

The Facebook page for the Economic Development Commission (<https://www.facebook.com/forwardfranklin/>) will be live streaming the Common Council meeting so that the public will be able to watch and listen to the meeting.

CITY OF FRANKLIN  
COMMON COUNCIL MEETING  
FRANKLIN CITY HALL – COMMON COUNCIL CHAMBERS  
9229 WEST LOOMIS ROAD, FRANKLIN, WISCONSIN  
AGENDA\*  
TUESDAY, MAY 19, 2020 AT 6:30 P.M.

- A. Call to Order and Roll Call.
- B.
  - 1. Citizen Comment Period.
  - 2. Mayoral Announcements – Franklin Emergency Operation Command Staff.
- C. Approval of Minutes - Regular Common Council Meeting of May 5, 2020.
- D. Hearings.
- E. Organizational Business:  
The following Mayoral appointments have been submitted for Council confirmation:
  - 1. Donald Nierode, 9203 S. 44th St., Ald. Dist. 4 – Architectural Board (3 year term expiring 4/30/23).
  - 2. David Cieszynski, 11411 W. Woods Rd., Ald. Dist. 6 – Architectural Board (3 year term expiring 4/30/23).
  - 3. Annemarie Vitas-Oklobdzija, 8631 W. Forest Hill Ave., Ald. Dist. 1 – Library Board (3 year term expiring 6/30/23).
  - 4. Joseph Musolf, 12127 W. Jefferson Terrace, Ald. Dist. 6 – Parks Commission (3 year term expiring 4/30/23).
  - 5. Kevin Haley, 8945 S. 116th St., Ald. Dist. 6 – Plan Commission (3 year term expiring 4/30/23).
  - 6. Adam Burckhardt, 7541 S. 72nd St., Ald. Dist. 5 – Plan Commission (1 year term expiring 4/30/21).
  - 7. Jonathan L. Webster, 4039 W. Cypress Ln., Ald. Dist. 3 – Board of Public Works (3 year term expiring 4/30/23).
  - 8. Kelamar Svoboda, 4928 W. Tumblecreek Dr., Ald. Dist. 3 – Board of Review (3 year term expiring 4/30/23).
  - 9. Scott Meade, 9420 S. 41st St., Ald. Dist. 4 – Technology Commission (3 year term expiring 4/30/23).
  - 10. Rajiv Surana, 3754 W. Cypress Ln., Ald. Dist. 3 – Technology Commission (3 year term expiring 4/30/23).
  - 11. Steve Rekowski, 7565 S. Mission Dr., Ald. Dist. 2 – Board of Zoning and Building Appeals (3 year term expiring 4/30/23).

12. James Cieslak, 7568 S. 74<sup>th</sup> St., Ald. Dist. 5 – Environmental Commission (3 year term expiring 4/30/23).

The following Aldermanic appointments have been submitted for Council confirmation:

13. Alderman Nelson appointment of Doug Milinovich, 9572 W. Prairie Grass Way, Ald. Dist. 6 – Board of Review (3 year term expiring 4/30/23).
14. Alderwoman Wilhelm appointment of Dallas Schurg, 7716 S. 51<sup>st</sup> St., Ald. Dist. 3 – Quarry Monitoring Committee (3 year term expiring 5/31/23).
15. Alderwoman Wilhelm appointment of James Luckey, 4925 W. Rawson Ave., Ald. Dist. 3 – Board of Review (3 year term expiring 4/30/23).

F. Letters and Petitions.

G. Reports and Recommendations:

1. Confirmation of the Appointment of Heath Robert Eddy as Planning Manager.
2. Presentation of the 2019 Annual Comprehensive Financial Report for the City of Franklin.
3. Purchase of Mobile Data Computers for the Police Department.
4. An Ordinance to Amend the Unified Development Ordinance (Zoning Map) to Rezone Lot 84 of the Approved Final Plat for “Ryan Meadows” Subdivision from M-1 Limited Industrial District to M-2 General Industrial District (Generally Located on the East Side of Monarch Drive, South of Chicory Street, Area Commonly Known as Area G) (Approximately 24.0541 Acres) (Mills Hotel Wyoming, LLC, Applicant).
5. A Resolution Conditionally Approving a 2 Lot Certified Survey Map, Being All of Lot 84 in Ryan Meadows, Located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 and the Northeast 1/4 of the Southwest 1/4 and the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North, Range 21 East, City of Franklin, Milwaukee County, Wisconsin (Mills Hotel Wyoming, LLC, Applicant) (Generally on the East Side of Monarch Drive, South of Chicory Street, Area Commonly Known as Area G).
6. Standards, Findings and Decision of the City of Franklin Common Council Upon the Application of Mills Hotel Wyoming, LLC, Applicant, for a Special Exception to Certain Natural Resource Provisions of the City of Franklin Unified Development Ordinance.
7. Concept Review for a Single-Family Residential Subdivision With 17 Lots (9720 S 112th Street) (Kaerek Homes, Inc., Applicant).
8. Report on Expenditures Related to the COVID-19 Public Health Emergency Thru May 13, 2020.
9. Authorize Southeast Construction LLC to Construct Concrete Walk and Patio at Pleasant View Park Pavilion (4901 W. Evergreen Street) for \$12,600.
10. An Ordinance to Amend Ordinance 2019-2398, an Ordinance Adopting the 2020 Annual Budgets for the General Fund to Provide \$9,000 of Carryforward Appropriations for Building Maintenance at the Police Administration Building.
11. Authorization to Execute ProofPoint Business Package Services Agreement as Provided Through Heartland Business Systems (HBS) for Spam Filtering and Malware Prevention for All Incoming/Outgoing Email.

12. Update on Granting Selective Waiver of Interest and Penalties Associated with Late Payment of the May 31, 2020 Tax Levy Installment to Those Franklin Property Tax Payers Adversely Impacted by the Public Health Emergency and Setting a Final Due Date for the 2019 Tax Levy of October 1, 2020.
13. Authorize Service Agreement with Associated Financial Group, LLC in a 2020 Consulting Relationship for Employee and Retiree Health Insurance Benefits Plan Design and Procuring Insurance Services.
14. Potential property acquisitions for the development of West Elm Road widening and public utilities public improvements for the Tax Incremental District No. 4 Franklin Corporate Park: 10627 South 27th Street, Tax Key Nos. 951-9996-002 (potential acquisition of approximately 5,969 square feet) and 951-9999-001 (potential acquisition of approximately 5,234 square feet); 3001 West Elm Road, Tax Key No. 978-9996-006 (potential acquisition of approximately 15,977 square feet); and 10613 South 27th Street, Tax Key No. 951-9996-009 (potential acquisition of approximately 24,008 square feet). The Common Council may enter closed session pursuant to Wis. Stat. § 19.85(1)(e), for market competition and bargaining reasons, to deliberate and consider terms relating to potential property acquisitions for the development of West Elm Road widening and public utilities public improvements for the Tax Incremental District No. 4 Franklin Corporate Park: 10627 South 27th Street, Tax Key Nos. 951-9996-002 (potential acquisition of approximately 5,969 square feet) and 951-9999-001 (potential acquisition of approximately 5,234 square feet); 3001 West Elm Road, Tax Key No. 978-9996-006 (potential acquisition of approximately 15,977 square feet); and 10613 South 27th Street, Tax Key No. 951-9996-009 (potential acquisition of approximately 24,008 square feet); and the investing of public funds and governmental actions in relation thereto and to effect such acquisitions, and to reenter open session at the same place thereafter to act on such matters discussed therein as it deems appropriate.

H. Licenses and Permits.

1. Miscellaneous Licenses from License Committee Meeting of May 19, 2020.
- \*\*2.** Applications from The Rock Sports Complex, 7005 S. Ballpark Dr., Thomas Johns, Agent:
  - (a) Extraordinary Entertainment & Special Event for a Drive-In Theater, to begin 5/22/2020. Monday through Friday at 6:00 p.m. and 8:45 p.m.; Saturdays at 5:00 p.m., 7:45 p.m., and 10:30 p.m.; Sundays at 3:00 p.m., 6:00 p.m., and 8:45 p.m.
  - (b) Class B Combination Premise Description Change to Include Milwaukee Milkmen North Parking Lot.
  - (c) New 2019-2020 Drive-In Theater License, Milky Way Drive-In.
  - (d) Renewal 2020-2021 Drive-In Theater License, Milky Way Drive-In.

I. Bills.

Request for Approval of Vouchers and Payroll.

I. Adjournment.

## Common Council Meeting Agenda

May 19, 2020

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\*Supporting documentation and details of these agenda items are available in the Common Council Meeting Packet on the City of Franklin website [www.franklinwi.gov](http://www.franklinwi.gov)

[Note Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services For additional information, contact the City Clerk's office at (414) 425-7500 ]

### REMINDERS:

May 21	Plan Commission Meeting	7:00 p.m.
May 25	Memorial Day	City Hall Closed
June 2	Common Council Meeting	6:30 p.m.
June 4	Plan Commission Meeting	7:00 p.m.
June 16	Common Council Meeting	6:30 p.m.
June 18	Plan Commission Meeting	7:00 pm.



CITY OF FRANKLIN  
COMMON COUNCIL MEETING  
MAY 5, 2020  
MINUTES

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| ROLL CALL  | A.    | The regular meeting of the Common Council was held on May 5, 2020 and called to order at 6:30 p.m. by Mayor Steve Olson in the Franklin City Hall Council Chambers, 9229 W. Loomis Road, Franklin, Wisconsin. On roll call, the following were in attendance: Alderman Mark Dandrea, Alderman Dan Mayer, Alderwoman Kristen Wilhelm (by telephone), Alderwoman Shari Hanneman, Alderman Mike Barber (by telephone), and Alderman John R. Nelson. Also present were City Engineer Glen Morrow, City Attorney Jesse A. Wesolowski and City Clerk Sandra Wesolowski.  |
| CITIZEN COMMENT                                  | B.1.  | Citizen comment period was opened at 6:32 p.m. and closed at 6:34 p.m.   |
| MAYORAL<br>ANNOUNCEMENT                          | B.2.  | An update was provided by Health Services Director Courtney Day relating to the Coronavirus Disease (COVID-19).  |
| MINUTES<br>APRIL 21, 2020                        | C.    | Alderman Dandrea moved to approve the minutes of the regular Common Council meeting of April 21, 2020 as presented at this meeting. Seconded by Alderman Barber. All voted Aye; motion carried.  |
| CLOSED SESSION<br>DIRECTOR OF ADMIN.<br>POSITION | G.23. | Alderman Nelson moved to enter closed session pursuant to Wis. Stat. §19.85(1)(c) and (f), to consider employment, promotion, compensation or performance evaluation data of a public employee over which the Common Council has jurisdiction or exercises responsibility and to consider financial, social or personal histories of specific persons which, if discussed in public, would be likely to have a substantial adverse effect upon the reputation of any person referred to in such histories and may re-enter open session at the same place thereafter to act on such matters discussed therein as it deems appropriate. Seconded by Alderwoman Hanneman. Alderman Nelson withdrew his motion. |
| DIRECTOR OF ADMIN.<br>APPOINTMENT                | G.24. | Alderman Barber moved to confirm the appointment of Margaret (Peggy) A. Steeno as Director of Administration for the City of Franklin. Seconded by Alderwoman Hanneman. All voted Aye; motion carried. Unanimous vote.   |
| MAYORAL<br>APPOINTMENT<br>WEED COMMISSIONER      | E.1.  | Alderwoman Wilhelm moved to confirm the following Mayoral Appointments: Gene Ninnemann as Weed Commissioner with a weed cutting fee of \$90 per hour for the calendar year 2020.   |

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| MAYORAL<br>APPOINTMENT<br>PARKS COMMISSION                        | E.2. | David Bartels, 8489 S. Golden Lake Court, Ald. Dist. 1, to Parks Commission for 3-year term expiring 4/30/2023. Seconded by Alderman Mayer. On roll call, all voted Aye; motion carried.  |
| RES. 2020-7618<br>BALLPARK COMMONS<br>CHALLENGE TOWER             | G.1. | Alderman Barber moved to adopt Resolution No. 2020-7618, A RESOLUTION IMPOSING CONDITIONS AND RESTRICTIONS FOR THE APPROVAL OF A SPECIAL USE FOR THE INSTALLATION OF A CHALLENGE TOWER/AERIAL ROPE COURSE UPON PROPERTY LOCATED AT 7011 SOUTH BALLPARK DRIVE, WITHIN PLANNED DEVELOPMENT DISTRICT NO. 37 (THE ROCK SPORTS COMPLEX/BALLPARK COMMONS) (MICHAEL R. SCHMITZ, OWNER OF ROCK SNOW PARK, LLC, APPLICANT). Seconded by Alderman Dandrea. Alderman Mayer vacated his seat at 6:55 p.m. and returned at 7:02 p.m. On the vote to adopt Resolution No. 2020-7618, all voted Aye. Motion carried. |
| LAW ENF. FACILITY<br>WATER HEATER<br>REPLACEMENT                  | G.2. | Aldерwoman Wilhelm moved to approve the purchase and installation of two water heaters at the Franklin Law Enforcement Center at a cost not to exceed \$19,000. Seconded by Alderman Barber. All voted Aye; motion carried.   |
| LAW ENF. FACILITY<br>RETAINING WALL                               | G.3. | Aldерwoman Wilhelm moved to authorize Perry Brumm LLC to construct a retaining wall behind the Law Enforcement Facility at 9455 West Loomis Road for \$15,900. Seconded by Alderman Mayer. All voted Aye; motion carried.   |
| RES. 2020-7619<br>TID 6 PROJECT<br>PLAN AND BOUNDARY<br>AMENDMENT | G.4. | Alderman Nelson moved to deny a Resolution Approving an Amendment to the Project Plan and Boundaries of Tax Incremental District No. 6, City of Franklin, Wisconsin. Seconded by Aldерwoman Wilhelm. On roll call, Alderman Mayer, Aldерwoman Wilhelm, and Alderman Nelson voted Aye; Alderman Dandrea, Aldерwoman Hanneman, and Alderman Barber voted No. Motion failed due to the lack of a majority vote.  |
- Alderman Dandrea then moved to adopt Resolution No. 2020-7619, A RESOLUTION APPROVING AN AMENDMENT TO THE PROJECT PLAN AND BOUNDARIES OF TAX INCREMENTAL DISTRICT NO. 6, CITY OF FRANKLIN, WISCONSIN. Seconded by Alderman Barber. On roll call, Alderman Barber, Aldерwoman Hanneman, Aldерwoman Wilhelm, and Alderman Dandrea voted Aye; Alderman Nelson and Alderman Mayer voted No. Motion carried.

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| RES. 2020-7620<br>PROJECT PLAN AND<br>ESTABLISH TID 8<br>BOUNDARIES                | G.5. | Alderwoman Hanneman moved to adopt Resolution No. 2020-7620, A RESOLUTION APPROVING THE PROJECT PLAN AND ESTABLISHING BOUNDARIES FOR AND THE CREATION OF TAX INCREMENTAL DISTRICT NO. 8, CITY OF FRANKLIN, WISCONSIN. Seconded by Alderman Barber. On roll call, all voted Aye. Motion carried.   |
| RES. 2020-<br>WAIVE INTEREST AND<br>PENALTIES FOR LATE<br>PROPERTY TAX<br>PAYMENTS | G.6. | Alderman Mayer moved to table to May 19, 2020 Common Council meeting for further discussion, a Resolution granting selective waiver of interest and penalties associated with late payment of May 31, 2020 tax levy installment to those Franklin property tax payers adversely impacted by the public health emergency, and setting a final due date for the 2019 tax levy of October 1, 2020. Seconded by Alderwoman Hanneman. All voted Aye; motion carried. |
| RES. 2020-7621<br>SPECIAL USE<br>ARBY'S<br>7621 W. RAWSON AVE.                     | G.7. | Alderman Mayer moved to adopt Resolution No. 2020-7621, A RESOLUTION IMPOSING CONDITIONS AND RESTRICTIONS FOR THE APPROVAL OF A SPECIAL USE TO OPERATE AN ARBY'S RESTAURANT WITH A DRIVE THROUGH OUT OF AN EXISTING 3,288 SQUARE FOOT RESTAURANT BUILDING LOCATED AT 7621 WEST RAWSON AVENUE (STACY CARISCH, CARISCH, INC., APPLICANT). Seconded by Alderwoman Wilhelm. All voted Aye; motion carried.  |
| ORD. 2020-2431<br>AMEND UDO<br>PAVILION DEV. CO.                                   | G.8. | Alderman Nelson moved to adopt Ordinance No. 2020-2431, AN ORDINANCE TO AMEND UNIFIED DEVELOPMENT ORDINANCE TABLE 15-3.0603, STANDARD INDUSTRIAL CLASSIFICATION TITLE NO. 7539 "AUTOMOTIVE REPAIR SHOPS, NOT ELSEWHERE CLASSIFIED", TO ALLOW FOR SUCH USE AS A SPECIAL USE IN THE M-1 LIMITED INDUSTRIAL DISTRICT. (MIKE GRACE, PAVILION DEVELOPMENT COMPANY, APPLICANT). Seconded by Alderman Dandrea. All voted Aye; motion carried.                          |
| RES. 2020-7622<br>SPECIAL USE<br>PAVILION DEV. CO.                                 | G.9. | Alderman Nelson moved to adopt Resolution No. 2020-7622, A RESOLUTION IMPOSING CONDITIONS AND RESTRICTIONS FOR THE APPROVAL OF A SPECIAL USE TO OPERATE AN AUTOMOTIVE MINOR REPAIR (PRIMARY USE) AND TIRE RETAIL SALES AND INSTALLATION (ACCESSORY USE) BUSINESS UPON PROPERTY LOCATED AT 10800 WEST SPEEDWAY DRIVE (PAVILION DEVELOPMENT COMPANY, APPLICANT), as amended. Seconded by Alderman Dandrea. All voted Aye; motion carried.                         |

ORD. 2020-2432  
AMEND UDO  
CROSS ACCESS FOR  
PEDESTRIAN AND  
VEHICULAR  
CIRCULATION  
TKN: 794-9999-009

G.10. Alderman Mayer moved to adopt Ordinance No. 2020-2432, AN ORDINANCE TO AMEND UNIFIED DEVELOPMENT ORDINANCE §15-3.0307 CC CITY CIVIC CENTER DISTRICT, SUBSECTION A.9., TO EXEMPT THE PROPERTY IN THE NORTHEASTERN CORNER OF THE DISTRICT, SUCH PROPERTY BEARING TAX KEY NO. 794-9999-009 FROM THE REQUIREMENTS FOR CROSS ACCESS FOR BOTH PEDESTRIAN AND VEHICULAR CIRCULATION WITH THE ADJACENT PARCEL(S) TO THE EAST OF THE SUBJECT PROPERTY. (STEVE PAGNOTTA, BRADFORD FRANKLIN LLC, APPLICANT). Seconded by Alderman Dandrea. All voted Aye; motion carried.

RES. 2020-7623  
WAIVE AND RELEASE  
FLOATING ACCESS  
EASEMENT  
9651 W. DREXEL AVE.

G.11. Alderman Mayer moved to adopt Resolution No. 2020-7623, A RESOLUTION AUTHORIZING THE WAIVER AND RELEASE IN PART OF THE FLOATING ACCESS EASEMENT UPON LAND WITHIN THE SHOPPES AT WYNDHAM VILLAGE, PREVIOUSLY APPROVED BY RESOLUTION NO. 2007-6339, SOLELY FOR THE PROPERTY LOCATED AT 9651 WEST DREXEL AVENUE (STEVE PAGNOTTA, BRADFORD FRANKLIN LLC, APPLICANT, FRANKLIN-WYNDHAM, LLC, PROPERTY OWNER). Seconded by Alderman Dandrea. All voted Aye; motion carried.

RES. 2020-7624  
LANDSCAPE  
EASEMENT  
9651 W. DREXEL AVE.

G.12. Alderman Mayer moved to adopt Resolution No. 2020-7624, A RESOLUTION AUTHORIZING CERTAIN OFFICIALS TO ACCEPT A LANDSCAPE BUFFERYARD EASEMENT FOR AND AS PART OF THE REVIEW AND APPROVAL OF A SITE PLAN FOR A DAYCARE FACILITY (9651 WEST DREXEL AVENUE) (STEVE PAGNOTTA, APPLICANT), subject to review and approval by the Department of City Development and technical corrections by the City Attorney. Seconded by Alderman Barber. All voted Aye; motion carried.

RES. 2020-7625  
APPROVE 2 LOT AND 2  
OUTLOT CSM  
3617 W. ELM RD.

G.13. Alderwoman Hanneman moved to adopt Resolution No. 2020-7625, A RESOLUTION CONDITIONALLY APPROVING A 2 LOT AND 2 OUTLOT CSM, BEING LOT 3 OF CSM NO. \_\_\_, BEING A PART OF THE NORTHEAST 1/4 AND NORTHWEST 1/4 OF THE SOUTHWEST 1/4 SECTION 36, TOWNSHIP 5 NORTH, RANGE 21 EAST, IN THE CITY OF FRANKLIN, MILWAUKEE COUNTY, WISCONSIN (JHB PROPERTIES, LLC, OWNER) (3617 WEST ELM ROAD). Seconded by Alderman Dandrea. All voted Aye; motion carried.

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| APPROVAL TO ALLOW<br>CONSTRUCTION AND<br>TEMPORARY<br>OCCUPANCY<br>S. 76TH ST./W. FAITH<br>DR. | G.14. | Alderman Mayer moved to approve a request from Creative Homes to change prior approval that would allow construction and temporary occupancy for a model home from Lot 3 to Lot 7, after rough-grade certification of stormwater pond, of Faithway Reserve (South 76th Street and West Faith Drive) and change the approval to Alesci Homes, and/or assignees, contingent upon successful cleanup of the erosion sediment control on the south property. Seconded by Alderwoman Hanneman. All voted Aye; motion carried. |
| RES. 2020-7626<br>VANDEWALLE<br>& ASSOC. PARKLAND<br>ACQUISITION SVCS.                         | G.15. | Alderwoman Hanneman moved to adopt Resolution No. 2020-7626, A RESOLUTION TO AUTHORIZE VANDEWALLE & ASSOCIATES, INC. TO PROVIDE SUPPORT FOR PARKLAND ACQUISITION SERVICES FOR A NOT-TO-EXCEED FEE OF \$25,000. Seconded by Alderman Barber. All voted Aye; motion carried.   |
| ORD. 2020-2433<br>AMEND BUDGETS  | G.16. | Alderwoman Hanneman moved to adopt Ordinance No. 2020-2433, AN ORDINANCE ADOPTING THE 2020 ANNUAL BUDGETS FOR THE GENERAL FUND, CAPITAL OUTLAY FUND, EQUIPMENT REPLACEMENT FUND, STREET IMPROVEMENT FUND, CAPITAL IMPROVEMENT FUND AND DEVELOPMENT FUND TO REFLECT A LANDFILL SITING REVENUE SHORTFALL OF \$1,085,000 AND A \$943,000 MMSD GRANT RESOURCE TO THE CAPITAL IMPROVEMENT FUND. Seconded by Alderman Dandrea. On roll call, all voted Aye; motion carried.  |
| BS&A SOFTWARE<br>PURCHASE  | G.17. | Alderman Mayer moved to authorize purchase of BS&A's Community Development and Citizen Call to Action Software including execution of the Software Licenses and Services Agreement and to authorize the Director of IT to execute the necessary documents. Seconded by Alderwoman Hanneman. All voted Aye; motion carried.   |
| ORD. 2020-2434<br>CARRY FORWARD<br>UNUSED<br>APPROPRIATIONS<br>FOR INSP. SVCS.                 | G.18. | Alderman Barber moved to adopt Ordinance No. 2020-2434, AN ORDINANCE TO AMEND ORDINANCE 2019-2398, AN ORDINANCE ADOPTING THE 2020 ANNUAL BUDGETS FOR THE GENERAL FUND TO CARRYFORWARD \$78,300 OF UNUSED 2019 PERSONNEL APPROPRIATIONS IN THE INSPECTION SERVICES DEPARTMENT. Seconded by Alderman Dandrea. On roll call, all voted Aye; motion carried.   |
| COVID-19<br>EXPENDITURES   | G.19. | Alderman Mayer moved to place on file the report on expenditures related to the COVID-19 Public Health Emergency through April 29,   |

2020. Seconded by Alderman Nelson. All voted Aye; motion carried.

DONATIONS  
POLICE AND FIRE  
DEPTS.

G.20. Alderman Mayer moved to accept the following donations for the Franklin Police Department for deposit into their account: Jedd Miller in the amount of \$5 and Lorraine Swiner in the amount of \$500; and the following donations for the Franklin Fire Department for deposit into their respective accounts: Fire Prevention, Various Donors in the amount of \$995 and from Robert Healy for \$125 and for Fire Safety Schools; from Ascension in the amount of \$400 and from Dash Medical Gloves, Inc. for \$250. Seconded by Alderwoman Hanneman. All voted Aye; motion carried.

MARCH, 2020  
FINANCIAL REPORT

G.21. Alderman Barber moved to receive and place on file the March, 2020 Financial Report. Seconded by Alderman Mayer. All voted Aye; motion carried.

RES. 2020-7627  
OFFICIAL NEWSPAPER

G.22. Alderman Mayer moved to adopt Resolution No. 2020-7627, A RESOLUTION DESIGNATING AN OFFICIAL NEWSPAPER. Seconded by Alderman Barber. All voted Aye; motion carried.

VOUCHERS AND  
PAYROLL

I. Alderman Dandrea moved to approve the following:  
City vouchers with an ending date of May 1, 2020 in the amount of \$4,120,516.86; and Payroll dated April 24, 2020 in the amount of \$430,775.91 and payments of the various payroll deductions in the amount of \$434,041.08 plus City matching payments; and estimated payroll dated May 8, 2020 in the amount of \$405,000.00 and payments of the various payroll deductions in the amount of \$238,000.00, plus City matching payments; and property tax disbursements with an ending date of April 30, 2020 in the amount of \$1,445.71. Seconded by Alderman Barber. On roll call, all voted Aye. Motion carried.

LICENSES AND  
PERMITS

H. Alderman Nelson moved to approve the following license recommendations from the License Committee meeting of May 5, 2020:

Hold for appearance the Operators' License applications of Destanie M Evans, 726 Marquette Ave., #2, South Milwaukee and Halina Grochowski, 1111 W Rosewood Trl., Oak Creek;

Grant 2019-2020 Operator licenses to Antonio D Marte Santiago, 200 Rainbow Ridge Dr., #912, Oak Creek; Sandra M Zimmer, 2620 S 108th St., Franksville;

Grant 2020-2021 Operator licenses to: Jayson L Doepke, 2126 W Forest Home Ave., Milwaukee; Marcus Drewek, 2957 S 51st St., Milwaukee; Ethan R Fisher, 8221 Fairmont Ln., Greendale; Louis G Guzzo, 4 W Clarendon Dr., Round Lake Beach, IL; Patti Hartung, 664 Shirley Dr., Franksville; Austin J Korth, 8481 S 5th Ave., Trlr #4B, Oak Creek; Kimberlee Laughery, 1333 S 115th St., West Allis; Marcia Lonzaga, 753 N 116th St., Wauwatosa; Laura A Martinez, 3742 E Obrien Rd., Oak Creek; Jane M Michel, 3720 7 Mile Rd., Caledonia; Ann C Moehlenpah, 3573 W Hilltop Ln.; Jeanne A Rainwater, 7561 S 75th St.; Bobette A Sakiewicz, 9205 S Orchard Park Circle, #2A, Oak Creek; Oscar A Sastre Colon, 3221 S 36th St., Milwaukee; Judy A Schneider, 8418 W Tuckaway Shores Dr.; Linda M Steeves, 9265 S 92nd St.; Danielle E Zielinski, 9880 S Glenmoor Ct., Oak Creek;

Grant 2020-2021 Amusement Device Operators license to: American Entertainment, Owner, Kenneth J Grothman, W337 S5059 Hwy GG, Dousman; Games R Us Inc, Steven Murphy, Owner, W144 S6315 College Ct, Muskego; National Entertainment Network, James F Sevalt, Owner, 325 Interlocken Pkwy B, Broomfield, CO.; Red's Novelty Ltd, Agent Jay Jacomet, 1921 S 74th St., West Allis;

Grant 2020-2021 Day Care licenses pending satisfactory inspections to: Academy of Preschool Learning, Inc, Manager Nadeen Balsis, 9501 W Drexel Ave.; Faith Academy Child Care Development Center, Manager Jennifer Finch, 7700 W Faith Dr.; Ingenious, Inc, Manager Banmeet K Dadwal, 7260 S 76th St.; Jubilee Christian Day Care, Manager Tanya L Soich, 6855 S 50th St.; Mrs. Rikki's Structured Daycare, Manager Rochelle S Boyce, N9027 W Miramar Dr., East Troy; and

Grant 2020-2021 Mobile Home license pending satisfactory inspections and payment of property taxes to Franklin Mobile, LLC, Manager David Steinberger, 6361 S 27th St.

Seconded by Alderwoman Hanneman. All voted Aye; motion carried.

ADJOURNMENT

J. Alderman Barber moved to adjourn the meeting at 8:44 p.m. Seconded by Alderman Dandrea. All voted Aye; motion carried.

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<b>APPROVAL</b>  <i>Star</i>	<b>REQUEST FOR COMMON COUNCIL ACTION</b>	<b>MEETING DATE</b>  <b>05-19-20</b>
<b>ORGANIZATIONAL BUSINESS</b>	<b>Board and Commission Appointments</b>	<b>ITEM NUMBER</b>  <i>E.</i>

The following Mayoral appointments have been submitted for Council confirmation:

1. Donald Nierode, 9203 S. 44th St., Ald. Dist. 4 – Architectural Board (3 year term expiring 4/30/23).
2. David Cieszynski, 11411 W. Woods Rd., Ald. Dist. 6 – Architectural Board (3 year term expiring 4/30/23).
3. Annemarie Vitas-Oklobdzija, 8631 W. Forest Hill Ave., Ald. Dist. 1 – Library Board (3 year term expiring 6/30/23).
4. Joseph Musolf, 12127 W. Jefferson Terrace, Ald. Dist. 6 – Parks Commission (3 year term expiring 4/30/23).
5. Kevin Haley, 8945 S. 116th St., Ald. Dist. 6 – Plan Commission (3 year term expiring 4/30/23).
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7. Jonathan L. Webster, 4039 W. Cypress Ln., Ald. Dist. 3 – Board of Public Works (3 year term expiring 4/30/23).
8. Kelamar Svoboda, 4928 W. Tumblecreek Dr., Ald. Dist. 3 – Board of Review (3 year term expiring 4/30/23).
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15. Alderwoman Wilhelm appointment of James Luckey, 4925 W. Rawson Ave., Ald. Dist. 3 – Board of Review (3 year term expiring 4/30/23).

#### COUNCIL ACTION REQUESTED

Motion to confirm the following Mayoral appointments:

1. Donald Nierode, 9203 S. 44th St., Ald. Dist. 4 – Architectural Board (3 year term expiring 4/30/23).
2. David Cieszynski, 11411 W. Woods Rd., Ald. Dist. 6 – Architectural Board (3 year term expiring 4/30/23).

3. Annemarie Vitas-Oklobdzija, 8631 W. Forest Hill Ave., Ald. Dist. 1 – Library Board (3 year term expiring 6/30/23).
4. Joseph Musolf, 12127 W. Jefferson Terrace, Ald. Dist. 6 – Parks Commission (3 year term expiring 4/30/23).
5. Kevin Haley, 8945 S. 116th St., Ald. Dist. 6 – Plan Commission (3 year term expiring 4/30/23).
6. Adam Burckhardt, 7541 S. 72nd St., Ald. Dist. 5 – Plan Commission (1 year term expiring 4/30/21).
7. Jonathan L. Webster, 4039 W. Cypress Ln., Ald. Dist. 3 – Board of Public Works (3 year term expiring 4/30/23).
8. Kelamar Svoboda, 4928 W. Tumblecreek Dr., Ald. Dist. 3 – Board of Review (3 year term expiring 4/30/23).
9. Scott Meade, 9420 S. 41st St., Ald. Dist. 4 – Technology Commission (3 year term expiring 4/30/23).
10. Rajiv Surana, 3754 W. Cypress Ln., Ald. Dist. 3 – Technology Commission (3 year term expiring 4/30/23).
11. Steve Rekowski, 7565 S. Mission Dr., Ald. Dist. 2 – Board of Zoning and Building Appeals (3 year term expiring 4/30/23).
12. James Cieslak, 7568 S. 74<sup>th</sup> St., Ald. Dist. 5 – Environmental Commission (3 year term expiring 4/30/23).

Motion to confirm the following Aldermanic appointments:

13. Alderman Nelson appointment of Doug Milinovich, 9572 W. Prairie Grass Way, Ald. Dist. 6 – Board of Review (3 year term expiring 4/30/23).
14. Alderwoman Wilhelm appointment of Dallas Schurg, 7716 S. 51<sup>st</sup> St., Ald. Dist. 3 – Quarry Monitoring Committee (3 year term expiring 5/31/23).
15. Alderwoman Wilhelm appointment of James Luckey, 4925 W. Rawson Ave., Ald. Dist. 3 – Board of Review (3 year term expiring 4/30/23).

## Shirley Roberts

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**From:** volunteerfactsheet@franklinwi.info  
**Sent:** Friday, October 11, 2019 11:34 AM  
**To:** Lisa Huening; Shirley Roberts; Sandi Wesolowski  
**Subject:** Volunteer Fact Sheet

**Name:** James E Cieslak  
**PhoneNumber:**  
**EmailAddress:**  
**YearsasResident:** 40  
**Alderman:** 5  
**ArchitecturalBoard:** no  
**CivicCelebrations:** no  
**CommunityDevelopmentAuthority:** no  
**EconomicDevelopmentCommission:** no  
**EnvironmentalCommission:** yes  
**FinanceCommittee:** no  
**FairCommission:** no  
**BoardofHealth:** no  
**FirePoliceCommission:** no  
**ParksCommission:** no  
**LibraryBoard:** no  
**PlanCommission:** no  
**PersonnelCommittee:** no  
**BoardofReview:** no  
**BoardofPublicWorks:** no  
**QuarryMonitoringCommittee:** no  
**TechnologyCommission:** no  
**TourismCommission:** no  
**BoardofZoning:** no  
**WasteFacilitiesMonitoringCommittee:** no  
**BoardWaterCommissioners:** no  
**CompanyNameJob1:** Ascension Healthcare  
**CompanyAddressJob1:**  
**TelephoneJob1:**  
**StartDateandPositionJob1:** Jan 2008 dispatcher  
**EndDateandPositionJob1:** Feb 2013 dispatcher  
**CompanyNameJob2:** Midwest Airlines  
**AddressJob2:**  
**TelephoneJob2:**  
**StartDateandPositionJob2:** July 2002 ramp agent

**EndDateandPositionJob2:** Dec 2007 ramp team leader  
**CompanyNameJob3:** US Bank  
**AddressJob3:** 777 E Wisconsin Ave  
**TelephoneJob3:**  
**StartDateandPositionJob3:** about 1986 - credit card agent  
**EndDateandPositionJob3:** Late 2007 - Loan Approval Mgr.  
**Signature:** James Cieslak  
**Date:** 10-11-2019  
**Signature2:** James Cieslak  
**Date2:** 10-11-2019  
**Address:** 7568 S 74th St, Franklin, WI 53132  
**PriorityListing:**  
  
**WhyInterested:** The quality of life in our community depends on more than just a healthy economy, it needs green spaces and places where nature still provides some balance in our lives.  
  
**DescriptionofDutiesJob1:** coordinated medical courier services for Columbia-St. Mary's network in Milwaukee and Ozaukee Counties.  
**DescriptionofDutiesJob2:** Loaded and unloaded aircraft, towed aircraft, assisted flight crews when needed  
**DescriptionofDutiesJob3:** Started in credit card servicing, promoted to supervisor, promoted to loan office, promoted to bank manager, started and lead new loan processing area  
  
**AdditionalExperience:** I got hooked on nature as a child and have spent as much time in our parks and forests as I can. As a member of the local Audubon Society I have been leading walks at Wehr Nature Center for over 2 years, and am a member of the leadership team. My priority is to try and preserve as much as we can of the natural world for future generations. I am also the lead gardener at the Polish Community Center here in Franklin, and believe in using native plantings rather than grass that must be mowed. If I had to pick a goal for Franklin, it would be to have it listed as a Bird City.  
  
**ClientIP:** 72.128.106.121  
**SessionID:** 3iglsa4d3o1r3hlztz5xccmw  
[See Current Results](#)

## Shirley Roberts

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**From:** volunteerfactsheet@franklinwi.info  
**Sent:** Wednesday, May 13, 2020 8:23 AM  
**To:** Lisa Huening; Shirley Roberts; Sandi Wesolowski  
**Subject:** Volunteer Fact Sheet

**Name:** Dallas Schurg  
**PhoneNumber:**  
**EmailAddress:**  
**YearsasResident:** 1  
**Alderman:** 3  
**ArchitecturalBoard:** no  
**CivicCelebrations:** no  
**CommunityDevelopmentAuthority:** no  
**EconomicDevelopmentCommission:** no  
**EnvironmentalCommission:** no  
**FinanceCommittee:** no  
**FairCommission:** no  
**BoardofHealth:** no  
**FirePoliceCommission:** no  
**ParksCommission:** no  
**LibraryBoard:** no  
**PlanCommission:** no  
**PersonnelCommittee:** no  
**BoardofReview:** no  
**BoardofPublicWorks:** no  
**QuarryMonitoringCommittee:** yes  
**TechnologyCommission:** no  
**TourismCommission:** no  
**BoardofZoning:** no  
**WasteFacilitiesMonitoringCommittee:** no  
**BoardWaterCommissioners:** no  
**CompanyNameJob1:** Paul Davis Restoration  
**CompanyAddressJob1:** W226 N918, Northmound Dr Suite 100, Waukesha, WI 53186  
**TelephoneJob1:** (414) 383-3131  
**StartDateandPositionJob1:** 12/2019  
**EndDateandPositionJob1:**  
**CompanyNameJob2:** WEPS Contracting Services  
**AddressJob2:** N/a  
**TelephoneJob2:** N/a  
**StartDateandPositionJob2:** 11/2018

**EndDateandPositionJob2:** 11/2019  
**CompanyNameJob3:** Nortec Humidity Inc (Condair)  
**AddressJob3:** N/a  
**TelephoneJob3:** N/a  
**StartDateandPositionJob3:** 02/2016  
**EndDateandPositionJob3:** 11/2018  
**Signature:** Dallas Schurg  
**Date:** 05/13/2020  
**Signature2:** Dallas Schurg  
**Date2:** 05/13/2020  
**Address:** 7716 S 51st St  
**PriorityListing:**  
**WhyInterested:** Area resident affected by quarry, asked to join by Kristin  
**DescriptionofDutiesJob1:** Estimator and Project Manager Assistant  
**DescriptionofDutiesJob2:** Project Manager  
**DescriptionofDutiesJob3:** Application Manager  
**AdditionalExperience:**  
**ClientIP:** 98.144.193.20  
**SessionID:** jhoij4blt0zlnvpek2heqrc  
[See Current Results](#)



# **HEATH ROBERT EDDY, AICP**

**215 Nicholson Street  
Wilkes Barre PA 18702**

**hroberteddy@gmail.com**

## **INTRODUCTION**

I am a professional community/environmental planner and project manager with over 22 years of experience in both the public and private sector. I am an advocate for strategic thinking and planning, effective communications and excellent customer service. I am

- **A Creative and Innovative Thinker.**
- **A Sustainability Advocate and Practitioner.**
- **An Experienced Project Manager and Department Leader**
- **An Advocate for Clear and Concise Communication**
- **An Effective and Experienced Grant Writer.**

## **SUMMARY EXPERIENCE**

My professional skills and experience include the following.

- Environmental impact analysis of development, at the site and watershed levels
- Sustainability analysis and resilience planning for communities
- Project management and supervision, including budget management
- Department management, including supervision of staff, resources, customer service responses and enforcement
- Strategic and comprehensive planning, both in municipal design and infrastructure, and program budget management
- Capital budgeting and funding for land protection and preservation
- Zoning and Subdivision/Land Development entitlement review and recommendations
- Grant writing and grant management of awards
- Project design and scope of work, including full business development and promotion
- Easement and fee purchase agreements, including closure of agreements
- Site design, including impact analysis and preparation of preliminary plans design

## **EXPERIENCE**

11/2018-Pres **Executive Director**

**Luzerne County Department of Planning and Zoning, Wilkes-Barre, PA**

Department head. Co-executive director, Lackawanna-Luzerne Transportation Study MPO, preparation of TIP, Twelve-Year Plan, and Long Range Transportation Plan updates; Bi-County Comprehensive Plan update and development; Hazard Mitigation Plan updates for Countywide and municipal mitigation measures and planning; Countywide Stormwater Management Plan updating and administration.

Administration of zoning for 22 municipalities and subdivision/land development for 28 municipalities; Act 247 advisory reviews for other municipalities; farmland preservation oversight and procedural compliance, budgeting and financial compliance.

8/2013-11/2018 **Senior Staff Coordinator (Planner III), Zoning Evaluation**

**Fairfax County Department of Planning and Zoning, Fairfax, VA**

Development Review. Environmental and Transportation Impact Analysis. Comprehensive Plan Implementation. Public Presentations

**Senior Assistant to the Zoning Administrator (Planner III), Zoning Administration**

Zoning Administration. Zoning Amendments

1/2012-8/2013 **Private Practice**

**Exton, PA**

Freelance Writer. Business Development. Site Plan Review. Zoning Entitlement Research.



## **HEATH ROBERT EDDY, AICP**

**536 Summercroft Drive  
Exton PA 19341**

**[hroberteddy@gmail.com](mailto:hroberteddy@gmail.com)**

- 2007-12/2011 **Director of Planning and Zoning**  
**Honey Brook Township, Honey Brook, PA**  
Department Leader and Supervisor Budget Implementation and Management. Development Review. Zoning Amendment and Administration Agricultural/Open Space Preservation. Environmental Impact Analysis. Regional Greenways Planning Land Preservation Program Administration Purchase Negotiations.
- 7/2006-12/2007 **Senior Project Planner, Pennsylvania Municipal Services**  
**CMX Engineering Inc., Kulpville, PA, Exton, PA, and Manalapan, NJ**  
Business Development. Grant Writing. Development Review. Redevelopment Analysis and Planning
- 2/2001-7/2006 **Senior Community Planner (Planner IV), Local Planning Assistance**  
**Chester County Planning Commission, West Chester, PA**  
Project Management. Supervisory Duties. Municipal Planning Consultant. Comprehensive Planning Zoning Amendments and Comprehensive Rewriting Land Use Planning. Environmental Impact Analysis. Natural Resources Protection Agricultural Land Preservation Regional Coordination. Public Presentations.
- 7/1998-2/2001 **Senior Environmental Planner**  
**City of Bloomington Planning Department, Bloomington, IN**  
Environmental Impact Analysis. Brownfields Assessment Implementation Grant Writing. Water Quality Assessment Program Management.  
**Senior Zoning Planner**  
Development Review. Public Presentations
- 12/1995-7/1998 **Planner**  
**Monroe County Plan Commission, Bloomington, IN**  
Transportation Coordination (MPO) Comprehensive Planning. Environmental Impact Analysis Historic Preservation. Development Review. Zoning Amendments. Public Presentations.

## **EDUCATION**

December 1995

**Master of Urban and Regional Planning**

**Ball State University, College of Architecture and Planning, Muncie, IN**

Focus: Environmental Management and Urban Design, Transportation

June 1993

**Bachelor of Arts in Sociology**

**Northwestern University, College of Arts and Sciences, Evanston, IL**

Focus: Social Interaction

## **PUBLISHED WORKS**

- *Arizona Study Suggests Dense, Mixed-Use Development Patterns Reduce VMT and Congestion* published in *Sustainable Communities eNews*, [www.huduser.org](http://www.huduser.org), October 2012, Volume 1, Issue 5
- *Community Benefits Agreement Guides Development in Milwaukee's Park East Corridor*, published in *The EDGE e-newsletter*, [www.huduser.org](http://www.huduser.org), July 23, 2012
- Workforce Housing Task Force Final Report, Honey Brook Township, October 2008
- Cramer Hill Neighborhood Revitalization Study, Camden New Jersey, November 2007
- Comprehensive Plan, West Nottingham Township, April 2006
- Zoning Ordinance, Highland Township, July 2005

## **HEATH ROBERT EDDY, AICP**

**215 Nicholson Street  
Wilkes Barre PA 18702**

**hroberteddy@gmail.com**

- Comprehensive Plan, East Goshen Township, June 2005.
- Regional Comprehensive Plan, Octorara Regional Planning Commission, December 2004
- Joint Comprehensive Plan, Penn Township and New London Township, May 2003
- Zoning Ordinance, East Fallowfield Township, November 2002.
- Monroe County Zoning Ordinance, December 1996.
- Monroe County Subdivision Control Ordinance, March 1996.
- Monroe County Comprehensive Land Use Plan, January 1996.
- Staff Reports – development review assessments and recommendations for jurisdictions in three states

### **ADDITIONAL RECOGNITIONS, AWARDS, and ACTIVITIES**

2009-2011	Docent/Volunteer, The Mill at Anselma, Chester Springs, PA (1747 preserved grist mill)
2008-2009	Chester County Greenhouse Gas Reduction Plan, 2009 (Chester County Greenhouse Gas Reduction Task Force)
2003-2005	Vice-Chairman, Southeast Section Council, Pennsylvania Chapter, American Planning Association
2000	APA Chapter Service Award to Indiana Chapter, American Planning Association, awarded at APA National Conference, New York
1998-2001	Secretary, Board of Directors, Indiana Chapter, American Planning Association
1997	Land Use Planning Award, Southern Indiana Regional Development Council

May 8, 2020

Heath Robert Eddy  
215 Nicholson Street  
Wilkes Barre, PA 18702

Re: Offer of Employment – Planning Manager

Dear Heath:

The purpose of this letter is to outline for you the terms and conditions of this conditional offer with the City of Franklin, Wisconsin for employment commencing June 22, 2020. The terms and conditions of this conditional offer of employment are as follows:

1. It is anticipated that you will competently perform the duties and responsibilities outlined in the job description for the Planning Manager position as well as any other related duties and responsibilities, as directed by the Mayor or by action of the Common Council. A copy of the job description is appended to this offer letter.
2. The Planning Manager position is an FLSA-exempt position. Although City Hall operations and staff with which you will be working operate on a forty-hour work week (8:30 AM – 5:00 PM, Monday – Friday), you are not beholden to the clock and have flexibility of hours to the extent that it does not interfere with the completion of your duties or successful management of the City's community planning functions. Additionally, it is anticipated that you will attend City of Franklin Common Council meetings and other meetings necessary for performing and fulfilling the duties of the position, including but not limited to the Plan Commission, Quarry Monitoring Committee, Board of Zoning and Building Appeals, Environmental Commission and the Parks Commission and other meetings as the demands of the position may commonly require.
3. You will commence employment with the City as Planning Manager, subject to the terms and conditions outlined herein, effective June 22, 2020, unless a different date is mutually agreed upon.
4. Your appointment to the position of Planning Manager is subject to a six-month introductory (probationary) period during which time you may be discharged at will. Thereafter, the position remains "at will" as are most City FLSA-exempt positions (and may be terminated subject to approval by  $\frac{3}{4}$  of the Common Council)

- 5 You may terminate your employment at any time without reason or cause provided you give the City 30 days advanced written notice.
- 6 You will be compensated for your services as Planning Manager at an annual rate of Eighty-five thousand dollars (\$85,000.00), subject to state and federal withholding, and other benefit-based contributions that may apply
7. You will be eligible for salary increase considerations beginning January 1, 2021, and increases will be in accordance with Common Council policy, the City's pay plan adjustments and performance evaluations Pay increases for non-represented employees are typically awarded in July each year.
8. Fringe benefits including health insurance and contributions to the Wisconsin Retirement System will be extended to you as they are provided to City employees, as outlined in the City's Employee Handbook, and as described in materials appended to this conditional offer
9. At the commencement of your employment, you will be given five (5) years of service credit toward vacation allowance.
- 10 The City has budgeted, and will pay, for memberships to professional associations, as well as professional development offerings and educational workshops, that are pertinent to the execution of your duties as Planning Manager
11. The City will reimburse you for business-related mileage at the annually-set IRS rate upon your submission of a quarterly report. You may also avail yourself to a City pool vehicle.
- 12 During the term of employment the employee shall not be required to become a resident of the City of Franklin although residency would be preferred.
- 13 You are also eligible for the following benefits:
  - A. Moving expenses are available to you until December 31, 2020. The City will pay for up to \$5,000 in moving expenses upon surrender of receipts to the City's Director of Administration
14. This offer is contingent upon the following:
  - a Successful confirmation of your appointment by the Common Council, which is tentatively planned for May 19<sup>th</sup>, and which can be done via ZOOM participation
  - b. Successful completion of a drug test as directed by the City of Franklin.
  - c Successful completion of a background check conducted on behalf of the City by GovHR USA and by the Franklin Police Department.

Very truly yours,

---

Steve Olson, Mayor

---

Dana Zahn, Human Resources Coordinator

I, Heath Eddy, acknowledge receipt of this conditional offer of employment this \_\_\_\_ day of May 2020 and agree to the terms and conditions outlined herein

---

Heath Robert Eddy

**City of Franklin Benefits Summarized:**

Sick days – will accrue eight hours per month beginning after six months of employment

Vacation days (start earning vacation days immediately but can't use them for the first six months) Employees normally start earning 3.08 hours of vacation each pay period. This means by six months of employment the employee will have one week of vacation earned, two weeks after one year. The accrual goes to 4.62 hours per pay period (3 weeks per year) after five years of employment and 6.16 hours per pay period (4 weeks per year) after 12 years of employment. With 5 years service credit awarded that means you would start at the 3 week accrual rate for insurance and begin accruing at the 4 week level after 7 years of employment

Nine paid holidays + four personal days per year. Personal days are prorated for the first year and can be used 30 days after hire.

Pension – The City of Franklin participates in the Wisconsin Retirement System (WRS) a state-pooled pension fund for state and local government employees in the state. Employees currently pay a 6.75% mandatory contribution toward their pension benefit and the City pays an additional 6.75%. These amounts are adjusted by the State each January and can go up or down.

Health & Dental insurance – Eligible for insurance benefits the 1<sup>st</sup> of the month after hire. Employee costs for the insurance options can be found on the attached comparison sheet.

Please look at the line “Monthly Contributions with HRA” to find your cost Management employees receive either single or family dental coverage paid for by the City

Life Insurance – coverage is equal to two times the employee’s annual salary

APPROVAL <i>slw</i>	REQUEST FOR COMMON COUNCIL ACTION	MEETING DATE May 19, 2020
REPORTS & RECOMMENDATIONS	Presentation of the 2019 Annual Comprehensive Financial Report for the City of Franklin, WI	ITEM NUMBER <i>G. 2.</i>

**Background**

The Finance Dept has prepared the 2019 Comprehensive Annual Financial Report (CAFR) for the City of Franklin, portions of which have been audited by Baker Tilly, LLP – CPA's. A copy of the 2019 CAFR is attached for your review.

The Finance Committee reviewed & accepted the report at the May 12, 2020 meeting and recommends Common Council accept the report and place on file.

The Baker Tilly, LLP partner, Paul Franz, CPA will be available to present a required communication to those charged with governance and management and the 2019 CAFR.

The Finance Director will be available for questions.

**COMMITTEE OF THE WHOLE ACTION**

Motion accepting the 2019 Comprehensive Annual Financial Report and Auditor's Reporting and Insights from the 2019 audit to the Common Council for placement on file.



# Presentation of the 2019 Audit Results For the City of Franklin

Paul Frantz, CPA, Partner  
Baker Tilly, LLP  
777 E Wisconsin Ave, 32nd Floor  
Milwaukee, WI 53202  
tel 414 777 5506, fax 414 777 5555  
[paul.frantz@bakertilly.com](mailto:paul.frantz@bakertilly.com) Connect with us: [bakertilly.com](http://bakertilly.com)



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# Audit objectives

## Our responsibilities




As your independent auditor, our responsibilities include:

- Planning and performing the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement. Reasonable assurance is a high level of assurance.
- Assessing the risks of material misstatement of the financial statements, whether due to fraud or error. Included in that assessment is a consideration of the City's internal control over financial reporting.
- Performing appropriate procedures based upon our risk assessment.
- Evaluating the appropriateness of the accounting policies used and the reasonableness of significant accounting estimates made by management.
- Forming and expressing an opinion based on our audit about whether the financial statements prepared by management, with the oversight of the City Council:
  - Are free from material misstatement
  - Present fairly, in all material respects, and in accordance with accounting principles generally accepted in the United States of America

We are also required to communicate significant matters related to our audit that are relevant to the responsibilities of the City Council, including:

- Qualitative aspects of the City's accounting practice including policies, accounting estimates and financial statement disclosures
- Significant difficulties encountered
- Disagreements with management
- Corrected and uncorrected misstatements
- Internal control matters
- Significant estimates
- Other findings or issues arising from the audit

## Management's responsibilities

Management	Auditor
 Prepare and fairly present the financial statements	Our audit does not relieve management or those charged with governance of their responsibilities
 Establish and maintain effective internal control over financial reporting	An audit includes consideration of internal control over financial reporting, but not an expression of an opinion on those controls
 Provide us with written representations at the conclusion of the audit	See Reporting and Insight from 2019 audit communication letter for a copy of management's representations

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# Audit status

## Significant changes to the audit plan

There were no significant changes made to either our planned audit strategy or to the significant risks and other areas of emphasis identified during the performance of our risk assessment procedures.

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# Audit approach and results

## Planned scope and timing

### Audit focus

Based on our understanding of the City and environment in which you operate, we focused our audit on the following key areas:

- Key transaction cycles
- Areas with significant estimates
- Implementation of new accounting standards
- Areas of complexity including capital assets and debt

Our areas of audit focus were informed by, among other things, our assessment of materiality. Materiality in the context of our audit was determined based on specific qualitative and quantitative factors combined with our expectations about the City's current year results.

### Implementation of GASB No. 84 reporting fiduciary activities

During the current year, your government implemented GASB Statement No. 84 – *Fiduciary Activities*. This standard was issued to provide a clear foundation and reduce inconsistencies in reporting of fiduciary activities. Implementation of this standard required the evaluation of various activities and application of specific criteria to determine the fiduciary activities that required reporting. As a result of this standard you will note the following changes in your financial statements from prior years:

- Reclassification of agency fund activities as custodial funds
- Change in the activity that is reported through the tax collection custodial fund
- Presentation of additions and deductions on the statement of changes in fiduciary net position for all fiduciary funds, including custodial funds

### Implementation of GASB No. 88 related to certain debt disclosures

During the current year, your government implemented GASB Statement No. 88 – *Certain Disclosures Related to Debt, including Direct Borrowings and Direct Placements*. This statement defines debt for purposes of disclosure in notes to financial statements and establishes additional financial statement note disclosure requirements related to debt obligations of governments, including direct borrowings and direct placements.

## Key areas of focus and significant findings

### Significant risks of material misstatement

A significant risk is an identified and assessed risk of material misstatement that, in the auditor's professional judgment, requires special audit consideration. Within our audit, we focused on the following areas below.

Significant risk areas	Testing approach	Conclusion
Management override of controls	Incorporate unpredictability into audit procedures, emphasize professional skepticism and utilize audit team with industry expertise	Procedures identified provided sufficient evidence for our audit opinion

### Other key areas of emphasis

We also focused on other areas that did not meet the definition of a significant risk, but were determined to require specific awareness and a unique audit response.

Other key areas of emphasis		
Cash and investments	Revenues and receivables	General disbursements
Payroll	Pension and OPEB liabilities	Long-term debt
Capital assets including infrastructure	Net position calculations	Financial reporting and required disclosures

---

## Nonattest services

The following nonattest services were provided by Baker Tilly:

- Compiled regulatory reports
- Financial statement preparation assistance
- Adjusting journal entries

The above nonattest service does not constitute an audit under generally accepted auditing standards, including *Government Auditing Standards*.

---

## Client service team



**Paul Frantz, CPA  
Partner**

*It is a pleasure to serve you. While we work with the City's management and staff in reviewing the financial data and assist in preparing the financial statements, our contract is with the Council and our responsibility is to report to the Council. Accordingly, if any Council or Committee member has any questions or comments concerning our audit, the financial statements, any of the reports presented, or anything else covered, please contact me.*

Paul Frantz, CPA, Partner  
Baker Tilly, LLP  
777 E Wisconsin Ave, 32nd Floor  
Milwaukee, WI 53202  
tel 414 777 5506, fax 414 777 5555  
[paul.frantz@bakertilly.com](mailto:paul.frantz@bakertilly.com) Connect with us: [bakertilly.com](http://bakertilly.com)



# Reporting and insights from 2019 audit:

City of Franklin, Wisconsin

May 13, 2020



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# Executive summary

We have completed our audit of the financial statements of the City of Franklin (the “City”) for the year ended December 31, 2019, and have issued our report thereon dated May 13, 2020. This letter presents communications required by our professional standards.

Your audit should provide you with confidence in your financial statements. The audit was performed based on information obtained from meetings with management, data from your systems, knowledge of your City’s operating environment and our risk assessment procedures. We strive to provide you clear, concise communication throughout the audit process and of the final results of our audit.

Additionally, we have included information on key risk areas the City should be aware of in your strategic planning. We are available to discuss these risks as they relate to your organization’s financial stability and future planning.

If you have questions at any point, please connect with me:

– Paul Frantz, CPA, Partner: [paul.frantz@bakertily.com](mailto:paul.frantz@bakertily.com) or +1 (414) 777 5506

Sincerely,

Baker Tilly Virchow Krause, LLP

A handwritten signature in black ink that reads "Baker Tilly Virchow Krause, LLP". The signature is written in a cursive, flowing style.

Paul Frantz, CPA, Partner

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THIS COMMUNICATION IS INTENDED SOLELY FOR THE INFORMATION AND USE OF THOSE CHARGED WITH GOVERNANCE, AND, IF APPROPRIATE, MANAGEMENT, AND IS NOT INTENDED TO BE AND SHOULD NOT BE USED BY ANYONE OTHER THAN THESE SPECIFIED PARTIES.



# Audit objectives





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# Audit objectives

## Our responsibilities




As your independent auditor, our responsibilities include:

- Planning and performing the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement. Reasonable assurance is a high level of assurance.
- Assessing the risks of material misstatement of the financial statements, whether due to fraud or error. Included in that assessment is a consideration of the City's internal control over financial reporting.
- Performing appropriate procedures based upon our risk assessment.
- Evaluating the appropriateness of the accounting policies used and the reasonableness of significant accounting estimates made by management.
- Forming and expressing an opinion based on our audit about whether the financial statements prepared by management, with the oversight of the City Council:
  - Are free from material misstatement
  - Present fairly, in all material respects, and in accordance with accounting principles generally accepted in the United States of America

We are also required to communicate significant matters related to our audit that are relevant to the responsibilities of the City Council, including:

- Qualitative aspects of the City's accounting practice including policies, accounting estimates and financial statement disclosures
- Significant difficulties encountered
- Disagreements with management
- Corrected and uncorrected misstatements
- Internal control matters
- Significant estimates
- Other findings or issues arising from the audit

## Management's responsibilities

Management		Auditor
	Prepare and fairly present the financial statements	Our audit does not relieve management or those charged with governance of their responsibilities
	Establish and maintain effective internal control over financial reporting	An audit includes consideration of internal control over financial reporting, but not an expression of an opinion on those controls
	Provide us with written representations at the conclusion of the audit	See Appendix B for a copy of management's representations

## Audit status



---

# Audit status

## Significant changes to the audit plan

There were no significant changes made to either our planned audit strategy or to the significant risks and other areas of emphasis identified during the performance of our risk assessment procedures.

## **Audit approach and results**





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# Audit approach and results

## Planned scope and timing

### Audit focus

Based on our understanding of the City and environment in which you operate, we focused our audit on the following key areas:

- Key transaction cycles
- Areas with significant estimates
- Implementation of new accounting standards
- Areas of complexity including capital assets and debt

Our areas of audit focus were informed by, among other things, our assessment of materiality. Materiality in the context of our audit was determined based on specific qualitative and quantitative factors combined with our expectations about the City's current year results.

### Implementation of GASB No. 84 reporting fiduciary activities

During the current year, your government implemented GASB Statement No. 84 – *Fiduciary Activities*. This standard was issued to provide a clear foundation and reduce inconsistencies in reporting of fiduciary activities. Implementation of this standard required the evaluation of various activities and application of specific criteria to determine the fiduciary activities that required reporting. As a result of this standard you will note the following changes in your financial statements from prior years:

- Reclassification of agency fund activities as custodial funds
- Change in the activity that is reported through the tax collection custodial fund
- Presentation of additions and deductions on the statement of changes in fiduciary net position for all fiduciary funds, including custodial funds

### Implementation of GASB No. 88 related to certain debt disclosures

During the current year, your government implemented GASB Statement No. 88 – *Certain Disclosures Related to Debt, including Direct Borrowings and Direct Placements*. This statement defines debt for purposes of disclosure in notes to financial statements and establishes additional financial statement note disclosure requirements related to debt obligations of governments, including direct borrowings and direct placements.

# Key areas of focus and significant findings

## Significant risks of material misstatement

A significant risk is an identified and assessed risk of material misstatement that, in the auditor's professional judgment, requires special audit consideration. Within our audit, we focused on the following areas below.

Significant risk areas	Testing approach	Conclusion
Management override of controls	Incorporate unpredictability into audit procedures, emphasize professional skepticism and utilize audit team with industry expertise	Procedures identified provided sufficient evidence for our audit opinion

## Other key areas of emphasis

We also focused on other areas that did not meet the definition of a significant risk, but were determined to require specific awareness and a unique audit response.

Other key areas of emphasis		
Cash and investments	Revenues and receivables	General disbursements
Payroll	Pension and OPEB liabilities	Long-term debt
Capital assets including infrastructure	Net position calculations	Financial reporting and required disclosures

## Internal control matters

We considered the City's internal control over financial reporting as a basis for designing our audit procedures for the purpose of expressing our opinions on the financial statements. We are not expressing an opinion on the effectiveness of the City's internal control.

Our consideration of internal control was for the limited purpose described in the preceding paragraph and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies and, therefore, material weaknesses or significant deficiencies may exist that were not identified.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis.

A material weakness is a deficiency or combination of deficiencies in internal control such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected, on a timely basis. We did not identify any deficiencies in internal control that we consider to be material weaknesses.



## Other comments and recommendations

### ***DEPARTMENTAL CONTROLS***

As part of our annual audit process, we focus our efforts on the primary accounting systems, internal controls, and procedures used by the City. This is in keeping with our goal to provide an audit opinion which states that the financial statements of the City are correct in all material respects.

In some cases, the primary system of accounting procedures and controls of the City are supported by smaller systems which are decentralized, and reside within a department or location. In many cases, those systems are as simple as handling cash collections and remitting those collections to the City treasurer. (For example, this would be the case in a typical municipal swimming pool.) In other cases, the department may send invoices or statements of amounts due, and track collections of those amounts in a standalone accounts receivable system. (For example, this would be the case in a typical municipal court.)

Generally, the more centralized a function is, the easier it is to design and implement accounting controls that provide some level of checks and balances. That is because you are able to divide certain tasks over the people available to achieve some segregation of duties. For those tasks that are decentralized, it is usually very difficult to provide for proper segregation of duties. Therefore, with one person being involved in most or all aspects of a transaction, you lose the ability to rely on the controls to achieve the safeguarding of assets and reliability of financial records.

As auditors, we are required to communicate with you on a variety of topics. Since there is now more emphasis on internal controls and management's responsibilities, we believe it is appropriate to make sure that you are informed about the lack of segregation of duties that may occur at departments or locations that handle cash or do miscellaneous billing. Examples in your City that fit this situation may include the Municipal Court, Library, Police Department and Recreation.

As you might expect, similar situations are common in most governments.

As auditors, we are required to focus on the financial statements at a highly summarized level and our audit procedures support our opinion on those financial statements. Departments or locations that handle relatively smaller amounts of money are not the primary focus of our audit. Yet, because of the lack of segregation of duties, the opportunity for loss is higher there than in centralized functions that have more controls.

Because management is responsible for designing and implementing controls and procedures to detect and prevent fraud, we believe that is important for us to communicate this information to you. We have no knowledge of any fraud that has occurred or is suspected to have occurred within the departments mentioned above. However, your role as the governing body is to assess your risk areas and determine that the appropriate level of controls and procedures are in place.

As always, the costs of controls and staffing must be weighed against the perceived benefits of safeguarding your assets.

Without adding staff or splitting up the duties, your own day-to-day contact and knowledge of the operation are also important mitigating factors.

# Required communications

## Qualitative aspect of accounting practices

- Accounting policies: Management is responsible for the selection and use of appropriate accounting policies. In accordance with the terms of our engagement letter, we have advised management about the appropriateness of accounting policies and their application. The significant accounting policies used by the City are described in Note I to the financial statements, the City changed accounting policies related to financial reporting for fiduciary activities by adopting Governmental Accounting Standards Council (GASB) No. 84 – *Fiduciary Activities* and financial reporting for debt disclosures by adopting Governmental Accounting Standards Council (GASB) No. 88 – *Certain Disclosures Related to Debt, including Direct Borrowings and Direct Placements*, respectively, effective January 1, 2019. We noted no transactions entered into by the City during the year for which accounting policies are controversial or for which there is a lack of authoritative guidance or consensus or diversity in practice.
- Accounting estimates: Accounting estimates, including fair value estimates, are an integral part of the financial statements prepared by management and are based on management's knowledge and experience about past and current events and assumptions about future events. Certain accounting estimates are particularly sensitive because of their significance to the financial statements, the degree of subjectivity involved in their development and because of the possibility that future events affecting them may differ significantly from those expected. The following estimates are of most significance to the financial statements:

Estimate	Management's process to determine	Baker Tilly's conclusions regarding reasonableness
Net pension liability and related deferrals	Evaluation of information provided by the Wisconsin Retirement System	Reasonable in relation to the financial statements as a whole
Net pension liability and related deferrals	Key assumptions set by management with the assistance of a third party actuary	Reasonable in relation to the financial statements as a whole
Compensated absences	Evaluation of hours earned and accumulated in accordance with employment policies and average wage per hour rates	Reasonable in relation to the financial statements as a whole
Allowance for doubtful accounts	Evaluation of historical revenues and loss levels with the analysis on collectability of individual amounts	Reasonable in relation to the financial statements as a whole
Depreciation	Evaluate estimated useful life of the asset and original acquisition value	Reasonable in relation to the financial statements as a whole
Net/Total OPEB liability and related deferrals	Key assumptions set by management with the assistance of a third party actuary	Reasonable in relation to the financial statements as a whole

- There have been no significant changes made by management to either the processes used to develop the particularly sensitive accounting estimates, or to the significant assumptions used to develop the estimates, noted above.
- Financial statement disclosures: The disclosures in the financial statements are neutral, consistent and clear.

### **Significant unusual transactions**

There have been no significant transactions that are outside the normal course of business for the City or that otherwise appear to be unusual due to their timing, size or nature.

### **Other information in documents containing audited financial statements**

#### *Official Statements (or Other Equivalent Document)*

The City's audited financial statements are "general purpose" financial statements. General purpose financial statements consist of the basic financial statements that can be used by a broad group of people for a broad range of activities. Once we have issued our audit report, we have no further obligation to update our report for events occurring subsequent to the date of our report. The City can use the audited financial statements in other client prepare documents, such as official statements related to the issuance of debt, without our acknowledgement. Unless we have been engaged to perform services in connection with any subsequent transaction requiring the inclusion of our audit report, as well as to issue an auditor's acknowledgment letter, we have neither read the document nor performed subsequent event procedures in order to determine whether or not our report remains appropriate.

### **Difficulties encountered during the audit**

We encountered no significant difficulties in dealing with management and completing our audit.

### **Disagreements with management**

Professional standards define a disagreement with management as a matter, whether or not resolved to our satisfaction, concerning a financial accounting, reporting, or auditing matter that could be significant to the financial statements or the auditors' report. We are pleased to report that no such disagreements arose during the course of our audit.

### **Management's consultations with other accountants**

In some cases, management may decide to consult with other accountants about auditing and accounting matters. Management informed us that, and to our knowledge, there were no consultations with other accountants regarding auditing or accounting matters.

### **Written communications between management and Baker Tilly**

The Appendix includes copies of other material written communications, including a copy of the management representation letter.

## Uncorrected misstatements and corrected misstatements

Professional standards require us to accumulate misstatements identified during the audit, other than those that are clearly trivial, and to communicate accumulated misstatements to management. The table below summarizes the uncorrected misstatements, other than those that are clearly trivial, that we presented to management and the material corrected misstatements that, in our judgment, may not have been detected except through our auditing procedures. In our judgment, neither the uncorrected misstatements nor the misstatements that management corrected, either individually or in the aggregate, indicate matters that could have had a significant effect on the Company's financial reporting process.

Management has determined that the effects of the uncorrected misstatements are immaterial, both individually and in the aggregate, to the financial statements as a whole. The uncorrected misstatements or the matters underlying them could potentially cause future period financial statements to be materially misstated, even though, in our judgment, such uncorrected misstatements are immaterial to the financial statements under audit. The table below shows the financial statement effects of the uncorrected misstatements:

	Financial Statements Effect -		
	Debit (Credit) to Financial Statement Total		
	Total	Total	Change in
	<u>Revenues</u>	<u>Expenses/ Expenditures</u>	<u>Net Position/ Fund Balances</u>
Water Utility	\$ -	\$ (42,059)	\$ 42,059
Sanitary Sewer Utility	(77,143)	-	(77,143)

## Compliance with laws and regulations

We did not identify any non-compliance with laws and regulations during our audit.

## Fraud

We did not identify any known or suspected fraud during our audit.

## Going concern

Pursuant to professional standards, we are required to communicate to you, when applicable, certain matters relating to our evaluation of the City's ability to continue as a going concern for a reasonable period of time but no less than 12 months from the date the financial statements are issued or available to be issued, including the effects on the financial statements and the adequacy of the related disclosures, and the effects on the auditor's report. No such matters or conditions have come to our attention during our engagement.

## Independence

We are not aware of any relationships between Baker Tilly and the City that, in our professional judgment, may reasonably be thought to bear on our independence.

## Related parties

We did not have any significant findings or issues arise during the audit in connection with the City's related parties.

## Other audit findings or issues

We encountered no other audit findings or issues that require communication at this time.

We generally discuss a variety of matters, including the application of accounting principles and auditing standards, with management each year prior to retention as the City's auditors. However, these discussions occurred in the normal course of our professional relationship and our responses were not a condition to our retention.

## Other matters

We applied certain limited procedures to the required supplementary information (RSI) that supplements the basic financial statements. Our procedures consisted of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We did not audit the RSI and do not express an opinion or provide any assurance on the RSI.

We were engaged to report on the supplementary information which accompanies the financial statements but is not RSI. With respect to the supplementary information, we made certain inquiries of management and evaluated the form, content, and methods of preparing the information to determine that the information complies with accounting principles generally accepted in the United States of America, the method of preparing it has not changed from the prior period, and the information is appropriate and complete in relation to our audit of the financial statements. We compared and reconciled the supplementary information to the underlying accounting records used to prepare the financial statements or to the financial statements themselves.

We were not engaged to report on the other information, which accompanies the financial statements but are not RSI. We did not audit or perform other procedures on this other information and we do not express an opinion or provide any assurance on it.

## Nonattest services

The following nonattest services were provided by Baker Tilly:

- Compiled regulatory reports
- Financial statement preparation assistance
- Adjusting journal entries

The above nonattest service does not constitute an audit under generally accepted auditing standards, including *Government Auditing Standards*.



# Accounting changes relevant to the City





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# Accounting changes relevant to the City

## Future accounting standards updates

GASB Statement Number	Description	Potentially Impacts you	Effective Date
87	Leases	✓	12/31/20
89	Accounting for Interest Incurred before the End of a Construction Period	✓	12/31/20
91	Conduit Debt	✓	12/31/21

Further information on upcoming [GASB pronouncements](#)

## Preparing for the new lease standard

GASB's new single model for lease accounting will be effective for the upcoming year. This standard will require governments to identify and evaluate contracts that convey control of the right to use another entity's nonfinancial asset as specified in the contract for a period of time in an exchange or exchange-like transaction. Contracts meeting the criteria for control, term and other items within the standard will result in recognizing a right to use asset and lease liability or a receivable and deferred inflow of resources.

We recommend the City review this standard and start planning now as to how this will affect your financial reporting. We recommend that you begin by completing an inventory of all contracts that might meet the definition of a lease. The contract listing should include key terms of the contracts such as:

- Description of contract
- Underlying asset
- Contract term
- Options for extensions and terminations
- Service components, if any
- Dollar amount of lease

In addition, the City should begin to establish a lease policy to address the treatment of common lease types, including a dollar threshold for each lease. We are available to discuss this further and help you develop an action plan.

Learn more about [GASB 87](#).

## **Planning for the new conduit debt reporting**

Conduit debt includes arrangements where there are three separate parties involved including a third party that is obligated for payment, a debt holder or lender and an issuing party which is often a government. This standard provides additional criteria for identifying and classifying conduit debt with the intent of providing consistency in how the debt is recorded and reported in governmental financial statements. The City should identify any existing debt arrangements involving third party obligors and evaluate how those arrangements will be reported under the new standard in order to determine the potential impact of this standard on future financial reporting.



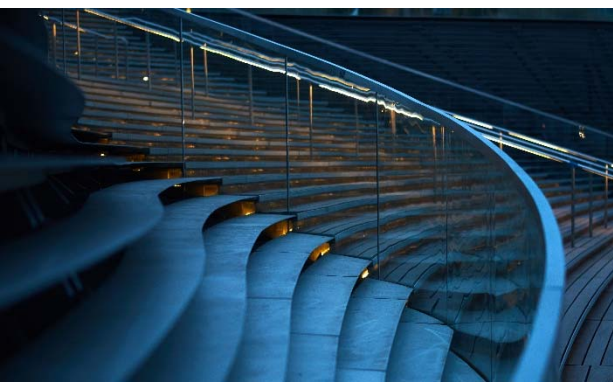
# **Trending challenges for organizations**

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# Trending challenges for organizations

Management and the governing body of the City must keep the future in mind as they evaluate strategies to achieve future growth. Keeping a balance between risk and sustainability is key, and organizations need to think beyond their immediate needs to their long term goals. Economic uncertainty, coupled with key risk areas and fast paced technology change, make strategic planning complex. Begin the discussion with your management team to find your path to your future.

## 2020 strategic risks for Councils



### Evaluating and mitigating the greatest risks

Public sector organizations face a multitude of internal and external risks in an evolving landscape. Risks can stem from strategy, finances, legal situations, operations, regulatory compliance, information technology, economic environment, and/or fraud, waste and abuse.

By employing a risk assessment, areas with the greatest needs and highest risks are evaluated. Then a risk mitigation plan can be developed and deployed.

Learn about [risk assessment](#) types, tools and strategies.

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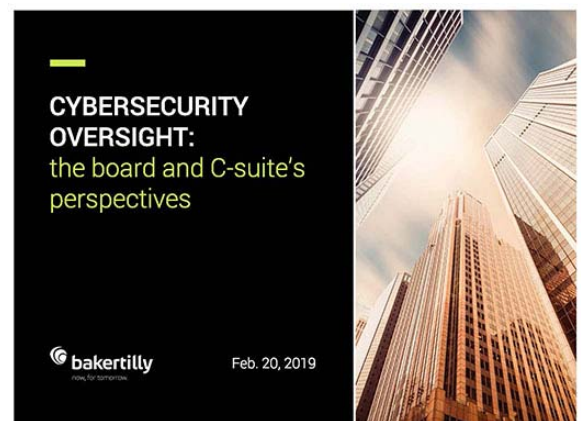
## Cybersecurity

### Operational reporting on cybersecurity effectiveness

As Councils engage management in cybersecurity risk discussions, directors should expect management to produce reports on the effectiveness of the organization's cybersecurity-risk management program. Management can (and should) collect and analyze relevant performance measures and metrics to determine if cybersecurity safeguards and controls are operating as intended, and whether any corrective action should be taken to strengthen management's risk-mitigation approaches. While not an exhaustive list, some key processes on which management should report include these:

- Incident management
- Risk management and governance
- Independent assurance on the cybersecurity program

[Learn more](#) about cybersecurity risk management.



