervious surface area, and landscape surface area, and resulting site density, floor area ratio, impervious surface area ratio, and landscape surface area ratio;
- ___ Operational considerations relating to hours of operation, projected normal and peak water usage, sanitary sewer or septic loadings, and traffic generation;

___ Operational considerations relating to potential nuisance creation pertaining to noncompliance with the performance standards addressed in Article VII (Sections 98-701-98-721) including: street access, traffic visibility, parking, loading, exterior storage, exterior lighting, vibration, noise, air pollution, odor, electromagnetic radiation, glare and heat, fire and explosion, toxic or noxious materials, waste materials, drainage, and hazardous materials;

___ If no nuisances will be created (as indicated by complete and continuous compliance with the provisions of Article VII), then include the statement "The proposed development shall comply with all requirements of Article VII.";

___ Exterior building and fencing materials (Sections 98-718 and 98-720);

___ Possible future expansion and related implications for points above;

___ Any other information pertinent to adequate understanding by the Plan Commission of the intended use and its relation to nearby properties.

(b) **A Small Location Map** at 11" x 17" showing the subject property, all properties within 300 feet, and illustrating its relationship to the nearest street intersection. (A photocopy of the pertinent section of the City's Official Zoning Map with the subject property clearly indicated shall suffice to meet this requirement.)

(c) **A Property Site Plan drawing which includes:**

___ A title block which indicates the name, address and phone/fax number(s) of the current property owner and/or agent(s) (developer, architect, engineer, planner) for project;

___ The date of the original plan and the latest date of revision to the plan;

___ A north arrow and a graphic scale (not smaller than one inch equals 100 feet);

___ A reduction of the drawing at 11" x 17";

___ A legal description of the subject property;

___ All property lines and existing and proposed right-of-way lines with bearings and dimensions clearly labeled;

___ All existing and proposed easement lines and dimensions with a key provided and explained on the margins of the plan as to ownership and purpose;

___ All required building setback lines;

___ All existing and proposed buildings, structures, and paved areas, including building entrances, walks, drives, decks, patios, fences, utility poles, drainage facilities, and walls;

___ The location and dimension (cross-section and entry throat) of all access points onto public streets;

The location and dimension of all on-site parking (and off-site parking provisions if they are to be employed), including a summary of the number of parking stalls provided versus required by the Ordinance;

___ The location and dimension of all loading and service areas on the subject property and labels indicating the dimension of such areas;

___ The location of all outdoor storage areas and the design of all screening devices;

___ The location, type, height, size and lighting of all signage on the subject property;

___ The location, height, design/type, illumination power and orientation of all exterior lighting on the subject property -- including the clear demonstration of compliance with Section 98-707;

___ The location and type of any permanently protected green space areas;

___ The location of existing and proposed drainage facilities;

___ In the legend, data for the subject property on:

___ Lot Area;

- ___ Floor Area;
- ___ Floor Area Ratio (b/a);
- ___ Impervious Surface Area;
- ___ Impervious Surface Ratio (d/a);
- ___ Building Height.

- ___ (d) **A Detailed Landscaping Plan of the subject property:**
 - ___ Scale same as main plan (> or equal to 1" equals 100')
 - ___ Map reduction at 11" x 17"
 - ___ Showing the location of all required bufferyard and landscaping areas
 - ___ Showing existing and proposed Landscape Point fencing
 - ___ Showing berm options for meeting said requirements
 - ___ Demonstrating complete compliance with the requirements of Article VI
 - ___ Providing individual plant locations and species, fencing types and heights, and berm heights;

- ___ (e) **A Grading and Erosion Control Plan:**
 - ___ Same scale as the main plan (> or equal to 1" equals 100')
 - ___ Map reduction at 11" x 17"
 - ___ Showing existing and proposed grades including retention walls and related devices, and erosion control measures.

- ___ (f) **Elevation Drawings of proposed buildings or remodeling of existing buildings:**
 - ___ Showing finished exterior treatment;
 - ___ With adequate labels provided to clearly depict exterior materials, texture, color and overall appearance;
 - ___ Perspective renderings of the proposed project and/or photos of similar structures may be submitted, but not in lieu of adequate drawings showing the actual intended appearance of the buildings.

NOTE: Initiation of Land Use or Development Activity: Absolutely no land use or development activity, including site clearing, grubbing, or grading shall occur on the subject property prior to the approval of the required site plan. Any such activity prior to such approval shall be a violation of law and shall be subject to all applicable enforcement mechanisms and penalties.

NOTE: Modification of an Approved Site Plan: Any and all variation between development and/or land use activity on the subject property and the approved site plan is a violation of law. An approved site plan shall be revised and approved via the procedures of Subsections 98-908(2) and (4) so as to clearly and completely depict any and all proposed modifications to the previously approved site plan, prior to the initiation of said modifications.

III.FINAL APPLICATION PACKET INFORMATION

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- ___ Receipt of 25 reduced (8.5" by 11" text and 11" x 17" graphics) copies of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____

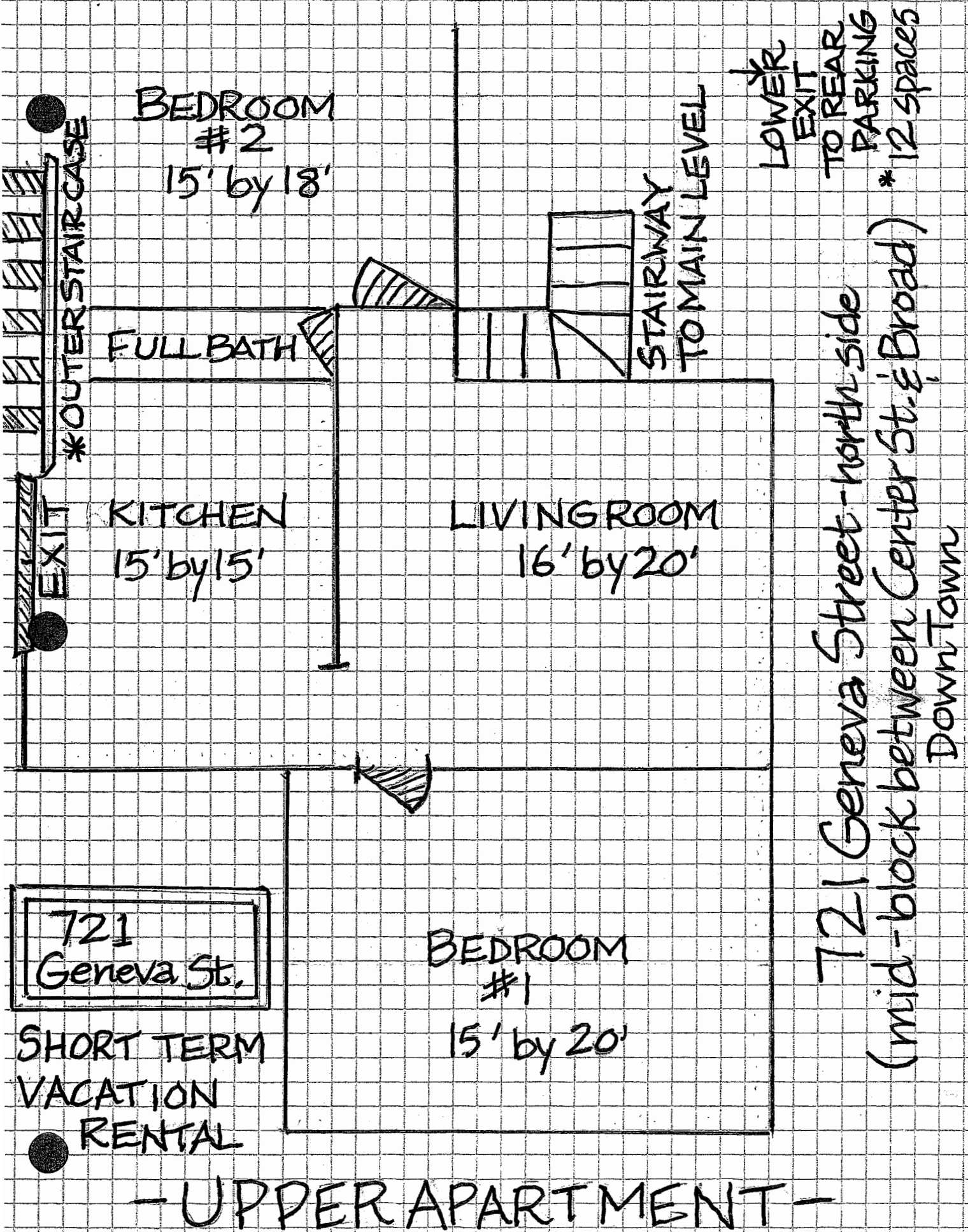
Application for Conditional Use

Page 4 – Explanation

(C) This proposal is for use of a short-term vacation rental of the upper floor of 721 Geneva Street, a commercially zoned property located in the down town district of the City of Lake Geneva.

This vacation rental will be in operation year-round. Parking accommodations are available in the lot at the rear of the building providing one (or more) spaces per bedroom of the rental space. Said space meets city requirements as separate rental and has been utilized as such in prior years.

(E) Location of the 721 Geneva St. rental is appropriate due to proximity to the lake as well as downtown retail/restaurant businesses. Overnight lodging greatly assists in stimulating future growth of the city of Lake Geneva's economy.





721 Geneva

WALWORTH COUNTY, WISCONSIN

Map Downloaded on: 09/20/13

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Map data © OpenStreetMap contributors, Imagery © Mapbox

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Notice

NOTICE IS HEREBY GIVEN that a Public Hearing will be held before the City Plan Commission on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, on a Conditional Use Application filed by Patricia and Samantha Strenger, 245 Country Club Drive #2A, Lake Geneva, WI 53147, to operate a Commercial Indoor Lodging facility in a General Business (GB) Zoning District at the following location:

TAX KEY No. ZOP 00159 – 721 Geneva Street

All interested in the above matter are invited to attend. The City Plan Commission will be in session on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, to consider any objections that may have been filed and to hear all persons desiring to be heard.

Dated this 3rd day of June 2016.

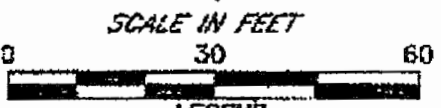
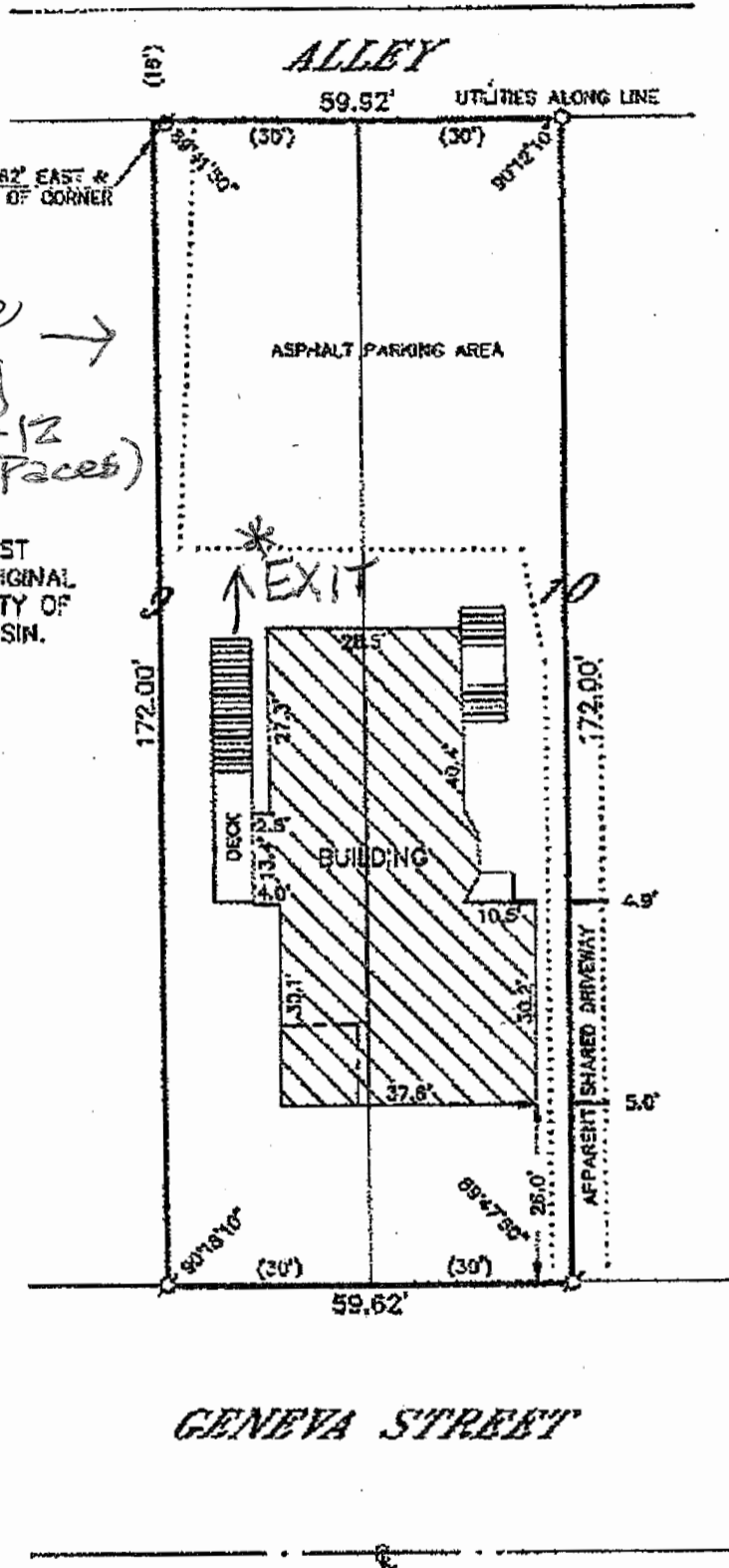
Mayor Al Kupsik
City Plan Commission
City of Lake Geneva, WI

A QUORUM OF ALDERMEN MAY BE IN ATTENDANCE

Please Publish as small Legal on June 9th and 16th.

WALWORTH COUNTY SURVEYING & MAPPING

P. O. BOX 7115
LAKE GENEVA, WISCONSIN
262-248-0505



- LEGEND**
- IRON PIPE FOUND
 - ⊕-IRON ROD FOUND
 - CONCRETE MONUMENT FOUND
 - IRON PIPE PLACED
 - ()-RECORDED AS

I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THAT THE ABOVE MAP IS A TRUE REPRESENTATION THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY, ITS EXTERIOR BOUNDARIES, THE LOCATION OF ALL VISIBLE STRUCTURES AND DIMENSIONS OF ALL PRINCIPAL BUILDINGS THEREON, BOUNDARY FENCES, APPARENT EASEMENTS, ROADWAYS AND VISIBLE ENCROACHMENTS, IF ANY, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

THIS SURVEY IS MADE FOR THE USE OF THE PRESENT OWNERS OF THE PROPERTY AND ALSO THOSE WHO PURCHASE, MORTGAGE OR GUARANTEE THE TITLE THERETO WITHIN ONE (1) YEAR FROM DATE HEREOF.

Robert K. Baerenzwald
ROBERT K. BAERENZWALD
WISCONSIN REGISTERED LAND SURVEYOR, S-1528

DATE Feb. 4, 2004
JOB NO. 6072

NOTE: THIS IS NOT A CERTIFIED COPY UNLESS SEALED.

CONDITIONAL USE RESOLUTION 16-R37

A resolution authorizing the issuance of a Conditional Use Permit to Anthony Scalzitti, 608 Fairview Avenue, Elmhurst, IL 60123.

WHEREAS, the City Plan Commission has considered the application of Anthony Scalzitti,

WHEREAS, The City Plan Commission held a Public Hearing thereon pursuant to proper notice given on June 20, 2016.

NOW, THEREFORE, BE IT RESOLVED, that the Zoning Administrator be, and is hereby authorized, to issue a Conditional Use Permit for Anthony Scalzitti to operate a Commercial Indoor Lodging Facility in the General Business (GB) zoning district located at 233 S Lake Shore Drive, Lake Geneva, WI 53147, Tax Parcel ZNB 00003 including the Findings of Fact, Staff recommendations, parking for two vehicles, no outside storage and removal of old garage.

Granted by action of the Common Council of the City of Lake Geneva this 27st day of June, 2016.

Alan Kupsik, Mayor

ATTEST:

Sabrina Waswo, City Clerk

Hartz/Gibbs moved to approve the recommendation on an alteration filled by Richard Jachimek, 1109 Geneva Street, Lake Geneva, WI 53147 for the property at 314 Sage Street, Tax Key No. ZOP 00147, including staff recommendations regarding parallel parking spots and signage. The motion carried unanimously.

9. Public Hearing and recommendation on a Conditional Use Application filed by Prairie State Enterprises of Darien, LLC dba Lake Geneva Mobil, 350 N Edwards Blvd., Lake Geneva, WI 53147, for the installation of an electronic message center on a freestanding monument sign located at 350 N Edwards Blvd., Tax Key No. ZA261500001.

DISCUSSION –Ken Kerns, Owner and applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #4

Hill/Skates moved to close the public hearing. The motion carried unanimously.

MOTION #5

Hartz/Hill moved to approve the recommendation on a Conditional Use Application filed by Prairie State Enterprises of Darien, LLC dba Lake Geneva Mobil, 350 N Edwards Blvd., Lake Geneva, WI 53147, for the installation of an electronic message center on a freestanding monument sign located at 350 N Edwards Blvd., Tax Key No. ZA261500001 including staff recommendations and fact finding . The motion carried unanimously.

10. Public Hearing and recommendation on a Conditional Use Application filed by Patricia and Samantha Strenger, 245 Country Club Drive, Unit 2A, Lake Geneva, WI 53147 to operate a Commercial Indoor Lodging facility at an existing Commercial Apartment in a General Business (GB) zoning district located at 721 Geneva Street, Tax Key No. ZOP 00159.

DISCUSSION –Smantha Strenger, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #6

Skates/Gibbs moved to close the public hearing. The motion carried unanimously.

MOTION #7

Hill/Skates moved to approve the recommendation on a Conditional Use Application filed by Patricia and Samantha Strenger, 245 Country Club Drive, Unit 2A, Lake Geneva, WI 53147 to operate a Commercial Indoor Lodging facility at an existing Commercial Apartment in a General Business (GB) zoning district located at 721 Geneva Street, Tax Key No. ZOP 00159, ensuring that all vehicles and recreational vehicles are parked on a hard surface, no outdoor storage, all staff recommendations and fact finding. The motion carried unanimously.

