



# City of Manitowoc

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

## Meeting Minutes

### Committee of the Whole

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Monday, October 15, 2018

5:30 PM

Council Chambers/1st Floor Hearing Room - East

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#### 1. Call to Order

#### 2. Roll Call

**Present:** 11 - McMeans, Howe, Sitkiewitz, Nickels, Kummer, Czekala, Novak, Lotz, Gabriel, Williams and Brey

[18-1077](#) Shared Council Vision for City of Manitowoc

**Moved by Williams, seconded by Novak, to request that the Council President organize special meetings to rank the top three priorities for City Council to work on and to meet with Department Heads to work toward said priorities. The motion failed by the following vote:**

**Aye:** 3 - Novak, Gabriel and Williams

**Nay:** 7 - McMeans, Howe, Sitkiewitz, Kummer, Czekala, Lotz and Brey

**Abstain:** 1 - Nickels

Committee discussed similarities with this request and the way that the process currently flows.

Council President McMeans read the notice to convene in closed session: 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:

18-1078 Discussion on Newton Gravel Pit

18-1091 Review of offer from Riverview Diversified LLC for Riverview Apartments

#### 3. Closed Session

**Moved by Nickels, seconded by Howe, to convene in closed session. The motion carried by the following roll call vote:**

**Aye:** 11 - McMeans, Howe, Sitkiewitz, Nickels, Kummer, Czekala, Novak, Lotz, Gabriel, Williams and Brey

[18-1078](#) Discussion on Newton Gravel Pit

**Attachments:** [COW - Council Recommendations 10-15-18 Final](#)

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

[18-1091](#) Review of offer from Riverview Diversified LLC for Riverview Apartments

**Attachments:** [Commercial Offer to Purchase-Riverview Dr.-Executed](#)  
[Restoration Remodeling and-or New Construction Agreement](#)  
[jen russ - nov](#)  
[jen russ - dec](#)  
[jen russ - jan](#)  
[jen russ - feb](#)  
[jen russ - march](#)  
[jen russ - april](#)  
[314-316 E Riverview Dr Bid](#)  
[Riverview Diversified Plan](#)

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

#### 4. Reconvene in Open Session

**Moved by Brey, seconded by Novak, to reconvene in open session. The motion carried by the following roll call vote:**

**Aye:** 11 - McMeans, Howe, Sitkiewitz, Nickels, Kummer, Czekala, Novak, Lotz, Gabriel, Williams and Brey

#### 5. Public Comment

Council President McMeans declared the meeting open for public input. In accordance with policy, the public input portion of the meeting is not made a part of the official record.

#### 6. Discussion and Action Items

[18-1078](#) Discussion on Newton Gravel Pit

**Attachments:** [COW - Council Recommendations 10-15-18 Final](#)

**Moved by Nickels, seconded by Brey, to approve the City Attorney and Department of Infrastructure's recommendations, and to add MPU and the two towns involved into the discussion for the long-term plan. The motion carried by the following vote:**

**Aye:** 11 - McMeans, Howe, Sitkiewitz, Nickels, Kummer, Czekala, Novak, Lotz, Gabriel, Williams and Brey

[18-1091](#) Review of offer from Riverview Diversified LLC for Riverview Apartments

- Attachments:** [Commercial Offer to Purchase-Riverview Dr.-Executed](#)  
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[Riverview Diversified Plan](#)

**Moved by Kummer, seconded by Sitkiewitz, to reject the offer and refer to Council. The motion carried by the following vote:**

**Aye:** 11 - McMeans, Howe, Sitkiewitz, Nickels, Kummer, Czekala, Novak, Lotz, Gabriel, Williams and Brey

## 7. Adjournment

**Moved by Sitkiewitz, seconded by Williams, that this meeting be adjourned at 6:45 p.m. The motion carried by the following vote:**

**Aye:** 11 - McMeans, Howe, Sitkiewitz, Nickels, Kummer, Czekala, Novak, Lotz, Gabriel, Williams and Brey