[WATCH: On demand webinar about Council governance over cybersecurity.](#)

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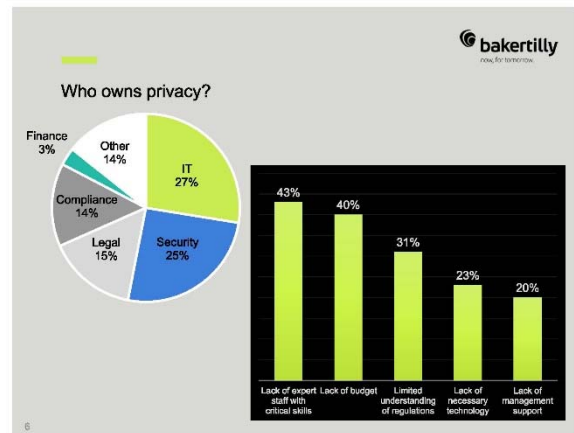
## Data privacy

### Elevating privacy risks to the forefront of Council agendas

Organizations around the world are still scrambling to comply with the General Data Protection Regulation in the European Union, which went into effect in May 2018. While the data privacy regulatory environment changes rapidly, organizations can take proactive steps to ensure that they stay informed of the existing regulations and of those developing on the near horizon.

Adequate oversight remains a key part of staying on top of data privacy developments. Some regulations specify oversight requirements, and can depend on the type of the organization, the quantity and type of personal data processed, and the locations where operations take place. In many cases, a data protection officer (DPO) must lead the effort. Since the DPO is responsible for overseeing practices related to data protection strategy and implementation, having one in place early on will help ensure that the privacy program is comprehensive and consistent.

Learn more about [data privacy risk management](#).



[WATCH: On demand webinar about a risk-based approach to oversight, compliance and management of privacy](#)

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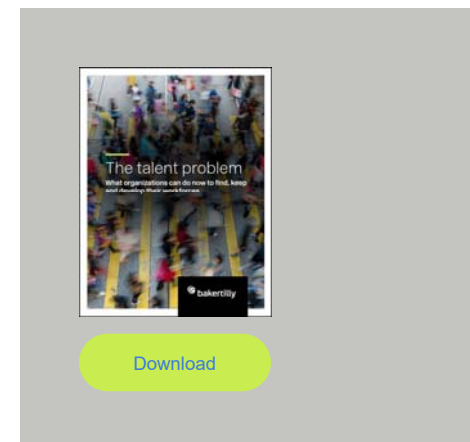
## The talent problem

### Establishing a lifeline for your shifting workforce

Employee recruitment and retention challenges are an all too common struggle in the public sector:

- Aging workers with institutional knowledge retire
- High demand for small qualified candidate pool
- Perception of geographic disadvantages
- Wage/benefit competition with private sector
- Lean operations exclude investments in recruitment, on-the-job training and technology
- Unclear growth and career advancement tracks

Sustainable organizations must have a robust workforce development and succession planning program. Learn how to get started and incorporate a workforce/succession planning program with existing operational practices.



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# Innovation

## Anticipating disruptive innovation and digital transformation

To stay competitive and relevant in a rapidly changing business landscape, organizations in every industry must navigate an increasingly disruptive, technology-enabled environment. Companies that do not address and embrace new and emerging technologies will be less competitive or may even face obsolescence.

Given these challenges to companies, what does innovation mean in this era of digital transformation? Innovation now involves finding the right problems worth solving; building new offerings, business models, and experiences; and generating value at scale for customers.

Furthermore, the rapid digital transformation of advanced technologies such as blockchain, robotic process automation (RPA), and artificial intelligence (AI) now portend similar effects in industries from financial services and healthcare to communications and manufacturing. Councils must become

knowledgeable about these digital disruption trends in order to be able to conduct meaningful oversight that management can use successfully as the company embraces new technologies.

### Anticipating Disruptive Innovation and Digital Transformation

To stay competitive and relevant in a rapidly changing business landscape, organizations in every industry must navigate an increasingly disruptive, technology-enabled environment.

[Read the blog post.](#)

Learn more about [innovation opportunities](#).

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# Public sector executive recruitment

## Navigating recruitments and smart hiring

Competing for top executive talent in the public sector space takes industry knowledge, familiarity with the general applicant pool and experience navigating recruitments. Search consultants draw upon their understanding of organizational management and human resources to serve as a successful agent for government entities. In turn, public sector organizations can adopt a foundational understanding about search firms to ensure optimal collaboration on hiring opportunities.

[Read the three part series](#) to learn what your entity should be thinking about and how Baker Tilly can help.

### Three part series on public sector executive recruitment

Navigate the changing workforce landscape with confidence, read the executive recruitment series.

1. [Five myths about search firms](#)
2. [Recruiting for difficult positions](#)
3. [Hiring recommendations for government entities](#)

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## Customer experience

### Finding your edge in a competitive market

All industries are facing an increasingly competitive marketplace due to more connected consumers, partners and vendors. Where a company may have had a geographic advantage in the past, they now need to be able to compete against non-local organizations.

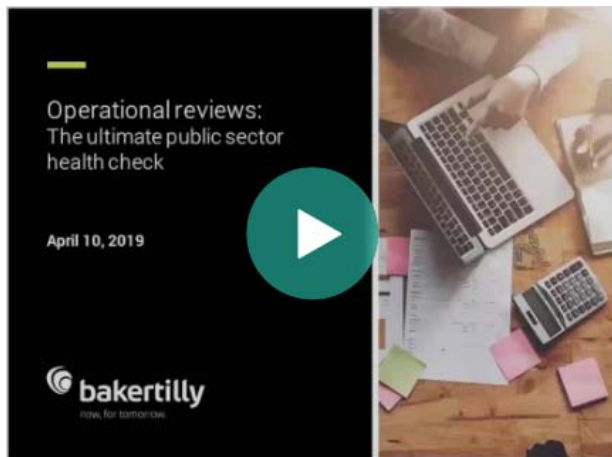
One of the key factors in maintaining your place in the market is ensuring a positive, fast and easy customer experience. Whether this means enhancing your customer support services through online chat bots or developing a mobile app to allow your customer access to their information around the clock, your organization needs to take your customer experience strategy seriously. Management and Council members should understand where your experience is currently and what strategies you are evaluating to enhance it.

Learn more about [why your customer experience is so important](#).

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## Operational and organizational sustainability

### Aligning resources with strategy



As new demands confront the public sector industry, it's easy to solve an immediate problem instead of pausing to take a holistic view. Rippling inefficiencies, increasing financial pressures, taxing staff resources and plummeting constituent satisfaction can pile atop organizations already facing pressure to improve efficiency, effectiveness, relevance and financial viability.

An operational review follows a systematic, strategic approach to understanding an entity's operations and performance. Opportunities to improve processes, bolster internal controls and reduce costs are uncovered in order to realign organizational resources and strategic objectives.

Learn invaluable methods for [executing an operational review](#) while maintaining day-to-day operations.



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## COVID-19 Risks and ongoing response

### Staying nimble and resilient during unprecedented disruption

COVID-19 has challenged all organizations and the effects continue to unfold. It is critical that management and governing bodies stay nimble to respond to direct and indirect effects of this disruption on operations, cash flow, and people. Some best practices to consider include:

- Establish mechanisms to track COVID-19 related expenses, lost revenues or delayed revenues
- Monitor cash flow projections and seek short term liquidity help
- Create a policy and forms for compliance with Family First Coronavirus Response Act
- Compare anticipated results to bond covenants and track any continuing disclosure items
- Re-evaluate TIF projections with revised development scenarios
- Develop a strategy for leading your community through the crisis



Learn about public sector [Coronavirus resources](#), including the latest news on business continuity and cash flow management, Federal stimulus and tax developments, and more.

## **Appendix A: Client service team**



# Client service team



**Paul Frantz, CPA**

**Partner**

777 East Wisconsin Ave  
32<sup>nd</sup> Floor  
Milwaukee, WI 53202  
United States

**T +1 (414) 777 5506**  
[paul.frantz@bakertilly.com](mailto:paul.frantz@bakertilly.com)



A photograph of two men in an office setting. The man on the right, with a beard and wearing a light blue button-down shirt, is smiling and shaking hands with the man on the left. The man on the left is seen from the back, wearing a white shirt and glasses. They are standing at a wooden desk. On the desk, there is a laptop, a tablet, a white mug, a small potted plant, and some papers. A window is visible in the background, showing a view of a building exterior.

## **Appendix B: Management representation letter**

May 13, 2020

Baker Tilly Virchow Krause, LLP  
777 E Wisconsin Ave  
32nd Floor  
Milwaukee, Wisconsin 53202

Dear Baker Tilly Virchow Krause, LLP:

We are providing this letter in connection with your audit of the financial statements of the City of Franklin as of December 31, 2019 and for the year then ended for the purpose of expressing opinions as to whether the financial statements present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Franklin and the respective changes in financial position and cash flows, where applicable, in conformity with accounting principles generally accepted in the United States of America. We confirm that we are responsible for the fair presentation of the previously mentioned financial statements in conformity with accounting principles generally accepted in the United States of America. We are also responsible for adopting sound accounting policies, establishing and maintaining internal control over financial reporting, and preventing and detecting fraud.

Certain representations in this letter are described as being limited to matters that are material. Items are considered material, regardless of size, if they involve an omission or misstatement of accounting information that, in the light of surrounding circumstances, makes it probable that the judgment of a reasonable person relying on the information would be changed or influenced by the omission or misstatement. An omission or misstatement that is monetarily small in amount could be considered material as a result of qualitative factors.

We confirm, to the best of our knowledge and belief, the following representations made to you during your audit.

#### **Financial Statements**

- 1) We have fulfilled our responsibilities, as set out in the terms of the audit engagement letter.
- 2) The financial statements referred to above are fairly presented in conformity with accounting principles generally accepted in the United States of America and include all properly classified funds and other financial information of the primary government required by accounting principles generally accepted in the United States of America to be included in the financial reporting entity.
- 3) We acknowledge our responsibility for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.
- 4) We acknowledge our responsibility for the design, implementation, and maintenance of internal control to prevent and detect fraud.



- 5) Significant assumptions we used in making accounting estimates if any are reasonable
- 6) Related party relationships and transactions including revenues expenditures/expenses, loans, transfers leasing arrangements and guarantees and amounts receivable from or payable to related parties have been appropriately accounted for and disclosed in accordance with the requirements of accounting principles generally accepted in the United States of America
- 7) All events subsequent to the date of the financial statements and for which accounting principles generally accepted in the United States of America require adjustment or disclosure have been adjusted or disclosed No other events including instances of noncompliance have occurred subsequent to the balance sheet date and through the date of this letter that would require adjustment to or disclosure in the aforementioned financial statements.
- 8) All material transactions have been recorded in the accounting records and are reflected in the financial statements
- 9) We believe the effects of the uncorrected financial statement misstatements summarized in the required communication section of the Reporting and insights from 2019 audit document are immaterial both individually and in the aggregate to the basic financial statements as a whole In addition you have recommended adjusting journal entries and we are in agreement with those adjustments
- 10) We are not aware of any known actual possible pending or threatened litigation claims or assessments or unasserted claims or assessments that are required to be accrued or disclosed in the financial statements in accordance with accounting principles generally accepted in the United States of America and we have not consulted a lawyer concerning litigation claims or assessments
- 11) Guarantees whether written or oral under which the City is contingently liable if any have been properly recorded or disclosed

#### **Information Provided**

- 12) We have provided you with
  - a) Access to all information of which we are aware that is relevant to the preparation and fair presentation of the financial statements such as financial records and related data documentation and other matters.
  - b) Additional information that you have requested from us for the purpose of the audit.
  - c) Unrestricted access to persons within the entity from whom you determined it necessary to obtain audit evidence
  - d) Minutes of the meetings of Common Council or summaries of actions of recent meetings for which minutes have not yet been prepared
- 13) We have not completed an assessment of the risk that the financial statements may be materially misstated as a result of fraud
- 14) We have no knowledge of any fraud or suspected fraud that affects the entity and involves
  - a) Management,

- b) Employees who have significant roles in internal control or
  - c) Others where the fraud could have a material effect on the financial statements
- 15) We have no knowledge of any allegations of fraud or suspected fraud affecting the entity received in communications from employees former employees regulators or others
- 16) We have no knowledge of known instances of noncompliance or suspected noncompliance with provisions of laws regulations contracts or grant agreements or abuse whose effects should be considered when preparing financial statements
- 17) There are no known related parties or related party relationships and transactions of which we are aware

**Other**

- 18) There have been no communications from regulatory agencies concerning noncompliance with or deficiencies in financial reporting practices
- 19) We have identified to you any previous financial audits attestation engagements and other studies related to the audit objectives and whether related recommendations have been implemented
- 20) The City has no plans or intentions that may materially affect the carrying value or classification of assets liabilities, or equity
- 21) We are responsible for compliance with federal state and local laws regulations and provisions of contracts and grant agreements applicable to us including tax or debt limits debt contracts and IRS arbitrage regulations and we have identified and disclosed to you all federal state and local laws regulations and provisions of contracts and grant agreements that we believe have a direct and material effect on the determination of financial statement amounts or other financial data significant to the audit objectives including legal and contractual provisions for reporting specific activities in separate funds
- 22) There are no
- a) Violations or possible violations of budget ordinances federal state and local laws or regulations (including those pertaining to adopting approving and amending budgets) provisions of contracts and grant agreements, tax or debt limits and any related debt covenants whose effects should be considered for disclosure in the financial statements or as a basis for recording a loss contingency or for reporting on noncompliance except those already disclosed in the financial statement, if any
  - b) Other liabilities or gain or loss contingencies that are required to be accrued or disclosed by accounting principles generally accepted in the United States of America
  - c) Nonspendable restricted committed or assigned fund balances that were not properly authorized and approved
  - d) Rates being charged to customers other than the rates as authorized by the applicable authoritative body
  - e) Violations of restrictions placed on revenues as a result of bond resolution covenants such as revenue distribution or debt service funding

23) In regards to the nonattest services performed by you listed below we have 1) accepted all management responsibility 2) designated an individual with suitable skill knowledge or experience to oversee the services 3) evaluated the adequacy and results of the services performed and 4) accepted responsibility for the results of the services

a) Adjusting journal entries

b) Compiled regulatory reports

c) Financial statement preparation assistance

None of these nonattest services constitute an audit under generally accepted auditing standards including *Government Auditing Standards*

24) The City of Franklin has satisfactory title to all owned assets and there are no liens or encumbrances on such assets nor has any asset been pledged as collateral

25) The City of Franklin has complied with all aspects of contractual agreements that would have a material effect on the financial statement in the event of noncompliance

26) The financial statements include all component units as well as joint ventures with an equity interest, and properly disclose all other joint ventures and other related organizations if any Component units have been properly presented as either blended or discrete

27) The financial statements properly classify all funds and activities

28) All funds that meet the quantitative criteria in GASB Statement No 34 and No 37 for presentation as major are identified and presented as such and all other funds that are presented as major are particularly important to financial statement users

29) Components of net position (net investment in capital assets restricted and unrestricted) and components of fund balance (nonspendable restricted committed assigned and unassigned) are properly classified and if applicable approved

30) The City of Franklin has no derivative financial instruments such as contracts that could be assigned to someone else or net settled interest rate swaps collars or caps

31) Provisions for uncollectible receivables if any have been properly identified and recorded

32) Expenses have been appropriately classified in or allocated to functions and programs in the statement of activities and allocations have been made on a reasonable basis

33) Revenues are appropriately classified in the statement of activities within program revenues and general revenues

34) Interfund internal and intra-entity activity and balances have been appropriately classified and reported

35) Deposits and investments are properly classified valued and disclosed (including risk disclosures collateralization agreements valuation methods and key inputs as applicable)

36) Provision when material has been made to reduce excess or obsolete inventories to their estimated net realizable value

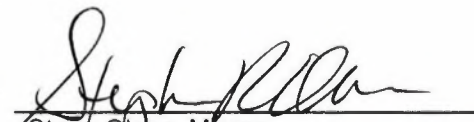
- 37) Capital assets including infrastructure and intangible assets are properly capitalized reported and if applicable depreciated/amortized Any known impairments have been recorded and disclosed
- 38) Tax-exempt bonds issued have retained their tax-exempt status
- 39) We have appropriately disclosed the City of Franklin's policy regarding whether to first apply restricted or unrestricted resources when an expense is incurred for purposes for which both restricted and unrestricted net position are available and have determined that net position were properly recognized under the policy We have also disclosed our policy regarding which resources (that is restricted committed assigned or unassigned) are considered to be spent first for expenditures for which more than one resource classification is available
- 40) We acknowledge our responsibility for the required supplementary information (RSI) The RSI is measured and presented within prescribed guidelines and the methods of measurement and presentation have not changed from those used in the prior period We have disclosed to you any significant assumptions and interpretations underlying the measurement and presentation of the RSI
- 41) With respect to the supplementary information (SI)
- a) We acknowledge our responsibility for presenting the SI in accordance with accounting principles generally accepted in the United States of America and we believe the SI including its form and content, is fairly presented in accordance with accounting principles generally accepted in the United States of America The methods of measurement and presentation of the SI have not changed from those used in the prior period and we have disclosed to you any significant assumptions or interpretations underlying the measurement and presentation of the supplementary information
  - b) If the SI is not presented with the audited financial statements we will make the audited financial statements readily available to the intended users of the supplementary information no later than the date we issue the supplementary information and the auditor's report thereon
- 42) We assume responsibility for and agree with the findings of specialists in evaluating the post-employment health care benefits and have adequately considered the qualifications of the specialists in determining the amounts and disclosures used in the financial statements and underlying accounting records We did not give or cause any instructions to be given to specialists with respect to the values or amounts derived in an attempt to bias their work, and we are not otherwise aware of any matters that have had impact on the independence or objectivity of the specialists
- 43) We assume responsibility for and agree with the information provided by the Wisconsin Retirement System as audited by the Legislative Audit Bureau relating to the net pension asset/liability and related deferred outflows and deferred inflows and have adequately considered the reasonableness of the amounts and disclosures used in the financial statements and underlying accounting records We also assume responsibility for the census data that has been reported to the plan
- 44) We have evaluated and considered all potential tax abatements and believe all material tax abatements have been properly reported and disclosed

- 45) We are responsible for the estimation methods and assumptions used in measuring assets and liabilities reported or disclosed at fair value, including information obtained from brokers, pricing services or third parties. Our valuation methodologies have been consistently applied from period to period. The fair value measurements reported or disclosed represent our best estimate of fair value as the measurement date in accordance with the requirements of GASB 72 – *Fair Value Measurement*. In addition our disclosures related to fair value measurements are consistent with the objectives outlined in GASB 72. We have evaluated the fair value information provided to us by brokers, pricing services or other parties that has been used in the financial statements and believe this information to be reliable and consistent with the requirements.
- 46) We assume responsibility for, and agree with, the information provided by Principal Financial Group related to the City of Franklin Defined Benefit Retirement Income Plan net pension liability and related deferred outflows and deferred inflows and have adequately considered the reasonableness of the amounts and disclosures used in the financial statements and underlying accounting records. We also assume responsibility for the census data that has been reported to the plan.
- 47) We have implemented GASB Statement No. 84, Fiduciary Activities, and believe that all fiduciary funds have been identified and properly classified in the financial statements in compliance with the Standard.
- 48) We have implemented GASB Statement No. 88, Certain Disclosures Related to Debt, including Direct Borrowings and Direct Placements, and believe that all required disclosures and accounting considerations have been identified and properly classified in the financial statements in compliance with the Standard.

Sincerely,

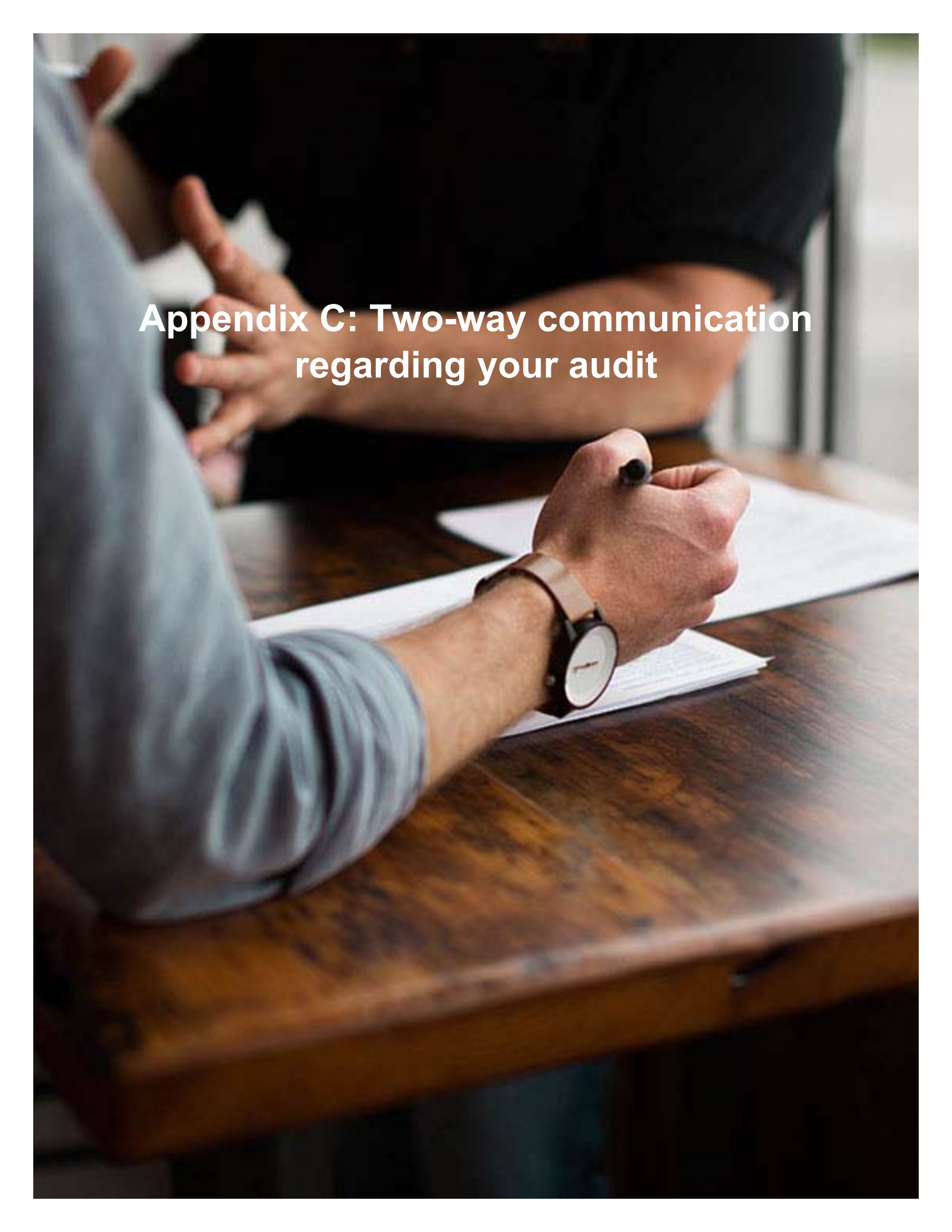
City of Franklin

Signed:

  
Steve Olson, Mayor

Signed:

  
Paul Rotzenberg, Director of Finance and Treasurer

A close-up photograph of a person's arm and hand writing on a document on a wooden table. The person is wearing a light blue long-sleeved shirt and a black watch with a brown strap. In the background, another person's hand is visible, gesturing with fingers spread. The text "Appendix C: Two-way communication regarding your audit" is overlaid in white.

## Appendix C: Two-way communication regarding your audit



As part of our audit of your financial statements, we are providing communications to you throughout the audit process. Auditing requirements provide for two-way communication and are important in assisting the auditor and you with more information relevant to the audit.

As this past audit is concluded, we use what we have learned to begin the planning process for next year's audit. It is important that you understand the following points about the scope and timing of our next audit:

- a. We address the significant risks of material misstatement, whether due to fraud or error, through our detailed audit procedures.
- b. We will obtain an understanding of the five components of internal control sufficient to assess the risk of material misstatement of the financial statements whether due to error or fraud, and to design the nature, timing, and extent of further audit procedures. We will obtain a sufficient understanding by performing risk assessment procedures to evaluate the design of controls relevant to an audit of financial statements and to determine whether they have been implemented. We will use such knowledge to:
  - Identify types of potential misstatements.
  - Consider factors that affect the risks of material misstatement.
  - Design tests of controls, when applicable, and substantive procedures.
- c. We will not express an opinion on the effectiveness of internal control over financial reporting or compliance with laws, regulations, and provisions of contracts or grant programs
- d. The concept of materiality recognizes that some matters, either individually or in the aggregate, are important for fair presentation of financial statements in conformity with generally accepted accounting principles while other matters are not important. In performing the audit, we are concerned with matters that, either individually or in the aggregate, could be material to the financial statements. Our responsibility is to plan and perform the audit to obtain reasonable assurance that material misstatements, whether caused by errors or fraud, are detected.

Our audit will be performed in accordance with auditing standards generally accepted in the United States of America.

We are very interested in your views regarding certain matters. Those matters are listed here:

- a. We typically will communicate with your top level of management unless you tell us otherwise.
- b. We understand that the governing Council has the responsibility to oversee the strategic direction of your organization, as well as the overall accountability of the entity. Management has the responsibility for achieving the objectives of the entity.
- c. We need to know your views about your organization's objectives and strategies, and the related business risks that may result in material misstatements.
- d. Which matters do you consider warrant particular attention during the audit, and are there any areas where you request additional procedures to be undertaken?
- e. Have you had any significant communications with regulators or grantor agencies?
- f. Are there other matters that you believe are relevant to the audit of the financial statements?

Also, is there anything that we need to know about the attitudes, awareness, and actions of the governing body concerning:

- a. The entity's internal control and its importance in the entity, including how those charged with governance oversee the effectiveness of internal control?
- b. The detection or the possibility of fraud?

We also need to know if you have taken actions in response to developments in financial reporting, laws, accounting standards, governance practices, or other related matters, or in response to previous communications with us.

With regard to the timing of our audit, here is some general information. If necessary, we may do preliminary financial audit work during the months of October-December, and sometimes early January. Our final financial fieldwork is scheduled during February and/or March to best coincide with your readiness and report deadlines. After fieldwork, we wrap up our financial audit procedures at our office and may issue drafts of our report for your review. Final copies of our report and other communications are issued after approval by your staff. This is typically 6-12 weeks after final fieldwork, but may vary depending on a number of factors.

Keep in mind that while this communication may assist us with planning the scope and timing of the audit, it does not change the auditor's sole responsibility to determine the overall audit strategy and the audit plan, including the nature, timing, and extent of procedures necessary to obtain sufficient appropriate audit evidence.

We realize that you may have questions on what this all means, or wish to provide other feedback. We welcome the opportunity to hear from you.



## COMPREHENSIVE ANNUAL FINANCIAL REPORT

AS OF AND FOR THE YEAR ENDED DECEMBER 31, 2019

PREPARED BY THE  
DEPARTMENT OF FINANCE

DIRECTOR OF FINANCE & TREASURER  
PAUL ROTZENBERG, CPA

# CITY OF FRANKLIN, WISCONSIN

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## **INTRODUCTORY SECTION**



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May 13, 2020

**Citizens of Franklin, Honorable Mayor and Common Council members:**

**Introduction**

The Comprehensive Annual Financial Report of the City of Franklin, Wisconsin for the fiscal year ended December 31, 2019, is hereby submitted. State law requires that all local governments with a population over 25,000 publish a complete set of financial statements that are presented in conformity with general accepted accounting principles (GAAP) and audited in accordance with generally accepted auditing standards by a firm of licensed certified public accountants.

This report consists of management's representations concerning the finances of the City of Franklin (City). Consequently, management assumes full responsibility for the completeness and reliability of all of the information presented in this report. To provide a reasonable basis for making these representations, management of the City has established a comprehensive internal control framework that is designed both to protect the government's assets from loss, theft, or misuse and to compile sufficient reliable information for the preparation of the City's financial statements in conformity with GAAP. Because the cost of internal controls should not outweigh the benefits, the City's comprehensive framework of internal controls has been designed to provide reasonable rather than absolute assurance that the financial statements will be free from material misstatement. As management, we assert that, to the best of our knowledge and belief, this financial report is complete and reliable in all material respects. All disclosures necessary to enable the reader to gain an understanding of the City's financial activities have been included in this report.

The City's financial statements have been audited by Baker Tilly Virchow Krause, LLP, a firm of certified public accountants experienced in auditing governmental entities. The goal of the independent audit is to provide reasonable assurance that the financial statements of the City for the fiscal year ended December 31, 2019, are free of material misstatement. The independent audit involves examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements; assessing the accounting principles used and significant estimates made by management; and evaluating the overall financial statement presentation. Baker Tilly Virchow Krause, LLP concluded, based upon the audit, that there was reasonable basis for rendering an unmodified opinion that the City's financial statements for the fiscal year ended December 31, 2019, are fairly presented in conformity with GAAP. The independent auditor's report is presented as the first component of the financial section of this report.

GAAP requires that management provide a narrative introduction, overview and analysis to accompany the basic financial statements in the form of Management's Discussion and Analysis (MD&A). This letter of transmittal is designed to complement the MD&A and should be read in conjunction with it. The City's MD&A can be found immediately following the report of the independent auditors.

## City Profile

The City of Franklin, incorporated in 1956, is located in the southwestern corner of Milwaukee County. The City is 34.5 square miles in size and has a population of 35,996. Over the last ten years the City has experienced no real growth in population. The city is a residential community (75.7%) with a commercial and industrial component (24.3%). Median Family Income of \$102,206 is 144% of the national average. Approximately one third of the acreage in the City is undeveloped, which demands attention to growth issues. It is considered to be one of the more desirable communities in the Milwaukee metropolitan area in which to live and work. The City provides a typical range of municipal services for a suburban community including police, fire protection, emergency medical/paramedic, maintenance of streets and other infrastructure, library, public health services, recreational activities, building inspection, zoning control, refuse collection, recycling collection, sanitary sewer, storm sewer and water services, both construction and maintenance. The City is authorized to levy property tax on real and personal property located within its boundaries to support the services provided.

The City operates under the mayor/council form of government. Policy making and legislative authority are vested in a governing council consisting of a mayor and six council members. The governing council is responsible, among other things, for passing ordinances, adopting the budget, appointing committees and hiring management. The City's Mayor is responsible for carrying out the policies and ordinances of the governing council, for overseeing the day-to-day operations of the government and for appointing the heads of the various departments. The Council is elected, by district, on a non-partisan basis. The Mayor and Council members serve staggered three-year terms. The City is organized into departments, headed by ten officials appointed by the Mayor or Director of Administration and confirmed by the Common Council. Numerous boards, commissions and committees allow for citizen involvement in government by providing a forum for policy input to the Council and guidance to the departments. Library service is provided through a separate Library Board that functions like a department of the City and engages the Library Director. Water service is provided through a separate Water Utility that functions like a department of the City. The Water Utility also has a Board of Water Commissioners which oversees water utility operations. In 2015, the State mandated that a portion of hotel taxes be dedicated to tourism, as such the City formed a separate Tourism Commission which utilizes those tax resources to promote the City in the area. These areas therefore have been included as an integral part of the City's financial statements. The City also is financially accountable for a legally separate Community Development Authority (Authority). The Authority's activities are reported within the City's financial statements. Additional information on the Authority can be found in Note 1 in the notes to the financial statements.

The budgetary process serves as the foundation of the City's financial planning and control system. The objective of the budgetary process is to ensure compliance with legal provisions embodied in the annual appropriated budget approved by the Common Council. The preparation of a forecast for the existing programs for the following year is prepared during July and August. Departmental requests for personnel changes and new capital outlay expenditures are made by the middle of August. The Mayor then reviews the forecast including recommended personnel and capital expenditures and determines by mid-August the personnel and capital expenditures that will be included in the initial departmental requested budgets. The departments take this information and submit their requested budgets by the end of August. The budgets are reviewed and the Mayor submits his recommended budget by the middle of September. The Council reviews the recommended budget and agrees on a proposed budget by mid-October. The Council is required to hold a public hearing on the proposed budget in early November, and then adopts a final budget in mid-November.

The adopted budget is prepared by fund, function (e.g. Public Safety), and department (e.g. Police). Transfers of appropriations between funds, functions or department require the approval of the governing council. Budget-to-actual comparisons are provided in this report for each governmental fund with an adopted budget. The General Fund comparison is presented in Exhibit F as part of the basic financial statements for the governmental funds and in Schedules 3 & 4 of the supplementary information. For governmental funds with adopted budgets other than the General Fund, this comparison is presented in the supplementary information section of this report.

The information presented in the financial statements is perhaps best understood when considered from the broader perspective of the environment that the City operates.

### **Economic Condition and Outlook**

The economic activity in Franklin in both the residential and the non-residential sectors was stable. New construction was elevated in 2019 compared to 2018 as evidenced by increased construction permit revenues. The Ballpark Commons project, estimated to add \$160 million in new development, saw several commercial projects initiated in 2019. In addition, the Statesman Estates multi-family development completed late in 2019, and the Bear Development project in the southwest portion of the City got infrastructure work underway. Several new residential subdivisions are in various stages of completion.

Estimated actual property values have grown at an average annual rate of 1.94% since 2009. The new growth was \$64.6 million in 2019, \$34.6 million in 2018, and \$19 million in 2017. 2020 growth is expected to be larger still reflecting the impact of commercial activity. New growth has averaged less than 1% the last ten years, with eight of the ten years having less than 1% growth. Limits on levy increases are currently restricted to new growth, and this has meaningfully dampened tax levy increases, the largest resource to the City.

The City has been successful in restricting tax levy increases by utilizing tools the State provided: retarding growth of employee benefits and the shifting tax levy from debt service to operating needs. This is a non-sustainable process.

A landfill in southwestern portion of the City received an expansion of its license (from the State). The landfill has provided approximately \$1 million in revenues to the City in prior years. With the license expansion, the per ton rate increased 25% and volumes substantially increased in 2019 to over \$2.6 million. What this resource funds should be carefully considered, because while it will likely last more than a few years, it will eventually terminate. Utilizing this resource for recurring expenditures will challenge future budget decisions when it eventually ends.

### **Residential Growth**

Over the past ten years, residential valuation has stagnated, rising just 2.0%. The recession of 2008 had longer impacts than many expected. The development activity increased in recent years, with several large developments in various stages of approval. Longer range, the City has the most developable land in the County and anticipates new subdivisions as economic activity increases again.

### **Commercial and Industrial Growth**

Over the past ten years, commercial and industrial valuation has increased at an average annual rate of 0.9%.

In 2005, two TIF Districts (#3 & #4) were established on the eastern side of the City. The two districts have equalized value tax increments of \$64.8 and \$52.6 million, respectively. In 2016 a new District #5 was established to aid the Ballpark Commons project. A Developers agreement was signed in Q1 2018. The project estimates \$125 million in new taxable development. In Q4 2018, TID6 was formed to aid the development of an industrial park on the southwest portion of the City. That project could generate \$54 million in new development. In Q4 of 2019, TID7 was created to aid the multi-family portion of Ballpark Commons development with estimated development of \$47 million.

Expansion of the commercial and industrial tax base is a goal of the City with respect to the overall tax rate. New TID creation in the last few years will aid in that Commercial development. Currently 75.7% of the City's property value is residential compared to 73.9% ten years ago. Future tax relief will need to come from industrial and commercial tax base expansion.

### **Organizational and Service Growth**

2019 was a year where overall revenue of \$42.1 million grew 9.5% compared to last year. Increased landfill siting fee revenues caused by the expanded license and Impact fee collections on new multi-family development drove the revenue increase.

2019 and 2018 were revaluation years. The last reassessment was done in 2010. Performing revaluations on a regular basis is in line with the Common Council policy to schedule more frequent revaluations to keep property values in line with current market values. The State determined that the local assessment, after reassessment, was 97% of fair value. The estimated actual value of City properties was approximately \$4.2 billion. The City has risen to the third largest city in Milwaukee County based upon equalized value.

The challenge for the operating departments in 2019 was to continue to maintain service levels at a time of flat revenues and growth of 1.60% in new property base. The largest revenue resource – tax levy – is limited to this growth factor. Controlling expenditures at this level has challenged many Wisconsin cities, Franklin is not exempt.

One threat the City faces is the challenge by larger retail property owners of assessed values. Several large Commercial property owners have successfully challenged their assessed values, this places shifts the property tax burden to the residential tax base.

### **Internal Controls**

The City's internal control structure is subject to ongoing evaluation by management. The City is responsible for ensuring that an adequate internal control structure is in place to ensure compliance with laws, regulations and good financial policies. The results of the City's audit for the fiscal year ended December 31, 2019 provided no instances of material weaknesses in the internal control structure or significant violations of applicable laws or regulations.

As a recipient of federal and state financial assistance, if the level of grant expenditures exceeds an established level, currently \$750,000, a single audit of grants is required. The City was not required to have a single audit of grants in 2019 and the last single audit was in 2010.

### **Financial Planning**

Long range financial planning is in place, especially for the capital funds and debt service funds, to ensure that resources are in place to meet committed projects, that there is adequate funding for projects prior to their approval, and that adequate funding is in place for debt that has been or will be incurred, with an appropriate plan for repayment.

### **Financial Policies**

The City maintains policies on fund balance level debt levels and term, investment policies, budget forecasting policy and a capitalization policy. The City also takes advantage of policies that has new development to finance infrastructure needs caused by the new development via special assessments and impact fees. Conservative management and the enumerated policies above have served the City well. The existence of a fund balance enabled the fund balance to be utilized in 2009 during the revenue decline and replenished in 2010 and 2011 when revenue stabilized.

### **Awards**

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the City for its Comprehensive Annual Financial Report (CAFR) for the year ended December 31, 2018. The Certificate of Achievement is a prestigious national award recognizing conformance with the highest standards for preparation of state and local government financial reports. This was the 26th consecutive year that the City has received this award.

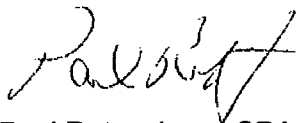
In order to be awarded a Certificate of Achievement, the City must publish an easily readable and efficiently organized CAFR whose contents conform to program standards. Such report must satisfy both accounting principles generally accepted in the United States of America and applicable legal requirements.

A Certificate of Achievement is valid for a period of one year. We believe that our current CAFR continues to meet the Certificate of Achievement Program's requirements. We will be submitting the CAFR to the GFOA to determine its eligibility for a 2019 Certificate.

### **Acknowledgments**

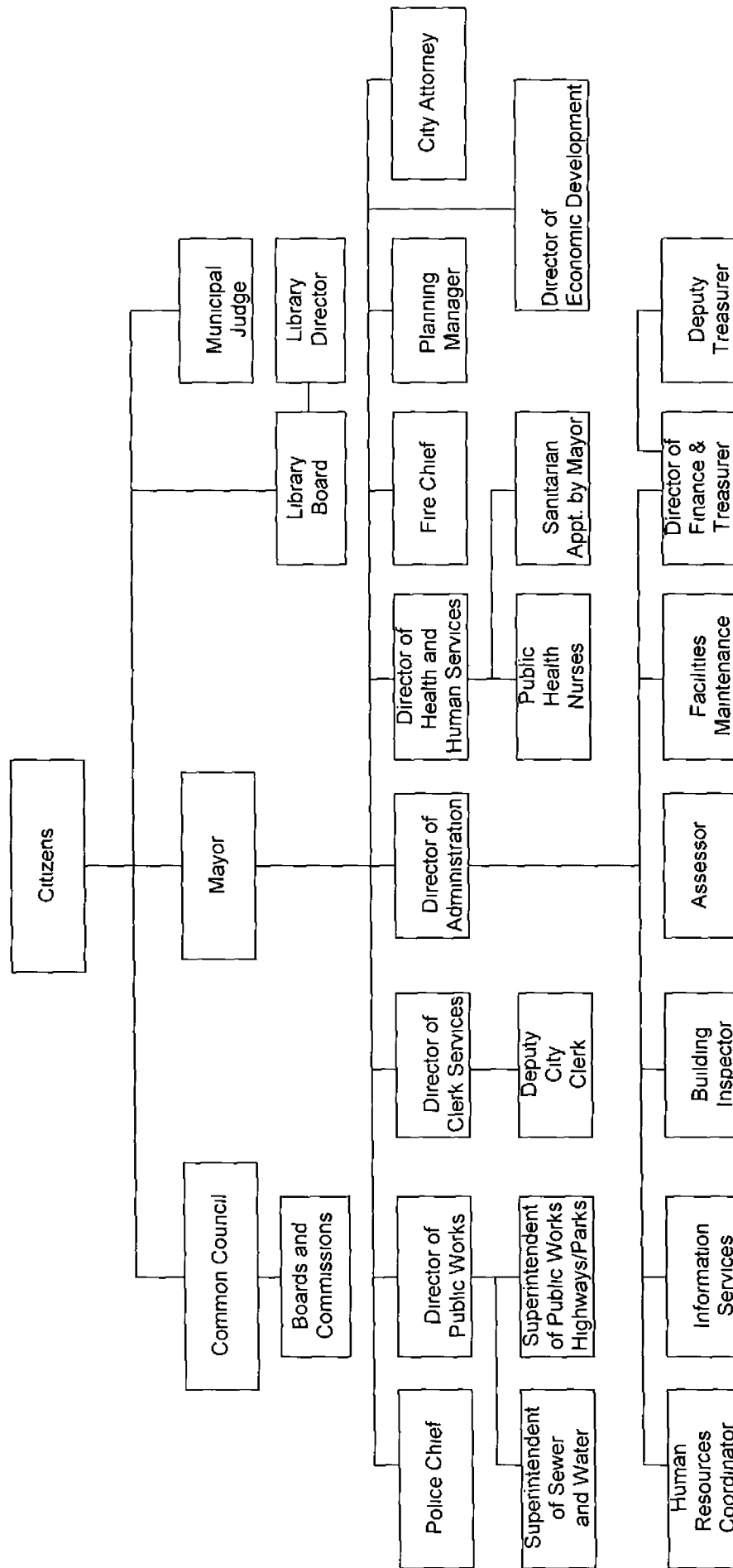
Preparation of this report on a timely basis could not have been accomplished without the efficient and dedicated services of the Finance Department staff. Appreciation is also extended to all other City employees who contributed to its preparation. Thanks are also extended to the Mayor, Common Council, and Finance Committee for their interest and support in planning and conducting the financial operations of the City in a responsible manner.

Respectfully submitted,



Paul Rotzenberg, CPA  
Director of Finance & Treasurer

# CITY OF FRANKLIN, WISCONSIN Organization Chart





**CITY OF FRANKLIN, WISCONSIN  
LIST OF PRINCIPAL OFFICIALS**

Elected Officials

<u>Title</u>	<u>Name</u>
Mayor	Stephen R Olson
Aldermen	
District No 1	Mark Dandrea
District No 2	Daniel M Mayer
District No 3	Kristen Wilhelm
District No 4	Steve F Taylor
District No 5	Mike Barber
District No 6	John Nelson
Municipal Judge	Fred F Klimetz

Non elected Officials

Assessor	Mark Link
Building Inspector	Scott Satula
City Attorney	Jesse Wesolowski
City Clerk	Sandi Wesolowski
City Engineer/Public Works Director	Glen Morrow
Director of Administration	Mark Luberd
Director of Economic Development	Calli Berg
Director of Finance & Treasurer	Paul Rotzenberg
Director of Health & Human Services	Courtney Day
Fire Chief	Adam Remington
Human Resources Coordinator	Dana Zahn
Information Services Manager	James Matelski
Library Director	Jennifer Loeffel
Planning Manager	Joel Dietl
Police Chief	Rick Oliva
Superintendent of Public Works	Kevin Schlueter
Superintendent of Sewer & Water	Mike Roberts



Government Finance Officers Association

**Certificate of  
Achievement  
for Excellence  
in Financial  
Reporting**

Presented to

**City of Franklin  
Wisconsin**

For its Comprehensive Annual  
Financial Report  
for the Fiscal Year Ended

**December 31, 2018**

*Christopher P. Morill*

Executive Director/CEO

## **FINANCIAL SECTION**

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## INDEPENDENT AUDITORS' REPORT

To the Mayor and Common Council  
City of Franklin  
Franklin, Wisconsin

### **Report on the Financial Statements**

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Franklin, Wisconsin, as of and for the year ended December 31, 2019, and the related notes to the financial statements, which collectively comprise the City of Franklin's basic financial statements as listed in the table of contents.

### ***Management's Responsibility for the Financial Statements***

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

### ***Auditors' Responsibility***

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the City of Franklin's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances but not for the purpose of expressing an opinion on the effectiveness of the City of Franklin's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

To the Mayor and Common Council  
City of Franklin

### ***Opinions***

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Franklin, Wisconsin, as of December 31, 2019, and the respective changes in financial position and, where applicable, cash flows thereof and the respective budgetary comparison for the General Fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

### ***Emphasis of Matters***

As discussed in Note I, City of Franklin adopted the provisions of GASB Statement No. 84, *Fiduciary Activities*, effective January 1, 2019. Our opinions are not modified with respect to this matter.

As discussed in Note I, City of Franklin adopted the provisions of GASB Statement No. 88, *Certain Disclosures Related to Debt, including Direct Borrowings and Direct Placements*, effective January 1, 2019. Our opinions are not modified with respect to this matter.

### ***Other Matters***

#### ***Required Supplementary Information***

Accounting principles generally accepted in the United States of America require that the required supplementary information as listed in the table of contents be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

#### ***Supplementary Information***

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City of Franklin's basic financial statements. The supplementary information as listed in the table of contents is presented for purposes of additional analysis and is not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the supplementary information is fairly stated in all material respects in relation to the basic financial statements as a whole.

To the Mayor and Common Council  
City of Franklin

*Other Information*

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City of Franklin's basic financial statements. The Introductory Section and Statistical Section are presented for purposes of additional analysis and are not a required part of the basic financial statements. Such information has not been subjected to the auditing procedures applied in the audit of the basic financial statements and accordingly we do not express an opinion or provide any assurance on it.

*Prior Year Comparative Information*

We have previously audited the City of Franklin's 2018 financial statements and we expressed unmodified audit opinions on the respective financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information in our report dated April 30, 2019. In our opinion, the summarized comparative information presented herein as of and for the year ended December 31, 2018, is consistent in all material respects with the audited financial statements from which it has been derived.

*Baker Tilly Vorchar Krause, LLP*

Milwaukee Wisconsin  
May 13, 2020



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**City of Franklin, Wisconsin  
Management's Discussion and Analysis  
(Unaudited)**

As management of the City of Franklin (the "City"), the following offers readers of the City's financial statements an overview and analysis of the financial activities of the City for the fiscal year ended December 31, 2019. Readers are encouraged to consider this information in conjunction with additional information contained in the letter of transmittal, which can be found on pages 1-5 of this report.

**Financial Highlights**

- The assets and deferred outflows of the City exceeded its liabilities and deferred inflows as of December 31, 2019, by \$242.7 million (**net position**). The City now has a \$4.2 million deficit (**in Unrestricted Net Position**), putting pressure on its ability to meet creditor obligations.
- The City's total net position decreased by a net amount of \$563,000. Net investment in capital assets increased by \$15.8 million while unrestricted net position decreased by \$14.6 million and restricted net position decreased by \$1.8 million. Several major development projects continued in 2019, with the Ballpark Commons project receiving an additional \$3.2 million City support, the creation of TID6 for the Bear Development in the southwest portion of the City and Velo Village (TID 7) apartment complex connected to Ballpark Commons. In addition, four residential developments were in various stages of completion, Aspen Woods, Ryan Wood, Park Circle and Safeway Reserve. Several contributed \$1.1 million in new infrastructure to the City in 2019. Additionally, the Statesmen Estates multifamily development was completed.
- The City's governmental funds reported, as of December 31, 2019, combined ending fund balances of \$45.6 million, an increase of \$8.4 million from the prior year. Half the increase represents a \$4 million refunding bond issue, (with the debt payment in early 2020). The new development noted earlier generated \$2.7 million in new impact fees.
- The Non-spendable fund balance of \$155,690 did not change much.
- The restricted fund balances totaling \$31.5 million, (an increase of \$8.4 million), was driven by development activities within Tax Increment Financing Districts, principally unspent debt proceeds and collections of impact fees.
- The assigned fund balances in total of \$5.5 million decreased \$1.4 million from the prior year as the City Hall HVAC, roofing and entrance project completed.
- The unassigned fund balance as of December 31, 2019 for the General Fund was \$8.2 million. This represents approximately 32 percent of total 2019 General Fund expenditures. The \$1.3 million increase was the result of un-expected building permit revenues, increased investment income and reduced Public Safety expenditures.
- The City's Business type activities generated a \$5.5 million surplus, including \$7.8 million of capital contributions (\$5.9 million from the City and \$1.9 million from developers). Depreciation on contributed assets reduced the surplus.

**Overview of the Financial Statements**

This discussion and analysis are intended to serve as an introduction to the City's basic financial statements. These basic financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

## **Government-wide financial statements**

The government-wide financial statements are designed to provide readers with a broad overview of the City's finances, in a manner similar to a private-sector business. The statement of net position presents information on all of the City's assets, deferred outflows, liabilities and deferred inflows, with the difference between the categories reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the City is improving or deteriorating. Table 1 (page 127) provides a ten-year history of Net Position.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenue and expenditures are reported in this statement for some items that will result in cash flows in future fiscal periods (e.g., uncollected taxes and earned but unused vacation and sick leave). Table 2 (page 128 & 129) provides a ten-year history of the statement of activities.

The government-wide financial statements distinguish functions of the City that are principally supported by taxes and intergovernmental revenue (governmental activities) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (business-like activities). The governmental activities of the City include general government, public safety, public works, health & human services, culture & recreation and conservation & development. The business-type activities include the Franklin Water Utility and the Sanitary Sewer fund.

The government-wide financial statements include not only the City itself (known as the primary government) but also a legally separate Community Development Authority for which the City is financially accountable. Financial information for this blended component unit is reported as part of the financial information presented for the primary government itself.

The government-wide financial statements can be found on Exhibits A and B (page 26 & 27) of this report.

## **Fund financial statements**

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The City, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. All of the funds of the City can be divided into three categories: governmental funds, proprietary funds and fiduciary funds.

### **Governmental funds**

Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a government's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the government's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenue, expenditures and changes in fund balances provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The City maintains 17 individual governmental funds. Information is presented separately in the governmental fund balance sheet and in the governmental fund statement of revenue, expenditures, and changes in fund balances for the General Debt Service and TIF Districts Funds that are all considered to be major funds. Data from the remaining 14 governmental funds are combined into a single, aggregated presentation. Individual fund data for each of these nonmajor governmental funds is provided in the form of combining statements later in this report.

The basic governmental fund financial statements can be found on Exhibits C, D, E and F (page 28 – 32) of this report. These statements include a budgetary comparison of the General Fund.

The City adopts an annual budget for its General Fund, Debt Service Fund, TIF District, Library Operating Fund, Library Auxiliary Fund, Solid Waste Fund, Tourism, Donations, Grant, Civic Celebrations, St Martin's Fair, Capital Outlay Fund, Equipment Replacement Fund, Street Improvement Fund, Capital Improvement Fund, Development Fund, Utility Development Fund, Sanitary Sewer Fund and the Franklin Water Utility. A budgetary comparison statement has been provided for all governmental funds demonstrating compliance with their budgets.

### **Proprietary funds**

Proprietary funds are used to report the functions presented as business-type activities in the government-wide financial statements. Proprietary funds provide the same type of information as the government-wide financial statements, only in more detail. The proprietary fund financial statements provide separate information for the Franklin Water Utility, the Sanitary Sewer Fund and the Internal Service Fund.

The proprietary fund financial statements can be found on Exhibits G, H & I (page 33 – 37) of this report.

### **Custodial funds**

Custodial funds are used to account for resources held for the benefit of parties outside the government. Custodial funds are not reflected in the government-wide financial statement because the resources of those funds are not available to support the City's programs. The custodial funds maintained by the City are the Property Tax Agency Fund, that records the tax roll and tax collections for the City and other taxing jurisdictions, a post-employment benefits trust to hold funds until needed to pay designated health benefits for eligible current and future retirees and other agency funds.

The basic custodial fund financial statements can be found on Exhibit J & K (page 38 & 39) of this report.

### **Notes to the financial statements**

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements. The notes to the financial statements are found on pages 40 – 96 of this report.

### **Other information**

In addition to the basic financial statements, notes and accompanying notes, this report also presents certain **required supplementary information** concerning the City of Franklin's progress in funding its retiree health obligations to eligible full time employees and its participation in the Wisconsin Retirement System and City of Franklin Defined Benefit Pension Plans. Required supplementary information can be found on pages 97 - 102 of this report.

The combining and individual fund financial statements and schedules section presents combining statements in connection with non-major governmental funds, a detailed budgetary comparison schedule for the General Fund, Special Revenue Capital Projects and TIF Funds to demonstrate compliance with the budget complementing the statement included in the basic governmental fund financial statements, and other information related to the individual funds are presented immediately following the required supplementary information Schedules 1 to 12 2 can be found on pages 103 - 125 of this report

### Government-wide Financial Analysis

As noted earlier net position may serve over time as a useful indicator of a government's financial position In the case of the City, assets and deferred outflows exceeded liabilities and deferred inflows by \$242 million and \$243 million at the end of 2019 and 2018 respectively

#### CITY OF FRANKLIN NET POSITION December 31, 2019 and 2018

	Governmental Activities		Business-type Activities		Total	
	2019	2018	2019	2018	2019	2018
Current and other assets	\$ 83,521,920	\$ 71,044,675	\$ 7,775,752	\$ 7,905,215	\$ 91,297,672	\$ 78,949,890
Long term Note Rec		-	16,280,068	17,555,340	16,280,068	17,555,340
Capital assets	<u>135,590,157</u>	<u>126,908,049</u>	<u>110,933,188</u>	<u>105,030,800</u>	<u>246,523,345</u>	<u>231,938,849</u>
Total assets	<u>219,112,077</u>	<u>197,952,724</u>	<u>134,989,008</u>	<u>130,491,355</u>	<u>354,101,085</u>	<u>328,444,079</u>
Deferred Outflows	<u>11,127,908</u>	<u>5,866,670</u>	<u>803,624</u>	<u>192,473</u>	<u>11,931,532</u>	<u>6,059,143</u>
Current liabilities	7,883,909	4,215,583	1,726,984	1,493,373	9,610,893	5,708,956
Long-term liabilities	<u>62,395,660</u>	<u>34,878,642</u>	<u>19,449,699</u>	<u>20,183,810</u>	<u>81,845,359</u>	<u>55,062,452</u>
Total liabilities	<u>70,279,569</u>	<u>39,094,225</u>	<u>21,176,683</u>	<u>21,677,183</u>	<u>91,456,252</u>	<u>60,771,408</u>
Deferred Inflows	<u>31,680,624</u>	<u>30,309,811</u>	<u>212,008</u>	<u>169,353</u>	<u>31,892,632</u>	<u>30,479,164</u>
Net position						
Net Investment in capital assets	123,769,857	113,400,761	92,371,165	85,170,183	212,636,622	196,873,944
Restricted	16,185,146	17,189,242	18,035,340	18,799,969	34,220,486	35,989,211
Unrestricted	<u>(11,675,211)</u>	<u>3,825,355</u>	<u>3,997,436</u>	<u>4,861,140</u>	<u>(4,173,375)</u>	<u>10,383,495</u>
Total net position	<u>\$ 128,279,792</u>	<u>\$ 134,415,358</u>	<u>\$ 114,403,941</u>	<u>\$ 108,831,292</u>	<u>\$ 242,683,733</u>	<u>\$ 243,246,650</u>

The net position section includes an adjustment for capital assets owned by the business-type activities, but financed by the debt of the governmental activities Amounts will not cross-foot as a result

The largest portion of the City's net position (approximately 88 and 81 percent, in 2019 and 2018, respectively) reflects its investment in capital assets (e.g. land, buildings, machinery, and equipment), less any related debt used to acquire those assets that is still outstanding The City uses these capital assets to provide services to citizens consequently, net position is not available for future spending Although the City's investment in its capital assets is reported net of related debt it should be noted that the resources needed to repay this debt must be provided from other sources, since capital assets themselves cannot be used to liquidate these liabilities

Investment in capital assets accounted for \$213 million and \$197 million in 2019 and 2018 respectively of the year end net position

In 2019, the Ballpark Commons \$28 million infrastructure project was substantially completed. In addition, the Statesman project was completed, as well as portions of three other developments. Other significant projects included a City Hall \$1.8 million roof replacement, Heating Ventilating and Air conditioning replacement, a \$1.4 million roundabout at S 51<sup>st</sup> and Drexel Ave installed and a \$634,000 fire engine replacement.

In 2018, construction in progress rose to \$6.6 million related to the Ballpark Commons project. Other significant additions were a second salt dome, and the River Park trail bridge.

An additional portion of the City's net position (13% in 2019 and 2018) represent resources that are subject to external restrictions on how they may be used. There were \$34.2 million and \$36.0 million (revised) respectively in those net positions that were restricted to specific purposes. A significant increase in residential development increased the Development Fund (Impact fees) resource by \$2.9 million.

The remaining balance in unrestricted net position of a \$4.2 million deficit and \$10.4 million surplus (revised) in 2019 and 2018, respectively, may be used to meet the City's ongoing obligations to citizens and creditors. The significant reduction in unrestricted net position relates to two developer grants. A \$5 million incentive was for a 180-unit apartment complex completed late in the year, and another \$5.9 million in site preparation costs at the Ballpark Commons project on an old landfill.

## Government-wide activities

The details of changes in net position follow

### City of Franklin Changes in Net Position For the Years Ending December 31, 2019 and 2018

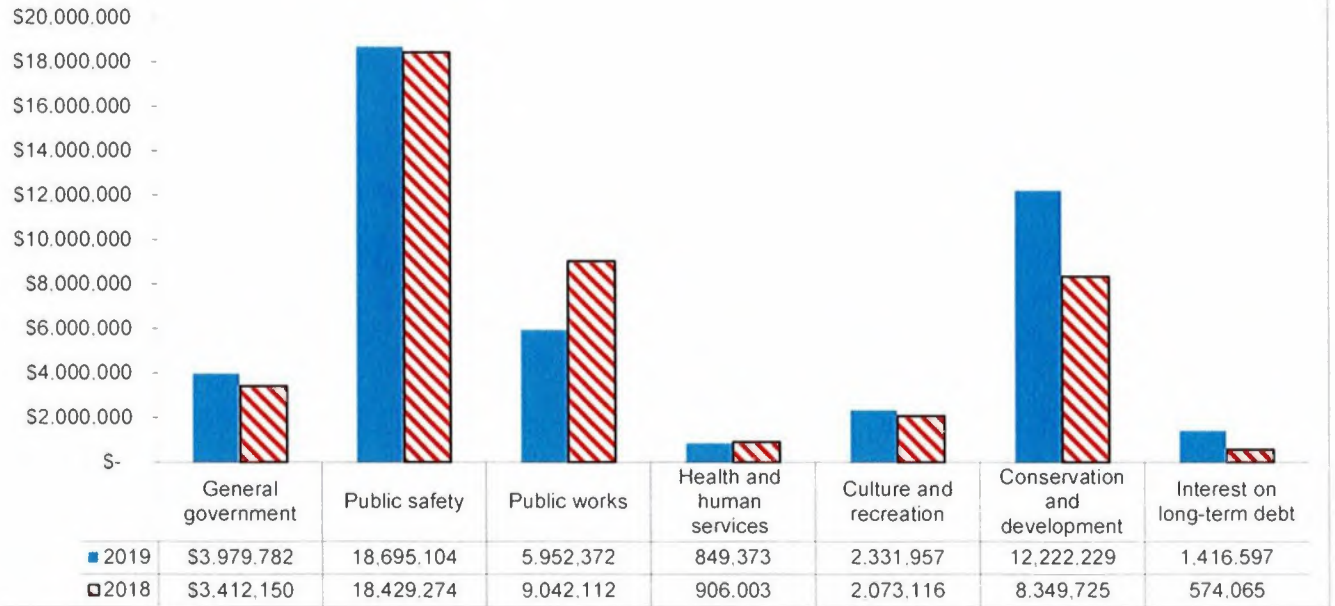
	Governmental Activities		Business-type Activities		Total	
	2019	2018	2019	2018	2019	2018
<b>Revenue</b>						
Program revenue:						
Charges for services	\$ 9,135,953	\$ 6,951,359	\$ 9,624,386	\$ 9,666,202	\$ 18,760,339	\$ 16,617,561
Operating grants & contributions	1,991,081	1,932,199			1,991,081	1,932,199
Capital grants & contributions	4,158,787	2,655,553	1,893,179		6,051,966	2,655,553
General revenue:						
Property taxes	23,543,330	23,621,879			23,543,330	23,621,879
Other taxes	1,394,469	1,085,976			1,394,469	1,085,976
Intergovernmental	2,437,929	1,366,802			2,437,929	1,366,802
Investment earnings	1,575,432	847,916	554,542	548,047	2,129,974	1,395,963
Other	41,373	111,751	95,217	134,928	136,590	246,679
Total revenue	<u>44,278,354</u>	<u>38,573,435</u>	<u>12,167,324</u>	<u>10,349,177</u>	<u>56,445,678</u>	<u>48,922,612</u>
<b>Expenses:</b>						
General government	3,979,782	3,412,150			3,979,782	3,412,150
Public safety	18,695,104	18,429,273			18,695,104	18,429,273
Public works	5,952,372	9,042,112			5,952,372	9,042,112
Health & human services	849,373	906,003			849,373	906,003
Culture & recreation	2,331,957	2,073,116			2,331,957	2,073,116
Conservation & development	12,222,229	8,349,725			12,222,229	8,349,725
Interest on long-term debt	1,416,597	574,065			1,416,597	574,065
Water			5,393,192	5,514,057	5,393,192	5,514,057
Sewer			6,167,989	5,949,549	6,167,989	5,949,549
Total expenses	<u>45,447,414</u>	<u>42,786,444</u>	<u>11,561,181</u>	<u>11,463,606</u>	<u>57,008,595</u>	<u>54,250,050</u>
Increase in net position before transfers	(1,169,060)	(4,213,009)	606,143	(1,114,429)	(562,917)	(5,327,438)
Transfers	(4,966,506)	1,011,392	4,966,506	(1,011,392)		
Change in net position	<u>(6,135,566)</u>	<u>(3,201,617)</u>	<u>5,572,649</u>	<u>(2,125,821)</u>	<u>(562,917)</u>	<u>(5,327,438)</u>
Net position - beginning	134,415,358	137,616,975	108,831,292	110,957,113	243,246,650	248,574,088
Net position - ending	<u>\$ 128,279,792</u>	<u>\$ 134,415,358</u>	<u>\$ 114,403,941</u>	<u>\$ 108,831,292</u>	<u>\$ 242,683,733</u>	<u>\$ 243,246,650</u>

## Governmental Activities

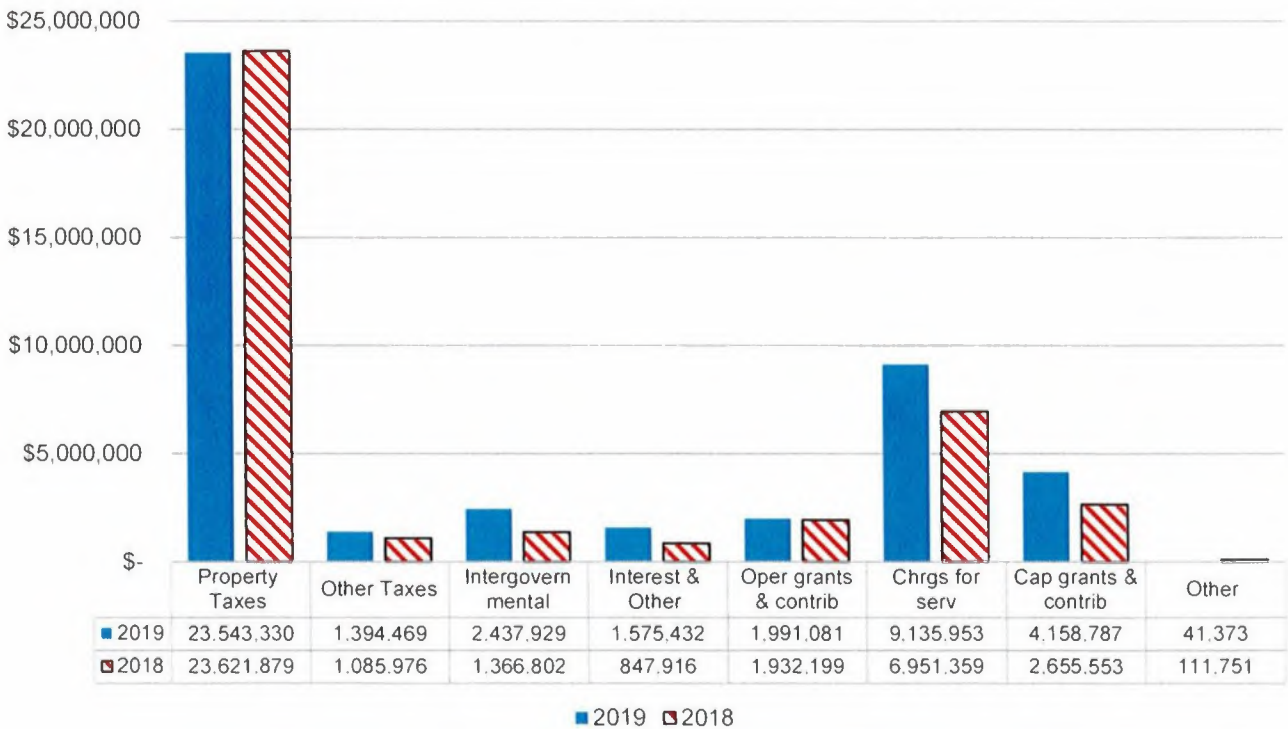
2019 saw development activity increase further, with a \$5.3 million grant to an apartment developer, over \$1 million of subdivision infrastructure contributions and the Ballpark Commons project winding up including \$5.9 million of developer grants for site preparation, along with significant infrastructure investment. The Intergovernmental revenue increase relates to a storm sewer project at Rawson Homes. \$3 million of developer impact fees added to total revenues. These developer grants will be recovered in the future when TID tax collections are realized. Interest costs are rising on the increased debt levels.

The 2018 Governmental Activities decrease of \$3.2 million is the result of developer grants in Ballpark Commons. The City committed \$22.5 million of site preparation and infrastructure costs to the Developer with approximately \$14.4 million spent in 2018. Much of those payments were classified as developer's grants.

### Expenses by Function - Governmental Activities



### Revenue by Source - Governmental Activities





### Business-type activities

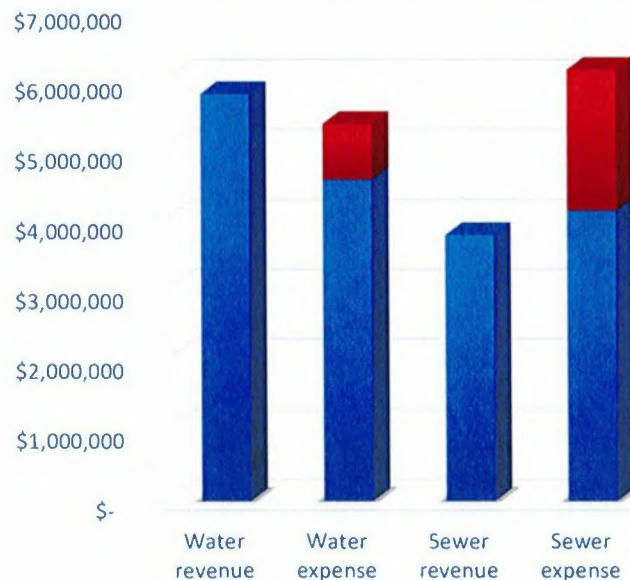
The Development activity impacted the Business-type activities with capital contributions from both the Government and Developers. City TID activities contributed \$5.9 of water and sanitary sewer assets (principally at Ballpark Commons, the new light industrial park and a water main replacement in Rawson Homes), along with residential subdivision infrastructure. \$3.5 million of City debt was used to support Business-type assets.

2018 business-type activities decreased the City's net position by \$2.1 million.

Utility rates in both Water & Sewer do not recover the cost of contributed assets. As replacements of those assets occur, future rates will rise to recover the replacement costs. Water mains were replaced in the older Rawson Homes subdivision in 2019.

The following graph compares charges for services to the operating expenses for water and sewer activities.

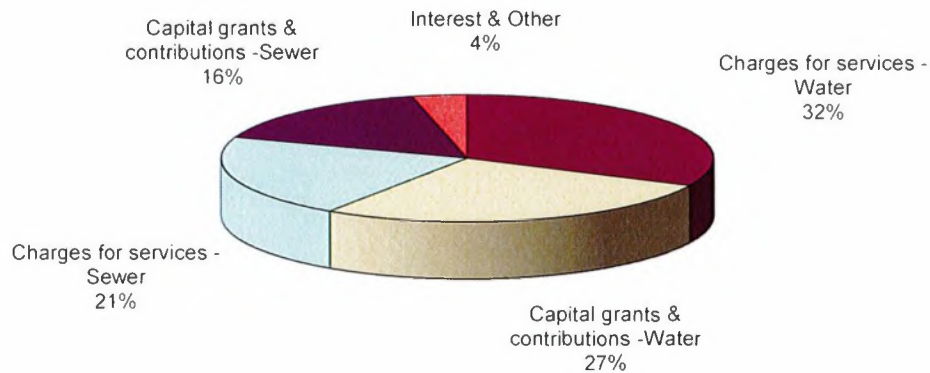
#### Operating Revenue and Expense - Business-type Activities



Water and Sewer expenses can exceed revenue due to the current policy of including only depreciation from City spending on capital assets in the rate formula. The large amount of infrastructure that has been contributed is the reason for this policy. 84% of the Business-type assets have been contributed by developers or new growth resources (impact fees). When maintenance and replacement costs increase, this policy may need to be reevaluated. The City replaced \$1.3 million of water mains in 2019 and is planning a \$3.2 million sanitary sewer project in the next two years.

As shown on the following chart, the Business-type revenue includes capital grants and contributions, investment earnings and miscellaneous income in addition to charges for services (operating revenue).

### Revenue by Source - Business-type Activities



2019 was a wetter than normal summer, and irrigation usage declined as a result, reducing water revenues as compared to 2018. Average residential usage per household continues to decline as the new development installs more water efficient appliances. 2019 Sewer rates increased 2.2% driven by Milwaukee Metropolitan Sewerage District processing costs, increasing sewer revenues.

2018 Water revenues decreased \$95,735 (1.6%) on lower volumes related to wetter weather conditions. Sewer revenues increased \$390,998 (11.8%) to recover a large cost increase from the sanitary sewer processor. There were no infrastructure contributions in 2018.

### Financial Analysis of the Government's Funds

As noted earlier, the City uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

#### Governmental Funds

The focus of the City's **governmental funds** is to provide information on near-term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the City's financing requirements. In particular, unassigned fund balance may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year.

As of the end of the current fiscal year, the City's governmental funds reported combined ending fund balances of \$45.6 million, an increase of \$8.4 million from the prior year. At year end the unassigned fund balance was \$8.2 million, an increase of \$1.4 million related primarily to the General Fund surplus. A small deficit in the TIF Fund represents a tax refund in TID#3.

The City has assigned fund balances for activities of the Capital Projects of \$5.5 million. In addition, \$132,393 of General Fund Balance has been assigned for purchase commitments into 2020.

**Outside party restrictions have resulted in restricted fund balances**

- 1) to pay debt service \$1.1 million –collections of special assessments increased the balance
- 2) for utility improvements - \$2.2 million – the increase resulted from utility assessment collections and interest on deferred assessment balances
- 3) for development purposes - \$8.8 million – two large multi-family projects resulted in significant impact fee revenues
- 4) for TIF Districts of \$17.3 million – \$6 million in new Debt resources during the year went unspent as the developer experienced delays, and a \$4 million refunding bond was sold in December, for which the refunding will occur in the first quarter of 2020. At the same time, the Ballpark Commons TID spent down debt proceeds from 2018 on infrastructure projects
- 5) for library services \$711,000
- 6) for Solid Waste services \$455,000
- 7) for Tourism activities - \$470,000 and
- 7) for donations, health grant funds, and recreational activities – totaling \$441,000

The City also has nonspendable fund balances to indicate that it is not available for new spending because it has already been committed for prepaid expenses and inventories and for advances to other funds (\$136,200). The General Fund provided a 10 year advance to the Water Utility in 2017 to finance an extraordinary contribution to the Public Works Retirement plan (in excess of the Actuarially Determined Contribution). This was financed out of the collection of the Sewer Fund advance.

The **General Fund** is the chief operating fund of the City. As of December 31, 2019, the total fund balance of the General Fund was \$8.6 million of which \$8.3 million was unassigned. This unassigned fund balance represents approximately 32% of 2019 General Fund expenditures.

The total General fund balance increased by \$1.3 million during 2019. Much of the surplus came from increased building permits and investment earnings. Reduced Public Safety projects left \$600,000 of appropriations unspent.

The **Debt Service Fund** has a total fund balance of \$1.1, restricted for the payment of debt service. Much of the fund balance relates to collections of street special assessments.

The **TIF Districts Fund** has total fund balance of \$17.2 million. The TID#4 \$4.1 million fund balance will fund 2020 project costs. Ballpark Commons (TID#5) sold a new \$3.2 million bond in 2019 using the proceeds on additional project costs. TID#6 sold \$6.4 million of new bonds to fund infrastructure projects, however developer delays left \$5.4 million unspent. Velo Village (TID#7) sold \$3 million of notes to fund a developer mortgage in early 2020.

The **Nonmajor Governmental Funds** have a total fund balance of \$18.6 million. Special Revenue fund balances totaled \$2.1 million. Capital Project funds had fund balances totaling \$16.5 million half of which is in the Development Fund (Impact fees). The City issued \$2.2 million in new notes during 2019 to provide resources for the 2019 capital project programs.

The City's **Proprietary Funds** provide the same type of information found in the government-wide financial statements, but in more detail.

Unrestricted net position of the Water Utility at the end of the year amounted to \$2.8 million, a decrease of \$531,130 from the prior year. The Utility replaced the Rawson Homes water main spending \$1.3 million.

Unrestricted net position of the Sanitary Sewer Utility at the end of the year amounted to \$1.2 million, a decrease of \$332,571 from the prior year. The Utility performed significant maintenance costs on sewer lift stations.

The enterprise funds financial statements can be found on Exhibits G, H and I (page 33 – 37) of this report

An Internal Service Fund providing resources related to employee health benefits had a \$728,353 surplus, increasing fund balance to \$2.5 million. The City introduced a high deductible option in 2019, with a larger than expected participation. As a result, claims costs were reduced 22%. In addition, the Stop Loss carrier introduced a rebate program that generated \$122,000. The fund balance represents a significant percentage of annual health benefit costs (94%).

### **General Fund Budgetary Highlights**

Revenue exceeded the amended budget by \$538,000. The Original budget was amended to add \$650,000 of revenues to recognize charges to developers for inspection services on expected donated infrastructure construction. The largest revenue increase (\$273,000) came from construction permits on new development. Investment earnings of \$510,000, exceeded expectations as short-term rates rose.

Actual expenditures were less than amended budgeted by \$2.7 million (9.5% of the amended budget). The City introduced a High Deductible health plan option for employees in 2019 after the 2019 budget was adopted. The appropriations for the High Deductible plan were included in Contingency, and the 2019 budget was amended in the first quarter to re-align that employee benefit across activities. The City established a \$1.8 million amended contingency. That contingency was not spent. Public Safety project costs were not spent and the retirement of inspection personnel resulted in unspent personnel appropriations.