11. Public Hearing and recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 233 S Lake Shore Drive, Tax Key No. ZNB 00003.

DISCUSSION –Anthony Scalzitti, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission. There was a discussion about the difference between B&B's and Commercial Indoor Lodging facilities.

PUBLIC SPEAKER #1 – Terry O’Neil , 954 George St., LG

O’Neil asked what are the time limits for commercial indoor lodging?

Slavney replied that our ordinance does not identify any explicitly, however, if you reside in the same dwelling unit for more than half a year it is considered a permanent residence.

MOTION #8

Gibbs/Skates moved to close the public hearing. The motion carried unanimously.

MOTION #9

Skates/Gibbs moved to approve the recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 233 S Lake Shore Drive, Tax Key No. ZNB00003, to include the taking down of the garage, ensuring that all vehicles and recreational vehicles are parked on a hard surface, no outdoor storage, all staff recommendations and fact finding. The motion carried unanimously.

12. Public Hearing and recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 237 S Lake Shore Drive, Tax Key No. ZNB 00004.

DISCUSSION –Anthony Scalzitti, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #10

Gibbs/Hartz moved to close the public hearing. The motion carried unanimously.

MOTION #11

Hill/Skates moved to approve the recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 237 S Lake Shore Drive, Tax Key No. ZNB 00004; ensuring that all vehicles and recreational vehicles are parked on a hard surface, no outdoor storage, all staff recommendations and fact finding. The motion carried unanimously.

13. Public Hearing and recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 419 Cass Street, Tax Key No. ZNB 00002.

DISCUSSION –Anthony Scalzitti, Applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #12

Hill/Skates moved to close the public hearing. The motion carried unanimously.

MOTION #13

Skates/Gibbs moved to approve the recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 419 Cass Street, Tax Key No. ZNB 00002; ensuring that all

- B. If, after the public hearing, the Commission wishes to recommend denial, then the appropriate fact finding would be:
1. In general, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
 4. The proposed conditional use does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
 5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
 6. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Agenda Item #11

Applicant:

Anthony Scalzitti

608 Fairview Ave

Elmhurst, IL 60123

Request:

Conditional Use approval for a Commercial

Indoor Lodging Facility in a General

Business (GB) zoning district at 233 South

Lake Shore Drive, Tax Key No. ZNB 00003.

Description: The applicant proposes to operate a Commercial Indoor Lodging operation in a Single Family Home which requires a Conditional Use permit.

Staff Recommendation: Staff has no objection to the proposed Conditional Use for a Commercial Indoor Lodging operation at this location. The applicant already runs a similar operation on Wells Street and has had no problems. The site currently is a rental property and has adequate parking for the proposed use.

- A. If, after the public hearing, the Commission wishes to recommend denial, then the appropriate fact finding would be:
1. In general, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.

2. Specific to this site, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
3. The proposed conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
4. The proposed conditional use does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
6. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Agenda Item #12

Applicant:

Anthony Scalzitti

608 Fairview Ave

Elmhurst, IL 60123

Request:

Conditional Use approval for a Commercial

Indoor Lodging Facility in a General

Business (GB) zoning district at 237 South

Lake Shore Drive, Tax Key No. ZNB 00004.

Description: The applicant proposes to operate a Commercial Indoor Lodging operation in a Single Family Home which requires a Conditional Use permit.

Staff Recommendation: Staff has no objection to the proposed Conditional Use for a Commercial Indoor Lodging operation at this location. The applicant already runs a similar operation on Wells Street and has had no problems. The site currently is a rental property and has adequate parking for the proposed use.

A. If, after the public hearing, the Commission wishes to recommend approval, then the appropriate fact finding would be:

1. In general, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
2. Specific to this site, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
3. The proposed conditional use in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may

APPLICATION FOR CONDITIONAL USE

City of Lake Geneva

SITE ADDRESS/PARCEL NO. AND FULL LEGAL DESCRIPTION REQUIRED (ATTACH SEPARATE SHEET IF NECESSARY):

233 S. Lake Shore Dr., ZNB ~~00003~~ , Lot 4 Newberry's
Sub City of Lake Geneva

NAME AND ADDRESS OF CURRENT OWNER:

LKG Compound, LLC 201 S. Kenilworth, Elmhurst
IL 60126

TELEPHONE NUMBER OF CURRENT OWNER: 708-207-6338 Kevin Morici

NAME AND ADDRESS OF APPLICANT:

Anthony Scalzitti
608 Fairview Ave, Elmhurst, IL 60126

TELEPHONE NUMBER OF APPLICANT: 630-890-6364

PROPOSED CONDITIONAL USE:

Commercial Indoor Lodging

ZONING DISTRICT IN WHICH LAND IS LOCATED: GB - General Business

NAMES AND ADDRESSES OF ARCHITECT, PROFESSIONAL ENGINEER AND CONTRACTOR OF PROJECT:

None

SHORT STATEMENT DESCRIBING ACTIVITIES TO BE CARRIED ON AT SITE:

Requesting conditional use for short-term vacation rentals
for family + friends gathering + family re-unions

CONDITIONAL USE FEE PAYABLE UPON FILING APPLICATION: \$400.00 [\$100 FOR APPLICATIONS UNDER SEC. 98-407(3)]

5-27-16

DATE

Anthony Scalzitti

SIGNATURE OF APPLICANT

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TAX KEY No. ZNB 00003 – 233 S. Lake Shore Drive

All interested in the above matter are invited to attend. The City Plan Commission will be in session on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, to consider any objections that may have been filed and to hear all persons desiring to be heard.

Dated this 3rd day of June 2016.

Mayor Al Kupsik
City Plan Commission
City of Lake Geneva, WI

A QUORUM OF ALDERMEN MAY BE IN ATTENDANCE

Please Publish as small Legal on June 9th and 16th.

**CITY OF LAKE GENEVA PROCEDURAL CHECKLIST FOR:
CONDITIONAL USE REVIEW AND APPROVAL (Requirements per Section 98-905)**

This form should be used by the Applicant as a guide to submitting a complete application for a conditional use and by the City to process said application. Parts II and III should be used by the Applicant to submit a complete application; Parts I - IV should be used by the City as a guide when processing said application.

I. RECORDATION OF ADMINISTRATIVE PROCEDURES

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Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

Follow-up pre-submittal staff meetings scheduled for:

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

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II. APPLICATION SUBMITTAL PACKET REQUIREMENTS

Prior to submitting the 25 final complete applications as certified by the Zoning Administrator, the Applicant shall submit 5 initial draft application packets for staff review, followed by one revised draft final application packet based upon staff review and comments.

Initial Packet (5 Copies to Zoning Administrator)

Date: _____ by: _____

↓
Draft Final Packet (1 Copy to Zoning Administrator)

Date: _____ by: _____

↓

___ (a) A map of the proposed conditional use:

___ Showing all lands for which the conditional use is proposed;

___ Showing all other lands within 300 feet of the boundaries of the subject property;

___ Referenced to a list of the names and addresses of the owners of said lands as they appear on the current records of the Register of Deeds of Walworth County (as provided by the City of Lake Geneva);

___ Clearly indicating the current zoning of the subject property and its environs, and the jurisdiction(s) which maintains that control;

___ Map and all its parts are clearly reproducible with a photocopier;

___ Map size of 11" by 17" and map scale not less than one inch equals 800 ft;

___ All lot dimensions of the subject property provided;

___ Graphic scale and north arrow provided.

___ (b) A map, such as the Land Use Plan Map, of the generalized location of the subject property in relation to the City as a whole:

- _____ (c) A written description of the proposed conditional use describing the type of activities, buildings, and structures proposed for the subject property and their general locations;
- _____ (d) A site plan (conforming to the requirements of Section 98-908(3)) of the subject property as proposed for development OR if the proposed conditional use is a group development (per Section 98-208) a proposed preliminary plat or conceptual plat may be substituted for the required site plan, provided said plat contains all information required on said site plan per Section 98-908.
- _____ (e) Written justification for the proposed conditional use:
 _____ Indicating reasons why the Applicant believes the proposed conditional use is appropriate with the recommendations of the City of Lake Geneva Comprehensive Master Plan, particularly as evidenced by compliance with the standards set out in Section 98-905(4)(b)1.-6. (See below)

III. JUSTIFICATION OF THE PROPOSED CONDITIONAL USE

1. How is the proposed conditional use (the use in general, independent of its location) in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

Property is zoned GB (General Business) which is consistent with neighboring properties. Property is directly behind The Core Motel. It meets the conditional use regulations in section 98-206(4)(K)

2. How is the proposed conditional use, in its specific location, in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

Property is next to the City's new proposed parking so it will be in harmony with bringing more business + sales tax revenue to the city. Since it is behind The Core and near The Plaza Motel / Maxwell Mansion, it is a consistent family setting ideal for family reunions.

3. Does the proposed conditional use, in its proposed location and as depicted on the required site plan (see Section 98-905(3)(d)), result in any substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of the Zoning Ordinance, the Comprehensive Plan, or any other plan, program, map ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development?

Being consistent with neighboring properties, this property would not have adverse impact on nearby property. Property has substantial parking with no adverse traffic patterns. Noise would be controlled by screening + encouraging a family + friendly atmosphere to compliment the community.

4. How does the proposed conditional use maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property?

Being directly behind The Core and in the same neighborhood + zoning as The Plaza Motel / Maxwell Mansion, the land use would be very consistent with the surrounding area. Property has substantial "green space" and landscaping will be greatly improved. Remodeling of updated bathrooms, kitchen, flooring, roof + siding will be done before rentals begin.

5. Is the proposed conditional use located in an area that will be adequately served by, and will not impose an undue burden on, any of the improvements, facilities, utilities or services provided by public agencies serving the subject property?

Proposed conditional use will not impose any undue burden on public improvements, facilities, utilities or services.
Current garage will be knocked down for parking pad.

6. Do the potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use (as identified in Subsections 98-905(4)(b)1.-5.), after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts?

I believe the public benefits will outweigh all potential adverse impacts. The guests that visit this rental will contribute to the economy of Lake Geneva in a safe, fun, family setting which will encourage them to return. I have been managing/owner of the short term rental at 512 S. Wells for the last 2 years and will continue to run this rental in the same business like manner consistent with the values of the City of Lake Geneva.

IV. FINAL APPLICATION PACKET INFORMATION

____ Receipt of 5 full scale copies in blue/line or black/line of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____

____ Receipt of 25 reduced (8.5" by 11" text and 11" x 17" graphics) copies of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____

____ Certification of complete Final Application Packet and required copies to the Zoning Administrator by City Clerk: Date: _____ by: _____

____ Class 2 Legal Notice sent to official newspaper by City Clerk: Date: _____ by: _____

____ Class 2 Legal Notice published on _____ and _____ by: _____

____ Conditional Use recorded with the County Register of Deeds Office: Date: _____ by: _____

Sincerely,
Anthony Scalytt

233 S. Lake Shore Dr.

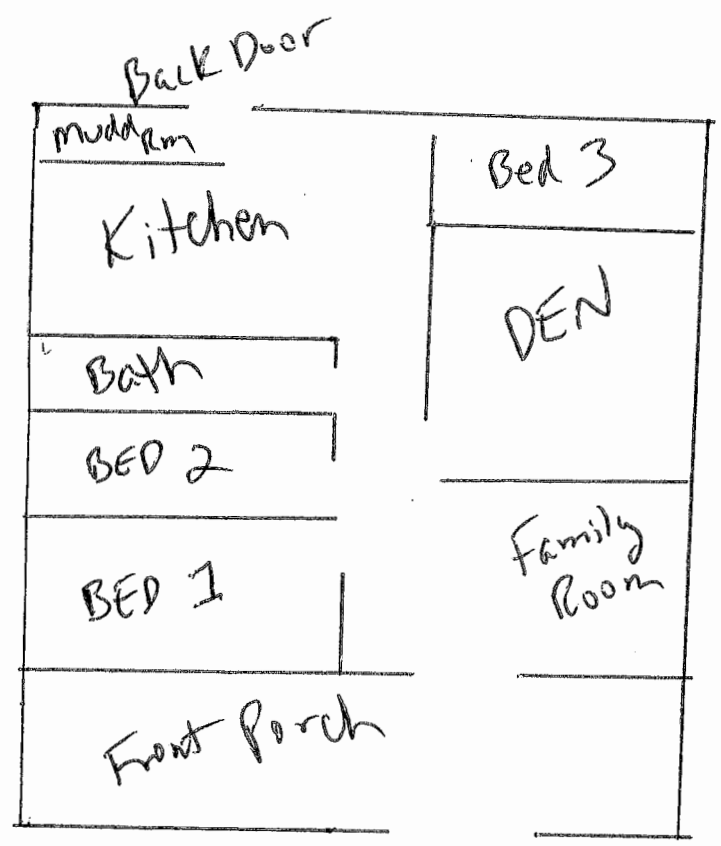
Floor Plan

Garage
will
be demolished



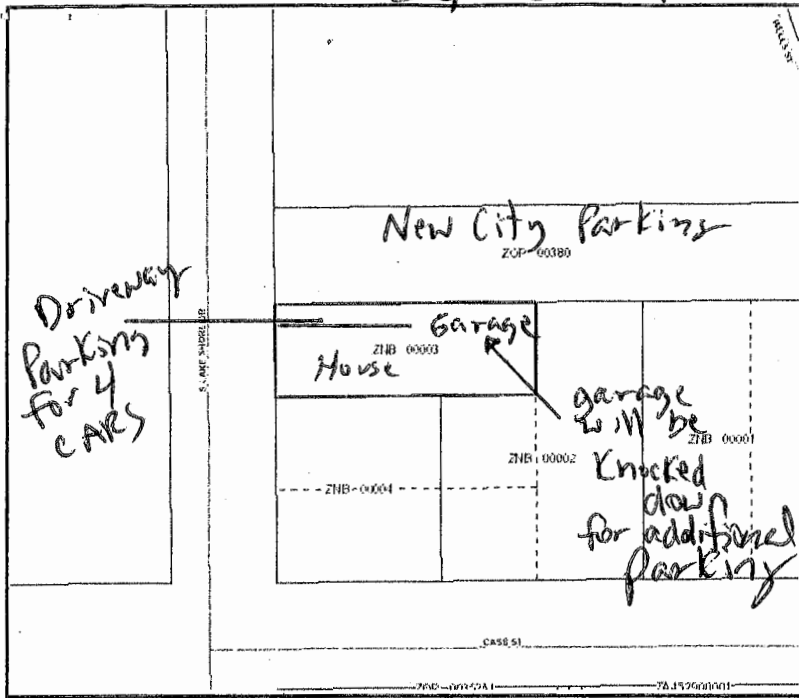
1 - Story home

Parking for 4 cars



S. Lake S. Drive

233 S. Lake Shore Dr.



**Walworth County, WI
Land Information Division**

Property Details

Municipality: CITY OF LAKE GENEVA
 Parcel Number: ZNB 00003
 School District: 2885-SCH LAKE GENEVA J 1
 Zoning District:

Owner Information

Owner Name: OM LLC
 Owner Name 2:
 Mailing Address: PO BOX 1172

LAKE GENEVA WI, 53147

2015 Valuation Information

Land: \$37,700.00
 Improvements: \$143,100.00
 Total: \$180,800.00
 Acres: 0.2200
 Fair Market Value: \$184,800.00
 Assessment Ratio: 0.9780213590
 Mill Rate: 0.0223760460

Tax Information

First Dollar Credit: \$81.21
 Special Assessment: \$0.00
 Delinquent Utility Charge: \$0.00
 Managed Forest Land Taxes: \$0.00
 Total Billed: \$3,964.38
 Net Tax \$3,964.38

School Credit: \$413.86
 Lottery Credit: \$0.00
 Special Charges: \$0.00
 Private Forest Crop Taxes: \$0.00
 Woodland Tax Law Taxes: \$0.00

Tax Jurisdictions

STATE OF WISCONSIN \$31.66
 SCH LAKE GENEVA J 1 \$1129.87
 WALWORTH COUNTY \$856.18
 CITY OF LAKE GENEVA \$1092.02
 GATEWAY TECHNICAL \$148.29
 UHS LG-GENOA CITY \$787.57

Elected Officials / Voting Districts

Supervisory District: Nancy Russell (D11)
 State Representative: Tyler August(R) (32nd District)
 State Senator: Stephen Nass(R) (11th District)
 US Representative: Paul Ryan(R) (1st District)
 US Senator: Ron Johnson (R) & Tammy Baldwin (D)

Special Assessments / Charges

Soil Classification

Soil Type	Soil Name	Acres
MpC	MCHENRY SILT LOAM, 6 TO 12 PERCENT SLOPES	0.2141
MyB	MIAMI SILT LOAM, 2 TO 6 PERCENT SLOPES	0.0007

Property Address

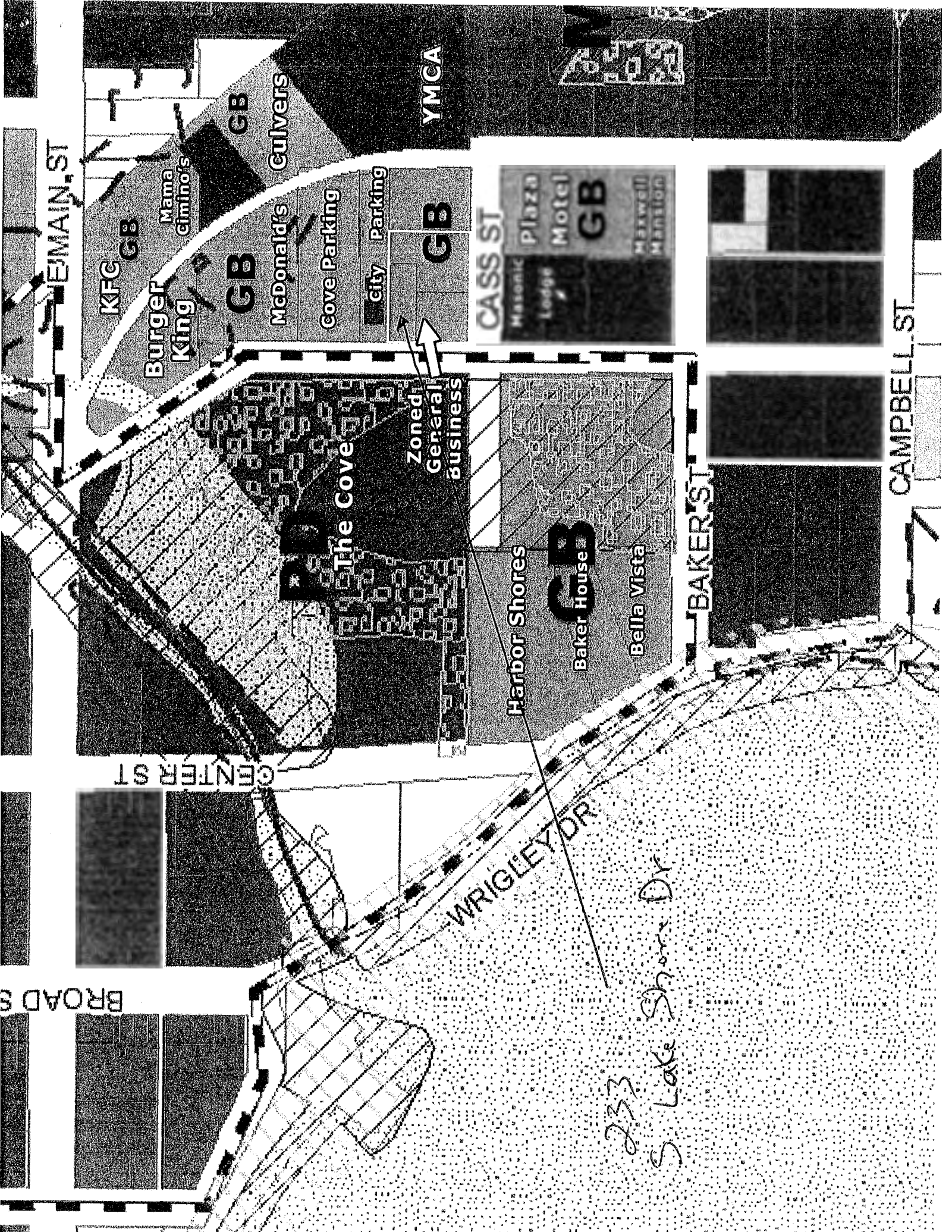
233 S LAKE SHORE DR LAKE GENEVA

Legal Description

LOT 4 NEWBERRY'S SUB CITY OF LAKE GENEVA

Disclaimer

The information provided in this property information page is not official information. All official tax information is recorded in the Walworth County Treasurer's Office. To verify tax payment/payoff status, contact the Walworth County Treasurer's Office at 262-741-4251.



