

**Finance Committee of the City of Stoughton**  
**Tuesday, October 10, 2023**

The meeting was a hybrid meeting located in the City Council chambers of the Public Safety Building at 321 S. Fourth St as well as concurrently held via Zoom.

**Committee members present:** Brett Schumacher (Chair), Lisa Reeves (Vice Chair), Leonard "Ozzie" Doom, Ben Heili (remote), Greg Jenson, Tim Swadley (Mayor, ex-officio) and David Thomas

**Members absent:** None

**Guests present:** Gary Becker (Becker Professional Services), Keith Dahl (Ehlers & Associates, remote), Matt Dregne (Stafford Rosenbaum), Dave Ehlinger, Rob Fisher (Emmi Roth, remote), Thane Hutchinson (Baker Tilly/Emmi Roth, remote), Josh Ripp, Rodney Scheel and Charles Vervoot

1. **Call to order** – Schumacher called the meeting to order at 6:02 p.m.
2. **Roll call and verification of quorum** – All members were present.
3. **Certification and compliance with open meetings law** – Schumacher indicated the meeting was properly noticed.
4. **Public comment** - None
5. **Communications** - None
6. **Approval of minutes – None** – There were no minutes to approve.
7. **Reports** - None
8. **O-xx-2023 Repeal Section 2-166 of the Stoughton Code of Ordinances related to City Attorney appointment** – Ehlinger indicated the ordinance and current practice are not in sync and recommended repeal of the ordinance. Dregne indicated that he and Manthe talked regarding this topic and recommended the Common Council appoint the City Attorney on a scheduled calendar interval to be determined. General discussion on the topic occurred and Ehlinger was directed to include on the next Common Council meeting a discussion/action item prior to the ordinance repeal. Motion by Jenson/Reeves to recommend the ordinance as drafted to the Common Council. The motion passed 7-0.
9. **R-xxx-2023 Acceptance of Report on Federal and State Awards dated December 31, 2022** – Ehlinger explained the purpose of the Single Audit and went through the three findings included in the audit report. No questions were raised. Motion by Reeves/Jenson to recommend approval to the Common Council as drafted. The motion passed 7-0.
10. **R-xxx-2023 Payment for Municipal Services Agreement – Housing Authority of the City of Stoughton** – Ehlinger recapped that (a) the agreement was being put in writing to ensure that the City of Stoughton continues to receive Payment in Lieu Of Tax payments after the property sale, (b) the agreement was drafted by Dregne, (c) the funding formula was suggested by Ehlinger and (d) that attorneys from all parties had reviewed the agreement. Motion by Doom/Reeves to recommend approval to the Common Council as drafted. The motion passed 7-0.
11. **R-xxx-2023 Acceptance of WI Dept of Natural Resources Forest Fire Protection Grant** – Ripp recapped the purchases allowed with the grant. Thomas asked about the previous useful life of the equipment being replaced. Motion by Thomas/Doom to recommend approval to the Common Council as drafted. The motion passed 7-0.
12. **\*\* Discussion and possible action regarding Tax Incremental Financing request from Emmi Roth\*\*** - Fisher spoke briefly on the Tax Incremental Financing request by Emmi Roth for solar panels. The committee elected to wait to go into closed session until after agenda items #13

and #14 were discussed in open session first.

- 13. \*\* Discussion and possible action regarding Tax Incremental Financing request – proposed downtown Tax Incremental District \*\*** - Becker recapped his memo regarding the proposed downtown Tax Incremental District (TID) and his request for guidance. General discussion on the topic occurred. Motion by Jenson/Thomas to recommend to the Common Council going forward with a Rehabilitation/Conservation TID with the preliminary TID boundaries included in the memo. The motion passed 7-0.
- 14. \*\* Discussion and possible action regarding Business Park North rail spur ownership \*\*** - Becker gave an overview of the history of the rail spur and the rationale for the possible transfer of owner to the City of Stoughton. General conversation on the topic occurred. Motion by Reeves/Zoom to recommend approval of the resolution to the Common Council as drafted. The motion passed 7-0.


Motion by Jenson/Reeves to enter into closed session as per Wis. Stat. 19.85(1)(e). The vote was unanimous. Conversation on the topic occurred with Becker, Dahl, Dregne, Ehlinger and Scheel present. Motion by Reeves/Jenson to adjourn from closed session at 7:05 p.m. The motion passed unanimously.

**15. Future agenda items**

- a. **October 24, 2023**
  - i. **September financial reports**
  - ii. **Investment portfolio review**
- b. **Date to be determined – Other items**
  - i. **R-xxx-2023 Debt Issue 2023B – Promissory note issue**
  - ii. **DPW site remediation bid specs (time sensitive item)**
  - iii. **R-xxx-2023 Establish city policy for facility rental charges to Stoughton Utilities and Emergency Medical Services**
  - iv. **Yahara Riverfront Development developer and property sale agreements**
  - v. **Municipal Court receivables / debt collection policy**
- c. **Date to be determined – Creation and/or modification of city policies**
  - i. **Future treatment of costs eligible for special assessments and related interest rate**
  - ii. **Updates to fund balance policy, including policy specific to K-9 Fund**
  - iii. **Potential revisions of Capital Improvement Plan and Debt Management policy**
  - iv. **Update policy regarding city asset disposal**

**16. Adjourn**

Respectfully submitted,



David P. Ehlinger, CPA  
Director of Finance/Comptroller  
City of Stoughton