A \$1.3 million surplus compares favorably to the amended budgeted deficit of \$2.1 million. Removing the \$1.8 million contingency noted above, the amended budget deficit was more like \$0.3 million.

### **Capital assets**

The City's investment in capital assets for its governmental and business type activities as of December 31, 2019, amounts to \$246.5 million, net of accumulated depreciation. This investment in capital assets includes land, buildings, improvements other than buildings and machinery and equipment.

**City of Franklin's Investment in Capital Assets**

	Governmental Activities		Business-type Activities		Total	
	2019	2018	2019	2018	2019	2018
Land	\$ 25 450 016	\$ 25 109 551	\$ 888 479	\$ 888,479	\$ 26 338,495	\$ 25,998 030
Buildings and Improvements	28 404 573	27 233 712	6 328 241	6 702,216	34 732 814	33,935 928
Improvements other than buildings	119 046 303	105 348,431	142 378 652	134 188 155	261,424 955	239 536 586
Machinery and and equipment	20 023 758	18 894 992	6 129,239	5 809 997	26 152 997	24 704 989
Construction in process	<u>1,986,204</u>	<u>6,611,711</u>	<u>1,160,685</u>	<u>63,054</u>	<u>3,146,889</u>	<u>6,674,765</u>
Total capital assets	194,910 854	183 198 397	156 885 296	147 651 901	351 796 150	330 850,298
Less Accumulated depreciation	<u>(59,320,697)</u>	<u>(56,290,348)</u>	<u>(45,952,108)</u>	<u>(42,621,101)</u>	<u>(105,272,805)</u>	<u>(98,911,449)</u>
Capital assets net of depreciation	<u>\$ 135,590,157</u>	<u>\$ 126,908,049</u>	<u>\$ 110,933,188</u>	<u>\$ 105,030,800</u>	<u>\$ 246,523,345</u>	<u>\$ 231,938,849</u>

The total increase in the City's net investment in capital assets net of depreciation for the current fiscal year was \$14.6 million or 6.3%. Development drove most of the increase, with infrastructure at Ballpark Commons (TID#5) the round-about at S 51<sup>st</sup> and Drexel Ave, a fire engine, City Hall roof replacement and Heating Ventilating and Cooling system replacement some of the larger projects.

For further details on capital asset activity refer to Note 1(D)6 and Note 3(E) of the Notes to Financial Statements and Schedules 12 – 12.2 (page 124 – 126).

**Long-term debt**

State statutes limit the amount of general obligation debt a governmental entity may issue up to 5 percent of its total equalized valuation. At December 31, 2019, the City had general obligation note and bond issues outstanding totaling \$71.9 million. The current legal debt limitation for the City is \$218.0 million. The City's current outstanding general obligation debt is 33.0% of the statutory debt limit.

By City policy, outstanding general obligation debt is limited to 2% of total equalized value or \$87.2 million. Outstanding debt represents 82% of this internal limit, leaving an internal debt limit margin of \$15.3 million. The Finance Committee reviewed the Debt Policy in July, 2019 and noted that supporting current development activity is likely to cause the City to exceed its internal debt limit and urged the Common Council to consider that when considering new debt issues.

The City's present rating from Moody's for its general obligation debt is "Aa2". The "Aa2" rating was affirmed with the 2019 debt issues.

In May 2018 the City issued \$23.48 million in Note Anticipation Notes to finance projects in the Ballpark Commons development. The City agreed to reserve this much of the General Obligation Debt limit for the future refunding of this issue.

In 2019, the City had four new debt issues: two in February and two in December. 2019A (a \$13.7 million Bond) was issued to support a \$3 million grant in TID#3 and refund \$10 million of the 2018A NAN. 2019B

(A \$6.3 million bond) was issued to support infrastructure projects in TID#6. 2019C (a \$12.4 million bond) was issued to support \$5.2 of infrastructure at the Ballpark Commons development. \$3 million to fund a second mortgage financing commitment to Velo Village and \$4 million to refund a portion of the 2018A NAN. Finally, 2019D (a \$2.3 million note) provided resources for the 2019 Capital Improvement projects.

### City of Franklin's Outstanding Debt (All purposes)

	Governmental Activities		Business-type Activities		Total	
	2019	2018	2019	2018	2019	2018
General obligation						
Premium (Discount)	\$ 446,398	\$ 150,083	\$ (8,318)	\$ (9,353)	\$ 438,080	\$ 140,730
Note Anticipation Notes	13,480,000	23,480,000	-	-	13,480,000	23,480,000
Bonds	34,620,000	3,385,000	18,570,341	19,869,970	53,190,341	23,254,970
Notes	5,200,000	3,145,000	-	-	5,200,000	3,145,000
<b>Total</b>	<b>\$ 53,746,398</b>	<b>\$ 30,160,083</b>	<b>\$ 18,562,023</b>	<b>\$ 19,860,617</b>	<b>\$ 72,308,421</b>	<b>\$ 50,020,700</b>

Additional information of the City's long-term debt can be found in Note 3(H) (page 65-68), Schedule 5 (page 106) and Tables 11 – 13 (page 134 -137) in the statistical section of the report.

In 2018, the City issued two Municipal Revenue Obligations to developers. The first was a \$3.5 million incentive grant to the Ballpark Commons Developer, payable over the life of the TID. The note carries a 5.5% interest rate. No interest or principal payments are being made on the note at this time. The second was a \$2 million instrument payable over the remaining eight years of that TID. This note bears interest at 4.5%. A \$202,000 payment was made in 2019. The remaining balance of all the notes at December 31, 2019 was \$5,189,000.

New Developer agreements in 2019 committed the City to two additional MROs: a \$3.1 million grant in TID#6 issuable upon acceptance of donated infrastructure and a \$14,952 grant in TID#7 supporting the 265-unit Velo Village apartment project issuable upon construction initiation for the project.

### Other Changes of Significance

#### Post Employment Health Care Benefits

The City of Franklin provides retiree health care benefits to certain retiree groups from the date of retirement until age 65. Prior to 2008, the City's portion of health care cost was recognized as an expenditure in the period premiums were paid. Funding for those costs was provided out of the current operating budget of the City. This was referred to as financing on a pay as you go basis.

The Government Accounting Standards Board (GASB) issued Statement #45 effective for the City of Franklin on January 1, 2008, that said that the expense of these benefits has to be recognized over the working lives of the employees. The Common Council concluded that the City of Franklin should not only recognize the expense on its financial statements but should fund those amounts out of its general revenue starting in 2008 with the establishment of a section 115 trust.

In 2017, the City adopted GASB 75, which treats OPEB liabilities similarly to pension obligations.

More detailed information can be found in Note 4(C)

### **Economic Factors, Tax Rates and Next Year's Budgets**

- The unemployment rate as of December 31 2019 for the City was 3.0% and Milwaukee County which includes the City, was 3.5%. This compares with an unemployment rate of 3.5% for the State of Wisconsin.
- The 2019 Budget assessed tax rate of \$5.43 was down from \$5.61 from the prior year. Tax rates are declining as the State imposed levy limits are resulting in smaller increases in the tax levy, while property values are rising faster.
- The City's tax levy rose from \$21.0 million the previous five years, to \$21.4 million in 2019. Much of the restrained total levy increase came by way a shift of debt service levy, which declined \$450,000 over that same period, shifting tax levy to operating and capital levy.
- The 2020 tax levy increased another \$352,600 (1.7%) by another use of a one-time tool in state levy limits.
- 2019 budgeted expenditures increased \$1.13 million (4.0%). This was made possible by the use of Charges for Services as an increasing resource in Capital Project funds and applying the prior tax levy resource to the General Fund.
- This larger increase in expenditures compared to tax levy resources is not sustainable.

### **Subsequent Events of Note:**

- In March 2020 the US President, WI Governor and Franklin's Mayor declared a public health emergency. It is too early to project the financial impact of this crisis on City finances. The Common Council adopted a 2020 Budget Amendment appropriating \$250,000 of contingency to fight the disease.
- Related to that health crisis, the US Equity markets declined significantly, and the City's Defined Benefit Plan administrator placed a \$750,000 call for additional one-time contributions. The Common Council authorized 2020 appropriations to support a \$1 million extraordinary contribution and also authorized the Director of Finance to make up to a \$750,000 contribution if necessary, returning to Council should additional contributions be required.
- The 2020 Budget anticipated \$2.7 million of Landfill Siting revenues (Public Charges for Services) substantially supporting capital programs. By April, 2020, this revenue stream began to decline, such that the Common Council considered reductions in 2020 capital program appropriations.
- On April 6, 2020, the Common Council authorized the issuance of a \$14.952 million Municipal Revenue Obligation to Velo Village under the terms of a Developer's Agreement signed in October, 2019.

### **Requests for Information**

This financial report is designed to provide a general overview of the City's finances for those with an interest in the government's finances. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the Director of Finance & Treasurer, City of Franklin 9229 West Loomis Road, Franklin, WI 53132.

General information or more detailed financial and budget information relating to the City of Franklin can be found at the City's website [www.franklinwi.gov](http://www.franklinwi.gov) - Finance Department tab.

# **BASIC FINANCIAL STATEMENTS**



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**CITY OF FRANKLIN, WISCONSIN**  
**Statement of Net Position**  
**As of December 31, 2019**

	Governmental Activities	Business-type Activities	Total
<b>ASSETS</b>			
Cash and investments	\$ 53,523,392	\$ 3,475,763	\$ 56,999,155
Receivables			
Accounts	1,455,277	2,386,979	3,842,256
Taxes	26,628,560	280,938	26,909,498
Special assessments	691,966		691,966
Due from other governments	1,080,035	1,275,272	2,355,307
Prepaid items	5,326		5,326
Inventories	14,164		14,164
Long term advances	123,200	(123,200)	
Restricted cash		480,000	480,000
Due from other governments long term		16,280,068	16,280,068
Capital assets (net of accumulated depreciation)			
Land	25,450,016	888,479	26,338,495
Buildings and improvements	16,558,754	6,328,241	22,886,995
Machinery and equipment	6,980,916	6,129,239	13,110,155
Infrastructure	84,614,267	96,426,543	181,040,810
Construction in progress	1,986,204	1,160,686	3,146,890
<b>Total assets</b>	<b>219,112,077</b>	<b>134,989,008</b>	<b>354,101,085</b>
<b>DEFERRED OUTFLOWS OF RESOURCES</b>			
Pension and OPEB related	10,809,272	648,098	11,457,370
<b>Total deferred outflow of resources</b>	<b>10,809,272</b>	<b>648,098</b>	<b>11,457,370</b>
<b>LIABILITIES</b>			
Accounts payable	4,848,870	1,605,442	6,454,312
Accrued liabilities	2,266,899	37,944	2,304,843
Due to other governments	130,380		130,380
Accrued interest	581,424	83,598	665,022
Special deposits	56,306		56,306
Noncurrent liabilities			
Benefit obligations due within one year	743,005	80,486	823,491
Benefit obligations due in more than one year	7,906,255	807,190	8,713,445
General obligation debt due within one year	6,090,000	1,330,272	7,420,272
General obligation debt due in more than one year	47,656,400	17,231,751	64,888,151
<b>Total liabilities</b>	<b>70,279,539</b>	<b>21,176,683</b>	<b>91,456,222</b>
<b>DEFERRED INFLOWS OF RESOURCES</b>			
Pension and OPEB related	4,830,062	56,482	4,886,544
Subsequent year property taxes	26,531,956		26,531,956
<b>Total Deferred Inflow of Resources</b>	<b>31,362,018</b>	<b>56,482</b>	<b>31,418,500</b>
<b>NET POSITION</b>			
Net Investment in capital assets	123,769,857	92,371,165	212,636,622
Restricted for			
Debt service	127,211		127,211
Utility improvements	2,586,422		2,586,422
Development	9,066,099		9,066,099
TID Funds	2,328,611		2,328,611
Library	710,872		710,872
Solid Waste	455,125		455,125
Recreation services	80,952		80,952
Health	198,561		198,561
Donations	161,342		161,342
Tourism Commission	469,951		469,951
Sewer equipment replacement		480,000	480,000
Intergovernmental Cooperation Agreement		17,555,340	17,555,340
Unrestricted (deficit)	(11,675,211)	3,997,436	(4,173,375)
<b>Total net position</b>	<b>\$ 128,279,792</b>	<b>\$ 114,403,941</b>	<b>\$ 242,683,733</b>

See accompanying notes to the financial statements

**CITY OF FRANKLIN WISCONSIN**  
**Statement of Activities**  
**For the Year Ended December 31 2019**

Functions/Programs	Program Revenue			Net (Expense) Revenue and Changes in Net Position		
	Expenses	Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	Governmental Activities	Business-type Activities
<b>Governmental activities</b>						
General government	\$ 3,979,782	\$ 186,597	\$ 21,684	\$ (3,771,501)	\$ (3,771,501)	\$ (3,771,501)
Public safety	18,695,104	3,189,400	368,185	496,353	(14,641,166)	(14,641,166)
Public works	5,952,372	5,207,303	1,324,182	2,413,929	2,993,042	2,993,042
Health and human services	849,373	209,064	204,647		(435,662)	(435,662)
Culture and recreation	2,331,957	193,019	94,067	1,226,821	(818,050)	(818,050)
Conservation and development	12,222,229	150,570			(12,071,659)	(12,071,659)
Interest on long term debt	1,416,597				(1,416,597)	(1,416,597)
Total governmental activities	45,447,414	9,135,953	1,991,081	4,158,787	(30,161,593)	(30,161,593)
<b>Business-type activities</b>						
Water	5,393,192	5,822,259		1,189,743	1,618,810	1,618,810
Sewer	6,167,989	3,802,127		703,436	(1,662,426)	(1,662,426)
Total business-type activities	11,561,181	9,624,386		1,893,179	(43,616)	(43,616)
Total primary government	\$ 57,008,595	\$ 18,760,339	\$ 1,991,081	\$ 6,051,966	(30,161,593)	(30,205,209)
<b>General revenue</b>						
Property taxes levied for general purposes					20,068,272	20,068,272
Property taxes levied for debt service					1,300,000	1,300,000
Property taxes levied for TIF Districts					2,175,058	2,175,058
Other taxes					1,394,469	1,394,469
Intergovernmental revenue not restricted to specific programs					2,437,929	2,437,929
Investment earnings					1,575,432	2,129,974
Miscellaneous revenue					41,373	136,590
Transfers					(4,966,506)	4,966,506
Total general revenue and transfers					24,026,027	29,642,292
<b>Change in net position</b>					(6,135,566)	(562,917)
<b>Net position beginning</b>					134,415,358	108,831,292
<b>Net position ending</b>					\$ 128,279,792	\$ 114,403,941
					\$ 128,279,792	\$ 242,683,733

**CITY OF FRANKLIN WISCONSIN**  
**Balance Sheet**  
**Governmental Funds**  
**As of December 31 2019**

	<u>General</u>	<u>Debt Service</u>	<u>TIF Districts</u>	<u>Nonmajor Governmental Funds</u>	<u>Total Governmental Funds</u>
<b>ASSETS</b>					
Cash and investments	\$ 8 946 683	\$ 1 093 213	\$ 22 308 355	\$ 18 483 341	\$ 50 831 592
Receivables					
Accounts	1 172 832			282 445	1 455 277
Taxes	19 005 823	1 125 347	3 261 911	3 235 479	26 628 560
Special assessments		36 475		655 491	691 966
Due from other governments	80 694			999 341	1 080 035
Prepaid items	5 326				5 326
Inventories	14 164				14 164
Advances to other funds	136 200			1 500 000	1 636 200
<b>TOTAL ASSETS</b>	<u>\$ 29 361 722</u>	<u>\$ 2 255 035</u>	<u>\$ 25 570 266</u>	<u>\$ 25 156 097</u>	<u>\$ 82 343 120</u>
<b>LIABILITIES AND FUND BALANCES</b>					
<b>LIABILITIES</b>					
Accounts payable	\$ 619 010	\$	\$ 2 730 799	\$ 1 470 812	\$ 4 820 621
Accrued liabilities	916 573		865 135	310 191	2 091 899
Due to other governments	130 380				130 380
Special deposits	56 306				56 306
Advance from other funds			1 513 000		1 513 000
<b>Total liabilities</b>	<u>1 722,269</u>		<u>5 108 934</u>	<u>1 781 003</u>	<u>8 612 206</u>
<b>DEFERRED INFLOWS OF RESOURCES</b>					
Unearned & unavailable revenue	<u>19 005 699</u>	<u>1 136 475</u>	<u>3 261 911</u>	<u>4 731 579</u>	<u>28 135 664</u>
<b>FUND BALANCES</b>					
Nonspendable					
Inventories and prepaid items	19 490				19 490
Advances to other funds	136 200				136 200
Restricted					
Debt service		1 118 560			1 118 560
Utility improvements				2 194 797	2 194 797
Development				8 833 459	8 833 459
TIF Districts			17 307 511		17 307 511
Donations				161 342	161 342
Health services				198 561	198 561
Library services				710 872	710 872
Solid waste				455 125	455 125
Recreational services				80 952	80 952
Tourism				469 951	469 951
Assigned					
Purchases on order	132 393				132 393
Capital projects				5 538 456	5 538 456
Unassigned (deficit)	<u>8 345 671</u>		<u>(108 090)</u>		<u>8,237 581</u>
<b>Total fund balances</b>	<u>8 633 754</u>	<u>1 118 560</u>	<u>17 199 421</u>	<u>18 643 515</u>	<u>45 595 250</u>
<b>TOTAL LIABILITIES DEFERRED INFLOWS AND FUND BALANCES</b>	<u>\$ 29 361 722</u>	<u>\$ 2 255 035</u>	<u>\$ 25 570 266</u>	<u>\$ 25 156 097</u>	<u>\$ 82 343 120</u>

See accompanying notes to the financial statements

**CITY OF FRANKLIN, WISCONSIN**  
**Reconciliation of the Balance Sheet of Governmental Funds**  
**to the Statement of Net Position**  
**As of December 31, 2019**

Fund balances total governmental funds	\$	45 595 250
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Amounts reported for governmental activities in the statement of net position are different because

Capital assets used in governmental funds are not financial resources and are therefore are not reported in the funds

Capital assets net of depreciation		135 590 157
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Some receivables that are not currently available are reported as deferred inflows of resources in the fund financial statements but are recognized as revenues when earned in the government-wide statements

Special assessments		428 100
Impact fees		232 640
Intergovernment grant		943 000

Deferred outflows of resources and deferred inflows of resources related to pensions and OPEB are applicable to future periods and therefore are not reported in fund statements

Deferred outflows		11 127 908
Deferred inflows		(5 148 698)

Internal Service Fund net position		2 488 521
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Long-term liabilities applicable to the City's governmental activities are not due and payable in the current period and accordingly are not reported as fund liabilities Interest on long term debt is not accrued in governmental funds but rather is recognized as an expenditure when due

General obligation debt		(53 300 002)
Compensated absences		(2 148 384)
Net pension and OPEB obligations		(6 500 878)
Unamortized debt premiums		(446 398)
Accrued Interest		(581 424)

<b>Net position of governmental activities</b>	<b>\$</b>	<b><u>128 279 792</u></b>
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**CITY OF FRANKLIN WISCONSIN**  
**Statement of Revenue Expenditures and Changes in Fund Balances**  
**Governmental Funds**  
**For the Year Ended December 31 2019**

	<u>General</u>	<u>Debt Service</u>	<u>TIF Districts</u>	<u>Nonmajor Governmental Funds</u>	<u>Total Governmental Funds</u>
<b>REVENUE</b>					
Taxes	\$ 18 829 930	\$ 1 300 000	\$ 2 278 617	\$ 2 134 421	\$ 24 542 968
Intergovernmental revenue	1 757 347		504 013	1 052 400	3,313 760
Licenses and permits	1 314 918			20 671	1 335,589
Fines forfeitures and penalties	451 062				451 062
Public charges for services	2 829 033			4 080 163	6 909 196
Special assessments		28 524		3 474 482	3,503 006
Intergovernmental charges for services	226 178				226 178
Investment earnings	510 943	35 588	444 570	518 850	1 509 951
Miscellaneous revenue	189 606		42 500	160 965	393 071
Total revenue	<u>26 109,017</u>	<u>1 364 112</u>	<u>3,269 700</u>	<u>11 441 952</u>	<u>42 184 781</u>
<b>EXPENDITURES</b>					
Current					
General government	2 953 923		266 229	6 701	3,226,853
Public safety	17 157 353			24 431	17 181 784
Public works	4 140 073		52 499	1 660 197	5 852 769
Health and human services	646 760			210 595	857 355
Culture recreation and education	223 360			1 475 219	1 698,579
Conservation and development	606 419		11 540 612	88 594	12 235 625
Capital outlay			7 985 635	7 937 731	15 923 366
Debt service					
Principal		1 405 000	10 000 000		11 405 000
Interest		135 338	899 969		1 035 307
Debt issuance costs			423 173	49 924	473 097
Total expenditures	<u>25,727 888</u>	<u>1 540 338</u>	<u>31 168 117</u>	<u>11 453,392</u>	<u>69 889 735</u>
Excess (deficiency) of revenue over expenditures	<u>381 129</u>	<u>(176 226)</u>	<u>(27 898 417)</u>	<u>(11,440)</u>	<u>(27 704 954)</u>
<b>OTHER FINANCING SOURCES (USES)</b>					
Sale of capital assets				34 478	34 478
Transfers in	968 448	323 419		356 731	1 648 598
Transfers out	(52 100)	(92 000)		(536 050)	(680 150)
General obligation debt issued			17 685 000	2 285 000	19 970 000
Refunding debt issued			14 725 000		14 725 000
Premium on debt issued		80 648	270 685	12 598	363,931
Total other financing sources and uses	<u>916 348</u>	<u>312 067</u>	<u>32 680 685</u>	<u>2 152,757</u>	<u>36 061 857</u>
Net change in fund balances	1 297 477	135 841	4 782 268	2 141 317	8 356 903
Fund balances beginning	<u>7 336 277</u>	<u>982 719</u>	<u>12 417 153</u>	<u>16 502 198</u>	<u>37 238 347</u>
<b>Fund balances ending</b>	<u>\$ 8 633 754</u>	<u>\$ 1 118 560</u>	<u>\$ 17 199 421</u>	<u>\$ 18 643 515</u>	<u>\$ 45 595 250</u>

**CITY OF FRANKLIN WISCONSIN**  
**Reconciliation of the Statement of Revenue**  
**Expenditures and Changes in Fund Balances of Governmental Funds**  
**To the Statement of Activities**  
**For the Year Ended December 31, 2019**

Net change in fund balances total governmental funds \$ 8 356 903

Amounts reported for governmental activities in the statement of activities are different because

Governmental funds report capital outlays as expenditures

However in the statement of activities the cost of these assets is allocated over their estimated useful lives and reported as depreciation expense or losses when disposed of

Capital outlay as reported in the governmental funds	15 923 366
Capital outlay contributed to business-type units	(5 934 954)
Items capitalized from non outlay accounts	1 388 621
Depreciation	(3 727 753)
Net book value of assets disposed	(77 234)

Contributed capital assets are reported as revenues in the statement of activities

1 110 062

The issuance of long term debt ( e g notes leases) provides current financial resources to governmental funds while the repayment of the principal on long term debt consumes current financial resources of government funds Neither transaction however has any effect on net position

Principal paid on long term debt	11 405 000
Proceeds from long term debt net of premium	(35 058 931)

The Governmental Funds report Deferred Inflows for resources that are not available for activities

Grants & Charges for Services	943 000
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Some expenses reported in the statement of activities do not require the use of current financial resources and therefore are not reported as expenditures in the government funds

Compensated absences pensions and OPEB	(923 258)
Accrued interest payable and amortization of debt premium	(209 293)

Revenue in the governmental funds that provides current financial resources but has been previously reported as revenue in the statement of activities

Net special assessments	(59 448)
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Internal service fund change in net position

728 353

**Net change in net position of governmental activities**

**\$ (6,135 566)**

**CITY OF FRANKLIN WISCONSIN**  
**General Fund**  
**Statement of Revenue Expenditures and Changes in Fund Balances**  
**Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31 2019**

	Budgeted Amount			Variance with final budget	
	Original	Change Inc (Dec)	Final	Actual	Excess (Deficiency)
<b>REVENUE</b>					
Taxes	\$ 19 876 475	\$	\$ 19 876 475	\$ 19 798 378	\$ (78 097)
Intergovernmental revenue	1 736 127		1 736 127	1 757 347	21 220
Licenses and permits	1,041,490		1 041 490	1 314 918	273 428
Fines forfeitures and penalties	546 000		546 000	451 062	(94 938)
Public charges for services	2 056 950	650 000	2 706 950	2 829 033	122 083
Intergovernmental charges for services	207 500		207 500	226 178	18 678
Investment earnings	265 000		265 000	510 943	245 943
Miscellaneous revenue	159 650		159 650	189 606	29 956
Total revenue	<u>25 889 192</u>	<u>650,000</u>	<u>26 539 192</u>	<u>27 077 465</u>	<u>538,273</u>
<b>EXPENDITURES</b>					
Current					
General government	4 894 848	(206 984)	4 687 864	2 926 072	1 761 792
Public safety	17 784 187	(32 700)	17 751 487	17 150 753	600 734
Public works	3 571 132	571 783	4 142 915	4,020 678	122 237
Health and human services	750 797	(9 935)	740 862	646 760	94 102
Culture and recreation	182 702	43 541	226 243	223 360	2 883
Conservation and development	640 776	73 513	714 289	620,688	93,601
Total expenditures	<u>27 824 442</u>	<u>439 218</u>	<u>28 263 660</u>	<u>25 588 311</u>	<u>2 675 349</u>
Excess (deficiency) of revenue over (under) expenditures	(1 935 250)	210 782	(1 724 468)	1 489 154	3 213 622
<b>OTHER FINANCING SOURCES (USES)</b>					
Transfers in	59 250	30 625	89 875		(89 875)
Transfers out	(274 000)	(8 100)	(282 100)	(52 100)	230 000
Net change in fund balance budgetary basis	(2 150 000)	233 307	(1 916 693)	1 437 054	3 353 747
Adjustments to generally accepted accounting principles basis					
2019 encumbrances			132 393	132 393	
2018 encumbrances			(271 970)	(271 970)	
Net change in fund balance generally accepted accounting principles basis	(2 150 000)		(2,056 270)	1,297,477	3 353 747
Fund Balances beginning	<u>7 336 277</u>		<u>7 336 277</u>	<u>7 336 277</u>	
<b>Fund Balances ending</b>	<u>\$ 5 186 277</u>		<u>\$ 5 280 007</u>	<u>\$ 8 633 754</u>	<u>\$ 3 353 747</u>

See accompanying notes to the financial statements



CITY OF FRANKLIN WISCONSIN  
Statement of Net Position  
Proprietary Funds  
As of December 31 2019  
(with comparative information for December 31 2018)

	Business-type Activities		Enterprise Funds			Governmental
	Water	Water	Sanitary	Sanitary	Current	Activities
	Utility	Utility	Sewer	Sewer	Year	Internal
	Current Year	Prior Year	Current Year	Prior Year	Totals	Service Funds
<b>ASSETS</b>						
Current assets						
Cash and investments	\$ 2,425,883	\$ 2,731,422	\$ 1,049,880	\$ 1,383,225	\$ 3,475,763	\$ 2,691,800
Receivables						
Accounts receivable	1,395,461	1,399,959	991,518	956,759	2,386,979	
Taxes receivable	161,985	173,394	118,953	108,886	280,938	
Due from other governments			1,275,272	1,244,629	1,275,272	
Prepaid expenses		2,291		2,291		
Total current assets	<u>3,983,329</u>	<u>4,307,066</u>	<u>3,435,623</u>	<u>3,695,790</u>	<u>7,418,952</u>	<u>2,691,800</u>
Noncurrent assets						
Restricted cash and investments			480,000		480,000	
Due from other governments			16,280,068	17,555,340	16,280,068	
Regulatory assets		42,059				
Capital assets						
Land	162,885	162,885	725,594	725,594	888,479	
Buildings and improvements	3,020,191	3,020,191	3,308,050	3,308,050	6,328,241	
Improvements other than buildings	60,725,142	55,613,608	81,653,509	78,754,451	142,378,651	
Machinery and equipment	4,920,074	4,821,896	1,209,165	1,182,171	6,129,239	
Construction in progress	1,065,176	60,301	95,510	2,753	1,160,686	
Less accumulated depreciation	<u>(21,423,626)</u>	<u>(20,238,971)</u>	<u>(24,528,482)</u>	<u>(22,382,129)</u>	<u>(45,952,108)</u>	
Total capital assets (net of accumulated depreciation)	<u>48,469,842</u>	<u>43,439,910</u>	<u>62,463,346</u>	<u>61,590,890</u>	<u>110,933,188</u>	
Total noncurrent assets	<u>48,469,842</u>	<u>43,481,969</u>	<u>79,223,414</u>	<u>79,146,230</u>	<u>127,693,256</u>	
Total assets	<u>52,453,171</u>	<u>47,789,035</u>	<u>82,659,037</u>	<u>82,842,020</u>	<u>135,112,208</u>	<u>2,691,800</u>
<b>DEFERRED OUTFLOWS OF RESOURCES</b>						
Pension and OPEB related	<u>346,811</u>	<u>102,915</u>	<u>301,287</u>	<u>89,558</u>	<u>648,098</u>	

Continued

**CITY OF FRANKLIN WISCONSIN**  
**Statement of Net Position**  
**Proprietary Funds**  
**As of December 31 2019**  
**(with comparative information for December 31 2018)**

	<b>Business-type Activities</b>		<b>Enterprise Funds</b>			<b>Governmental</b>
	<b>Water</b>	<b>Water</b>	<b>Sanitary</b>	<b>Sanitary</b>	<b>Current</b>	<b>Activities</b>
	<b>Utility</b>	<b>Utility</b>	<b>Sewer</b>	<b>Sewer</b>	<b>Year</b>	<b>Internal</b>
	<b>Current Year</b>	<b>Prior Year</b>	<b>Current Year</b>	<b>Prior Year</b>	<b>Totals</b>	<b>Service Funds</b>
<b>LIABILITIES</b>						
Current liabilities						
Accounts payable	\$ 943 378	\$ 760 659	\$ 662 064	\$ 620 577	\$ 1 605 442	\$ 28 279
Accrued liabilities	689	689	37 255	29 109	37 944	175 000
Accrued interest payable	11 563	11 196	72 035	77 143	83 598	
Current portion of accrued compensated absences	40 243		40 243		80 486	
Current portion of long-term advances	16 750	16 500			16 750	
Current portion of long-term obligations	55 000	55 000	1 275 272	1 244 629	1 330 272	
Total current liabilities	<u>1 067 623</u>	<u>844 044</u>	<u>2 086 869</u>	<u>1 971 458</u>	<u>3,154 492</u>	<u>203 279</u>
Noncurrent liabilities						
Net pension liability	379 808	66 480	328 016	57 415	707 824	
Net OPEB liability	14 026	24 289	14 026	24 289	28 052	
General obligation notes payable	951 682	1 005 647	16 280 069	17 555 341	17 231 751	
Accrued compensated absences	35,657	75 360	35 657	75 360	71 314	
Total noncurrent liabilities	<u>1,381 173</u>	<u>1 171 776</u>	<u>16,657 768</u>	<u>17 712,405</u>	<u>18 038 941</u>	
Long-term advances	<u>106,450</u>	<u>123 200</u>			<u>106 450</u>	
Total liabilities	<u>2 555 246</u>	<u>2 139 020</u>	<u>18 744 637</u>	<u>19 683 863</u>	<u>21 299 883</u>	<u>203,279</u>
<b>DEFERRED INFLOWS OF RESOURCES</b>						
Pension and OPEB related	<u>29 911</u>	<u>90 872</u>	<u>26 571</u>	<u>78 481</u>	<u>56 482</u>	
<b>NET POSITION</b>						
Net investment in capital assets	47 463 160	42 379 263	44 908 005	42 790 920	92 371 165	
Restricted						
Sewer equipment replacement			480 000		480 000	
Intergovernmental cooperation agreement			17 555 340	18 799 969	17 555 340	
Unrestricted	<u>2 751 665</u>	<u>3 282 795</u>	<u>1 245 771</u>	<u>1 578 345</u>	<u>3,997 436</u>	<u>2 488 521</u>
Total net position	<u>\$ 50 214 825</u>	<u>\$ 45,662 058</u>	<u>\$ 64 189 116</u>	<u>\$ 63 169 234</u>	<u>\$ 114 403 941</u>	<u>\$ 2 488 521</u>

See accompanying notes to the financial statements.

**CITY OF FRANKLIN WISCONSIN**  
**Statement of Revenue, Expenses and Changes in Fund Net Position**  
**Proprietary Funds**  
**For the Year Ended December 31 2019**  
**(with comparative information for December 31 2018)**

	<b>Business-type Activities</b>		<b>Enterprise Funds</b>			<b>Governmental</b>
	<b>Water</b>	<b>Water</b>	<b>Sanitary</b>	<b>Sanitary</b>	<b>Current</b>	<b>Activities</b>
	<b>Utility</b>	<b>Utility</b>	<b>Sewer</b>	<b>Sewer</b>	<b>Year</b>	<b>Internal</b>
	<b>Current Year</b>	<b>Prior Year</b>	<b>Current Year</b>	<b>Prior Year</b>	<b>Totals</b>	<b>Service Funds</b>
<b>OPERATING REVENUE</b>						
Metered sales						
Residential	\$ 2,874,381	\$ 2,918,671	\$ 2,066,966	\$ 2,019,797	\$ 4,941,347	\$
Multi-Family	741,263	751,798	503,338	498,485	1,244,601	
Commercial	648,437	689,710	591,845	584,945	1,240,282	
Irrigation	108,212	139,507			108,212	
Industrial	438,327	475,734	430,270	415,365	868,597	
Public authority	268,223	248,797	171,112	152,553	439,335	
Total metered sales	5,078,843	5,224,217	3,763,531	3,671,145	8,842,374	
Group health & dental charges						3,315,854
Unmetered sales	20,928	17,155	2,355		23,283	
Public fire protection service	544,847	542,668			544,847	
Private fire protection service	125,087	123,381			125,087	
Forfeited discounts, penalties and other	52,554	53,929	36,241	33,707	88,795	
Total operating revenue	5,822,259	5,961,350	3,802,127	3,704,852	9,624,386	3,315,854
<b>OPERATING EXPENSES</b>						
Cost of sales and services	3,539,664	3,541,829	2,534,298	2,534,885	6,073,962	2,652,981
Depreciation	1,245,739	1,204,485	2,172,379	2,135,076	3,418,118	
Amortization	42,059	130,666			42,059	
Administration	529,598	599,458	1,018,886	806,763	1,548,484	
Total operating expenses	5,357,060	5,476,438	5,725,563	5,476,724	11,082,623	2,652,981
Operating income (loss)	465,199	484,912	(1,923,436)	(1,771,872)	(1,458,237)	662,873
<b>NONOPERATING REVENUE (EXPENSES)</b>						
Investment earnings	66,996	43,412	487,546	504,635	554,542	65,480
Sundry	92,997	112,106	2,220	22,822	95,217	
Interest expense	(36,132)	(37,619)	(442,426)	(472,825)	(478,558)	
Total non-operating revenue (expenses)	123,861	117,899	47,340	54,632	171,201	65,480
Income (loss) before capital contributions and transfers	589,060	602,811	(1,876,096)	(1,717,240)	(1,287,036)	728,353
Capital contributions	4,929,075		2,899,058		7,828,133	
Transfers out	(965,368)	(1,008,038)	(3,080)	(3,354)	(968,448)	
Change in net position	4,552,767	(405,227)	1,019,882	(1,720,594)	5,572,649	728,353
Net position beginning	45,662,058	46,067,285	63,169,234	64,889,828	108,831,292	1,760,168
Net position ending	\$ 50,214,825	\$ 45,662,058	\$ 64,189,116	\$ 63,169,234	\$ 114,403,941	\$ 2,488,521

**CITY OF FRANKLIN WISCONSIN**  
**Statement of Cash Flows**  
**Proprietary Funds**  
**For the Year Ended December 31 2019**  
**(with comparative information for December 31 2018)**

	Business-type Activities Enterprise Funds				Governmental	
	Water Utility Current Year	Water Utility Prior Year	Sanitary Sewer Current Year	Sanitary Sewer Prior Year	Current Year Totals	Activities Internal Service Funds
CASH FLOWS FROM OPERATING ACTIVITIES						
Receipts from customers and users	\$ 5,936,577	\$ 6,181,203	\$ 3,767,823	\$ 3,634,238	\$ 9,704,400	\$ 3,377,516
Payments to suppliers	(3,329,430)	(3,382,687)	(3,065,756)	(2,921,813)	(6,395,186)	(2,621,990)
Payments to employees	(416,854)	(597,759)	(352,076)	(484,497)	(768,930)	
Payments for interfund services used	(131,823)	(105,330)	(104,410)	(106,545)	(236,233)	
Net cash flows provided by (used in) operating activities	2,058,470	2,095,427	245,581	121,383	2,304,051	755,526
CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES						
Advances from other funds						(115,700)
Transfer out paid for tax equivalent	(965,368)	(1,008,038)	(3,080)	(3,354)	(968,448)	
Net Cash Flows from Noncapital Financing Activities	(965,368)	(1,008,038)	(3,080)	(3,354)	(968,448)	(115,700)
CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES						
Advances to other funds	(16,500)	(16,000)			(16,500)	
Proceeds on disposal of asset				22,822		
Payments on capital debt	(55,000)	(55,000)	(1,244,628)	(1,214,724)	(1,299,628)	
Payments from other governments			1,244,628	1,214,723	1,244,628	
Interest on capital debt	(34,730)	(36,180)	(447,535)	(477,808)	(482,265)	
Acquisition of capital assets	(1,359,407)	(192,326)	(130,748)	(471,233)	(1,490,155)	
Net cash provided (used) by capital and related financing activities	(1,465,637)	(299,506)	(578,283)	(926,220)	(2,043,920)	
CASH FLOWS FROM INVESTING ACTIVITIES						
Investment earnings	66,996	43,413	482,437	504,635	549,433	65,480
Net cash provided (used) by investing activities	66,996	43,413	482,437	504,635	549,433	65,480
Net increase (decrease) in cash and cash equivalents	(305,539)	831,296	146,655	(303,556)	(158,884)	705,306
Cash and cash equivalents Beginning	2,731,422	1,900,126	1,383,225	1,686,781	4,114,647	1,986,494
Cash and cash equivalents Ending	\$ 2,425,883	\$ 2,731,422	\$ 1,529,880	\$ 1,383,225	\$ 3,955,763	\$ 2,691,800
Cash and Investments Unrestricted	\$ 2,425,883	\$ 2,731,422	\$ 1,049,880	\$ 1,383,225	\$ 3,475,763	\$ 2,691,800
Cash and Investments Restricted			480,000		480,000	
	\$ 2,425,883	\$ 2,731,422	\$ 1,529,880	\$ 1,383,225	\$ 3,955,763	\$ 2,691,800

Continued

**CITY OF FRANKLIN WISCONSIN**  
**Statement of Cash Flows**  
**Proprietary Funds**  
**For the Year Ended December 31 2019**  
**(with comparative information for December 31 2018)**

	<b>Business-type Activities</b>		<b>Enterprise Funds</b>			<b>Governmental</b>
	<b>Water</b>	<b>Water</b>	<b>Sanitary</b>	<b>Sanitary</b>	<b>Current</b>	<b>Activities</b>
	<b>Utility</b>	<b>Utility</b>	<b>Sewer</b>	<b>Sewer</b>	<b>Year</b>	<b>Internal</b>
	<b>Current Year</b>	<b>Prior Year</b>	<b>Current Year</b>	<b>Prior Year</b>	<b>Totals</b>	<b>Service Funds</b>
<b>Reconciliation of operating income (loss) to net cash provided by operating activities</b>						
Operating income (loss)	\$ 465,199	\$ 484,912	\$ (1,923,436)	\$ (1,771,872)	\$ (1,458,237)	\$ 662,873
Adjustments to reconcile operating income (loss) to net cash flows provided by operating activities						
Depreciation	1,245,740	1,204,485	2,172,379	2,135,076	3,418,119	
Depreciation allocated to other funds	12,809	12,927	(12,809)	(12,750)		
Amortization	42,059	130,666			42,059	
Nonoperating revenues	92,997	118,006			92,997	
(Increase) decrease in assets and deferred outflows of resources						
Accounts receivable	4,498	74,125	(29,651)	(103,322)	(25,153)	61,662
Taxes receivable	11,409	(11,538)	(10,067)	(11,871)	1,342	
Prepaid expense	2,291	(2,291)	2,291	(2,291)	4,582	3,045
Due from other funds		39,260		44,579		
Deferred outflows of resources	918	(4,960)	918	(4,960)	1,836	
Increase (decrease) in liabilities and deferred inflow of resources						
Accounts payable	182,720	49,363	41,489	(179,912)	224,209	27,946
Accrued liabilities	540	339	8,686	1,364	9,226	
Due to other funds		(55,014)		(20,908)		
Pension obligations	2,139	50,586	630	43,688	2,769	
Post employment retirement benefit	(10,263)	4,562	(10,263)	4,562	(20,526)	
Deferred inflows of resources	5,414		5,414		10,828	
Total adjustments	<u>1,593,271</u>	<u>1,610,515</u>	<u>2,169,017</u>	<u>1,893,255</u>	<u>3,762,288</u>	<u>92,653</u>
<b>Net cash flows provided by (used in) operating activities</b>	<u>\$ 2,058,470</u>	<u>\$ 2,095,427</u>	<u>\$ 245,581</u>	<u>\$ 121,383</u>	<u>\$ 2,304,051</u>	<u>\$ 755,526</u>
<b>Noncash Capital Activities</b>						
Cost of Utility plant installed and/or financed by external parties or the City	<u>\$ 4,929,075</u>	<u>\$</u>	<u>\$ 2,899,058</u>	<u>\$</u>	<u>\$ 7,828,133</u>	<u>\$</u>

**CITY OF FRANKLIN WISCONSIN**  
**Statement of Fiduciary Net Position**  
**As of December 31, 2019**

	<b>Custodial Funds</b>	<b>City of Franklin Defined Benefit Retirement Income Plan</b>	<b>City of Franklin Post Employment Benefits Trust</b>
<b>ASSETS</b>			
Cash	\$ 59 903 922	\$	\$ 222 237
Investments			
Fixed Income Securities		4 622 948	1 946 434
Domestic Equities		4 458 815	3 939 768
International Equities		1,514,407	449,569
Total Cash & Investments	<u>59 903 922</u>	<u>10 596 170</u>	<u>6 558 008</u>
Taxes receivable	15 412 512		
Accounts receivable	1,688		
<b>Total assets</b>	<u>75,318,122</u>	<u>10,596,170</u>	<u>6,558,008</u>
<b>LIABILITIES</b>			
Accounts payable	\$ 24 569	\$	\$ 9 248
Accrued liabilities			10 000
Due to other governments	75 274 916		
Special deposits	18,637		
<b>Total liabilities</b>	<u>75,318,122</u>	<u></u>	<u>19,248</u>
<b>NET POSITION</b>			
Restricted for post employment benefits		10,596,170	6,538,760
<b>Total Net Position</b>	<u>\$</u>	<u>\$ 10,596 170</u>	<u>\$ 6 538 760</u>

**CITY OF FRANKLIN, WISCONSIN**  
**Statement of Changes in Fiduciary Net Position**  
**For the Year Ended December 31, 2019**

	<u>Custodial Funds</u>	<u>City of Franklin Defined Benefit Retirement Income Plan</u>	<u>City of Franklin Post Employment Benefits Trust</u>
<b>ADDITIONS</b>			
Tax collections	\$ 72 779 386	\$	\$
Contributions			
City of Franklin		178 174	377 172
Retirees		79 397	153 829
Net investment earnings (losses)		1 732,648	1,101 085
<b>Total additions</b>	<u>72 779 386</u>	<u>1 990,219</u>	<u>1 632,086</u>
<b>DEDUCTIONS</b>			
Tax distributions	72 779 386		
Incurred claims		504 915	79 674
Prescription drug claims	-		119 408
Claims fees		-	43 059
Stop loss premiums less claims received	-		80,589
<b>Total deductions</b>	<u>72 779 386</u>	<u>504,915</u>	<u>322 730</u>
<b>Change in net position</b>		1 485 304	1 309 356
Net position beginning		9,110 866	5 229 404
<b>Net position - ending</b>	<u>\$</u>	<u>\$ 10,596 170</u>	<u>\$ 6 538,760</u>



**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

The accompanying summary of the City of Franklin's (the 'City') more significant accounting policies is presented to assist the reader in interpreting the financial statements and other data in this report. These policies, as presented, should be reviewed as an integral part of the accompanying financial statements. The accounting policies of the City conform to accounting principles generally accepted in the United States of America as applicable to governmental units. A summary of the significant accounting policies follows:

**A. REPORTING ENTITY**

This report includes all of the funds of the City. The reporting entity for the City consists of the primary government and its component units. Component units are legally separate organizations for which the primary government is financially accountable or other organizations for which the nature and significance of their relationship with the primary government are such that their exclusion would cause the reporting entity's financial statements to be misleading. The primary government is financially accountable if (1) it appoints a voting majority of the organization's governing body and it is able to impose its will on that organization, (2) it appoints a voting majority of the organization's governing body and there is a potential for the organization to provide specific financial benefits to or impose specific financial burdens on the primary government, (3) the organization is fiscally dependent on and there is a potential for the organization to provide specific financial benefits to or impose specific financial burdens on the primary government. Certain legally separate, tax-exempt organizations should also be reported as a component unit if all of the following criteria are met: (1) the economic resources received or held by the separate organization are entirely or almost entirely for the direct benefit of the primary government, its component units, or its constituents; (2) the primary government or its component units is entitled to or has the ability to access a majority of the economic resources received or held by the separate organization; and (3) the economic resources received or held by an individual organization that the primary government or its component units is entitled to or has the ability to otherwise access are significant to the primary government.

Component units are reported using one of two methods: discrete presentation or blending. Generally, component units should be discretely presented in a separate column in the financial statements. A component unit should be reported as part of the primary government using the blending method if it meets any one of the following criteria: (1) the primary government and the component unit have substantively the same governing body and a financial benefit or burden relationship exists; (2) the primary government and the component unit have substantively the same governing body and management of the primary government has operational responsibility for the component unit; (3) the component unit serves or benefits exclusively or almost exclusively the primary government rather than its citizens; or (4) the total debt of the component unit will be paid entirely or almost entirely from resources of the primary government. The City has not identified any component units required to be discretely presented.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**A REPORTING ENTITY (continued)**

**Blended Component Unit**

The Community Development Authority (Authority) was created by the City in 1992 to serve as a financing vehicle for certain Tax Incremental Districts (TID) development within the City. That District was closed in 2012. The Authority is governed by a seven member board appointed by the Mayor and confirmed by the Common Council. Although it is legally separate from the City, the Authority is reported as if it were part of the primary government because its sole purpose is to finance and manage certain TID development projects for the benefit of the City. The Authority had no financial transactions during 2019, nor does the Authority own any assets or liable for any debt. Therefore, no financial statements are presented in this report. The Authority does not issue separate financial statements.

**B GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS**

In January 2017, the GASB issued statement No. 84 - *Fiduciary Activities*. This statement establishes criteria for identifying fiduciary activities of all state and local governments for accounting and financial reporting purposes and how those activities should be reported. This standard was implemented January 1, 2019. As a result of the implementation of this standard, the City of Franklin's Defined Benefit Retirement Income Plan Pension Trust has been included in the reporting of the City's Fiduciary Funds.

In March 2018, the GASB issued statement No. 88 - *Certain Disclosures Related to Debt including Direct Borrowings and Direct Placements*. This Statement defines debt for purposes of disclosure in notes to financial statements and establishes additional financial statement note disclosure requirements related to debt obligations of governments, including direct borrowings and direct placements. This standard was implemented January 1, 2019.

**Government-Wide Financial Statements**

The statement of net position (Exhibit A) and statement of activities (Exhibit B) display information about the reporting government as a whole. They include all funds of the reporting entity except for fiduciary funds. The statements distinguish between governmental and business-type activities. Governmental activities generally are financed through taxes, intergovernmental revenue, and other non-exchange revenue. Business-type activities are financed in whole or in part by fees charged to external parties for goods and services provided.

The statement of activities demonstrates the degree that direct expenses of a given segment or function are offset by program revenue. Direct expenses are those that are clearly identifiable with a specific function or segment. The City does not allocate all indirect expenses to functions in the statement of activities. Program revenue includes 1) charges to customers or applicants who purchase, use, or directly benefit from goods, services, or privileges provided by a given function or segment, and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Taxes and other items not included among program revenue are reported as general revenue. Internally dedicated resources are reported as general revenue rather than as program revenue.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**B GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS (continued)**

**Fund Financial Statements**

Financial statements of the reporting entity are organized into funds with a fund considered to be a separate accounting entity. Each fund is accounted for by providing a separate set of self-balancing accounts that constitute its assets, deferred outflows of resources, liabilities, deferred inflows of resources, net position/fund equity, revenue and expenditures/expenses. Funds are organized as major funds or nonmajor funds within the governmental and enterprise fund statements. An emphasis is placed on major funds within the governmental and enterprise categories.

A fund is considered major if it is the primary operating fund of the City or meets the following criteria:

- a. Total assets and deferred outflows, liabilities and deferred inflows, revenue or expenditures/expenses of that individual governmental or enterprise fund are at least 10 percent of the corresponding total for all funds of that category or type.
- b. The same element of the individual governmental fund or enterprise fund that met the 10 percent test is at least 5 percent of the corresponding total for all governmental and enterprise funds combined.
- c. In addition, any other governmental or enterprise fund that the City believes is important to financial statement users may be reported as a major fund.

Separate financial statements are provided for governmental funds, proprietary funds and fiduciary funds, with the latter being excluded from government-wide financial statements. Major individual government funds and major individual enterprise funds are reported as separate columns in the fund financial statements.

**Major Governmental Funds**

**General Fund** – accounts for the City's primary operating activities. It is used to account for all financial resources except those required to be accounted for in another fund.

**Debt Service Fund** – accounts for resource accumulation from taxes, special assessments and other revenue along with payments made for principal and interest on long-term debt other than enterprise fund debt.

**TIF Districts Fund** – accounts for resource accumulation from tax increments and other revenue of the TID along with payments made for capital outlay, other expenditures, principal and interest on long-term debt obligations of the TIDs. Each TID is a sub fund of the TID Fund.

**CITY OF FRANKLIN, WISCONSIN  
NOTES TO FINANCIAL STATEMENTS  
As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**B GOVERNMENT-WIDE AND FUND FINANCIAL STATEMENTS (continued)**

**Major Enterprise Funds (continued)**

Enterprise funds are used to account for operations (a) that are financed and operated in a manner similar to private business where the intent of the governing body is that the costs (expenses including depreciation) of providing goods or services to the general public on a continuing basis be financed or recovered primarily through user charges or (b) where the governing body has decided that periodic determination of revenue earned expenses incurred and/or net income is appropriate for capital maintenance public policy management control accountability or other purposes

Water Utility Fund – accounts for operations of providing water services to City residents and bills for those services

Sanitary Sewer Fund – accounts for the operations of providing sanitary sewer services for City residents and bills for those services

In addition the City reports

**Nonmajor Governmental Funds**

Special Revenue Funds – account for the proceeds of specific revenue sources (other than major capital projects) that are legally or policy restricted to expenditures for specified purposes The funds include Library Operating Library Auxiliary Solid Waste Collection Tourism Commission St Martin's Fair Donation Civic Celebrations and Grant

Capital Projects Funds – account for resources accumulated to be used for the purchase of equipment street replacement acquisition of land and the construction of capital improvement projects The funds include Capital Outlay Equipment Replacement Capital Improvement Street Improvement Utility Improvement and Development

**Other Fund Types**

Internal Service Funds – account for the payment by the City for active employees of group health and dental charges for services and stop loss insurance charges and the billing of departments or agencies of the City on a cost reimbursement basis for the services received

Custodial Funds – used to account for and report assets controlled by the City and the assets are for the benefit of individuals private organizations and for other governmental entities

Employee Benefit Trust Funds – used to account for and report resources that are required to be held in trust for the members and beneficiaries of defined benefit plans and other post-employment benefit plans

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**C MEASUREMENT FOCUS, BASIS OF ACCOUNTING AND FINANCIAL STATEMENT PRESENTATION**

**Government-Wide Financial Statements**

The government-wide statement of net position and statement of activities are reported using the economic resources measurement focus and the accrual basis of accounting. Under the accrual basis of accounting, revenue is recognized when earned and expenses are recorded when the liability is incurred or economic asset used. Revenue, expenses, gains, losses, assets, deferred inflows, liabilities, and deferred outflows resulting from exchange and exchange-like transactions are recognized when the exchange takes place. Property taxes are recognized as revenue in the year that they are levied for.

Taxes receivable for the following year are recorded as receivables and deferred inflows of resources. Grants and similar items are recognized as revenue as soon as all eligibility requirements imposed by the provider are met. Special assessments are recorded as revenue when earned. Receivables are recorded as revenue when services are performed. At December 31, 2019, there were \$405,676 of anticipated future assessments. This is not reported as receivables because collection is subject to certain events occurring in the future and no formal repayment schedule has been established.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements. Exceptions to this general rule are charges between the City's Water Utility and Sanitary Sewer fund and various other functions of the government. Elimination of these charges would distort the direct costs and program revenue reported for the various functions concerned.

**Fund Financial Statements**

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenue is recorded when it is both measurable and available. Available means collectible within the current period or soon enough thereafter to be used to pay liabilities of the current period. For this purpose, the City considers grant revenue to be available if they are collected within 150 days of the end of the current fiscal period and all other revenue to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures are recorded when the related fund liability is incurred, except for unmatured interest on long-term debt, claims, judgments, compensated absences, and pension expenditures which are recorded as a fund liability when due and payable.

Property taxes are recorded the year levied as receivable and deferred inflow of resources and are recognized as revenue the next year when services financed by the levy are provided.

Intergovernmental aids and grants are recognized as revenue in the period the City is entitled to the resources and the amounts are available. Amounts owed to the City are recorded as receivables. Amounts not available or received prior to the entitlement period are recorded as deferred inflows of resources.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**C MEASUREMENT FOCUS, BASIS OF ACCOUNTING AND FINANCIAL STATEMENT PRESENTATION**  
(continued)

**Fund Financial Statements (continued)**

Special assessments levied for benefits to property owners for installation of sanitary sewers water mains roads and other improvements are recorded as revenue when they become measurable and available Annual installments due in future years are recorded as receivables and deferred inflows of resources

Revenue susceptible to accrual includes property taxes room taxes public charges for services and interest Other general revenue such as permits fines and forfeitures licenses and miscellaneous revenue are recognized when received or when measurable and available under the criteria mentioned above

Deferred inflows of resources are reported on the governmental funds balance sheet Deferred inflows of resources arise from taxes levied in the current year that are for subsequent year's operations For governmental fund financial statements unearned revenues arise where potential revenue does not meet both the measurable and available criteria for recognition in the current period Unearned revenue arises when resources are received before the City has a legal claim to them as when grant monies are received prior to the incurrence of qualifying expenditures In subsequent periods when both revenue recognition criteria are met or when the City has a legal claim to the resources the liability is removed from the balance sheet and revenue is recognized

Proprietary and fiduciary fund financial statements are reported using the economic resources measurement focus and the accrual basis of accounting

Proprietary funds distinguish operating revenue and expenses from non-operating items Operating revenue and expenses generally result from providing services and delivering goods in connection with the proprietary fund's principal operations The principal operating revenue of the Water and Sanitary Sewer funds are charges to customers for sales and services provided The rates billed in the Water Utility are approved by the Public Service Commission Sanitary sewer charges are billed at rates established by City policy based on the charges received from the Milwaukee Metropolitan Sewerage District and local operation and maintenance expenses The principal operating revenue of the internal service fund is charges to other funds for group health coverage

Operating expenses for proprietary funds include the cost of sales and services administration and depreciation on capital assets Revenue and expenses not meeting this definition are reported as non operating revenue and expenses

**All Financial Statements**

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect reported amount of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and reported amounts of revenue and expenditures/expenses during the reporting period Actual results could vary from those estimates

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**D ASSETS, DEFERRED OUTFLOWS OF RESOURCES, LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND NET POSITION OR EQUITY**

**1 Cash and Investments**

For purposes of the statement of cash flows the City considers all highly liquid investments with an initial maturity of three months or less to be cash equivalents

The City of Franklin maintains two investment policies. The first covers all funds except fiduciary funds for retiree health purposes. The objective of this policy is to generate current income consistent with safety and reasonable risk as defined under prudent person rules. As operating reserves, the quality, liquidity and maturity structure of the portfolio are most important. The investment policy

- a Requires a minimum rating at time of purchase of Aa3 by either Moody's or Standard & Poor's
- b Limits an issuer to 10% or less and asset classes to 35% or less of the fair value of the portfolio with the exception of U.S. Government Treasury and Agency securities that have the full faith guarantee of the U.S. Government
- c Specifies a minimum amount of cash equivalents be maintained, an average life of the portfolio not exceeding 6 years and no individual issue with a maturity exceeding seven years at the date of purchase to limit interest rate risk
- d Limits investments highly sensitive to market changes through its duration and diversification policies to limit interest rate risk
- e Prohibits the investment in foreign owned securities
- f Limits derivative investments to those with a final maturity of seven years or less

In addition, the City's investment policy restricts allowable investments to investments that follow state statutes, section 66.0603, which limits investments to

- a Time deposits in any credit union, bank, savings bank, trust company or loan association authorized to transact business in the state and maturing in three years or less
- b The Local Government Investment Pool (LGIP)
- c Bonds or securities issued or guaranteed by the federal government
- d Bonds or securities of any county, city, drainage district, technical college district, village, town or school district of the State of Wisconsin. Also, bonds issued by a local exposition district, a local professional baseball park district, a local professional football stadium district, a cultural arts district, or by the University of Wisconsin Hospitals and Clinics Authority and the Wisconsin Aerospace Authority
- e Any security maturing in seven years or less and having the highest or second highest rating category assigned of a nationally recognized rating agency
- f Securities of an open-ended management investment company or investment trust subject to various conditions and investment options
- g Repurchase agreements with public depositories with certain conditions

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**D ASSETS, DEFERRED OUTFLOWS OF RESOURCES, LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND NET POSITION OR EQUITY (continued)**

**1 Cash and Investments (continued)**

The second investment policy is for its fiduciary fund for retiree health purposes. The policy

- a Requires the investment to be in a section 115 trust for retiree health purposes
- b Requires compliance with the prudent person standard
- c Requires asset allocation policy that considers the liability stream of benefits, the relationship to current and projected assets, the historical performance of capital markets and the perception of future economic conditions
- d Primary investment objectives are safety, diversification and return
- e Allows investment in various asset classes
- f Limits investment in equities to 75% of total assets to be invested

The City manages the various risks in its cash and investments as follows:

- a Custodial credit risk – investments are held by a trustee or third party custodian
  - deposits in excess of FDIC insurance limits are maintained in the State LGIP or secured bank balances in amounts of at least 75% of the year end cash balances
- b Credit risk – securities purchased need to have an AA or better investment rating
- c Concentration of credit risk – issuer or asset class not to exceed 10% of the market value of the portfolio with the exception of U.S. issued securities
- d Interest rate risk – managed by limiting the length of maturity of newly purchased investments and limits the average life of the portfolio to control risk

Investments are stated at fair value, which is the amount at which an investment could be exchanged in a current transaction between willing parties. Fair values are based on methods and inputs as outlined in Note 3 A. No investments are reported at amortized cost.

Adjustments necessary to record investments at fair value are recorded in the operating statement as increases or decreases in investment income (loss). Investment income (loss) on commingled investments of various City Funds is allocated based on average investment balances.

The Wisconsin Local Government Investment Pool (LGIP) is part of the State Investment Fund (SIF) and is managed by the State of Wisconsin Investment Board. The SIF is not registered with the Securities and Exchange Commission but operates under the statutory authority of Wisconsin Chapter 25. The SIF reports the fair value of its underlying assets annually. Participants in the LGIP have the right to withdraw funds in total on one day's notice. At December 31, 2019, the fair value of the City's share of LGIP assets was substantially equal to the amount reported in these statements.



**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**D ASSETS, DEFERRED OUTFLOWS OF RESOURCES, LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND NET POSITION OR EQUITY (continued)**

**2 Receivables**

Property taxes are levied in December on the assessed value as of the prior January 1. In addition to property taxes for the municipality, taxes are collected for and remitted to the state government, county government, three local school districts, technical college district, and metropolitan sewerage district. Taxes for all other governmental units billed in the current year for the succeeding year are reflected as receivables and due to other taxing units on the accompanying fiduciary funds statement of fiduciary net position within the reported Custodial Funds. The Solid Waste fee is billed and collected along with Property Taxes.

Property tax calendar – 2019 tax roll

Lien date and levy date	December 2019
Tax bills mailed	December 2019
Payment in full or	January 31, 2020
First installment due	January 31, 2020
Second installment due	March 31, 2020
Third installment due	May 31, 2020
Personal property taxes in full	January 31, 2020
Final tax settlement with County	August 20, 2020
Tax deed by County – 2019	
Delinquent real estate taxes	October 2022

Accounts receivable have been shown net of an allowance for uncollectible accounts. No provision for uncollectible accounts receivable has been made for enterprise funds because of their right by law to place delinquent bills on the tax roll.

During the course of operations, transactions occur between individual funds that may result in amounts owed between funds. Short-term interfund loans are reported as due to and from other funds. Long-term interfund loans are reported as advances from and to other funds.

Interfund receivables and payables between funds within governmental activities are eliminated in the statement of net position. Any residual balances outstanding between the governmental activities and the business-type activities are reported in the government-wide financial statements as internal balances.

In the general fund financial statements, advances to other funds are offset equally by nonspendable fund balance, which indicates that they do not constitute expendable available financial resources and therefore are not available for appropriation. Advances in all other governmental funds are classified in fund balance based on the availability of repayments for use.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**D ASSETS, DEFERRED OUTFLOWS OF RESOURCES, LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND NET POSITION OR EQUITY (continued)**

**3 Inventories and Prepaid Items**

Governmental fund inventory items except fuel inventory are charged to expenditures when purchased. The fuel inventory is recorded at cost on a first-in first-out basis using the consumption method of accounting. The cost of such inventories is recorded as expenditures/expenses when consumed rather than when purchased. Year-end inventory was not significant.

Proprietary fund inventories are generally used for construction and for operation and maintenance work. They are not for sale. Material and supplies on hand at year end are considered immaterial.

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements. The cost of prepaid items is recorded as expenditures/expenses when consumed rather than when purchased.

**4. Restricted Assets**

Mandatory segregation of assets are presented as restricted assets. Such segregation is required by agreements with external parties. Current liabilities payable from restricted assets are so classified. The Pension Asset, if any, is reported as restricted. This asset represents funds held by the Plan Trust, which can only be used to settle Plan obligations. The excess of restricted assets over current liabilities will be used first for equipment replacement. The remainder, if generated from earnings, is shown as restricted net position.

**5. Benefit Obligations**

For purposes of measuring the net pension obligations (assets), deferred outflows of resources and deferred inflows of resources related to pensions, and pension expense, information about the fiduciary net positions of the Wisconsin Retirement System (WRS) and the City of Franklin Defined Benefit Retirement Income Plan (DPW) and additions to/deductions from WRS and DPW's fiduciary net position have been determined on the same basis as they are reported by WRS and DPW. For this purpose, benefit payments (including refunds of employee contributions) are recognized when due and payable in accordance with the benefit terms. Investments are reported at fair value.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**D ASSETS, DEFERRED OUTFLOWS OF RESOURCES, LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND NET POSITION OR EQUITY (continued)**

**5 Benefit Obligations (continued)**

For purposes of measuring the net OPEB liability deferred outflows of resources and deferred inflows of resources related to OPEB and OPEB expense information about the fiduciary net position of the City of Franklin Post Employment Benefits Trust and additions to/deductions from the City of Franklin Post Employment Benefits Trust's fiduciary net position have been determined on the same basis as they are reported by the City of Franklin Post Employment Benefits Trust. For this purpose the City of Franklin Post Employment Benefits Trust recognizes benefit payments when due and payable in accordance with the benefit terms. Investments are reported at fair value except for money market investments and participating interest-earning investment contracts that have a maturity at the time of purchase of one year or less which are reported at cost.

**6 Capital Assets**

**Government-Wide Statements**

Capital assets which include property plant and equipment are reported in the government-wide financial statements. Capital assets are defined by the government as assets with an initial cost of more than \$5,000 for general capital assets and \$25,000 for infrastructure assets with estimated useful lives of two years or more. Capital assets are recorded at historical cost or estimated historical cost if actual amounts are not available. Donated capital assets are recorded at acquisition value at the date of donation. Additions to and replacements of capital assets of business-type activities are recorded at original cost which includes material labor and overhead.

The cost of renewals and betterments relating to retirement units is added to plant accounts. The cost of property replaced, retired or otherwise disposed of is deducted from plant accounts and generally together with removal costs less salvage is charged to the applicable function.

Depreciation of all exhaustible capital assets is recorded as an allocated expense in the statement of activities with accumulated depreciation reflected in the statement of net position. Depreciation is provided over the assets' estimated useful lives using the straight-line method of depreciation. The range of useful lives by asset type follows:

Buildings and improvements	5-50 Years
Machinery and equipment	2-30 Years
Water and sewer infrastructure	20-100 Years
Infrastructure	20-90 Years

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**D ASSETS, DEFERRED OUTFLOWS OF RESOURCES, LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND NET POSITION OR EQUITY (continued)**

**6 Capital Assets (continued)**

**Fund Financial Statements**

In the fund financial statements capital assets used in governmental fund operations are accounted for as capital outlay expenditures of the governmental fund upon acquisition. Capital assets used in proprietary fund operations are accounted for the same in the government-wide statements.

**7 Deferred Inflows of Resources and Deferred Outflows of Resources**

A deferred outflow of resources represents a consumption of net position/fund balance that applies to a future period and will not be recognized as an outflow of resources (expense/expenditure) until that future time. A deferred inflow of resources represents an acquisition of net position/fund balance that applies to a future period and therefore will not be recognized as an inflow of resources (revenue) until that future time.

In governmental funds, property taxes receivable, special assessments and interest revenue not yet due are not recognized as revenue in the current period. For the government-wide and proprietary fund type financial statements, special assessments and interest revenue are recognized as revenue in the current period. This leaves property tax receivable as a deferred inflow of resources in the statement of net position.

Certain items affecting the net pension obligation (asset) are amortized over the period determined to be affected by the change. The balance at year end of these items is reported as deferred outflows of resources or deferred inflows of resources section of the statement of net position.

**8 Compensated Absences**

Under terms of employment, employees may earn compensatory time and are granted sick leave, severance pay and vacations in varying amounts. Only benefits considered to be vested are disclosed in these statements. All vested compensatory time, severance pay and vacation pay are accrued when incurred in the government-wide, proprietary and fiduciary fund financial statements. A liability for these amounts is reported in governmental funds only if they have matured. For example, a liability as a result of employee resignations or retirements is payable with expendable available resources.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**D ASSETS, DEFERRED OUTFLOWS OF RESOURCES, LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND NET POSITION OR EQUITY (continued)**

**8 Compensated Absences (continued)**

Payments for vested compensatory time, severance pay and vacation pay will be made at rates in effect when the benefits are used. Accumulated vested compensatory time, severance pay and vacation pay liabilities are determined on the basis of current salary rates and include salary related payments. Vacation and compensatory time are used on a first-in, first-out basis. Accordingly, all accrued amounts are considered to be due within one year. Severance due within one year is estimated based on employee age and expected retirement.

**9 Long-term Obligations/Conduit Debt**

All long-term obligations to be repaid from governmental and business-type resources are reported as liabilities in the government-wide statements. The long-term obligations consist of notes and bonds payable and accrued compensated absences.

Long-term obligations for governmental funds are not reported as liabilities in the fund financial statements. The face value of debt (plus any premium) is reported as other financing sources and payments of principal and interest are reported as expenditures. The proprietary fund accounting is the same as it is in the government-wide statements.

For the government-wide statements and proprietary fund statements, bond premiums and discounts are amortized over the life of the issue using the interest rate method. The balance at year end is shown as an increase or decrease in the liability section of the statement of net position.

The City has approved issuance of industrial development revenue bonds (IDRB) for the benefit of private business enterprises. IDRBs are secured by mortgages or revenue agreements on associated projects of the business enterprises. The IDRBs do not constitute indebtedness of the City. Accordingly, the bonds are not reported as liabilities in the financial statements. Two series of Industrial Revenue Bonds originally issued with an aggregate principal amount of \$8,375,000 are outstanding with a December 31, 2019 balance of \$4,025,000.

**10 Claims and Judgments**

Claims and judgments are recorded as liabilities if all the conditions of Governmental Accounting Standards Board pronouncements are met. Claims and judgments that would normally be liquidated with expendable available financial resources are recorded during the year as expenditures in the government funds. If they are not to be liquidated with expendable available financial resources, no liability is recognized in governmental fund financial statements. The related expenditure is recognized when the liability is liquidated. Claims and judgments are recorded in the government-wide statements and proprietary funds as expenses when the related liabilities are incurred. There were no significant claims or judgments at year end.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**D ASSETS, DEFERRED OUTFLOWS OF RESOURCES, LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND NET POSITION OR EQUITY (continued)**

**11 Equity Classifications**

**Government-Wide Statements**

Equity is classified as net position and displayed in three components

- a Net investment in capital assets – Consists of capital assets net of accumulated depreciation reduced by the outstanding balances of bonds mortgages notes or other borrowings that are attributable to the acquisition construction or improvement of those assets Deferred outflows of resources and deferred inflows of resources that are attributable to the acquisition construction or improvement of those assets or related debt are also included in this component of net position
- b Restricted net position – Consists of net position with constraints placed on their use either by 1) external groups such as creditors grantors contributors or laws or regulations of other governments or 2) law through constitutional provisions or enabling legislation and includes restricted assets reduced by liabilities related to those assets Generally a liability relates to restricted assets if the asset results from a resource flow that also results in the recognition of a liability or if the liability will be liquidated with the restricted assets reported
- c Unrestricted net position – The net amount of the assets deferred outflows of resources liabilities and deferred inflows of resources that are not included in the determination of net investment in capital assets or the restricted components of net position

The net position section includes an adjustment for capital assets owned by the business type activities column but financed by the debt of the governmental activities column The amount is a reduction of net investment in capital assets and an increase in unrestricted net position shown only in the total column A reconciliation of this adjustment is as follows

	Governmental Activities	Business-type Activities	Adjustment	Total
Net investment in capital assets	\$ 123 769 857	\$ 92 371 165	\$ (3 504 400)	\$ 212 636 622
Unrestricted	(11 675 211)	3 997 436	3 504 400	(4 173 375)

When both restricted and unrestricted resources are available for use it is the City's policy to use restricted resources first then unrestricted resources as they are needed

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**D ASSETS, DEFERRED OUTFLOWS OF RESOURCES, LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND NET POSITION OR EQUITY (continued)**

**11 Equity Classifications (continued)**

**Fund Statements**

Fund balance of governmental funds is reported in various categories based on the nature of any limitations requiring the use of resources for specific purposes. The government itself can establish limitation on the use of resources through either a commitment (committed fund balance) or an assignment (assigned fund balance).

The committed fund balance classification includes amounts that can be used only for the specific purposes determined by a formal action of the government's highest decision making authority. The governing council is the highest level of decision making authority for the government that can, by adoption of an ordinance prior to the end of the fiscal year, commit fund balance. Once adopted, the limitation imposed by the ordinance remains in place until a similar action is taken (the adoption of another ordinance) to remove or revise the limitation. The City does not report any committed fund balance.

Amounts in the assigned fund balance classification are intended to be used by the government for specific purposes but do not meet the criteria to be classified as committed. The governing council (Common Council) has by resolution authorized the Director of Finance & Treasurer to assign fund balance (Resolution 2014 7025). The Common Council may also assign fund balance as it does when appropriating fund balance to cover a gap between estimated revenue and appropriations in the subsequent year's appropriated budget. Unlike commitments, assignments generally only exist temporarily. In other words, as additional action does not normally have to be taken for the removal of an assignment. Conversely, as discussed above, an additional action is essential to either remove or revise a commitment.

When committed, assigned and unassigned resources are available for use, it is the City's policy to use committed resources first, then assigned resources and then unassigned resources, as they are needed.

The City has adopted a fund balance policy (Res. 2016-7216) for all governmental funds supported by tax levy as follows: the ratio of year end fund balance to current year Expenditures shall target a range between 20 and 30%. The amount of Fund Balance will be taken into consideration when establishing the following year's budget. At least 15% of the succeeding year expenditure budget be maintained for working capital. Any non-spendable fund balance of the General Fund shall be excluded from the ratio. As of the year ended December 31, 2019, the City exceeded the 30% upper level by 3.5%.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**D ASSETS, DEFERRED OUTFLOWS OF RESOURCES, LIABILITIES, DEFERRED INFLOWS OF RESOURCES AND NET POSITION OR EQUITY (continued)**

**12 Comparative Data**

The basic financial statements include comparative data for the prior year for individual enterprise funds in the fund financial statements in order to provide an understanding of the changes in financial position and operations of these funds. This comparative data is not at the level of detail required for a presentation in conformity with general accepted accounting principles. Accordingly, such information should be read in conjunction with the City's financial statements for the year ended December 31, 2018 from which the data was derived. Also, certain amounts presented in the prior year data have been reclassified in order to be consistent with the current year's presentation.

**NOTE 2 - STEWARDSHIP, COMPLIANCE AND ACCOUNTABILITY**

**A BUDGETARY INFORMATION**

Budgetary information is derived from the annual operating budget and is presented using the same basis of accounting for each fund as described in Note 1 C with the exception of encumbrances. Transfers from the General Fund to Special Revenue Funds and tax equivalent from the Water Utility. Actual (budgetary basis) expenditures presented reflect actual (GAAP) expenditures adjusted for expenditures budgeted under the prior period and encumbrances expected to be liquidated under the current period budget. Actual (budgetary basis) revenue presents the tax equivalent from the Water Utility as tax revenue while GAAP basis statements present this item as a transfer.

A budget has been adopted for the General Debt Service TID #3 TID #4 TID #5 Library Operating Library Auxiliary Solid Waste Collection Civic Celebrations St. Martin's Fair Donations Grant Tourism Capital Outlay Equipment Replacement Capital Improvement Street Improvement Utility Improvement Development Sanitary Sewer and Water Utility funds.

The budget amounts presented include any amendments made during the year. The City may authorize transfers of budget amounts within departments. Transfers between departments and changes to the overall budget must be approved by a two-thirds vote of the Common Council. Supplemental appropriations during the year were not significant. Appropriations lapse at the end of the year unless specifically carried over. Carryovers to the following year were not significant. Budgets are adopted for personnel and non-personnel expenditures at the function level.



**CITY OF FRANKLIN, WISCONSIN  
NOTES TO FINANCIAL STATEMENTS  
As of and for the Year Ended December 31, 2019**

**NOTE 2 - STEWARDSHIP, COMPLIANCE AND ACCOUNTABILITY (continued)**

**B. LIMITATIONS ON THE CITY'S TAX LEVY**

Wisconsin law limits the City's future tax levies. Generally, the City is limited to its prior tax levy dollar amount (excluding TIF Districts and Debt Service Levy), increased by the greater of the percentage change in the City's equalized value due to new construction or zero percent. Changes in debt service from one year to the next are generally exempt from this limit with certain exceptions. The City is required to reduce its allowable levy by the estimated amount of fee revenue increase it collects for certain services, if those services were funded in 2013 by the property tax levy. Levies can be increased above the allowable limits if the amount is approved by referendum. The Solid Waste fee was enacted prior to this restriction.