MAIN ST

KFC GB

Burger King

Mama Gimi's

GB

McDonald's

Cove Parking

City Parking

GB

YMCA

CENTER ST

The Cove

Zoned General Business

Harbor Shores

GB Baker House

Bella Vista

BAKER ST

CASS ST

Historic Lodge

Plaza Motel

GB

Maxwell Mansion

CAMPBELL ST

BROAD ST

WRIGLEY DR

233 S Lake Shore Dr

CONDITIONAL USE RESOLUTION 16-R38

A resolution authorizing the issuance of a Conditional Use Permit to Anthony Scalzitti, 608 Fairview Avenue, Elmhurst, IL 60123.

WHEREAS, the City Plan Commission has considered the application of Anthony Scalzitti,

WHEREAS, The City Plan Commission held a Public Hearing thereon pursuant to proper notice given on June 20, 2016.

NOW, THEREFORE, BE IT RESOLVED, that the Zoning Administrator be, and is hereby authorized, to issue a Conditional Use Permit for Anthony Scalzitti to operate a Commercial Indoor Lodging Facility in the General Business (GB) zoning district located at 237 S Lake Shore Drive, Lake Geneva, WI 53147, Tax Parcel ZNB 00004 including the Findings of Fact, Staff recommendations, parking for two vehicles, and no outside storage.

Granted by action of the Common Council of the City of Lake Geneva this 27st day of June, 2016.

Alan Kupsik, Mayor

ATTEST:

Sabrina Waswo, City Clerk

PUBLIC SPEAKER #1 – Terry O’Neil , 954 George St., LG

O’Neil asked what are the time limits for commercial indoor lodging?

Slavney replied that our ordinance does not identify any explicitly, however, if you reside in the same dwelling unit for more than half a year it is considered a permanent residence.

MOTION #8

Gibbs/Skates moved to close the public hearing. The motion carried unanimously.

MOTION #9

Skates/Gibbs moved to approve the recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 233 S Lake Shore Drive, Tax Key No. ZNB00003, to include the taking down of the garage, ensuring that all vehicles and recreational vehicles are parked on a hard surface, no outdoor storage, all staff recommendations and fact finding. The motion carried unanimously.

12. Public Hearing and recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 237 S Lake Shore Drive, Tax Key No. ZNB 00004.

DISCUSSION –Anthony Scalzitti, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #10

Gibbs/Hartz moved to close the public hearing. The motion carried unanimously.

MOTION #11

Hill/Skates moved to approve the recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 237 S Lake Shore Drive, Tax Key No. ZNB 00004; ensuring that all vehicles and recreational vehicles are parked on a hard surface, no outdoor storage, all staff recommendations and fact finding. The motion carried unanimously.

13. Public Hearing and recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 419 Cass Street, Tax Key No. ZNB 00002.

DISCUSSION –Anthony Scalzitti, Applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #12

Hill/Skates moved to close the public hearing. The motion carried unanimously.

MOTION #13

Skates/Gibbs moved to approve the recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 419 Cass Street, Tax Key No. ZNB 00002; ensuring that all

2. Specific to this site, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
3. The proposed conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
4. The proposed conditional use does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
6. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Agenda Item #12

Applicant:

Anthony Scalzitti

608 Fairview Ave

Elmhurst, IL 60123

Request:

Conditional Use approval for a Commercial

Indoor Lodging Facility in a General

Business (GB) zoning district at 237 South

Lake Shore Drive, Tax Key No. ZNB 00004.

Description: The applicant proposes to operate a Commercial Indoor Lodging operation in a Single Family Home which requires a Conditional Use permit.

Staff Recommendation: Staff has no objection to the proposed Conditional Use for a Commercial Indoor Lodging operation at this location. The applicant already runs a similar operation on Wells Street and has had no problems. The site currently is a rental property and has adequate parking for the proposed use.

A. If, after the public hearing, the Commission wishes to recommend approval, then the appropriate fact finding would be:

1. In general, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
2. Specific to this site, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
3. The proposed conditional use in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may

in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.

4. The proposed conditional use maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
 5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
 6. The potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.
- B. If, after the public hearing, the Commission wishes to recommend denial, then the appropriate fact finding would be:
1. In general, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
 4. The proposed conditional use does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
 5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
 6. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

APPLICATION FOR CONDITIONAL USE

City of Lake Geneva

SITE ADDRESS/PARCEL NO. AND FULL LEGAL DESCRIPTION REQUIRED (ATTACH SEPARATE SHEET IF NECESSARY):

237 S. Lake Shore Dr., ZNB ~~00004~~, Lot 5 Exc E. 60'
Lot 6 Exc E. 60' Newberry's Sub City of Lake Geneva

NAME AND ADDRESS OF CURRENT OWNER:

LKG Compound, LLC 201 S. Kenilworth, Elmhurst
IL 60126

TELEPHONE NUMBER OF CURRENT OWNER: 708-207-6338 Kevin Morici

NAME AND ADDRESS OF APPLICANT:

Anthony Scalzitti
608 Fairview Ave, Elmhurst, IL 60126

TELEPHONE NUMBER OF APPLICANT: 630-890-6364

PROPOSED CONDITIONAL USE:

Commercial Indoor Lodging

ZONING DISTRICT IN WHICH LAND IS LOCATED: GB - General Business

NAMES AND ADDRESSES OF ARCHITECT, PROFESSIONAL ENGINEER AND CONTRACTOR OF PROJECT:

None

SHORT STATEMENT DESCRIBING ACTIVITIES TO BE CARRIED ON AT SITE:

Requesting conditional use for short-term vacation rentals
for family + friends gathering + family re-unions

CONDITIONAL USE FEE PAYABLE UPON FILING APPLICATION: \$400.00 [\$100 FOR APPLICATIONS UNDER SEC. 98-407(3)]

5-27-16
DATE

Anthony Scalzitti
SIGNATURE OF APPLICANT

Notice

NOTICE IS HEREBY GIVEN that a Public Hearing will be held before the City Plan Commission on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave., Elmhurst, IL 60126, to operate a Commercial Indoor Lodging facility in a General Business (GB) Zoning District at the following location:

TAX KEY No. ZNB 00004 – 237 S. Lake Shore Drive

All interested in the above matter are invited to attend. The City Plan Commission will be in session on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, to consider any objections that may have been filed and to hear all persons desiring to be heard.

Dated this 3rd day of June 2016.

Mayor Al Kupsik
City Plan Commission
City of Lake Geneva, WI

A QUORUM OF ALDERMEN MAY BE IN ATTENDANCE

Please Publish as small Legal on June 9th and 16th.

**CITY OF LAKE GENEVA PROCEDURAL CHECKLIST FOR:
CONDITIONAL USE REVIEW AND APPROVAL (Requirements per Section 98-905)**

This form should be used by the Applicant as a guide to submitting a complete application for a conditional use and by the City to process said application. Parts II and III should be used by the Applicant to submit a complete application; Parts I - IV should be used by the City as a guide when processing said application.

I. RECORDATION OF ADMINISTRATIVE PROCEDURES

___ **Pre-submittal staff meeting scheduled:**

Date of Meeting: _____ **Time of Meeting:** _____ **Date:** _____ **by:** _____

Follow-up pre-submittal staff meetings scheduled for:

___ **Date of Meeting:** _____ **Time of Meeting:** _____ **Date:** _____ **by:** _____

___ **Date of Meeting:** _____ **Time of Meeting:** _____ **Date:** _____ **by:** _____

___ **Date of Meeting:** _____ **Time of Meeting:** _____ **Date:** _____ **by:** _____

___ **Date of Meeting:** _____ **Time of Meeting:** _____ **Date:** _____ **by:** _____

___ **Application form filed with Zoning Administrator:** **Date:** _____ **by:** _____

___ **Application fee of \$ _____ received by Zoning Administrator:** **Date:** _____ **by:** _____

___ **Reimbursement of professional consultant costs agreement executed:** **Date:** _____ **by:** _____

II. APPLICATION SUBMITTAL PACKET REQUIREMENTS

Prior to submitting the 25 final complete applications as certified by the Zoning Administrator, the Applicant shall submit 5 initial draft application packets for staff review, followed by one revised draft final application packet based upon staff review and comments.

Initial Packet (5 Copies to Zoning Administrator) **Date:** _____ **by:** _____

↓ *Draft Final Packet (1 Copy to Zoning Administrator)* **Date:** _____ **by:** _____

↓

- ___ (a) **A map of the proposed conditional use:**
 - ___ Showing all lands for which the conditional use is proposed;
 - ___ Showing all other lands within 300 feet of the boundaries of the subject property;
 - ___ Referenced to a list of the names and addresses of the owners of said lands as they appear on the current records of the Register of Deeds of Walworth County (as provided by the City of Lake Geneva);
 - ___ Clearly indicating the current zoning of the subject property and its environs, and the jurisdiction(s) which maintains that control;
 - ___ Map and all its parts are clearly reproducible with a photocopier;
 - ___ Map size of 11" by 17" and map scale not less than one inch equals 800 ft;
 - ___ All lot dimensions of the subject property provided;
 - ___ Graphic scale and north arrow provided.

___ (b) **A map, such as the Land Use Plan Map, of the generalized location of the subject property in relation to the City as a whole:**



_____ (c) A written description of the proposed conditional use describing the type of activities, buildings, and structures proposed for the subject property and their general locations;

_____ (d) A site plan (conforming to the requirements of Section 98-908(3)) of the subject property as proposed for development OR if the proposed conditional use is a group development (per Section 98-208) a proposed preliminary plat or conceptual plat may be substituted for the required site plan, provided said plat contains all information required on said site plan per Section 98-908.

_____ (e) Written justification for the proposed conditional use:

_____ Indicating reasons why the Applicant believes the proposed conditional use is appropriate with the recommendations of the City of Lake Geneva Comprehensive Master Plan, particularly as evidenced by compliance with the standards set out in Section 98-905(4)(b)1.-6. (See below)

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1. How is the proposed conditional use (the use in general, independent of its location) in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

Property is zoned GB (General Business) which is consistent with neighboring properties. Property is directly behind The Cove Motel. It meets the conditional use regulations in section 98-206(4)(K)

2. How is the proposed conditional use, in its specific location, in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

Property is 75 feet from the City's new proposed parking so it will be in harmony with bringing more business & sales tax revenue to the city. Since it is behind The Cove and near The Plaza Motel / Maxwell Mansion, it is a consistent family sitting ideal for family reunions.

3. Does the proposed conditional use, in its proposed location and as depicted on the required site plan (see Section 98-905(3)(d)), result in any substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors; traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of the Zoning Ordinance, the Comprehensive Plan, or any other plan, program, map ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development?

Being consistent with neighboring properties, this property would not have an adverse impact on nearby property. Property has substantial parking with no adverse traffic patterns. Noise would be controlled by screening + encouraging a family + friendly atmosphere to compliment the community.

4. How does the proposed conditional use maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property?

Being directly behind The Cove and in the same neighborhood + zoning as The Plaza Motel / Maxwell Mansion, the land use would be very consistent with the surrounding area. Property has substantial "greenspace" and landscaping will be greatly improved. Remodeling of updated bathrooms, kitchen, flooring, roof + siding will be done before rentals begin.

5. Is the proposed conditional use located in an area that will be adequately served by, and will not impose an undue burden on, any of the improvements, facilities, utilities or services provided by public agencies serving the subject property?

Proposed conditional use will not impose any undue burden on public improvements, facilities, utilities or services.

6. Do the potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use (as identified in Subsections 98-905(4)(b)1.-5.), after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts?

I believe the public benefits will outweigh all potential adverse impacts. The guests that visit this rental will contribute to the economy of Lake Geneva in a safe, fun, family setting which will encourage them to return. I have been managing/owner of the short term rental at 512 S. Wells for the last 2 years and will continue

IV. FINAL APPLICATION PACKET INFORMATION

to run this rental in the same business like mann consistent with the values of the City of Lake Geneva,

____ Receipt of 5 full scale copies in blue/line or black/line of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____

____ Receipt of 25 reduced (8.5" by 11" text and 11" x 17" graphics) copies of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____

____ Certification of complete Final Application Packet and required copies to the Zoning Administrator by City Clerk: Date: _____ by: _____

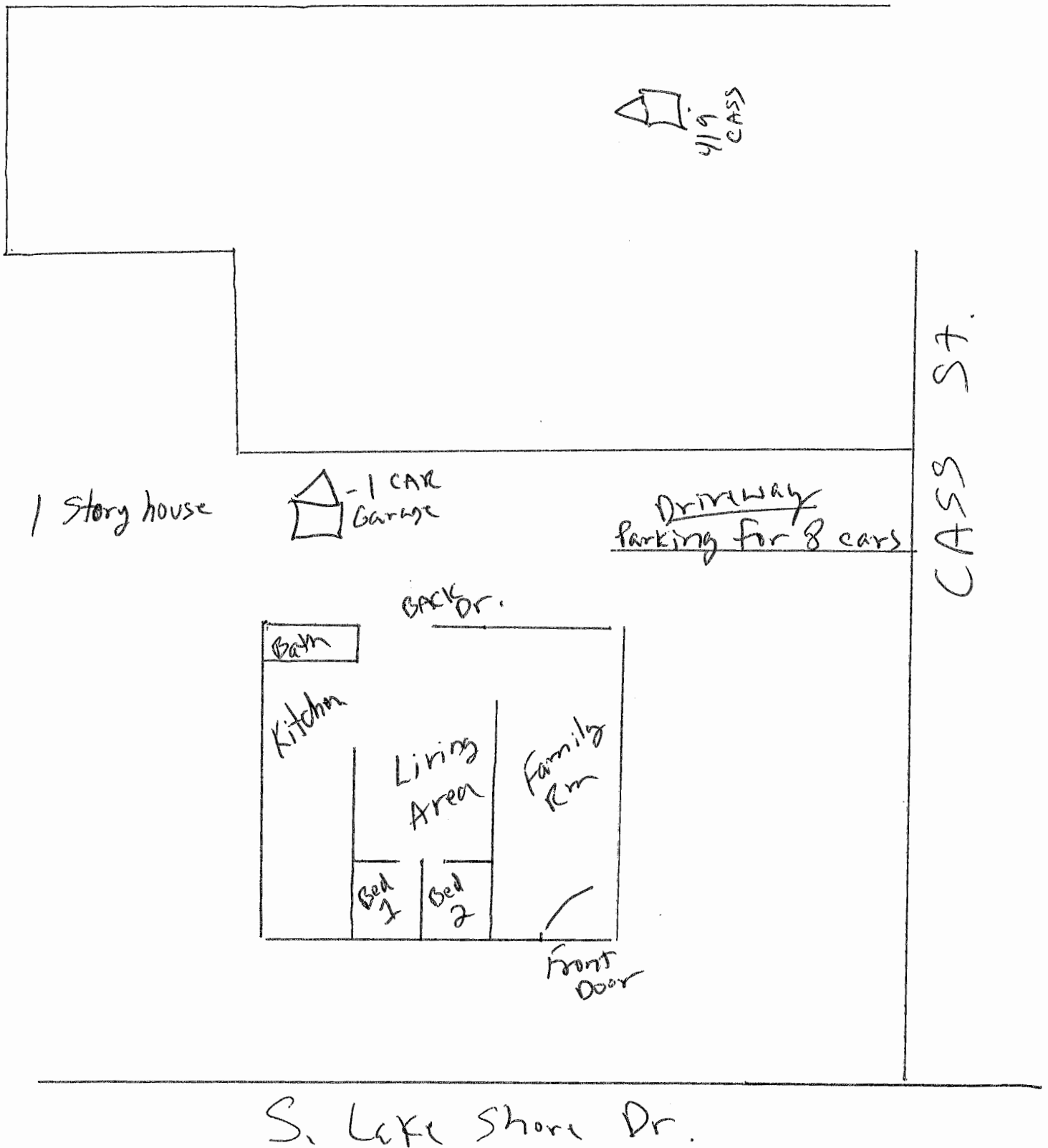
____ Class 2 Legal Notice sent to official newspaper by City Clerk: Date: _____ by: _____

