



# City of Manitowoc

900 Quay Street  
Manitowoc, WI 54220  
www.manitowoc.org

## Meeting Minutes

### Committee of the Whole

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Monday, March 21, 2016

5:15 PM

City Hall Council Chambers

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#### 1. Call to Order

#### 2. Roll Call

Aldersperson McMeans arrived at 5:22 pm

**Present:** 11 - McMeans, Howe, Brandel, Able, Hennessey, Sladky, Brey, Sitkiewitz, Soeldner, Schema and Nickels

Also present were: City Attorney Kathleen McDaniel, Community Development Director Nic Sparacio, Finance Director Steve Corbeille and Deputy Clerk Deborah Neuser.

#### 3. Public Comment

Notice is hereby given that the above governmental body may adjourn into a closed session during the meeting as authorized by Section 19.85(1)(g) of the Wisconsin Statutes, which authorizes the governmental body to convene in closed session for the purpose of conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved.

The specific subject matter that may be considered in closed session is: Proposed global settlement offer and cooperative condemnation with EJ Spirtas Manitowoc LLC regarding properties at 1512 Washington Street.

Chairman Sitkiewitz read the Notice to go into Closed Session at 5:46 p.m. Moved by Brey, second by Brandel, to convene in closed session. The motion carried on roll call vote by the following vote: Aye: 11 - Schema, Brandel, Soeldner, Brey, Hennessey, Howe, Sladky, McMeans, Able, Sitkiewitz and Nickels. Nays: none.

#### 4. CLOSED SESSION

City Attorney Kathleen McDaniel, Community Development Director Nic Sparacio and Deputy Clerk Deborah Neuser remained in attendance for the closed session.

[15-1301](#) Proposed global settlement offer and cooperative condemnation with EJ Spirtas Manitowoc LLC regarding properties at 1512 Washington Street.

Committee of the Whole deliberated in closed session. (Redacted - - Closed Session).

Moved by Able, second by Hennessey, to reconvene in Open Session in 5:55 p.m. Upon roll call, motion carried by the following vote: Aye: 11 - Schema, Brandel, Soeldner, Brey, Hennessey, Howe, Sladky, McMeans, Able, Sitkiewitz and Nickels. Nays: none.

#### 5. OPEN SESSION

## 6. Discussion and Action Items

### [15-1301](#)

Proposed global settlement offer and cooperative condemnation with EJ Spirtas Manitowoc LLC regarding properties at 1512 Washington Street.

**Moved by Able, seconded by Brey, to authorize the City Attorney to finalize negotiations and draft an agreement with EJ Spirtas Manitowoc LLC for the Mirro property. The motion carried by the following vote:**

**Aye:** 11 - McMeans, Howe, Brandel, Able, Hennessey, Sladky, Brey, Sitkiewitz, Soeldner, Schema and Nickels

### [16-209](#)

Ordinance to create Section 3.150 of the Manitowoc Municipal Code establishing a room tax commission.

**Attachments:** [16-209.pdf](#)

**Moved by Brandel, seconded by Nickels, that this Ordinance be amended: Paragraph 2) Composition to have 2 members of the Common Council with 1 being the Parks and Rec Committee Chair, the CDD, and 1 person from the lodging industry, and 1 other tourism related entity. The motion failed by the following vote:**

**Aye:** 4 - Brandel, Hennessey, Schema and Nickels

**Nay:** 7 - McMeans, Howe, Able, Sladky, Brey, Sitkiewitz and Soeldner

**Moved by Nickels, seconded by Brandel, that this Ordinance be amended: Paragraph 2) Composition to include the Mayor as a member of the Commission (with full voting rights) and to change five members to six members. The motion carried by the following vote:**

**Aye:** 6 - McMeans, Howe, Brandel, Sladky, Sitkiewitz and Nickels

**Nay:** 5 - Able, Hennessey, Brey, Soeldner and Schema

**Moved by Able, seconded by Sladky, that this Ordinance be amended: Paragraph 2) Composition to allow for an alternate as approved by the Common Council. The motion carried by the following vote:**

**Aye:** 11 - McMeans, Howe, Brandel, Able, Hennessey, Sladky, Brey, Sitkiewitz, Soeldner, Schema and Nickels

**Moved by Sladky, seconded by Nickels, that this Ordinance be amended: Paragraph 4) Powers and Duties to add the words "and shall have the authority to disperse all room tax dollars received by the City as permissible under state law." The motion carried by the following vote:**

**Aye:** 9 - McMeans, Howe, Brandel, Hennessey, Sladky, Brey, Sitkiewitz, Schema and Nickels

**Nay:** 2 - Able and Soeldner

**Moved by Brey, seconded by Sladky, that this Ordinance be adopted as amended with regard to composition and 100% room tax dollars, and referred to Council. The motion carried by the following vote:**

**Aye:** 11 - McMeans, Howe, Brandel, Able, Hennessey, Sladky, Brey, Sitkiewitz, Soeldner, Schema and Nickels

## **7. Adjournment**

Meeting adjourned at 6:00 p.m.