**C. EXCESS EXPENDITURES OVER APPROPRIATIONS**

The City controls General Fund expenditures at the Department personnel and non-personnel level (e.g. police personnel). Other funds are controlled activity level. For the year ended December 31, 2019, the following funds had expenditures exceeding budget:

Fund/Function	Budget Expenditures	Actual Expenditures	Excess Expenditures Over Budget
General Fund			
Public Health - Non-Personnel	\$ 73,250	\$ 75,056	\$ 1,806
Debt Service			
Interest	\$ 135,188	\$ 135,338	\$ 150
Library Auxiliary Fund			
Culture and recreation	\$ 47,520	\$ 50,785	\$ 3,265
Solid Waste Fund			
Public Works	\$ 1,659,501	\$ 1,660,197	\$ 696
St. Martin's Fair Fund			
Culture and recreation	\$ 52,756	\$ 53,339	\$ 583
Grant Fund			
Public Safety	\$ 6,000	\$ 6,299	\$ 299

**NOTE 3 - DETAILED NOTES ON ALL FUNDS**

**A. CASH AND INVESTMENTS**

The City maintains a cash and investment pool that is utilized by all funds. Each fund's portion of this pool is displayed on the statement of net position and balance sheet as cash and investments of the City. In addition, investments are separately held by several of the funds.

Deposits in each local and area bank are insured by the FDIC in the amount of \$250,000 for time and savings accounts and \$250,000 for demand deposit accounts (interest-bearing and noninterest-bearing). In addition, if deposits are held in institutions outside of the state in which the government is located, insured amounts are further limited to a total of \$250,000 for the combined amount of all deposit accounts.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**A. CASH AND INVESTMENTS (continued)**

The City's bank accounts are also insured by the State of Wisconsin Deposit Guarantee Fund in the amount of \$400 000 per financial institution. However, although the fund had reserves available at December 31, 2019, the future availability of resources to cover the losses cannot be projected because provisions of the 1985 Wisconsin Act 35 provided that the amount in the fund will be used to repay public depositors for losses until the appropriation is exhausted at which time the fund is abolished. This coverage has not been considered in computing custodial credit risk.

The City maintains a collateral arrangement with its main bank to provide collateralization in excess of deposits maintained at the bank. The collateral is maintained in the form of a letter of credit from the Federal Home Loan Bank of Cincinnati in the amount of \$20 000 000.

The City maintains both Non-FDIC insured and collateralized balances with an investment manager that deposits funds with US Banks. The funds are held in accounts As Agent for its Customers. The manager utilizes FDIC insurance, third party insurance and Federal Home Loan Bank letters of credit as collateral for balances.

Cash and investments as shown on the December 31, 2019 statement of net position are subject to the following risks:

	Carrying Value	Bank & Investment Balances	Risks
Local Government Investment Pool	\$ 2 962 536	\$ 2 962 536	Credit
Money market funds	280 709	280 709	Custodial credit
U S treasuries	7 056 406	7 056 406	Custodial credit and interest rate
Certificates of Deposit	4 745 475	4 745 475	Custodial credit
U S agencies	10 123 831	10 123 831	Credit, custodial credit, interest rate and concentration of credit
Total fixed income investments	25 168 957	25 168 957	
Equity funds	10 362 559	10 362 559	Custodial credit
Fixed income funds	6 569 382	6 569 382	Credit and interest rate
Cash and demand deposits	92,436 357	81 827,947	Custodial credit
Total	<u>\$ 134 537,255</u>	<u>\$ 123 928,845</u>	

Reconciliation to the financial statements is shown below:

Per Statement of Net Position

Primary Government

Unrestricted cash and investments	\$ 56 999 155
Restricted cash and investments	480 000

Per Statement of Fiduciary Net Position

Custodial Fund	59 903 922
Defined Benefit Retirement Income Plan Trust	10 596 170
City of Franklin Post Employment Benefits Trust	6 558 008
	<u>\$ 134 537 255</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**A CASH AND INVESTMENTS (continued)**

**Custodial Credit Risk** For deposits - Custodial credit risk is the risk that in the event of a financial institution failure the City's deposits may not be returned to the City. As of December 31, 2019, none of the City's total bank balances were uninsured and uncollateralized and therefore exposed to custodial credit risk. For investments - Custodial credit risk is the risk that in the event of the failure of the counterparty the City will not be able to recover the value of its investments or collateral securities in the possession of an outside party. All of the City's investments have a tri-party relationship with the investments held by a party independent of the party managing the investment.

**Credit Risk** Credit risk is the risk that an issuer or other counterparty will not fulfill its obligation. The City's policy requires a minimum credit rating of Aa3 at time of purchase. The City's fixed income investments subject to credit risk include agencies securities, corporate asset backed securities, corporate bonds, government repurchase agreements and money market funds and were rated by Moody's Investor Service.

As of December 31, 2019, 98% of the fixed income investments were in rated fixed income investments and subject to credit risk. The ratings as a percentage of the total investment portfolio were as follows: Aa at 64%. The portfolio makeup of fixed income investments was treasury and agency securities at 64%, Local Government Investment Pool at 11% and money market funds at 1%. The Local Government Investment Pool is not rated. Equities and fixed income mutual funds held in trust at 24% make up the remainder of the investments and are not individually rated.

**Concentration of Credit Risk** Concentration of credit risk is the risk of loss attributed to a large investment position in a single issuer. As of December 31, 2019, no issuer other than U.S. Treasury and Agency securities that have the full faith guarantee of the U.S. government had a position of greater than ten percent of the portfolio.

**Interest Rate Risk** Interest rate risk is the risk that rising interest rates will have an adverse impact on the fair value of the investments in the portfolio. The longer the maturities in the portfolio, the greater the risk of loss is in portfolio value.

The portfolio policy limits this risk by limiting the length of permitted investments and limits the purchase of investments highly sensitive to market changes.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**A CASH AND INVESTMENTS (continued)**

As of December 31, 2019, the City's investments exposed to interest rate risk were as follows:

Investment type	Fair Value	Investment Maturity in years			
		Less than 1	2 - 3	4 - 5	6 - 7
U.S. treasuries and agencies	\$ 17,180,237	\$ 6,557,472	\$ 10,622,765	\$ -	\$ -
Fixed income funds	6,569,381	575,255	748,521	414,618	4,830,987
<b>Total</b>	<b>\$ 23,749,618</b>	<b>\$ 7,132,727</b>	<b>\$ 11,371,286</b>	<b>\$ 414,618</b>	<b>\$ 4,830,987</b>

The City categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. Level 1 inputs are quoted prices in active markets for identical assets. Level 2 inputs are significant other observable inputs. Level 3 inputs are significant unobservable inputs.

The valuation methods for recurring fair value measurements are as follows:

**Market approach** – prices or other information from market transactions involving identical or similar assets.

Investment Type	As of December 31, 2019			
	Level 1	Level 2	Level 3	Total
US treasuries and agencies	\$ -	\$ 17,180,237	\$ -	\$ 17,180,237
Equity funds	10,362,559	-	-	10,362,559
Fixed income funds	6,569,381	-	-	6,569,381
<b>Total</b>	<b>\$ 16,931,940</b>	<b>\$ 17,180,237</b>	<b>\$ -</b>	<b>\$ 34,112,177</b>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**B RECEIVABLES**

Receivables consist of accounts taxes notes and special assessments from citizens and others. Receivables are reported net of uncollectible amounts. The reserve for bad debts principally for personal property taxes special assessments and ambulance revenue was \$101,866 at December 31, 2019. Other than the special assessment receivables, all other receivables are expected to be collected within one year.

Governmental funds report unavailable or unearned revenue in connection with receivables for revenues that are not considered to be available to liquidate liabilities of the current period. Property taxes levied for the subsequent year are not earned and cannot be used to liquidate liabilities of the current period. Governmental funds also defer revenue recognition in connection with resources that have been received but not yet earned. At the end of the current fiscal year, the various components of unavailable revenue and unearned revenue reported in the governmental funds were as follows:

	<u>Unavailable</u>	<u>Unearned</u>	<u>Total</u>
Governmental funds			
Subsequent year property taxes	\$ -	\$ 26,531,924	\$ 26,531,924
Impact fee note receivable	232,640	-	232,640
Intergovernmental grant receivable	943,000		943,000
Special assessments not yet due	<u>428,100</u>		<u>428,100</u>
Total deferred inflows of resources for governmental funds	<u>\$ 1,603,740</u>	<u>\$ 26,531,924</u>	<u>\$ 28,135,664</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**C DUE FROM OTHER GOVERNMENTS**

In 2011 the City entered into an intergovernmental cooperation agreement with another government for the construction and financing of the Ryan Creek Interceptor Sewer. The terms of this agreement include that the other government will reimburse the City for substantially all of the debt service costs resulting from the City taking on a State Clean Water Fund Loan. Those reimbursements will continue over the life of the loan ending in 2031. This is presented as due from other governments in the statement of net position. Annual principal and interest payments to maturity received as part of this agreement are as follows:

Year Ending December 31	Business type Activities	
	Principal	Interest
2020	\$ 1,275,272	\$ 416,514
2021	1,306,669	384,730
2022	1,338,839	352,164
2023	1,371,802	318,796
2024	1,405,575	284,607
2025-2029	7,564,314	879,993
2030-2031	3,292,870	81,563
Total	<u>\$ 17,555,341</u>	<u>\$ 2,718,367</u>

**D RESTRICTED ASSETS**

In accordance with the City's ordinance enacting a sewer user charge system and regulations of the Department of Natural Resources, the Sanitary Sewer Fund – an Enterprise Fund incorporated an equipment replacement charge as a component of the rate structure to be used for significant mechanical equipment replacement as required by the Wisconsin Department of Natural Resources. Revenue generated from this charge is accumulated and used for replacement of certain equipment. The balance in this account at December 31, 2019 is \$480,000.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**E CAPITAL ASSETS**

Capital asset activity for the year ended December 31 2019 was as follows

<b>Governmental Activities</b>	<b>Beginning Balance</b>	<b>Increases</b>	<b>Decreases</b>	<b>Ending Balance</b>
Capital assets not depreciated				
Land	\$ 25 109 551	\$ 340 465	\$	\$ 25 450 016
Construction in progress	6,611,711		4,625,507	1 986 204
Total capital assets not depreciated	<u>31,721,262</u>	<u>340,465</u>	<u>4,625,507</u>	<u>27 436 220</u>
Capital assets depreciated				
Buildings & improvements	27 233 712	1 718 564	547 703	28 404 573
Machinery & equipment	18 894 992	1 232 411	103 645	20 023 758
Infrastructure	105 348,431	13,821,162	123 290	119 046 303
Total capital assets depreciated	<u>151 477,135</u>	<u>16,772,137</u>	<u>774 638</u>	<u>167,474,634</u>
Less Accumulated depreciation for:				
Buildings & improvements	11 611 127	725 873	491 181	11 845 819
Machinery & equipment	12 103 127	1 022 648	82 933	13 042 842
Infrastructure	32,576,094	1,979,232	123,290	34 432,036
Total accumulated depreciation	<u>56,290,348</u>	<u>3 727,753</u>	<u>697 404</u>	<u>59,320 697</u>
Net capital assets depreciated	<u>95 186,787</u>	<u>13 044 384</u>	<u>77 234</u>	<u>108 153 937</u>
Governmental activities capital assets net of accumulated depreciation	<u>\$ 126,908 049</u>	<u>\$ 13,384,849</u>	<u>\$ 4,702,741</u>	<u>\$ 135,590,157</u>

Depreciation expense was charged to functions as follows

<b>Governmental Activities</b>	
General government	\$ 224 075
Public safety	699 600
Public works	2 350 418
Health & human services	1 214
Culture & recreation	451 066
Conservation & development	1 380
Total governmental activities depreciation expense	<u>\$ 3 727 753</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**E CAPITAL ASSETS (continued)**

	Beginning Balance	Additions	Dispositions	Ending Balance
<b>Business-type Activities</b>				
Capital Assets not depreciated				
Land	\$ 888 479	\$	\$	\$ 888 479
Construction in progress	63,054	2,345,266	1 247,634	1,160,686
Total capital assets not depreciated	951,533	2,345,266	1,247,634	2,049,165
Capital assets depreciated				
Buildings & improvements	6 328 241			6 328 241
Machinery & equipment	6 004 067	213 923	88 751	6 129 239
Infrastructure	134,368,060	8,010,591		142,378,651
Total capital assets depreciated	146,700,368	8 224,514	88,751	154,836,131
Less Accumulated depreciation for				
Buildings & improvements	1 924 170	207 696		2 131 866
Machinery & equipment	3 664 124	302 249	87 111	3 879 262
Infrastructure	37 032 807	2,908,173		39,940,980
Total accumulated depreciation	42,621 101	3,418,118	87,111	45 952 108
Net capital assets depreciated	104,079,267	4 806,396	1 640	108,884,023
Business-type Activities Capital Assets				
Net of Accumulated Depreciation	<u>\$ 105 030 800</u>	<u>\$ 7,151,662</u>	<u>\$ 1,249,274</u>	<u>\$ 110 933,188</u>

Depreciation expense was charged to functions as follows

**Business-Type Activities**

Water	\$1 245 739
Sewer	<u>2,172,379</u>
Total Business—Type Activities Depreciation Expense	<u>\$3,415,118</u>



**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**F LEASE DISCLOSURES**

**OPERATING LEASES**

The City has entered into several lease agreements with telecommunications companies wherein the City has agreed to allow the use of water utility property for the purpose of telecommunication relays. Revenue from this activity totaled \$157,666 for the year ended December 31, 2019. Future minimum lease payments receivable in conjunction with the leases are as follows:

	Governmental Activities	Business-Type Activities	Total
2020	\$ 69,907	\$ 69,907	\$ 139,814
2021	50,300	50,300	100,600
2022	50,207	50,207	100,414
2023	80,234	40,117	120,351
2024	30,707	30,707	61,414
Total	<u>\$ 281,355</u>	<u>\$ 241,238</u>	<u>\$ 522,593</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**G INTERFUND RECEIVABLES/PAYABLES, ADVANCES AND TRANSFERS**

Interfund receivables/payables result from the time lag between the dates that (1) interfund goods and services are provided or reimbursable expenditures occur (2) transactions are recorded in the accounting system and (3) payments between funds are made. In all cases amounts are repaid within one year.

There were no interfund receivables and payables at December 31, 2019.

**Advances**

The City of Franklin provides short and long term advances to its TIF Districts and Water Utility. The amounts advanced are either from proceeds of a borrowing or from fund reserves. They are used to enable the TIF Districts to carry out approved project plans. The TIF Districts interest rate is based upon the interest rate incurred by the Debt Service Fund on its borrowings or the reinvestment rate available to other funds. The advances will be repaid as the TIF District resources are available. In 2017, the City made an advance payment on the Public Works Defined Benefit Pension Plan. In doing so, advanced \$155,700 to the Water Utility on a ten-year note to aid the Water Utility portion of the payment. In 2019, the Development Fund advanced \$1.5 million to TIF District 7 as funding for a 10-year Mortgage to a Developer. The balances at December 31, 2019 were:

<u>Payable Fund</u>	<u>Receivable Fund</u>			<u>Due within one year</u>
	<u>General</u>	<u>Development Fund</u>	<u>Total</u>	
TIF Districts	\$ 13,000	\$ 1,500,000	\$ 1,513,000	\$ 13,000
Water Fund	123,200	-	123,200	16,750
	<u>\$ 136,200</u>	<u>\$ 1,500,000</u>	<u>\$ 1,636,200</u>	<u>\$ 29,750</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**G. INTERFUND RECEIVABLES/PAYABLES, ADVANCES AND TRANSFERS (continued)**

**Transfers**

Generally transfers are used to (1) move revenue from the funds that collect them to the fund that the budget requires to expend them (2) move receipts restricted to debt service from the funds collecting the receipts to the Debt Service Fund and (3) use unrestricted revenue collected in the General Fund to finance various programs accounted for in other funds in accordance with budgetary authorizations

Transfers as presented on the fund financial statements during the year ended December 31 2019 were as follows

	Transfers Out				Fund Totals
	General Fund	Debt Service Fund	Nonmajor Governmental Funds	Enterprise Funds	
Transfers In					
General Fund	\$	\$	\$	\$ 968 448	\$ 968 448
Debt Service Fund			323 419		323 419
Nonmajor Governmental Funds	52 100	92 000	212 631		356 731
Total	<u>\$ 52,100</u>	<u>\$ 92 000</u>	<u>\$ 536 050</u>	<u>\$ 968 448</u>	<u>\$ 1 648,598</u>

Current year transfers into the debt service fund from nonmajor governmental funds were completed for principal and interest payments. Transfers from the enterprise funds to the general fund were for tax-equivalent payments. All other transfers were completed for general operational purposes and capital activities.

A reconciliation of fund statement transfers to government wide transfers for the year ended December 31 2019 is as follows

	Governmental Funds	Enterprise Funds
Transfers in per fund statements	\$ 1 648 598	\$ -
Transfers out per fund statements	(680 150)	(968 448)
Municipality finance addition to Utility Plant	(5 934 954)	5,934 954
Government Wide Transfers	<u>\$ (4 966 506)</u>	<u>\$ 4,966 506</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**H LONG TERM OBLIGATIONS**

**General Obligation Debt**

Long-term liabilities for the year ended December 31 2019 were as follows

	Beginning Balance	Additions	Deletions	Ending Balance	Amounts due within one year
<b>Governmental Activities</b>					
General obligation debt	\$ 30 010 000	\$ 34 695 000	\$ 11 405 000	\$ 53 300 000	\$ 6 090 000
Premium	150 083	363 931	67,616	446,398	
Sub-total	<u>30 160,083</u>	<u>35 058 931</u>	<u>11 472,616</u>	<u>53 746 398</u>	<u>6,090 000</u>
Compensated absences					
Accrued vacation pay	426 086	1 117 492	1 068 475	475 103	475 101
Accrued severance pay	1 407 466	152 658	81 548	1 478 576	73 200
Accrued compensatory time	<u>175,601</u>	<u>270,485</u>	<u>251,381</u>	<u>194,705</u>	<u>194,704</u>
Total compensated absences	2 009 153	1 540 635	1 401 404	2 148 384	743 005
Net pension obligation WRS		3 258 799		3 258 799	
Net pension obligation City of Franklin Defined Benefit Retirement Plan	253 833	1 196 342		1 450 175	
Net OPEB obligation	<u>2 455 573</u>		<u>663,669</u>	<u>1 791,904</u>	
Total benefit obligations	<u>4 718,559</u>	<u>5,995 776</u>	<u>2,065 073</u>	<u>8,649,262</u>	<u>743 005</u>
Governmental activities Long term liabilities	<u>\$ 34 878 642</u>	<u>\$ 41 054 707</u>	<u>\$ 13,537 689</u>	<u>\$ 62,395 660</u>	<u>\$ 6 833 005</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**H LONG TERM OBLIGATIONS (continued)**

**General Obligation Debt (continued)**

	Beginning Balance	Additions	Deletions	Ending Balance	Amounts due within one year
<b>Business-type Activities</b>					
General obligation debt	\$ 1 070 000	\$	\$ 55 000	\$ 1 015 000	\$ 55 000
General obligation bonds from					
direct borrowings	18 799 970		1 244 629	17 555 341	1 275 272
Discount	(9,353)		(1 035)	(8,318)	
Subtotal	<u>19 860,617</u>		<u>1 298 594</u>	<u>18 562,023</u>	<u>1 330 272</u>
Compensated absences					
Accrued vacation pay	48 182	42 592	43 052	47 722	47 722
Accrued severance pay	76 967	7 619	4 660	79 926	8 612
Accrued compensatory time	<u>25,570</u>	<u>7,050</u>	<u>8,468</u>	<u>24,152</u>	<u>24,152</u>
Total compensated absences	150 719	57 261	56 180	151 800	80 486
Net OPEB obligation	48 578		20 526	28 052	-
Net pension obligation					
City of Franklin Defined					
Benefit Retirement Plan	<u>123 895</u>	<u>583 929</u>	<u>-</u>	<u>707 824</u>	
Total Benefit Obligations	<u>323 192</u>	<u>641 190</u>	<u>76 706</u>	<u>887 676</u>	<u>80 486</u>
<b>Business-type activities</b>					
Long-term liabilities	<u>\$ 20,183,809</u>	<u>\$ 641 190</u>	<u>\$ 1,375,300</u>	<u>\$ 19 449,699</u>	<u>\$ 1,410,758</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 - DETAILED NOTES ON ALL FUNDS (continued)**

**H LONG TERM OBLIGATIONS (continued)**

Details of general obligation notes and bonds payable as of December 31 2019 are as follows

Type	Date of Issue	Interest Rate	Principal Payable	Interest Payable	Original Amount	Balance Outstanding 12/31
General obligation Refunding Bonds	4/20/2016	2 0%	3/1/17 21	3/1 & 9/1	\$ 5 770 000	\$ 2 210 000
General obligation Promissory Notes	12/18/14	2 0% 2 5%	3/1/15-24	3/1 & 9/1	5 320 000	1 350 000 <sup>1</sup>
General obligation Notes	12/21/17	2 5% 3 0%	3/1/19-27	3/1 & 9/1	1 630 000	1 565 000 <sup>4</sup>
Note Anticipation Note	5/1/18	2 5% 3 2%	3/1/19 23	3/1 & 9/1	23 480 000	13 480 000 <sup>5</sup>
General obligation Bonds 2019A	2/20/19	3 0% 3 5%	3/1/20 32	3/1 & 9/1	13 685 000	13 685 000 <sup>6</sup>
General obligation Bonds 2019B	2/20/19	3 0% 4 0%	3/1/22 34	3/1 & 9/1	6 365 000	6 365 000 <sup>7</sup>
General obligation Bonds 2019C	12/4/19	1 75% 3 05%	3/1/22 37	3/1 & 9/1	12 360 000	12 360 000 <sup>8</sup>
General obligation Notes 2019D	12/4/19	2 0% 3 0%	3/1/20 27	3/1 & 9/1	2 285 000	2 285 000 <sup>4</sup>
Total Governmental Activities Debt						<u>\$ 53 300 000</u>
Business-type Activity Debt						
General obligation Clean Water Fund Loan direct	1/25/12	2 46%	5/1/14 31	5/1 & 11/1	27 562 754	\$ 17 555 341 <sup>2</sup>
General obligation Bonds	12/18/14	2 0% 3 125%	3/1/15 34	3/1 & 9/1	1 290 000	1 015,000 <sup>3</sup>
Total Business-type Activities Debt						<u>\$ 18 570 341</u>

<sup>1</sup> Issued 63% for capital TIF purposes and 37% for general capital purposes <sup>2</sup> Issued for a sewer extension on W Ryan Rd <sup>3</sup> Issued for water building purposes <sup>4</sup> Issued for general Capital Improvement purposes <sup>5</sup> Issued for capital TID 5 infrastructure and developer grant purposes <sup>6</sup> Issued to Refund \$10 mil of the 2018A NAN s and a Developer Grant in TID 3 <sup>7</sup> Issued for infrastructure projects in TID 6 <sup>8</sup> Issued to refund \$4 million of the 2018A NAN capital projects in TID 5 & 7 and finance a Developer Mortgage in TID 7

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 – DETAILED NOTES ON ALL FUNDS (continued)**

**H LONG TERM OBLIGATIONS (continued)**

Annual principal and interest payments to maturity on general obligation notes and bonds payable are as follows

Year Ending December 31	Governmental Activities		Business-type Activities	
	Principal	Interest	Principal	Interest
2020	\$ 6 090 000	\$ 1 319 205	\$ 55 000	\$ 29 738
2021	2 445 000	1 359 683	60 000	28 288
2022	2 775 000	1 289 339	60 000	26 488
2023	11 770 000	1 064 703	60 000	24 688
2024	2 520 000	844 010	60 000	22 888
2025-29	15 490 000	3 050 546	335 000	85 263
2030-34	10 030 000	1 007 275	385 000	30 500
2034-37	2 180 000	92 900		
Total	<u>\$ 53,300,000</u>	<u>\$ 10,027,661</u>	<u>\$ 1 015,000</u>	<u>\$ 247 853</u>

	Business-type Activities	
	Notes from Direct Borrowings	
	Principal	Interest
2020	\$ 1 275 272	\$ 416 514
2021	1 306 669	384 730
2022	1 338 839	352 164
2023	1 371 802	318 796
2024	1 405 575	284 607
2025-29	7 564 313	879 993
2030-34	<u>3,292,871</u>	<u>81,563</u>
Total	<u>\$ 17,555,341</u>	<u>\$ 2,718,367</u>

The City's statutory debt limit and margin of indebtedness at December 31 2019 are \$218 013 450 and \$146 143 109 respectively By City debt policy the debt limit and margin of indebtedness limit are \$87 205 380 (40% of the limit prescribed by law) and \$15 335 039 respectively

In 2018 the City issued a municipal revenue obligation (MRO) as part of a development agreement The amount of the obligation was \$2 million and is payable to the developer solely from tax increments collected from a development in TID #3 A \$202 000 payment was made in 2019 The MRO bears interest at 4 5% payable March 1 annually The balance of the MRO was \$1 689 000 at December 31 2019

In 2018 the City issued a municipal revenue obligation (MRO) as part of a development agreement The amount of the obligation was \$3 5 million and is payable to the developer solely from tax increments collected from a development in TID #5 The MRO bears interest at 5 5% payable March 1 annually No payments have been made on the MRO The balance of the MRO was \$3 5 million at December 31 2019

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 – DETAILED NOTES ON ALL FUNDS (continued)**

**H LONG TERM OBLIGATIONS (continued)**

The obligations do not constitute a charge upon any funds of the City. In the event that future tax increments are not sufficient to pay off the obligations, the obligations terminate with no further liability to the City. Since the amount of future payments is contingent on the collection of future TID increments, the obligations are not reported as a liability in the accompanying financial statements. The balance of the outstanding MRO principal at year end was \$5,189,000.

The City's outstanding direct borrowing and / or direct placement related to business-type activities of \$17,555,341 contain a provision that in an event of default, outstanding principal and any accrued interest become immediately due and payable.

In February 2019, the City issued a \$10,680,000 General Obligation Bond to provide the resources to pay \$10,000,000 of the principal balance on a \$23,480,000 Note Anticipation Note sold in May 2018.

The 2018 NAN issue had the following objectives: 1) to finance the City commitment on a TID project plan related to redevelopment of a closed landfill; 2) provide long-term financing for the estimated \$10 million sunk costs after the first year; 3) provide flexibility on refunding the balance of the NAN as increment was constructed so that future debt service could match up with increment generation; and 4) provide flexibility to retire the NAN should the developer abandon the project before completion.

The \$10,000,000 was due on March 1, 2020 under the terms of the NAN. The NAN had a true interest cost of 3.2537% at time of sale. The refunding 2019 issue had a true interest cost of 3.2990%. The 2019 Refunding Bond will result in \$2,922,727 of interest thru March 1, 2032.

In December 2019, the City issued a \$4,045,000 General Obligation Bond to refund \$4,000,000 of the 2018 Note Anticipation Notes on March 1, 2020 (the earliest call date for the 2018 NAN). The refunding issue has a true interest cost of 2.6477%. Had the refunding not been initiated, the City would have paid \$448,000 of interest on the NANs until the final due date of March 1, 2023. The refunding Bonds have a final due date of March 1, 2035 and includes \$1,006,950 of interest over the term of the bonds.



**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 – DETAILED NOTES ON ALL FUNDS (continued)**

**I NET POSITION/FUND BALANCES**

**Governmental Activities**

Governmental activities net position reported on the government-wide statement of net position at December 31 2019 include the following

Net investment in capital assets	
Land	\$ 25 450 016
Construction in process	1 986 204
Other capital assets net of accumulated depreciation	108 153 937
Less related long term debt outstanding net of unspent bond proceeds	<u>(11 820 300)</u>
Net investment in capital assets	<u>\$ 123 769 857</u>

**Business-type Activities**

Business-type activities net position reported on the government-wide statement of net position at December 31 2019 include the following

Net investment in capital assets	
Land	\$ 888 479
Construction in process	1 160 686
Other capital assets net of accumulated depreciation	108 884 023
Less related long term debt outstanding	<u>(18,562 023)</u>
Net investment in capital assets	<u>\$ 92,371 165</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 3 – DETAILED NOTES ON ALL FUNDS (continued)**

**I NET POSITION/FUND BALANCES (continued)**

**Governmental Fund Balances**

Reported on the fund financial statements at December 31 2019 include the following

Nonspendable fund balances	
General Fund - advances	\$ 136 200
General Fund - prepaid items and inventory	19 490
Total nonspendable fund balance	<u>\$ 155,690</u>
Restricted fund balances	
Debt service	\$ 1 118 560
Utility improvements	2 194 797
Development	8 833 459
TIF Districts	17 307 511
Donations	161 342
Health services	198 561
Library services	710 872
Solid waste	455 125
Recreational services	80 952
Tourism commission	469 951
Total restricted fund balance	<u>\$ 31 531,130</u>
Assigned Fund balances	
General Fund - purchases on order	\$ 132 393
Capital Projects	
Capital outlay	491 711
Equipment replacement	2 528 062
Capital improvement	2 012 476
Street improvement	506 207
Total assigned fund balances	<u>\$ 5 670 849</u>
Unassigned fund balances	
General Fund	\$ 8 345 671
TIF Districts (Deficit)	(108 090)
Total unassigned fund balances	<u>\$ 8 237 581</u>

**CITY OF FRANKLIN, WISCONSIN  
NOTES TO FINANCIAL STATEMENTS  
As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION**

**A DEFINED BENEFIT PENSION PLANS**

**Wisconsin Retirement System (Protective Occupation Employees only)**

**General Information about the Pension Plan**

**Plan description** The WRS is a cost-sharing multiple-employer defined benefit pension plan. WRS benefits and other plan provisions are established by Chapter 40 of the Wisconsin Statutes. Benefit terms may only be modified by the legislature. The retirement system is administered by the Wisconsin Department of Employee Trust Funds (ETF). The system provides coverage to all eligible State of Wisconsin, local government and other public employees. All employees initially employed by a participating WRS employer on or after July 1, 2011 and expected to work at least 1,200 hours a year (880 hours teachers and school district educational support employees) and expected to be employed for at least one year from employee's date of hire are eligible to participate in the WRS.

ETF issues a standalone Comprehensive Annual Financial Report (CAFR) which can be found at <http://etf.wi.gov/publications/cafr.htm>

**Vesting** For employees beginning participation on or after January 1, 1990 and no longer actively employed on or after April 24, 1998, creditable service in each of five years is required for eligibility for a retirement annuity. Participants employed prior to 1990 and on or after April 24, 1998 and prior to July 1, 2011 are immediately vested. Participants who initially became WRS eligible on or after July 1, 2011 must have five years of creditable service to be vested.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A DEFINED BENEFIT PENSION PLANS (continued)**

**Wisconsin Retirement System (continued)**

**General Information about the Pension Plan (continued)**

**Benefits provided.** Employees who retire at or after age 65 (54 for protective occupation employees 62 for elected officials and executive service retirement participants if hired on or before 12/31/2016) are entitled to retirement benefit based on a formula factor their average earnings and creditable service

Final average earnings is the average of the participant's three highest annual earnings period. Creditable service includes current service and prior service for which a participant received earnings and made contributions as required. Creditable service also includes creditable military service. The retirement benefit will be calculated as a money purchase benefit based on the employee's contributions plus matching employer's contributions with interest if that benefit is higher than the formula benefit.

Vested participants may retire at age 55 (50 for protective occupations) and receive an actuarially reduced benefit. Participants terminating covered employment prior to eligibility for an annuity may either receive employee-required contributions plus interest as a separation benefit or leave contributions on deposit and defer application until eligible to receive a retirement benefit.

The WRS also provides death and disability benefits for employees.

**Post-retirement adjustments** The Employee Trust Funds Board may periodically adjust annuity payments from the retirement system based on annual investment performance in accordance with s. 40.27 Wis. Stat. An increase (or decrease) in annuity payments may result when investment gains (losses) together with other actuarial experience factors create a surplus (shortfall) in the reserves as determined by the system's consulting actuary. Annuity increases are not based on cost of living or other similar factors. For Core annuities, decreases may be applied only to previously granted increases. By law, Core annuities cannot be reduced to an amount below the original guaranteed amount (the 'floor') set at retirement. The Core and Variable annuity adjustments granted during recent years are as follows:

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION** (continued)

**A. DEFINED BENEFIT PENSION PLANS** (continued)

**Wisconsin Retirement System** (continued)

**General Information about the Pension Plan** (continued)

<u>Year</u>	<u>Core Fund Adjustment</u>	<u>Variable Fund Adjustment</u>
2009	(2 1)	(42 0) <sup>3/4</sup>
2010	(1 3)	(22 0)
2011	(1 2)	11 0
2012	(7 0)	(7 0)
2013	(9 6)	9 0
2014	4 7	25 0
2015	2 9	2 0
2016	0 5	(5 0)
2017	2 0	4 0
2018	2 4	17 0

**Contributions** Required contributions are determined by an annual actuarial valuation in accordance with Chapter 40 of the Wisconsin Statutes. The employee required contribution is one-half of the actuarially determined contribution rate for General category employees, including Teachers, Executives and Elected Officials. Starting on January 1, 2016, the Executives and Elected Officials category merged into the General Employee category. Required contributions for protective employees are the same rate as general employees. Employers are required to contribute the remainder of the actuarially determined contribution rate. The employer may not pay the employee required contribution unless provided for by an existing collective bargaining agreement.

During the reporting period, the WRS recognized \$973,134 in contributions from the employer.

**Pension Liabilities, Liability, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions**

Contribution rates as of December 31, 2019 are:

<u>Employee Category</u>	<u>Employee</u>	<u>Employer</u>
Protective with Social Security	6.7%	10.7%

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A DEFINED BENEFIT PENSION PLANS (continued)**

**Wisconsin Retirement System (continued)**

**Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions (continued)**

At December 31, 2019, the City reported a liability of \$3,258,799 for its proportionate share of the net pension liability. The net pension liability was measured as of December 31, 2018, and the total pension asset—liability used to calculate the net pension liability was determined by an actuarial valuation as of December 31, 2017, rolled forward to December 31, 2018. No material changes in assumptions or benefit terms occurred between the actuarial valuation date and the measurement date. The City's proportion of the net pension liability was based on the City's share of contributions to the pension plan relative to the contributions of all participating employers. At December 31, 2018, the City's proportion was 0.09159883%, which was an increase of 0.00378347% from its proportion measured as of December 31, 2017.

For the year ended December 31, 2019, the City recognized pension expense of \$2,097,674, which includes amounts paid to WRS related to duty disability payments.

At December 31, 2019, the City reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	\$ 2,538,111	\$ 4,486,467
Changes in assumptions	549,314	
Net differences between projected and actual earnings on pension plan investments	4,759,253	
Changes in proportion and differences between employer contributions and proportionate share of contributions	18,308	35,441
Employer contributions subsequent to the measurement date	1,380,924	
<b>Total</b>	<b>\$ 9,245,910</b>	<b>\$ 4,521,908</b>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A DEFINED BENEFIT PENSION PLANS (continued)**

**Wisconsin Retirement System (continued)**

**Pension Liabilities Liability, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions (continued)**

\$1 380 924 reported as deferred outflows related to pension resulting from the WRS Employer's contributions subsequent to the measurement date will be recognized as a reduction of the net pension liability in the year ended December 31 2020 Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pension will be recognized in pension expense as follows

<u>Year ended December 31</u>	<u>Deferred Outflows of Resources and Deferred Inflows of Resources (net)</u>
2020	\$ 1 220 667
2021	296 602
2022	526 465
2023	1 299 344

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A DEFINED BENEFIT PENSION PLANS (continued)**

**Wisconsin Retirement System (continued)**

**Pension Liabilities Liability, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions (continued)**

**Actuarial assumptions** The total pension (asset)-liability in the December 31 2018 actuarial valuation was determined using the following actuarial assumptions applied to all periods included in the measurement

Actuarial Valuation Date	December 31 2017
Measurement Date of Net Pension Liability (Asset)	December 31 2018
Actuarial Cost Method	Entry Age Normal
Asset Valuation Method	Fair Value
Long Term Expected Rate of Return	7.0%
Discount Rate	7.0%
Salary Increases	
Inflation	3.0%
Seniority/Merit	0.1% - 5.6%
Mortality	Wisconsin 2018 Mortality Table
Post-retirement Adjustments*	1.9%

*\* No post-retirement adjustment is guaranteed. Actual adjustments are based on recognized investment return, actuarial experience and other factors. 1.9% is the assumed annual adjustment based on the investment return assumption and the post-retirement discount rate.*

Actuarial assumptions are based upon an experience study conducted in 2018 that covered a three-year period from January 1, 2015 to December 31, 2017. Based on this experience study, actuarial assumptions used to measure the Total Pension Liability changed from prior year, including the discount rate, long term expected rate of return, post retirement adjustment, wage inflation rate, mortality and separation rates. The Total Pension Liability for December 31, 2018 is based upon a roll-forward of the liability calculated from the December 31, 2017 actuarial valuation.



**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A DEFINED BENEFIT PENSION PLANS (continued)**

**Wisconsin Retirement System (continued)**

**Pension Liabilities, Liability, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions (continued)**

**Long-term expected return on plan assets.** The long-term expected rate of return on pension plan investments was determined using a building-block method in which best-estimate ranges of expected future real rates of return (expected returns net of pension plan investment expense and inflation) are developed for each major asset class. These ranges are combined to produce the long term expected rate of return by weighting the expected future real rates of return by the target asset allocation percentage and by adding expected inflation. The target allocation and best estimates of arithmetic real rates of return for each major asset class are summarized in the following table:

The target allocation and best estimates of arithmetic real rates of return for each major asset class are summarized in the following table:

<u>Core Fund Asset Class</u>	<u>Current Asset Allocation %</u>	<u>Long-Term Expected Nominal Rate of Return %</u>	<u>Long Term Expected Real Rate of Return %</u>
Global Equities	49%	8.1%	5.5%
Fixed Income	24.5	4.0	1.5
Inflation Sensitive Assets	15.5	3.8	1.3
Real Estate	9	6.5	3.9
Private Equity/Debt	8	9.4	6.7
Multi-Asset	4	6.7	4.1
Total Core Fund	110	7.3	4.7
<u>Variable Fund Asset Class</u>			
US Equities	70	7.6	5.0
International Equities	30	8.5	5.9
Total Variable Fund	100	8.0	5.4

*New England Pension Consultants Long Term US CPI (Inflation) Forecast: 2.5%  
 Asset allocations are managed within established ranges; target percentages may differ from actual monthly allocations.*

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A DEFINED BENEFIT PENSION PLANS (continued)**

**Wisconsin Retirement System (continued)**

**Pension Liabilities Liability, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions (continued)**

**Single discount rate** A single discount rate of 7.00% was used to measure the total pension liability. This single discount rate was based on the expected rate of return on pension plan investments of 7.00% and a long-term bond rate of 3.71%. Because of the unique structure of WRS, the 7.00% expected rate of return implies that a dividend of approximately 1.9% will always be paid. For purposes of the single discount rate, it was assumed that the dividend would always be paid. The projection of cash flows used to determine this single discount rate assumed that plan member contributions will be made at the current contribution rate and that employer contributions will be made at rates equal to the difference between actuarially determined contribution rates and the member rate. Based on these assumptions, the pension plan's fiduciary net position was projected to be available to make all projected future benefit payments (including expected dividends) of current plan members. Therefore, the long-term expected rate of return on pension plan investments was applied to all periods of projected benefit payments to determine the total pension liability.

**Sensitivity of the city's proportionate share of the net pension liability (asset) to changes in the discount rate** The following presents the city's proportionate share of the net pension liability (asset) calculated using the discount rate of 7.00 percent, as well as what the city's proportionate share of the net pension liability (asset) would be if it were calculated using a discount rate that is 1 percentage-point lower (6.00 percent) or 1 percentage-point higher (8.00 percent) than the current rate.

	1% Decrease to Discount Rate (6.00%)	Current Discount Rate (7.00%)	1% Increase to Discount Rate (8.00%)
City's proportionate share of the net pension liability (asset)	\$ 12,950,809	\$ 3,258,799	\$ (3,947,962)

**Pension plan fiduciary net position** Detailed information about the pension plan's fiduciary net position is available in separately issued financial statements available at <http://etf.wi.gov/publications/cafr.htm>

At December 31, 2019, the city reported a payable to the pension plan of \$184,066, which represents contractually required contributions outstanding as of the end of the year.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A DEFINED BENEFIT PENSION PLANS (continued)**

**City of Franklin Defined Benefit Retirement Income Plan**

**General Information about the Pension Plan**

**Plan Description** The City is also a participant in the City of Franklin Defined Benefit Retirement Income Plan a single employer defined benefit pension plan covering eligible public works employees. The assets of this Plan are administered by Principal Life Insurance Company. An annual financial report may be obtained by writing to the plan administrator at Principal Financial Group P O Box 9693 Des Moines IA 50306-9396.

**Vesting** – Participants with five years of credible service are 50% vested in the plan. Upon reaching 10 years of credible service participants are fully vested in the plan.

**Benefits provided** – The City of Franklin Defined Benefit Retirement Income Plan provides retirement benefits to former bargaining employees of the City that are not covered under Wisconsin State Pension Plan (Wisconsin Retirement System) or who are regular part time employees as defined by Civil Service and who have a minimum of 6 months of service. Employees who retire at or after age 60 are entitled to receive an unreduced retirement benefit.

The factors influencing the benefit are (1) average compensation at retirement (2) years of creditable service and (3) a formula factor.

Average compensation at retirement is the average of the participant's three highest consecutive years' earnings out of the ten latest years prior to retirement. Creditable service is the creditable current and prior service expressed in years or fractional partial years for which a participant receives earnings. The formula factor is a standard percentage based on the plan provisions.

Employees may retire at age 55 with a minimum of 10 completed years of service and receive reduced benefits. Employees terminating covered employment before becoming eligible for a retirement benefit may receive either normal retirement benefits at normal retirement date or a lump-sum cash payment of participant's vested accumulations.

The plan also provides death and disability benefits for employees.

**CITY OF FRANKLIN, WISCONSIN  
NOTES TO FINANCIAL STATEMENTS  
As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A DEFINED BENEFIT PENSION PLANS (continued)**

**City of Franklin Defined Benefit Retirement Income Plan (continued)**

**General Information about the Pension Plan (continued)**

Participating employees - Membership in the plan as of date of study consisted of the following classes of participants

Active employees	29
Terminated vested participants	11
Retirees	26
Total	<u>66</u>

**Contributions** Contribution requirements are established through action of the City Council and may be amended only through city ordinance. Employees make a non elective and non-discretionary pension contribution that is equal to 8.2% of their payroll. The City contributes all remaining amounts necessary to fund the pension plan. During the reporting period, contributions of \$251,009 were made by the City to the plan.

**Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions**

At December 31, 2019, the City reported a liability of \$2,157,999 for its net pension liability. The net pension liability was measured as of December 31, 2018, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of December 31, 2018. No material changes in assumptions or benefit terms occurred between the actuarial valuation date and the measurement date.

**CITY OF FRANKLIN, WISCONSIN  
NOTES TO FINANCIAL STATEMENTS  
As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A DEFINED BENEFIT PENSION PLANS (continued)**

**City of Franklin Defined Benefit Retirement Income Plan (continued)**

**Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions (continued)**

Current year changes in the net pension liability were as follows

	Total Pension Liability (a)	Increase (Decrease) Plan Fiduciary Net Position (b)	Net Pension Liability (a) - (b)
Balance at December 31 2018	\$ 10 069 831	\$ 9 692 099	\$ 377 732
Changes for the year:			
Service cost	161 806		161 806
Interest	675 093	-	675 093
Difference between expected and actual experience	149 778	-	149 778
Changes of assumptions	1 303 694	-	1 303 694
Change in benefit terms	(656 529)		(656 529)
Contributions - employer		251 009	(251 009)
Net investment income	-	(363 980)	363 980
Benefit payments	(434 808)	(434 808)	
Administrative Expense		(33 454)	33 454
Balance at December 31 2019	<u>\$ 11,268,865</u>	<u>\$ 9,110,866</u>	<u>\$ 2,157,999</u>

Plan fiduciary net position as a percentage of the total pension liability 80.85%

At December 31 2019 the City reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	\$ 187 345	\$ 60 185
Changes in assumptions	1 043 833	79 004
Net differences between projected and actual earnings on pension plan investments	489 043	
Employer contributions subsequent to measurement date	176 603	
Total	<u>\$ 1,896,824</u>	<u>\$ 139,189</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A. DEFINED BENEFIT PENSION PLANS (continued)**

**City of Franklin Defined Benefit Retirement Income Plan (continued)**

**Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions (continued)**

The \$176 603 reported as deferred outflows related to pension resulting from the City's contributions subsequent to the measurement date will be recognized as a reduction of the net pension liability in the year ended December 31 2020. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pension will be recognized in pension expense as follows:

<u>Year Ended December 31</u>	<u>Deferred Outflows of Resources and Deferred Inflows of Resources (net)</u>
2020	\$ 734 856
2021	480 649
2022	163 740
2023	201 787

Actuarial assumptions - The pension liability in the December 31 2018 actuarial valuation was determined using the following actuarial assumptions applied to all periods in the measurement:

Actuarial Valuation Date	December 31 2018
Measurement Date of Net Pension Liability (Asset)	December 31 2018
Actuarial Cost Method	Entry Age
Asset Valuation Method	Market Value
Long Term Expected Rate of Return	6.50%
Discount Rate	5.93%
Salary increase - Inflation	2.25%
Salary increase - Seniority/Merit	4.00%
Mortality	2019 IRS Prescribed Mortality - Optional Combined Table for Small Plans

Actuarial assumptions are based upon an experience study conducted in 2018 using historical experience. The net pension liability reported for fiscal year end December 31 2019 was measured as of December 31 2018 using the total pension liability that was determined by an actuarial valuation as of December 31 2018.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A. DEFINED BENEFIT PENSION PLANS (continued)**

**City of Franklin Defined Benefit Retirement Income Plan (continued)**

**Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions (continued)**

**Long-term Expected Return on Plan Assets** The long-term expected rate of return on pension plan investments was determined using the weighted average rate based on the target asset allocation and the Long-Term Capital Market Assumptions. These ranges are combined to produce the long term expected rate of return by weighting the expected future real rates of return by the target asset allocation percentage and by adding expected inflation. The target allocation and best estimates of arithmetic real rates of return for each major asset class are summarized in the following table:

<u>Asset Class</u>	<u>Long Term Real Rate of Return</u>	<u>Target Allocation</u>
US Equity - Large Cap	7.70%	34.50%
US Equity - Mid Cap	7.95%	4.00%
US Equity - Small Cap	8.50%	2.00%
Non US Equity	7.95%	13.50%
Real Estate	5.55%	6.00%
Core Bonds	4.00%	37.00%
High Yield	6.45%	3.00%

**Discount rate** A discount rate of 5.93% was used to measure the total pension liability. This single discount rate was based on the expected rate of return on pension plan investments of 5.93% and a long term bond rate of 3.97%. The projection of cash flows used to determine the discount rate assumed that plan member contributions will be made at the current contribution rate and that the City contributions will be made at rates equal to the difference between actuarially determined contribution rates and the member rate. Based on these assumptions, the pension plan's fiduciary net position was projected to be available to make all projected future benefit payments of current plan members. Therefore, the long term expected rate of return on pension plan investments was applied to all periods of projected benefit payments to determine the total pension liability.

**CITY OF FRANKLIN, WISCONSIN  
NOTES TO FINANCIAL STATEMENTS  
As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**A. DEFINED BENEFIT PENSION PLANS (continued)**

**City of Franklin Defined Benefit Retirement Income Plan (continued)**

**Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions (continued)**

Sensitivity of the net pension liability to changes in the discount rate – The following presents the City's net pension liability calculated using the discount rate of 5.93% as well as what the City's net pension liability would be if it were calculated using a discount rate that is 1-percentage point lower (4.93%) or 1-percentage-point higher (6.93%) than the current rate:

	1% Decrease to Discount Rate (4.93%)	Current Discount Rate (5.93%)	1% Increase to Discount Rate (6.93%)
City's net pension liability	\$ 3,428,409	\$ 2,157,999	\$ 1,080,562

For the year ended December 31, 2019, the City recognized pension expense of \$522,445,405.488.

**B. DEFINED CONTRIBUTION PLAN**

Based on City ordinances, all eligible City of Franklin non-protective employees (except public works employees) participate in the City of Franklin Defined Contribution Plan (the Plan). The Plan assets are administered by the Principal Life Insurance Company.

Employees after completing six months of service with the City are eligible to participate. The Plan requires the City to make periodic contributions to each participant's account equal to 10% of such participant's annual compensation. Employees are required to make contributions of 5% of wages. A participant's accrued benefit for City contributions is 100% vested and non-forfeitable upon death, normal retirement, early retirement, or permanent and total disability as defined in the Plan. If employment is terminated for any other reason, each participant's accrued benefit vests at various percentages based on years of service. During 2017-2019, total contributions of \$72,358,408 or 10% of covered payroll were made. The City contributed \$2,324,204 and employees \$44,204,286.29. The City may make amendments to the Plan.



**CITY OF FRANKLIN, WISCONSIN  
NOTES TO FINANCIAL STATEMENTS  
As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**C POST-EMPLOYMENT HEALTH CARE BENEFITS**

**General Information About the OPEB Plan**

**Plan administration and description** The City administers the City of Franklin Post Employment Benefits Trust (City OPEB Plan) a single-employer defined benefit OPEB plan that is used to provide post-employment health care benefits for all eligible full-time employees of the City. Management of the City OPEB Plan is vested in the City's Common Council. Separate financial statements are not prepared for the City OPEB Plan.

**Benefits provided** City of Franklin eligible full-time employees meeting minimum age and service requirements may receive group health care benefits at a reduced cost during the period from their normal retirement date until they reach age 65. This results in another post-employment benefit (OPEB) obligation for those groups. These groups commonly have higher medical costs than anticipated in the blended premium rates. That differential is referred to as an implicit rate subsidy.

**Employees covered by benefit terms** At December 31, 2019, the following employees were covered by the benefit terms:

Active employees	174
Inactive employees entitled to but not yet receiving benefits	
Retirees receiving benefits	26
Total	<u>200</u>

**Contributions.** Contribution requirements are established by either City ordinance or collective bargaining and may be amended only by the groups establishing the requirements. The City's periodic contribution is determined and fixed at the time of retirement. The retiree pays the balance of the periodic blended premium. The eligibility for the benefit follows:

<u>Employee Group</u>	<u>#</u>	<u>City Amount</u>	<u>Age</u>	<u>Years Service</u>
Non-represented	33	75% of Premium at Retirement	62	20
Police	71	75% of Premium at Retirement	53	15
Dispatch	13	75% of 2005 Premium	62	20
Fire	54	75% of Premium at Retirement	53	20
DPW	29	75% of Premium at Retirement	60	15

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION** (continued)

**C POST-EMPLOYMENT HEALTH CARE BENEFITS** (continued)

**Investments**

**Investment policy** The City is authorized to invest funds of the City OPEB Plan in accordance with the City's investment policy for the City OPEB Plan

The long-term expected rate of return on OPEB plan investments was determined using a method in which best-estimate ranges of expected future real rates of return (expected returns net of OPEB plan investment expense and inflation) are developed for each major asset class. These ranges are combined to produce the long-term expected rate of return by weighting the expected future real rates of return by the target asset allocation percentage and by adding expected inflation. The target allocation and best estimates of arithmetic real rates of return for each major asset class are summarized in the following table:

<u>Asset Class</u>	<u>Target Allocation</u>	<u>Long-Term Expected Real Rate of Return</u>
Domestic equity (maximum)	75 %	10.0 %
Domestic equity (minimum)	25	10.0
Fixed income (maximum)	50	2.5
Fixed income (minimum)	25	2.5

**Concentrations** All OPEB plan assets have been invested in bonds and equity securities. See Note 3 A for additional information.

**Rate of return** The annual money-weighted rate of return on investments net of investment expense for 2019 was 16.813.6%. The money-weighted rate of return expresses investment performance net of investment expense adjusted for the changing amounts actually invested.

**CITY OF FRANKLIN, WISCONSIN  
NOTES TO FINANCIAL STATEMENTS  
As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**C POST-EMPLOYMENT HEALTH CARE BENEFITS (continued)**

**Net OPEB Liability**

The City's net OPEB liability was measured as of December 31, 2019, and the total OPEB liability used to calculate the net OPEB liability was determined by an actuarial valuation as of that date.

**Actuarial assumptions** The total OPEB liability in the December 31, 2019 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement, unless otherwise specified:

Salary increases	2.00 percent, average, including inflation
Investment rate of return	6.50 percent, net of OPEB plan investment expense, including inflation
Healthcare cost trend rates	2021 and 2022: 6.75%; 2023 and 2024: 6.25%; 2025 and 2026: 5.75%; 2027 and 2028: 5.25%; and 2029+: 5.00%

Mortality rates are a blend of the Death-In-Service and Retired Lives mortality rates from the Wisconsin Retirement System 2015-2017 Experience Study, with the MP 2018 generational improvement scale (multiplied by 50%).

The actuarial assumptions used in the January 1, 2020 valuation were based on the results of an actuarial experience study for the period January 1, 2015 – December 31, 2017.

**Discount rate** The discount rate used to measure the total OPEB liability was 6.5 percent. The projection of cash flows used to determine the discount rate assumed that City contributions will be made at rates equal to the actuarially determined contribution rates over the next 40 years. This rate is a blend of expected earnings on Plan assets and the current yield for 20-year, tax-exempt general obligation municipal bonds with an average rating of AA/Aa or higher.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**C POST-EMPLOYMENT HEALTH CARE BENEFITS (continued)**

**Changes in the Net OPEB Liability**

	Total OPEB Liability (a)	Increase (Decrease) Plan Fiduciary Net Position (b)	Net OPEB Liability (a) (b)
Balance at December 31 2018	\$ 7 733 557	\$ 5 229 404	\$ 2 504 153
Changes for the year:			
Service cost	210 159		210 159
Interest	516 342		516 342
Difference between expected and actual experience	132 200		132 200
Changes of assumptions	208 654		208 654
Contributions - employer		377 172	(377 172)
Contributions - employees		215 296	(215 296)
Net investment income	-	1 101 085	(1 101 085)
Benefit payments	(442 196)	(442 196)	
Estimated Balance at December 31 2019	\$ 8 358 716	\$ 6 480 761	\$ 1 877 955
Difference between estimated and actual Plan Fiduciary Net Position		57 999	(57 999)
Actual Balance at December 31 2019	\$ 8 358 716	\$ 6 538 760	\$ 1 819 956

Plan fiduciary net position as a percentage of the total OPEB liability 78.23%

***Sensitivity of the net OPEB liability to changes in the discount rate and healthcare cost trend rates*** The following presents the net OPEB liability of the City as well as what the City's net OPEB liability would be if it were calculated using a discount rate that is 1-percentage point lower (5.5 percent) or 1 percentage point higher (7.5 percent) than the current discount rate

	1% Decrease to Discount Rate (5.5%)	Current Discount Rate (6.5%)	1% Increase to Discount Rate (7.5%)
City's net OPEB liability	\$ 2 561 109	\$ 1 819 956	\$ 1 151 795

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**C POST-EMPLOYMENT HEALTH CARE BENEFITS (continued)**

**Changes in the Net OPEB Liability (continued)**

***Sensitivity of the net OPEB liability to changes in the healthcare cost trend rates***

The following presents the net OPEB liability of the City as well as what the City's net OPEB liability would be if it were calculated using healthcare cost trend rates that are 1-percentage point lower (6.0 percent decreasing to 4.5 percent) or 1-percentage-point higher (8.0 percent decreasing to 6.5 percent) than the current healthcare cost trend rates

	1% Decrease to (6.75% Decreasing to 5.75%)	Healthcare Cost Trend Rates (6.75%)	1% Increase to (6.75% Increasing to 7.75%)
City's net OPEB liability	\$ 1,232,599	\$ 1,819,956	\$ 2,470,414

**OPEB Expense and Deferred Outflows of Resources and Deferred Inflows of Resources Related to OPEB**

For the year ended December 31, 2019, the City recognized OPEB expense of \$262,062.

At December 31, 2019, the City reported deferred outflows of resources and deferred inflows of resources related to OPEB from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Differences between expected and actual experience	\$ 122,031	\$
Changes in assumptions	192,605	
Net differences between projected and actual earnings on pension plan investments		225,447
Total	<u>\$ 314,636</u>	<u>\$ 225,447</u>

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**C POST-EMPLOYMENT HEALTH CARE BENEFITS (continued)**

**OPEB Expense and Deferred Outflows of Resources and Deferred Inflows of Resources  
Related to OPEB**

Other amounts reported as deferred outflows of resources and deferred inflows of resources related to OPEB will be recognized in OPEB expense as follows

<u>Year ended December 31</u>	<u>Deferred Outflow of Resources and Deferred Inflows of Resources (net)</u>
2020	\$ 1 816
2021	1 816
2022	1 816
2023	(126 019)
Thereafter	209 760

**Payable to the OPEB Plan**

At December 31 2019 the City does not report a payable for any outstanding amount of contributions to the City OPEB Plan required for the year ended December 31 2019

**CITY OF FRANKLIN, WISCONSIN  
NOTES TO FINANCIAL STATEMENTS  
As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**D CONTINGENCIES AND COMMITMENTS**

The City at times is party to claims and legal proceedings. Although the outcome of such matters is not presently determinable, it is the opinion of City management and the City attorney that the likelihood is remote that any such claims or proceedings will have a material adverse effect on the City's financial position.

The City has received federal and state grants for specific purposes that are subject to review and audit by the grantor agencies. Such audits could lead to requests for reimbursements to the grantor agency for expenditures disallowed under terms of the grants. Management believes such disallowances, if any, would be immaterial.

The City receives impact fees for new development projects. The fees are to be used to fund specific projects within a specific period of time. In the event the projects are not completed or the time period elapses, the City will be required to refund the impact fees to the current owners of properties that the fees were originally collected.

Funding for the operating budget of the City comes from many sources, including property taxes, grants, and aids from other units of government, user fees, fines, and permits, and other miscellaneous revenue. The State of Wisconsin provides a variety of aid and grant programs that benefit the City. Those aid and grant programs are dependent on continued approval and funding by the Wisconsin governor and legislature through their budget process. Any changes made by the State to funding or eligibility of local aid programs could have a significant impact on future operating results of the City.

**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION** (continued)

**E RISK MANAGEMENT**

The City is exposed to various risks of loss related to torts theft damage or destruction of assets errors and omissions natural disasters and workers' compensation claims that the City carries commercial insurance No significant reductions in insurance coverage occurred for any risk of loss in the past year and settled claims have not exceeded commercial coverage in any of the past three fiscal years

The City also offers a group medical and dental insurance plan to employees for which the City is self-insured This activity is accounted for in the City's Self Insurance Internal Service Fund Group medical and dental costs are charged to City departments and retirees participating in the program A third party administrator handles claims payments The City carries stop loss insurance for claims in excess of \$75 000 per year per individual and \$75 000 per year per group Liabilities are reported when it is probable that claims have occurred and the amount of the claim can be reasonably estimated Liabilities include an estimated amount for claims that have been incurred but not reported ( IBNR )

Changes in the balance of claims payable for the years ended December 31 2019 and 2018 are as follows

Fiscal Year	Balance Beginning of Year	Current Claims and Changes in Estimates	Claims Payments	Balance End of Year
2019	\$ 290 700	\$ 2 537 281	\$ 2 652 981	\$ 175 000
2018	290 700	3 412 999	3 412 999	290 700



**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO FINANCIAL STATEMENTS**  
**As of and for the Year Ended December 31, 2019**

**NOTE 4 - OTHER INFORMATION (continued)**

**F EFFECT OF NEW ACCOUNTING STANDARDS ON CURRENT PERIOD FINANCIAL STATEMENTS**

The Governmental Accounting Standards Board (GASB) has approved the following

- Statement No 87 Leases
- Statement No 89 Accounting for Interest Cost Incurred before the End of a Construction Period
- Statement No 91 Conduit Debt Obligations

When they become effective application of these standards may restate portions of these financial statements

**H SUBSEQUENT EVENT**

In March 2020 the US President WI Governor and Franklin's Mayor declared a public health emergency. It is too early to project the financial impact of this crisis on City finances. The Common Council adopted a 2020 Budget Amendment appropriating \$250,000 of contingency to fight the disease.

Related to that health crisis, the US Equity markets declined significantly, and the City's Defined Benefit Plan administrator placed a \$750,000 call for additional one-time contributions. The Common Council authorized 2020 appropriations to support a \$1 million extraordinary contribution and also authorized the Director of Finance to make up to a \$750,000 contribution if necessary, returning to Council should additional contributions be required.

The 2020 Budget anticipated \$2.7 million of Landfill Siting revenues (Public Charges for Services) substantially supporting capital programs. By April 2020, this revenue stream began to decline, such that the Common Council considered reductions in 2020 capital program appropriations.

On April 6, 2020, the Common Council authorized the issuance of a \$14.952 million Municipal Revenue Obligation to Velo Village under the terms of a Developer's Agreement signed in October 2019.

## **REQUIRED SUPPLEMENTARY INFORMATION**

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# CITY OF FRANKLIN, WISCONSIN

## SCHEDULE OF PROPORTIONATE SHARE OF THE NET PENSION LIABILITY (ASSET) WISCONSIN RETIREMENT SYSTEM For the Year Ended December 31 2019

WRS Fiscal Year Ending Date	Proportion of the Net Pension Asset	Proportionate Share of the Net Pension Liability (Asset)	Covered Payroll	Proportionate Share of the Net Pension Liability (Asset) as a Percentage of Covered Payroll	Plan Fiduciary Net Position as a Percentage of the Total Pension Liability
12/31/14	0.084116700%	\$ (2,065,567)	\$ 8,071,472	25.59%	102.74%
12/31/15	0.082739220%	1,344,496	8,459,850	15.89%	98.20%
12/31/16	0.084036620%	692,662	8,682,689	7.98%	99.12%
12/31/17	0.087815360%	(2,607,342)	8,950,304	29.13%	102.93%
12/31/18	0.091598830%	3,258,799	9,094,718	35.83%	96.45%

## SCHEDULE OF EMPLOYER CONTRIBUTIONS - WISCONSIN RETIREMENT SYSTEM For the Year Ended December 31 2019

City Fiscal Year Ending Date	Contractually Required Contributions	Contributions in Relation to the Contractually Required Contributions	Contribution Deficiency (Excess)	Covered Payroll	Contributions as a Percentage of Covered Payroll
12/31/15	\$ 689,692	\$ 689,692	\$	\$ 8,459,850	8.15%
12/31/16	869,137	869,137		8,682,689	10.01%
12/31/17	1,074,037	1,074,037		8,950,304	12.00%
12/31/18	1,119,560	1,119,560		9,094,719	12.31%
12/31/19	1,380,924	1,380,924		13,827,280	9.99%

See independent auditors' report and accompanying notes to required supplementary information

# CITY OF FRANKLIN, WISCONSIN

## SCHEDULE OF CHANGES IN NET PENSION LIABILITY AND RELATED RATIOS CITY OF FRANKLIN DEFINED BENEFIT RETIREMENT INCOME PLAN For the Year Ended December 31 2019

	2015	2016	Fiscal Year Ending 2017	2018	2019
<b>Total Pension Liability</b>					
Service Cost	\$ 165 130	\$ 180 074	\$ 154,889	\$ 182 107	\$ 161 806
Interest on the Total Pension Liability	531 850	603 514	606 747	651 297	675 093
Benefit Changes					(656 529)
Difference between Expected and Actual Experience	527 384	(460 357)	425 998	(154 963)	149 778
Assumption Changes	213 402	12 332	709 323	(203,418)	1 303 694
Benefit Payments	(191,375)	(239,861)	(296 465)	(370,146)	(434,808)
<b>Net Change in Total Pension Liability</b>	<b>1 246 391</b>	<b>95 702</b>	<b>1 600 492</b>	<b>104 877</b>	<b>1 199 034</b>
<b>Total Pension Liability Beginning</b>	<b>7,022,369</b>	<b>8 268 760</b>	<b>8,364,462</b>	<b>9,964 954</b>	<b>10,069,831</b>
<b>Total Pension Liability Ending</b>	<b>\$ 8 268 760</b>	<b>\$ 8,364,462</b>	<b>\$ 9 964 954</b>	<b>\$ 10 069 831</b>	<b>\$ 11 268 865</b>
<b>Plan Fiduciary Net Position</b>					
Employer Contributions	293 632	339 927	302 518	1 133 559	251 009
Pension Plan Net Investment Income	377 842	(41 577)	409,272	1 372 321	(363 980)
Benefit Payments	(191 375)	(239 861)	(296 465)	(370 146)	(434 808)
Pension Plan Administrative Expense	(27 941)	(22 802)	(20 307)	(31,410)	(28,890)
Other					(4,564)
<b>Net Change in Plan Fiduciary Net Position</b>	<b>452 158</b>	<b>35 687</b>	<b>395 018</b>	<b>2 104 324</b>	<b>(581 233)</b>
<b>Plan Fiduciary Net Position Beginning</b>	<b>6,704 912</b>	<b>7 157 070</b>	<b>7,192 757</b>	<b>7 587 775</b>	<b>9,692,099</b>
<b>Plan Fiduciary Net Position Ending</b>	<b>\$ 7,157 070</b>	<b>\$ 7 192 757</b>	<b>\$ 7 587 775</b>	<b>\$ 9 692 099</b>	<b>\$ 9 110,866</b>
<b>Net Pension Liability (Asset) Ending</b>	<b>\$ 1 111 690</b>	<b>\$ 1 171 705</b>	<b>\$ 2 377 179</b>	<b>\$ 377 732</b>	<b>\$ 2 157 999</b>
Plan Fiduciary Net Position as a Percentage of Total Pension Liability	87%	86%	76%	96%	81%
Covered Payroll	\$ 1 792 628	\$ 1 876 995	\$ 1 853 074	\$ 1 792 628	\$ 1 776 639
Net Pension Liability as a Percentage of Covered Payroll	62%	62%	128%	21%	121%

See independent auditors' report and accompanying notes to required supplementary information

# CITY OF FRANKLIN, WISCONSIN

## SCHEDULE OF CONTRIBUTIONS CITY OF FRANKLIN DEFINED BENEFIT RETIREMENT INCOME PLAN For the Year Ended December 31 2019

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<u>Fiscal Year Ending Date</u>	<u>Actuarially Determined Contribution</u>	<u>Actual Contribution</u>	<u>Contribution Deficiency (Excess)</u>	<u>Covered Payroll</u>	<u>Actual Contribution as a Percentage of Covered Payroll</u>
12/31/15	\$ 293 632	\$ 293 632	\$ -	\$ 1 792 628	16%
12/31/16	339 927	339 927		1 876 995	18%
12/31/17	302 518	302 518		1 853 074	16%
12/31/18	233 559	1 133 559	(900 000)	1 792 628	63%
12/31/19	251 009	251 009		1 776 639	14%

See independent auditors' report and accompanying notes to required supplementary information

# CITY OF FRANKLIN WISCONSIN

## SCHEDULE OF CHANGES IN NET OPEB LIABILITY AND RELATED RATIOS OPEB PLAN For the Year Ended December 31 2019

	2017	Fiscal Year Ending 2018	2019
<b>Total OPEB Liability</b>			
Service Cost	\$ 223 719	\$ 238 261	\$ 210 159
Interest on the Total OPEB Liability	489 875	509 975	516 342
Difference between Expected and Actual Experience			132 200
Assumption Changes			208 654
Benefit Payments	(418 905)	(622 193)	(442,196)
<b>Net Change In Total OPEB Liability</b>	294 689	126 043	625 159
<b>Total OPEB Liability Beginning</b>	7 312,825	7 607 514	7,733 557
<b>Total OPEB Liability Ending</b>	<u>\$ 7 607 514</u>	<u>\$ 7 733 557</u>	<u>\$ 8 358,716</u>
<b>Plan Fiduciary Net Position</b>			
Employer Contributions	422,684	444 364	377 172
Employee Contributions	91 969	128 294	215 296
OPEB Plan Net Investment Income	673 624	(294 824)	1 159 084
Benefit Payments	(500 350)	(622 193)	(442,196)
<b>Net Change In Plan Fiduciary Net Position</b>	687 927	(344 359)	1 309 356
<b>Plan Fiduciary Net Position Beginning</b>	4,885,836	5 573 763	5 229 404
<b>Plan Fiduciary Net Position Ending</b>	<u>\$ 5,573 763</u>	<u>\$ 5 229 404</u>	<u>\$ 6 538 760</u>
<b>Net OPEB Liability Ending</b>	\$ 2 033 751	\$ 2 504 153	\$ 1 819 956
Plan Fiduciary Net Position as a Percentage of Total OPEB Liability	73%	68%	78%
Covered Payroll	\$ 13 879 896	\$ 14 188 222	\$ 14 300 000
Net OPEB Liability as a Percentage of Covered Payroll	15%	18%	13%

See independent auditors report and accompanying notes to required supplementary information

# CITY OF FRANKLIN, WISCONSIN

## SCHEDULE OF CONTRIBUTIONS OPEB PLAN For the Year Ended December 31 2019

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	2017	Fiscal Year Ending 2018	2019
	<u>2017</u>	<u>2018</u>	<u>2019</u>
Actuarially Determined Contribution	\$ 422,684	\$ 441,859	\$ 377,172
Actual Contribution	<u>422,684</u>	<u>444,364</u>	<u>377,172</u>
Contribution Deficiency (Excess)	<u>\$</u>	<u>\$ (2,505)</u>	<u>\$</u>
Covered Payroll	\$ 13,879,896	\$ 14,188,222	\$ 14,300,000
Actual Contribution as a Percentage of Covered Payroll	3%	3%	3%

See independent auditors' report and accompanying notes to required supplementary information



**CITY OF FRANKLIN, WISCONSIN**  
**NOTES TO REQUIRED SUPPLEMENTARY INFORMATION**  
As of and for the Year Ended December 31 2019

**NOTE 1 – PRESENTATION**

The City is required to present the last ten years of data on each schedule however the standards allow the City to present as many years as are available until ten years are presented

**NOTE 2 – WISCONSIN RETIREMENT SYSTEM**

The data presented in the Schedule of Proportionate Share of the Net Pension Liability (Asset) for the Wisconsin Retirement System was taken from the reports issued by the Wisconsin Retirement System

*Changes of benefit terms* There were no changes of benefit terms for any participating employer in WRS

*Changes of assumptions* Actuarial assumptions are based upon an experience study conducted in 2018 using experience from 2015 – 2017 Based on the experience study conducted in 2018 actuarial assumptions used to develop Total Pension Liability changed including the discount rate long-term expected rate of return post-retirement adjustment wage inflation rate mortality and separation rates

**NOTE 3 – CITY OF FRANKLIN DEFINED BENEFIT RETIREMENT INCOME PLAN**

The data presented in the Schedule of Changes in Net Pension Liability and Related Ratios and Schedule of Contributions for the City of Franklin Defined Benefit Retirement Income Plan was taken from the reports issued by the actuary

*Changes of benefit terms* There were no changes of benefit terms

*Changes of assumptions* The following assumptions changed 1) the long term rate of return on plan assets has decreased from 6.75% to 6.5% 2) the discount rate has decreased from 6.75% to 5.93% 3) the inflation assumption has increased from 2.00% to 2.25% and 4) Salary projections have been updated from 3.00% to 4.00%

**NOTE 4 – OPEB PLAN**

The data presented in the Schedule of Changes in Net OPEB Liability and Related Ratios and the Schedule of Contributions for the City of Franklin Post Employment Benefit Trust was taken from the reports issued by the actuary

*Changes of benefit terms* There were no changes of benefit terms

*Changes of assumptions* The discount rate was reduced from 7.00% used in the previous actuarial study to 6.5% used in the current study

## **SUPPLEMENTARY INFORMATION**

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## **Nonmajor Governmental Funds**

### **Special Revenue Funds**

Special Revenue Funds account for the proceeds of specific revenue sources (other than debt service or major capital projects) that are restricted for specified purposes

Library Operating Fund – This fund accounts for the budgetary operation of the Library

Library Auxiliary Fund – This fund accounts for Library donations, fines and forfeitures

Solid Waste Collection Fund – This fund accounts for solid waste collection activities

Donation Fund – This fund accounts for donations received for specific purposes

St Martin's Fair Fund – This fund accounts for activities related to the farmers/flea market held the first Monday of the spring and summer months and the Labor Day weekend

Civic Celebrations Fund – This fund accounts for activity related to the City's Fourth of July and other celebrations

Tourism Commission – The State mandated that certain portions of the Hotel Tax be dedicated for tourism promotion. The Common Council formed a Tourism Commission which determines how those funds are spent

Grant Fund – The City reports its grant activities in this fund. Grant activities include Fire Department, Police Department, Health Department, Community Development Block Grants and miscellaneous grants received by the City that are not accounted for elsewhere

### **Capital Projects Funds**

Capital Projects Funds account for financial resources to be used for the acquisition or construction of major capital facilities (other than those financed by Proprietary Funds)

Capital Outlay Fund – This fund accounts for the departmental capital outlays. These expenditures are funded by the tax levy, normally are less than \$25,000 and are under the direction of the department supervisor

Equipment Replacement Fund – This fund accounts for the rolling stock replacement program that accumulates annual funding (from landfill siting fees) for replacement of vehicles and similar equipment in lieu of using borrowed monies

Capital Improvement Fund – This fund accounts for land acquisitions, building projects and all public works projects and are usually funded with landfill siting revenues, borrowed money or funding from some other source other than the tax levy

Street Improvement Fund – This fund accounts for the activities of the local road improvement program. Funding is provided by landfill siting fees and a portion of General Transportation Aids and an every other year local road improvement grant from the State

Utility Improvement Fund – This fund is used to account for water and sewer connection fees and special assessments that are used for water and sewer construction projects

Development Fund – This fund is used to account for impact fees restricted for use to capital improvements

**CITY OF FRANKLIN WISCONSIN**  
**Combining Balance Sheet**  
**Nonmajor Governmental Funds**  
**As of December 31 2019**

	Special Revenue Funds							Total
	Library Operating Fund	Library Auxiliary Fund	Solid Waste Collection Fund	St Martin's Fair Fund	Donation Fund	Civic Celebrations Fund	Tourism Commission Fund	
<b>ASSETS</b>								
Cash and investments	\$ 556 449	\$ 152 539	\$ 618 292	\$ 3 636	\$ 161 495	\$ 77 316	\$ 393 282	\$ 2 146 185
Receivables								
Accounts			46					
Taxes	1 340 500		1 528 114				77 000	90,443
Special assessments			31,226					2 868 614
Due from other governments	48,510							31 226
<b>Total assets</b>	<b>\$ 1 945 459</b>	<b>\$ 152 539</b>	<b>\$ 2,177 678</b>	<b>\$ 3 636</b>	<b>\$ 161,495</b>	<b>\$ 77 316</b>	<b>\$ 470,282</b>	<b>\$ 5 192 809</b>
<b>LIABILITIES AND FUND BALANCES</b>								
<b>LIABILITIES</b>								
Accounts payable	\$ 12 202	\$ 2 249	\$ 193 979	\$	\$ 153	\$	\$ 331	\$ 213 135
Accrued liabilities	29,330	2,845	460					34,257
<b>Total liabilities</b>	<b>41,532</b>	<b>5,094</b>	<b>194,439</b>		<b>153</b>		<b>331</b>	<b>247,392</b>
<b>DEFERRED INFLOWS OF RESOURCES</b>								
Unearned & unavailable revenue	1,340,500		1 528,114					2,868,614
<b>FUND BALANCES</b>								
Restricted								
Utility improvements								
Development								
Donations					161 342			161 342
Health services								
Library services		147,445						198 561
Solid waste	563 427		455 125					710 872
Recreational services				3 636				455 125
Tourism Commission							469,951	80 952
<b>Total fund balances</b>	<b>563,427</b>	<b>147,445</b>	<b>455 125</b>	<b>3 636</b>	<b>161,342</b>	<b>77,316</b>	<b>469,951</b>	<b>2,076,803</b>
<b>Total liabilities deferred inflows and fund balances</b>	<b>\$ 1 945 459</b>	<b>\$ 152 539</b>	<b>\$ 2 177 678</b>	<b>\$ 3 636</b>	<b>\$ 161 495</b>	<b>\$ 77 316</b>	<b>\$ 470 282</b>	<b>\$ 5,192 809</b>