____ Class 2 Legal Notice published on _____ and _____ by: _____

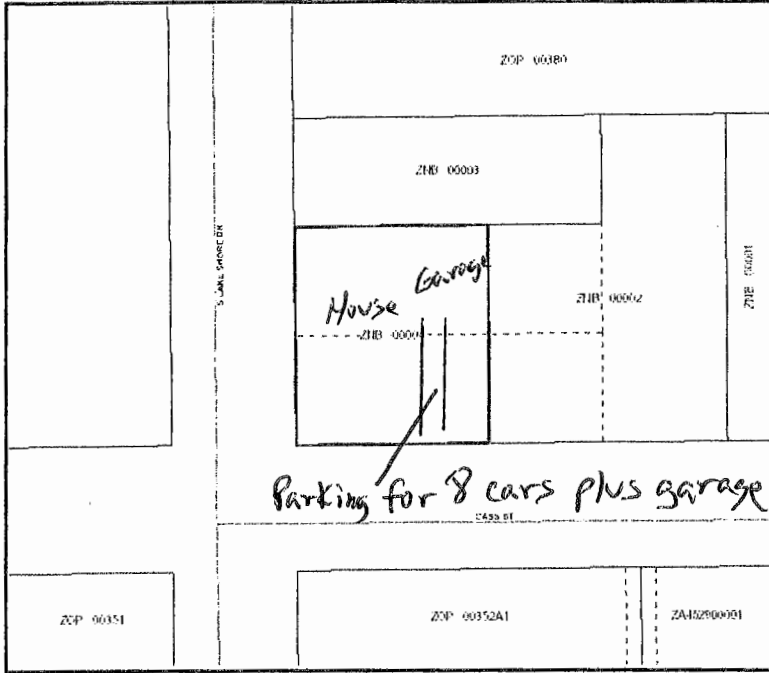
____ Conditional Use recorded with the County Register of Deeds Office: Date: _____ by: _____

Sincerely,
Anthony Schydt

237 S. Lake Shore Dr. - Floor Plan



237 S. Lake Shore Dr.



**Walworth County, WI
Land Information Division**

Property Details

Municipality: CITY OF LAKE GENEVA
 Parcel Number: ZNB 00004
 School District: 2884-UHS LAKE GENEVA-GENOA CI
 Zoning District:

Owner Information

Owner Name: OM LLC
 Owner Name 2:
 Mailing Address: PO BOX 1172

LAKE GENEVA WI, 53147

2015 Valuation Information

Land: \$42,300.00
 Improvements: \$91,300.00
 Total: \$133,600.00
 Acres: 0.2700
 Fair Market Value: \$136,700.00
 Assessment Ratio: 0.9780213590
 Mill Rate: 0.0223760460

Tax Information

First Dollar Credit: \$81.21
 Special Assessment: \$0.00
 Delinquent Utility Charge: \$0.00
 Managed Forest Land Taxes: \$0.00
 Total Billed: \$2,908.23
 Net Tax: \$2,908.23
 School Credit: \$305.81
 Lottery Credit: \$0.00
 Special Charges: \$0.00
 Private Forest Crop Taxes: \$0.00
 Woodland Tax Law Taxes: \$0.00

Tax Jurisdictions

WALWORTH COUNTY \$632.66
 SCH LAKE GENEVA J 1 \$834.91
 STATE OF WISCONSIN \$23.39
 CITY OF LAKE GENEVA \$806.93
 UHS LG-GENOA CITY \$581.97
 GATEWAY TECHNICAL \$109.58

Elected Officials / Voting Districts

Supervisory District: Nancy Russell (D11)
 State Representative: Tyler August(R) (32nd District)
 State Senator: Stephen Nass(R) (11th District)
 US Representative: Paul Ryan(R) (1st District)
 US Senator: Ron Johnson (R) & Tammy Baldwin (D)

Special Assessments / Charges

Soil Classification

Soil Type	Soil Name	Acres
MpC	MCHENRY SILT LOAM, 6 TO 12 PERCENT SLOPES	0.2708

Property Address

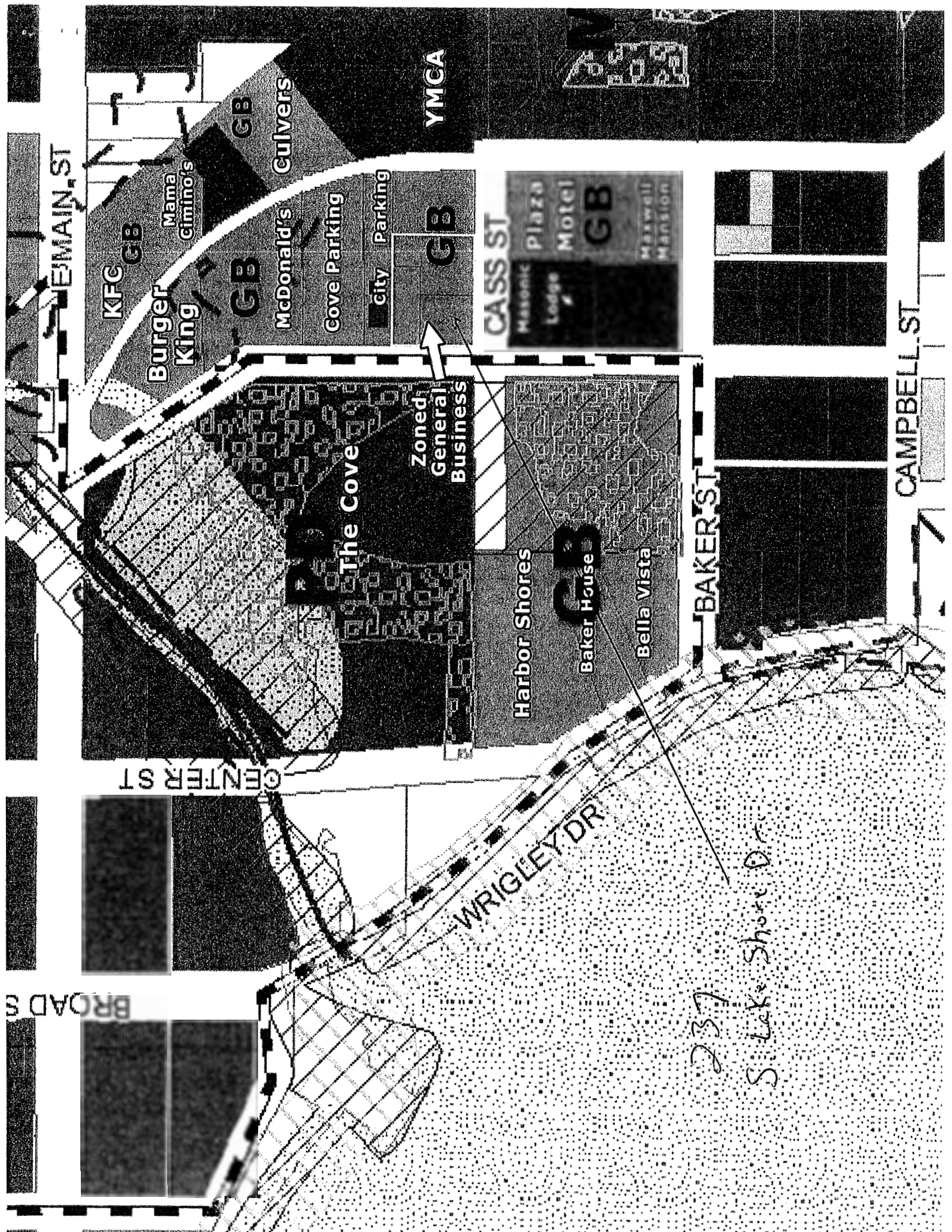
237 S LAKE SHORE DR LAKE GENEVA

Legal Description

LOT 5 EXC E 60' LOT 6 EXC E 60' NEWBERRY'S SUB CITY OF LAKE GENEVA

Disclaimer

The information provided in this property information page is not official information. All official tax information is recorded in the Walworth County Treasurer's Office. To verify tax payment/payoff status, contact the Walworth County Treasurer's Office at 262-741-4251.



BROAD ST

CENTER ST

EMAIN ST

KFC GB

Burger King

Mama Giminors

GB

Culvers

McDonald's

Cove Parking

City Parking

GB

YMCA

The Cove

Zoned General Business

Harbor Shores

Baker House

Bella Vista

CASS ST

Masonic Plaza Lodge

Motel

GB

Maxwell Mansion

BAKER ST

CAMPBELL ST

WRIGLEY DR

237

S. Lake Shore Dr.

CONDITIONAL USE RESOLUTION 16-R39

A resolution authorizing the issuance of a Conditional Use Permit to Anthony Scalzitti, 608 Fairview Avenue, Elmhurst, IL 60123.

WHEREAS, the City Plan Commission has considered the application of Anthony Scalzitti,

WHEREAS, The City Plan Commission held a Public Hearing thereon pursuant to proper notice given on June 20, 2016.

NOW, THEREFORE, BE IT RESOLVED, that the Zoning Administrator be, and is hereby authorized, to issue a Conditional Use Permit for Anthony Scalzitti to operate a Commercial Indoor Lodging Facility in the General Business (GB) zoning district located at 419 Cass Street, Lake Geneva, WI 53147, Tax Parcel ZNB 00002 including the Findings of Fact, Staff recommendations, parking for two vehicles, and no outside storage.

Granted by action of the Common Council of the City of Lake Geneva this 27st day of June, 2016.

Alan Kupsik, Mayor

ATTEST:

Sabrina Waswo, City Clerk

PUBLIC SPEAKER #1 – Terry O’Neil , 954 George St., LG

O’Neil asked what are the time limits for commercial indoor lodging?

Slavney replied that our ordinance does not identify any explicitly, however, if you reside in the same dwelling unit for more than half a year it is considered a permanent residence.

MOTION #8

Gibbs/Skates moved to close the public hearing. The motion carried unanimously.

MOTION #9

Skates/Gibbs moved to approve the recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 233 S Lake Shore Drive, Tax Key No. ZNB00003, to include the taking down of the garage, ensuring that all vehicles and recreational vehicles are parked on a hard surface, no outdoor storage, all staff recommendations and fact finding. The motion carried unanimously.

12. Public Hearing and recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 237 S Lake Shore Drive, Tax Key No. ZNB 00004.

DISCUSSION –Anthony Scalzitti, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #10

Gibbs/Hartz moved to close the public hearing. The motion carried unanimously.

MOTION #11

Hill/Skates moved to approve the recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 237 S Lake Shore Drive, Tax Key No. ZNB 00004; ensuring that all vehicles and recreational vehicles are parked on a hard surface, no outdoor storage, all staff recommendations and fact finding. The motion carried unanimously.

13. Public Hearing and recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 419 Cass Street, Tax Key No. ZNB 00002.

DISCUSSION –Anthony Scalzitti, Applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #12

Hill/Skates moved to close the public hearing. The motion carried unanimously.

MOTION #13

Skates/Gibbs moved to approve the recommendation on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave, Elmhurst, IL 60123 to operate a Commercial Indoor Lodging facility at an existing Single Family Home in a General Business (GB) zoning district located at 419 Cass Street, Tax Key No. ZNB 00002; ensuring that all vehicles and recreational vehicles are parked on a hard surface, no outdoor storage, all staff recommendations and fact finding. The motion carried unanimously.

Agenda Item #13

Applicant:

Anthony Scalzitti

608 Fairview Ave

Elmhurst, IL 60123

Request:

Conditional Use approval for a Commercial

Indoor Lodging Facility in a General

Business (GB) zoning district at 419 Cass

Street, Tax Key No. ZNB 00002.

Description: The applicant proposes to operate a Commercial Indoor Lodging operation in a Single Family Home which requires a Conditional Use permit.

Staff Recommendation: Staff has no objection to the proposed Conditional Use for a Commercial Indoor Lodging operation at this location. The applicant already runs a similar operation on Wells Street and has had no problems. The site currently is a rental property and has adequate parking for the proposed use.

- A. If, after the public hearing, the Commission wishes to recommend approval, then the appropriate fact finding would be:
1. In general, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed conditional use in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
 4. The proposed conditional use maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
 5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
 6. The potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.
- B. If, after the public hearing, the Commission wishes to recommend denial, then the appropriate fact finding would be:
1. In general, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.

2. Specific to this site, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
3. The proposed conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
4. The proposed conditional use does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
6. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Agenda Item #14

Applicant:

Shad Branen

448 Milwaukee Avenue

Burlington, WI 53105

Request:

Planned Development, GDP & PIP to reopen the

Geneva Theater at 244 Broad Street, Tax Key No's.

ZOP00246 – 00248.

Description:

The applicant proposes to reopen the Geneva Theater, with exterior modifications, which requires a Planned Development Process.

Staff Recommendation:

Staff recommends approval of the Planned Development for this location with the provisions that the applicant receive approval for the interior modifications from the State of Wisconsin and that all permits are obtained from the city.

- A. If, after the public hearing, the Commission wishes to recommend approval, then the appropriate fact finding would be:
 1. In general, the proposed Planned Development (PIP & GDP) is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed Planned Development is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed Planned Development in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the

APPLICATION FOR CONDITIONAL USE

City of Lake Geneva

SITE ADDRESS/PARCEL NO. AND FULL LEGAL DESCRIPTION REQUIRED (ATTACH SEPARATE SHEET IF NECESSARY):

419 Cass St., ZNB ~~xxxxx~~2, Lot 3 E. 60' Lots 5+6
Newberry's Sub City of Lake Geneva

NAME AND ADDRESS OF CURRENT OWNER:

LKG Compound, LLC 201 S. Kenilworth, Elmhurst
IL 60126

TELEPHONE NUMBER OF CURRENT OWNER: 708-207-6338 Kevin Morici

NAME AND ADDRESS OF APPLICANT:

Anthony Scalzitti
608 Fairview Ave, Elmhurst, IL 60126

TELEPHONE NUMBER OF APPLICANT: 630-890-6364

PROPOSED CONDITIONAL USE:

Commercial Indoor Lodging

ZONING DISTRICT IN WHICH LAND IS LOCATED: GB - General Business

NAMES AND ADDRESSES OF ARCHITECT, PROFESSIONAL ENGINEER AND CONTRACTOR OF PROJECT:

None

SHORT STATEMENT DESCRIBING ACTIVITIES TO BE CARRIED ON AT SITE:

Requesting conditional use for short-term vacation rentals
for family + friends gathering + family re-unions

CONDITIONAL USE FEE PAYABLE UPON FILING APPLICATION: \$400.00 [\$100 FOR APPLICATIONS UNDER SEC. 98-407(3)]

5-27-16
DATE

Anthony Scalzitti
SIGNATURE OF APPLICANT

Notice

NOTICE IS HEREBY GIVEN that a Public Hearing will be held before the City Plan Commission on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, on a Conditional Use Application filed by Anthony Scalzitti, 608 Fairview Ave., Elmhurst, IL 60126, to operate a Commercial Indoor Lodging facility in a General Business (GB) Zoning District at the following location:

TAX KEY No. ZNB 00002 – 419 Cass Street

All interested in the above matter are invited to attend. The City Plan Commission will be in session on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, to consider any objections that may have been filed and to hear all persons desiring to be heard.

Dated this 3rd day of June 2016.

Mayor Al Kupsik
City Plan Commission
City of Lake Geneva, WI

A QUORUM OF ALDERMEN MAY BE IN ATTENDANCE

Please Publish as small Legal on June 9th and 16th.

**CITY OF LAKE GENEVA PROCEDURAL CHECKLIST FOR:
CONDITIONAL USE REVIEW AND APPROVAL (Requirements per Section 98-905)**

This form should be used by the Applicant as a guide to submitting a complete application for a conditional use and by the City to process said application. Parts II and III should be used by the Applicant to submit a complete application; Parts I - IV should be used by the City as a guide when processing said application.

I. RECORDATION OF ADMINISTRATIVE PROCEDURES

___ Pre-submittal staff meeting scheduled:

Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

Follow-up pre-submittal staff meetings scheduled for:

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Date of Meeting: _____ Time of Meeting: _____ Date: _____ by: _____

___ Application form filed with Zoning Administrator: Date: _____ by: _____

___ Application fee of \$ ___ received by Zoning Administrator: Date: _____ by: _____

___ Reimbursement of professional consultant costs agreement executed: Date: _____ by: _____

II. APPLICATION SUBMITTAL PACKET REQUIREMENTS

Prior to submitting the 25 final complete applications as certified by the Zoning Administrator, the Applicant shall submit 5 initial draft application packets for staff review, followed by one revised draft final application packet based upon staff review and comments.

Initial Packet (5 Copies to Zoning Administrator) Date: _____ by: _____

↓ *Draft Final Packet (1 Copy to Zoning Administrator)* Date: _____ by: _____



- ___ (a) A map of the proposed conditional use:
 - ___ Showing all lands for which the conditional use is proposed;
 - ___ Showing all other lands within 300 feet of the boundaries of the subject property;
 - ___ Referenced to a list of the names and addresses of the owners of said lands as they appear on the current records of the Register of Deeds of Walworth County (as provided by the City of Lake Geneva);
 - ___ Clearly indicating the current zoning of the subject property and its environs, and the jurisdiction(s) which maintains that control;
 - ___ Map and all its parts are clearly reproducible with a photocopier;
 - ___ Map size of 11" by 17" and map scale not less than one inch equals 800 ft.
 - ___ All lot dimensions of the subject property provided;
 - ___ Graphic scale and north arrow provided.

___ (b) A map, such as the Land Use Plan Map, of the generalized location of the subject property in relation to the City as a whole:



_____ (c) A written description of the proposed conditional use describing the type of activities, buildings, and structures proposed for the subject property and their general locations;

_____ (d) A site plan (conforming to the requirements of Section 98-908(3)) of the subject property as proposed for development OR if the proposed conditional use is a group development (per Section 98-208) a proposed preliminary plat or conceptual plat may be substituted for the required site plan, provided said plat contains all information required on said site plan per Section 98-908.