(Continued)

CITY OF FRANKLIN WISCONSIN  
Combining Balance Sheet  
Nonmajor Governmental Funds  
As of December 31 2019

	Capital Projects Funds						Total Nonmajor Governmental Funds
	Capital Outlay Fund	Equipment Replacement Fund	Capital Improvement Fund	Street Improvement Fund	Utility Improvement Fund	Development Fund	Total
<b>ASSETS</b>							
Cash and investments	\$ 603 939	\$ 2 762 604	\$ 2 930 261	\$ 478 059	\$ 2 123 632	\$ 7 438 661	\$ 16 337 156
Receivables							
Accounts	253		149 639	42 110			192 002
Taxes	295 700				71 165		366 865
Special assessments					391 625	232 640	624 265
Due from other governments			943 000				943 000
Long-term advances						1,500 000	1,500 000
<b>Total assets</b>	<b>\$ 899 892</b>	<b>\$ 2 762 604</b>	<b>\$ 4 022 900</b>	<b>\$ 520 169</b>	<b>\$ 2 586 422</b>	<b>\$ 9 171 301</b>	<b>\$ 19 963 288</b>
<b>LIABILITIES AND FUND BALANCES</b>							
<b>LIABILITIES</b>							
Accounts payable	\$ 112 481	\$ 234 542	\$ 895 424	\$ 13 962	\$	\$ 1 268	\$ 1 257 677
Accrued liabilities			172 000			103,934	275,934
<b>Total liabilities</b>	<b>112,481</b>	<b>234 542</b>	<b>1,067 424</b>	<b>13,962</b>		<b>105,202</b>	<b>1 533 611</b>
<b>DEFERRED INFLOWS OF RESOURCES</b>							
Unearned & unava ble revenue	295 700		943,000		391,625	232,640	1,862,965
<b>FUND BALANCES</b>							
Restricted							
Utility improvements					2 194 797		2 194 797
Development						8,833 459	8 833 459
Donations							161 342
Health services							198 561
Library services							710 872
Solid waste							455 125
Recreational services							80 952
Tourism Commission							469 951
Assigned	491,711	2 528 062	2,012,476	506,207			5,538 456
Capital projects							
<b>Total fund balances</b>	<b>491,711</b>	<b>2,528,062</b>	<b>2 012 476</b>	<b>506 207</b>	<b>2,194,797</b>	<b>8,833,459</b>	<b>18 643,515</b>
<b>Total liabilities deferred inflows and fund balances</b>	<b>\$ 899 892</b>	<b>\$ 2 762 604</b>	<b>\$ 4 022 900</b>	<b>\$ 520 169</b>	<b>\$ 2 586 422</b>	<b>\$ 9 171,301</b>	<b>\$ 25 156 097</b>

**CITY OF FRANKLIN WISCONSIN**  
**Combining Schedule of Revenue Expenditures and Changes in Fund Balances**  
**Nonmajor Governmental Funds**  
**For the Year Ended December 31 2019**

	Special Revenue Funds							Total
	Library Operating Fund	Library Auxiliary Fund	Solid Waste Fund	St Martin's Fair Fund	Donation Fund	Civic Celebrations Fund	Tourism Commission Fund	
<b>REVENUE</b>								
Taxes	\$ 1 312 700	\$	\$	\$	\$	\$	\$ 175 721	\$ 1 488 421
Intergovernmental revenue	49 181		68 858					348 402
Public charges for services		11 909	1 584 034			93 598		1 689 541
Licenses and permits				20 371		300		20 671
Investment earnings	27 174	777	29 382				6 755	64 088
Miscellaneous revenue		58 350	2,301		42,368	38,997		160,172
Total revenue	<u>1,389,055</u>	<u>71,036</u>	<u>1,684,575</u>	<u>20,371</u>	<u>42,368</u>	<u>132,895</u>	<u>182,476</u>	<u>3,771,295</u>
<b>EXPENDITURES</b>								
Current:								
Public safety					18 132			24 431
Public works			1 660 197					1 660 197
Health and human services								210 595
Culture and recreation	1 232 377	50 785		53 339		138 718		1 475 219
Conservation and development							88 594	88 594
Capital outlay	<u>91,020</u>	<u>13,427</u>			<u>13,500</u>			<u>143,521</u>
Total expenditures	<u>1,323,397</u>	<u>64,212</u>	<u>1,660,197</u>	<u>53,339</u>	<u>31,632</u>	<u>138,718</u>	<u>88,594</u>	<u>3,602,557</u>
Excess (deficiency) of revenue over expenditures	<u>65,658</u>	<u>6,824</u>	<u>24,378</u>	<u>(32,968)</u>	<u>10,736</u>	<u>(5,823)</u>	<u>93,882</u>	<u>168,738</u>
<b>OTHER FINANCING SOURCES (USES)</b>								
Transfers in	<u>8,100</u>			<u>31,000</u>		<u>13,000</u>		<u>52,100</u>
Total other financing sources (uses)	<u>8,100</u>			<u>31,000</u>		<u>13,000</u>		<u>52,100</u>
Net change in fund balances	<u>73 758</u>	<u>6 824</u>	<u>24 378</u>	<u>(1 968)</u>	<u>10 736</u>	<u>7 177</u>	<u>93 882</u>	<u>220 838</u>
Fund balances beginning	<u>489,669</u>	<u>140,621</u>	<u>430,747</u>	<u>5,604</u>	<u>150,606</u>	<u>70,139</u>	<u>376,069</u>	<u>1,855,965</u>
<b>Fund balances ending</b>	<u>\$ 563,427</u>	<u>\$ 147,445</u>	<u>\$ 455,125</u>	<u>\$ 3,636</u>	<u>\$ 161,342</u>	<u>\$ 77,316</u>	<u>\$ 469,951</u>	<u>\$ 2,076,803</u>

(Continued)

**CITY OF FRANKLIN, WISCONSIN**  
**Combining Schedule of Revenue Expenditures and Changes in Fund Balances**  
**Nonmajor Governmental Funds**  
**For the Year Ended December 31, 2019**

	Capital Projects Funds						Total
	Capital Outlay Fund	Equipment Replacement Fund	Capital Improvement Fund	Street Improvement Fund	Utility Improvement Fund	Development Fund	Nonmajor Governmental Funds
<b>REVENUE</b>							
Taxes	\$ 452,800	\$ 175,000	\$	\$ 18,200	\$	\$	\$ 2,134,421
Intergovernmental revenue	3,998			700,000			1,052,400
Public charges for services	317,730	500,000	1,229,622	343,270			4,080,163
Licenses and permits							20,671
Special assessments	17,956	91,827	87,052	14,136	425,757	3,048,725	3,474,482
Investment earnings	-	728	65	-	56,502	187,289	518,850
Miscellaneous revenue							160,965
Total revenue	792,484	767,555	1,316,739	1,075,606	482,259	3,236,014	11,441,952
<b>EXPENDITURES</b>							
Current							
General government	-		-			6,701	6,701
Public safety							24,431
Public works							1,660,197
Health and human services							210,595
Culture and recreation							1,475,219
Conservation and development							88,594
Capital outlay	757,143	888,339	5,179,941	968,787			7,794,210
Debt service debt issuance costs			49,924				49,924
Total expenditures	757,143	888,339	5,229,865	968,787		6,701	11,453,392
Excess (deficiency) of revenue over expenditures	35,341	(120,784)	(3,913,126)	106,819	482,259	3,229,313	(11,440)
<b>OTHER FINANCING SOURCES (USES)</b>							
Sale of capital assets	31,327	3,151					34,478
Transfers in			304,631				356,731
Transfers out						(536,050)	(536,050)
General obligation debt issued			2,285,000	-	-		2,285,000
Premium (Discount) on debt issued			12,598				12,598
Total other financing sources (uses)	31,327	3,151	2,602,229			(536,050)	2,152,757
Net change in fund balances	66,668	(117,633)	(1,310,897)	106,819	482,259	2,693,263	2,141,317
Fund balances beginning	425,043	2,645,695	3,323,373	399,388	1,712,538	6,140,196	16,502,198
Fund balances - ending	\$ 491,711	\$ 2,528,062	\$ 2,012,476	\$ 506,207	\$ 2,194,797	\$ 8,833,459	\$ 18,643,515



**CITY OF FRANKLIN WISCONSIN**  
**General Fund**  
**Schedule of Revenues and Transfers In Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31, 2019**

	<u>Original Budget</u>	<u>Change Inc (Dec)</u>	<u>Final Budget</u>	<u>Actual</u>	<u>Variance with final budget Excess (Deficiency)</u>
<b>TAXES</b>					
General property taxes	\$ 18 139 675	\$	\$ 18 139 675	\$ 18 136 986	\$ (2 689)
Water Utility tax equivalent	1 050 000		1 050 000	968 448	(81 552)
Cable TV franchise fees	480 000		480 000	489 934	9 934
Hotel/Room Tax	183 300		183 300	183 321	21
Mobile home assessments	23,500		23,500	19,689	(3,811)
	<u>19,876,475</u>		<u>19,876,475</u>	<u>19 798,378</u>	<u>(78,097)</u>
<b>INTERGOVERNMENTAL REVENUE</b>					
State shared revenue	513 900		513 900	524 297	10 397
State expenditure restraint revenue	160 200		160 200	142 891	(17 309)
Fire insurance dues	155 000		155 000	164 859	9 859
Local state and federal grants and aids					
Computer aid	228,350		228 350	228 051	(299)
Transportation aids	520 000		520 000	520 847	847
Other	158,677		158,677	176,402	17 725
	<u>1 736 127</u>		<u>1,736,127</u>	<u>1 757,347</u>	<u>21,220</u>
<b>LICENSES FEES AND PERMITS</b>					
Licenses					
Beer and liquor	33 840		33 840	31 784	(2 056)
Bartenders	16 500		16 500	18 174	1 674
Amusement and related	9 700		9 700	9 655	(45)
Peddlers	2 650		2 650	4 129	1 479
Food and related	4 050		4 050	13 461	9 411
Dog and cat	9 300		9 300	11 314	2 014
Health	76 100		76 100	77 929	1 829
Other	12 550		12 550	18 792	6 242
Permits					
Building	615 000		615 000	736 292	121 292
Electrical	106 000		106 000	151 355	45 355
Plumbing	109 000		109 000	183 445	74 445
Sign	8 500		8 500	10 065	1 565
Park	16 900		16 900	20 738	3 838
Fire	4 500		4 500	4 420	(80)
Other	16,900		16,900	23,365	6,465
	<u>1 041,490</u>		<u>1,041 490</u>	<u>1 314,918</u>	<u>273,428</u>
<b>FINES FORFEITURES AND PENALTIES</b>	<u>546,000</u>		<u>546 000</u>	<u>451 062</u>	<u>(94,938)</u>

(Continued)

CITY OF FRANKLIN WISCONSIN  
General Fund  
Schedule of Revenues and Transfers In Budget and Actual (on a Budgetary Basis)  
For the Year Ended December 31 2019

	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with final budget Excess (Deficiency)
<b>PUBLIC CHARGES FOR SERVICES</b>					
<b>General government</b>					
Property reports and document fees	\$ 12 900	\$	\$ 12 900	\$ 105 178	\$ 92 278
Clerk Services	1 500		1 500	1 132	(368)
<b>Public safety</b>					
Police Department and related	8 000		8 000	13 140	5 140
Ambulance service	1 340 000		1 340 000	1 338 387	(1 613)
Fire Department and related	74 000		74 000	99 912	25 912
Quarry reimbursement	44 000		44 000	37 410	(6 590)
Weights and measures	7 600		7 600	8 643	1 043
<b>Public works</b>					
Weed cutting	9 000		9 000	7 125	(1 875)
Street lighting	13 000		13 000	18 191	5 191
Engineering and DPW fees	35 000	650 000 2	685 000	799 969	114 969
Landfill tipping fees	307 500		307 500	279 789	(27 711)
<b>Health and human services</b>					
Health clinics and other health fees	118 150		118 150	115 245	(2 905)
<b>Conservation and development</b>					
Zoning subdivision and other filing fees	86 300		86 300	4 912	(81,388)
	<u>2 056 950</u>	<u>650 000</u>	<u>2 706 950</u>	<u>2 829 033</u>	<u>122 083</u>
<b>INTERGOVERNMENTAL CHARGES FOR SERVICES</b>	<u>207 500</u>		<u>207 500</u>	<u>226 178</u>	<u>18 678</u>
<b>INVESTMENT EARNINGS</b>	<u>265 000</u>		<u>265 000</u>	<u>510 943</u>	<u>245 943</u>
<b>MISCELLANEOUS REVENUE</b>					
Municipal property rental	50 000		50 000	78 833	28 833
Property sales	31 650		31 650	12 166	(19 484)
Refunds and reimbursements	37 000		37 000	16 461	(20 539)
Insurance dividend	40 000		40 000	82 047	42 047
Other revenue	1 000		1 000	99	(901)
	<u>159,650</u>		<u>159 650</u>	<u>189 606</u>	<u>29 956</u>
<b>Total Revenues</b>	<u>25 889 192</u>	<u>650 000</u>	<u>26 539 192</u>	<u>27 077 465</u>	<u>538 273</u>
Transfers from other funds	<u>59 250</u>	<u>30 625</u>	<u>89 875</u>		<u>(89 875)</u>
<b>Total Revenues and Transfers In</b>	<u>\$ 25 948 442</u>	<u>\$ 680 625</u>	<u>\$ 26 629 067</u>	<u>\$ 27 077 465</u>	<u>\$ 448 398</u>

1 Planned but unused transfer from Internal Service Fund

2 Recorded Engineering Services gross rather than net is in prior years

**CITY OF FRANKLIN WISCONSIN**  
**General Fund**  
**Schedule of Expenditures and Transfers Out Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31 2019**

	<u>Original Budget</u>	<u>Change Inc (Dec)</u>	<u>Final Budget</u>	<u>Actual</u>	<u>Variance with final budget Excess (Deficiency)</u>
<b>CURRENT</b>					
<b>General Government</b>					
Mayor Personnel Services	\$ 18 482	\$	\$ 18 482	\$ 18 482	\$
Mayor Other Services	6 350		6 350	5 890	460
Aldermen Personnel Services	47,409		47 409	47,409	
Aldermen Other Services	25 191		25 191	23 032	2 159
Municipal court Personnel Services	186 933	2 945	189 878	187 333	2 545
Municipal court Other Services	58,450		58 450	15 942	42 508
City clerk Personnel Services	319 569	(5 701)	313 868	305 789	8 079
City clerk Other Services	27,200		27 200	21 835	5 365
Elections Personnel Services	32 525	(167)	32 358	14 025	18 333
Elections Other Services	10 100		10 100	8 704	1 396
Information services Personnel Services	127 381	2 086	129 467	129 250	217
Information services Other Services	392,468	22 920	415 388	407 012	8 376
Administration Personnel Services	311 278	6 930	318,208	317 732	476
Administration Other Services	133 475	(23 300)	110 175	48 689	61,486
Finance Personnel Services	464 090	(26 350)	437 740	409 026	28 714
Finance Other Services	122 870		122,870	104 620	18,250
Independent Audit	37 025		37 025	31 455	5 570
Assessor Other Services	229 550		229 550	226 888	2 662
Legal counsel	348 650		348 650	299 700	48 950
Municipal buildings Personnel Services	97 479	10 601	108 080	107 963	117
Municipal buildings Other Services	117 015		117 015	113 880	3,135
Refunded Taxes	2 500	20 000	22 500	15 979	6,521
Property and liability insurance	86 950		86 950	65,437	21 513
Anticipated Underexpenditure	(375 320)	57 876	(317 444)		(317 444)
Contingency	2 067 228	(274 824)	1 792,404		1 792 404
Total General Government	<u>4 894 848</u>	<u>(206 984)</u>	<u>4 687 864</u>	<u>2 926 072</u>	<u>1 761 792</u>
<b>Public Safety</b>					
Police Personnel Services	7 703 409	(159 265)	7 544 144	7 507 336	36 808
Police Other Services	1 197 800	(50)	1 197 750	1 037 985	159 765
Dispatch Personnel Services	1 184 017	14 126	1 198 143	1 080 162	117 981
Fire Personnel Services	6,009 935	13 370	6 023 305	5 884 640	138 665
Fire Other Services	505 860	10 000	515 860	513 914	1 946
Fire protection service charge	283 300		283 300	279 819	3 481
Building inspection Personnel Services	860 216	(15,379)	844 837	707 549	137 288
Building inspection Other Services	32 050	104 498	136 548	131 748	4 800
Sealer of weights and measures	7 600		7 600	7 600	
Total Public Safety	<u>17,784 187</u>	<u>(32,700)</u>	<u>17 751,487</u>	<u>17 150 753</u>	<u>600 734</u>

1 Change in employer health plan resulted in lower health costs originally budgeted in contingency

2 Outside services used to support vacancies

(Continued)

**CITY OF FRANKLIN WISCONSIN**  
**General Fund**  
**Schedule of Expenditures and Transfers Out Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31 2019**

	<u>Original Budget</u>	<u>Change Inc (Dec)</u>	<u>Final Budget</u>	<u>Actual</u>	<u>Variance with final budget Excess (Deficiency)</u>
<b>CURRENT</b>					
<b>Public Works</b>					
Engineering Personnel Services	612 306	(609)	611 697	540 914	70 783
Engineering Other Services	30 860	650 000 <sup>2</sup>	680 860	675 297	5 563
Highway Personnel Services	1 736 098	(77 608) <sup>3</sup>	1 658 490	1 648 581	9 909
Highway Other Services	833 318		833 318	805 896	27 422
Street lighting	349 500		349 500	344 092	5 408
Weed control	9 050		9 050	5 898	3 152
<b>Total Public Works</b>	<u>3 571 132</u>	<u>571 783</u>	<u>4 142 915</u>	<u>4 020 678</u>	<u>122 237</u>
<b>Health and Human Services</b>					
Public health Personnel Services	634 447	(9 935)	624 512	528 981	95 531
Public health Other Services	73 250		73 250	75 056	(1 806)
Animal control	43 100		43 100	42 723	377
<b>Total Health and Human Services</b>	<u>750 797</u>	<u>(9 935)</u>	<u>740 862</u>	<u>646 760</u>	<u>94 102</u>
<b>Culture and Recreation</b>					
Senior activities and travel program	22 000	1 450	23 450	23 411	39
Parks Personnel Services	112 477	42 091 <sup>3</sup>	154 568	153 110	1,458
Parks Other Services	48 225		48 225	46 839	1 386
<b>Total Culture and Recreation</b>	<u>182,702</u>	<u>43,541</u>	<u>226 243</u>	<u>223 360</u>	<u>2 883</u>
<b>Conservation and Development</b>					
Planning Personnel Services	375 395	(22 199)	353 196	332 122	21 074
Planning Other Services	74 450	87 100	161 550	113 214	48 336
Economic development Personnel Services	103 431	20 612	124 043	123 622	421
Economic development Other Services	87 500	(12 000)	75 500	51 730	23 770
<b>Total Conservation and Development</b>	<u>640,776</u>	<u>73,513</u>	<u>714,289</u>	<u>620 688</u>	<u>93,601</u>
<b>Total Expenditures</b>	<u>27 824,442</u>	<u>439 218</u>	<u>28 263 660</u>	<u>25 588,311</u>	<u>2 675 349</u>
<b>Transfers to Other Funds</b>	<u>274,000</u>	<u>8,100</u>	<u>282 100</u>	<u>52 100</u>	<u>230,000</u>
<b>Total Expenditures and Transfers Out</b>	<u>\$ 28 098 442</u>	<u>\$ 447 318</u>	<u>\$ 28 545 760</u>	<u>\$ 25 640,411</u>	<u>\$ 2 905,349</u>

1 Outside services to support vacancies

2 Recorded Engineering Services gross rather than net is in prior years.

3 Highway &amp; Parks share personnel shifted budget to align actual usage

**CITY OF FRANKLIN WISCONSIN**  
**Debt Service Fund**  
**Schedule of Revenue Expenditures and Changes in Fund Balances Budget and Actual**  
**For the Year Ended December 31 2019**

	Original & Final Budget	Actual	Variance with final budget Excess (Deficiency)
<b>REVENUE</b>			
Taxes	\$ 1 300 000	\$ 1 300 000	\$
Special assessments		28 524	28 524
Investment earnings		35 588	35 588
Total revenue	<u>1 300 000</u>	<u>1 364 112</u>	<u>64 112</u>
<b>EXPENDITURES</b>			
Debt service			
Principal	1 405 000	1 405 000	
Interest	135 188	135 338	(150)
Total expenditures	<u>1 540 188</u>	<u>1 540 338</u>	<u>(150)</u>
Excess (deficiency) of revenue over expenditures	<u>(240 188)</u>	<u>(176 226)</u>	<u>63 962</u>
<b>OTHER FINANCING SOURCES (USES)</b>			
Transfers in	240 188	323 419	83 231
Transfers out		(92 000)	(92 000)
Premium (discount) on debt issued		80 648	80 648
Total other financing sources (uses)	<u>240 188</u>	<u>312 067</u>	<u>71 879</u>
Net change in fund balances	<u>\$</u>	<u>135 841</u>	<u>\$ 135 841</u>
Fund balances beginning		<u>982 719</u>	
Fund balances ending		<u>\$ 1 118 560</u>	

**CITY OF FRANKLIN WISCONSIN**  
**Special Revenue Funds**  
**Schedule of Revenue, and Expenditures and Changes in Fund Balances**  
**Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31 2019**

	Library Operating Fund				Library Auxiliary Fund	
	Original Budget	Change Inc (Dec)	Final Budget	Actual	Original & Final Budget	Variance with Final Budget Excess (Deficiency)
<b>REVENUE</b>						
Taxes	\$ 1 312 700	\$	\$ 1 312 700	\$	\$	\$
Intergovernmental revenue	68 000		68 000	49 181		(18 819)
Charges for Services					9 400	11 909
Investment earnings	8 500		8 500	27 174	100	777
Miscellaneous revenue					60,500	58,350
						(2,150)
Total revenue	1 389,200		1,389,200	1,389,055	70,000	71,036
						1,036
<b>EXPENDITURES</b>						
Current:						
Culture and recreation	1 291 096	14 340	1 305 436	1 226 137	47 520	50 785
Capital outlay	91,020		91,020	91,020	22,400	13 427
Total expenditures	1 382,116	14,340	1,396,456	1,317,157	69 920	64,212
						5,708
Excess (deficiency) of revenue over (under) expenditures	7 084	(14,340)	(7,256)	71,898	80	6,824
						6,744
<b>OTHER FINANCING SOURCES (USES)</b>						
Transfers in						
Net change in fund balances budgetary basis	\$ 7 084	\$ (6 240)	\$ 844	79 998	\$ 80	\$ 6 824
						\$ 6 744
Adjustments to generally accepted accounting principles basis 2018 encumbrances				(6,240)		
Net change in fund balances generally accepted accounting principles basis				73 758		6 824
Fund balances beginning				489 669		140,621
Fund balances ending				\$ 563 427	\$	\$ 147 445

(Continued)

**CITY OF FRANKLIN WISCONSIN**  
**Special Revenue Funds**  
**Schedule of Revenue, and Expenditures and Changes in Fund Balances**  
**Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31, 2019**

	Solid Waste Fund				St Martin's Fair Fund					
	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with Final Budget Excess (Deficiency)	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with Final Budget Excess (Deficiency)
REVENUE										
Intergovernmental revenue	\$ 69 000	\$	\$ 69 000	\$ 68 858	\$ (142)	\$	\$	\$	\$	\$
Public charges for services	1 582 200		1 582 200	1 584 034	1 834	26 200		26 200	20 371	(5 829)
Licenses and permits	9 500	10 000	19 500	29 382	9 882	500		500		(500)
Investment earnings				2 301	2 301					
Miscellaneous revenue										
Total revenue	1 660 700	10 000	1 670 700	1 684 575	13 875	26 700		26 700	20 371	(6 329)
EXPENDITURES										
Current:										
Public works	1 649 501	10 000	1 659 501	1 660 197	(696)	50 756	2 000	52 756	53 339	(583)
Culture and recreation						50 756	2 000	52 756	53 339	(583)
Total expenditures	1 649 501	10 000	1 659 501	1 660 197	(696)					
Excess (Deficiency) of Revenue Over (Under) Expenditures	11 199		11 199	24 378	13 179	(24 056)	(2 000)	(26 056)	(32 968)	(6 912)
OTHER FINANCING SOURCES (USES)										
Transfers in						11 000	20 000	31 000	31 000	
Net change in fund balances	\$ 11 199	\$	\$ 11 199	24 378	\$ 13 179	\$ (13 056)	\$ 18 000	\$ 4 944	(1 968)	\$ (6 912)
Fund balances (deficit) beginning				430 747					5 604	
Fund balances ending				\$ 455 125					\$ 3 636	

(Continued)

(Continued)

**CITY OF FRANKLIN WISCONSIN**  
**Special Revenue Funds**  
**Schedule of Revenue, and Expenditures and Changes in Fund Balances**  
**Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31, 2019**

	Donations Fund				Civic Celebrations Fund					
	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with Final Budget Excess (Deficiency)	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with Final Budget Excess (Deficiency)
REVENUE										
Licenses and permits	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$
Charges for services	21 000	12 000	33 000	42 368	9 368	85 000		85 000	93 598	8 598
Miscellaneous revenue	21 000	12 000	33 000	42 368	9 368	21 000		21 000	38 997	17 997
Total revenue						106 000		106 000	132 895	26 895
EXPENDITURES										
Current:										
Public Safety	53 400		53 400	18 132	35 268					
Culture and recreation						103 691	35 750	139 441	138 718	723
Capital outlay	35 000	16 000	51 000	13 500	37 500					
Total expenditures	88 400	16 000	104 400	31 632	72 768	103 691	35 750	139 441	138 718	723
Excess (deficiency) of revenue over (under) expenditures	(67 400)	(4 000)	(71 400)	10 736	82 136	2 309	(35 750)	(33 441)	(5 823)	27 618
OTHER FINANCING SOURCES (USES)										
Transfers in						13 000		13 000	3 000	
Net change in fund balances	\$ (67 400)	\$ (4 000)	\$ (71 400)	10 736	82 136	\$ 15 309	\$ (35 750)	\$ (20 441)	7 177	\$ 27 618
Fund balances beginning				150 606					70 139	
Fund balances ending				\$ 161 342					\$ 77 316	

(Continued)

(Continued)



**CITY OF FRANKLIN, WISCONSIN**  
**Special Revenue Funds**  
**Schedule of Revenue, and Expenditures and Changes in Fund Balances**  
**Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31, 2019**

	Grant Fund				Tourism Commission					
	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with Final Budget Excess (Deficiency)	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with Final Budget Excess (Deficiency)
REVENUE										
Taxes	\$ 228 450	\$ 10 500	\$ 238 950	\$ 230 363	\$ (8 587)	\$ 226 000	\$	\$ 226 000	\$ 175 721	\$ (50 279)
Intergovernmental revenue										
Investment earnings	5 000		5 000	18 156	13 156				6 755	6 755
Miscellaneous revenue	233 450	10 500	243 950	248 519	4 569	226 000		226 000	182 476	(43 524)
Total revenue										
EXPENDITURES										
Current										
Public safety	6 000		6 000	6 299	(299)					
Health and human services	311 186	(18 500)	292 686	210 595	82 091					
Conservation and development										
Capital outlay		30 500	30 500	25 574	4 926	167 500	36 937	204 437	53 028	151 409
Total expenditures	317 186	12 000	329 186	242 468	86 718	167 500	46 993	214 493	53 028	161 465
Excess (Deficiency) of Revenue Over (Under) Expenditures	(83 736)	(1 500)	(85 236)	6 051	91 287	58 500	(46 993)	11 507	129 448	117 941
OTHER FINANCING SOURCES (USES)										
Transfers in										
Net change in fund balances budgetary basis		1 500	1 500			1 500	(1 500)			(1 500)
Adjustments to generally accepted accounting principles basis										
2018 encumbrances						\$ 60 000	\$ (48 493)	\$ 11 507	129 448	\$ 116 441
2019 encumbrances										
									(36 937)	
									1 371	
Net change in fund balances generally accepted accounting principles basis										
Fund balances beginning				6 051					93 882	
				192 510					376 069	
Fund balances ending				\$ 98 561					\$ 469 951	

1 Encumbrance from prior year

**CITY OF FRANKLIN, WISCONSIN**  
**Capital Projects Funds**  
**Schedule of Revenue, and Expenditures and Changes in Fund Balances**  
**Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31 2019**

	Capital Outlay Fund				Equipment Replacement Fund					
	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with final budget Excess (Deficiency)	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with final budget Excess (Deficiency)
REVENUE										
Taxes	\$ 452 800	\$	\$ 452 800	\$ 452 800	\$	\$ 175 000	\$	\$ 175 000	\$ 175 000	\$
Intergovernmental revenue	5 000		5 000	3 998	(1 002)					
Public charges for services	317 000		317 000	317 730	730	376 700		376 700	500 000	123 300
Investment earnings (loss)	6 000		6 000	17 956	11 956	29 000		29 000	91 827	62 827
Miscellaneous revenue									728	728
Total revenue	780 800		780 800	792 484	11 684	580 700		580 700	767 555	186 855
EXPENDITURES										
Capital outlay	1,077,945	174,044	1,251,989	742,760	509,229	1,196,670	20,431	1,217,101	1,074,882	142,219
Total expenditures	1,077,945	174,044	1,251,989	742,760	509,229	1,196,670	20,431	1,217,101	1,074,882	142,219
Excess (deficiency) of revenue over expenditures	(297 145)	(174 044)	(471 189)	49 724	520 913	(615 970)	(20 431)	(636 401)	(307 327)	(329 074)
OTHER FINANCING SOURCES (USES)										
Sale of capital assets	25 000		25 000	31 327	6 327	30 000		30 000	3 151	(26 849)
Transfers in	250 000		250 000		(250 000)					
Total other financing sources (uses)	275 000		275 000	31 327	(243 673)	30 000		30 000	3 151	(26 849)
Net change in fund balances budgetary basis	\$ (22,145)	\$ (174,044)	\$ (196,189)	81 051	\$ 277 240	\$ (585 970)	\$ (20 431)	\$ (606,401)	(304 176)	\$ (355,923)
Adjustments to generally accepted accounting principles basis										
2018 encumbrances				(98 006)					(20 431)	
2019 encumbrances				83 623					206 974	
Net change in fund balances generally accepted accounting principles basis				66 668					(117 633)	
Fund balances beginning				425 043					2,645,695	
Fund balances ending				\$ 491 711					\$ 2 528 062	

1 Encumbrances &amp; Carryovers of 2018 Budget

(Continued)

**CITY OF FRANKLIN, WISCONSIN**  
**Capital Projects Funds**  
**Schedule of Revenue, and Expenditures and Changes in Fund Balances**  
**Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31 2019**

	Capital Improvement Fund					Street Improvement Fund				
	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with final budget Excess (Deficiency)	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with final budget Excess (Deficiency)
REVENUE										
Taxes										
Intergovernmental revenue	1 150 000	\$	1 150 000	\$	\$ (1 150 000)	18 200	\$	18 200	\$	\$
Public charges for services	560 000		560 000	1 229 622	669 622	700 000		700 000	700 000	
Investment earnings (loss)	20 000		20 000	87 052	67 052	133 000		133 000	343 270	210 270
Miscellaneous revenue				65	65	4 000		4 000	14 136	10 136
Total revenue	1 730 000		1 730 000	1,316,739	(413 261)	855,200		855,200	1,075,606	220 406
EXPENDITURES										
Capital outlay	7 973 109	844 509	8 817 618	6 342 002	2,475 616	975 000	130 000	1 105 000	1 072,490	32 510
Debt issuance costs	75 000		75,000	49 924	25,076					
Total expenditures	8 048 109	844 509	8,892 618	6 391 926	2 500 692	975 000	130 000	1 105 000	1 072,490	32 510
Excess (deficiency) of revenue over expenditures	(6,318,109)	(844,509)	(7,162,618)	(5,075,187)	2 087,431	(119 800)	(130 000)	(249,800)	3 116	252,916
OTHER FINANCING SOURCES (USES)										
Transfers in	1 384 511		1 384 511	304 631	(1 079,880)					
General obligation debt issued	2 100 000	650 000	2 750 000	2 285 000	(465 000)					
Premium (Discount) on debt issued				12,598	12,598					
Total other financing sources (uses)	3,484,511	650 000	4,134 511	2,602,229	(1 532,282)					
Net change in fund balances budgetary basis	\$ (2 833 598)	\$ (194 509)	\$ (3,028 107)	(2,472 958)	\$ 555 149	\$ (119 800)	\$ (130 000)	\$ (249 800)	3 116	\$ 252 916
Adjustments to generally accepted accounting principles basis				(194 509)						
2018 encumbrances				1,356,570					103 703	
2019 encumbrances										
Net change in fund balances generally accepted accounting principles basis				(1 310 897)					106 819	
Fund balances beginning				3,323,373					399,388	
Fund balances ending				\$2 012 476					\$ 506 207	

1 Cost overruns on the 51st &amp; Drexel roundabout funded with debt

2 Street work on the Rawson Homes project

(continued)

**CITY OF FRANKLIN WISCONSIN**  
**Capital Projects Funds**  
**Schedule of Revenue, and Expenditures and Changes in Fund Balances**  
**Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31, 2019**

	Development Fund			Utility Improvement Fund		
	Original & Final Budget	Actual	Variance with final budget Excess (Deficiency)	Original & Final Budget	Actual	Variance with final budget Excess (Deficiency)
<b>REVENUE</b>						
Special assessments	\$ 1,092,500	\$ 3,048,725	\$ 1,956,225	\$ 94,600	\$ 425,757	\$ 331,157
Investment earnings	60,000	187,289	127,289	27,900	56,502	28,602
Total revenue	<u>1,152,500</u>	<u>3,236,014</u>	<u>2,083,514</u>	<u>122,500</u>	<u>482,259</u>	<u>359,759</u>
<b>EXPENDITURES</b>						
General government	35,253		35,253			
Capital outlay	1,000,000	368,415	631,585			
Total expenditures	<u>1,035,253</u>	<u>368,415</u>	<u>666,838</u>			
Excess of revenue over expenditures	7,247	2,867,599	2,750,352	122,500	482,259	359,759
<b>OTHER FINANCING SOURCES (USES)</b>						
Transfers out	(838,961)	(536,050)	302,911	(1,000,000)		1,000,000
Total other financing sources (uses)	<u>(838,961)</u>	<u>(536,050)</u>	<u>302,911</u>	<u>(1,000,000)</u>		<u>1,000,000</u>
Net change in fund balances budgetary basis	<u>\$ (721,714)</u>	<u>2,331,549</u>	<u>\$ 3,053,263</u>	<u>\$ (877,500)</u>	<u>482,259</u>	<u>\$ 1,359,759</u>
Adjustments to generally accepted accounting principles basis		(15,252)				
2018 encumbrances		376,966				
2019 encumbrances						
Net change in fund balances generally accepted accounting principles basis		2,693,263			482,259	
Fund balances beginning		<u>6,140,196</u>			<u>1,712,538</u>	
Fund balances ending		<u>\$ 8,833,459</u>			<u>\$ 2,194,797</u>	

CITY OF FRANKLIN WISCONSIN  
TIF Districts Fund  
Combining Balance Sheet  
As of December 31 2019

	Northwestern Mutual District #3	Ascension Hospital District #4	Ballpark Commons District #5	Loomis & Ryan District #6	Velo Village District #7	Total
<b>ASSETS</b>						
Cash and investments	\$ 757,094	\$ 4,187,883	\$ 5,192,726	\$ 6,521,700	\$ 5,648,952	\$ 22,308,355
Taxes receivable	1,401,748	1,138,802	721,361			3,261,911
<b>Total assets</b>	<u>\$ 2,158,842</u>	<u>\$ 5,326,685</u>	<u>\$ 5,914,087</u>	<u>\$ 6,521,700</u>	<u>\$ 5,648,952</u>	<u>\$ 25,570,266</u>
<b>LIABILITIES AND FUND BALANCES</b>						
<b>LIABILITIES</b>						
Accounts payable	\$ 49	\$ 119,943	\$ 738,013	\$ 1,066,850	\$ 805,944	\$ 2,730,799
Accrued liabilities	865,135					865,135
Advances from Other Funds				13,000	1,500,000	1,513,000
<b>Total liabilities</b>	<u>865,184</u>	<u>119,943</u>	<u>738,013</u>	<u>1,079,850</u>	<u>2,305,944</u>	<u>5,108,934</u>
<b>DEFERRED INFLOWS OF RESOURCES</b>						
Unearned revenue	<u>1,401,748</u>	<u>1,138,802</u>	<u>721,361</u>			<u>3,261,911</u>
<b>FUND BALANCES (DEFICIT)</b>						
Restricted		4,067,940	4,454,713	5,441,850	3,343,008	17,307,511
Unassigned (deficit)	(108,090)					(108,090)
<b>Total fund balances (deficit)</b>	<u>(108,090)</u>	<u>4,067,940</u>	<u>4,454,713</u>	<u>5,441,850</u>	<u>3,343,008</u>	<u>17,199,421</u>
<b>Total liabilities deferred inflows and fund balances</b>	<u>\$ 2,158,842</u>	<u>\$ 5,326,685</u>	<u>\$ 5,914,087</u>	<u>\$ 6,521,700</u>	<u>\$ 5,648,952</u>	<u>\$ 25,570,266</u>

**CITY OF FRANKLIN WISCONSIN**  
**TIF Districts Fund**  
**Combining Schedule of TIF Districts Revenue, Expenditures**  
**and Changes in Fund Balances**  
**For the Year Ended December 31 2019**

	Northwestern Mutual District #3	Ascension Hospital District #4	Ballpark Commons District #5	Loomis & Ryan District #6	Velo Village District #7	Total
<b>REVENUE</b>						
Taxes	\$ 1 114.683	\$ 1 132.983	\$ 30.951	\$	\$	\$ 2 278.617
Intergovernmental revenue	482.476	21.414	123			504.013
Investment earnings (loss)	95.601	118.138	104.510	120.883	5.438	444.570
Miscellaneous revenue					42.500	42.500
Total revenue	<u>1 692.760</u>	<u>1 272.535</u>	<u>135.584</u>	<u>120.883</u>	<u>47.938</u>	<u>3 269.700</u>
<b>EXPENDITURES</b>						
Current						
General government	100.146	16.714	87.243	12.770	49.356	266.229
Public works		28.589	23.910			52.499
Conservation and development	5 291.991	9.000	5 929.866		309.755	11 540.612
Capital outlay		241.751	5 296.810	1 065.175	1 381.899	7 985.635
Debt service						
Principal			10 000.000			10 000.000
Interest and fiscal charges	47.921		735.085	116.963		899.969
Debt issuance costs	38.682		221.471	109.100	53.920	423.173
Total expenditures	<u>5,478.740</u>	<u>296.054</u>	<u>22 294.385</u>	<u>1 304.008</u>	<u>1,794.930</u>	<u>31 168.117</u>
Excess (deficiency) of revenue over expenditures	<u>(3 785.980)</u>	<u>976.481</u>	<u>(22 158.801)</u>	<u>(1 183.125)</u>	<u>(1 746.992)</u>	<u>(27 898.417)</u>
<b>OTHER FINANCING SOURCES (USES)</b>						
General obligation debt issued	3 005.000		3 225.000	6 365.000	5 090.000	17 685.000
Refunding debt issued			14 725.000			14 725.000
Premium (Discount) on debt issued	19.367		(22.001)	273.319		270.685
Total other financing sources (uses)	<u>3 024.367</u>		<u>17 927.999</u>	<u>6 638.319</u>	<u>5 090.000</u>	<u>32 680.685</u>
Net change in fund balances	(761.613)	976.481	(4 230.802)	5 455.194	3 343.008	4 782.268
Fund balances (deficit) beginning	<u>653.523</u>	<u>3 091.459</u>	<u>8 685.515</u>	<u>(13.344)</u>		<u>12,417.153</u>
Fund balances (deficit) ending	<u>\$ (108.090)</u>	<u>\$ 4 067.940</u>	<u>\$ 4,454.713</u>	<u>\$ 5 441.850</u>	<u>\$ 3 343.008</u>	<u>\$ 17 199.421</u>

**CITY OF FRANKLIN, WISCONSIN**  
**TIF Districts**  
**Schedule of Revenue, Expenditures and Changes in Fund Balances**  
**Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31, 2019**

	District 3 Northwestern Mutual				District 4 Ascension Hospital					
	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with final budget Excess (Deficiency)	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with final budget Excess (Deficiency)
<b>REVENUE</b>										
Taxes	\$ 1 180 900	\$	\$ 1 80 900	\$ 1 1 4 683	\$ (66 217)	\$ 1 156 400	\$	\$ 1 56 400	\$ 32 983	\$ (23 417)
intergovernmental revenue	479 831		479 831	482 476	2 645	19 700		19 700	21 414	1 714
investment earnings (loss)	25 000		25 000	95 60	70 60	20 000		20 000	118 138	98 138
Total revenue	1 685 731		1 685 73	692 760	7 029	1 196 100		1 196 100	1 272 535	76 435
<b>EXPENDITURES</b>										
General government	3 350	100 000	213 350	100 146	113 204	39 850	25 000	64 850	16 714	48 136
Public works							107 224	107 224	23 040	84 184
Conservation and development	4 589 265	833 335	5 422 600	5 29 99	130 609				9 000	(9 000)
Capital outlay		984 323	984 323		984 323		8 714 802	8 7 4 802	83 556	8 531 246
Debt Service										
Interest	61 500		61 500	47 92	13 579					
Debt issuance costs	50 000		50 000	38 682	11 318					
Total expenditures	4 814 1 5	9 7 658	6 731 773	5 478 740	1 253 033	39 850	8 847 026	8 886 876	232 310	8 654 566
Excess (deficiency) of revenue over expenditures	(3 28 384)	(1 917 658)	(5 046 042)	(3 785 980	1 260 062	156 250	(8 847 026	(7 690 776)	040 225	8 731 001
<b>OTHER FINANCING SOURCES (USES)</b>										
General obligation debt issued	3 500 000		3 500 000	3 005 000	(495 000)	5 000 000		5 000 000		(5 000 000)
Premium (Discount) on debt issued				19 367	(19 367)					
Total other financing sources (uses)	3 500 000		3 500 000	3 024 367	(514 367)	5 000 000		5 000 000		(5 000 000)
Net change in fund balances budgetary basis	\$ 371 6 6	\$ (1 917 658)	\$ (1 546 042)	(76 6 3)	\$ 745 695	\$ 6 156 250	\$ (8 847 026)	\$ (2 690 776)	040 225	\$ 3 731 001
Adjustments to generally accepted accounting principles basis									(847 025)	
2018 encumbrances									783 281	
2019 encumbrances										
Net change in fund balances generally accepted accounting principles basis				(76 6 3					976 481	
Fund balances (deficit) beginning				653 523					3 091 459	
Fund balances (deficit) ending				\$ 108 090)					\$ 4 067 940	

1 Fund Development of Business Park delayed from prior year

(Continued)

**CITY OF FRANKLIN WISCONSIN**  
**TIF Districts**  
**Schedule of Revenue Expenditures and Changes in Fund Balances**  
**Budget and Actual (on a Budgetary Basis)**  
**For the Year Ended December 31, 2019**

	District 5 Ballpark Commons				District 6 Loomis & Ryan Roads					
	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with final budget Excess (Deficiency)	Original Budget	Change Inc (Dec)	Final Budget	Actual	Variance with final budget Excess (Deficiency)
REVENUE										
Taxes	\$ 31 500	\$	\$ 31 500	\$ 30 951	\$ (549)	\$	\$	\$	\$	\$
Intergovernmental revenue	400		400	123	(277)					
Investment earnings (loss)	25 000		25 000	104 510	79 510		132 300	132 300	20 883	(11 417)
Total revenue	56 900		56 900	135 584	78 684		132 300	132 300	120 883	(1 417)
EXPENDITURES										
General government	30 700	114 279	144 979	94 752	50 227		4 100	4 100	2 770	(8 670)
Public works				23 910	(23 910)		29 800	29 800		29 800
Conservation and development	4 000 000		4 000 000	5 910 216	(1 910 216)		1 156	1 156	1 156	
Capital outlay		7 200 000	7 200 000	5 296 810	1 903 190		9 000 000	9 000 000	1 065 175	7 934 825
Debt Service										
Principal	10 000 000	4 000 000	14 000 000	10 000 000	4 000 000					
Interest	775 810		775 810	735 085	40 725		116 563	116 563	116 963	(400)
Debt issuance costs	100 000	150 000	250 000	221 471	28 529		78 464	78 464	109 100	(30 636)
Total expenditures	14 906 510	11 464 279	26 370 789	22 282 244	4 088 545		9 230 083	9 230 083	1 305 164	7 924 919
Excess (deficiency) of revenue over expenditures	( 4 849 610)	(11 464 279)	(26 313 889)	(22 146 660)	4 167 229		(9 097 783)	(9 097 783)	(1 184 281)	7 913 502
OTHER FINANCING SOURCES (USES)										
General obligation debt issued	10 000 000	7 350 000	17 350 000	3 225 000	(14 125 000)		9 629 700	9 629 700	6 365 000	(3 264 700)
Refunding debt issued				14 725 000	14 725 000					
Premium (Discount) on debt issued				(22 001)	(22 001)		207 684	207 684	273 319	65 635
Total other financing sources (uses)	10 000 000	7 350 000	17 350 000	17 927 999	577 999		9 837 384	9 837 384	6 638 319	(3 199 065)
Net change in fund balances budgetary basis	\$ (4 849 610)	\$ (4 114 279)	\$ (8 963 889)	(4 218 661)	\$ 4 745 228	\$	\$ 739 601	\$ 739 601	\$ 5 454 038	\$ 4 714 437
Adjustments to generally accepted accounting principles basis				(44 279)						
2018 encumbrances				32 138					1 156	
2019 encumbrances										
Net change in fund balances generally accepted accounting principles basis				(4 230 802)					5 455 194	
Fund balances (deficit) beginning				8 685 515					(13 344)	
Fund balances ending				\$ 4 454 713					\$ 5 441 850	

2 Amendment after Developers Agreement Amendment completed  
3 Decision to Refund portion of 2018 Note Anticipation Note

1 Budget amended as result of Developer's Agreement completed

(Continued)



CITY OF FRANKLIN, WISCONSIN  
TIF Districts  
Schedule of Revenue, Expenditures and Changes in Fund Balances  
Budget and Actual (on a Budgetary Basis)  
For the Year Ended December 31, 2019

	District 7 Velo Village				Variance with final budget
	Original Budget	Change Inc (Dec)	Final Budget	Actual	Excess (Deficiency)
<b>REVENUE</b>					
Investment earnings (loss)	\$	\$	\$	\$ 5,438	\$ 5,438
Miscellaneous revenue		22,500	22,500	42,500	20,000
Total revenue		22,500	22,500	47,938	25,438
<b>EXPENDITURES</b>					
General government		32,800	32,800	49,356	(16,556)
Public works		2,400	2,400		2,400
Conservation and development				318,855	(318,855)
Capital outlay		2,750,000	2,750,000	381,899	1,368,101
Debt Service					
Interest		3,208	3,208		3,208
Debt issuance costs		150,000	150,000	53,920	96,080
Total expenditures		2,938,408	2,938,408	1,804,030	1,134,378
Excess (deficiency) of revenue over expenditures		(2,915,908)	(2,915,908)	(1,756,092)	159,816
<b>OTHER FINANCING SOURCES (USES)</b>					
General obligation debt issued		240,000	240,000	5,090,000	4,850,000
Total other financing sources (uses)		240,000	240,000	5,090,000	4,850,000
Net change in fund balances budgetary basis	\$	\$(2,675,908)	\$(2,675,908)	3,333,908	\$ 6,009,816
Adjustments to generally accepted accounting principles basis					
2018 encumbrances				9100	
2019 encumbrances					
Net change in fund balances generally accepted accounting principles basis				3,343,008	
Fund balances (deficit) beginning					
Fund balances ending				\$ 3,343,008	

**CITY OF FRANKLIN, WISCONSIN**  
**Capital Assets Used in the Operation of Governmental Funds**  
**Schedule by Source**  
**As of December 31, 2019**

<b>Governmental funds capital assets</b>	2019
Land	\$ 25 450 016
Buildings and improvements	28 404 573
Machinery and equipment	20 023 758
Infrastructure improvements	119 046 303
Construction in process	<u>1,986,204</u>
<b>Total governmental funds capital assets</b>	<b><u>\$ 194,910 854</u></b>
 <b>Investment in governmental capital assets by source</b>	
General Fund	\$ 545 407
Special Revenue Funds	3 448 825
Capital Projects Funds	113 582 109
Donations	<u>77 334,513</u>
<b>Total governmental funds capital assets</b>	<b><u>\$ 194,910 854</u></b>

**CITY OF FRANKLIN WISCONSIN**  
**Capital Assets Used in the Operation of Governmental Funds**  
**Schedule by Function and Activity**  
**For the Year Ended December 31 2019**

<u>Function and Activity</u>	<u>Land</u>	<u>Buildings and Improvements</u>	<u>Machinery and Equipment</u>	<u>Infrastructure Improvements</u>	<u>Construction In process</u>	<u>Total</u>
<b>General Government</b>						
Mayor	\$	\$	\$ 2 202	\$	\$	\$ 2 202
Aldermen			9 584			9 584
Municipal court			35 210			35,210
City clerk			21 416			21 416
Elections			24,610			24 610
Information services			851 356			851 356
Administration			261 310			261 310
Human resources			9 617			9 617
Finance			189 179			189 179
Assessor			46 080			46,080
Attorney			906			906
Municipal buildings	597 437	4 643,143	457 302			5 697 882
Total General Government	597 437	4 643 143	1,908 772			7 149,352
<b>Public Safety</b>						
Police	1 201 829	8 446 443	2 641 340			12 289 612
Fire	63 248	4 351 456	4 673 844			9 088 548
Building inspection			278 406			278 406
Total Public Safety	1 265 077	12 797 899	7,593 590			21 656 566
<b>Public Works</b>						
Engineering			359 023			359 023
Highway	357 407	3 173 572	6 283 535			9 814 514
Street Lighting			1 097			1 097
Infrastructure	19 197 841			119 046 303		138 244 144
Construction in process					1 986 204	1 986,204
Total Public Works	19 555,248	3 173 572	6 643 655	119 046 303	1 986 204	150 404,982
<b>Health &amp; Human Services</b>						
Health			141 889			141 889
<b>Culture and Recreation</b>						
Library		4 969 004	2 891 723			7 860 727
Parks	4 032 254	2 820 955	795,944			7,649 153
Total Culture and Recreation	4,032 254	7 789,959	3 687 667			15,509 880
<b>Conservation and Development.</b>						
Planning			48 185			48,185
Total Conservation and Development			48 185			48,185
<b>Total governmental funds capital assets</b>	<b>\$ 25 450 016</b>	<b>\$ 28 404 573</b>	<b>\$ 20 023,758</b>	<b>\$ 119 046 303</b>	<b>\$ 1 986,204</b>	<b>\$ 194 910 854</b>

**CITY OF FRANKLIN WISCONSIN**  
**Capital Assets Used in the Operation of Governmental Funds**  
**Schedule of Changes by Function and Activity**  
**For the Year Ended December 31 2019**

<b>Function and Activity</b>	<b>Governmental Funds Capital Assets</b>			
	<b>12/31/18</b>	<b>Additions</b>	<b>Deletions</b>	<b>12/31/19</b>
<b>General Government.</b>				
Mayor	\$ 2 202	\$	\$	\$ 2 202
Aldermen	9 584			9 584
Municipal court	35,210			35 210
City clerk	21 416			21 416
Elections	24 610			24 610
Information services	793 615	57 741		851 356
Administration	261 310			261 310
Human resources	9 617			9 617
Finance	189 179			189 179
Assessor	46 080			46 080
Attorney	906			906
Municipal buildings	4 490,222	1,755,363	547,703	5,697,882
Total General Government	5 883,951	1,813 104	547,703	7,149,352
<b>Public Safety</b>				
Police	12 262 153	68 878	41 419	12 289 612
Fire	8 235 304	866 783	13 539	9 088 548
Building inspection	278,406			278,406
Total Public Safety	20,775,863	935,661	54 958	21,656,566
<b>Public Works</b>				
Engineering	334 980	24 043		359 023
Highway	9 817 770	45 431	48 687	9 814 514
Street lighting	1 097			1 097
Infrastructure	124 205 807	14 161 627	123 290	138 244 144
Construction in process	6,611,711		4 625,507	1,986,204
Total Public Works	140 971,365	14,231,101	4 797,484	150,404,982
<b>Health &amp; Human Services</b>				
Health	131,833	10,056		141,889
<b>Culture and Recreation</b>				
Library	7 755 804	104 923		7 860 727
Parks	7,631,396	17,757		7,649,153
Total Culture and Recreation	15,387 200	122,680		15,509,880
<b>Conservation and Development.</b>				
Planning	48,185			48,185
Total Conservation and Development	48,185			48,185
<b>Total governmental funds capital assets</b>	<b>\$ 183,198,397</b>	<b>\$ 17,112,602</b>	<b>\$ 5,400,145</b>	<b>\$ 194,910 854</b>

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## **STATISTICAL SECTION**

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## **Statistical Section**

This part of the City of Franklin's Comprehensive Annual Financial Report presents detailed information as a context for understanding what the information in the basic financial statements' note disclosures and required supplementary information says about the City's overall financial health.

### **Financial Trends**

**Table 1**

These tables contain trend information to help the reader understand how the City's financial performance and well-being have changed over time.

### **Revenue Capacity**

**Table 5**

These tables contain trend information to help the reader assess the City's most significant local revenue source—the property tax.

### **Debt Capacity**

**Table 11**

These tables present information to help the reader assess the affordability of the City's current level of outstanding debt and the City's ability to issue additional debt in the future.

### **Demographic and Economic Information**

**Table 14**

These tables offer demographic and economic indicators to help the reader understand the environment within which the City's financial activities take place.

### **Operating Information**

**Table 17**

These tables contain service and infrastructure data to help the reader understand how the information in the City's financial report relates to the services the City provides and the activities it performs.

**Sources** Unless otherwise noted, the information in these tables is derived from the Comprehensive Annual Financial Report for the relevant year. The City implemented GASB Statement 34 in 2003; schedules presenting government-wide information include information beginning in that year.



Table 1

**CITY OF FRANKLIN WISCONSIN**  
Net Position by Component  
Last Ten Years  
(accrual basis of accounting)

	2019	2018	2017	2016	2015	2014	2013	2012 (2)	2011	2010
<b>Governmental activities</b>										
Net Investment in capital assets	\$ 123 769 857	\$ 113 400 761	\$ 115 417 617	\$ 110 638 152	\$ 107 184 603	\$ 106 031 877	\$ 104 721 982	\$ 104 097 426	\$ 94 637 222	\$ 88 776 271
Restricted										
Debt service	127 211	586 594	552 375	658 091	482 773	580 605	722 710	535 337	4 076 267	3 050 470
Utility improvements	2 586 422	2 374 252	2 169 298	2 103 487	1 999 759	1 918 450	1 523 989	1 623 959	1 985 774	1 723 133
Development	9 066 099	6 140 196	4 166 500	4 058 562	3 851 653	4 170 339	5 052 168	4 614 731	3 895 040	3 620 826
Library	710 872	630 290	581 080	495 660	524 137	598 752	582 292	541 825	492 473	488 302
Donations and other	3 694 542	4 850 568	3 426 760	3 301 860	602 261	560 306	507 955	541 755	300 582	311 101
Pensions		2 607 342								
Unrestricted (deficit)	(11,675,211)	3,825,355	11,303,345	14,522,376	16,401,941	8,848,660	4,889,704	1,487,025	2,582,464	2,311,078
Total governmental activities net position	\$ 128,279,792	\$ 34,415,358	\$ 137,616,975	\$ 135,778,188	\$ 131,047,147	\$ 122,708,969	\$ 118,000,800	\$ 113,442,058	\$ 107,989,822	\$ 100,281,181
<b>Business-type activities</b>										
Net Investment in capital assets	\$ 92 371 165	\$ 85,170 183	\$ 86 584,568	\$ 88 115 672	\$ 88,861 706	\$ 88 567 257	\$ 89 095,184	\$ 89 398 082	\$ 89 550 594	\$ 90 202 124
Restricted										
Sewer equipment replacement	480 000		178 590	394 227	356 106	313 558	277 230	334 508	293 844	281 852
Long term receivable RCI	17 555 340	18 799 969	20 014 692	21 200 228	2,853,728	4,015,630	3,017,842	2,518,834	3 171,123	2,763,610
Unrestricted	3,997 436	4,861,140	4,179,263	3,450,718						
Total business-type activities net position	\$ 114,403,941	\$ 108,831,292	\$ 110,957,113	\$ 113,160,845	\$ 92,071,540	\$ 92,896,445	\$ 92,390,256	\$ 92,251,424	\$ 93,015,561	\$ 93,227,586
<b>Total</b>										
Net Investment in capital assets	\$ 212 636 622	\$ 196 873 944	\$ 201 846,895	\$ 198 334 454	\$ 196 046 309	\$ 194 599 134	\$ 193 817 166	\$ 193,495,508	\$ 184 187 816	\$ 178 978,395
Restricted										
Debt service	127 211	586 594	552 375	658 091	482 773	580 605	722 710	535,337	4 076 267	3 050 470
Utility improvements	2,586 422	2 374,252	2 169 298	2 103 487	1 999 759	1 918,450	1 523 989	1 623 959	1 985 774	1 723 133
Development	9 066 099	6 140 196	4 166 500	4 058 562	3,851 653	4,170 339	5 052 168	4 614 731	3 895 040	3,620 826
TIF Districts	710 872	630 290	581 080	495 660	524 137	598 752	582 292	541 825	492 473	488 302
Donations and grants	3 694 542	4 850 568	3,426 760	3,301 860	602 261	560 306	507 955	541 755	300 582	311 101
Sewer replacement	480 000		178 590	394 227	356 106	313 558	277 230	334 508	293 844	281 852
Intergovernmental Cooperation	17 555 340	18 799 969	20 014 692	21 200 228						
Pensions		2 607 342								
Unrestricted	(4 173,375)	10 383,495	15,637,898	18,392,464	19,255,669	12,864,290	7,907,546	4,005,859	5,753,587	5,074,688
Total net position	\$ 242 683,733	\$ 243 246 650	\$ 248,574,088	\$ 248 939 033	\$ 223 118 687	\$ 215 605 434	\$ 210,391 056	\$ 205 693 482	\$ 200 985 383	\$ 193 508 767

## Notes

- (1) Ryan Creek Interceptor Sewer brought on Sewer Fund Balance Sheet in 2016  
(2) 2012 and prior years have been reclassified to be consistent with the current year presentation  
(3) Amounts do not crossfoot related to Business-type assets financed by Government debt see footnotes revised amounts for TID balances

**CITY OF FRANKLIN, WISCONSIN**  
Changes in Net Position Last Ten Years  
(accrual basis of accounting)

	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010
<b>Expenses</b>										
<b>Governmental activities</b>										
General government										
Public safety	\$ 3,979,782	\$ 3,412,150	\$ 3,310,893	\$ 3,202,942	\$ 2,990,355	\$ 2,919,940	\$ 2,915,267	\$ 2,794,497	\$ 2,749,207	\$ 2,897,491
Public works	18,695,104	18,429,274	18,639,083	18,398,830	16,959,091	16,194,631	16,484,847	17,228,769	16,622,386	16,003,898
Health and human services	5,952,372	9,042,112	7,478,288	8,432,828	8,304,583	7,231,238	6,550,808	6,182,036	6,596,316	6,208,391
Culture and recreation	849,373	906,003	889,434	794,502	726,000	673,332	698,088	730,499	649,656	698,944
Conservation and development	2,331,957	2,073,116	2,202,090	1,872,691	1,969,287	1,865,832	1,838,700	1,870,573	1,890,350	1,919,689
Interest on long term debt	12,222,229	8,349,725	586,622	547,080	576,421	459,884	422,095	412,066	957,877	529,833
	1,416,597	574,065	165,254	313,301	405,022	582,211	802,562	1,272,721	1,563,257	1,920,023
Total governmental activities expenses	45,447,414	42,786,445	33,471,644	33,562,154	31,930,789	29,927,086	29,712,367	30,491,161	31,019,049	30,178,269
<b>Business-type activities</b>										
Water	5,393,192	5,514,057	5,429,943	5,632,322	5,766,088	5,077,744	5,051,835	5,084,149	4,251,187	4,076,409
Sewer	6,167,989	5,949,549	5,724,633	5,758,112	4,148,420	4,180,946	4,133,632	3,640,106	3,373,459	3,376,505
Total business-type activities expenses	11,561,181	11,463,606	11,154,576	11,390,434	9,914,508	9,258,690	9,185,467	8,704,255	7,624,646	7,452,914
Total expenses	\$ 57,008,595	\$ 54,250,051	\$ 44,626,220	\$ 44,952,588	\$ 41,845,277	\$ 39,185,758	\$ 38,897,834	\$ 39,195,416	\$ 38,643,695	\$ 37,631,183
<b>Program Revenue</b>										
<b>Governmental activities</b>										
Charges for services										
General government	\$ 186,597	\$ 195,885	\$ 150,998	\$ 138,723	\$ 150,787	\$ 213,328	\$ 251,573	\$ 163,947	\$ 217,360	\$ 270,412
Public safety	3,189,400	2,895,777	2,371,577	2,325,154	2,362,176	2,268,334	2,459,946	2,226,209	2,173,060	2,154,618
Public works	5,207,303	3,296,931	2,899,691	2,828,139	2,719,888	2,638,717	2,388,273	2,417,109	1,490,348	1,230,437
Health and human services	209,064	210,718	181,625	184,304	164,674	115,650	118,702	126,516	105,686	54,385
Culture and recreation	193,019	191,991	204,845	176,065	146,594	118,008	113,217	45,992	181,414	311,757
Conservation and development	150,570	160,257	152,247	122,264	152,588	51,917	63,366	73,530	78,667	64,168
Operating grants and contributions	1,991,081	1,932,199	1,829,490	1,882,406	1,809,520	1,901,262	1,838,950	2,144,164	2,136,106	1,921,805
Capital grants and contributions	4,156,787	2,655,553	3,143,577	3,677,886	1,144,757	1,437,524	1,659,859	1,240,439	1,334,285	2,570,564
Total governmental activities program revenue	15,285,821	11,539,111	10,734,050	11,334,941	8,650,984	8,744,740	8,893,886	8,437,906	7,716,926	8,578,146
<b>Business-type activities</b>										
Charges for services										
Water	5,822,259	5,961,350	6,057,085	6,054,573	5,609,928	5,421,719	5,403,994	5,361,646	4,539,066	4,395,269
Sewer	3,802,127	3,704,852	3,313,854	3,328,550	3,340,382	3,266,897	3,243,737	3,142,062	3,124,766	3,062,486
Capital grants and contributions	1,893,179			349,952	566,251	238,567				210,668
Total business-type activities program revenue	11,517,565	9,666,202	9,370,939	9,733,075	9,516,561	8,927,173	8,647,731	8,503,708	7,663,852	7,668,423
Total program revenue	\$ 26,803,386	\$ 21,205,313	\$ 20,104,989	\$ 21,068,016	\$ 18,167,545	\$ 17,671,913	\$ 17,541,617	\$ 18,941,614	\$ 15,380,778	\$ 16,246,569

Reinstated in 2012 the Solid Waste Fee began  
Implementing GASB 68  
Implementing GASB 75

Table 2  
(continued)

**CITY OF FRANKLIN, WISCONSIN**  
Changes in Net Position - Last Ten Years  
(accrual basis of accounting)

	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010
			4	3)	(2					
<b>Net (Expense)/Revenue</b>										
Governmental activities	\$ (30,161,593)	\$ (31,247,332)	\$ (22,227,213)	\$ (23,279,786)	\$ (21,182,328)	\$ (20,618,481)	\$ (22,053,255)	\$ (23,302,123)	\$ (21,600,123)	
Business-type activities	(43,616)	(1,797,404)	(1,783,637)	(1,657,359)	(397,947)	(537,736)	(200,547)	39,206	215,509	
Total net expense	\$ (30,205,209)	\$ (33,044,736)	\$ (24,010,850)	\$ (24,937,145)	\$ (21,580,275)	\$ (21,156,217)	\$ (22,253,802)	\$ (23,262,917)	\$ (21,384,614)	
<b>General Revenue and other Changes in Net Position</b>										
<b>Governmental activities</b>										
Property taxes levied for general purposes	\$ 20,088,272	\$ 19,850,774	\$ 19,209,536	\$ 19,057,468	\$ 19,022,087	\$ 18,905,872	\$ 18,884,009	\$ 18,695,907	\$ 19,058,282	\$ 18,523,570
Property taxes levied for debt service	1,300,000	1,300,000	1,300,000	1,500,000	1,600,000	1,600,000	1,650,000	1,750,000	1,900,000	1,900,000
Property taxes levied for TIF Districts	2,175,058	2,471,104	2,415,640	3,111,557	2,690,637	2,526,925	2,410,131	2,580,324	5,645,805	7,457,955
Other taxes	1,394,469	1,085,976	1,020,027	863,735	785,195	726,774	723,985	708,832	673,736	699,431
Intergovernmental revenue										
not restricted to specific programs	2,437,929	1,366,802	1,404,222	1,350,257	1,804,045	1,519,848	1,620,331	1,590,209	2,292,529	1,485,982
Investment earnings	1,575,432	847,916	405,902	315,376	411,650	695,541	87,278	784,932	973,349	907,723
Miscellaneous revenue	41,373	13,895	27,612	54,447	48,685	43,170	66,191	394,032	40,091	58,885
Gain on sale of capital assets		97,856	99,668	106,934	13,106	16,988	2,024	32,129	58,871	64,070
Transfers	(4,966,506)	1,011,392	989,602	391,099	1,044,459	(144,601)	(66,726)	1,009,126	348,101	1,011,149
Total governmental activities	\$ 24,026,027	\$ 28,045,715	\$ 26,873,209	\$ 26,750,873	\$ 27,419,864	\$ 25,890,517	\$ 25,377,223	\$ 27,525,491	\$ 30,990,764	\$ 32,108,785
<b>Business-type activities</b>										
Investment earnings	554,542	548,047	529,004	437,909	593,128	642,227	569,444	318,669	32,320	41,393
Miscellaneous revenue	95,217	134,928	85,943	136,782	73,601	50,878	40,398	126,867	64,550	50,164
Transfers	4,966,506	(1,011,392)	(989,602)	(391,099)	(1,044,459)	144,601	66,726	(1,009,126)	(348,101)	(1,011,149)
Total business-type activities	\$ 5,616,265	\$ (328,417)	\$ (374,655)	\$ 183,592	\$ (377,730)	\$ 837,706	\$ 676,568	\$ (563,590)	\$ (251,231)	\$ (919,592)
Total General Revenue and other Changes in Net Position	\$ 29,642,292	\$ 27,717,298	\$ 26,498,554	\$ 26,934,465	\$ 27,042,134	\$ 26,728,223	\$ 26,053,791	\$ 26,961,901	\$ 30,739,533	\$ 31,188,173
<b>Change in Net Position</b>										
Governmental activities	\$ (6,135,566)	\$ (3,201,617)	\$ 4,135,615	\$ 4,523,660	\$ 4,140,079	\$ 4,708,189	\$ 4,558,742	\$ 5,472,236	\$ 7,688,641	\$ 10,508,642
Business-type activities	5,572,649	(2,125,821)	(2,158,292)	(473,767)	(775,877)	506,189	138,832	(764,137)	(212,025)	(704,089)
Total	\$ (562,917)	\$ (5,327,438)	\$ (2,022,677)	\$ 20,451,460	\$ 4,922,202	\$ 5,214,378	\$ 4,697,574	\$ 4,708,099	\$ 7,476,616	\$ 9,804,559

Revised in 2021 the Solid Waste Fee began  
to be levied GASB 68  
3. Revalued for Ryan Creek Interceptor Sewer  
4. Imputed for GASB 75

**CITY OF FRANKLIN WISCONSIN**  
Fund Balances Governmental Funds  
Last Ten Years  
(modified accrual basis of accounting)

	2019	2018	2017	2016	2015	2014	2013	2012 <sup>*</sup>	2011	2010
<b>General Fund</b>										
Nonspendable:										
Inventories and prepaid items	\$ 19,490	\$ 57,423	\$ 15,848	\$ 46,342	\$ 41,186	\$ 78,455	\$ 45,866	\$ 62,936	\$ 55,820	\$ 75,673
Advances to other funds	136,200	219,700	230,700	2,248,616	2,198,616	2,198,616	505,040			
Assigned Purchase Orders	132,393	271,970	150,565	61,626	147,121	207,270				
Unassigned	8,345,671	6,787,184	6,190,398	5,334,100	6,662,986	6,148,771	7,230,661	6,439,199	6,065,053	5,400,912
<b>Total general fund</b>	<b>8,633,754</b>	<b>7,336,277</b>	<b>6,587,511</b>	<b>7,690,684</b>	<b>9,049,909</b>	<b>8,633,112</b>	<b>7,781,567</b>	<b>6,502,135</b>	<b>6,120,873</b>	<b>5,476,585</b>
<b>All other governmental funds</b>										
Nonspendable			650	1,274	730	900	2,475	21,800	10,313	10,181
Prepays										
Restricted										
Debt service	1,118,560	982,719	735,022	651,298	507,283	546,238	6,801,945	7,423,733	7,876,755	8,393,278
Utility improvements	2,194,797	1,712,538	1,413,378	1,224,190	907,003	672,431	443,438	543,408	640,787	356,798
Development	8,833,459	6,140,196	4,166,500	4,058,562	3,851,653	4,170,339	5,052,168	4,614,731	7,633,040	6,408,826
TIF Districts	17,307,511	12,430,497	2,405,999	2,583,687	996,460	347,978			552,904	1,804,838
Donations	161,342	150,606	150,136	177,333	133,678	122,550	102,326	105,238	299,982	311,101
Health services	198,561	192,510	199,428	161,571	160,003	175,220	165,846	178,239		
Library services	710,872	630,290	580,430	494,386	523,237	596,277	579,817	520,775	492,473	488,302
Solid waste	455,125	430,747	383,677	330,883	260,944	216,385	188,307	100,546		
Recreational services	80,952	75,743	65,727	48,386	47,656	46,151	51,476	52,244	72,857	179,224
Tourism Commission	469,951	378,069	211,793							
Assigned										
Capital projects	5,538,456	6,793,499	6,746,614	5,684,525	4,906,594	4,699,459	2,791,111	2,724,764	2,372,072	2,710,245
Unassigned	(108,090)	(13,344)	(218,450)	(70,316)	(150,927)	(2,196,383)	(5,180,799)	(5,965,890)	(3,663,211)	(4,009,430)
<b>Total all other government funds</b>	<b>36,961,496</b>	<b>29,902,070</b>	<b>16,850,904</b>	<b>15,345,779</b>	<b>12,144,314</b>	<b>9,397,545</b>	<b>10,998,110</b>	<b>10,320,588</b>	<b>16,287,972</b>	<b>16,653,363</b>
<b>Total fund balances</b>	<b>\$ 45,595,250</b>	<b>\$ 37,238,347</b>	<b>\$ 23,438,415</b>	<b>\$ 23,036,463</b>	<b>\$ 21,194,223</b>	<b>\$ 18,030,657</b>	<b>\$ 18,779,677</b>	<b>\$ 16,822,723</b>	<b>\$ 22,408,845</b>	<b>\$ 22,129,948</b>

## Notes

2012 and prior years have been reclassified to be consistent with the current year presentation

**CITY OF FRANKLIN, WISCONSIN**  
Changes in F and Balances, Governmental Funds  
Last Ten Years  
(modified accrual basis of accounting)

	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010
<b>Revenue</b>										
Taxes	\$ 24,542,968	\$ 24,506,840	\$23,815,159	\$ 24,532,761	\$ 24,097,919	\$ 23,759,571	\$ 23,668,125	\$ 23,715,063	\$ 27,277,823	\$ 28,580,956
Intergovernmental revenue	3,313,780	3,270,878	3,128,989	3,158,596	3,490,037	3,408,075	3,438,041	3,757,618	4,380,850	3,704,159
Licenses and permits	1,335,589	1,189,096	799,762	692,524	706,977	808,302	912,357	755,027	702,674	729,432
Fines forfeitures and penalties	451,062	475,840	485,407	498,653	484,957	421,976	411,795	457,499	433,106	422,506
Public charges for services	6,909,196	4,943,857	4,139,471	4,042,515	4,065,334	3,799,898	3,791,279	3,612,576	2,589,786	2,211,119
Special assessments	3,503,006	2,845,159	531,729	904,147	642,256	1,057,088	1,483,350	1,236,114	1,305,578	1,119,230
Intergovernmental charges for services	226,178	192,542	172,796	194,806	192,188	136,372	162,308	103,615	245,000	237,319
Investment earnings	1,509,951	818,584	386,563	284,180	426,018	739,930	223,806	681,976	938,226	878,978
Miscellaneous revenue	393,071	394,995	295,899	481,943	419,464	411,301	288,465	674,305	365,129	597,611
<b>Total revenue</b>	<b>42,184,781</b>	<b>38,537,791</b>	<b>33,765,755</b>	<b>34,790,125</b>	<b>34,525,150</b>	<b>34,542,513</b>	<b>34,379,526</b>	<b>34,973,793</b>	<b>38,238,172</b>	<b>38,481,310</b>
<b>Expenditures</b>										
Current										
General government	3,226,853	3,022,923	3,001,970	2,969,747	2,783,745	2,786,740	2,710,650	2,631,419	2,596,581	2,694,374
Public safety	17,181,784	17,106,793	16,696,452	15,813,354	16,006,187	15,390,139	15,465,617	16,429,496	16,000,393	15,206,317
Public works	5,852,769	5,125,682	5,465,245	5,302,786	4,587,108	5,140,650	4,855,870	4,848,588	4,817,644	4,521,991
Health and human services	857,355	895,261	858,441	766,249	716,169	666,475	668,711	719,447	681,984	629,489
Culture recreation and education	1,698,579	1,706,902	1,639,626	1,710,037	1,606,027	1,575,381	1,514,668	1,539,040	1,575,825	1,565,093
Conservation and development	12,235,625	12,679,197	560,072	523,288	568,364	461,181	416,765	409,996	964,610	524,705
Capital outlay	15,923,366	5,864,385	4,745,936	4,689,147	2,097,046	3,967,446	3,172,706	2,915,159	3,343,196	1,953,999
Debt service	1,405,000	2,315,000	3,030,000	1,950,000	615,000	10,265,000	3,790,000	10,825,000	7,395,000	5,275,000
Principal	1,035,307	391,578	218,888	375,697	480,072	731,288	1,033,519	1,334,958	1,618,615	1,939,762
Interest	473,097	203,184	40,442	53,789		73,091				
Debt issuance costs										
<b>Total expenditures</b>	<b>59,889,735</b>	<b>49,310,903</b>	<b>36,257,072</b>	<b>34,154,054</b>	<b>32,439,718</b>	<b>41,057,391</b>	<b>33,628,506</b>	<b>41,653,083</b>	<b>38,993,848</b>	<b>34,310,740</b>
Excess of revenue over (under) expenditures	(17,704,954)	(10,773,112)	(2,491,317)	636,071	2,085,432	(6,514,878)	751,020	(6,679,290)	(755,676)	4,170,570
<b>Other financing sources (uses)</b>										
Debt issued	19,970,000	23,480,000	1,630,000	5,770,000		5,320,000				
Refunding debt issued	14,725,000			154,202		232,827				
Premium on debt issued	363,931		51,071	(5,895,000)						
Principal payment on current refunding	(10,000,000)									
Sale of capital assets	34,478	81,652	179,355	126,585	33,675	39,894	75,559	32,129	58,871	64,070
Transfers in	1,648,598	1,738,665	1,231,589	2,859,364	2,408,253	2,125,007	2,769,157	2,398,454	2,415,916	1,389,654
Transfers out	(680,150)	(727,293)	(198,746)	(1,808,982)	(1,363,794)	(1,951,870)	(1,638,782)	(1,337,416)	(1,440,214)	(376,288)
<b>Net change in fund balances</b>	<b>\$ 8,356,903</b>	<b>\$ 13,799,932</b>	<b>\$ 401,952</b>	<b>\$ 1,842,240</b>	<b>\$ 3,163,566</b>	<b>\$ (749,020)</b>	<b>\$ 1,956,954</b>	<b>\$ (5,586,123)</b>	<b>\$ 278,897</b>	<b>\$ 5,248,006</b>
Debt service as a percentage of non capital expenditures	4.9%	6.6%	10.0%	7.5%	3.7%	29.3%	15.1%	30.9%	24.6%	22.2%

Restated In 2012 the Solid Waste Fee began

**CITY OF FRANKLIN, WISCONSIN**  
Assessed Value and Estimated Actual Value of Taxable Property  
Last Ten Years

Value As of 1/1	Real property		Personal property		Total Assessed Value	Total Direct Tax Rate	Total Estimated Actual Value	Ratio of Assessed to Estimated Value
	Assessed Value	Estimated Actual Value	Assessed Value	Estimated Actual Value				
2019 #	\$ 4 307 636 600	\$ 4 307 636 600	\$ 52 632 400	\$ 52 632 400	\$ 4 229 425 745	\$ 5 32	\$ 4 360 269 000	97 01%
2018 # &	3 892 949 730	3 968 886 600	39 302 100	54 054 800	3 932 251 830	5 43	4 022 941 400	100 20%
2017 #	3 780 102 600	3 815 928 100	74 663 600	72 998 100	3 854 766 200	5 62	3 888 926 200	99 12%
2016 #	3 623 999 925	3 658 026 300	80 479 000	70 976 800	3 704 478 925	5 69	3 729 003 100	99 07%
2015	3 320 368 500	3 558 087 200	76 174 600	91 098 700	3 396 543 100	6 26	3 649 185 900	92 74%
2014	3 279 586 200	3 498 464 700	85 006 600	91 229 400	3 364 592 800	6 28	3 589 694 100	93 73%
2013 #	3 265 704 200	3 314 653 800	94 023 900	99 622 800	3 359 728 100	6 29	3 414 276 600	98 40%
2012	3 557 806 088	3 436 681 800	95 404 700	87 424 100	3 653 210 788	5 78	3 524 105 900	103 66%
2011 *	3 555 065 388	3 587 535 800	90 644 700	88 843 900	3 645 710 088	5 79	3 676 379 700	99 17%
2010	3 550 822 488	3 573 233 300	93 921 500	97 275 400	3 644 743 988	6 22	3 670 508 700	99 30%

\* Reassessment year  
# Revaluation year

**Assessed Valuation by School District - 2019**

	Franklin School District	Franklin School District	Whitnall School District	
<b>Total</b>	\$ 3,208,068,400	\$ 771,293,045	\$ 250,064,300	<b>Total Assessed Value</b> \$ 4 229 425 745

Note Assessed values are determined by the City and the Wisconsin Department of Revenue. Estimated actual values were obtained from the Wisconsin Department of Revenue and include Wisconsin Section 70.57 adjustments.