_____ (e) Written justification for the proposed conditional use:

_____ Indicating reasons why the Applicant believes the proposed conditional use is appropriate with the recommendations of the City of Lake Geneva Comprehensive Master Plan, particularly as evidenced by compliance with the standards set out in Section 98-905(4)(b)1.-6. (See below)

III. JUSTIFICATION OF THE PROPOSED CONDITIONAL USE

1. How is the proposed conditional use (the use in general, independent of its location) in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

Property is zoned GB (General Business) which is consistent with neighboring properties. Property is directly behind The Cove Motel. It meets the conditional use regulations in section 98-206(4)(K)

2. How is the proposed conditional use, in its specific location, in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

Property is next to the City's new proposed parking so it will be in harmony with bringing more business + sales tax revenue to the city. Since it is behind The Cove and near the Plaza Motel / Maxwell Mansion, it is a consistent family sitting ideal for family reunions.

3. Does the proposed conditional use, in its proposed location and as depicted on the required site plan (see Section 98-905(3)(d)), result in any substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of the Zoning Ordinance, the Comprehensive Plan, or any other plan, program, map ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development?

Being consistent with neighboring properties, this property would not have adverse impact on nearby property. Property has substantial parking with no adverse traffic patterns. Noise would be controlled by screening + encouraging a family + friendly atmosphere to compliment the community.

4. How does the proposed conditional use maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property?

Being directly behind The Cove and in the same neighborhood + zoning as The Plaza Motel / Maxwell Mansion, the land use would be very consistent with the surrounding area. Property has substantial "green space" and landscaping will be greatly improved. Remodeling of updated bathrooms, kitchen, flooring, roof + siding will be done before rentals begin.

5. Is the proposed conditional use located in an area that will be adequately served by, and will not impose an undue burden on, any of the improvements, facilities, utilities or services provided by public agencies serving the subject property?

Proposed conditional use will not impose any undue burden on public improvements, facilities, utilities or services

6. Do the potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use (as identified in Subsections 98-905(4)(b)1.-5.), after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts?

I believe the public benefits will outweigh all potential adverse impacts. The guests that visit this rental will contribute to the economy of Lake Geneva in a safe, fun, family setting which will encourage them to return. I have been managing/owner of the short term rental at 512 S. Wells for the last 2 years and will continue to run this rental in the same business like manner consistent with the values of the City of Lake Geneva.

IV. FINAL APPLICATION PACKET INFORMATION

____ Receipt of 5 full scale copies in blue/line or black/line of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____

____ Receipt of 25 reduced (8.5" by 11" text and 11" x 17" graphics) copies of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____

____ Certification of complete Final Application Packet and required copies to the Zoning Administrator by City Clerk: Date: _____ by: _____

____ Class 2 Legal Notice sent to official newspaper by City Clerk: Date: _____ by: _____

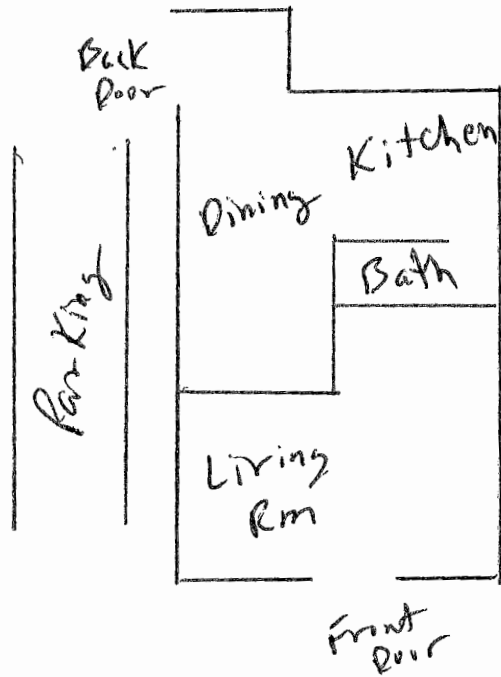
____ Class 2 Legal Notice published on _____ and _____ by: _____

____ Conditional Use recorded with the County Register of Deeds Office: Date: _____ by: _____

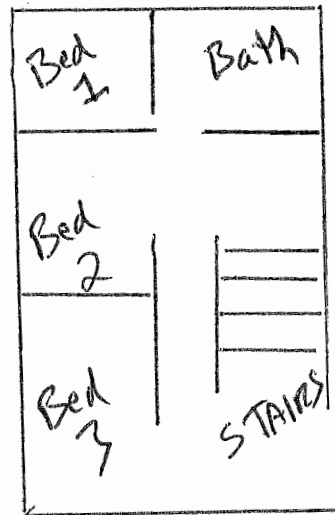
Sincerely,
Anthony Schydt

419 Cass St. - floor plan

1st Floor



2nd Floor

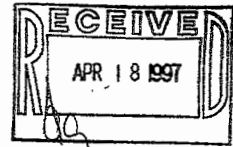


419 Cass St.

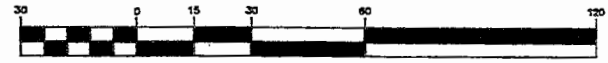
WALWORTH COUNTY
SURVEYING & MAPPING
P. O. BOX 1115
LAKE GENEVA, WISCONSIN
414-248-0505

PLAT OF SURVEY OF
LOT 3 AND THE EAST 60 FEET OF LOTS 5
AND 6 OF NEWBERRY SUBDIVISION, LOCATED
IN THE CITY OF LAKE GENEVA, WALWORTH
COUNTY, WISCONSIN.

ORDERED BY: THE RAULAND AGENCY
118 KENOSHA STREET
WALWORTH, WISCONSIN
55184



GRAPHIC SCALE



(IN FEET)
1 inch = 30 ft.

- ⊘—IRON PIPE FOUND
- ⊘—IRON ROD FOUND
- CONCRETE MONUMENT FOUND
- IRON PIPE PLACED
- RECORDED AS

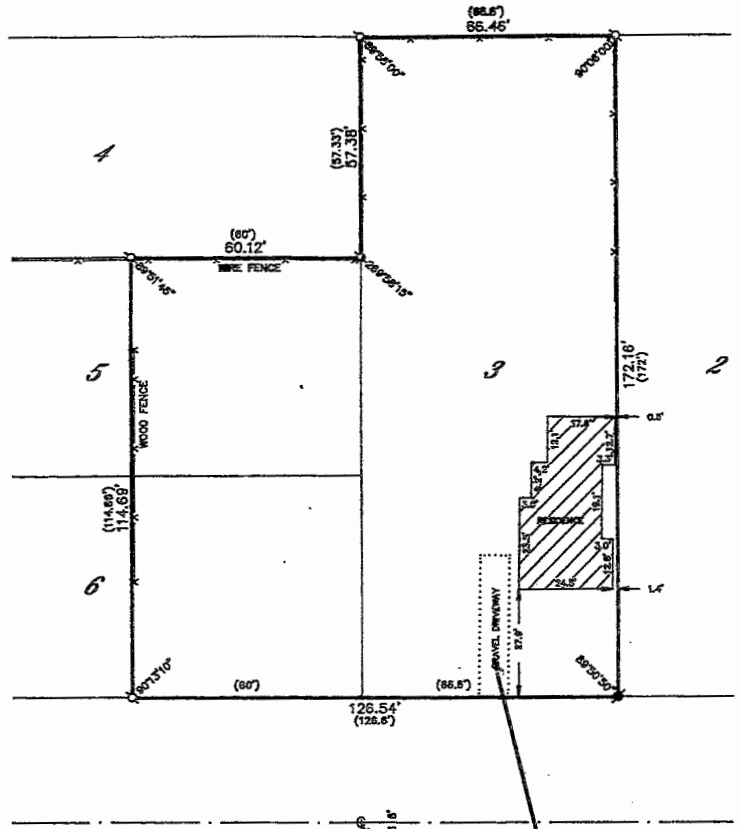
I HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED
PROPERTY AND THAT THIS ABOVE MAP IS A TRUE REPRESENTATION
THEREOF AND SHOWS THE SIZE AND LOCATION OF THE PROPERTY,
ITS EXTERIOR BOUNDARIES, THE LOCATION OF ALL USEFUL STRUCTURES
AND DIMENSIONS OF ALL PRINCIPAL BUILDINGS THEREON, BOUNDARY
FENCES, APPARENT EASEMENTS, ROADWAYS AND VISIBLE ENCROACH-
MENTS, IF ANY, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

THIS SURVEY IS MADE FOR THE USE OF THE PRESENT OWNERS OF
THE PROPERTY AND ALSO THOSE WHO PURCHASE PORTIONS OF
QUARANTEE THE TITLE THERETO WITHIN ONE (1) YEAR FROM DATE
HEREOF.

Robert M. Baerenwald
ROBERT M. BAERENWALD
WISCONSIN REGISTERED LAND SURVEYOR, S-1508

March 28 1995
DATE
JOB NO. 4815

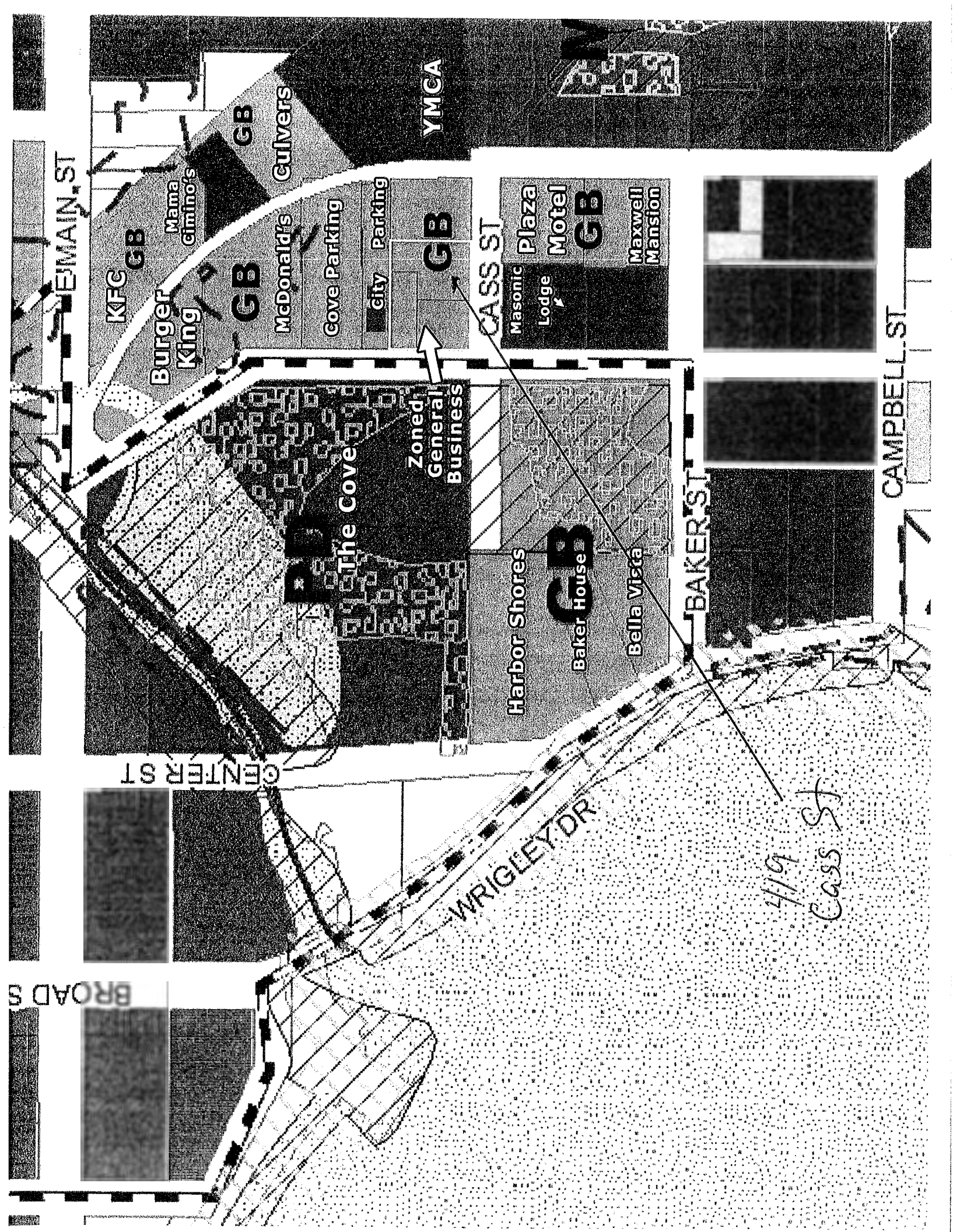
NOTE: THIS IS NOT A CERTIFIED COPY UNLESS SEALED.



CASS STREET

ZNB-2
007-1704

Parking for 4 cars at least.



MAIN ST

KFC GB

Burger King

Mama Gino's

GB

Culvers

McDonald's

Cove Parking

City Parking

GB

YMCA

CASS ST

Masonic Lodge

Plaza Motel

GB

Maxwell Mansion

The Cove

Zoned: General Business

Harbor Shores

GB Baker House

Bella Vista

BAKER ST

CAMPBELL ST

CENTER ST

WRIGLEY DR

419 Cass St

BROAD ST

- 14. Public Hearing and recommendation on a Planned Development Application, General Development Plan (GDP) & Precise Implementation Plan (PIP) filed by Shad Branen, 448 Milwaukee Avenue, Burlington, WI 53105 for a Commercial Indoor Entertainment Facility (Movie Theater) including exterior modifications at 244 Broad Street, Tax Key Nos. ZOP 00246, 00247, & 00248.**

DISCUSSION –Peter Jergens & Shad Branen, Applicants

Applicant gave an overview of the application details and there was a brief discussion with the Commission. The area type/use and sign lighting exceptions make sense to Planner Slavney. Marquee lighting and video screen posters are another exception that makes sense.

PUBLIC SPEAKER #1 – Darren Schaffer, Chamber of Commerce

Schaffer stated his full support of this recommendation.

MOTION #14

Hill/Fredricks moved to close the public hearing. The motion carried unanimously.

MOTION #15

Hartz/Gibbs moved to approve the recommendation on a Planned Development Application, General Development Plan (GDP) & Precise Implementation Plan (PIP) filed by Shad Branen, 448 Milwaukee Avenue, Burlington, WI 53105 for a Commercial Indoor Entertainment Facility (Movie Theater) including exterior modifications at 244 Broad Street, Tax Key Nos. ZOP 00246, 00247, & 00248 noting the exceptions that are being allowed because of the historic nature of the building – exterior single bulb lighting, projection sign, 6 monitors, marquee and 4 sconce lights mounted to the second floor, all staff recommendations and fact findings. The motion carried unanimously.

- 15. Public Hearing and recommendation on a Conditional Use Application filed by Peter Jurgens for Oakfire Restaurant, 831 Wrigley Drive, to operate an Outdoor Commercial Entertainment (Restaurant) in a Central Business (CB) Zoning District located at 831 Wrigley Drive, Tax Key No. ZOP 00340.**

DISCUSSION –Peter Jurgens, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #16

Gibbs/Hartz moved to close the public hearing. The motion carried unanimously.

MOTION #17

Hill/Gibbs moved to approve the recommendation on a Conditional Use Application filed by Peter Jurgens for Oakfire Restaurant, 831 Wrigley Drive, to operate an Outdoor Commercial Entertainment (Restaurant) in a Central Business (CB) Zoning District located at 831 Wrigley Drive, Tax Key No. ZOP 00340 including all staff recommendations and fact finding. The motion carried unanimously.

- 16. Public Hearing and recommendation on a General Development Plan (GDP) Application filed by Peter Jurgens for Oakfire Restaurant, 831 Wrigley Drive, Lake Geneva, WI 53147 for building Modifications to include a rear addition, and a new second floor with indoor and outdoor seating in the Central Business (CB) zoning district at 831 Wrigley Drive, Tax Key No. ZOP 00340.**

DISCUSSION –Peter Jurgens, Applicant & David Scotney, Owner

2. Specific to this site, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
3. The proposed conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
4. The proposed conditional use does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
6. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Agenda Item #14

Applicant:

Shad Branen

448 Milwaukee Avenue

Burlington, WI 53105

Request:

Planned Development, GDP & PIP to reopen the

Geneva Theater at 244 Broad Street, Tax Key No's.

ZOP00246 – 00248.

Description:

The applicant proposes to reopen the Geneva Theater, with exterior modifications, which requires a Planned Development Process.

Staff Recommendation:

Staff recommends approval of the Planned Development for this location with the provisions that the applicant receive approval for the interior modifications from the State of Wisconsin and that all permits are obtained from the city.

- A. If, after the public hearing, the Commission wishes to recommend approval, then the appropriate fact finding would be:
 1. In general, the proposed Planned Development (PIP & GDP) is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed Planned Development is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed Planned Development in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the

neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.

4. The proposed Planned Development maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
 5. The proposed Planned Development is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
 6. The potential public benefits of the proposed Planned Development outweigh all potential adverse impacts of the proposed Planned Development after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.
- B. If, after the public hearing, the Commission wishes to recommend denial, then the appropriate fact finding would be:
1. In general, the proposed Planned Development (PIP & GDP) is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed Planned Development is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed Planned Development in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
 4. The proposed Planned Development does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
 5. The proposed Planned Development is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
 6. The potential public benefits of the proposed Planned Development do not outweigh all potential adverse impacts of the proposed Planned Development after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

APPLICATION FOR PRECISE IMPLEMENTATION PLAN REVIEW (GDP) & (PIP)
City of Lake Geneva

Site Address/Parcel No. and full Legal Description required (attach separate sheet if necessary):

244 Broad Street
Lake Geneva WI 53147 ZDP 00246-248

Name and Address of Current Owner:

Win Properties
P.O. Box 731 Burlington WI 53105

Telephone No. of Current Owner including area code: 262-210-1362

Name and Address of Applicant:

Shad Brunen
448 Milwaukee Ave Burlington WI 5305

Telephone No. of Applicant including area code: 262-210-1362

Proposed Use:

Movie Theater with Four Screens

Zoning District in which land is located: PD

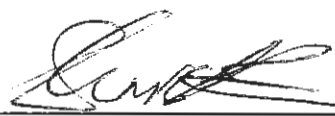
Names and Addresses of architect, professional engineer and contractor of project:

Patena Architecture 26015 Sunny Slope Rd. New Berlin WI
Geneva Bay Construction 262 Center St. Lake Geneva WI

Short statement describing activities to take place on site:

Movie Theater with Four Screens
Change of Signage which will Reduce
Area of Signs By Approx 50%

PIP fee ~~\$300.00~~, payable upon filing application.
2000



Signature of Applicant

Notice

NOTICE IS HEREBY GIVEN that a Public Hearing will be held before the City Plan Commission on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, on a General Development Plan (GDP) & Precise Implementation Plan (PIP) Application filed by Shad Branen, 448 Milwaukee Ave, Burlington, WI 53105, for alterations at an existing building to reconstruct the building facade and operate as a Commercial Indoor Entertainment facility (Four screen Theater), at the following location:

TAX KEY No. ZOP 00246-248 – 244 Broad Street

All interested in the above matter are invited to attend. The City Plan Commission will be in session on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, to consider any objections that may have been filed and to hear all persons desiring to be heard.

Dated this 3rd day of June 2016.

Mayor Al Kupsik
City Plan Commission
City of Lake Geneva, WI

A QUORUM OF ALDERMEN MAY BE IN ATTENDANCE

Please Publish as small Legal on June 9th and 16th.

GENEVA THEATER



All surfaces shown in this color is the oiled bronze aluminum.

* Oiled Bronze Aluminum

Dark Mahogany

Color Inspiration

Edison LED



CONDITIONAL USE RESOLUTION 16-R40

A resolution authorizing the issuance of a Conditional Use Permit to Oakfire Restaurant, 831 Wrigley Drive, Lake Geneva, WI 53147.

WHEREAS, the City Plan Commission has considered the application of Oakfire Restaurant,

WHEREAS, The City Plan Commission held a Public Hearing thereon pursuant to proper notice given on June 20, 2016.

NOW, THEREFORE, BE IT RESOLVED, that the Zoning Administrator be, and is hereby authorized, to issue a Conditional Use Permit for Oakfire Restaurant to operate a Commercial Outdoor Entertainment Facility in the Central Business (CB) zoning district located at 831 Wrigley Drive, Lake Geneva, WI 53147, Tax Parcel ZOP 00340 including the Findings of Fact, and Staff recommendations.

Granted by action of the Common Council of the City of Lake Geneva this 27st day of June, 2016.

Alan Kupsik, Mayor

ATTEST:

Sabrina Waswo, City Clerk

- 14. Public Hearing and recommendation on a Planned Development Application, General Development Plan (GDP) & Precise Implementation Plan (PIP) filed by Shad Branen, 448 Milwaukee Avenue, Burlington, WI 53105 for a Commercial Indoor Entertainment Facility (Movie Theater) including exterior modifications at 244 Broad Street, Tax Key Nos. ZOP 00246, 00247, & 00248.**

DISCUSSION –Peter Jergens & Shad Branen, Applicants

Applicant gave an overview of the application details and there was a brief discussion with the Commission. The area type/use and sign lighting exceptions make sense to Planner Slavney. Marquee lighting and video screen posters are another exception that makes sense.

PUBLIC SPEAKER #1 – Darren Schaffer, Chamber of Commerce

Schaffer stated his full support of this recommendation.

MOTION #14

Hill/Fredricks moved to close the public hearing. The motion carried unanimously.

MOTION #15

Hartz/Gibbs moved to approve the recommendation on a Planned Development Application, General Development Plan (GDP) & Precise Implementation Plan (PIP) filed by Shad Branen, 448 Milwaukee Avenue, Burlington, WI 53105 for a Commercial Indoor Entertainment Facility (Movie Theater) including exterior modifications at 244 Broad Street, Tax Key Nos. ZOP 00246, 00247, & 00248 noting the exceptions that are being allowed because of the historic nature of the building – exterior single bulb lighting, projection sign, 6 monitors, marquee and 4 sconce lights mounted to the second floor, all staff recommendations and fact findings. The motion carried unanimously.

- 15. Public Hearing and recommendation on a Conditional Use Application filed by Peter Jurgens for Oakfire Restaurant, 831 Wrigley Drive, to operate an Outdoor Commercial Entertainment (Restaurant) in a Central Business (CB) Zoning District located at 831 Wrigley Drive, Tax Key No. ZOP 00340.**

DISCUSSION –Peter Jurgens, applicant

Applicant gave an overview of the application details and there was a brief discussion with the Commission.

PUBLIC SPEAKER #1 – None

MOTION #16

Gibbs/Hartz moved to close the public hearing. The motion carried unanimously.

MOTION #17

Hill/Gibbs moved to approve the recommendation on a Conditional Use Application filed by Peter Jurgens for Oakfire Restaurant, 831 Wrigley Drive, to operate an Outdoor Commercial Entertainment (Restaurant) in a Central Business (CB) Zoning District located at 831 Wrigley Drive, Tax Key No. ZOP 00340 including all staff recommendations and fact finding. The motion carried unanimously.

- 16. Public Hearing and recommendation on a General Development Plan (GDP) Application filed by Peter Jurgens for Oakfire Restaurant, 831 Wrigley Drive, Lake Geneva, WI 53147 for building Modifications to include a rear addition, and a new second floor with indoor and outdoor seating in the Central Business (CB) zoning district at 831 Wrigley Drive, Tax Key No. ZOP 00340.**

DISCUSSION –Peter Jurgens, Applicant & David Scotney, Owner

Agenda Item #15

Applicant:

Oakfire Restaurant

831 Wrigley Drive

Lake Geneva, WI 53147

Request:

Conditional Use approval for Outdoor Commercial Entertainment at an existing business at 831 Wrigley Drive, Tax Key No. ZOP 00340.

Description: The applicant would like to add Outdoor Commercial Entertainment (Dining) at tables in front of the existing restaurant which requires a Conditional Use Permit.

Staff Recommendation: Staff has no objection to the request. They have relocated the existing handicap entrance ramp to the East side of the building bringing it into compliance with the ADA requirements and now have room for tables in front of the restaurant.

- A. If, after the public hearing, the Commission wishes to recommend approval, then the appropriate fact finding would be:
1. In general, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed conditional use is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed conditional use in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
 4. The proposed conditional use maintains the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
 5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
 6. The potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.
- B. If, after the public hearing, the Commission wishes to recommend denial, then the appropriate fact finding would be:
1. In general, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.

2. Specific to this site, the proposed conditional use is not in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
3. The proposed conditional use in its proposed location, and as depicted on the required site plan does result in a substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of this Chapter, the Comprehensive Plan or any other plan, program, map, or ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development.
4. The proposed conditional use does not maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property.
5. The proposed conditional use is located in an area that will be adequately served by, and will not impose an undue burden on any of improvements, facilities, utilities or services provided by public agencies serving the subject property.
6. The potential public benefits of the proposed conditional use do not outweigh all potential adverse impacts of the proposed conditional use after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts.

Agenda Item #16

Applicant:

Oakfire Restaurant

831 Wrigley Drive

Lake Geneva, WI 53147

Request:

General Development Plan (PIP) for a rear and second floor addition/remodel at 831 Wrigley Drive, Tay Key No. ZOP 00340.

Description:

The applicant proposes to build a new kitchen on the rear of the building and a new second story at this which requires a Planned Development Process.

Staff Recommendation:

Staff recommends approval of the General Development Plan (GDP) for this location with the provisions that the applicant comes back to the Plan Commission with a more detailed plan that addresses any of the Plan Commissions concerns.

- A. If, after the public hearing, the Commission wishes to recommend approval, then the appropriate fact finding would be:
 1. In general, the proposed Planned Development (GDP) is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 2. Specific to this site, the proposed Planned Development is in harmony with the purposes, goals, objectives, policies and standards of the City's Comprehensive Plan, Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City.
 3. The proposed Planned Development in its proposed location, and as depicted on the required site plan does not result in a substantial or undue adverse impact on nearby property, the character of the

APPLICATION FOR CONDITIONAL USE

City of Lake Geneva

SITE ADDRESS/PARCEL NO. AND FULL LEGAL DESCRIPTION REQUIRED (ATTACH SEPARATE SHEET IF NECESSARY):

831 Wrigley Drive
Lake Geneva WI ZOP 00340

NAME AND ADDRESS OF CURRENT OWNER:

Daniel Scotty
831 Wrigley Dr Lake Geneva WI

TELEPHONE NUMBER OF CURRENT OWNER: 312-451-1494

NAME AND ADDRESS OF APPLICANT:

Peter Juergens
262 Carter St. Lake Geneva WI

TELEPHONE NUMBER OF APPLICANT: 414-588-2909

PROPOSED CONDITIONAL USE:

Add 6 - 4 Top outdoor Tables
24 Seats

ZONING DISTRICT IN WHICH LAND IS LOCATED: _____

NAMES AND ADDRESSES OF ARCHITECT, PROFESSIONAL ENGINEER AND CONTRACTOR OF PROJECT:


None

SHORT STATEMENT DESCRIBING ACTIVITIES TO BE CARRIED ON AT SITE:

Add out-door Seating on private property
Six - Four Top Tables = 24 Seats

CONDITIONAL USE FEE PAYABLE UPON FILING APPLICATION: \$400.00 [\$100 FOR APPLICATIONS UNDER SEC. 98-407(3)]

5-24-16
DATE


SIGNATURE OF APPLICANT

Notice

NOTICE IS HEREBY GIVEN that a Public Hearing will be held before the City Plan Commission on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, on a Conditional Use Application filed by Peter Jurgens for Oakfire Restaurant, 831 Wrigley Drive, Lake Geneva, WI 53147, for Commercial Outdoor Dining, at an existing Restaurant, at the following location:

TAX KEY No. ZOP 00340 – 831 Wrigley Drive

All interested in the above matter are invited to attend. The City Plan Commission will be in session on Monday, June 20, 2016 at 6:30 P.M. at the City Hall, Council Chambers, 626 Geneva Street, Lake Geneva, Wisconsin, to consider any objections that may have been filed and to hear all persons desiring to be heard.

Dated this 3rd day of June 2016.

Mayor Al Kupsik
City Plan Commission
City of Lake Geneva, WI

A QUORUM OF ALDERMEN MAY BE IN ATTENDANCE

Please Publish as small Legal on June 9th and 16th.

**CITY OF LAKE GENEVA PROCEDURAL CHECKLIST FOR:
CONDITIONAL USE REVIEW AND APPROVAL (Requirements per Section 98-905)**

This form should be used by the Applicant as a guide to submitting a complete application for a conditional use and by the City to process said application. Parts II and III should be used by the Applicant to submit a complete application; Parts I - IV should be used by the City as a guide when processing said application.

I. RECORDATION OF ADMINISTRATIVE PROCEDURES

_____ **Pre-submittal staff meeting scheduled:**

Date of Meeting: _____ **Time of Meeting:** _____ **Date:** _____ **by:** _____

Follow-up pre-submittal staff meetings scheduled for:

_____ **Date of Meeting:** _____ **Time of Meeting:** _____ **Date:** _____ **by:** _____

_____ **Date of Meeting:** _____ **Time of Meeting:** _____ **Date:** _____ **by:** _____

_____ **Date of Meeting:** _____ **Time of Meeting:** _____ **Date:** _____ **by:** _____

_____ **Date of Meeting:** _____ **Time of Meeting:** _____ **Date:** _____ **by:** _____

_____ **Application form filed with Zoning Administrator:** **Date:** _____ **by:** _____

_____ **Application fee of \$ _____ received by Zoning Administrator:** **Date:** _____ **by:** _____

_____ **Reimbursement of professional consultant costs agreement executed:** **Date:** _____ **by:** _____

II. APPLICATION SUBMITTAL PACKET REQUIREMENTS

Prior to submitting the 25 final complete applications as certified by the Zoning Administrator, the Applicant shall submit 5 initial draft application packets for staff review, followed by one revised draft final application packet based upon staff review and comments.

Initial Packet (5 Copies to Zoning Administrator)

Date: _____ *by:* _____

↓ *Draft Final Packet (1 Copy to Zoning Administrator)*

Date: _____ *by:* _____

↓

_____ (a) **A map of the proposed conditional use:**

- _____ Showing all lands for which the conditional use is proposed;
- _____ Showing all other lands within 300 feet of the boundaries of the subject property;
- _____ Referenced to a list of the names and addresses of the owners of said lands as they appear on the current records of the Register of Deeds of Walworth County (as provided by the City of Lake Geneva);
- _____ Clearly indicating the current zoning of the subject property and its environs, and the jurisdiction(s) which maintains that control;
- _____ Map and all its parts are clearly reproducible with a photocopier;
- _____ Map size of 11" by 17" and map scale not less than one inch equals 800 ft;
- _____ All lot dimensions of the subject property provided;
- _____ Graphic scale and north arrow provided.

_____ (b) **A map, such as the Land Use Plan Map, of the generalized location of the subject property in relation to the City as a whole:**



- _____ (c) A written description of the proposed conditional use describing the type of activities, buildings, and structures proposed for the subject property and their general locations;
- _____ (d) A site plan (conforming to the requirements of Section 98-908(3)) of the subject property as proposed for development OR if the proposed conditional use is a group development (per Section 98-208) a proposed preliminary plat or conceptual plat may be substituted for the required site plan, provided said plat contains all information required on said site plan per Section 98-908.
- _____ (e) Written justification for the proposed conditional use:
 - _____ Indicating reasons why the Applicant believes the proposed conditional use is appropriate with the recommendations of the City of Lake Geneva Comprehensive Master Plan, particularly as evidenced by compliance with the standards set out in Section 98-905(4)(b)1.-6. (See below)

III. JUSTIFICATION OF THE PROPOSED CONDITIONAL USE

1. How is the proposed conditional use (the use in general, independent of its location) in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

Meets the intent of current Sidewalk Dining

2. How is the proposed conditional use, in its specific location, in harmony with the purposes, goals, objectives, policies and standards of the City of Lake Geneva Comprehensive Plan, the Zoning Ordinance, and any other plan, program, or ordinance adopted, or under consideration pursuant to official notice by the City?

The Added outdoor Seating Meets the City ordinance for outdoor Dining

3. Does the proposed conditional use, in its proposed location and as depicted on the required site plan (see Section 98-905(3)(d)), result in any substantial or undue adverse impact on nearby property, the character of the neighborhood, environmental factors, traffic factors, parking, public improvements, public property or rights-of-way, or other matters affecting the public health, safety, or general welfare, either as they now exist or as they may in the future be developed as a result of the implementation of the provisions of the Zoning Ordinance, the Comprehensive Plan, or any other plan, program, map ordinance adopted or under consideration pursuant to official notice by the City or other governmental agency having jurisdiction to guide development?

There are no adverse impact to the existing Sidewalk All Tables and chairs are on private property

4. How does the proposed conditional use maintain the desired consistency of land uses, land use intensities, and land use impacts as related to the environs of the subject property?

Meets the City's outdoor Dining Requirements

5. Is the proposed conditional use located in an area that will be adequately served by, and will not impose an undue burden on, any of the improvements, facilities, utilities or services provided by public agencies serving the subject property?

No change or Impact on The City

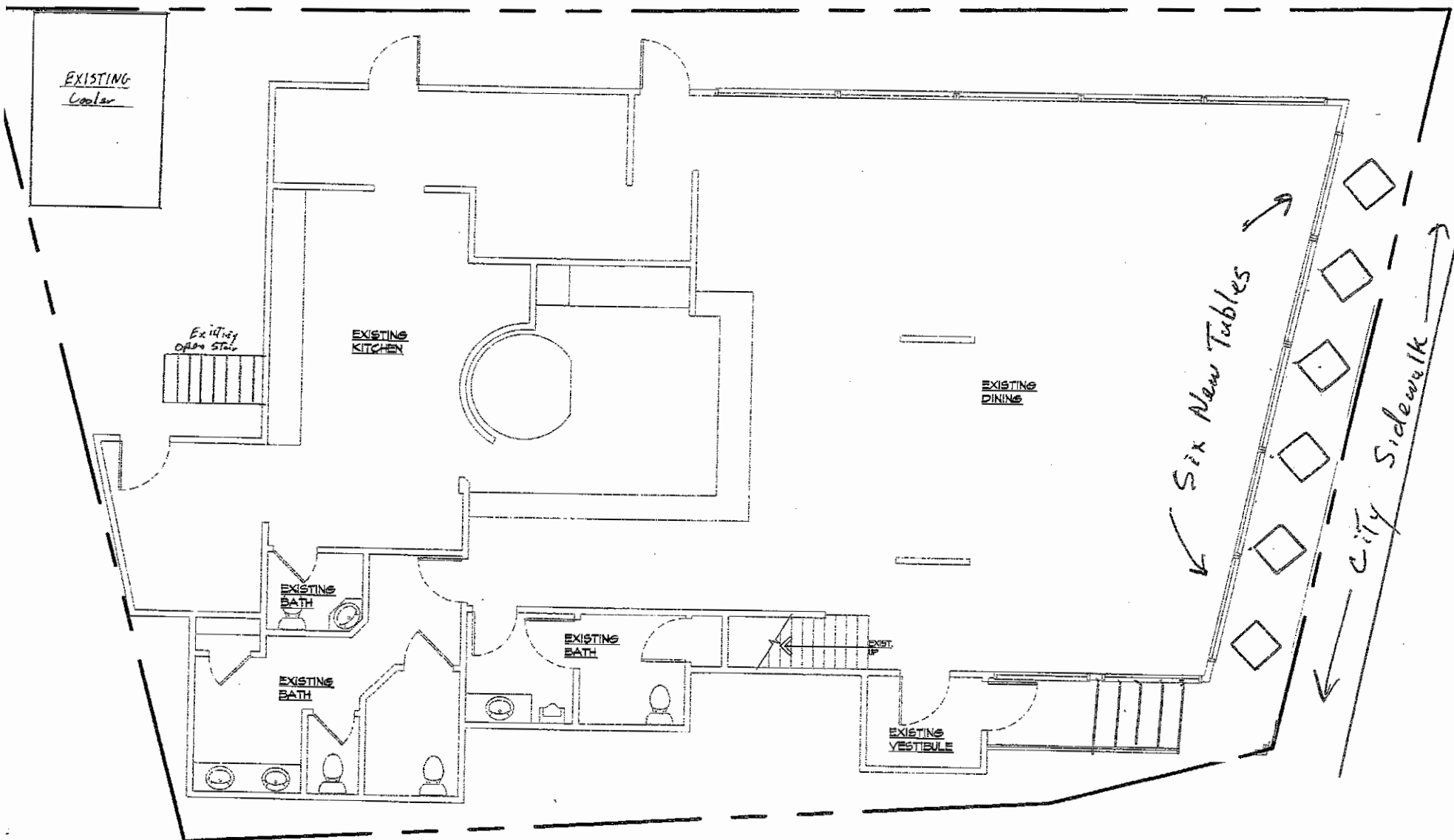
6. Do the potential public benefits of the proposed conditional use outweigh all potential adverse impacts of the proposed conditional use (as identified in Subsections 98-905(4)(b)1.-5.), after taking into consideration the Applicant's proposal and any requirements recommended by the Applicant to ameliorate such impacts?