& In 2018 the State exempted another class of Personal Property which had a \$17.0 million value in 2017.

**CITY OF FRANKLIN, WISCONSIN**  
 Estimated Actual Values and TID Values  
 Last Ten Years

Value As of 1/1	Total Estimated Actual Value	Value of TID's				Pct of Total	Total TID's	Net of TID's Estimated Actual Value	Equalized Tax Rate
		TID 2	TID 3	TID 4	TID 5				
2019 #	\$ 4 360 269 000		\$ 64 781 500	\$ 52 629 500	\$ 30 859 200	3 40%	\$ 148 270 200	\$ 4 211 998 800	\$ 5 16
2018 #	4 022 941 400		51 181 600	46 431 200	1 261 200	2 46%	98 874 000	3 924 067 400	5 36
2017 #	3 888 926 200		62 049 100	47 593 400	1 211 500	2 85%	110 854 000	3 778 072 200	5 43
2016 #	3 729 003 100		55 256 200	44 691 300		2 68%	99 947 500	3 629 055 600	5 65
2015	3 649 185 900		72 829 900	54 274 300		3 48%	127 104 200	3 522 081 700	5 82
2014	3 589 694 100		72 785 000	43 675 900		3 24%	116 460 900	3 473 233 200	5 90
2013 #	3 414 276 600		64 305 700	39 050 100		3 03%	103 355 800	3 310 920 800	6 19
2012	3 524 105 900		63 917 800	33 693 500		2 77%	97 611 300	3 426 494 600	5 97
2011 *	3 676 379 700		72 652 600	40 050 300		3 07%	112 702 900	3 563 676 800	5 88
2010	3 670 508 700	178 745 000	61 434 700	36 501 900		7 54%	276 681 600	3 393 827 100	6 02

Note Assessed values are determined by the City and the Wisconsin Department of Revenue. Estimated actual values were obtained from the Wisconsin Department of Revenue and include Wisconsin Section 70.57 adjustments. Taxes collected are used in the following year's City operations.

**CITY OF FRANKLIN, WISCONSIN**  
**Estimated Actual Property Value and Construction Data**  
**Last Ten Years**

Fiscal Year	(1) Estimate Actual Property value					(2)			
	Residential	% of Total	Commercial and Manufacturing	Agricultural Swamp and Other	Total	Residential Construction		Nonresidential Construction	
						# of Units	Value	# of Permits	Value
2019	\$ 3 163 899 045	75 7%	\$ 994 533 900	\$ 19 891 700	4 178 324 645	79	\$ 27 938 500	58	\$ 69 386 000
2018	2 981 328 700	75 1%	962 660 500	24 897 400	3 968 886 600	45	13 044 120	63	52 927 728
2017	2 870 690 200	75 2%	920 578 100	24 659 800	3 815 928 100	18	8 991 610	13	28 861 659
2016	2 726 337 800	74 5%	907 823 500	23 865 000	3 658 026 300	34	13 912 735	3	7 350 000
2015	2 628 835 800	73 9%	905 420 400	23 831 000	3 558 087 200	34	13 454 139	44	16 589 580
2014	2 580 859 500	73 8%	894 256 900	23 348 300	3 498 464 700	44	14 780 900	68	19 734 951
2013	2 418 991 400	73 0%	871 715 000	23 947 400	3 314 653 800	65	19 942 795	17	2 902 692
2012	2 498 514 100	72 7%	914 654 100	23 513 600	3 436 681 800	55	19 322 659	44	27 991 474
2011	2 619 125 600	73 0%	948 708 000	19 702 200	3 587 535 800	30	9 995 820	41	17 794 034
2010	2 637 514 100	73 8%	917 720 700	17 998 500	3 573 233 300	27	6 559 696	40	22 533 497

(1) Estimated actual values from the Wisconsin Department of Revenue

(2) Source City's Building Inspection Department from Building Permits issued



**CITY OF FRANKLIN, WISCONSIN**  
**Direct and Overlapping Property Tax Rates**  
 Last Ten Years  
 (rate per \$1 000 of assessed value)

Budget Year	City of Frank in Direct Rates						Overlapping Rates														
	Debt Service						Capital Outlay		Equipment Replacement		Street Improvement		School Districts				Milwaukee Area		M waukee Metropolitan Sewerage District		Total Rate
	General	Library	Debt Service	Capital Outlay	Equipment Replacement	Street Improvement	Total	Franklin	Oak Creek	Whitnall	School Credits	Technical College	M waukee County	Metropolitan Sewerage District	State						
2019 #	\$ 4 62	\$ 0 33	\$ 0 33	\$ 0 11	\$ 0 04	\$ 0 00	\$ 5 43	\$ 11 21	\$ 8 58	\$ 9 76	\$ (1 97)	\$ 1 22	\$ 4 89	\$ 1 69	\$			\$ 22 47			
2018 #	4 52	0 35	0 34	0 12	0 09	0 19	5 61	11 64	8 82	10 29	(2 08)	1 27	5 10	1 74				23 28			
2017 #	4 56	0 36	0 36	0 12	0 10	0 20	5 69	12 03	9 38	10 08	(1 97)	1 27	5 13	1 76	0 17			24 09			
2016	4 97	0 39	0 45	0 13	0 10	0 21	6 26	13 29	10 57	10 88	(2 14)	1 35	5 52	1 87	0 18			26 33			
2015	4 96	0 38	0 49	0 13	0 10	0 21	6 28	13 21	9 76	11 11	(1 88)	1 36	5 44	1 83	0 18			26 42			
2014 #	4 98	0 38	0 49	0 13	0 10	0 21	6 29	13 26	9 10	10 67	(1 86)	2 16	5 21	1 73	0 17			26 97			
2013	4 60	0 35	0 47	0 11	0 08	0 17	5 78	11 72	9 09	9 72	(1 69)	2 04	4 87	1 57	0 16			24 45			
2012	4 59	0 35	0 49	0 11	0 08	0 17	5 79	11 62	8 83	9 56	(1 70)	1 96	4 76	1 52	0 17			24 12			
2011 *	5 04	0 35	0 56	0 11	0 04	0 12	6 22	12 22	8 69	10 40	(1 72)	1 93	4 49	1 45	0 17			24 76			
2010	4 61	0 33	0 54	0 14	0 08	0 23	5 93	11 33	8 86	10 11	(1 67)	1 98	4 31	1 38	0 18			23 44			

Note \* Reassessment impact

# Revaluation year

\*\* The City has three tax rates dependant upon a property's sewer status and the school district the property is located The total is shown for only the largest school district (Franklin) See Table 5 for assessed values by School and Sewerage District

The Budget year is the year following the fiscal year in which the taxes are levied

In 2014 State law changed which provided Technical Colleges additional state aids reducing their tax levy approximately 35%

Source City of Franklin budget documents

Table 8

## CITY OF FRANKLIN, WISCONSIN

Principal Property Taxpayers

Current Year and Ten Years Ago

	2018				2010			
	Type of Business	Taxable Assessed Value	Rank	Percent of Total Taxable Assessed Valuation	Taxable Assessed Value	Rank	Percent of Total Taxable Assessed Valuation	
Taxpayer								
Northwestern Mutual	Insurance Services	\$ 104 123 800	1	2 65%	\$ 126 271 100	1	3 36%	
Ascension Wisconsin	Medical facilities	27 068 300	2	0 69%	24 624 700	2	0 65%	
Whitnall Pointe Apartments	Apartments	24 047 700	3	0 61%	20 535 000	3	0 55%	
VTLC Development	Packaging manufacturing	22 274 800	4	0 57%	20 946 100	4	0 56%	
Manchester Oaks	Apartments	21 690 900	5	0 55%	19 757 300	5	0 53%	
Wal-Mart	Retailer	21 353 300	6	0 54%	25 609 300	6	0 68%	
Aurora Healthcare - W Rawson Ave	Healthcare Provider	14 788 400	7	0 38%				
Baptista's Bakery Inc	Manufacturing	14 392 400	8	0 37%				
TI Investors of Franklin LLC	Apartments	14 065 700	9					
Franklin Wyndham LLC	Land held for Development	14 023 900	10	0 36%				
Menard Inc	Retail Home Improvement			0 00%	16 709 500	8	0 44%	
All Glass Aquarium	Aquariums and fluorescent lights			0 00%	13 700 500	9	0 36%	
Harley Davidson	Motorcycle manufacturing				18 570 200	7	0 49%	
Waste Management	Landfill and refuse collection				13 592 000	10	0 36%	
		\$ 277 829 200		6 71%	\$ 300 315 700		7 98%	

Source City of Franklin Assessor's Office

**CITY OF FRANKLIN, WISCONSIN**  
Property Tax Levies and Collections  
Last Ten Years

Fiscal Year	City Tax levy						Tax		Total collections	% of levy collected	Outstanding delinquent PP taxes
	General Fund	Library Fund	Capital Funds	Debt Service	Total Local Tax Levy	Total	increment	financing			
2019	\$ 18 139 675	\$ 1 312 700	\$ 646 000	\$ 1 300 000	\$ 21 398 375	\$ 23 555 233	\$ 2 156 858	\$	\$ 23 552 311	99 99%	\$ 2 922
2018	16 909 449	1 303 200	1 515,200	1 300 000	21 027 849	23 498 953	2 471 104		23 493 585	99 98%	5 368
2017	16 414 900	1 296 600	1 497 500	1 300 000	20 509 000	22 776 466	2 267 466		22 772 580	99 98%	3 886
2016	16 248 800	1 287 000	1 473 200	1 500 000	20 509 000	23 529 350	3 020 350		23 567 148	100 16%	2 603
2015	16 209 000	1 240 000	1 460 000	1 600 000	20 509 000	23 199 637	2 690 637		23,212 140	100 05%	57 995
2014	16 220 400	1 240 000	1 448 600	1 600 000	20 509 000	23 035 924	2 526 924		23 016 525	99 92%	52 069
2013	16 330 000	1 240 000	1 289 000	1 650 000	20 509 000	22 872 758	2 363 758		22 851 675	99 91%	52 481
2012	16 226 000	1 222 000	1,269 000	1 750 000	20 467 000	23 027 324	2 560 324		22 981 469	99 80%	75 184
2011	16 975 000	1 175 000	910 000	1 900 000	20 960 000	27 697 305	6 737 305		27 695 587	99 99%	53 589
2010	16 124 000	1 150 000	1 252 000	1 900 000	20 426 000	27 883 956	7 457 956		27 851 459	99 88%	39 718

Source City of Franklin

**Notes** Collections in subsequent years are not shown because Milwaukee County annually purchases all of the City's outstanding delinquent real estate taxes Payment for the real estate taxes are received by the City every August pursuant to the County's settlement procedures Outstanding delinquent taxes represent personal property taxes which the City attempts further collection until March of the following year At that time the balances are charged back to each of the taxing jurisdictions in proportion to the amounts levied Subsequent collections are insignificant and refunded to all taxing jurisdictions in relation to the amounts originally levied

Total collections may be greater than or less than the total levy in any year due to changes in outstanding delinquent taxes collection of prior year omitted taxes and Wisconsin Section 70.43 corrections

**CITY OF FRANKLIN WISCONSIN**  
Property Tax Levies by Tax Jurisdiction  
Last Ten Years

Levy Year	State of Wisconsin	Milwaukee County	School Districts				City of Franklin				Total
			Franklin	Whitnall	Oak Creek Franklin	MATC	MMSD	Local	Tax Increment	Special Charges	
2019	\$	\$ 20 157 046	\$ 34 714 826	\$ 2 375 394	\$ 5 994 101	\$ 4 983 668	\$ 6 931 842	\$ 21 741 900	\$ 3 261 911	\$ 1 914 605	\$ 102 075 293
2018		19 244 848	34 189 665	2 349 780	5 535 027	4 809 220	6 650 847	21 389 375	2 156 858	1 646 735	97 972 355
2017		19 090 000	33 783 303	2 346 376	5 425 692	4 750 585	6 519 552	21 027 849	2 471 104	1 672 640	97 087 101
2016	632 834	18 496 951	33 404 863	2 224 862	5 748 697	4 571 805	6 354 128	20 509 000	2 267 467	1 758 435	95 969 042
2015	619 289	18 083 210	33 404 871	2 223 327	5 928 300	4 428 322	6 145 125	20 509 000	3 020 350	1 727 974	96 089 767
2014	609 193	17 713 835	32 782 988	2 285 650	5 557 471	4 411 951	5 955 818	20 509 000	2 690 638	1 767 143	94 283 685
2013	579 423	16 986 670	32 784 606	2 174 991	5 254 726	7 043 487	5 638 269	20 509 000	2 526 924	1 796 214	95 294 310
2012	598 062	17 287 141	31 787 042	2 237 434	5 553 401	7 258 001	5 582 906	20 509 000	2 363 758	1 799 510	94 976 255
2011	623 904	16 812 497	31 435 718	2 208 503	5 268 377	6 934 559	5 188 886	20 467 000	2 560 324	1 900 389	93 400 157
2010	622 907	15 112 830	31 535 755	2 404 637	4 816 333	6 512 551	4 718 481	20 965 000	6 737 305	758 894	94 184 693

Source State of Wisconsin Department of Revenue Statement of Taxes

Note Each taxing jurisdiction above submits to the City of Franklin their approved tax levy in November of the levy year for use in the following year  
The City of Franklin totals the levy requests produces tax bills for all taxable properties collects amounts billed and remits collections to the tax jurisdictions in accordance with Wisconsin Statutes  
In 2017 the State sunsetted their Property Tax Levy  
In 2014 State aids to technical colleges increased reducing the tax levy by approximately 35%

**CITY OF FRANKLIN, WISCONSIN**  
Ratios of Net General Bonded Debt Outstanding  
Last Ten Years

Fiscal Year	General Bonded Debt										(1) Percent of Estimated Actual Property Value	(2) Percent of Personal Income	(2) Percent of Personal Income		
	Governmental			Business-type			(D iscount) Premium	Total General Bonded Debt	Less Debt Service Fund Balances	Less Amounts due from Tax Incremental Financing Districts				Less Amounts due from Other Taxing Districts	Net General Obligation Debt
	General Obligation Bonds	General Obligation Notes	Wate General Bonds	Sewer General Obligation Notes	General Obligation Bonds	General Obligation Notes									
2019	\$34,620,000	\$ 8,680,000	\$ 1,015,000	\$ 17,555,341	\$ 1,015,000	\$ 454,716	\$ 72,325,057	\$ (1,118,560)	\$ (45,890,000)	\$ (17,555,341)	\$ 7,76,156	0.79%	n/a	2,009	
2018	3,385,000	26,625,000	1,070,000	18,799,970	1,070,000	150,083	50,030,053	(982,719)	(23,480,000)	(18,799,970)	6,767,364	0.79%	3.61	1,398	
2017	4,560,000	4,285,000	1,125,000	20,014,693	1,125,000	207,197	30,191,890	(735,022)	(985,000)	(20,014,693)	8,457,175	0.79%	2.24	838	
2016	5,770,000	4,475,000	1,800,000	21,200,228	1,800,000	246,576	32,871,804	(651,298)	(2,660,000)	(21,200,228)	8,360,278	0.90%	2.44%	920	
2015	7,095,000	5,225,000	1,235,000	22,357,276	1,235,000	191,221	36,103,497	(507,283)	(3,310,000)	(22,357,276)	9,928,938	0.1	2.81	013	
2014	7,615,000	5,320,000	290,000	23,486,522	290,000	252,273	37,963,795	424,721	(3,330,000)	(23,486,522)	1,57,994	1.09%	3.03%	063	
2013	8,185,000	9,695,000		24,565,423		2,387	42,466,800	1,49,385	(9,695,000)	(24,565,423)	9,697,772	1.28%	3.54	1,186	
2012	8,805,000	12,865,000		22,064,833			43,734,833	2,553,267	(12,865,000)	(22,064,833)	11,358,267	1.27%	3.59%	1,231	
2011	9,525,000	22,970,000					32,495,000	(4,094,755)	(15,520,000)		12,880,245	0.9	2.96%	9,505	
2010	9,730,000	30,600,000					39,890,000	(3,021,278)	(21,860,000)		5,008,722	12	3.67%	125	

(1) Estimated Actual Property values are found in Table 6

(2) Population and personal income can be found in Table 14

## Notes

Debt Service Fund balances represent amounts received that are restricted to future payments of outstanding debt.

Amounts due from tax incremental financing districts represent future receipt of non-repealable property tax levies restricted to the payment of debt service.

Amounts due from future development represent future impact fees collected under a 2002 ordinance from residents and restricted for the purpose of retiring debt on a portion of the police station, fire station, library and a eligible road project.

In 2018 the City issued \$23,480,000 of Note Anticipation Notes supporting infrastructure costs in TID 5 Ballpark Commons.

In 2017 the City issued \$1,630,000 of notes to finance the 2018 Capital improvement plan excluding the City Hall roofing project.

In 2016 the City issued \$5,770,000. Proceeds were used to refinance existing general obligation bonds issued in 2007.

In 2014 the Water Utility issued \$1,290,000 of 20 Year bonds. Proceeds were used to finance the Water Building.

In 2014 the City issued \$5,320,000. Proceeds were used to provide funding for TID projects and Capital improvement projects.

In 2012 the City issued \$27,562,754. Proceeds were used to provide funding for Ryan Creek Sewer extension with repayment scheduled to be completed in 2031.

**CITY OF FRANKLIN WISCONSIN**  
Municipal Revenue Obligations Outstanding  
Last Ten Years

Fiscal Year	Note Balance Dec 31					Total		Payments		Total Payments	Unpaid Accrued Interest
	TID 3	TID 5	TID 6	TID 7				Principal	Interest		
2019	\$ 1 689 000	\$ 3 500 000	\$		\$ 5 189 000	\$ 202 000	\$ 89 991	\$ 291 991	\$ 320 833		
2018	1 891 000	3 500 000			5 391 000	109 000		109 000	128 333		
2017		-									
2016	-										
2015							-				-
2014	-				-						
2013										-	
2012							-				
2011											-
2010							-				

TID 3 The City Granted a \$2 000 000 MRO for removal of a blighted building  
TID 5 The City Granted a \$3 500,000 MRO to aid in development of a closed landfill  
TID 5 The City has committed to a \$1 500 000 MRO deliverable in 2031 as a contribution to certain infrastructure  
TID 6 The City has committed to a \$3 100 000 MRO upon delivery of certain infrastructure  
TID 7 The City has committed to a \$14 952 000 MRO upon completion of certain development

MROs are payable only from available TID increment after TID related GO Debt Service

**CITY OF FRANKLIN, WISCONSIN**  
Schedule of Direct and Overlapping Debt Governmental Activities  
December 31, 2019

Jurisdiction	Net general obligation bonded debt outstanding	Percentage applicable to City	Amount applicable to City		
Milwaukee County	\$ 532 500 000	6.68%	\$ 35 549 700		
Whitnall School District	14 592 984	14.31%	2 088 927		
Oak Creek Franklin School District	153 765 000	16.19%	24 897 629		
Franklin School District	63 700 000	100.00%	63 700 000		
Milwaukee Area Technical College	101 965 000	5.30%	5 407 918		
Milwaukee Metropolitan Sewerage District	749 232 724	6.81%	50 990 531		
<b>Total Overlapping Debt</b>	<b>1 615 755 708</b>		<b>182 634 705</b>		
City of Franklin	<u>53,300,000</u>	100.00%	<u>53,300,000</u>		
<b>Total</b>	<b>\$ 1,669,055,708</b>		<b>\$ 235,934,705</b>		

History	Milwaukee County	School Districts		Overlapping Debt Total	City of Franklin	Total
		Franklin	Whitnall			
2019	\$ 34 714 136	\$ 63 700 000	\$ 2 088 927	\$ 181 004 462	\$ 53 300 000	\$ 415 308 924
2018	36 832 839	66 180 000	1 424 487	181 332 364	30 160 083	211 492 447
2017	39 459 338	69 155 000	16 338	190 378 568	8 845 000	199 223 568
2016	41 064 057	29 120 000	76 706	149 222 693	10 491 576	159 714 269
2015	41 616 636	31 360 000	31 330	159 290 730	12 511 221	171 801 951
2014	42 750 442	33 940 000	39 011	148 628 155	13 187 273	161 815 428
2013	43 757 820	36 275 000	46 013	153 388 635	17 901 387	171 290 022
2012	46 023 745	5 105 000	56 142	129 071 665	21 670 000	150 741 665
2011	49 686 048	6 885 000	1 175 097	129 683 004	32 495 000	162 178 004
2010	49 485 672	8 590 000	366 516	125 776 973	39 890 000	165 666 973

Source Debt information supplied by each taxing jurisdiction and applicable percentages from the State Department of Revenue

Note Debt outstanding provided by each governmental unit and percentage determined by the Department of Revenue. Overlapping governments are those that coincide at least in part with the geographic boundaries of the City. This process recognizes that when considering the City's ability to issue and repay long term debt, the entire debt burden borne by the resident and businesses should be taken into account. However, this does not imply that every taxpayer is a resident and therefore responsible for repaying the debt of each overlapping district.

- 1 In 2009 Milwaukee County issued \$400 000 000 in pension obligation debt
- 2 In 2013 Franklin Public Schools issued \$33 000 000 of Debt to renovate the high school
- 3 In 2017 Franklin Public Schools issued \$41 390 000 to build a new middle school
- 4 In 2018 Whitnall School District issues \$10 000 000 in school construction & repair costs
- 5 In 2019 Oak Creek Franklin District issued \$60.9 million for school construction
- 6 In 2019 Whitnall School District issued \$6.16 million in support of school building additions and improvements

**CITY OF FRANKLIN, WISCONSIN**  
Computation of Legal Debt Margin  
Last Ten Years

Fiscal Year	(1) Equalized Valuation	5% of Equalized Value	Total Debt Applicable to Limit	Legal Debt Margin	Percent Used	City Policy**		
						2% of Equalized Value	Debt Margin	Percent Used
2019	\$ 4 360 269 000	\$ 218 013 450	\$ 71 870 341	\$ 146 143 109	32 97%	\$ 87 205 380	\$ 15 335 039	82 42%
2018	4 022 941 400	201 147 070	49 879 970	151 267 100	24 80%	80 458 828	30 578 858	61 99%
2017	3 888 926 200	194 446 310	29 984 693	164 461 617	15 42%	77 778 524	47 793 831	38 55%
2016	3 729 003 100	186 450 155	32 625 228	153 824 927	17 50%	74 580 062	41 954 834	43 75%
2015	3 649 185 900	182 459 295	35 912 276	146 547 019	19 68%	72 983 718	37 071 442	49 21%
2014	3 589 694 100	179 484 705	37 711 522	141 773 183	21 01%	71 793 882	34 082 360	52 53%
2013	3 414 276 600	170 713 830	42 445 423	128 268 407	24 86%	68 285 532	25 840 109	62 16%
2012	3 524 105 900	176 205 295	43 734 833	132 470 462	24 82%	70 482 118	26 747 285	62 05%
2011	3 676 379 700	183 818 985	32 495 000	151 323 985	17 68%	73 527 594	41 032 594	44 19%
2010	3 670 508 700	183 525 435	39 890 000	143 635 435	21 74%	73 410 174	33 520 174	54 34%

(1) From Table 5

Note Under state statutes the City's outstanding general obligation debt may not exceed five percent of total equalized property value

\*\* The City Debt Policy limits debt to 40% of Legal Limit - adopted by Resolution 2008-6481



**CITY OF FRANKLIN, WISCONSIN**  
Demographic and Economic Statistics  
Last Ten Years

Fiscal Year	(1) Population	(2) Personal Income		(2) Per capita adjusted gross income			(3) Unemployment rates		
				City of Franklin	City of Milwaukee County	State of Wisconsin	City of Franklin	City of Milwaukee County	State of Wisconsin
2019	35 996	n/a	n/a	n/a	n/a	n/a	3 5%	3 1%	3 5%
2018	35 779	\$1 387 644 109	\$	38 784	\$ 25 780	\$ 31 962	2 5%	3 0%	3 0%
2017	36 046	\$1 347 878 092		37 393	24 269	30 182	3 2%	3 1%	3 2%
2016	35 741	1 346 060 081		37 662	24 327	29 711	3 4%	3 9%	4 1%
2015	35 655	1 286 727 609		36 088	23 939	29 145	4 0%	5 2%	4 3%
2014	35 702	1 252 194 890		35 074	22 507	27 671	4 2%	6 0%	5 2%
2013	35 810	1 199 623 750		33 500	22 411	26 963	4 8%	7 2%	6 3%
2012	35 520	1 218 584 060		34 307	21 433	26 271	5 6%	8 0%	6 9%
2011	35 504	1 098 257 160		30 933	20 681	24 942	5 4%	8 0%	7 0%
2010	35 451	1 085 585 506		30 622	20 486	24 218	6 2%	8 1%	7 8%

(1) Bureau of Census State of Wisconsin

(2) Wisconsin Department of Revenue Division of Research and Analysis

(3) US Bureau of Labor Statistics

N/A Not Available

## CITY OF FRANKLIN, WISCONSIN

Principal Employers

Current Year and Nine Years Ago

Taxpayer	Type of Business	2019			2010		
		Employees	Rank	Percent of Total City Employment	Employees	Rank	Percent of Total City Employment
Northwestern Mutual	Insurance/Investment Services	2 313	1	13 07%	2 100	1	11 69%
Krones Incorporated	High speed labeling/filler machines	649	2	3 67%	342	7	1 90%
Franklin Public Schools	K-12 Education	575	3	3 25%	570	2	3 17%
Ascension Health Care	Medical & surgical hospital	502	4	2 84%	529	3	
Baptista's Bakery	Commercial Bakery	432	5	2 44%			
Milwaukee County							
County Corrections South	Government	396	6	2 24%	381	4	2 12%
Vesta Inc	Medical Device Contract Manufacturer	360	7	2 03%			
Carlisle Interconnect Technologies	Wire harnesses	304	8	1 72%			
Strauss Veal & Lamb Int'l Inc	Animal Processing	265	9	1 50%			
Senior Flexonics GA Precision	Off road engine components mfg	197	10	1 11%	350	6	1 95%
Central Aquatics	Aquariums and fluorescent lights				250	10	
Wal Mart	Retailer				375	5	2 09%
Waste Management	Landfill and refuse collection				340	8	1 89%
Conway Trucking	Trucking				300	9	1 67%
		5 993		33 86%	5 537		30 83%

Source Past Debt offering Official Statements and employer surveys

Table 16

**CITY OF FRANKLIN, WISCONSIN**  
Full time Equivalent City Government Employees by Function  
Last Ten Years

Department	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010	2009
<b>Genera government</b>											
Municipal Court	2 50	2 50	2 50	2 50	2 50	2 50	2 50	2 50	2 00	2 00	2 00
Clerk	4 12	4 12	4 12	4 12	4 12	4 14	4 14	4 14	4 00	4 00	4 00
Information services	1 00	1 00	1 00	1 00							
Administration	3 00	3 00	3 00	3 00	3 00	4 00	3 00	3 00	3 60	3 60	3 60
Finance	6 73	6 60	6 60	6 60	6 60	6 60	7 10	7 10	7 03	7 10	7 10
Assessor					1 00	1 00	1 00	1 00	1 00	1 00	1 00
Municipal buildings	4 03	4 03	4 03	4 03	4 03	2 78	3 74	3 74	3 92	4 74	4 74
Total genera government	21 38	21 25	21 25	21 25	21 25	21 02	21 48	21 48	21 55	22 44	22 44
<b>Public safety</b>											
Police	76 75	76 75	76 75	76 75	76 75	75 75	75 75	76 75	77 25	77 25	77 25
Fire	46 00	46 00	46 50	46 50	46 50	46 50	46 50	46 45	46 48	46 45	46 45
Building inspection	9 15	8 30	8 30	8 00	8 00	7 00	7 00	7 00	8 00	8 00	8 00
Total public safety	131 90	131 05	131 55	131 25	131 25	129 25	129 25	130 20	131 73	131 70	131 70
<b>Public works</b>											
Engineering	8 25	8 25	8 25	8 25	8 25	8 25	8 25	8 25	8 25	8 80	8 80
Highway	22 00	22 00	22 00	22 00	22 00	22 48	22 00	22 00	22 00	22 00	22 00
Parks	2 00	2 00	2 00	2 00	2 00	2 00	2 00	2 00	2 00	2 00	2 00
Total public works	32 25	32 25	32 25	32 25	32 25	32 73	32 25	32 25	32 25	32 80	32 80
<b>Public health</b>											
Planning	7 95	7 95	7 50	6 75	6 75	6 75	6 15	6 25	6 25	6 15	6 15
Economic Development	4 00	4 00	4 00	4 00	4 00	4 00	4 00	4 60	5 60	5 60	5 60
Total general fund	198 48	197 50	198 55	196 50	196 50	194 33	193 13	194 78	197 38	198 69	198 69
<b>Public health grant</b>											
Library	15 37	15 37	16 68	16 94	16 94	17 19	17 70	16 82	17 12	17 11	17 11
Sewer & water	11 80	10 80	10 80	10 80	11 50	11 55	11 55	11 53	11 53	12 55	12 55
<b>Total</b>	225 65	223 67	226 03	224 24	224 94	223 07	222 38	223 13	226 03	228 35	228 35

Source City of Franklin Budget Document

**CITY OF FRANKLIN WISCONSIN**  
Operating Ind cators by Function/Program  
Last Ten Years

	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010	2009
<b>Police</b>											
Part 1 Major crimes	581	528	763	780	844	859	873	852	689	629	804
Arrests	970	1,494	1,455	1,265	1,312	1,290	1,117	1,799	1,554	1,606	1,235
Traffic & parking citations	8 650	8 661	7 800	6 866	7 859	8 163	7 431	9,449	11 093	9 125	7 793
Calls for service	32 100	31 967	30 029	30 699	30,259	30 040	28 093	29 542	28 847	37 273	28 267
Number of sworn officers	60	60	60	60	60	59	58	58	58	58	58
<b>Fire</b>											
Fire responses	800	735	664	641	689	621	679	594	540	574	496
EMS responses	3,400	3,226	3 309	3,406	2 976	2 863	2,754	2 688	2 605	2 546	2 515
Fire inspections	2 620	2 600	2 600	2 500	2 509	2 480	2,436	2 485	2 765	2 463	2 611
Number of full-time firefighters	47	47	45	45	45	45	45	45	45	45	46
Basic Life Support Transports	1 000	966	661	966	1 059	1 055	1,162	1 137	1 099	1 141	
Paramedic Transports	1 200	1 185	1 401	1 185	1,212	1 091	977	910	863	823	
<b>Highway</b>											
Miles of crack sealing	20	20	15	31	26	38	28	32	30	28	31
Trees pruned	800	677	1533	1326	1500	679	704	1 053	1,427	2 176	927
Vehicles maintained	177	177	171	170	168	167	167	167	165	165	165
<b>Solid waste</b>											
Non-recyclable refuse collected (tons)	8450	8407	8384	8179	8259	7 923	7972	8 205	8 353	8 320	7 762
Recyclables collected (tons)	2700	2718	2786	2766	2975	3 479	3114	2 737	2 813	2 693	2 676
Yard waste (tons)	300	285	250	340	332	221	322	335	274	295	375
<b>Health</b>											
Home visits				767	951	1 180	1 276	1 435	1 213	1 383	1 616
Immunization clinic v sits	1400	1400	1414	1334	2032	2 130	1 825	2 488	2 653	3 660	8 658
Sanitarian inspections	300	246	298	356	340	429	383	438	298	366	380
<b>Animal control</b>											
Animal control pickups	145	141	129	106	116	122	104	92	120	167	126
<b>Library</b>											
Circulation	390 000	390 701	409 974	439 962	474 658	465 656	477 991	502 989	514 163	519 580	519 054
Collection size	134 000	135 686	134 896	133 556	132 330	139 772	140 000	144 000	142 000	140 000	135 688
Internet use	15 000	20 000	22 261	24 850	28 239	30 970	33 507	39 976	49 638	50 369	50 222
<b>Sanitary sewer</b>											
Number of customers	11 350	11 300	11 200	10 231	10 198	10 090	10 060	10 010	9 970	9 775	9 883
Feet of sewer cleaned	220 000	250 000	258 000	255 000	260 000	255 000	250 000	250 000	217 000	218 000	250 000
<b>Water</b>											
Number of customers -average	8 475	8 375	8 270	8 220	8 172	7 978	7 930	7 931	7 850	7 807	7 756
Average daily consumption	2 800 000	2 850 000	2 850 000	2 800 000	2 800 000	2 800 000	2 400 000	2 615 000	2 370 000	2 298 000	2 461 276
Peak daily consumption	4,220 000	4 375 000	4 001 000	4 788 000	4 868 200	4 969 000	6,770 000	6 770 000	5,604 000	4 212 000	4 803 000

Source City Budget Document in 2013 Internet session length increased to 2 hours from one

**CITY OF FRANKLIN, WISCONSIN**  
Capital Asset Statistics by Function/Program  
Last Ten Years

	2019	2018	2017	2016	2015	2014	2013	2012	2011	2010
Area in square miles	34.5	34.5	34.5	34.5	34.5	34.5	34.5	34.5	34.5	34.5
Area in acres										
Taxable acres (approximate)	15,027	14,963	14,432	14,967	14,984	15,038	14,889	14,804	15,474	15,550
Acres developed (approximate)	9,858	9,711	9,175	9,679	9,681	9,694	9,540	9,410	11,336	11,329
Acres in park and open space	5,169	5,242	5,257	5,288	5,303	5,167	4,928	4,854	3,873	3,873
Miles of road										
State		16.85	16.85	16.85	16.85	16.85	16.85	16.85	16.85	16.85
County		19.49	19.49	21.24	23.24	23.74	23.74	23.74	23.74	23.74
Local		171.25	171.00	169.25	167.05	166.32	166.07	166.51	165.97	165.97
Fire protection and ambulance service										
Number of manned fire stations		3	3	3	3	3	3	3	3	3
Police protection										
Number of stations		1	1	1	1	1	1	1	1	1
Number of sub stations		1	1	1	1	1	1	1	1	1
Sewer and water service										
Miles of sanitary sewer	199.0	195.5	195	194	193	191	185	185	185	185
Miles of watermain	174.5	171.5	171	170	169	168	167	167	167	166
Number of fire hydrants	2665	2595	2579	2565	2155	2,145	2,130	2,120	2,115	2,111
Recreation and culture										
Number of trails			12	11	11	11	10	10	7	7
Number of city parks			13	12	12	12	12	12	12	12
Number of county parks			8	8	8	8	8	8	8	8
Number of libraries			1	1	1	1	1	1	1	1
Municipal buildings (square footage)										
City hall	47,206	47,206	47,206	47,206	47,206	47,206	47,206	47,206	47,206	47,206
Law enforcement building	68,300	68,300	68,300	68,300	68,300	68,300	68,300	68,300	68,300	68,300
Fire stations	37,750	37,750	37,750	37,750	37,750	37,750	37,750	37,750	37,750	37,750
Library	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000
Public works building	45,450	45,450	45,450	45,450	45,450	45,450	45,450	45,450	45,450	45,450
Sewer & water building	23,215	23,215	23,215	23,215	23,215	6,620	6,620	6,620	6,620	6,620

Source: City of Franklin records

<b>APPROVAL</b>  <i>slw</i>	<b>REQUEST FOR COUNCIL ACTION</b>	<b>MEETING DATE</b>  <b>5/19/2020</b>
<b>REPORTS &amp; RECOMMENDATIONS</b>	<b>PURCHASE OF MOBILE DATA COMPUTERS FOR THE POLICE DEPARTMENT</b>	<b>ITEM NUMBER</b>  <i>6.3.</i>

The 2020 Budget contains approved funding of \$13,500 designated for the replacement of Mobile Data Computers (MDCs) for squad cars in the Police Department.

The warranties for the existing MDC's needing replacement are expiring this month. The cost of extending the warranties an additional year is \$1,852.00.

To avoid having to extend the warranties, the police department requests approval to the purchase of 4 new Patrol PC(s) for the amount of \$13,500.

#### REQUESTED COUNCIL ACTION

Motion to approve the purchase of 4 Mobile Data Computers for the police department at a cost of \$13,500.

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APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE  05/19/20
REPORTS & RECOMMENDATIONS	AN ORDINANCE TO AMEND THE UNIFIED DEVELOPMENT ORDINANCE (ZONING MAP) TO REZONE LOT 84 OF THE APPROVED FINAL PLAT FOR “RYAN MEADOWS” SUBDIVISION FROM M-1 LIMITED INDUSTRIAL DISTRICT TO M-2 GENERAL INDUSTRIAL DISTRICT (GENERALLY LOCATED ON THE EAST SIDE OF MONARCH DRIVE, SOUTH OF CHICORY STREET, AREA COMMONLY KNOWN AS AREA G) (APPROXIMATELY 24.0541 ACRES) (MILLS HOTEL WYOMING, LLC, APPLICANT)	ITEM NUMBER  <i>G.4.</i>

On March 19, 2020, the Plan Commission carried *a motion to recommend approval of an Ordinance to amend the Unified Development Ordinance (zoning map) to rezone Lot 84 of the approved final plat for “Ryan Meadows” subdivision from M-1 limited industrial district to M-2 general industrial district (generally located on the east side of Monarch Drive, south of Chicory Street, area commonly known as Area G) (approximately 24.0541 acres).*

On February 14, 2020, in conjunction with this rezoning request, Copart of Connecticut, Inc. filed a Site Plan Application for the development of a 7,200 square foot building and a 25-acre vehicle storage yard. 10 acres of the Copart facility would be located in the southern portion of Lot 84. This information is included in the packet for reference.

Additionally, a Certified Survey Map (CSM) to subdivide the subject property is scheduled for this meeting. The land division request will accommodate the proposed Copart, Inc. Site Plan, which utilizes Lot 2 of the CSM for the storage of vehicles and an emergency ingress/egress from Monarch Drive.

Section 5 may be deleted because the Ryan Meadows subdivision has been recorded.

#### COUNCIL ACTION REQUESTED

A motion to adopt Ordinance No. 2020-\_\_\_\_\_, an Ordinance to amend the Unified Development Ordinance (zoning map) to rezone Lot 84 of the approved final plat for “Ryan Meadows” subdivision from M-1 limited industrial district to M-2 general industrial district (generally located on the east side of Monarch Drive, south of Chicory Street, area commonly known as Area G) (approximately 24.0541 acres) (Mills Hotel Wyoming, LLC, applicant).



STATE OF WISCONSIN

CITY OF FRANKLIN

MILWAUKEE COUNTY

[Draft 4-3-20]

ORDINANCE NO. 2020-\_\_\_\_\_

AN ORDINANCE TO AMEND THE UNIFIED DEVELOPMENT ORDINANCE  
(ZONING MAP) TO REZONE LOT 84 OF THE APPROVED FINAL PLAT FOR  
“RYAN MEADOWS” SUBDIVISION FROM M-1 LIMITED INDUSTRIAL  
DISTRICT TO M-2 GENERAL INDUSTRIAL DISTRICT  
(GENERALLY LOCATED ON THE EAST SIDE OF MONARCH DRIVE,  
SOUTH OF CHICORY STREET, AREA COMMONLY KNOWN AS AREA G)  
(APPROXIMATELY 24.0541 ACRES)  
(MILLS HOTEL WYOMING, LLC, APPLICANT)

---

WHEREAS, Mills Hotel Wyoming, LLC having petitioned for the rezoning of Lot 84 of the approved Final Plat for “Ryan Meadows” Subdivision from M-1 Limited Industrial District to M-2 General Industrial District, such land being generally located on the east side of Monarch Drive, south of Chicory Street, area commonly known as Area G *[this Rezoning application is being submitted in conjunction with a Site Plan application for Copart, Inc., which is a global online vehicle auction company]*; and

WHEREAS, a public hearing was held before the City of Franklin Plan Commission on the 9th day of April, 2020, upon the aforesaid petition and the Plan Commission thereafter having determined that the proposed rezoning would promote the health, safety and welfare of the City and having recommended approval thereof to the Common Council; and

WHEREAS, the Common Council having considered the petition and having concurred with the recommendation of the Plan Commission and having determined that the proposed rezoning is consistent with the 2025 Comprehensive Master Plan of the City of Franklin, Wisconsin and would promote the health, safety and welfare of the Community.

NOW, THEREFORE, the Mayor and Common Council of the City of Franklin, Wisconsin, do ordain as follows:

SECTION 1:           §15-3.0102 (Zoning Map) of the Unified Development Ordinance of the City of Franklin, Wisconsin, is hereby amended to provide that the zoning district designation for the property described below be changed from M-1 Limited Industrial District to M-2 General Industrial District:

Part of Lots 2 and Outlot 1, of Certified Survey Map No. 9095 as recorded in the Register of Deeds office for Milwaukee County as Document No. 10830741, being a part of the Northwest 1/4 and Southwest 1/4 of the Northeast 1/4 and the Northeast 1/4 and Southeast 1/4 of the Northwest 1/4 and the Northeast 1/4 of the Southwest 1/4, all

in Section 30, Township 5 North, Range 21 East, in the City of Franklin, Milwaukee County, Wisconsin, described as follows: Commencing at the southwest corner of the Northwest 1/4 of said Section 30; thence South 89°39'32" East along the south line of said Northwest 1/4, 2142.90 feet to the Point of Beginning; Thence North 53°44'29" East, 35.97 feet to a point of curvature; thence northeasterly 106.76 feet along the arc of said curve to the left, whose radius is 270.00 feet and whose chord bears North 42°24'51" East, 106.06 feet; thence North 31°05'13" East, 282.33 feet to a point of curvature; thence northeasterly 183.30 feet along the arc of said curve to the left, whose radius is 270.00 feet and whose chord bears North 11°38'18" East, 179.80 feet; thence North 07°48'36" West, 543.63 feet to a point of curvature; thence northwesterly 241.78 feet along the arc of said curve to the left, whose radius is 270.00 feet and whose chord bears North 33°27'51" West, 233.79 feet; thence North 59°07'06" West, 82.77 feet; thence North 14°02'32" West, 27.27 feet; thence North 30°52'54" East, 29.00 feet to a point of curvature; thence northeasterly 114.43 feet along the arc of said curve to the right, whose radius is 190.00 feet and whose chord bears North 48°08'09" East, 112.71 feet; thence North 65°23'24" East, 245.97 feet to a point of curvature; thence northeasterly 181.45 feet along the arc of said curve to the left, whose radius is 535.00 feet and whose chord bears North 55°40'26" East, 180.58 feet; thence North 45°57'27" East, 53.22 feet; thence South 44°24'10" East, 200.97 feet; thence South 00°34'43" East, 365.13 feet; thence South 89°25'17" West, 116.04 feet; thence South 01°10'06" East, 1155.10 feet to the south line of said Outlot 1; thence North 89°42'41" West along said south line 35.01 feet to the southwest corner of the Northeast 1/4 of said Section 30; thence South 00°34'05" West along the east line of said Outlot 1, 667.46 feet to the southeast corner of said Outlot 1; thence North 89°47'21" West along a south line of said Outlot 1, 662.96 feet to the southwest corner of said Outlot 1; thence North 00°34'08" West along the west line of said Outlot 1, 570.47 feet; thence North 53°44'29" East, 165.19 feet to the Point of beginning. Containing 1,047,796 square feet (24.0541 acres) of land, more or less. Tax Key No. part of 891-9010-002.

SECTION 2: The terms and provisions of this ordinance are severable. Should any term or provision of this ordinance be found to be invalid by a court of competent jurisdiction, the remaining terms and provisions shall remain in full force and effect.

SECTION 3: All ordinances and parts of ordinances in contravention to this

ordinance are hereby repealed.

SECTION 4: This ordinance shall take effect and be in force from and after its passage and publication.

SECTION 5: This Rezoning shall be contingent upon the recording of the Final Plat for the Ryan Meadows Subdivision.

Introduced at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020, by Alderman \_\_\_\_\_.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

APPROVED:

\_\_\_\_\_  
Stephen R. Olson, Mayor

ATTEST:

\_\_\_\_\_  
Sandra L. Wesolowski, City Clerk

AYES \_\_\_\_\_ NOES \_\_\_\_\_ ABSENT \_\_\_\_\_

**CITY OF FRANKLIN****REPORT TO THE PLAN COMMISSION****Meeting of May 7, 2020****Rezoning and Site Plan**


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**RECOMMENDATION:** City Development Staff recommends approval of the Rezoning application submitted by Bear Development, LLC and Site Plan submitted by Copart of Connecticut, Inc. subject to the conditions in the draft ordinance and draft resolution.

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<b>Project Name:</b>	Copart of Connecticut, Inc.
<b>Project Location:</b>	10082 S 124th Street. Not Assigned/891-9010002, 939-9994-000, and 939-9995-000
<b>Property Owner:</b>	Mills Hotel Wyoming (891-9010-002), Franklin Mills, LLC (939-9995-000), and Mathson, Daniel L & Virginia K (Mathson, Robert ET AL) (939-9994-000)
<b>Applicant:</b>	Daniel Szczap. Bear Development, LLC Mason Laycock. Copart of Connecticut, Inc.
<b>Current Zoning:</b>	M-1 Limited Industrial District
<b>Proposed Zoning:</b>	M-2 General Industrial District
<b>2025 Comprehensive Plan:</b>	Business Park and Areas of Natural Resource Features
<b>Applicant's Action Requested:</b>	Recommendation of approval of the Rezoning and approval of the proposed Site Plan.

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**Introduction**

Please note:

- Staff recommendations are underlined, in italics and are included in the draft ordinance.
- Staff suggestions are only underlined and are not included in the draft resolution.

On February 10, 2020, Bear Development, filed an application requesting to rezone Lot No. 84 of the Ryan Meadows Subdivision development from M-1 Limited Industrial District to M-2 General Industrial District.

On February 14, 2020, in conjunction with the Rezoning Application, Copart of Connecticut, Inc. filed a Site Plan Application for the development of a 7,200 square foot building and a 25-acre vehicle storage yard.

**Project Description and Analysis****Rezoning Application:**

As indicated, Bear Development is proposing to rezone the proposed Lot 84 of the Ryan Meadows subdivision to the M-2 District to accommodate the Copart, Inc. development. Copart, Inc. is a global online vehicle auction company specializing in asset liquidation and is classified under Standard Industrial Classification (SIC) No. 5012 Automobiles and other Motor Vehicles, which is a Permitted Use in the M-2 Zoning District, see definition below:

### **SIC 5012 - Automobiles and Other Motor Vehicles**

*Establishments primarily engaged in the wholesale distribution of new and used passenger automobiles, trucks, trailers, and other motor vehicles, including motorcycles, motor homes, and snowmobiles*

This Copart facility is not considered a salvage yard or junkyard because the applicant stated that *all Assets are liquidated intact, meaning no dismantling, draining of fluids, crushing, or sale of parts occurs at a Copart facility*. Junkyards are classified under SIC 5093 Scrap and Waste Materials, and defined as: *Establishments primarily engaged in assembling, breaking up, sorting, and wholesale distribution of scrap and waste materials. This industry includes auto wreckers engaged in dismantling automobiles for scrap [emphasis added]* It is noted that scrap facilities are permitted in the M-1 District but not permitted in the M-2 District.

As the subject parcel does not yet exist, and to not create split zoning in violation of Section 15-3.0103 of the UDO, the Rezoning shall be contingent upon the recording of the Final Plat for the Ryan Meadows Subdivision. Also, a Certified Survey Map to divide Lot 84 into two lots is scheduled for this Plan Commission meeting.

The area to be rezoned is designated as Business Park and Areas of Natural Resource Features on the City's 2025 Future Land Use Map. The proposed rezoning to the M-2 District is consistent with the City's Comprehensive Master Plan; therefore, an amendment is not required.

With that said, the M-2 District intent should be considered to ensure that the rezoning is consistent with the City's overall plan for the larger surrounding area as an industrial park. The M-2 District intent is below for review.

#### **§ 15-3.0310**

##### ***M-2 General Industrial District***

##### ***A. District Intent.***

##### ***1. The M-2 General Industrial District is intended to:***

- a Provide for manufacturing, industrial, warehousing, and uses of a more general and less restrictive nature and size than either the M-1 or BP Districts.*
- b. Be used in locations where the relationship to surrounding land use would create fewer problems of compatibility.*

##### ***2. The M-2 District is not intended to:***

- a Abut residential zoning districts.*
  - b. Accommodate industrial or business parks under unified design and ownership which exceed 20 acres in area.*
- The community character of the M-2 District is SUBURBAN as set forth in the City of Franklin Comprehensive Master Plan.*

For example, some land uses that are permitted/special in the M-2 District but not permitted in the M-1 District include: ship building, metal fabrication, soap manufacturing, paper mills, sawmills and heavy construction. In contrast, the following land uses are permitted in the M-1

District but not in the M-2 District: wholesale trade (professional equipment, groceries, meats, fruits, paper, furniture, etc.), scrap facilities, general and refrigerated warehousing, manufacturing of instruments, laboratory equipment and special trade contractors (special use required).

Per Memorandum sent to the applicant on March 10, 2020, staff commented that a landscape bufferyard shall be required along the eastern boundary to ameliorate any potential nuisance between the existing residential zoning district and the proposed M-2 General Industrial District. The applicant added such landscape bufferyard to the landscape plan as well as a masonry fence. However, staff recommends that a tree survey shall be provided for all landscape bufferyard areas prior to the issuance of a building permit in accordance with Section 15-7.0301.G of the UDO.

With regards to adjacent residential districts to the north and south, Bear Development, LLC submitted a landscape bufferyard easement as a condition of approval for Certified Survey Map set forth in Resolution 2019-7565. Furthermore, an approved conservation easement on the southern portion of Lot 84 would act as buffer to the south.

#### **Site Plan Application:**

Again, Copart of Connecticut, Inc. has applied for a Site Plan for the development of a 7,200 square foot building and a 25-acre storage yard for approximately 5,080 vehicles.

The development is proposed on approximately 44-acres, of which about .5-acres are located within the City of Muskego. The development consists of the building, which contains office and shop space, as well as associated parking, landscaping, lighting, fencing, and storm water management facilities. In addition, the site plan includes a drop lot for receiving vehicles and a significant amount of space dedicated for vehicle storage.

The 44 acres includes Lot 1 of the previously approved CSM, which has not yet been recorded, as well as the southern portion of Lot 84, which also has not yet been created. The Ryan Meadows subdivision plat still needs to be recorded. As such, the Copart, Inc. Site Plan shall be contingent upon the recording of a CSM or land transfer, as may be allowed, to combine the southern portion of Lot 84 of the Ryan Meadows subdivision and Lot 1 of the previously approved CSM for the redivision of parcels bearing Tax Key Nos. 939-9994-000 and 939-9995-000.

The site will be accessible from 124<sup>th</sup> Street through the .5-acre portion of land that is within the City of Muskego. An emergency fire access will be provided from Monarch Drive. The applicant is proposing a 28-foot wide entrance drive with heavy-duty pavement. Note that per Section 15-5.0207B., driveways shall not exceed 24 feet at the street right-of-way line and 30-feet at the roadway, unless a greater distance is approved by the Plan Commission. Approval of the proposed Site Plan will constitute the Plan Commission's approval of the entrance drive as proposed by the applicant.

The site plan includes 41 parking spaces, including two ADA accessible spaces, which is in conformance with Table 15-5.0202(I)(1). The UDO recommends junkyards provide two parking

spaces per 1,000 square feet of roofed area, plus one space per 15,000 square feet of outside storage area.

*According to the applicant, Copart's operations are very unique compared to most facilities that have outdoor storage. Their operation does not allow the public in the storage yard or beyond the building. That being said, most of the personal vehicle traffic at a Copart Facility is employees and the adequate number of parking stalls needed are far less than a typical outdoor storage facility. The applicant is requesting a reduction in the number of parking stalls at this Facility to 41 stalls, two of which are accessible spaces to meet the current City code and ADA Standards.*

The Plan Commission may approve increases or reductions from this Standard Parking Ratio. Alternatively, if determined the use is not appropriately classified as a junk yard, the Plan Commission may determine the amount of parking required per Section 15-5.0203E. of the UDO.

All parking spaces within the parking lot in front of the building are 9-feet wide and 20-feet long (180 square feet) and drive aisles are 24-feet wide in compliance with UDO standards.

#### **Landscape Plan:**

According to the applicant, 64.9% of the site consists of impervious surfaces, resulting in a 35.1% Landscape Surface Ratio, which complies with the M-2 District minimum LSR of 35%.

The UDO requires one planting of each type (Canopy/Shade Trees, Evergreens, Decorative Trees, and Shrubs) per five provided parking spaces. With 41 proposed parking spaces, nine plantings of each type are required. However, as the property abuts residentially zoned properties, an additional 20% of plantings is required. Therefore, 11 plantings of each type are required.

The Landscape Plan includes 11 Canopy/Shade Trees, 11 Evergreens, 11 Decorative Trees, and 15 Shrubs. Therefore, it complies with UDO Table 15-5.0302.

Per UDO Section 15-5.0303.D., permanent, on-site irrigation is required for all new living landscape areas. The applicant is proposing temporary irrigation until the plantings are established. According to the applicant: *planting species have been specifically chosen to be tolerable of drought conditions, so permanent irrigation should not be needed.*

#### **Natural Resource Protection Plan:**

All protected natural resource features shall be placed within a Conservation Easement, approved by the Common Council and recorded with the Milwaukee County Register of Deeds, prior to the issuance of building permits. It is noted that Bear Development, LLC is preparing conservation easements for natural resources within lot 1 of previously approved CSM (Res. 2019-7565), and that the conservation easement for the southern portion of Lot 84 has been approved but not yet recorded.

The Site Plan will also be contingent upon the approval of the Natural Resources Special Exception (NRSE) application to allow for impacts to wetlands, wetland buffers and wetland setbacks. The NRSE request is scheduled for this April 9, 2020, Plan Commission meeting.

#### **Lighting Plan:**

The applicant is requesting to defer the requirement of a Lighting Plan set forth in Division 15-5.0400 of the UDO as a condition of approval.

#### **Stormwater management:**

The applicant has provided detailed engineering plans. Staff recommends that a final utility, grading, erosion control and storm water management shall be subject to review and approval by the Engineering Department, prior to issuance of a Building Permit.

#### **Architecture:**

Staff suggests that the architecture and building materials proposed be reconsidered. Furthermore, metal is not recommended to be used as a primary building material, staff is suggesting brick or stone as exterior materials.

#### **Signage:**

Sign plans have not been provided. It is recommended that all proposed signage shall comply with the requirements of Chapter 210 of the City's Municipal Code and must receive a Sign Permit from the Inspection Department prior to installation.

#### **Recommendation**

It is recommended that the Plan Commission recommend approval of the Rezoning application and approve the Site Plan, subject to the conditions in the attached draft resolution.

Additionally, the applicant is requesting the following:

1. A reduction in the number of parking stalls at this Facility to 41 stalls, two of which are accessible spaces to meet the current City code and ADA Standards.

Staff comment: The Plan Commission may approve increases or reductions from this Standard Parking Ratio. Alternatively, if determined the use is not appropriately classified as a junk yard, the Plan Commission may determine the amount of parking required per Section 15-5.0203E. of the UDO. For example, if considered as a junkyard for the purpose of parking requirements, the parking ratio would be 1/15,000 of outside storage area, resulting in 73 parking stalls.

2. A 28-foot wide drive to the west, while the UDO requires driveway width not to exceed 24 feet.

Staff comment: Per UDO §15-5.0207B., the width of a driveway shall not exceed 24 feet at the street right-of-way line and 30-feet at the roadway, unless a greater distance is approved by the Plan Commission. The applicant stated that the *driveway is 28-foot wide to comply with*



*the WisDOT commercial development standards. We feel this is acceptable because this will be a shared driveway when Lot 1 of CSM 11704 (to the north) is developed.*

3. Approval of the proposed fences with a height of 8 feet, including a metal panel fencing and a decorative masonry fencing, as shown in plan sheet 13/16 "Details".

Staff comment: In memorandum dated March 13, 2020, staff recommended landscape plantings between the metal panel fencing and South 124<sup>th</sup> Street. The applicant has addressed this recommendation.

4. Temporary irrigation in lieu of permanent irrigation, the applicant is proposing drought-tolerant plantings.

Staff comment: Permanent irrigation is a requirement of the UDO. Staff is proposing two alternatives: permanent irrigation and/or a 2-year planting guarantee.

- Pursuant to Unified Development Ordinance §15-5.0303.D., the applicant shall revise the Landscape Plan to include permanent, on-site irrigation for all new living landscape areas.

AND/OR

- Pursuant to Unified Development Ordinance §15-5.0303.G.3., any plant materials included in an approved landscaping plan that do not survive a plant establishment period of two years after installation shall be replaced by applicant, owner(s) of the property, successors and assigns, with plant material(s) of the same or like species of equal size within the next planting season, but in any event, within six months of the plant material(s)' demise.

## RESOLUTION NO. 2020-\_\_\_\_\_

A RESOLUTION APPROVING A SITE PLAN FOR CONSTRUCTION  
OF A 7,200 SQUARE FOOT BUILDING AND VEHICLE STORAGE YARD,  
ALONG WITH ASSOCIATED PARKING, LANDSCAPING, LIGHTING,  
FENCING, STORMWATER MANAGEMENT FACILITIES AND A DROP LOT  
FOR RECEIVING VEHICLES, FOR A GLOBAL ONLINE VEHICLE AUCTION  
COMPANY SPECIALIZING IN ASSET LIQUIDATION SERVICES  
(10082 SOUTH 124TH STREET)  
(COPART OF CONNECTICUT, INC., APPLICANT)

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WHEREAS, Copart of Connecticut, Inc. having applied for approval of a proposed site plan for construction of a 7,200 square foot building and vehicle storage yard for Copart, Inc. (on approximately 44-acres (approximately .5 acres are located within the City of Muskego)), a global online vehicle auction company specializing in asset liquidation services (including short-term storage and sales of assets, and ancillary receiving, shipping, lien sale and administrative activities-all assets liquidated intact) to institutional, commercial and private owners of used undamaged and damaged vehicles, trailers, watercraft, and powersports, industrial and construction equipment, the development consisting of a building containing an office and shop space, as well as associated parking, landscaping, lighting, fencing, storm water management facilities, and a drop lot for receiving vehicles (a significant amount of space is dedicated for vehicle storage), with hours of operation Monday through Friday, from 8:00 a.m. to 5:00 p.m., at 10082 South 124th Street *[this Site Plan application is being submitted in conjunction with a Rezoning application for Mills Hotel Wyoming, LLC, requesting to rezone the property from M-1 Limited Industrial District to M-2 General Industrial District]*; and

WHEREAS, the Plan Commission having reviewed such proposal and having found same to be in compliance with the applicable terms and provisions of §15-3.0421 of the Unified Development Ordinance and in furtherance of those express standards and purposes of a site plan review pursuant to Division 15-7.0100 of the Unified Development Ordinance.

NOW, THEREFORE, BE IT RESOLVED, by the Plan Commission of the City of Franklin, Wisconsin, that the Site Plan for the construction of a 7,200 square foot building and vehicle storage yard for Copart, Inc., as well as associated parking, landscaping, lighting, fencing, storm water management facilities, and a drop lot for receiving vehicles, as depicted upon the plans date-stamped March 31, 2020, attached hereto and incorporated herein, is hereby approved, subject to the following terms and conditions:

1. The property subject to the Site Plan shall be developed in substantial compliance with, and operated and maintained pursuant to the Site Plan for the Copart of

COPART OF CONNECTICUT, INC. – SITE PLAN  
RESOLUTION NO. 2020-\_\_\_\_\_

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Connecticut, Inc. “Copart, Inc.” vehicle auction company date-stamped March 31, 2020.

2. Copart of Connecticut, Inc., successors and assigns, and any developer of the Copart of Connecticut, Inc. “Copart, Inc.” vehicle auction company construction project, shall pay to the City of Franklin the amount of all development compliance, inspection and review fees incurred by the City of Franklin, including fees of consults to the City of Franklin, for the Copart of Connecticut, Inc. “Copart, Inc.” vehicle auction company construction project, within 30 days of invoice for same. Any violation of this provision shall be a violation of the Unified Development Ordinance, and subject to §15-9.0502 thereof and §1-19. of the Municipal Code, the general penalties and remedies provisions, as amended from time to time.
3. The approval granted hereunder is conditional upon the Copart of Connecticut, Inc. “Copart, Inc.” vehicle auction company construction project (i) being in compliance with all applicable governmental laws, statutes, rules, codes, orders and ordinances; and (ii) obtaining all other governmental approvals, permits, licenses and the like, required for and applicable to the project to be developed and as presented for this approval.
4. That the Copart of Connecticut, Inc. “Copart, Inc.” vehicle auction company construction project shall be developed and constructed pursuant to such Site Plan within one year from the date of adoption of this Resolution, or this Resolution and all rights and approvals granted hereunder shall be null and void, without any further action by the City of Franklin.
5. This Site Plan shall be contingent upon the recording of a CSM or land transfer, as may be allowed, to combine the southern portion of Lot 84 of the Ryan Meadows subdivision and Lot 1 of the previously approved CSM for the redivision of parcels bearing Tax Key Nos. 939-9994-000 and 939-9995-000.
6. This Site Plan shall be contingent upon the approval of the Natural Resources Special Exception (NRSE) application to allow for impacts to wetlands, wetland buffers and wetland setbacks.
7. Conservation and landscape bufferyard easements shall be recorded with the Milwaukee County Register of Deeds, prior to issuance of a Building Permit.
8. Pursuant to Unified Development Ordinance Division 15-5.0400, the applicant shall submit a Lighting Plan for Department of City Development review and approval, prior to issuance of a Building Permit.

COPART OF CONNECTICUT, INC. – SITE PLAN

RESOLUTION NO. 2020-\_\_\_\_\_

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9. Pursuant to Unified Development Ordinance §15-7.0301.G, the applicant shall submit a tree survey of the areas designated as Landscape Bufferyard Easement.
10. Final utility, grading, erosion control and storm water management shall be subject to review and approval by the Engineering Department, prior to issuance of a Building Permit.
11. All signage shall comply with the requirements of Chapter 210 of the City's Municipal Code and must receive a Sign Permit from the Inspection Department prior to installation.
12. Compaction of soils shall be reviewed and approved by staff prior to the placement of gravel.
13. The applicant shall submit a revised site plan depicting a masonry fence parallel to the west property line to be constructed by the applicant instead of the proposed metal panel fencing.
14. Permanent irrigation is not required as long as the applicant submits a 2-year landscape planting guarantee to the Department of City Development prior to the issuance of building permits.
15. Pursuant to the Unified Development Ordinance §15-5.0203.E, the minimum required parking is 41 stalls.
16. Pursuant to the Unified Development Ordinance §15-5.0207.B, the width of the driveway shall not exceed 28 feet, measured at the west property line.
17. Pursuant to the Unified Development Ordinance §15-3.0803.C.2.b, the metal panel fence and the masonry fence shall not exceed 8 feet in height.