No Impact

IV.FINAL APPLICATION PACKET INFORMATION

- ____ Receipt of 5 full scale copies in blue/line or black/line of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____
- ____ Receipt of 25 reduced (8.5" by 11" text and 11" x 17" graphics) copies of complete Final Application Packet by Zoning Administrator: Date: _____ by: _____
- ____ Certification of complete Final Application Packet and required copies to the Zoning Administrator by City Clerk: Date: _____ by: _____
- ____ Class 2 Legal Notice sent to official newspaper by City Clerk: Date: _____ by: _____
- ____ Class 2 Legal Notice published on _____ and _____ by: _____
- ____ Conditional Use recorded with the County Register of Deeds Office: Date: _____ by: _____

REVISIONS:



1 EXISTING FIRST FLOOR PLAN
 1/4" = 1'-0"

OAKFIRE RESTAURANT

631 WRIGLEY DRIVE



DATE: MAR.

PROJECT NUM

**City of Lake Geneva
Council Meeting
June 27, 2016**

**Prepaid Checks
6/15/16 - 6/24/16**

**Total:
\$23,563.74**

Checks over \$5,000:

Replinish Beach Bank-\$15,300

FROM 06/15/2016 TO 06/23/2016

VENDOR #	INVOICE #	ITEM DESCRIPTION	ACCOUNT NUMBER	INV. DATE	P.O. NUM	CHECK #	CHK DATE	CHECK AMT	INVOICE AMT/ ITEM AMT
BAKER	BAKER & TAYLOR								
	L3367102-5/16			05/31/16		62971	06/15/16	4,395.08	1,981.36
	01	2031970532-10 ITEMS	9900005410						124.61
	02	2032002243-13 ITEMS	9900005410						221.17
	03	2032010690-5 ITEMS	9900005410						62.09
	04	2032020886-71 ITEMS	9900005410						1,068.65
	05	2032045328-25 ITEMS	9900005410						504.84
	L3367512-5/16			05/31/16		62971	06/15/16	4,395.08	2,086.61
	01	2031976103-6 ITEMS	9900005411						56.98
	02	2031976104-2 ITEMS	9900005411						24.88
	03	2031976105-4 ITEMS	9900005411						32.69
	04	2031976106-80 ITEMS	9900005411						1,012.46
	05	2032002447-1 ITEM	9900005411						10.62
	06	2032002448-2 ITEMS	9900005411						22.36
	07	2032002449-1 ITEM	9900005411						13.98
	08	2032002450-3 ITEMS	9900005411						12.62
	09	2032002451-2 ITEMS	9900005411						34.34
	10	2032034685-1 ITEM	9900005411						3.89
	11	2032034686-3 ITEMS	9900005411						40.82
	12	2032034687-2 ITEMS	9900005411						20.68
	13	2032034688-4 ITEMS	9900005411						34.34
	14	2032034689-3 ITEMS	9900005411						48.67
	15	2032036182-60 ITEMS	9900005411						717.28
	L4013232-5/16			05/31/16		62971	06/15/16	4,395.08	327.11
	01	2031958226-2 ITEMS	9900005414						48.62
	02	2031958227-1 ITEM	9900005414						13.58
	03	2031997105-4 ITEMS	9900005414						92.83
	04	2032020869-2 ITEMS	9900005414						46.42
	05	2032020870-4 ITEMS	9900005414						101.08
	06	2031748955-1 ITEM	9900005414						24.58
							VENDOR TOTAL:		4,395.08
CITYLG	CITY OF LAKE GENEVA								
	BEACH BANK 6/23/16			06/23/16		62976	06/23/16	15,300.00	15,300.00
	01	REPLENISH BEACH BANK	4054101010						15,300.00
							VENDOR TOTAL:		15,300.00
HOME	HOME DEPOT CREDIT SERVICES								
	5297-5/16			05/20/16		62972	06/15/16	187.97	187.97
	01	CEILING FAN-DUNN CONCESSION	1152005950						39.97
	02	CHISEL, TOILET SEAT, TAPE, BUCKET	1116105350						137.02

FROM 06/15/2016 TO 06/23/2016

VENDOR #	INVOICE #	ITEM DESCRIPTION	ACCOUNT NUMBER	INV. DATE	P.O. NUM	CHECK #	CHK DATE	CHECK AMT	INVOICE AMT/ ITEM AMT
	5297-5/16			05/20/16		62972	06/15/16	187.97	187.97
	03	HAND SOAP	1151105240						10.98
								VENDOR TOTAL:	187.97
JAMES	JAMES IMAGING SYSTEMS INC								
	18506563			03/28/16		62977	06/23/16	1,035.97	321.93
	01	TOSH ES2540-APR	9900005532						321.93
	18668226			04/26/16		62977	06/23/16	1,035.97	359.92
	01	TOSH ES2540-MAY	9900005532						321.93
	02	TOSH ES2540-COLOR OVERAGE	9900005532						37.99
	18821662			05/27/16		62977	06/23/16	1,035.97	354.12
	01	TOSH ES2540-JUN	9900005532						321.93
	02	TOSH ES2540-LATE CHARGE	9900005532						32.19
								VENDOR TOTAL:	1,035.97
PETER	ANDREA PETERSON								
	REIMB-6/08/16			06/08/16		62973	06/15/16	99.00	99.00
	01	AMAZON PRIME MEMBERSHIP	9900005211						99.00
								VENDOR TOTAL:	99.00
T0001247	CHICAGO TITLE								
	FI PARK SIDEWALK			06/14/16		62974	06/15/16	234.00	234.00
	01	FI PARK SIDEWALK OVERAGE	1132105270						234.00
								VENDOR TOTAL:	234.00
VERIZON	VERIZON WIRELESS								
	9766021471			05/23/16		62975	06/15/16	229.39	229.39
	01	CELL CHGS-MAY	1122005221						229.39
	9766332327			06/01/16		62978	06/23/16	1,192.33	40.01
	01	AIR CARDS-MAY	1129005221						40.01
	9766332782			06/01/16		62978	06/23/16	1,192.33	461.25
	01	CELL CHGS-MAY	1121005221						461.25
	9766483425			06/03/16		62978	06/23/16	1,192.33	691.07
	01	AIR CARDS-MAY	1121005221						691.07
								VENDOR TOTAL:	1,421.72
WIDNR	WI DEPT OF NATURAL RESOURCES								
	265110230-2016			05/26/16		700032	06/21/16	165.00	165.00

FROM 06/15/2016 TO 06/23/2016

VENDOR #	INVOICE #	ITEM DESCRIPTION	ACCOUNT NUMBER	INV. DATE	P.O. NUM	CHECK #	CHK DATE	CHECK AMT	INVOICE AMT/ ITEM AMT
	265110230-2016			05/26/16		700032	06/21/16	165.00	165.00
	01	ANNUAL BURN PERMIT	1152005840						165.00
								VENDOR TOTAL:	165.00
WSFA	WI STATE FIREFIGHTER'S ASSOC								
	2016-2017			05/30/16		62979	06/23/16	725.00	725.00
	01	ANNUAL DUES-29	1122005320						725.00
								VENDOR TOTAL:	725.00
						TOTAL ---	ALL INVOICES:		23,563.74

**City of Lake Geneva
Council Meeting
June 27, 2016**

Accounts Payable

	<u>Fund #</u>	
1. General Fund	11	\$ 63,288.68
2. Debt Service	20	\$ -
3. TID #4	34	\$ -
4. Lakefront	40	\$ 6,880.41
5. Capital Projects	41	\$ 80.85
6. Parking	42	\$ 4,495.43
7. Cemetery	48	\$ 339.19
8. Equipment Replacement	50	\$ -
9. Library Fund	99	\$ 388.72
10. Impact Fees	45	\$ 3,555.00
11. Tax Agency Fund	89	\$ -
Total All Funds		<u><u>\$79,028.28</u></u>

**CITY OF LAKE GENEVA
ACCOUNTS PAYABLE UNPAID ITEMS OVER \$5,000**

COUNCIL MEETING DATE: 6/13/16

TOTAL UNPAID ACCOUNTS PAYABLE \$ 79,028.28

ITEMS > \$5,000

John's Disposal - June Refuse & Recycling Service	\$ 37,668.40
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -

Balance of Other Items \$ 41,359.88

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

AASEN	AASEN EMBROIDERY						
12072	06/14/16	01	T-SHIRTS, TANKS, HOODIES, HAT	4054105399		06/28/16	422.98
						INVOICE TOTAL:	422.98
						VENDOR TOTAL:	422.98
ADVAND	ADVANCED DISPOSAL SERVICES						
A40000007280	05/31/16	01	LANDFILL USE-6.79 TN	1136005296		06/28/16	379.31
						INVOICE TOTAL:	379.31
						VENDOR TOTAL:	379.31
AT&T81	AT&T						
RE062316	06/13/16	01	262 R42-8188 663 1 CITY HALL	1116105221		06/28/16	282.65
		02	262 R42-8188 663 1-POLICE	1121005221			282.65
		03	262 R42-8188 663 1-COURT	1112005221			31.41
		04	262 R42-8188 663 1-METER	4234505221			31.40
		06	262 248-2264 368 9-FIRE DEPT	1122005221			295.25
		07	262 248-4567 367 1-911 MODEM	1121005221			195.08
		08	262 248-4715 125 4-CITY HALL	1116105221			245.77
		10	262 248-4913 601 4-STR FAX/DSL	1132105221			170.97
		12	262 249-5299 313 5-6 LIB LINES	9900005221			128.64
		13	262 249-5299 313 5-1 STR LINE	1132105221			21.44
		14	262 249-5299 313 5-COURT FAX	1112005221			21.44
		15	262 249-5299 313 5-CH ALARM	1116105221			42.88
		16	262 249-5299 313 5-CEM 1 LINE	4800005221			21.45
		17	262 249-5299 313 5-LOWER RIV	4055205221			21.45
		18	262 249-5299 313 5-UPPER RIV	4055105221			42.88
		19	262 249-5299 313 5-FIRE 2 LINE	1122005221			42.88
		20	262 249-5299 313 5-POL 3 LINES	1121005221			64.32
		21	262 248-6837 457 9-POL 911 CON	1121005221			112.71
						INVOICE TOTAL:	2,055.27
						VENDOR TOTAL:	2,055.27
AT&TL	AT&T LONG DISTANCE						

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

AT&TL	AT&T LONG DISTANCE						
RE062316	06/04/16	01	LONG DIST-JUN	1100001391		06/28/16	13.92
		02	LONG DIST-JUN	4055105221			0.18
		03	LONG DIST-JUN	4800005221			0.70
		04	LONG DIST-JUN	1132105221			2.33
		05	LONG DIST-JUN	1122005221			11.97
		06	LONG DIST-JUN	9900005221			7.08
		07	LONG DIST-JUN	1121005221			152.76
		08	LONG DIST-JUN	1116105221			0.44
		09	LONG DIST-JUN	1112005221			0.10
						INVOICE TOTAL:	189.48
						VENDOR TOTAL:	189.48
AUROM	AURORA MEDICAL GROUP						
1184189	06/12/16	01	HEARING,DRUG TEST,PHYSICAL	1132105205		06/28/16	123.00
						INVOICE TOTAL:	123.00
						VENDOR TOTAL:	123.00
BAY	BAY LOCK SERVICE						
20921	06/08/16	01	PANIC BAR DOOR FIX	4055105360		06/28/16	120.00
						INVOICE TOTAL:	120.00
						VENDOR TOTAL:	120.00
BLOOMPD	TOWN OF BLOOMFIELD POLICE DEPT						
WARRANT-MOONEY	06/10/16	01	#P416032-1 MOONEY	1112002428		06/28/16	359.40
						INVOICE TOTAL:	359.40
						VENDOR TOTAL:	359.40
BUMPL	BUMPER TO BUMPER AUTO PARTS						
662-342681	06/13/16	01	FUEL LINE-JACOBSEN	1152005250		06/28/16	1.19
						INVOICE TOTAL:	1.19
						VENDOR TOTAL:	1.19

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
BURRIS BURRIS EQUIPMENT CO							
PI62720	05/02/16	01	DRIVESHAFT-JACOBSEN	1152005250		06/28/16	487.78
						INVOICE TOTAL:	487.78
PI63899	05/31/16	01	THROTTLE CABLE-JACOBSEN	1152005250		06/28/16	97.45
						INVOICE TOTAL:	97.45
						VENDOR TOTAL:	585.23
CDW CDW GOVERNMENT INC							
DGL4359	06/02/16	01	IMAGING KITS,DVDS	1116105310		06/28/16	251.31
						INVOICE TOTAL:	251.31
						VENDOR TOTAL:	251.31
CHASE CHASE CARD SERVICES							
8486-6/16	06/08/16	01	KIOSK TESTING	4054104673		06/28/16	17.06
		02	KIOSK TESTING	1100002421			0.94
		03	ICMA CONF REG	1114205332			655.00
		04	DMV-TITLE TRNSF CEM TRUCK	4800005351			80.85
		05	DMV-TITLE TRNSF AMBULANCE	4122008063			80.85
		06	LWM-ATTY INSTITUTE CONF REG	1113005332			280.00
		07	UWEX-ALCOHOL LIC TRNG	1114305332			20.00
		08	RUBBERSTAMPS-SIGNATURE STAMP	1115105310			44.25
		09	USPS-SPRNKLR PLNS-APPLETON	1122005312			9.28
		10	USPS-FA PLANS 351 PELLER	1122005312			8.30
		11	HOME DEPOT-MEASURING WHEEL	1122005399			31.97
		12	USPS-FA/SPRNKLR PLNS-PELLER RD	1122005312			28.59
		13	UWEX-PW MGMT CLASS	1132105332			150.00
		14	UWTS-SEMINAR PARKING	1132105330			10.00
		15	FRYS.COM-CCTV CONNECTORS	1132105340			14.93
		16	FOUNTAIN GUYS-MILL POND PUMP	1152005227			171.00
						INVOICE TOTAL:	1,603.02
						VENDOR TOTAL:	1,603.02
CINTAS CINTAS CORP							

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

CINTAS	CINTAS CORP						
5005309025	06/09/16	01	BANDAGES, GLOVES	1132105390		06/28/16	222.11
						INVOICE TOTAL:	222.11
5005309040	06/13/16	01	GLOVES	1132105390		06/28/16	59.20
						INVOICE TOTAL:	59.20
						VENDOR TOTAL:	281.31
COMPL	COMPLETE OFFICE OF WISCONSIN						
592145	06/13/16	01	BUDGET BOOK COVERS	1115105310		06/28/16	31.74
						INVOICE TOTAL:	31.74
						VENDOR TOTAL:	31.74
D&K	D&K SERVICES						
20160101	06/02/16	01	SEWER RODDING	4055105360		06/28/16	250.00
						INVOICE TOTAL:	250.00
2016108	06/11/16	01	SEWER&SINK RODDING-LIB PRK	1152005250		06/28/16	400.00
						INVOICE TOTAL:	400.00
						VENDOR TOTAL:	650.00
DES	DATA EQUIPMENT SERVICES						
572	06/15/16	01	MODEM SVC-JUN	4234505221		06/28/16	945.00
		02	MODEM SVC-JUN	4054105221			45.00
						INVOICE TOTAL:	990.00
						VENDOR TOTAL:	990.00
DSPS	STATE OF WISCONSIN						
408598	06/07/16	01	ELEV PERMITS	1124005217		06/28/16	100.00
						INVOICE TOTAL:	100.00
408725	06/07/16	01	ELEV PERMIT	4055205360		06/28/16	50.00
						INVOICE TOTAL:	50.00
						VENDOR TOTAL:	150.00

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

DUNN	DUNN LUMBER & TRUE VALUE						
647928	06/08/16	01	WIRE GUIDE CLIPS	4234505250		06/28/16	3.99
		02	DISCOUNT	1100004819			-0.20
						INVOICE TOTAL:	3.79
648210	06/09/16	01	TAPE	1152005352		06/28/16	13.48
		02	DISCOUNT	1100004819			-0.55
						INVOICE TOTAL:	12.93
648214	06/09/16	01	TORCH KITS	1132105340		06/28/16	54.98
		02	DISCOUNT	1100004819			-2.75
						INVOICE TOTAL:	52.23
648256	06/10/16	01	NUTS,BOLTS	1152005352		06/28/16	1.48
		02	DISCOUNT	1100004819			-0.07
						INVOICE TOTAL:	1.41
648282	06/10/16	01	FLOURESCENT BULBS	1152005350		06/28/16	29.98
		02	DISCOUNT	1100004819			-1.50
						INVOICE TOTAL:	28.48
648299	06/10/16	01	BROOMS	4054105352		06/28/16	27.98
		02	DISCOUNT	1100004819			-1.40
						INVOICE TOTAL:	26.58
648546	06/13/16	01	MOP HANDLE	4054105352		06/28/16	7.99
		02	DISCOUNT	1100004819			-0.40
						INVOICE TOTAL:	7.59
648670	06/14/16	01	RAIN GAUGE	1152005399		06/28/16	4.99
		02	DISCOUNT	1100004819			-0.25
						INVOICE TOTAL:	4.74
648672	06/14/16	01	EXHAUST CLAMPS,BOLTS	1152015340		06/28/16	4.76
		02	DISCOUNT	1100004819			-0.24
						INVOICE TOTAL:	4.52

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE # VENDOR #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
DUNN DUNN LUMBER & TRUE VALUE							
648824	06/14/16	01	NIPPLE, ELBOW-COMPRESSOR	1132105250		06/28/16	4.78
		02	DISCOUNT	1100004819			-0.24
						INVOICE TOTAL:	4.54
649066	06/16/16	01	PAINT-STREETS	1134105370		06/28/16	19.96
		02	DISCOUNT	1100004819			-1.00
						INVOICE TOTAL:	18.96
649101	06/16/16	01	WOOD LATH BUNDLE	1132135430		06/28/16	14.99
						INVOICE TOTAL:	14.99
649192	06/16/16	01	BLEACH, SOAP	4055105350		06/28/16	34.91
		02	DISCOUNT	1100004819			-0.35
						INVOICE TOTAL:	34.56
649368	06/18/16	01	WIRE CLIPS	4234505250		06/28/16	27.93
		02	DISCOUNT	1100004819			-1.40
						INVOICE TOTAL:	26.53
						VENDOR TOTAL:	241.85
DUO DUO SAFETY LADDER CORPORATION							
447222	12/23/14	01	RUNG REAMER TOOL RETURN	1122005351		03/16/16	-126.00
		02	REFUND CK RECD-TOOL RETURN	1122005351			126.00
						INVOICE TOTAL:	0.00
						VENDOR TOTAL:	0.00
EBC EMPLOYEE BENEFITS CORPORATION							
5704-IN	06/13/16	01	2% COBRA-JUN	1110205132		06/28/16	108.44
						INVOICE TOTAL:	108.44
						VENDOR TOTAL:	108.44
ELKDS ELKHORN DRIVESHAFT CO							