Introduced at a regular meeting of the Plan Commission of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

Passed and adopted at a regular meeting of the Plan Commission of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

APPROVED:

\_\_\_\_\_  
Stephen R. Olson, Chairman

COPART OF CONNECTICUT, INC. – SITE PLAN  
RESOLUTION NO. 2020-\_\_\_\_\_

Page 4

ATTEST:

\_\_\_\_\_  
Sandra L. Wesolowski, City Clerk

AYES \_\_\_\_\_ NOES \_\_\_\_\_ ABSENT \_\_\_\_\_



Table 15-3.0502

## Worksheet for the Calculation of Base Site Area for Both Residential and Nonresidential Development

STEP 1	Indicate the total gross site area (in acres) as determined by an actual on-site boundary survey of the property	43.56	acres
STEP 2	Subtract (-) land which constitutes any existing dedicated public street rights-of-way, land located within the ultimate road rights-of-way of existing roads, the rights-of-way of major utilities, and any dedicated public park and/or school site area	1.83	acres
STEP 3	Subtract (-) land which, as a part of a previously approved development or land division, was reserved for open space	0	acres
STEP 4	In the case of "Site Intensity and Capacity Calculations" for a proposed residential use, subtract (-) the land proposed for nonresidential uses. or In the case of "Site Intensity and Capacity Calculations" for a proposed nonresidential use, subtract (-) the land proposed for residential uses	0	acres
STEP 5	Equals "Base Site Area"	41.73	acres

Table 15-3.0503

## Worksheet for the Calculation of Resource Protection Land

Natural Resource Feature	Protection Standard Based Upon Zoning District Type			Acres of Land in Resource Feature	
	Agricultural	Residential	Non-Residential		
Steep Slopes:					
10-19%	0 00	0 60	0 40	-	-
20-30%	0 65	0 75	0 70	-	-
+30%	0 90	0 85	0 80	-	-
Woodlands & Forests.					
Mature	0 70	0 70	0 70	-	-
Young	0 50	0 50	0 50	-	-
Lakes & Ponds	1 00	1 00	1 00	-	-
Streams	1 00	1 00	1 00	-	-
Shore Buffer	1 00	1 00	1 00	-	-
Floodplains	1 00	1 00	1 00	-	-
Wetland Buffers	1 00	1 00	1 00	1x2 29	2 29
Wetlands & Shoreland	1 00	1 00	1 00	1x1 62	1 62
Total Resource Protection Land				3.91 Acres	



**Table 15-3.0505**

**Worksheet for the Calculation of Site Intensity and Capacity for Nonresidential Development**

<b>STEP 1:</b>	Calculate minimum required landscape surface Base Site Area x Landscape Surface Ratio = <b>Minimum Required On-Site Landscape Surface</b>	14.61	acres
<b>STEP 2:</b>	Calculate Net Buildable Site Area Base Site Area - Total Resource Protection Land or Min Required Landscape Surface = <b>Net Buildable Site Area</b>	27.12	acres
<b>STEP 3:</b>	Calculate Maximum Net Floor Area Yield of Site Net Buildable Site Area x NFAR = <b>Maximum Net Floor Area Yield of Site</b>	23.06	acres
<b>STEP 4:</b>	Calculate Maximum Gross Floor Area Yield of Site Base Site Area x GFAR = <b>Maximum Gross Floor Area Yield of Site</b>	22.95	acres
<b>STEP 5:</b>	Determine Maximum Permitted Floor Area of Site Lowest of MNFAY/MGFAY x 43.560	22.95	acres



**COPART**  
FRANKLIN, WI

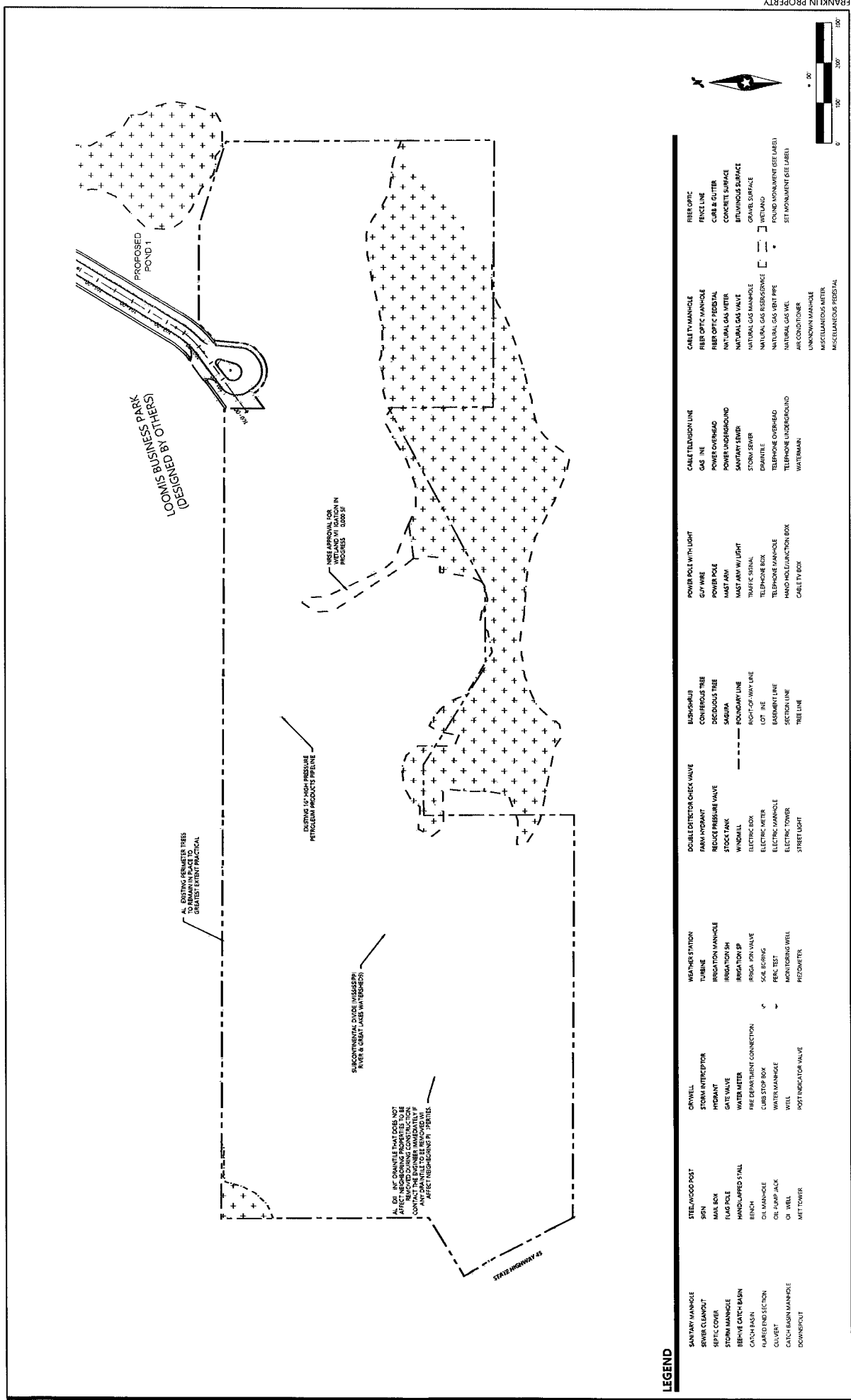
**BUCKEYE LOCAL CONTACT**  
**ARIC AUFDERMAUER**  
**WEST SHORE PIPELINE/BUCKEYE PARTNERS**  
**414-391-8102**

INITIAL SUBMITTAL DATE 02/12/20 SHEET 1 OF 17

PROJECT NUMBER: 0023687 00

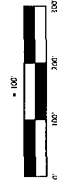
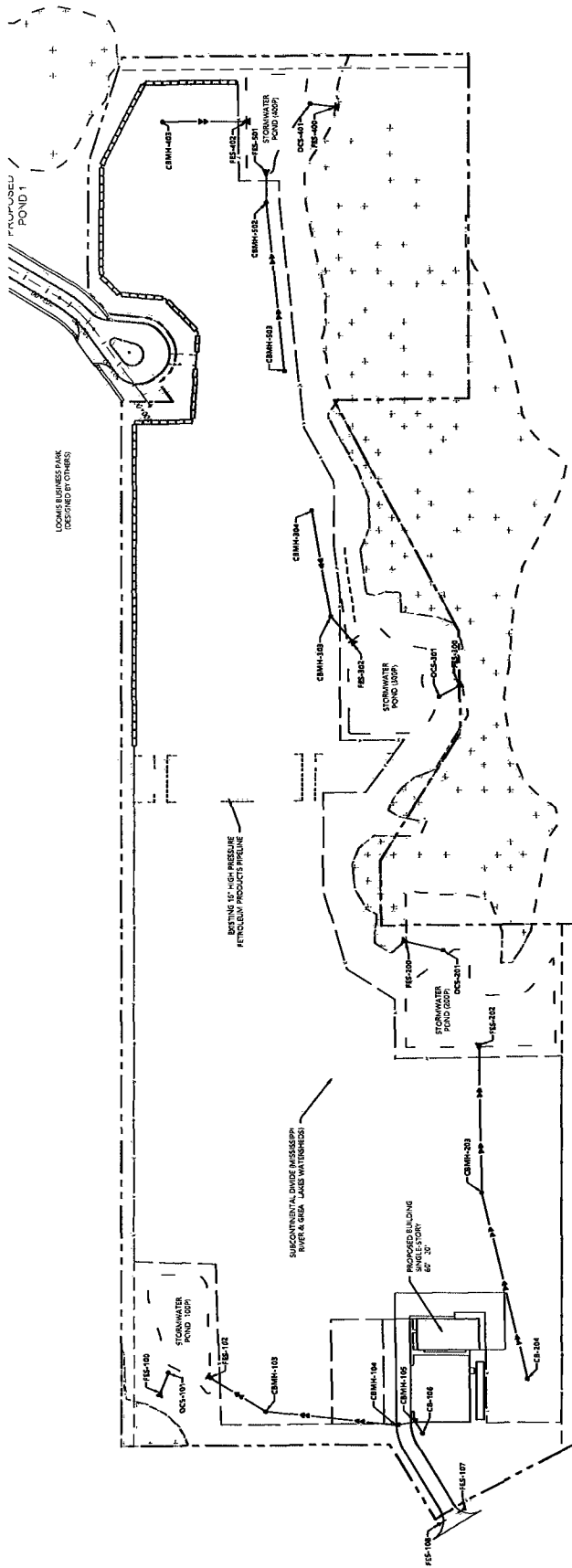
SHEET INDEX		SHEET NUMBER	SHEET TITLE
		1	Cover Sheet
		2	Existing Conditions
		3	Overall Plan
		4	Site Plan West
		5	Site Plan East
		6	Grading Plan West
		7	Grading Plan East
		8	Utility Plan West
		9	Utility Plan East
		10	Erosion Control Plan West
		11	Erosion Control Plan East
		12	Details
		13	Details
		14	Details
		15	Overall Landscape Plan
		16	Landscape Enlargement
		17	LANDSCAPE NOTES & DETAILS

[illegible]



**LEGEND**

SANITARY MANHOLE	STREET LIGHT	STORM INTERCEPTION	WATER STATION	DOUBLE DETECTOR CHECK VALVE	SUBPUMP	POWER POLE WITH LIGHT	CABLE TELEVISION LINE	CABLE MANHOLE	RIBB OPTIC
SEWER CLEANOUT	STORM INTERCEPTION	HYDRA-MANT	TURBINE	FANN HYDRA-MANT	CONFUSION TREE	GUY WIRE	GAS LINE	RIBB OPTIC MANHOLE	FENCE LINE
SEPTIC COVER	STORM INTERCEPTION	GATE VALVE	IRIGATION MANHOLE	REDUCE PRESSURE VALVE	DECIDUOUS TREE	POWER POLE	POWER OVERHEAD	RIBB OPTIC PEDestal	CURB & GUTTER
STORM MANHOLE	STORM INTERCEPTION	WATER METER	IRIGATION SP	STOCK TANK	SAGUO	MAST ARM W/ LIGHT	POWER UNDERGROUND	NATURAL GAS METER	CONCRETE SURFACE
BEFORE CATCH-BASIN	STORM INTERCEPTION	WATER METER	IRIGATION SP	WINDMILL	BOUNDARY LINE	TRAFFIC SIGNAL	SANITARY SEWER	NATURAL GAS VALVE	BRICKWORK SURFACE
CATCH-BASIN	STORM INTERCEPTION	WATER METER	IRIGATION SP	ELECTRIC BOX	RIGHT-OF-WAY LINE	TELEPHONE BOX	STORM SEWER	NATURAL GAS MANHOLE	GRAVEL SURFACE
FLARED END SECTION	STORM INTERCEPTION	WATER METER	IRIGATION SP	ELECTRIC METER	LOT LINE	TELEPHONE MANHOLE	DIAMETER	NATURAL GAS REBURNING	WETLAND
CATCH-BASIN	STORM INTERCEPTION	WATER METER	IRIGATION SP	ELECTRIC METER	BASEMENT LINE	TELEPHONE MANHOLE	TELEPHONE OVERHEAD	NATURAL GAS VENT PIPE	FOUND MONUMENT (SEE LABEL)
CLUTTER	STORM INTERCEPTION	WATER METER	IRIGATION SP	ELECTRIC TOWER	SECTION LINE	HAND HOUSING BOX	TELEPHONE UNDERGROUND	NATURAL GAS VENT PIPE	SET MONUMENT (SEE LABEL)
CATCH-BASIN MANHOLE	STORM INTERCEPTION	WATER METER	IRIGATION SP	STREET LIGHT	TREE LINE	CABLE TV BOX	WATERMAIN	AIR CONDITIONER	
DOWNSPOUT	STORM INTERCEPTION	WATER METER	IRIGATION SP					UNKNOWN MANHOLE	
	STORM INTERCEPTION	WATER METER	IRIGATION SP					MISCELLANEOUS PEDestal	
	STORM INTERCEPTION	WATER METER	IRIGATION SP						



**SHEET NUMBER:**

OVERALL PLAN 3 of 17

**Westwood**

Phone (120) 252-9455 2701 12th Street North, Suite 200  
Fax (202) 256-2301 St. Cloud, MN 56304  
Toll-Free (800) 272-9455 [www.westwood.com](http://www.westwood.com)

**Westwood Professional Services, Inc.**

**FRANKLIN PROPERTY**  
FRANKLIN, WI

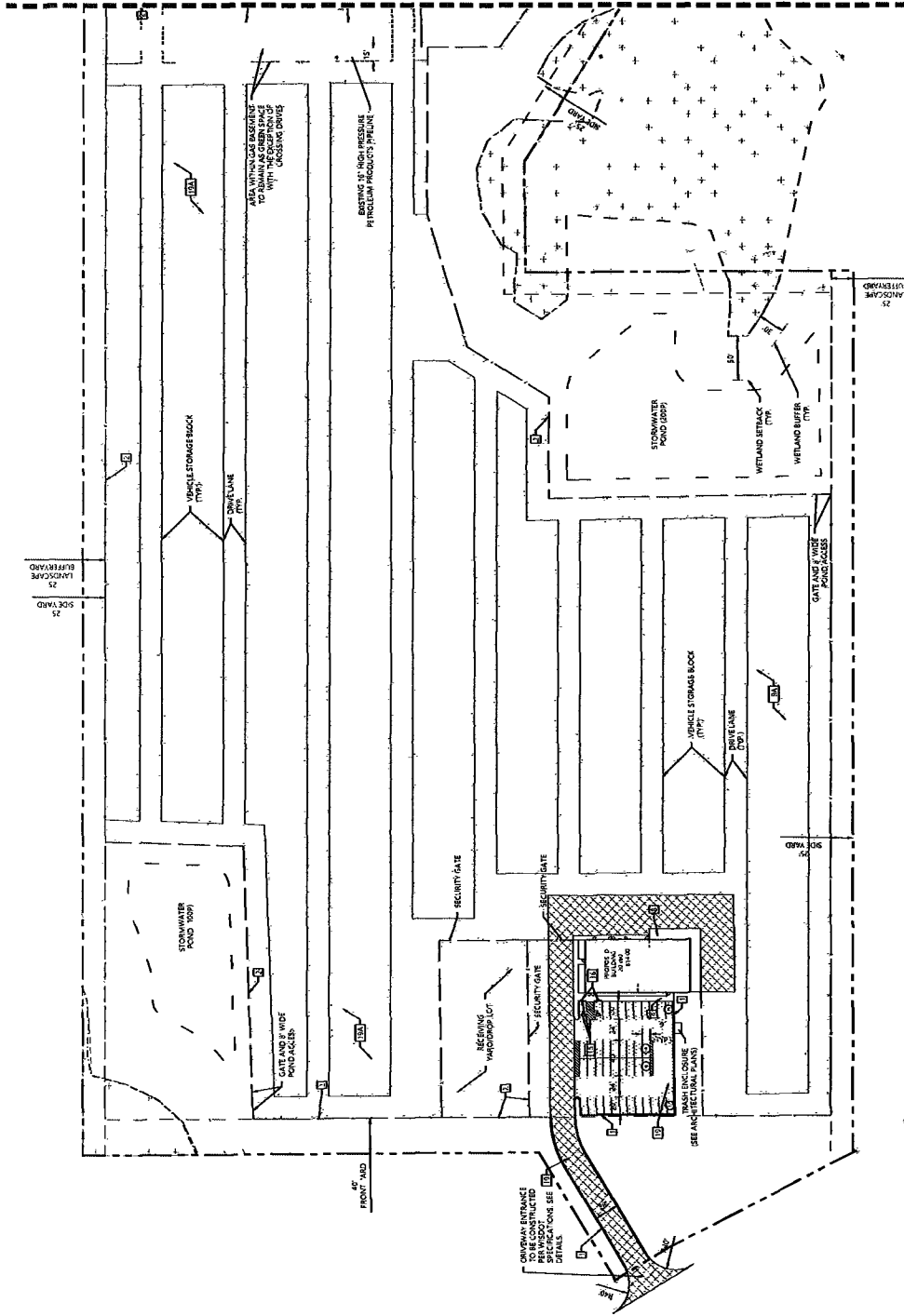


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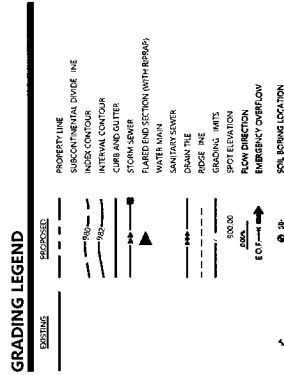
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TIME	10:30
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BY	John Doe

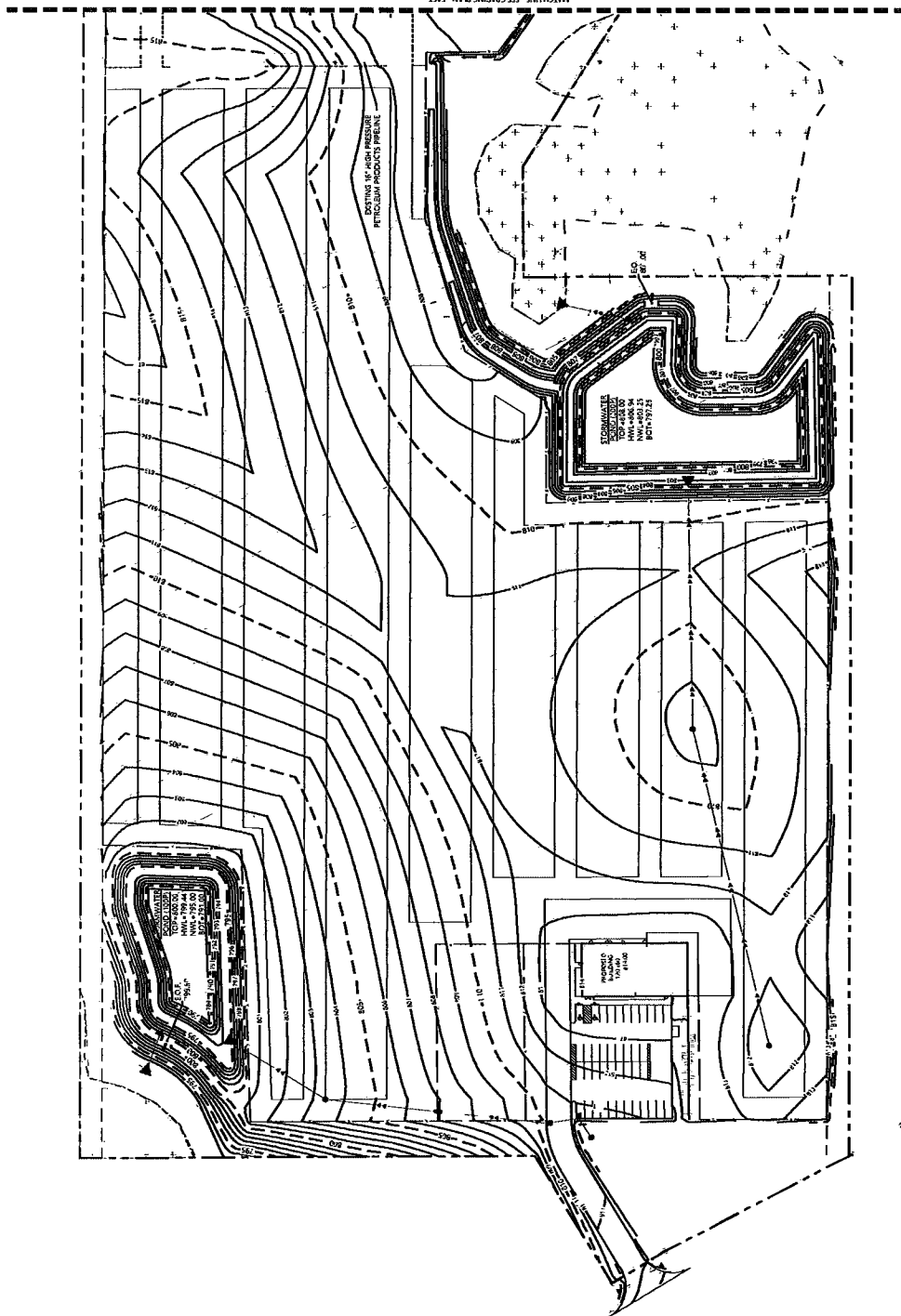
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REASON	17-08-06
DETAILS	17-08-06







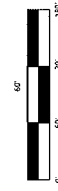
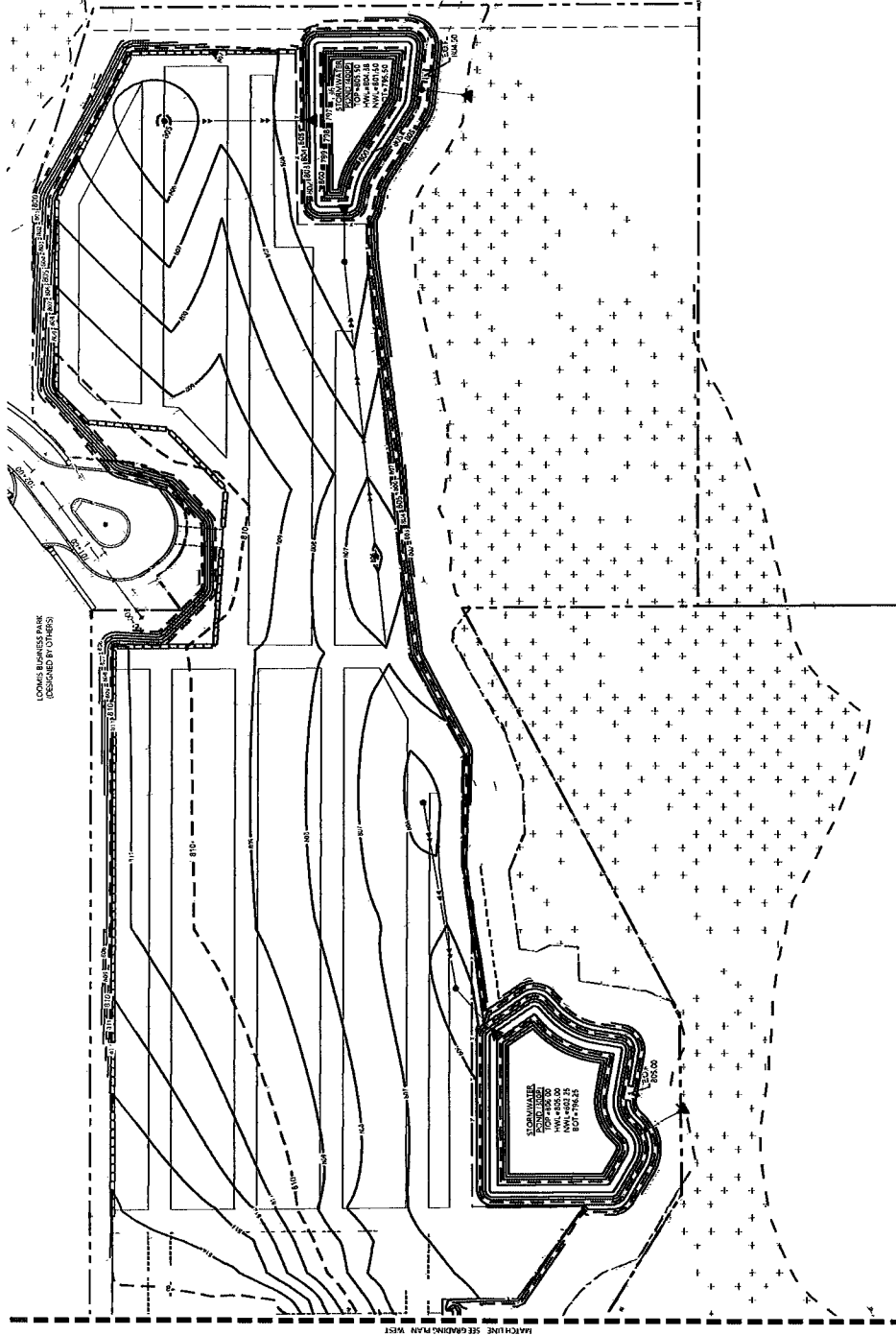
## GRADING NOTES

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# GRADING LEGEND

EXISTING	PROPOSED
PROPERTY LINE	PROPERTY LINE
INTERIOR CONTOUR	INTERIOR CONTOUR
EXTERNAL CONTOUR	EXTERNAL CONTOUR
CURB AND GUTTER	CURB AND GUTTER
STORM SEWER	STORM SEWER
WATER MAIN	WATER MAIN
SEWER MAIN	SEWER MAIN
RAIN LINE	RAIN LINE
ROCK LINE	ROCK LINE
GRADING LIMITS	GRADING LIMITS
SPOT ELEVATION	SPOT ELEVATION
FLOW DIRECTION	FLOW DIRECTION
EMERGENCY OVERFLOW	EMERGENCY OVERFLOW
DOT BORING LOCATION	DOT BORING LOCATION



SHEET NUMBER  
7 of 17  
DATE: 04/22/20  
PROJECT NUMBER: 0023687.00

GRADING PLAN - EAST

**Westwood**  
1000 N. 10th St., Suite 100  
Franklin, WI 53120  
Phone: 414.255.1000  
Fax: 414.255.1001  
www.westwoodinc.com

**FRANKLIN PROPERTY**  
FRANKLIN, WI



PREPARED FOR:

BY: JAW/000	DATE: 03/11/20
DESIGNED: JAW/000	BY: JAW/000
CHECKED: JAW/000	BY: JAW/000
APPROVED: JAW/000	BY: JAW/000

PROJECT:	DATE:
CLIENT:	DATE:
LOCATION:	DATE:
DATE:	DATE:

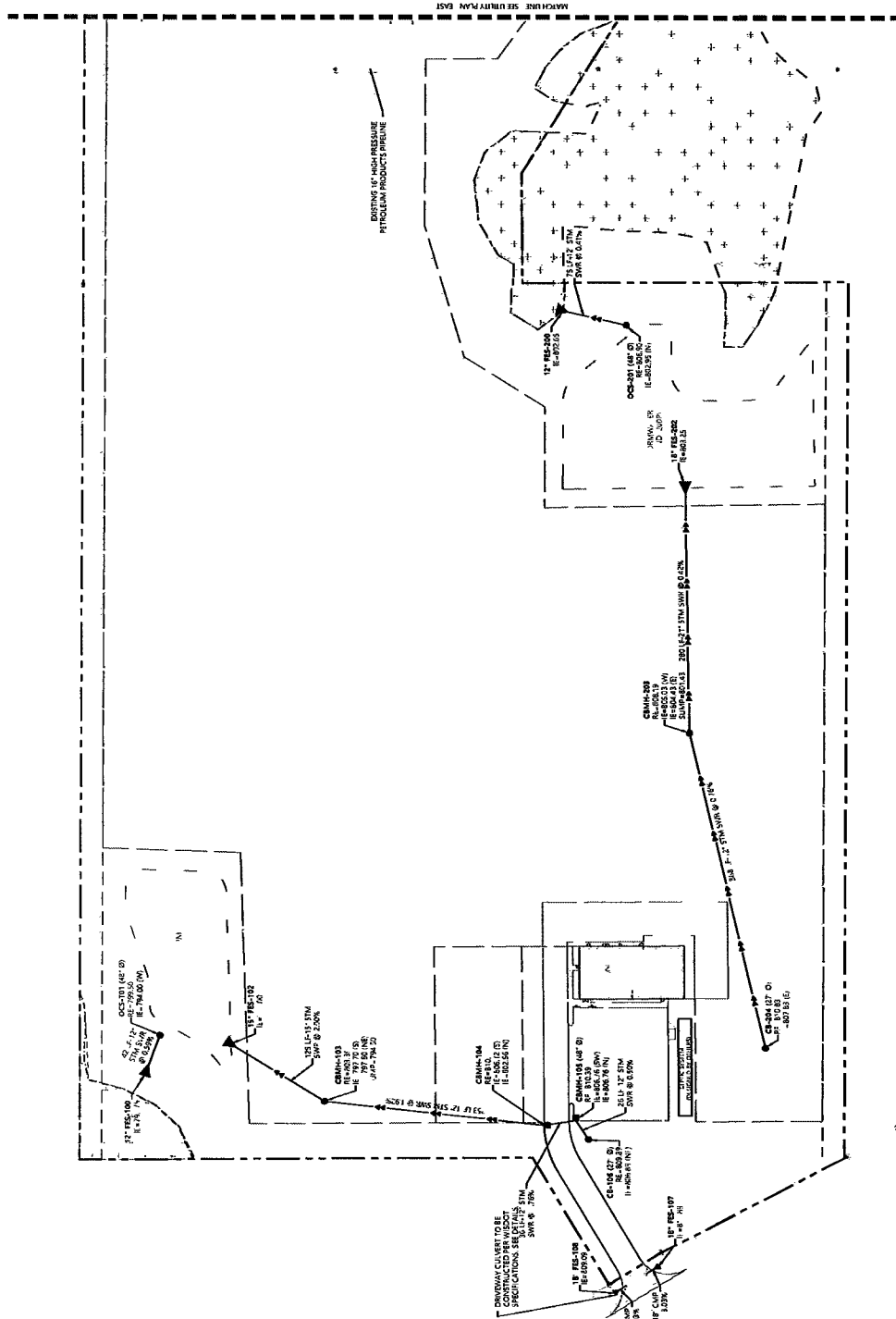
## UTILITY LEGEND

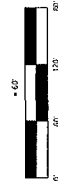
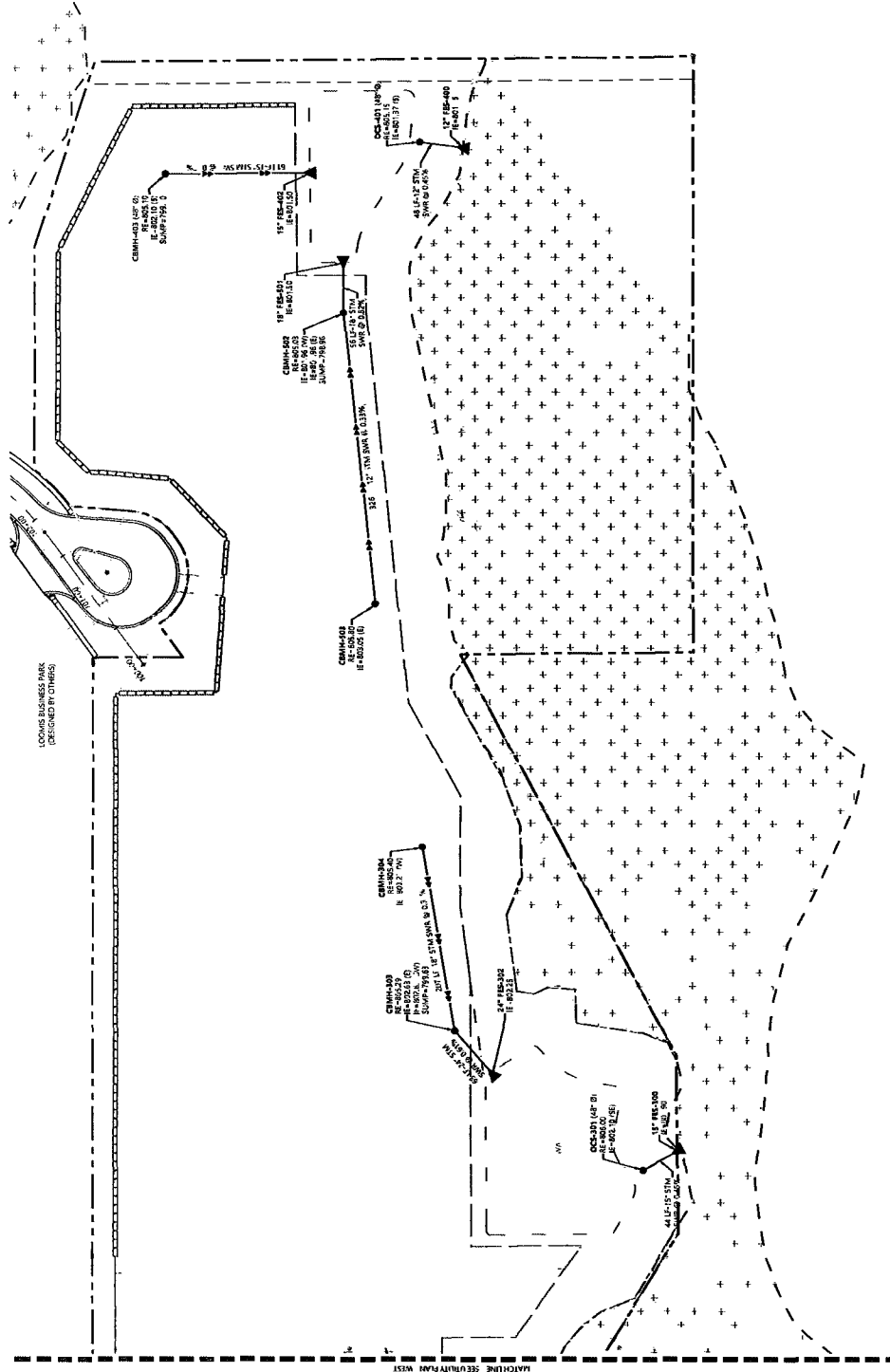
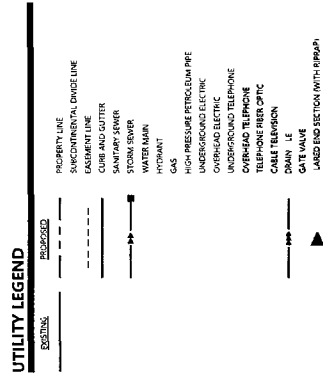
PROPERTY LINE	PROPERTY LINE	PLANTING DETENTION (WITH BRIM)
SUBCONVENTIONAL EVIDENCE LINE	SUBCONVENTIONAL EVIDENCE LINE	
BASEMENT LINE	BASEMENT LINE	
CURB AND GUTTER	CURB AND GUTTER	
SANITARY SEWER	SANITARY SEWER	
STORM SEWER	STORM SEWER	
WATER MAIN	WATER MAIN	
WASTEWATER	WASTEWATER	
GAS	GAS	
HIGH PRESSURE PETROLEUM PIPE	HIGH PRESSURE PETROLEUM PIPE	
UNDERGROUND ELECTRIC	UNDERGROUND ELECTRIC	
OVERHEAD ELECTRIC	OVERHEAD ELECTRIC	
UNDERGROUND TELEPHONE	UNDERGROUND TELEPHONE	
OVERHEAD TELEPHONE	OVERHEAD TELEPHONE	
TELEPHONE FIBER OPTIC	TELEPHONE FIBER OPTIC	
CABLE TELEVISION	CABLE TELEVISION	
CO	CO	
GATE VALVE	GATE VALVE	
PLANTING DETENTION (WITH BRIM)	PLANTING DETENTION (WITH BRIM)	

**GENERAL STORM SEWER NOTES**

THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS ARE BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND LIMITED MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION SHALL NOT BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR SHALL VERIFY EXISTING CONDITIONS PRIOR TO CONSTRUCTION AND NOTIFY THE OWNER OR ENGINEER OF DISCREPANCIES.

- [illegible]





**SHEET NUMBER:**

UTILITY PLAN - EAST

9 OF 17

3/21/2016 10:00 AM

PROJECT NUMBER: 0023687.00 DATE: 04/22/20

**Westwood**

Phone (330) 203-8480 2751 12th Street North, Suite 206  
(330) 298-2001 31 Chula, MN 55003  
Toll Free (800) 270-9450 [www.dodge.com](http://www.dodge.com)  
Midwest Professional Services, Inc.

FRANKLIN PROPERTY



PREPARED FOR:

06/11/20

### Answered Specify Components

100 JOURNAL OF DOCUMENTATION

1000

RECEIVED \_\_\_\_\_ P.M.

Calculated	BOV
Observed	5.11

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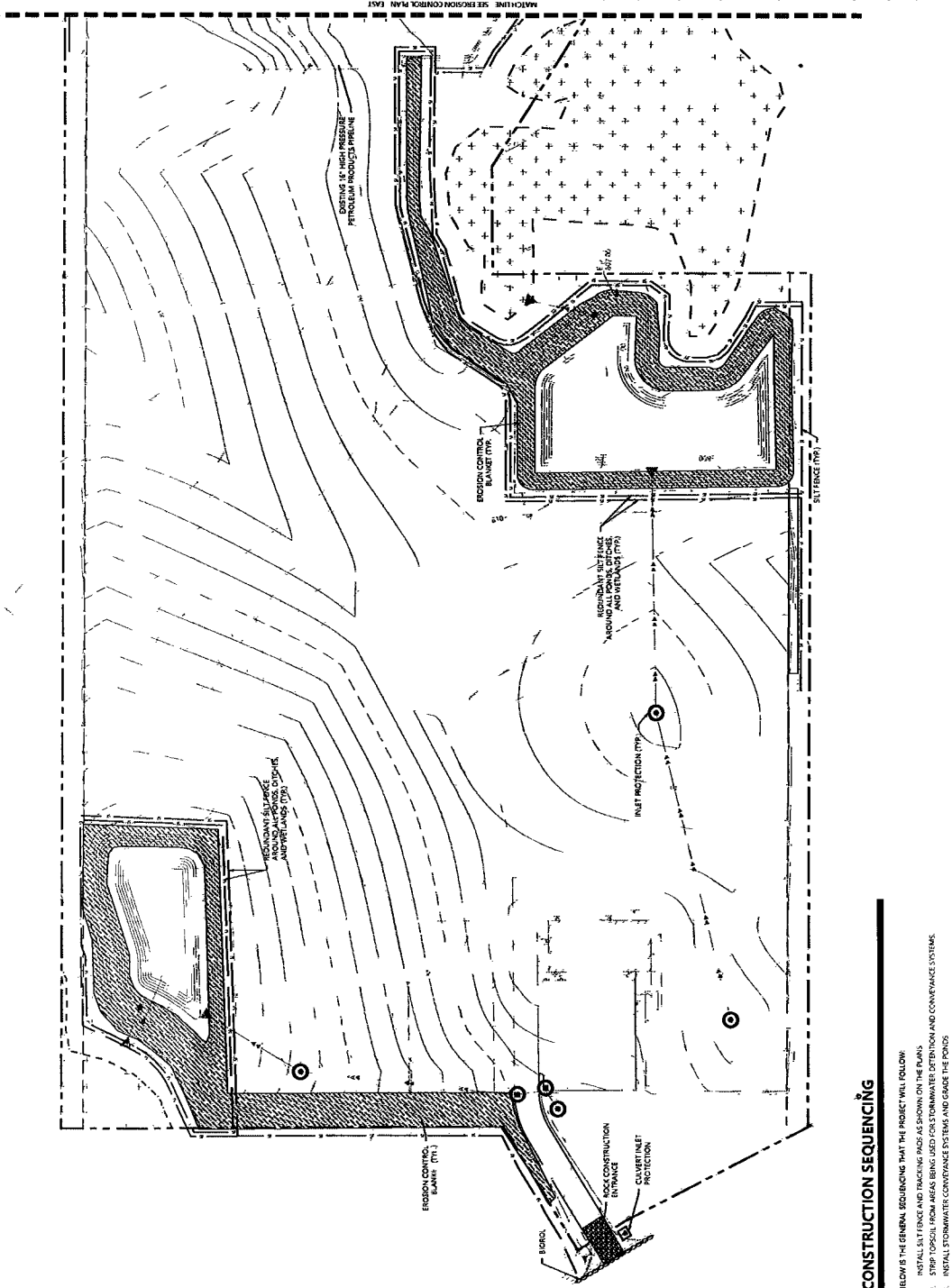
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# EROSION CONTROL LEGEND

EXISTING	PROPOSED
PROPERTY LINE	--- --
SUBCONTINENTAL DIVIDE LINE	--- --
INTERIOR CONTOUR	--- --
CURB AND GUTTER	--- --
POUND NORMAL WATER LEVEL	--- --
HEAVY DUTY SALT FENCE	--- --
REDUNDANT RET. CONTROL	--- --
STORM SEWER	--- --
FLARED END SECTION (WITH BRIM)	--- --
WATER MAIN	--- --
SANITARY SEWER	--- --
GRADING LIMITS	--- --
ROCK CONSTRUCTION ENTRANCE	--- --
TURF REINFORCEMENT MAT	--- --
EMERGENCY OVERFLOW	--- --
SOIL BORING LOCATION	--- --
INLET PROTECTION	--- --

## GENERAL EROSION CONTROL NOTES

1. EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO ANY EROSION CONTROL MEASURES BEING REMOVED OR MODIFIED.
2. EROSION CONTROL MEASURES SHALL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD.
3. EROSION CONTROL MEASURES SHALL BE REMOVED OR MODIFIED AS REQUIRED BY THE ENGINEER.
4. EROSION CONTROL MEASURES SHALL BE INSTALLED IN ACCORDANCE WITH THE EROSION CONTROL PLAN.
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## CONSTRUCTION SEQUENCING

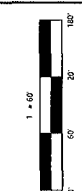
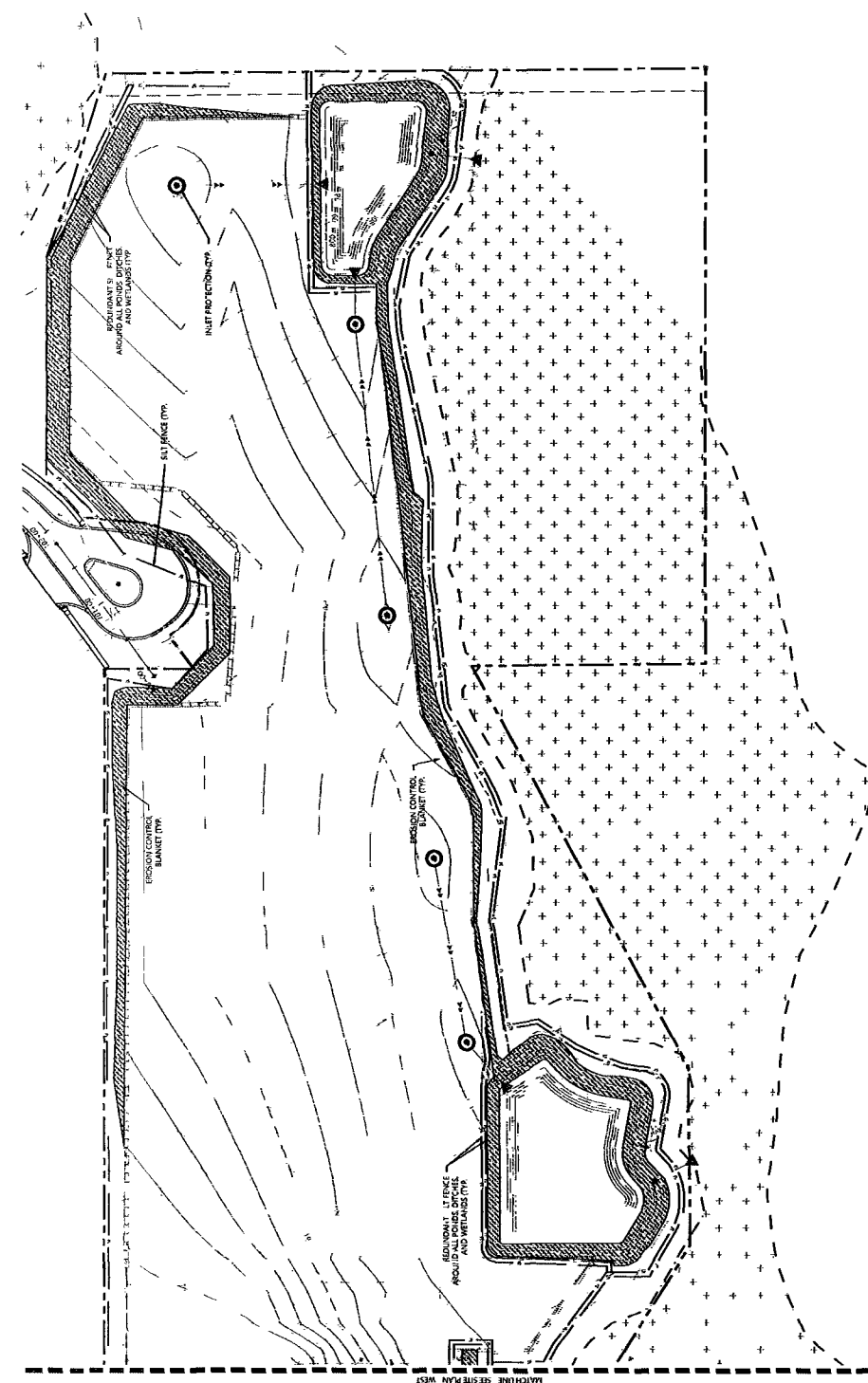
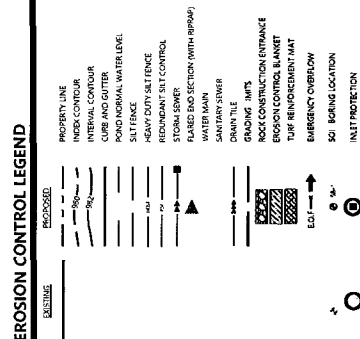
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1. INSTALL SILT FENCE AND TRACING PADS AS SHOWN ON THE PLANS.
  2. STOP TOPSOIL FROM AREAS BEING USED FOR STORMWATER DETENTION AND CONVEYANCE SYSTEMS.
  3. INSTALL STORMWATER CONVEYANCE SYSTEMS AND GRADE THE PONDS.
  4. MASS GRADE REMAINDER OF THE SITE.
  5. CONSTRUCT LARGE UT.
  6. INSTALL INLET PROTECTION.
  7. TOPSOIL, SOD AND MULCH ALL DISTURBED AREAS.
  8. REVEGETATE ALL DISTURBED AREAS.
  9. REVEGETATE ALL DISTURBED AREAS.
  10. START THE EROSION CONTROL SITE.

REVISION	DATE	BY	CHKD
1	05/11/20	JL	JL
2	05/11/20	JL	JL
3	05/11/20	JL	JL
4	05/11/20	JL	JL
5	05/11/20	JL	JL
6	05/11/20	JL	JL
7	05/11/20	JL	JL
8	05/11/20	JL	JL
9	05/11/20	JL	JL
10	05/11/20	JL	JL



FRANKLIN PROPERTY  
FRANKLIN, VT

Westwood  
1000 Westwood Blvd, Suite 200  
Westwood, NJ 07645  
Tel: 201-261-1000  
Fax: 201-261-1001  
www.westwood.com



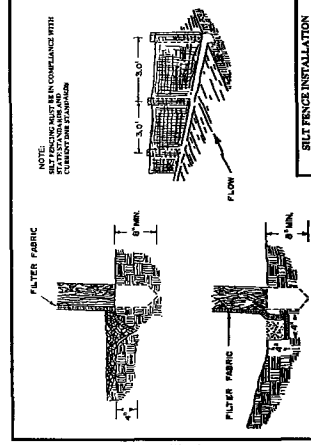
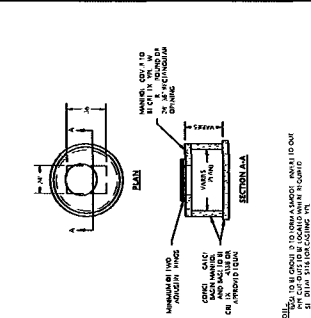
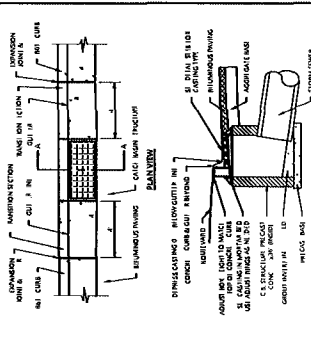
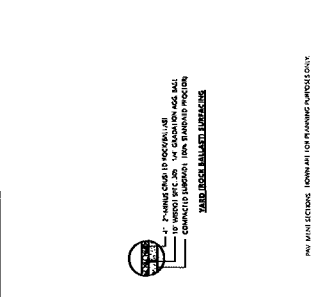
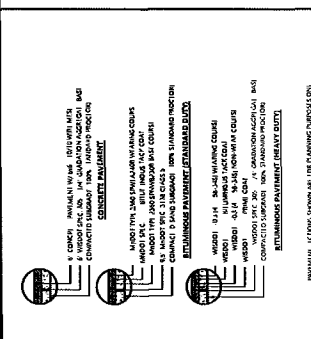
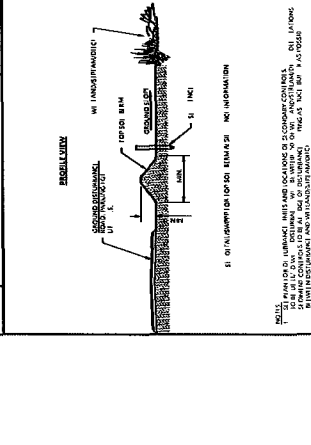
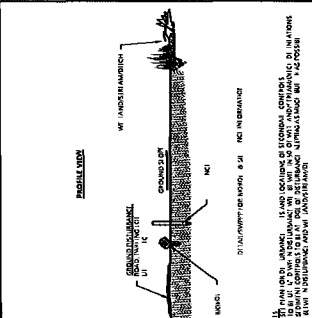
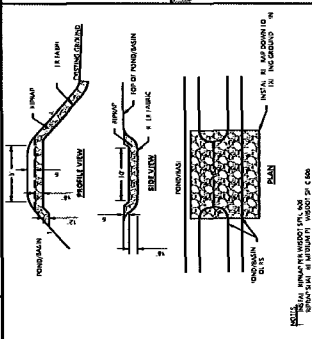
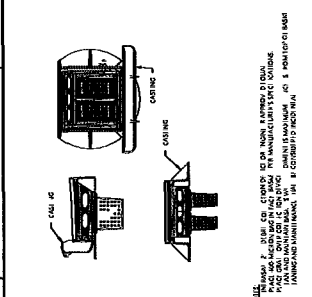
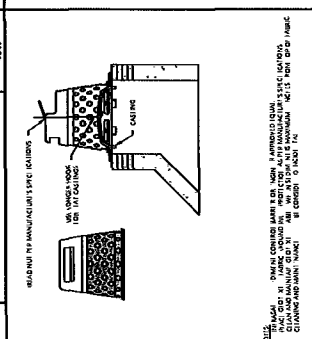
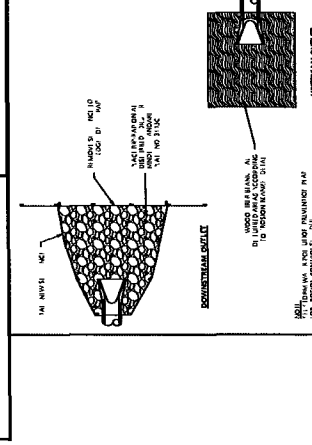
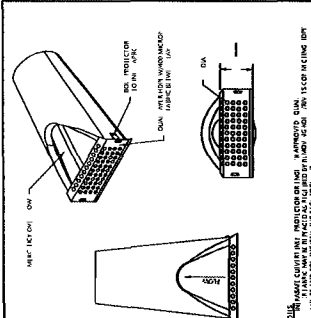
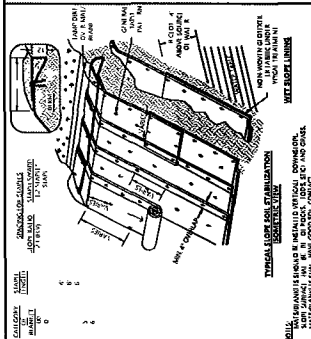
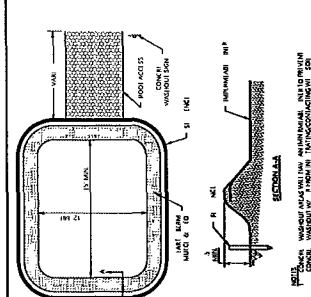
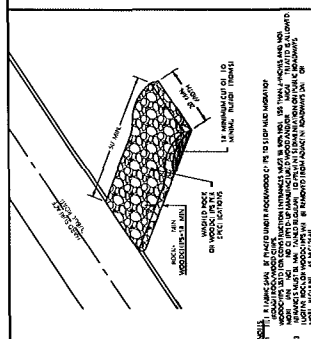
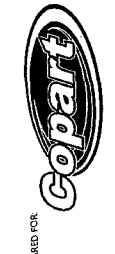


FIGURE 28



REVISION	DATE	BY	APP
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3	...	...	...
4	...	...	...
5	...	...	...

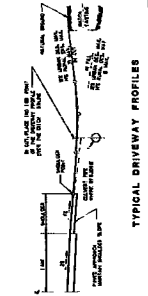
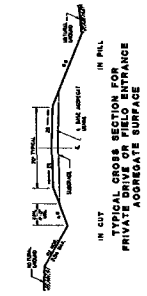
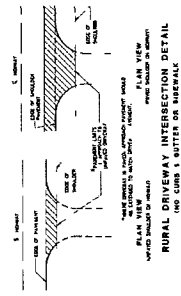


FRANKLIN PROPERTY  
FRANKLIN, WI

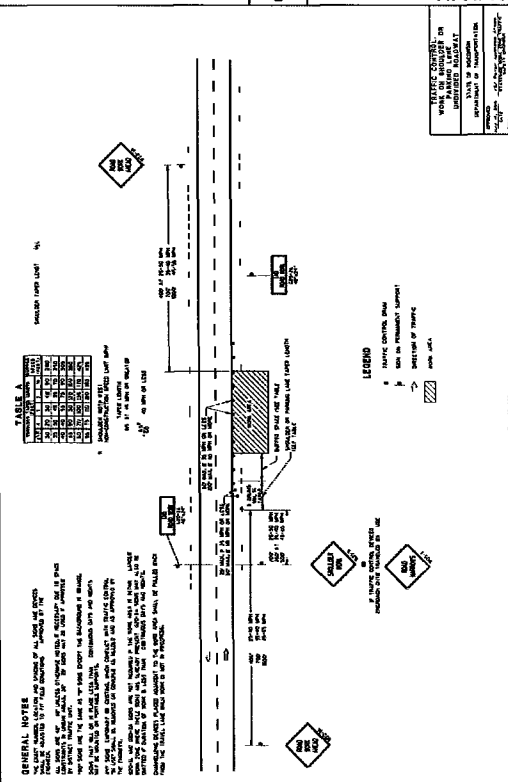
Westwood  
12500 22nd Ave. N.  
Plymouth, MN 55441  
763.551.1000  
www.westwoodinc.com



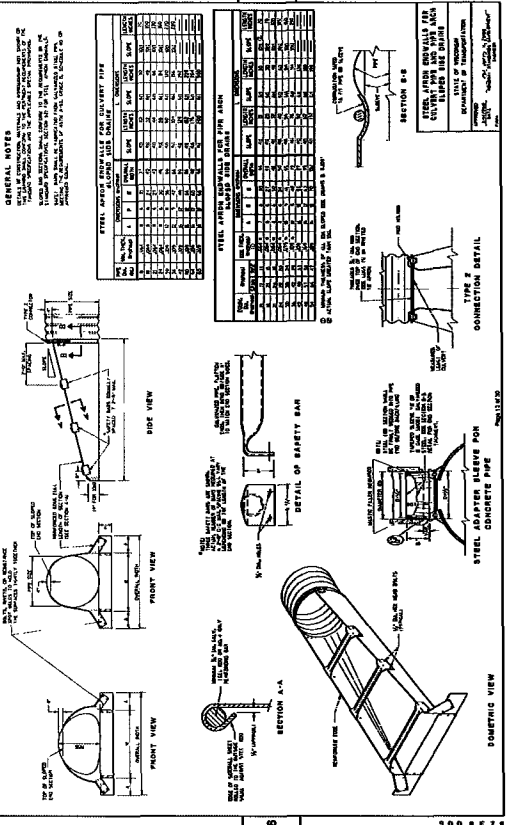
SDD 8421 Driveways without Curb & Gutter



15D28: Traffic Control Work on Shoulder or Parking Lane Undivided Roadway



8F7: Steel Apron Endwalls for Culvert Pipe and Pipe Arch Sloped Side Drains



15D28: Traffic Control Work on Shoulder or Parking Lane Undivided Roadway





ALL EXISTING TREES WITHIN LANDSCAPE BUFFERZONES SHALL REMAIN

### **BUFFERVARD REQUIREMENT**

A SHREDED HARDWOOD MULCH (TYP.)

A SHREDED HARDWOOD MULCH (TYP.)  
B EDGER (TYP.)  
C SOO (TYP., AL DISTURBED AREAS)  
D WISDOT SEED MIX #60 (AL DISTURBED AREAS)  
E WISDOT SEED MIX #70 (AL DISTURBED AREAS)

**SUFFERYARD REQUIREMENT**

**CANOPY TREE REQUIREMENT**

**EVERGREEN TREE REQUIREMENT**

**DECORATIVE TREE REQUIREMENT**

OVERALL TREES REQUIRED: 27    20%    33

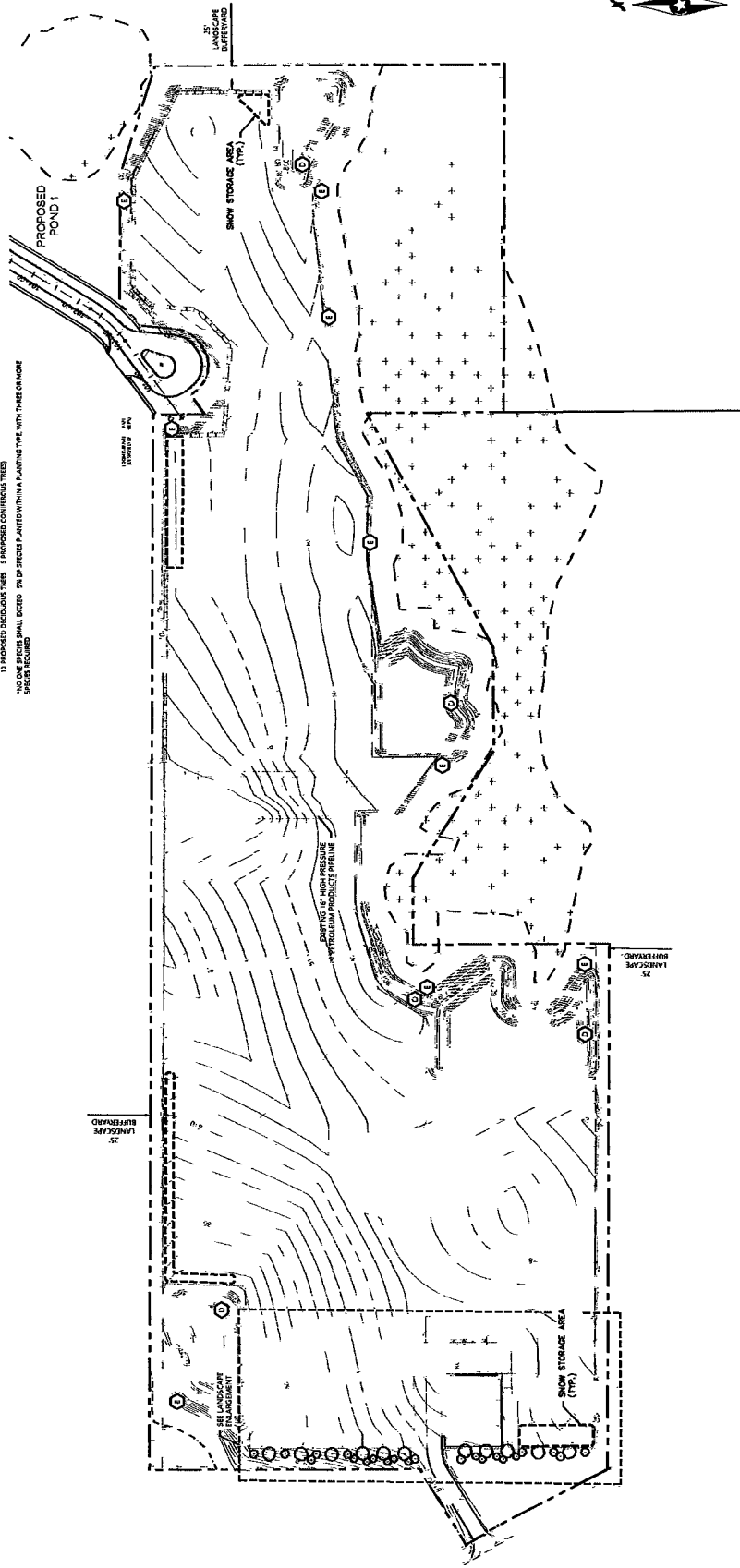
SHRUB ACQUISITION  
OVERALL TREES PROVIDED: 33 (1 PROPOSED DECIDUOUS TREES  
PROPOSED CONIFEROUS TREES  
PROPOSED TREES)

DECORATIVE SHRUB PER 3 PROVIDED PARKING SPACES (41/5- 9 SHRUBS)  
ONBALL SHRUBS REQUIRED: 8 20%.

OVERALL SHRUBS PROVIDED 15  
10 PROPOSED DECIDUOUS TREES 5 PROPOSED CONIFEROUS TREES

\*NO ONE SPECIES SHALL EXCEED 5% OF SPECIES PLANTED WITHIN A PLANTING TYPE, WITH THREE OR MORE

SPECIES REQUIRED



• 100°


initial result     0.17, 1.20

2008 RELEASE UNDER E.O. 14176

DATE: 1/25/2010 CITY AND COUNTY COMPANY COMBINE:

100% OFFICIAL CALL \_\_\_\_\_

VOLUNTARY SCALE 22 Q22.1P

RECEIVED FOR



FRANKLIN PROPERTY

DATE RECEIVED

**Westwood**

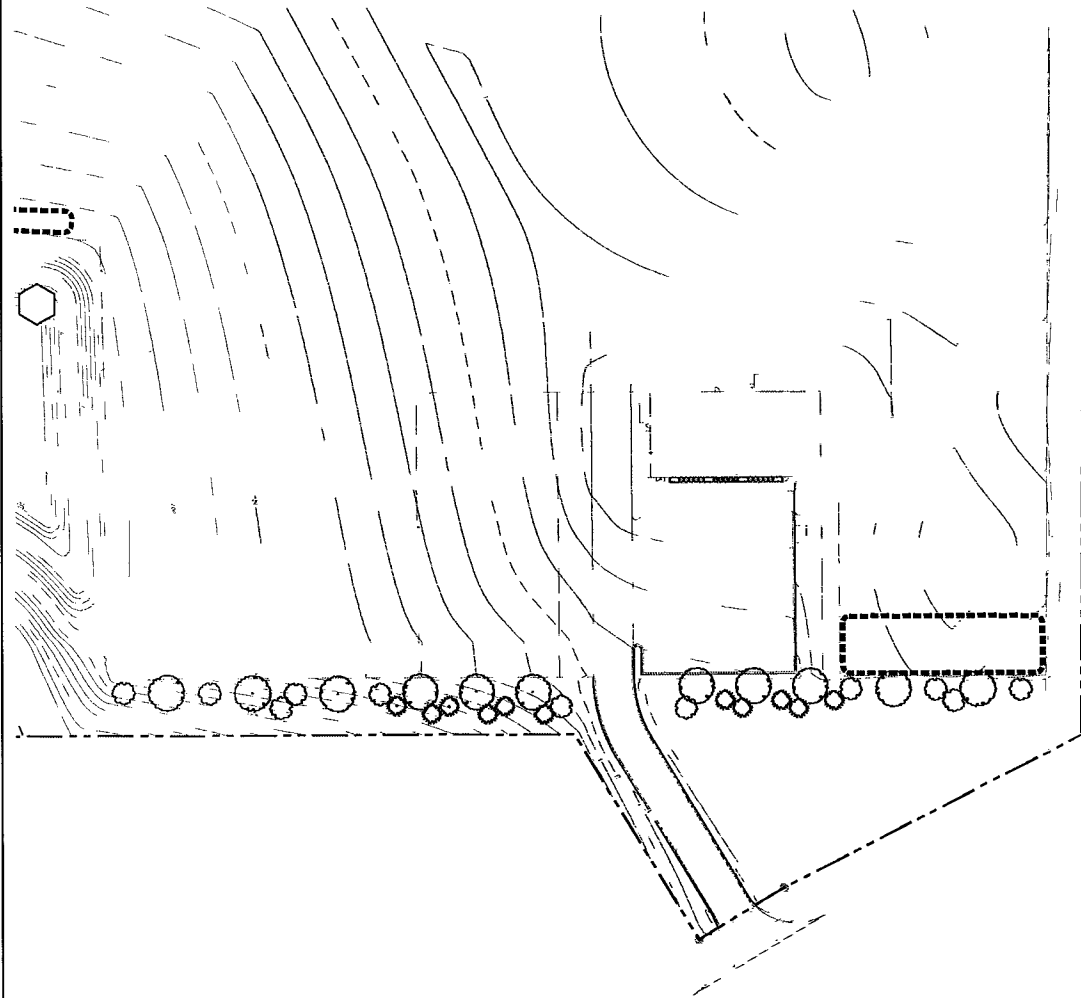
Phone	(707) 263-8426	2701 12th Street North, Box 210
Fax	(707) 260-2001	St. Cloud, MN 56301

10000 MC (650) 373-9426 [info@mcps.com](mailto:info@mcps.com)  
**Mastercard Professional Services, Inc.**

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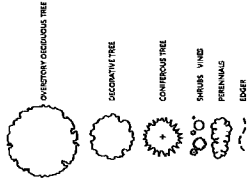
15 17

PROJECT NUMBER: 003320700  
DATE: 04/22/20

LANDSCAPE KEYNOTES 

- A SHREDDED HARDWOOD MULCH (TYP.)  
B EDGER (TYP.)  
C SOO (TYP. AL. DISTURBED AREAS)  
D WISDOT SEED MIX #60 (ALL DISTURBED AREAS)  
E WISDOT SEED MIX #70 (ALL DISTURBED AREAS)

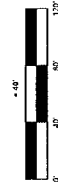
## LANDSCAPE LEGEND



## PLANT SCHEDULE

[illegible]

ABBREVIATIONS: B&B = BALLED AND BURLAPPED CAL • CALIPER HT. = HEIGHT MIN • MINIMUM O.C. = ON CENTER SP. = SPREAD QTY  
NOTE: QUANTITIES ON PLAN SUPERSEDE LIST QUANTITIES IN THE EVENT OF A DISCREPANCY



SHEET NUMBER: 16 OF 17  
 DATE: 04/22/20  
 PROJECT NUMBER: 0023687.00

**Westwood**

Phone 1 (202) 252-8483 2701 2nd Street North, Suite 200  
Fax 1 (202) 346-0601 St. Cloud, MN 56301  
Toll Free 1 (800) 275-8435 [www.westwood.com](http://www.westwood.com)  
Mastercard Professional Services, Inc.

**FRANKLIN PROPERTY**  
FRANKLIN, WI



PREPARED FOR:

DATE	02/11/20
DESCRIPTION	
	UNION PER CITY COMANTS
	DATE CITY ACQUIS: COMPANY COMMENTS

DESIGNED BY	PS
CHECKED	HOW
DRAWN	PS
FOURTH YEAR	40
VERTICAL SCALE	1: 0.01

# PLANTING NOTES

CONTRACTOR SHALL CONTACT COMMONS GROUND L. BANCE AT 815. 826.0000 TO VERIFY LOCATIONS OF ALL UNDERGROUND UTILITIES PRIOR TO INSTALLATION OF ANY PLANTS OR LANDSCAPE MATERIALS.

- NO PLANTS SHALL BE INSTALLED UNTIL ALL GRADING AND CONSTRUCTION HAS BEEN COMPLETED IN THE ACTUAL LOCATION OF PLANT MATERIALS IS SUBJECT TO ALL SITES AND SITE CONDITIONS.
- ALL SHEDDINGS SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO SUBMISSION OF ANY BID AND/OR QUOTE BY THE LANDSCAPE CONTRACTOR.

CONTRACTOR SHALL PROVIDE TWO YEAR GUARANTEE OF ALL PLANT MATERIALS. THE GUARANTEE BEGINS ON THE DATE OF PLANTING. PLANT MATERIALS SHALL HAVE A C. 1.5 YEAR GUARANTEE COMMENCING UPON PLANTING. REPLACEMENT PLANT MATERIAL SHALL HAVE A C. 1.5 YEAR GUARANTEE COMMENCING UPON PLANTING.

- ALL PLANTS TO BE SPECIALLY GRADED, SPECIALLY GROWN AND/OR HANDY SPECIALLY GROWN SHALL, ADHERE TO, ALL PLANTS SHALL BE FREE FROM DISEASE, PESTS, WOUNDS, SCARS, ETC.
- ALL PLANTS SHALL BE FREE FROM DISEASE, PESTS, WOUNDS, SCARS, ETC.
- ALL PLANTS SHALL BE FREE FROM DISEASE, PESTS, WOUNDS, SCARS, ETC.

ALL PLANTS SHALL HAVE HEAVY AND/OR BRANCH AND/OR LEAF LOSS. PLANTS SHALL BE PLANTED AT A HEIGHT TO MATCH ADJACENT PLANTS.

- PLANTS TO BE INSTALLED AS PER WIDTH & AND BRANCHES PLANTING PRACTICE.
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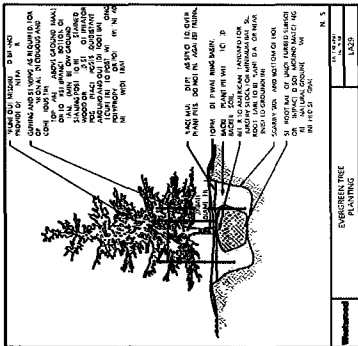
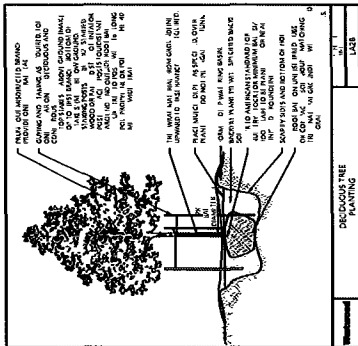
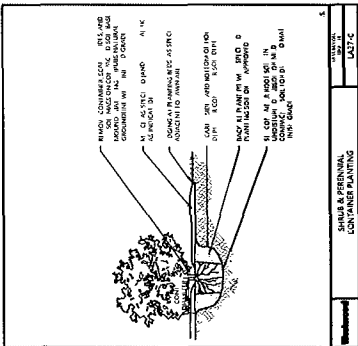
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PLANTS TO BE INSTALLED AS PER WIDTH & AND BRANCHES PLANTING PRACTICE.



DATE	07/12/20
PROJECT	FRANKLIN PROPERTY LANDSCAPE
CLIENT	FRANKLIN PROPERTY
DESIGNER	WESTWOOD
SCALE	AS SHOWN




FRANKLIN PROPERTY  
FRANKLIN, WI

Westwood  
1000 200 0000  
1000 200 0000  
1000 200 0000  
1000 200 0000

DATE: May 15, 2020

TO: Alderman John Nelson

COPY: Franklin Aldermen and Mayor Olson

FROM: Glen E. Morrow, PE- City Engineer, Director of Public Works, & Utility Manager 

SUBJECT: Copart Facilities in Caledonia and Cudahy

As discussed and per the request, I did drive down to the Copart facility in Caledonia yesterday to assist you in the rezoning item for Tuesday. I didn't take any pictures in Cudahy so the attached pictures are all from yesterday at Caledonia.

Again, like Cudahy I wouldn't classify Caledonia as a junk yard per any junk yard/pick-a-part facility I have ever been to, but Caledonia isn't as nice as the facility in Cudahy. There are not near as many cars nor is it as large of a site in Caledonia as Cudahy but I did a better job driving the lot and seeing the entire operation in Caledonia.

In Cudahy there is a garage/office facility. Caledonia only has storage container/office for what appeared to be one employee. No garage facility.

The worker at Caledonia (I got permission to enter and look around) said that they were in the process of closing down the facility in 4-6 months. I asked if those cars would be in Franklin facility and he was not in a position to know or speculate. I would speculate "yes"- but only speculation because that would coincide with the Franklin schedule.

In Cudahy, there is an opaque fence surrounding the property where you cant see inside the fence. Caledonia is a chain link- see through fence. There are slats in the chain link fence on the north side of the property- not sure what they are screening from. Granted, there didn't appear to be any residential properties near the Caledonia facility. Masonry and solid walls are planned for Franklin- would still question the height of the Cudahy fence that I didn't measure- seemed higher than 8-feet.

In Cudahy, I didn't see any stray parts lying around. In Caledonia, it wasn't "trashy" but there were a few parts in the drive aisles that appeared to have fallen off of vehicles as they were parked/retrieved.

In Cudahy, nearly all of the cars had some sort of wrapping and Caledonia only a few had any sort of wrapping and it was apparent that they were wrapped somewhere else (scene of the accidents?). For some of the Caledonia cars you wonder if anybody was fortunate to survive (see picture showing flattened white Cadillac next to side impact damage of gray Toyota). Note a picture of a white car with the note on the windshield "be careful picking up and moving, engine hood is interlocked" and it appeared that several parts would fall out if you were to move it. In Cudahy, that would have been wrapped.

Both facilities had cars in rows (picture) with various crash damage, but it appeared that severity of crashed cars in Caledonia quality was worse than Cudahy- not sure how you can grade that. But I did see a burnout (picture) in Caledonia that I didn't see anything like in Cudahy.

In Cudahy, it appeared that all cars were looked at before they were stored and I saw evidence in the garage that leaks were found and addressed. In Caledonia, I could definitely envision that many cars might have spillage from the severe crashes and didn't see any facilities where it would have been caught and addressed. I didn't see any spill spots on the ground in either facility, but the workers at both facilities cited the same protocol for cleanup of spills when found in the lot. Caledonia didn't know what type of earth prep took place beneath the gravel lot. I have designed sewage lagoons and seen landfill and other environmental sites where compacted clay is sufficient to protect groundwater. Gravel does offer some level of filtering and a place for microbes to live and grow to handle small spills. I have thought more on this issue since our conversation and a monitoring station at the drainage outlet locations with required sampling of automotive fluids per City's direction or frequency not to exceed 3 months could be installed to verify that only clean water is leaving site. Could be a requirement of the rezoning?

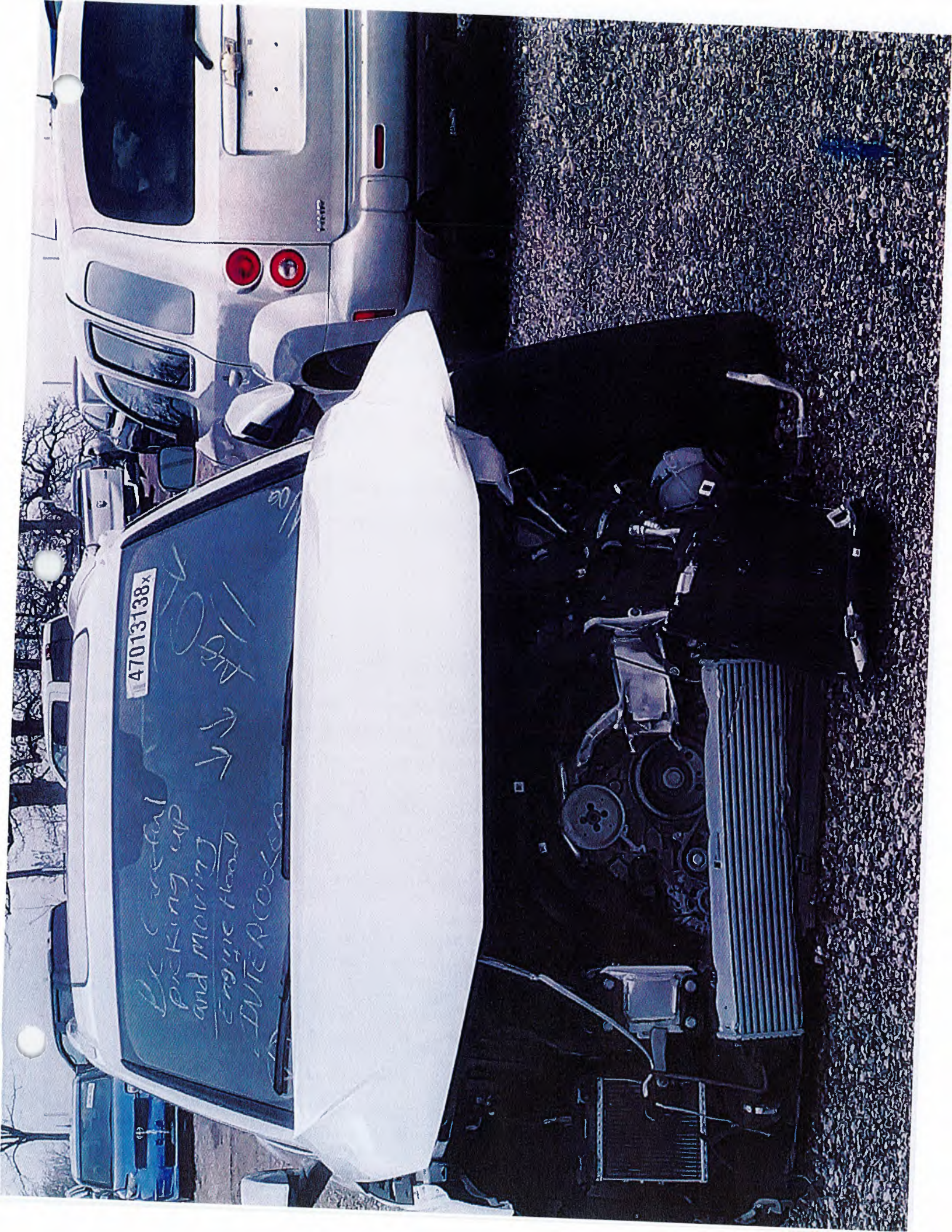
In Cudahy, I dismissed most of the "ugly features" as knowledge that it was a former junk yard and I could imagine that a new facility wouldn't look as bad. In Caledonia, this appeared to be a virgin green field and I assume that all "improvements" were 100% Copart activities- definitely not attractive.

Unlike Cudahy, I did ask about rental cars that were just being traded out for being old style. Caledonia stated that he never sees those cars as all of his cars were from accidents. Granted, I didn't drive the entire Cudahy site, but I didn't see any of those slightly-used cars at either location that we were pitched at the first plan commission meeting- I had initially imagined a "used car lot" look. When I visited both facilities- I would describe as a storage lot behind a large body shop where all of the cars need mechanical repairs and body work- but fixable. However in that mix (Caledonia site) there are some cars that can't be fixed and are waiting to be parted out and placed in the crusher for scrap metal.

















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<b>APPROVAL</b>  <i>slw</i>	<b>REQUEST FOR COUNCIL ACTION</b>	<b>MEETING DATE</b>  05/19/20
<b>REPORTS &amp; RECOMMENDATIONS</b>	<b>A RESOLUTION CONDITIONALLY APPROVING A 2 LOT CERTIFIED SURVEY MAP, BEING ALL OF LOT 84 IN RYAN MEADOWS, LOCATED IN THE SOUTHWEST 1/4 AND NORTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 ALL IN SECTION 30, TOWNSHIP 5 NORTH, RANGE 21 EAST, CITY OF FRANKLIN, MILWAUKEE COUNTY, WISCONSIN (MILLS HOTEL WYOMING, LLC, APPLICANT) (GENERALLY ON THE EAST SIDE OF MONARCH DRIVE, SOUTH OF CHICORY STREET, AREA COMMONLY KNOWN AS AREA G)</b>	<b>ITEM NUMBER</b>  <i>G.5.</i>
<p>On March 19, 2020, the Plan Commission carried <i>a motion to recommend approval of a resolution conditionally approving a 2 lot certified survey map, being all of Lot 84 in Ryan Meadows, located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 and the Northeast 1/4 of the Southwest 1/4 and the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North, Range 21 East, City of Franklin, Milwaukee County, Wisconsin (generally on the east side of Monarch Drive, south of Chicory Street, area commonly known as area G)</i></p> <p style="text-align: center;"><b>COUNCIL ACTION REQUESTED</b></p> <p>A motion to adopt Resolution No. 2020-_____, conditionally approving a 2 lot certified survey map, being all of Lot 84 in Ryan Meadows, located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 and the Northeast 1/4 of the Southwest 1/4 and the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North, Range 21 East, City of Franklin, Milwaukee County, Wisconsin (generally on the east side of Monarch Drive, south of Chicory Street, area commonly known as area G).</p>		

## RESOLUTION NO. 2020-\_\_\_\_\_

A RESOLUTION CONDITIONALLY APPROVING A 2 LOT CERTIFIED SURVEY MAP, BEING ALL OF LOT 84 IN RYAN MEADOWS, LOCATED IN THE SOUTHWEST 1/4 AND NORTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 ALL IN SECTION 30, TOWNSHIP 5 NORTH, RANGE 21 EAST, CITY OF FRANKLIN, MILWAUKEE COUNTY, WISCONSIN (MILLS HOTEL WYOMING, LLC, APPLICANT)  
(GENERALLY ON THE EAST SIDE OF MONARCH DRIVE, SOUTH OF CHICORY STREET, AREA COMMONLY KNOWN AS AREA G)

---

WHEREAS, the City of Franklin, Wisconsin, having received an application for approval of a certified survey map, such map being all of Lot 84 in Ryan Meadows, located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 and the Northeast 1/4 of the Southwest 1/4 and the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North, Range 21 East, City of Franklin, Milwaukee County, Wisconsin, more specifically, of the property generally located on the east side of Monarch Drive, south of Chicory Street, area commonly known as Area G, bearing part of Tax Key No. 891-9010-002, Mills Hotel Wyoming, LLC, applicant; said certified survey map having been reviewed by the City Plan Commission and the Plan Commission having recommended approval thereof pursuant to certain conditions; and

WHEREAS, the Common Council having reviewed such application and Plan Commission recommendation and the Common Council having determined that such proposed certified survey map is appropriate for approval pursuant to law upon certain conditions.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Common Council of the City of Franklin, Wisconsin, that the Certified Survey Map submitted by Mills Hotel Wyoming, LLC, as described above, be and the same is hereby approved, subject to the following conditions:

1. That any and all objections made and corrections required by the City of Franklin, by Milwaukee County, and by any and all reviewing agencies, shall be satisfied and made by the applicant, prior to recording.
2. That all land development and building construction permitted or resulting under this Resolution shall be subject to impact fees imposed pursuant to §92-9. of the Municipal Code or development fees imposed pursuant to §15-5.0110 of the Unified Development Ordinance, both such provisions being applicable to the development and building permitted or resulting hereunder as it occurs from time to time, as such

MILLS HOTEL WYOMING, LLC – CERTIFIED SURVEY MAP  
RESOLUTION NO. 2020-\_\_\_\_\_

Page 2

Code and Ordinance provisions may be amended from time to time.

3. Each and any easement shown on the Certified Survey Map shall be the subject of separate written grant of easement instrument, in such form as provided within the *City of Franklin Design Standards and Construction Specifications* and such form and content as may otherwise be reasonably required by the City Engineer or designee to further and secure the purpose of the easement, and all being subject to the approval of the Common Council, prior to the recording of the Certified Survey Map.
4. Mills Hotel Wyoming, LLC, successors and assigns, and any developer of the Mills Hotel Wyoming, LLC subdivision of Lot 84 of the Ryan Meadows Subdivision into 2 lots certified survey map project, shall pay to the City of Franklin the amount of all development compliance, inspection and review fees incurred by the City of Franklin, including fees of consults to the City of Franklin, within 30 days of invoice for same. Any violation of this provision shall be a violation of the Unified Development Ordinance, and subject to §15-9.0502 thereof and §1-19. of the Municipal Code, the general penalties and remedies provisions, as amended from time to time.
5. The approval granted hereunder is conditional upon Mills Hotel Wyoming, LLC and the subdivision of Lot 84 of the Ryan Meadows Subdivision into 2 lots certified survey map project for the property generally located on the east side of Monarch Drive, south of Chicory Street, area commonly known as Area G: (i) being in compliance with all applicable governmental laws, statutes, rules, codes, orders and ordinances; and (ii) obtaining all other governmental approvals, permits, licenses and the like, required for and applicable to the project to be developed and as presented for this approval.
6. The applicant shall revise the conservation easement “Wetland 1 – Lot 84 & Outlot 3” to include the shore buffer area for review by the Department of City Development and the City Attorney and approval by the Common Council, prior to the recording of the Certified Survey Map.
7. The applicant shall submit civil plans of the Monarch Drive cul-de-sac for review and approval by the Engineering Department, prior to the recording of the Certified Survey Map.