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

ELKDS	ELKHORN DRIVESHAFT CO						
915057	06/14/16	01	DRIVESHAFT FIX-RHINO	1152005250		06/28/16	280.00
						INVOICE TOTAL:	280.00
						VENDOR TOTAL:	280.00
ITU	ITU ABSORB TECH INC						
6605685	06/24/16	01	MOPS,MATS,FRAGRANCE	4055105360		06/28/16	66.05
						INVOICE TOTAL:	66.05
6605686	06/17/16	01	MATS	1116105360		06/28/16	75.18
						INVOICE TOTAL:	75.18
						VENDOR TOTAL:	141.23
JERRY	JERRY WILLKOMM INC						
363765	06/02/16	01	MOTOR OIL-55 GALS	1132105341		06/28/16	413.05
						INVOICE TOTAL:	413.05
						VENDOR TOTAL:	413.05
JOHNS	JOHNS DISPOSAL SERVICE INC						
74877	06/08/16	01	JUN SVC	1136005294		06/28/16	26,734.40
		02	JUN SVC	1136005297			10,934.00
						INVOICE TOTAL:	37,668.40
						VENDOR TOTAL:	37,668.40
JTHOM	JTHOMAS PARTS						
SI02593437	06/07/16	01	WEED TRIMMER LINE	4800005340		06/28/16	105.93
						INVOICE TOTAL:	105.93
						VENDOR TOTAL:	105.93
KENOSC	KENOSHA CIRCUIT COURT						
WARRANT-BAKER	06/10/16	01	CASE#15176257-BAKER	1112002428		06/28/16	500.00
						INVOICE TOTAL:	500.00

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
KENOSC KENOSHA CIRCUIT COURT							
WARRANT-ZAVALA	06/10/16	01	#05TR3435-ZAVALA	1112002428		06/28/16	784.00
						INVOICE TOTAL:	784.00
						VENDOR TOTAL:	1,284.00
LAKESI LAKESIDE INTERNATIONAL LLC							
2116620P	06/20/16	01	VAC-ALL THERMOSTAT	1132105250		06/28/16	127.56
						INVOICE TOTAL:	127.56
						VENDOR TOTAL:	127.56
LANGE LANGE ENTERPRISES INC							
58106	06/09/16	01	SIGNS-"NO DOGS"/"NO PARKING"	1152005340		06/28/16	343.20
		02	SIGNS-X WALKS-DOWNTOWN	1134105375			708.52
						INVOICE TOTAL:	1,051.72
						VENDOR TOTAL:	1,051.72
LASERE LASER ELECTRIC SUPPLY							
1445172-00	06/09/16	01	BALLASTS	1116105350		06/28/16	79.35
		02	DISCOUNT	1100004819			-1.59
						INVOICE TOTAL:	77.76
						VENDOR TOTAL:	77.76
LEAGUE LEAGUE OF WI MUNICIPALITIES							
76242	05/25/16	01	PFC MANUALS,MUNI HANDBKS	1114105399		06/28/16	135.00
						INVOICE TOTAL:	135.00
						VENDOR TOTAL:	135.00
LGUTI LAKE GENEVA UTILITY							
236 HIGHLAND WAY	06/22/16	01	236 HIGHLAND WAY	4500002452		06/28/16	1,690.00
		02	236 HIGLAND WAY	4500002453			1,865.00
						INVOICE TOTAL:	3,555.00
						VENDOR TOTAL:	3,555.00

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

MILLEN	MILLENNIUM						
16-45834-1	06/09/16	01	JUNCTION BOX COVER-LIB PK	1152005352		06/28/16	157.85
						INVOICE TOTAL:	157.85
						VENDOR TOTAL:	157.85
NEOPO	NEOPOST USA INC						
14890806	06/10/16	01	METER SEALING KIT	1116105532		06/28/16	55.00
						INVOICE TOTAL:	55.00
						VENDOR TOTAL:	55.00
NISH	JOHN NISH						
REIMB 06/08/16	06/17/16	01	VETS MEMORIAL-MULCH	1152005352		06/28/16	42.20
		02	VETS MEMORIAL-FLOWERS	1152005352			20.03
		03	VETS MEMORIAL-LED LAMPS	1152005352			53.85
		04	VETS MEMORIAL-GFCI OUTLET	1152005350			18.50
		05	VETS MEMORIAL-COVER	1152005350			8.25
		06	VETS MEMORIAL-PHOTO CONTROL	1152005350			12.95
						INVOICE TOTAL:	155.78
						VENDOR TOTAL:	155.78
NYQUI	JEFF MISKIE						
1126	04/15/16	01	IT SUPPORT-1ST QTR	1122005450		06/28/16	737.50
						INVOICE TOTAL:	737.50
						VENDOR TOTAL:	737.50
OTIS	OTIS ELEVATOR COMPANY						
CMM19223001	06/03/16	01	SERVICE-STUCK ELEVATOR	4055205360		06/28/16	1,477.50
						INVOICE TOTAL:	1,477.50
						VENDOR TOTAL:	1,477.50
PATS	PATS SERVICES INC						

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

PATS PATS SERVICES INC							
A-127056	06/09/16	01	PORT A POTTY SVC-JUN	4800005360		06/28/16	80.00
						INVOICE TOTAL:	80.00
						VENDOR TOTAL:	80.00
PFI PFI FASHIONS INC							
228921	06/09/16	01	SHIRTS	4234505138		06/28/16	443.36
						INVOICE TOTAL:	443.36
228962	06/09/16	01	CAPS	4234505138		06/28/16	128.96
						INVOICE TOTAL:	128.96
						VENDOR TOTAL:	572.32
PIRAN PIRANHA PAPER SHREDDING LLC							
12491061316	06/13/16	01	SHREDDING SVC-JUN	1116105360		06/28/16	15.00
						INVOICE TOTAL:	15.00
						VENDOR TOTAL:	15.00
PROFE PROFESSIONAL INTERPRETING ENT							
60771	05/27/16	01	SIGN LANGUAGE INTERP	1132105399		06/28/16	848.75
						INVOICE TOTAL:	848.75
						VENDOR TOTAL:	848.75
PROVEN PROVEN POWER INC BURLINGTON							
01-189780	06/09/16	01	CASTER ASSEMBLY-JOHN DEERE	1152005250		06/28/16	398.96
						INVOICE TOTAL:	398.96
						VENDOR TOTAL:	398.96
QUILL QUILL CORPORATION							
6253554	05/31/16	01	STENOBOOKS,CALC TAPE,POST-ITS	1116105310		06/28/16	56.95
						INVOICE TOTAL:	56.95

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

QUILL	QUILL CORPORATION						
6626560	06/14/16	01	INK	4234505310		06/28/16	79.79
		02	PAPER	1116105310			150.15
						INVOICE TOTAL:	229.94
						VENDOR TOTAL:	286.89
ROTE	ROTE OIL COMPANY						
1616201212	06/10/16	01	403.6 GALS CLEAR DIESEL	1132105341		06/28/16	851.19
						INVOICE TOTAL:	851.19
1616201213	06/10/16	01	568.3 GALS DYED DIESEL	1132105341		06/28/16	1,022.38
						INVOICE TOTAL:	1,022.38
						VENDOR TOTAL:	1,873.57
STAFF	STAFFORD ROSENBAUM LLP						
1180468	04/28/16	01	PD PERSONNEL ISSUE	1113105214		06/28/16	444.72
						INVOICE TOTAL:	444.72
1181472	05/20/16	01	PD PERSONNEL ISSUE	1113105214		06/28/16	2,247.20
						INVOICE TOTAL:	2,247.20
						VENDOR TOTAL:	2,691.92
STAPL	STAPLES BUSINESS ADVANTAGE						
3304090607	05/28/16	01	PENS	1124005310		06/28/16	30.44
		02	FILE JACKETS-HR	1115105310			26.46
						INVOICE TOTAL:	56.90
						VENDOR TOTAL:	56.90
SUPPLY	THE SUPPLY CORPORATION						
64356-IN	06/01/16	01	HAND SOAP	1152005350		06/28/16	263.40
						INVOICE TOTAL:	263.40

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
SUPPLY THE SUPPLY CORPORATION							
64407-IN	06/10/16	01	HAND SOAP	1152005350		06/28/16	175.60
						INVOICE TOTAL:	175.60
						VENDOR TOTAL:	439.00
T0001248 ANNE BIEDA							
REFUND	06/12/16	01	BIEDA-SEC DEP 6/11/16	4055102353		06/28/16	1,000.00
		02	BIEDA-SETUP, SEC GRD 6/11/16	4055104674			-242.00
						INVOICE TOTAL:	758.00
						VENDOR TOTAL:	758.00
T0001249 CHELSEA CALLAHAN							
REFUND	06/14/16	01	CALLAHAN-SEC DEP 8/12/17	4055102353		06/28/16	1,000.00
		02	CALLAHAN-CANCEL 8/12/17	4055104674			-100.00
						INVOICE TOTAL:	900.00
						VENDOR TOTAL:	900.00
T0001250 JILL DUCHNIAK							
REFUND	06/13/16	01	DUCHNIAK-SEC DEP 6/8/16	4055102353		06/28/16	1,000.00
		02	DUCHNIAK-SETUP, SEC GRD	4055104674			-82.88
		03	DUCHNIAK-LEASE 6/8/16	4055104674			-400.00
						INVOICE TOTAL:	517.12
						VENDOR TOTAL:	517.12
T0001251 MICHELLE ZASADA							
REFUND	06/11/16	01	ZASADA-SEC DEP 6/10/16	4055102353		06/28/16	1,000.00
		02	ZASADA-SETUP, SEC GRD 6/10/16	4055104674			-318.50
						INVOICE TOTAL:	681.50
						VENDOR TOTAL:	681.50
T0001252 WASHBURN COUNTY SHERIFF							

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE # VENDOR #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT
T0001252 WASHBURN COUNTY SHERIFF							
WARRANT-BUTTON	06/10/16	01	#14TJ9 WARRANT-BUTTON	1112002428		06/28/16	1,450.00
						INVOICE TOTAL:	1,450.00
						VENDOR TOTAL:	1,450.00
T0001253 REGINA KREPELAN							
REFUND	06/20/16	01	KREPELAN-SEC DEP 6/18/16	1100002353		06/28/16	50.00
						INVOICE TOTAL:	50.00
						VENDOR TOTAL:	50.00
T0001255 BEN MURPHY							
REFUND	06/20/16	01	MURPHY-SEC DEP 6/17/16	4055102353		06/28/16	1,000.00
		02	MURPHY-SETUP,SEC GRD 6/17/16	4055104674			-384.50
						INVOICE TOTAL:	615.50
						VENDOR TOTAL:	615.50
T0001256 BLAKE ROWE							
REFUND	06/20/16	01	ROWE-SEC DEP 6/18/16	4055102353		06/28/16	1,000.00
		02	ROWE-SETUP,SEC GRD 6/18/16	4055104674			-354.00
						INVOICE TOTAL:	646.00
						VENDOR TOTAL:	646.00
T0001259 MARK P BOEHLAND							
REFUND	06/17/16	01	BOEHLAND-REF BOND B344951-5	1112004510		06/28/16	63.00
						INVOICE TOTAL:	63.00
						VENDOR TOTAL:	63.00
T0001260 EDDIE MASHRAKI							
REFUND	06/22/16	01	#CN80F3SSGL-MASHRAKI	1112004510		06/28/16	100.80
						INVOICE TOTAL:	100.80
						VENDOR TOTAL:	100.80

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

T2SYS	T2 SYSTEMS CANADA INC						
243881	06/01/16	01	IRIS FEES-JUL	4234505450		06/28/16	2,835.00
		02	IRIS FEES-JUL	4054105340			105.00
						INVOICE TOTAL:	2,940.00
						VENDOR TOTAL:	2,940.00
TIME	TIME WARNER CABLE						
10404710897601-6/16	06/12/16	01	INTERNET SVC-JUN	1121005221		06/28/16	217.49
						INVOICE TOTAL:	217.49
						VENDOR TOTAL:	217.49
TRUGR	TRUGREEN PROCESSING CTR						
47602903	05/31/16	01	FERTILIZER SVC	1152005362		06/28/16	790.20
						INVOICE TOTAL:	790.20
						VENDOR TOTAL:	790.20
VANDE	VANDEWALLE & ASSOCIATES INC						
201605024	05/20/16	01	PLANNING-MAY	1100001391		06/28/16	1,400.76
		02	PLANNING-MAY	1169305212			135.00
						INVOICE TOTAL:	1,535.76
						VENDOR TOTAL:	1,535.76
VON	VON BRIESEN & ROPER SC						
10563	06/15/16	01	PD PERSONNEL ISSUE	1113105214		06/28/16	115.00
						INVOICE TOTAL:	115.00
10563A	06/15/16	01	PD PERSONNEL ISSUE	1113105214		06/28/16	1,421.92
						INVOICE TOTAL:	1,421.92
						VENDOR TOTAL:	1,536.92
WALCOP	WALWORTH COUNTY PUBLIC WORKS						

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

WALCOP	WALWORTH COUNTY PUBLIC WORKS						
509	06/03/16	01	STRIPING LABOR	1134105370		06/28/16	792.77
						INVOICE TOTAL:	792.77
						VENDOR TOTAL:	792.77
WALCOS	WALWORTH COUNTY SHERIFF						
5/16	06/06/16	01	PRISONER CONFINES-MAY	1112005290		06/28/16	15.00
						INVOICE TOTAL:	15.00
						VENDOR TOTAL:	15.00
WEENE	WE ENERGIES						
RE062316	06/07/16	01	7891-194-618 MAY GAS BILL	1116105224		06/28/16	460.09
		03	7837-744-963 MAY GAS BILL	1122005224			191.87
		04	0480-524-472 MAY GAS BILL	4055105224			73.31
		06	0847-573-906 MAY GAS BILL-ST#2	1122005224			22.42
		07	5288-664-956 MAY GAS BILL	1151105224			159.15
		08	8052-439-940 MAY GAS BILL-1055	1132105224			11.87
		09	8017-524-022 MAY GAS BILL-1065	1132105224			28.05
		10	6602-046-262 MAY GAS BILL-1070	1132105224			10.89
		11	7283-171-261 MAY GAS BILL	1152015224			17.19
		12	1885-876-489 MAY GAS BILL	4800005224			50.26
		13	5604-510-433 MAY GAS BILL	9900005222			70.00
		14	5604-510-433 MAY GAS BILL	9900005222			183.00
						INVOICE TOTAL:	1,278.10
						VENDOR TOTAL:	1,278.10
WMCA	WI MUNICIPAL CLERKS ASOC						
CONF-WMCA00001467	06/16/16	01	WMCA ANNUAL CONF REG	1114305332		06/28/16	160.00
						INVOICE TOTAL:	160.00
						VENDOR TOTAL:	160.00
YARDD	YARD DOGGS LLC						

INVOICES DUE ON/BEFORE 06/28/2016

INVOICE #	INVOICE DATE	ITEM #	DESCRIPTION	ACCOUNT #	P.O. #	DUE DATE	ITEM AMT

YARDD	YARD DOGGS LLC						
1606	05/30/16	01	MOWING-MAY, JUNE	1132105344		06/28/16	375.00
						INVOICE TOTAL:	375.00
1606-1	06/22/16	01	MOWING-JUN	1132105344		06/28/16	375.00
						INVOICE TOTAL:	375.00
						VENDOR TOTAL:	750.00
						TOTAL ALL INVOICES:	79,028.28

CITY OF LAKE GENEVA COMMITTEE VOLUNTEER APPLICATION



Thank you for your interest in serving on one of the City's Boards, Committees or Commissions. Information about the scope and duties of the various bodies is available on the City website.

Please complete the following form and return it to City Hall. When there is a vacancy or expiring term, your application will be considered. Applications are to be submitted by March 1st in order to ensure consideration for a May 1st appointment. Applications are kept on file for a period of two years. If you have any questions about the role or functions of a particular Board, Commission or Committee, please contact the City Clerk's Office at (262) 249-4092.

BOARDS, COMMITTEES, COMMISSIONS

Please indicate the Boards, Committees or Commissions you are interested in serving on (no more than three). Please list first, second and third choice.

<input type="checkbox"/> Parking Commission	<input type="checkbox"/> City Plan Commission
<input type="checkbox"/> Historic Preservation	<input type="checkbox"/> Library Board
<input type="checkbox"/> Police & Fire Commission	<input type="checkbox"/> Tree Board
<input type="checkbox"/> Zoning Board of Appeals	<input type="checkbox"/> Communications Committee
<input checked="" type="checkbox"/> Cemetery Commission	<input type="checkbox"/> Board of Park Commissioners
<input type="checkbox"/> Utility Commission	<input type="checkbox"/> Avian Committee

APPLICANT INFORMATION

Applicant Name: Maureen Allenstein

Home Address: 512 Madison St.

City, State, Zip: Lake Geneva, WI. 53147

Phone: _____ Daytime Phone: same

Occupation: retired teacher How long a City resident? 44 yrs

Why do you want to serve on this/these Board(s), Committee(s), Commission(s):

I was asked ... and I am interested and willing.

Are you familiar with duties and responsibilities of the Committee? No

Have you observed any meetings of this Committee(s)? No

Please list any elective or appointive public positions or offices you hold:

None

Describe briefly your education and any work experience or other activity which in your opinion would be beneficial in carrying out the responsibilities of this office:

Masters in Education - taught in L.G. schools for 30 yrs

If appointed to this office, are there any other activities in which you are now engaged which would interfere with your regular attendance upon the duties required: If so, to what extent?

No

Signature: Maureen Allenstein Date: 6/3/16

Please return completed applications to:

Lake Geneva City Hall
626 Geneva Street
Lake Geneva, Wisconsin 53147

For Office Use Only

Date Filed: 6/6/2016
Date copy provided to Mayor: 6/6/2016
Appointed to: _____
Date appointed: _____