BE IT FURTHER RESOLVED, that the Certified Survey Map, certified by owner, Mills Hotel Wyoming, LLC, be and the same is hereby rejected without final approval and without any further action of the Common Council, if any one, or more than one of the above conditions is or are not met and satisfied within 180 days from the date of adoption of this Resolution.

MILLS HOTEL WYOMING, LLC – CERTIFIED SURVEY MAP

RESOLUTION NO. 2020-\_\_\_\_\_

Page 3

BE IT FINALLY RESOLVED, that upon the satisfaction of the above conditions within 180 days of the date of adoption of this Resolution, same constituting final approval, and pursuant to all applicable statutes and ordinances and lawful requirements and procedures for the recording of a certified survey map, the City Clerk is hereby directed to obtain the recording of the Certified Survey Map, certified by owner, Mills Hotel Wyoming, LLC, with the Office of the Register of Deeds for Milwaukee County.

Introduced at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

APPROVED:

\_\_\_\_\_  
Stephen R. Olson, Mayor

ATTEST:

\_\_\_\_\_  
Sandra L. Wesolowski, City Clerk

AYES \_\_\_\_\_ NOES \_\_\_\_\_ ABSENT \_\_\_\_\_



# CITY OF FRANKLIN



## REPORT TO THE PLAN COMMISSION

Meeting of May 7, 2020

### Certified Survey Map

---

**RECOMMENDATION:** City Development Staff recommends approval of the Certified Survey Map application submitted by Bear Development, LLC, subject to the conditions in the draft resolution.

---

<b>Project Name:</b>	Ryan Meadows Lot 84 – Certified Survey Map
<b>Project Location:</b>	Not Assigned/891-9010-002
<b>Property Owner:</b>	Mills Hotel Wyoming
<b>Applicant:</b>	Daniel Szczap. Bear Development, LLC
<b>Current Zoning:</b>	M-1 Limited Industrial District
<b>Proposed Zoning:</b>	M-2 General Industrial District (separate application)
<b>2025 Comprehensive Plan:</b>	Business Park and Areas of Natural Resource Features
<b>Applicant's Action Requested:</b>	Recommendation of approval of the Certified Survey Map.

---

The applicant, Bear Development, LLC, filed a Certified Survey Map to subdivide Lot No. 84 of the Ryan Meadows Subdivision into two separate parcels. Lot 1 has an area of 13.46 acres and Lot 2 has an area of 10.59 acres. The land division request will accommodate the proposed Copart, Inc. Site Plan, which utilizes Lot 2 for the storage of vehicles and an emergency ingress/egress from Monarch Drive.

The applicant submitted this CSM application on March 23, 2020. Pursuant to Wisconsin Statutes §236.34(1m)(f), the approving authority (Common Council) shall take action within 90 days of application submittal unless a time extension is granted by the applicant. The 90-day review time frame expires on June 21, 2020.

There are no current plans for the development of Lot 1, but is anticipated for Business Park/Industrial development.

The subject property is currently zoned M-1 Limited Industrial District; however, the applicant has a Rezoning Application currently under review to change the zoning to M-2 General Industrial District.

#### **Recommended Motions**

A motion to recommend approval of the Certified Survey Map to the Common Council, subject to the conditions set forth in the attached resolution.

## MEMORANDUM

Date: April 16, 2020/ April 23, 2020  
To: Daniel Szczap. Bear Development, LLC. / Regulo Martinez Montilva  
From: Department of City Development/ Daniel Szczap, Bear Development, LLC  
RE: Application for Certified Survey Map (CSM). / Resubmittal of Lot 84 Certified Survey Map

---

Bear Development, LLC. submitted this CSM application on March 23, 2020, the 90-day review time frame set forth in Wis. Statutes §236.34 (1m)(f) expires on June 21, 2020.

Staff comments are as follows for the Certified Survey Map application, for Lot 84 of Ryan Meadows subdivision:

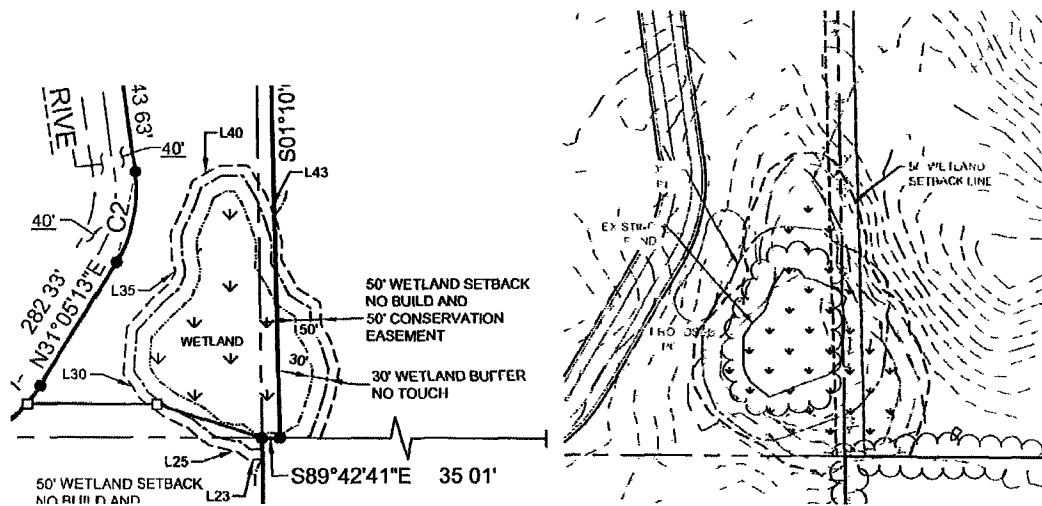
### **City Development Department comments**

1. Per Section 15-7.0702 of the UDO, please show correctly on the face of the CSM, in addition to the information required by § 236.34 of the Wisconsin Statutes, the following:
  - a. Existing and Proposed Contours. Existing and proposed contours at vertical intervals of not more than two (2) feet. Elevations shall be marked on such contours based on National Geodetic Vertical Datum of 1929 (mean sea level). This requirement may be waived if the parcel(s) created are fully developed.  
Existing and proposed contours have been added to the Certified Survey Map per Section 15-7 0702 of the UDO.
  - b. Owner, Subdivider, Land Surveyor. Name and address of the owner, Subdivider, and Land Surveyor. – It is recommended that the owner/subdivider label on Sheet 5 be moved to Sheet 1.  
Owner/Subdivider information has been moved to Page 1 per the City 's request
  - c. Existing Zoning. The Certified Survey Map shall indicate on its face the current zoning and zoning boundary lines of all parcels, lots or outlots proposed to be created by the Certified Survey Map. – Please label the zoning districts of each parcel.  
Existing zoning classifications have been included on the face of the CSM.
2. The temporary turnaround at the end of Monarch Drive shall be removed and replaced with a cul-de-sac to be consistent with the Copart, Inc. development proposal. The cul-de-sac must meet City standards, which includes an island. Note that if any land is being dedicated to the City to accommodate the cul-de-sac design, the CSM must also be revised to note the 'dedication accepted' language under the City of Franklin Common Council Approval section of the CSM. Adequate land area has been provided as right of way dedication to accommodate a City cul-de-sac The design of the cul-de-sac has been previously discussed with City Engineering Full design plans of the cul-de-sac will follow approval of the CSM
3. Sheet 3 does not show the 30-foot wetland buffer, which is shown on Sheet 2. Please include the 30-foot Buffer notation throughout the CSM.  
The 30-foot wetland buffer has been added at the request of the City

4. Please revise the Mayor's name to Stephen R. Olson.  
Corrected
5. As previously discussed, Lot 2 must be combined to the other Copart, Inc. site if utilized for that same development. Again, all plats, CSMs, and land transfers to create the parcel presented for the Copart, Inc. development must be completed prior to the issuance of a Certificate of Occupancy.  
Noted The combination will be completed after the Copart approvals have been granted.
6. The proposed CSM and one of the conservation easements for Lot No. 84 does not appear to include the Shore Buffer as shown on the NRPP. See below. This CSM and easement must be revised accordingly to show the full extent of the protected area, including the Shore Buffer.  
The revised CSM depicts the full extent of protected areas The Conservation Easement will be revised accordingly

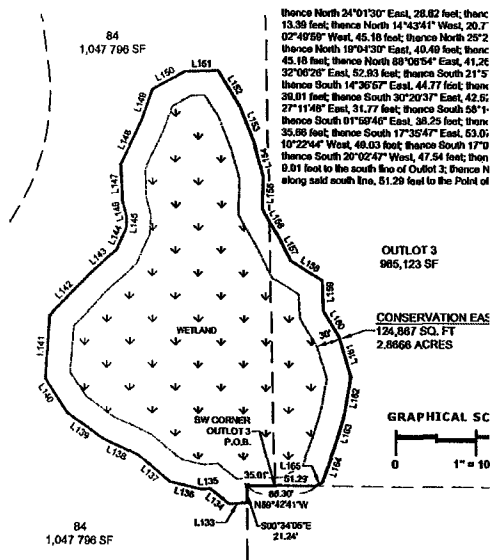
Proposed Certified Survey Map

NRPP Map



Conservation Easement





### **Engineering Department comments**

7. Add the recording information of Ryan Meadows subdivision to the header of this proposal.  
Recording information is included in the legal description.
8. Indicate in this proposal the sentence "Lot 1 & 2 are served by Public Sewer and Water."  
Language added.
9. Show the section corners coordinates, at least two corners.  
Completed
10. Show the dedication of the right of way by the cul-de-sac of Monarch Drive.  
Completed
11. Remove the word "Temporary Turn Around Easement" as this will be a dedicated for public road right of way.  
Completed
12. The legal description needs to be adjusted to reflect the dedication of the right of way.  
Completed
13. Under the Owner Certificate, insert the word after the Wisconsin Statutes " and the Unified Development
14. Ordinance Division-15 of the City of Franklin".  
Language added
15. Under the Common Council Approval, insert the word after Approved " and the dedication accepted".  
Language added

Note: The Engineering comments may be revised to reflect comments from the Milwaukee County.

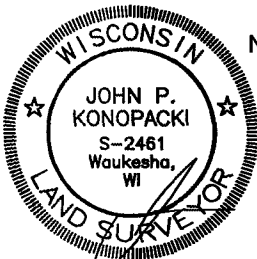
### **Milwaukee County comments**

See attached letter.

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Being all of Lot 84 in Ryan Meadows located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 AND the Northeast 1/4 of the Southwest 1/4 AND the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30 Township 5 North Range 21 East, City of Franklin, Milwaukee County Wisconsin

SEE SHEET 7 FOR  
BOUNDARY  
CURVE TABLE  
AND NOTES



REVISED  
APRIL 23, 2020  
MARCH 16, 2020

CHICORY STREET  
(PUBLIC R.O.W.)

N30°52'54"E 29.00'  
N14°02'32"W 27.27'  
N59°07'06"W 82.77'

N45°57'27"E 53.22'

N65°23'24"E 245.97'

VCE SEE SHEET 7 FOR DETAIL & NOTE

LOT 1  
586,423  
SQ. FT.

13.4624  
ACRES

MONARCH DRIVE  
(PUBLIC R.O.W.)

LOT 83  
RYAN MEADOWS  
OWNER: STRAUSS  
INVESTMENTS LLC  
ZONED M1

NW CORNER NE 1/4 SEC 30 T5N R21E  
N=324 097 27 E=2 520 162 66  
(FOUND CONC MON W/ BRASS CAP)  
(WISCONSIN STATE PLANE CO-ORDINATE SYSTEM SOUTH ZONE)

S44°24'10"E 200.97'

S00°34'43"E 365.13'

S89°25'17"W 116.04'

OUTLOT 3  
RYAN MEADOWS  
OWNER: RYAN MEADOWS  
HOMEOWNERS  
ASSOCIATION  
ZONED R6

## LEGEND:

- Denotes Found 1" Iron Pipe
- Denotes Found 3/4" Iron Rod
- Denotes Set 3/4" X 18" Iron Rebar 150 LBS./FT
- ◊ Denotes Wetland
- (R) Denotes 'Recorded As'
- D Denotes 'Dedicated' See Sheet 11 for Detail

NW CORNER SW 1/4  
SW CORNER NW 1/4  
SEC 30 T5N R21E  
(FOUND CONC MON  
W/ BRASS CAP)

N53°44'29"E 201.16'

N89°39'32"W 2671.72'

SOUTH LINE OF THE NW 1/4  
SEC 30 T5N R21E

NORTH LINE OF THE SW 1/4  
SEC 30 T5N R21E

S00°34'08"E 98.50'

570.47'

N00°34'08"W

UNPLATTED LANDS  
OWNER: MATHSON  
ZONED R2

GRAPHICAL  
SCALE (FEET)

0 1" = 250'

LOT 2  
452,797 SQ. FT.  
10.3948 ACRES

UNPLATTED LANDS  
OWNER: GRANDLICH

N89°47'21"W 662.96'

662.96'

2002.41'

S00°34'05"E 2669.87'

((R) S00°10'40"E (CSM 975))

SE CORNER SW 1/4 SEC 30 T5N R21E  
N=321,446 94 E=2 520 189.42  
(FOUND CONC MON W/ BRASS CAP)

PEG JOB #809.20  
SHEET 1 OF 11

SE CORNER NE 1/4  
SEC 30 T5N R21E  
(FOUND CONC MON  
W/ BRASS CAP)

((R) N89°20'00"W (CSM 975))  
S89°42'41"E 2645.59'

SOUTH LINE OF THE NE 1/4  
SEC 30 T5N R21E

2610.58'

S89°42'41"E 35.01'

S00°34'05"E 667.46'

EAST LINE OF THE SW 1/4 SEC 30, T5N R21E

PARCEL 1  
CSM NO. 975  
OWNER: SINGH  
ZONED R2

Owner/Subdivider  
MILLS HOTEL WYOMING LLC  
4011 Both Street  
Kenosha WI 53142  
(262) 842-0484

Owner/Subdivider  
MILLS HOTEL WYOMING LLC  
4011 Both Street  
Kenosha WI 53142  
(262) 842-0484

Owner/Subdivider  
MILLS HOTEL WYOMING LLC  
4011 Both Street  
Kenosha WI 53142  
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Kenosha WI 53142  
(262) 842-0484

Owner/Subdivider  
MILLS HOTEL WYOMING LLC  
4011 Both Street  
Kenosha WI 53142  
(262) 842-0484

Prepared By

PINNACLE ENGINEERING GROUP

20725 WATERTOWN ROAD | SUITE 100

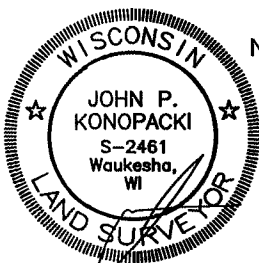
BROOKFIELD WI 53186

OFFICE: (262) 754-8888

This instrument drafted by John P. Konopacki, PLS-License No. S-2461

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

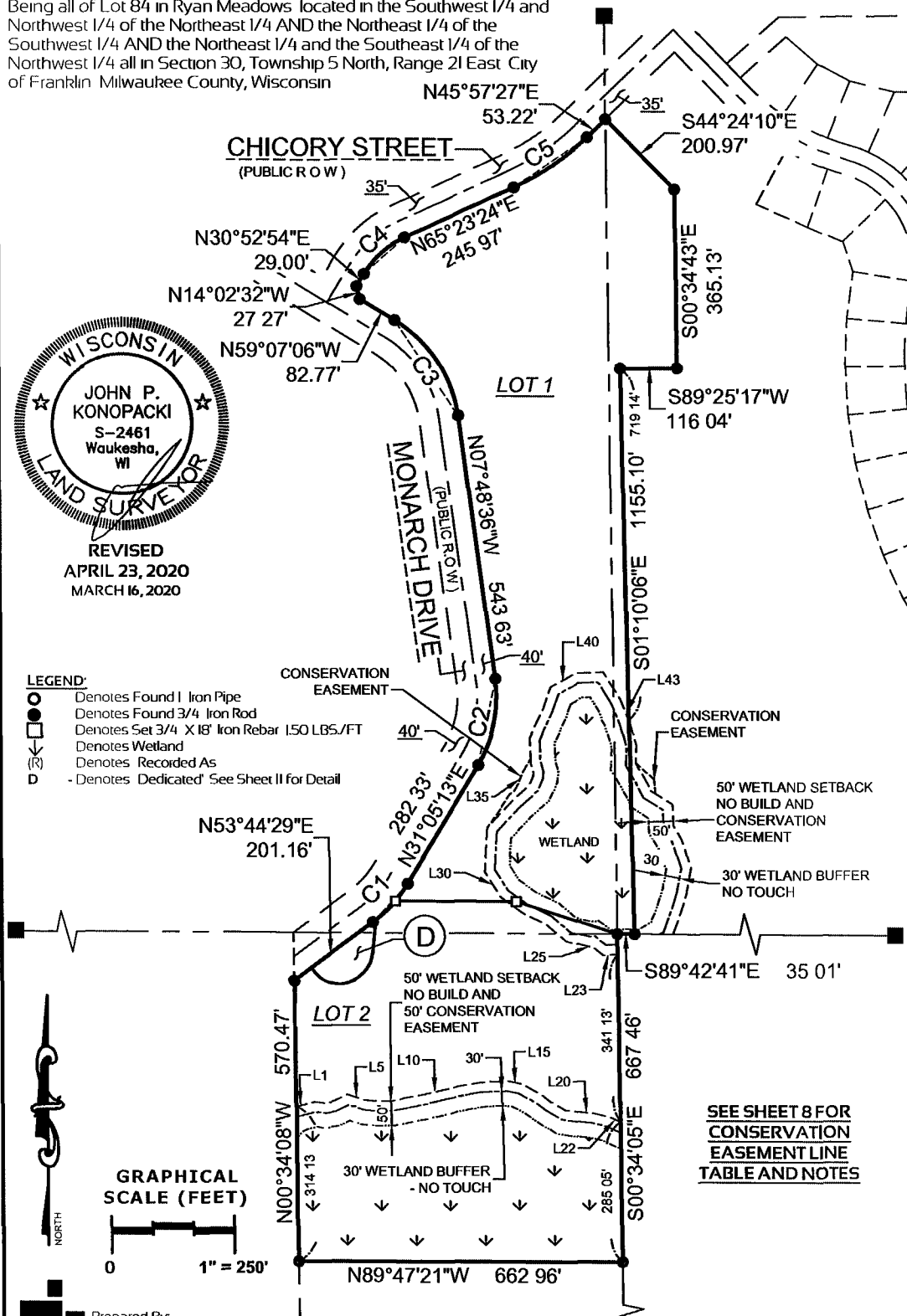
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REVISED  
APRIL 23, 2020  
MARCH 16, 2020

## LEGEND:

- Denotes Found 1" Iron Pipe
- Denotes Found 3/4" Iron Rod
- Denotes Set 3/4" X 18" Iron Rebar 150 LBS./FT
- ⬇ Denotes Wetland
- (R) Denotes Recorded As
- D Denotes Dedicated See Sheet II for Detail



SEE SHEET 8 FOR  
CONSERVATION  
EASEMENT LINE  
TABLE AND NOTES

Prepared By  
**PINNACLE ENGINEERING GROUP**  
20725 WATERTOWN ROAD 1 SUITE 100  
BROOKFIELD WI 53186  
OFFICE (262) 754-8888

This instrument drafted by John P. Konopacki, PLS-License No. S-2461

PEG JOB#809.20  
SHEET 2 OF 11

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Being all of Lot 84 in Ryan Meadows located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 AND the Northeast 1/4 of the Southwest 1/4 AND the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North, Range 21 East, City of Franklin, Milwaukee County Wisconsin.

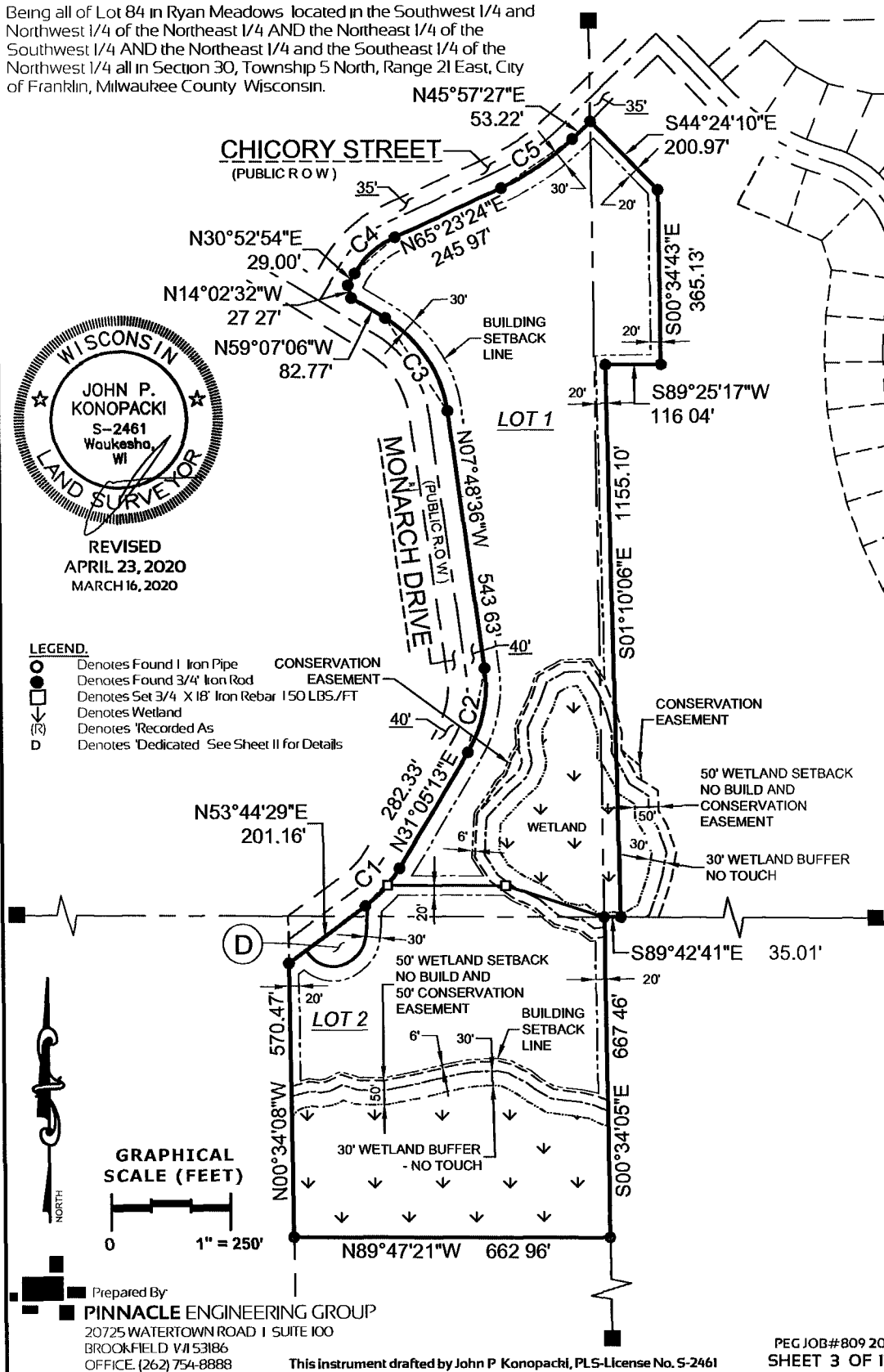


REVISED  
APRIL 23, 2020  
MARCH 16, 2020

## LEGEND

- Denotes Found 1" Iron Pipe
- Denotes Found 3/4" Iron Rod
- Denotes Set 3/4" X 18" Iron Rebar 150 LBS/FT
- ~ Denotes Wetland
- ⓓ Denotes 'Recorded As'
- D Denotes 'Dedicated' See Sheet II for Details

## CONSERVATION EASEMENT



GRAPHICAL  
SCALE (FEET)

0 1" = 250'

Prepared By

**PINNACLE ENGINEERING GROUP**

20725 WATERTOWN ROAD, SUITE 100

BROOKFIELD, WI 53186

OFFICE: (262) 754-8888

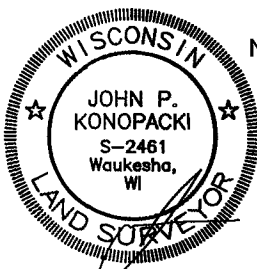
This instrument drafted by John P. Konopacki, PL5-License No. S-2461

PEG JOB #809 20

SHEET 3 OF II

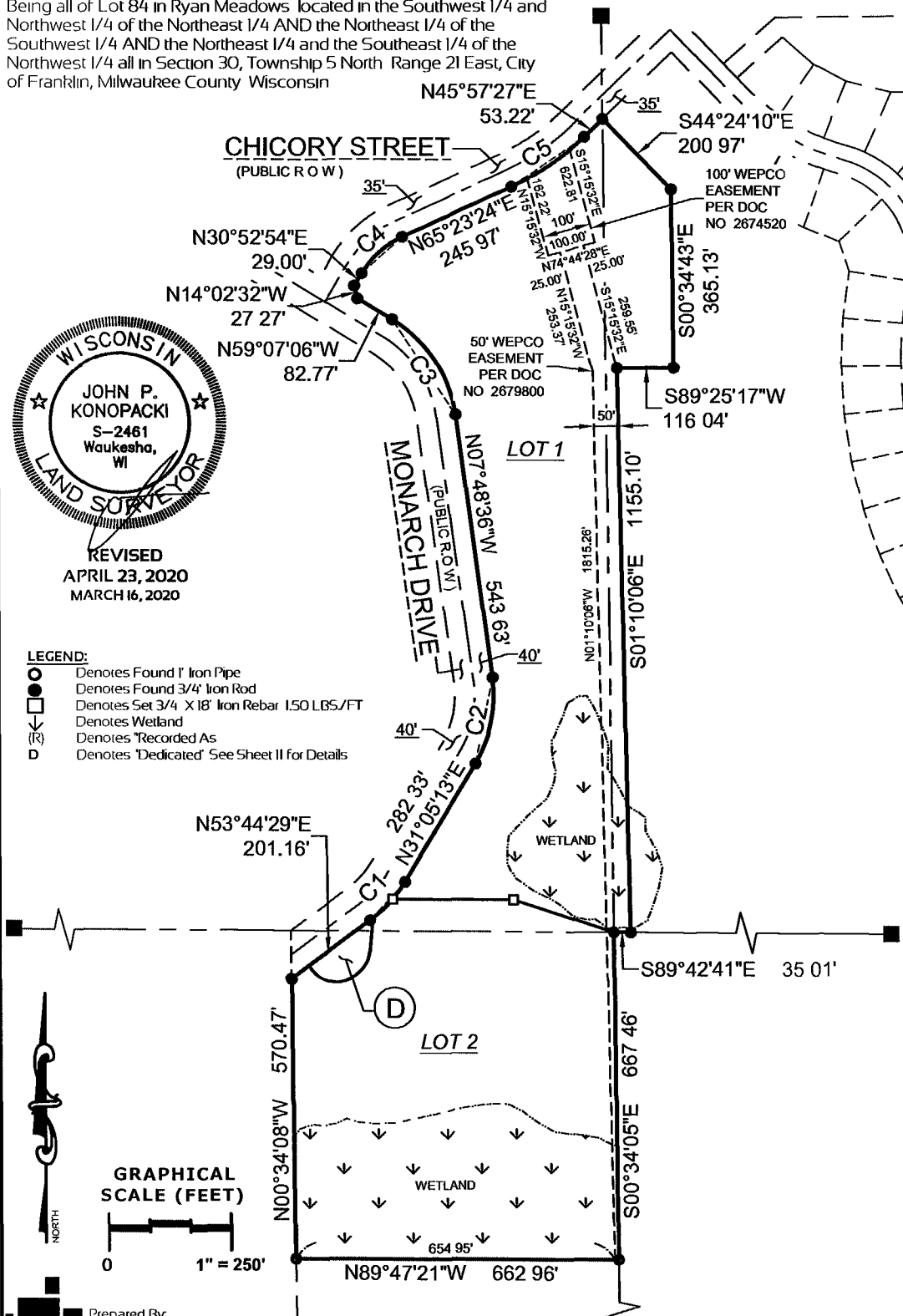
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REVISED  
APRIL 23, 2020  
MARCH 16, 2020

- LEGEND:**
- Denotes Found 1" Iron Pipe
  - Denotes Found 3/4" Iron Rod
  - Denotes Set 3/4" X 18" Iron Rebar 1.50 LBS/FT
  - W Denotes Wetland
  - Ⓡ Denotes "Recorded As"
  - D Denotes "Dedicated" See Sheet II for Details



Prepared By  
**PINNACLE ENGINEERING GROUP**  
20725 WATERTOWN ROAD 1 SUITE 100  
BROOKFIELD WI 53186  
OFFICE: (262) 754-8888

This instrument drafted by John P. Konopacki, PLS-License No. S-2461

PEG JOB#809.20  
SHEET 4 OF 11

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Being all of Lot 84 in Ryan Meadows located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 AND the Northeast 1/4 of the Southwest 1/4 AND the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30 Township 5 North, Range 21 East, City of Franklin, Milwaukee County Wisconsin.

**CHICORY STREET**  
(PUBLIC R.O.W.)



REVISED  
APRIL 23, 2020  
MARCH 16, 2020

## LEGEND:

- Denotes Found 1" Iron Pipe
- Denotes Found 3/4" Iron Rod
- Denotes Set 3/4" X 18" Iron Rebar 150 LBS/FT
- ↘ Denotes Wetland

**LOT 1**  
586,423  
SQ. FT.  
13.4624  
ACRES

**LOT 2**  
452,797 SQ. FT.  
10.3948 ACRES

WETLAND

WETLAND

## EXISTING TOPOGRAPHY

Vertical Datum: National Geodetic Vertical Datum of 1929 (NGVD29). Contours are shown at a 2' interval based on actual ground survey of the current ground terrain. Reference Benchmark: Concrete monument with brass cap at the Northwest corner of the Northeast 1/4 Section 30, Town 5 North, Range 21 East, Elevation = 803.18.

GRAPHICAL  
SCALE (FEET)

0 1" = 250'

Prepared By  
**PINNACLE ENGINEERING GROUP**  
20725 WATERTOWN ROAD | SUITE 100  
BROOKFIELD, WI 53186  
OFFICE (262) 754-8888

This instrument drafted by John P. Konopacki, PLS-License No. S-2461

PEG JOB#809.20  
SHEET 5 OF 11

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Being all of Lot 84 in Ryan Meadows located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 AND the Northeast 1/4 of the Southwest 1/4 AND the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North, Range 21 East, City of Franklin, Milwaukee County, Wisconsin.



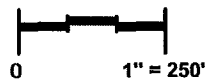
REVISED  
APRIL 23, 2020  
MARCH 16, 2020

## LEGEND

- Denotes Found 1" Iron Pipe
- Denotes Found 3/4" Iron Rod
- Denotes Set 3/4" X 18" Iron Rebar 150 LBS/FT
- ↘ Denotes Wetland
- 800 — Denotes Existing Contour
- 800 - Denotes Proposed Contour



GRAPHICAL  
SCALE (FEET)

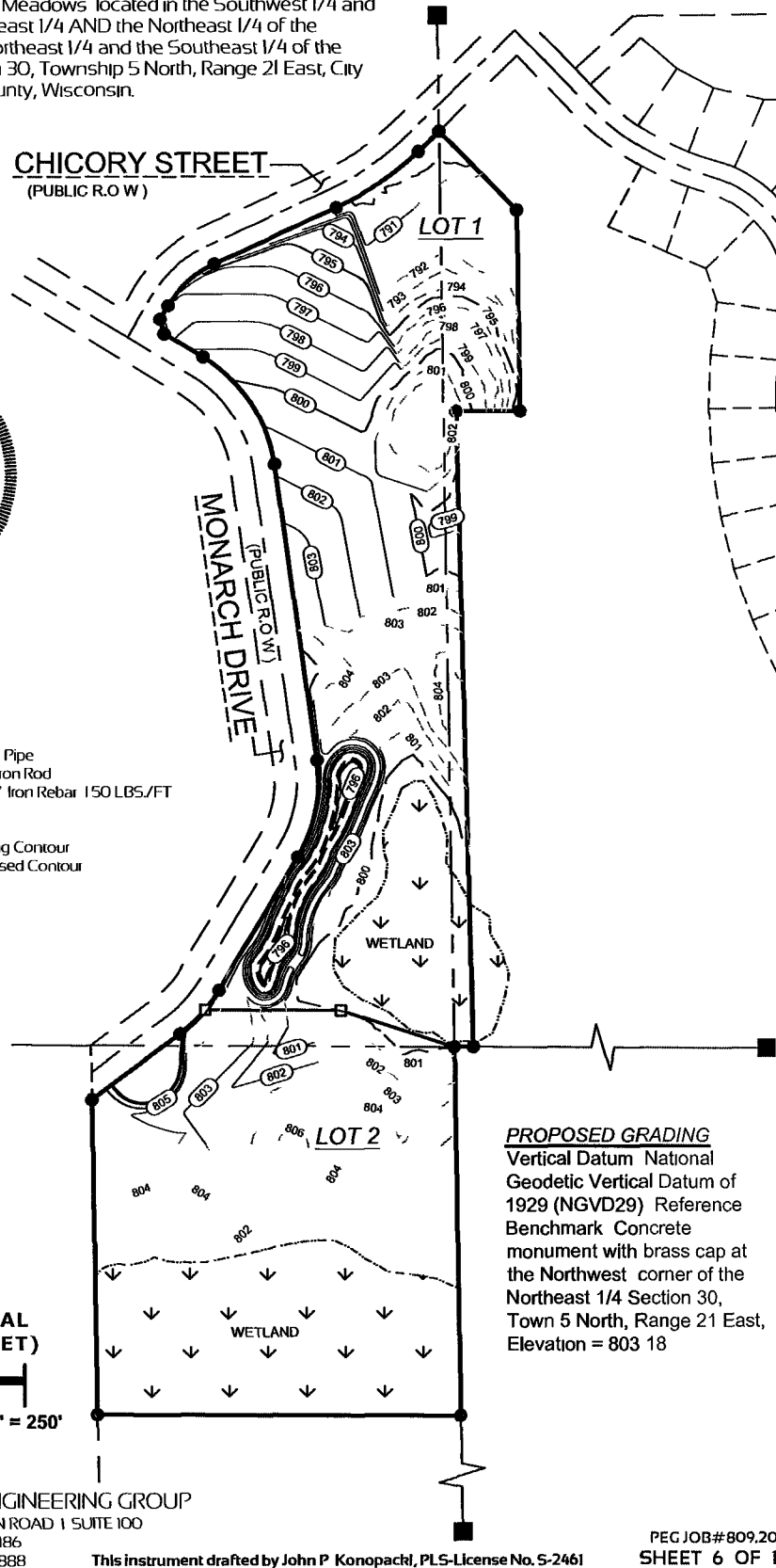


Prepared By  
**PINNACLE ENGINEERING GROUP**  
20725 WATERTOWN ROAD 1 SUITE 100  
BROOKFIELD WI 53186  
OFFICE: (262) 754-8888

This instrument drafted by John P. Konopacki, PLS-License No. S-2461

## PROPOSED GRADING

Vertical Datum National  
Geodetic Vertical Datum of  
1929 (NGVD29) Reference  
Benchmark Concrete  
monument with brass cap at  
the Northwest corner of the  
Northeast 1/4 Section 30,  
Town 5 North, Range 21 East,  
Elevation = 803.18



PEC JOB#809.20  
SHEET 6 OF 11

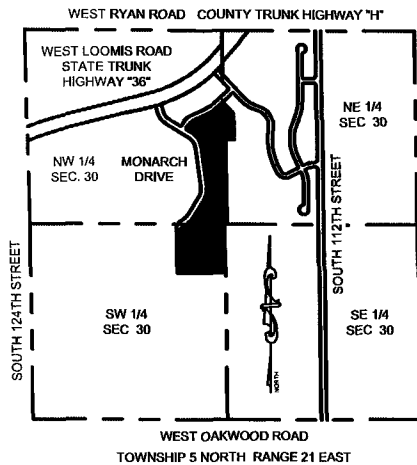
# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Being all of Lot 84 in Ryan Meadows located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 AND the Northeast 1/4 of the Southwest 1/4 AND the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North Range 21 East, City of Franklin Milwaukee County, Wisconsin

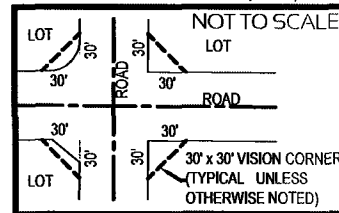
BOUNDARY CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH	TANGENT	TANGENT
C1	106.76	270.00'	022°39'16"	N42°24'51"E	106.06'	N53°44'29"E	N31°05'13"E
C2	183.30'	270.00'	038°53'49"	N11°38'18"E	179.80'	N31°05'13"E	N07°48'36"W
C3	241.78'	270.00'	051°18'30"	N33°27'51"W	233.79'	N07°48'36"W	N59°07'06"W
C4	114.43'	190.00'	034°30'30"	N48°08'09"E	112.71'	N30°52'54"E	N65°23'24"E
C5	181.45'	535.00'	019°25'57"	N55°40'26"E	180.58'	N65°23'24"E	N45°57'27"E
C6	56.55'	270.00'	012°00'00"	N46°14'44"E	56.45'	N52°14'44"E	N40°14'44"E
C7	43.16'	270.00'	009°09'31"	N35°39'59"E	43.11'	N40°14'44"E	N31°05'13"E

VICINITY SKETCH  
SCALE 1"=2000'



CITY OF FRANKLIN VISION CORNER  
EASEMENT DETAIL (VCE)

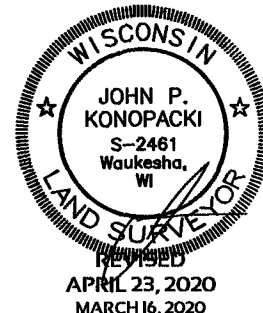


## NOTES

- 1 Flood Zone Classification The property lies with in Zone "X" of the Flood Insurance Rate Map Community Panel No. 55079C0206E AND 55079C0205E dated SEPTEMBER 26 2008 Zone "X" areas are determined to be outside the 0.2% annual chance floodplain
- 2 Bearings referenced to the Wisconsin State Plane Coordinate System South Zone (N.A.D. 1927) The north line of the Northeast 1/4 of Section 30 Township 5 North, Range 21 East bears S89°44'26"E
- 3 Wetlands delineated by Heather D. Patti PWS - Senior Wetland Ecologist Project Manager R.A. Smith National Inc. on December 8 2014
- 4 VISION CORNER EASEMENTS No Obstructions Permitted No visual obstructions such as structures parking or vegetation shall be permitted between the heights of 2.5 feet and 10 feet above the plane through the mean curb grades within the Vision Corner Easement.
- 5 Lot 1 and Lot 2 are served by Public Sewer and Water
- 6 Temporary Turn Around Easement shown on the recorded plat of Ryan Meadows on Lot 2 of this Certified Survey Map to be vacated via separate document

Prepared By  
**PINNACLE ENGINEERING GROUP**  
20725 WATERTOWN ROAD 1 SUITE 100  
BROOKFIELD WI 53186  
OFFICE (262) 754-8888

This instrument drafted by John P. Konopacki, PLS-License No. S-2461



APRIL 23, 2020  
MARCH 16, 2020

PEG JOB#809 20  
SHEET 7 OF 11



# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Being all of Lot 84 in Ryan Meadows located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 AND the Northeast 1/4 of the Southwest 1/4 AND the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North Range 21 East, City of Franklin Milwaukee County, Wisconsin

## 50' CONSERVATION EASEMENT

LINE TABLE		
LINE NO	BEARING	DISTANCE
L1	N75°22'21"E	39.14'
L2	S83°24'58"E	22.94'
L3	N81°01'31"E	12.95'
L4	N64°22'19"E	35.35'
L5	S72°46'48"E	38.10'
L6	S84°45'14"E	19.51'
L7	N89°55'05"E	35.37'
L8	N78°42'05"E	35.25'
L9	N78°13'06"E	34.92'
L10	N76°36'18"E	38.42'
L11	N78°25'24"E	42.12'
L12	N80°05'35"E	32.68'
L13	N86°06'12"E	30.49'
L14	N88°33'35"E	28.34'
L15	S78°35'50"E	28.25'
L16	S61°51'16"E	43.50'
L17	S51°40'09"E	26.71'
L18	S60°48'43"E	32.81'
L19	S82°18'03"E	25.35'
L20	S83°46'43"E	34.76'
L21	S76°59'19"E	32.39'
L22	S65°37'25"E	23.62'

LINE TABLE		
LINE NO	BEARING	DISTANCE
L23	S85°51'26"W	29.14'
L24	N52°02'25"W	30.19'
L25	S85°12'42"W	5.62'
L26	N76°55'48"W	47.86'
L27	N49°54'31"W	53.03'
L28	N64°32'14"W	50.77'
L29	N54°16'58"W	57.16'
L30	N32°49'08"W	60.42'
L31	N03°52'01"E	91.68'
L32	N35°53'42"E	38.67'
L33	N31°25'06"E	39.65'
L34	N47°16'20"E	22.14'
L35	N21°59'20"E	43.89'
L36	N33°40'08"W	23.04'
L37	N02°49'59"W	42.67'
L38	N25°21'49"E	65.72'
L39	N19°04'30"E	47.01'
L40	N60°46'28"E	57.64'
L41	N88°06'54"E	57.62'
L42	S32°06'26"E	66.20'
L43	S21°57'55"E	45.18'

### NOTES.

#### 1 CONSERVATION EASEMENT RESTRICTIONS

- No construction or placement of buildings or any structure
- No construction or any improvements unless notwithstanding covenant 1 above the improvement is specifically and previously approved by the Common Council of the City of Franklin, upon the advice of such other persons entities and agencies as it may elect; such improvements as may be so approved being intended to enhance the resource value of the protected property to the environment or the public and including but not limited to animal and bird feeding stations, park benches the removal of animal blockage of natural drainage or other occurring blockage of natural drainage and the like
- No excavation dredging grading mining drilling or change the topography of the land or its natural condition in any manner including any cutting or removal of vegetation except for the removal of dead or diseased trees, with the exception of limited grading within the wetland setback area as defined by the City of Franklin Unified Development Ordinance Grading within the wetland setback is limited to the grading shown in the approved Final Engineering Plans for the Strauss Brands Facility development.
- No filling dumping or depositing of any material whatsoever including but not limited to soil yard waste, or other landscape materials ashes garbage or debris
- No planting of any vegetation not native to the protected property or not typical wetland vegetation
- No operating snowmobiles dune buggies motorcycles all-terrain vehicles or any other types of Motorized vehicles



Prepared By  
**PINNACLE ENGINEERING GROUP**  
 20725 WATERTOWN ROAD 1 SUITE 100  
 BROOKFIELD WI 53186  
 OFFICE: (262) 754-8888

This instrument drafted by John P. Konopacki, PLS-License No. S-2461

PEG JOB#809.20  
 SHEET 8 OF 11

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Being all of Lot 84 in Ryan Meadows located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 AND the Northeast 1/4 of the Southwest 1/4 AND the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North Range 21 East City of Franklin Milwaukee County Wisconsin

## SURVEYOR'S CERTIFICATE

STATE OF WISCONSIN)  
WAUKESHA COUNTY) 55

I John P. Konopacki Professional Land Surveyor do hereby certify

That I have surveyed mapped and divided Lot 84 in Ryan Meadows, as recorded in the Register of Deeds office for Milwaukee County as Document No. 10962414 located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 AND the Northeast 1/4 of the Southwest 1/4 AND the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North Range 21 East City of Franklin Milwaukee County Wisconsin described as follows

Commencing at the southwest corner of the Northwest 1/4 of said Section 30  
Thence South 89°39'32" East along the south line of said Northwest 1/4 and then along a south line of Ryan Meadows a recorded subdivision, 2008.73 feet to the north right of way line of Monarch Drive and a west line of said Ryan Meadows  
Thence South 00°34'08" East along said west line of Ryan Meadows 98.50 feet to the south right of way line of Monarch Drive and the Point of Beginning,

Thence North 53°44'29" East along said south right of way line, 201.16 feet to a point of curvature  
Thence northeasterly 106.76 feet along the arc of said curve to the left and said right of way line, whose radius is 270.00 feet and whose chord bears North 42°24'51" East, 106.06 feet,  
Thence North 31°05'13" East along said right of way line 282.33 feet to a point of curvature  
Thence northeasterly 183.30 feet along the arc of said curve to the left and said right of way line whose radius is 270.00 feet and whose chord bears North 11°38'18" East, 179.80 feet,  
Thence North 07°48'36" West along said right of way line 543.63 feet to a point of curvature  
Thence northwesterly 241.78 feet along the arc of said curve to the left and said right of way line whose radius is 270.00 feet and whose chord bears North 33°27'51" West, 233.79 feet,  
Thence North 59°07'06" West along said right of way line 82.77 feet,  
Thence North 14°02'32" West, 27.27 feet to the south right of way line of Chicory Street;  
Thence North 30°52'54" East along said south right of way line, 29.00 feet to a point of curvature  
Thence northeasterly 114.43 feet along the arc of said curve to the right and said right of way line whose radius is 190.00 feet and whose chord bears North 48°08'09" East, 112.71 feet;  
Thence North 65°23'24" East along said right of way line 245.97 feet to a point of curvature  
Thence northeasterly 181.45 feet along the arc of said curve to the left and said right of way line whose radius is 535.00 feet and whose chord bears North 55°40'26" East, 180.58 feet,  
Thence North 45°57'27" East along said right of way line 53.22 feet to the west line of Outlot 3 in said Ryan Meadows,  
Thence South 44°24'10" East along said west line, 200.97 feet,  
Thence South 00°34'43" East along said west line, 365.13 feet,  
Thence South 89°25'17" West along said west line 116.04 feet;  
Thence South 01°10'06" East along said west line 1155.10 feet to the south line of the Northeast 1/4 of said Section 30 and a south line of Ryan Meadows  
Thence North 89°42'41" West along said south line, 35.01 feet to the southwest corner of said Northeast 1/4  
Thence South 00°34'05" East along the east line of the Southwest 1/4 of said Section 30 and an east line of said Ryan Meadows, 667.46 feet to a south line of said Ryan Meadows  
Thence North 89°47'21" West along said south line 662.96 feet to a west line of said Ryan Meadows,  
Thence North 00°34'08" West along said west line, 570.47 feet to the Point of beginning

Dedicating that portion of subject property as graphically shown for public road right of way purposes.

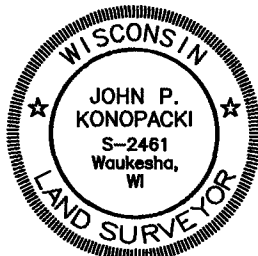
Containing 1 047,796 square feet (24 0541 acres) of land Gross and 1 039 220 square feet (23 8572 acres) of land Net, more or less.

That I have made such survey land division and map by the direction of MILLS HOTEL WYOMING LLC LOOMIS COTTAGE VENTURES LLC and STRAUSS INVESTMENTS LLC, owners of said land

That such plat is a correct representation of all the exterior boundaries of the land surveyed and the land division thereof made

That I have fully complied with the requirements of Chapter 236 of the Wisconsin State Statutes and the City of Franklin Land Division Ordinance and the Unified Development Ordinance Division - 15 of the City of Franklin in surveying the certified survey map

Date REVISED  
APRIL 23, 2020  
MARCH 16, 2020



John P. Konopacki  
Professional Land Surveyor S-2461



Prepared By  
**PINNACLE ENGINEERING GROUP**  
20725 WATERTOWN ROAD 1 SUITE 100  
BROOKFIELD WI 53186  
OFFICE: (262) 754-8888

This instrument drafted by John P. Konopacki, PLS-License No. S-2461

PEG JOB#809 20  
SHEET 9 OF 11

## CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Being all of Lot 84 in Ryan Meadows located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 AND the Northeast 1/4 of the Southwest 1/4 AND the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North Range 21 East City of Franklin, Milwaukee County, Wisconsin

### OWNER'S CERTIFICATE OF DEDICATION

MILLS HOTEL WYOMING, LLC Limited Liability Companies duly organized and existing under and by virtue of the laws of the State of Wisconsin as owners do hereby certify that said limited liability companies caused the land described on this certified survey map to be surveyed divided, dedicated and mapped as represented on this certified survey map.

MILLS HOTEL WYOMING, LLC, also certifies that this plat is required by s.236 10 or s.236 12 of the Wisconsin State Statutes and the Unified Development Ordinance Division-15 of the City of Franklin to be submitted to the following for approval or objection

1 City of Franklin

IN WITNESS WHEREOF the said **MILLS HOTEL WYOMING, LLC**, has caused these presents to be signed by Stephen C. Mills, Member and Martha L. Mills Member at (city) \_\_\_\_\_, \_\_\_\_\_ County Wisconsin on this \_\_\_\_\_ day of \_\_\_\_\_ 2020

In the presence of **MILLS HOTEL WYOMING, LLC**  
By: Mills Enterprises, LLC, its Manager

\_\_\_\_\_  
Stephen C. Mills Member

\_\_\_\_\_  
Martha L. Mills Member

STATE OF WISCONSIN)  
\_\_\_\_\_ COUNTY ) SS

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_ 2020 Stephen C. Mills Member and Martha L. Mills Member of the above named **MILLS HOTEL WYOMING, LLC** to me known to be the persons who executed the foregoing instrument, and to me known to be such members of said limited liability company and acknowledged that they executed the foregoing instrument as such officer as the deed of said limited liability company by its authority

\_\_\_\_\_  
Notary Public  
Name, \_\_\_\_\_  
State of Wisconsin  
My Commission Expires \_\_\_\_\_

### PLAN COMMISSION APPROVAL

Approved by the Plan Commission of the City of Franklin on this \_\_\_\_\_ day of \_\_\_\_\_ 2020

\_\_\_\_\_  
Date

\_\_\_\_\_  
Stephen R. Olson Chairman

\_\_\_\_\_  
Date

\_\_\_\_\_  
Secretary

### COMMON COUNCIL APPROVAL

Approved and the dedication accepted by the Common Council of the City of Franklin Wisconsin on this \_\_\_\_\_ day of \_\_\_\_\_ 2020

\_\_\_\_\_  
Date

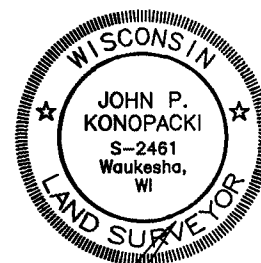
\_\_\_\_\_  
Stephen R. Olson Mayor

\_\_\_\_\_  
Date

\_\_\_\_\_  
Sandra L. Wesolowski City Clerk

 Prepared By  
**PINNACLE ENGINEERING GROUP**  
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BROOKFIELD WI 53186  
OFFICE: (262) 754-8888

This instrument drafted by John P. Konopacki, PLS-License No. S-2461



REVISED  
APRIL 23, 2020  
MARCH 16, 2020

PEG JOB#809.20  
SHEET 10 OF 11

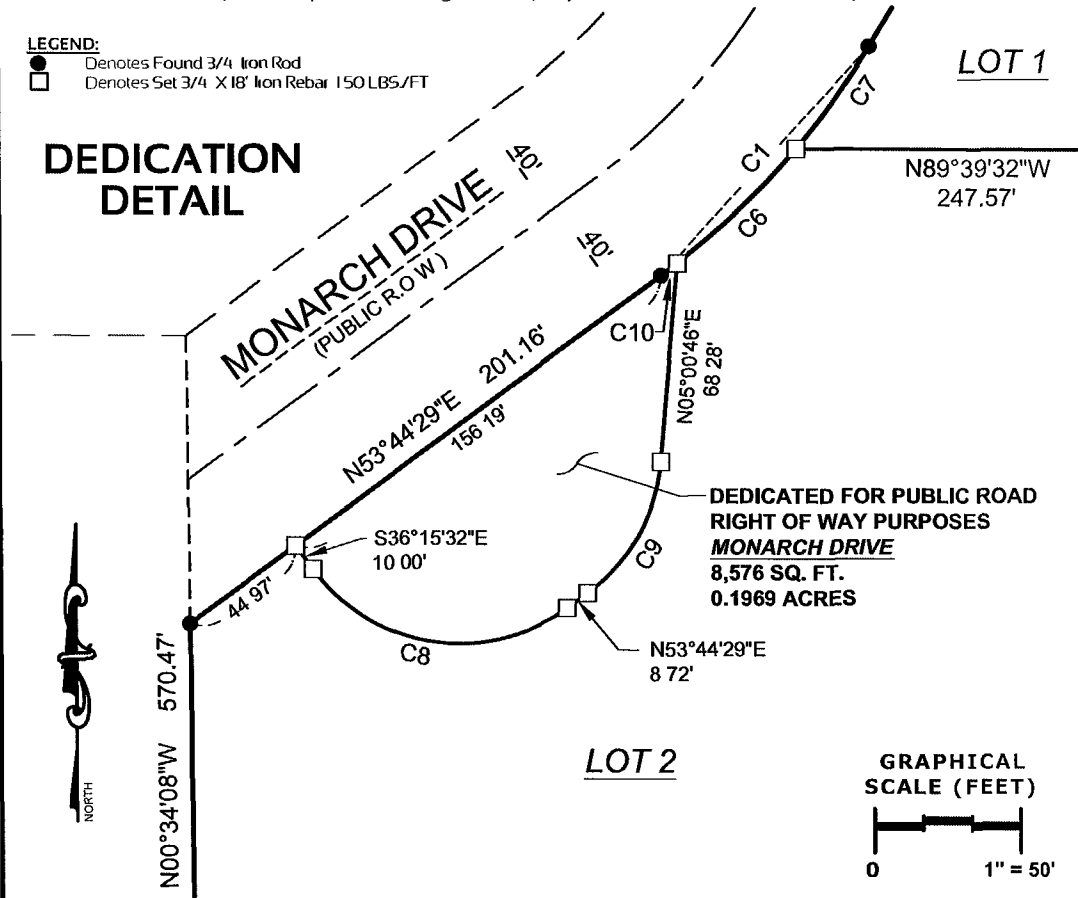
# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

Being all of Lot 84 in Ryan Meadows located in the Southwest 1/4 and Northwest 1/4 of the Northeast 1/4 AND the Northeast 1/4 of the Southwest 1/4 AND the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 all in Section 30, Township 5 North Range 21 East, City of Franklin Milwaukee County Wisconsin

## LEGEND:

- Denotes Found 3/4" Iron Rod
- Denotes Set 3/4" X 18" Iron Rebar 150 LBS/FT

## DEDICATION DETAIL



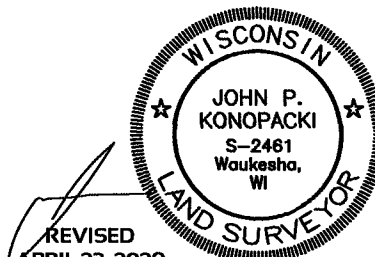
BOUNDARY CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH	TANGENT	TANGENT
C1	106.76'	270.00'	022°39'16"	N42°24'51"E	106.06'	N53°44'29"E	N31°05'13"E
C6	56.55'	270.00'	012°00'00"	N46°14'44"E	56.45'	N52°14'44"E	N40°14'44"E
C7	43.16'	270.00'	009°09'31"	N35°39'59"E	43.11'	N40°14'44"E	N31°05'13"E
C8	98.17'	62.50'	089°59'59"	S81°15'32"E	88.39'	S36°15'32"E	N53°44'29"E
C9	53.15'	62.50'	048°43'42"	N29°22'38"E	51.57'	N53°44'29"E	N05°00'46"E
C10	7.05'	270.00'	001°29'44"	N52°59'37"E	7.05'	N53°44'29"E	N52°14'44"E



Prepared By  
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REVISED  
APRIL 23, 2020  
MARCH 16, 2020

PEG JOB#809.20  
SHEET 11 OF 11

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<b>APPROVAL</b> <i>slw</i>	<b>REQUEST FOR COUNCIL ACTION</b>	<b>MEETING DATE</b> 05/19/2020
<b>REPORTS &amp; RECOMMENDATIONS</b>	<b>STANDARDS, FINDINGS AND DECISION OF THE CITY OF FRANKLIN COMMON COUNCIL UPON THE APPLICATION OF MILLS HOTEL WYOMING, LLC, APPLICANT, FOR A SPECIAL EXCEPTION TO CERTAIN NATURAL RESOURCE PROVISIONS OF THE CITY OF FRANKLIN UNIFIED DEVELOPMENT ORDINANCE</b>	<b>ITEM NUMBER</b> <i>G.6.</i>

At their meeting on March 25, 2020 the Environmental Commission recommended approval of the subject Special Exception to certain natural resource provisions of the Unified Development Ordinance with conditions as proposed at their meeting and as set forth in the attached final draft City of Franklin Environmental Commission document.

At the regular meeting of the Plan Commission on May 7, 2020, following a properly noticed public hearing, the following action was approved: motion to recommend approval of the Mills Hotel Wyoming, LLC Natural Resource Features Special Exception pursuant to the Standards, Findings and Decision recommended by the Plan Commission and Common Council Consideration of staff recommendations as presented at this meeting; and to review the Environmental Commission recommendations.

Upon review, the Environmental Commission recommendation to accept wetland restoration in lieu of mitigation is not permissible by the UDO, Staff therefor recommended that the application provide required wetland mitigation as part of a wetland in the same subwatershed. The Plan Commission's recommendation to include the Department of City Development recommendations has been reflected in the Decision section of the attached draft Standards, Findings, and Decision document.

Please note that residents spoke during the public hearing with concerns about how the proposed development for the site would impact the watershed, and how nonpoint pollution and runoff would be managed by that development.

#### **COUNCIL ACTION REQUESTED**

Adopt the standards, findings and decision of the City of Franklin Common Council upon the application of Mills Hotel Wyoming, LLC, applicant, for a special exception to certain natural resource provisions of the City of Franklin Unified Development Ordinance.

Department of City Development: MX

*Redraft 05/13/2020*

**Standards, Findings and Decision  
of the City of Franklin Common Council upon the Application of Mills Hotel  
Wyoming, LLC, applicant, for a Special Exception  
to Certain Natural Resource Provisions of the City of Franklin  
Unified Development Ordinance**

Whereas, Mills Hotel Wyoming, LLC, applicant, having filed an application dated January 22, 2020, for a Special Exception pursuant to Section 15-9.0110 of the City of Franklin Unified Development Ordinance pertaining to the granting of Special Exceptions to Stream, Shore Buffer, Navigable Water-related, Wetland, Wetland Buffer and Wetland Setback Provisions, and Improvements or Enhancements to a Natural Resource Feature; a copy of said application being annexed hereto and incorporated herein as Exhibit A; and

Whereas, the application having been reviewed by the City of Franklin Environmental Commission and the Commission having made its recommendation upon the application, a copy of said recommendation dated March 25, 2020 being annexed hereto and incorporated herein as Exhibit B; and

Whereas, following a public hearing before the City of Franklin Plan Commission, the Plan Commission having reviewed the application and having made its recommendation thereon as set forth upon the report of the City of Franklin Planning Department, a copy of said report dated May 7, 2020 being annexed hereto and incorporated herein as Exhibit C; and

Whereas, the property which is the subject of the application for a Special Exception is generally located at West Loomis Road and West Ryan Road (Lot 84 in Ryan Meadows Subdivision), zoned R-2 Estate/Single-Family Residence District, C-1 Conservancy District and R-8 Multiple-Family Residence District, and such property is more particularly described upon Exhibit D annexed hereto and incorporated herein; and

Whereas, Section 15-10.0208B. of the City of Franklin Unified Development Ordinance, as amended by Ordinance No. 2003-1747, pertaining to the granting of Special Exceptions to Stream, Shore Buffer, Navigable Water-related, Wetland, Wetland Buffer and Wetland Setback Provisions, and Improvements or Enhancements to a Natural Resource Feature, provides in part: "The decision of the Common Council upon any decision under this Section shall be in writing, state the grounds of such determination, be filed in the office of the City Planning Manager and be mailed to the applicant."

Now, Therefore, the Common Council makes the following findings pursuant to Section 15-10.0208B.2.a., b. and c. of the Unified Development Ordinance upon

the application for a Special Exception dated January 22, 2020, by Mills Hotel Wyoming, LLC, applicant, pursuant to the City of Franklin Unified Development Ordinance, the proceedings heretofore had and the recitals and matters incorporated as set forth above, recognizing the applicant as having the burden of proof to present evidence sufficient to support the following findings and that such findings be made by not less than four members of the Common Council in order to grant such Special Exception.

1. That the condition(s) giving rise to the request for a Special Exception were not self-imposed by the applicant (this subsection a. does not apply to an application to improve or enhance a natural resource feature): *but rather, are not self-imposed and are inherent to the site.*

2. That compliance with the stream, shore buffer, navigable water-related, wetland, wetland buffer, and wetland setback requirement will:

a. be unreasonably burdensome to the applicant and that there are no reasonable practicable alternatives: *The strict application of natural resource protection to this area, including wetland preservation, buffers and setbacks would render the parcel unusable; and*

b. unreasonably and negatively impact upon the applicant's use of the property and that there are no reasonable practicable alternatives: *Applicant represents that the denial of the NRSE would be unreasonable and negatively impact the applicants proposed use of the property based on the fact that the impacts are minimal and occur in areas of degraded, farmed wetland. There are no reasonable alternatives for development of the property.*

3. The Special Exception, including any conditions imposed under this Section will:

a. be consistent with the existing character of the neighborhood: *the proposed development with the grant of a Special Exception as requested will be consistent with the existing character of the neighborhood; and*

b. not effectively undermine the ability to apply or enforce the requirement with respect to other properties: *The situation and conditions related to this project are unique. Other properties seeking the same relief would need to meet similar standards; and*

c. be in harmony with the general purpose and intent of the provisions of this Ordinance proscribing the requirement: *Applicant represents that the unique circumstances involved with this request is what the NRSE process was intended for; and*



d. preserve or enhance the functional values of the stream or other navigable water, shore buffer, wetland, wetland buffer, and/or wetland setback in co-existence with the development: *(this finding only applying to an application to improve or enhance a natural resource feature). The applicant understands and agrees to place Conservation Easements on other natural resource features within the site, including any areas of mitigation.*

The Common Council considered the following factors in making its determinations pursuant to Section 15-10.0208B.2.d. of the Unified Development Ordinance.

1. Characteristics of the real property, including, but not limited to, relative placement of improvements thereon with respect to property boundaries or otherwise applicable setbacks: *The proposed improvements which cause the need for the NRSE include grading, roadways, underground utilities and lot grading. The improvements will not negatively affect surrounding properties.*

2. Any exceptional, extraordinary, or unusual circumstances or conditions applying to the lot or parcel, structure, use, or intended use that do not apply generally to other properties or uses in the same district: *The exceptional, extraordinary or unusual circumstance is that the resource being impacted has been designated as low quality and is orientated in a way that prevents practical development on the remaining land.*

3. Existing and future uses of property; useful life of improvements at issue; disability of an occupant: *The future use of the property has been affirmed through recent zoning and Certified Survey Map. The future improvements will be permanent.*

4. Aesthetics: *There will be no negative impact to aesthetics.*

5. Degree of noncompliance with the requirement allowed by the Special Exception: *The NRSE is not over-reaching. Applicant represents that the specific situation is what the NRSE was intended for.*

6. Proximity to and character of surrounding property: *Applicant owns the adjacent property to the east and west. The property to the South of the site (Zoned residential) is owned by the current owner of the parcel subject to the NRSE, and has granted permission for development of the parcel and this NRSE request, prior to the property sale. Bear Development or its partners own the other surrounding properties as part of their development project for this part of Franklin.*

7. Zoning of the area in which property is located and neighboring area: *Manufacturing and residential.*

8. Any negative affect upon adjoining property: *No negative affect upon adjoining property is perceived.*

9. Natural features of the property: *The wetland resource that will be impacted consists primarily of low-quality, farmed vegetation.*

10. Environmental impacts: *There are no other environmental impacts associated with the NRSE with exception to the reduction of approximately 10,000 square feet of farmed wetland. The applicant proposes mitigation by enhancing an existing wetland that is part of the same watershed.*

11. A recommendation from the Environmental Commission as well as a review and recommendation prepared by an Environmental Commission-selected person knowledgeable in natural systems: *The Environmental Commission recommendation and its reference to the report of March 25, 2020 is incorporated herein.*

12. The practicable alternatives analysis required by Section 15-9.0110C.4. of the Unified Development Ordinance and the overall impact of the entire proposed use or structure, performance standards and analysis with regard to the impacts of the proposal, proposed design solutions for any concerns under the Ordinance, executory actions which would maintain the general intent of the Ordinance in question, and other factors relating to the purpose and intent of the Ordinance section imposing the requirement: *The Plan Commission recommendation and the Environmental Commission recommendation address these factors and are incorporated herein.*

#### Decision

*Upon the above findings and all of the files and proceedings heretofore had upon the subject application, the Common Council hereby grants a Special Exception for such relief as is described within Exhibit C, upon the conditions:*

- 1) that the natural resource features and mitigation areas upon the properties to be developed be protected by a perpetual conservation easement to be approved by the Common Council prior to any development within the areas for which the Special Exception is granted prior to the issuance of any Occupancy Permits;*
- 2) that the applicant obtain all other necessary approval(s) from all other applicable governmental agencies prior to any development within the areas for which the Special Exception is granted;*
- 3) that all development within the areas for which the Special Exception is granted shall proceed pursuant to and be governed by the approved Natural Resource Protection Plan and all other applicable plans for Mills Hotel Wyoming, LLC, applicant, and all other applicable provisions of the Unified Development Ordinance.*

4) *Mitigation is provided by the applicant be in compliance with the standards of §15-4.0103.B.4. Mitigation may be provided off-site, within the same subwatershed.*

*The duration of this grant of Special Exception is permanent.*

Introduced at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

APPROVED:

\_\_\_\_\_  
Stephen R. Olson, Mayor

ATTEST:

\_\_\_\_\_  
Sandra L. Wesolowski, City Clerk

AYES \_\_\_\_\_ NOES \_\_\_\_\_ ABSENT \_\_\_\_\_

**City of Franklin Environmental Commission**

TO: Common Council  
DATE: March 25, 2020  
RE: Special Exception application review and recommendation  
APPLICATION: Mills Hotel Wyoming, LLC, Applicant, dated: January 22, 2020  
(generally West Loomis Road and West Ryan Road (Lot 84 in  
Ryan Meadows Subdivision))

**I. §15-9.0110 of the Unified Development Ordinance Special Exception to  
Natural Resource Feature Provisions Application information:**

1. Unified Development Ordinance Section(s) from which Special Exception is requested: *The applicant is requesting an exception from §15-4.0101 Natural Resource Protection Standards, and §15-4.0102 Natural Resource Features Determination which require that identified natural resources features be protected from impacts of development.*
2. Nature of the Special Exception requested (description of resources, encroachment, distances and dimensions): *The applicant is requesting to impact 9,969 square feet of farmed wetland, 19,268 square feet of wetland buffer, and a setback area totaling 34,002 square feet including the buffer (14,734 square feet of setback outside the buffer). The wetland area exists as a linear shaped swale that has been continuously farmed since at least 1937.*
3. Applicant's reason for request: *The farmed wetland is shaped and located in such a way that it bisects the site. The orientation prevents the property from being practically developed. Because the wetland is farmed and devoid of vegetation, the applicant believes it has a very low functional value.*

*Federal and State Permits for the proposed wetland impact have been secured.*

4. Applicant's reason why request appropriate for Special Exception: *The City of Franklin Plan Commission and City Council has approved a zoning reclassification and Certified Survey Map for this property. The intended use of the property is an extension of manufacturing use.*

*The property in question is currently actively farmed for traditional row crops. The applicant completed a wetland delineation, as required by the CSM and discovered that it includes a farmed wetland which bisects the property. The swale feature, which was classified as "low-quality" wetland, is not vegetated except for seasonal row crops. Without the Natural Resource Exception, the property cannot be developed.*

*Upon review, both the Wisconsin Department of Natural Resources and the Army Corps of Engineers granted permits for the proposed wetland impact based on the low-quality characteristics of the wetland and the fact that the property cannot be developed without the requested impact.*

*The remaining wetlands on site will be perpetually protected by a Conservation Easement.*

**II. Environmental Commission review of the §15-9.0110C.4.f. Natural Resource Feature impacts to functional values:**

1. Diversity of flora including State and/or Federal designated threatened and/or endangered species: *Soybeans/Corn.*
2. Storm and flood water storage: *The property is not in a designated floodplain or floodway.*
3. Hydrologic functions: *The wetland is overland drainage swale.*
4. Water quality protection including filtration and storage of sediments, nutrients or toxic substances: *The wetland is not vegetated year-round. Runoff and sediment are not trapped or filtered by this feature.*
5. Shoreline protection against erosion: *The wetland is not adjacent to a body of water.*
6. Habitat for aquatic organisms: *The wetland is not adjacent to a body of water.*
7. Habitat for wildlife: *The wetland is not vegetated. It is actively tilled for row crop production.*
8. Human use functional value: *The proposed areas of impacts are not being used for any type of human use other than agriculture.*
9. Groundwater recharge/discharge protection: *The swale is a natural depressional area which leads to a functional wetland. Groundwater and surface water will continue to drain to the peripheral wetlands.*

10. Aesthetic appeal, recreation, education, and science value: *There is no educational or scientific function to the impacted areas. There is no aesthetic appeal.*
11. State or Federal designated threatened or endangered species or species of special concern: *Owners are not aware of any State or Federal designated threatened or endangered species on our site.*
12. Existence within a Shoreland: *The wetland is not adjacent to a body of water.*
13. Existence within a Primary or Secondary Environmental Corridor or within an Isolated Natural Area, as those areas are defined and currently mapped by the Southeastern Wisconsin Regional Planning Commission from time to time: *The property in question does not include any land designated as Primary or Secondary Environmental Corridor as defined by SEWRPC.*

**III. Environmental Commission review of the §15-10.0208B.2.d. factors and recommendations as to findings thereon:**

1. That the condition(s) giving rise to the request for a Special Exception were not self-imposed by the applicant (this subsection a. does not apply to an application to improve or enhance a natural resource feature): *The condition is not self-imposed.*
2. That compliance with the stream, shore buffer, navigable water-related, wetland, wetland buffer, and wetland setback requirement will:
  - a. be unreasonably burdensome to the applicants and that there are no reasonable practicable alternatives: *The strict application of natural resource protection to this area, including wetland preservation, buffers and setbacks would render the parcel unusable.*
  - b. unreasonably and negatively impact upon the applicants' use of the property and that there are no reasonable practicable alternatives: *Applicant represents that the denial of the NRSE would be unreasonable and negatively impact the applicants proposed use of the property based on the fact that the impacts are minimal and occur in areas of degraded, farmed wetland. There are no reasonable alternatives for development of the property.*
3. The Special Exception, including any conditions imposed under this Section will:
  - a. be consistent with the existing character of the neighborhood: *The proposed impacts and resulting development will be consistent with the neighborhood, and consistent with the existing zoning and Comprehensive Plan.*

- b. not effectively undermine the ability to apply or enforce the requirement with respect to other properties: *The situation and conditions related to this project are unique. Other properties seeking the same relief would need to meet similar standards.*
- c. be in harmony with the general purpose and intent of the provisions of this Ordinance proscribing the requirement: *Applicant represents that the unique circumstances involved with this request is what the NRSE process was intended for.*
- d. preserve or enhance the functional values of the stream or other navigable water, shore buffer, wetland, wetland buffer, and/or wetland setback in co-existence with the development (*this finding only applying to an application to improve or enhance a natural resource feature*): *The applicant understands and agrees to place Conservation Easements on other natural resource features within the site, including any areas of mitigation.*

**IV. Environmental Commission review of the §15-10.0208B.2.a., b. and c. factors and recommendations as to findings thereon:**

- 1. Characteristics of the real property, including, but not limited to, relative placement of improvements thereon with respect to property boundaries or otherwise applicable setbacks: *The proposed improvements which cause the need for the NRSE include grading, roadways, underground utilities and lot grading. The improvements will not negatively affect surrounding properties.*
- 2. Any exceptional, extraordinary, or unusual circumstances or conditions applying to the lot or parcel, structure, use, or intended use that do not apply generally to other properties or uses in the same district: *The exceptional, extraordinary or unusual circumstance is that the resource being impacted has been designated as low quality and is orientated in a way that prevents practical development on the remaining land.*
- 3. Existing and future uses of property; useful life of improvements at issue; disability of an occupant: *The future use of the property has been affirmed through recent zoning and Certified Survey Map. The future improvements will be permanent.*
- 4. Aesthetics: *There will be no negative impact to aesthetics.*
- 5. Degree of noncompliance with the requirement allowed by the Special Exception: *The NRSE is not over-reaching. Applicant represents that the specific situation is what the NRSE was intended for.*

6. Proximity to and character of surrounding property: *Applicant owns the adjacent property to the east and west. The property to the South of the site (Zoned residential) is owned by the current owner of the parcel subject to the NRSE, and has granted permission for development of the parcel and this NRSE request, prior to the property sale. Bear Development or its partners own the other surrounding properties as part of their development project for this part of Franklin.*

7. Zoning of the area in which property is located and neighboring area: *Current zoning types are a mix of residential and manufacturing, with conservation areas. The development plans for this area identify this and other parcels for rezoning to manufacturing uses.*

8. Any negative effect upon adjoining property: *There are no negative effects to the surrounding property.*

9. Natural features of the property: *The wetland resource that will be impacted consists primarily of low-quality, farmed vegetation.*

10. Environmental impacts: *There are no other environmental impacts associated with the NRSE with exception to the reduction of approximately 10,000 square feet of farmed wetland. The applicant proposes mitigation by enhancing an existing wetland that is part of the same watershed.*

#### **V. Environmental Commission Recommendation:**

The Environmental Commission has reviewed the subject Application pursuant to §15-10.0208B. of the Unified Development Ordinance and makes the following recommendation:

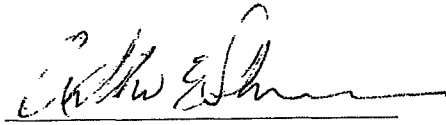
1. The recommendations set forth in Sections III. and IV. Above are incorporated herein.
2. The Environmental Commission recommends approval of the Application upon the aforesaid recommendations for the reasons set forth therein.
3. The Environmental Commission recommends that should the Common Council approve the Application, that such approval be subject to the following conditions:
  - a. Review by the Plan Commission of revised site intensity calculations to clarify the quantity of steep slopes;
  - b. Mitigation by the applicant be in the form of wetland enhancement to the existing wetlands on site;



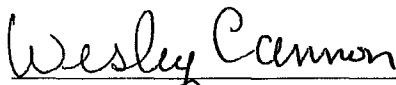
- c. The applicant shall obtain approval of conservation easements for those existing natural resources to be protected prior to approval of any site plan;
- d. Land upon which the mitigation is to take place shall be protected by a conservation easement as permanent natural resource features. Applicant shall obtain approval of the required easement prior to approval of any site plan.

The above review and recommendation was passed and adopted at a regular meeting of the Environmental Commission of the City of Franklin on the 25<sup>th</sup> day of MARCH, 2020.

Dated this 17 day of APRIL, 2020.

  
Arthur Skowron, Chairman

Attest:

  
Wesley Cannon, Vice-Chairman

**CITY OF FRANKLIN****REPORT TO THE PLAN COMMISSION****Meeting of April 9, 2020****Natural Resource Special Exception**


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<b>Project Name:</b>	Mills Hotel Wyoming, LLC, (Franklin Mills/ Bear Development) Natural Resource Special Exception (NRSE)
<b>Project Address/Tax Key:</b>	Not Assigned: Tax Key No. 939-9994-000, and 939-9995-000
<b>Property Owner:</b>	Mathson, Daniel L & Virginia K (Mathson, Robert ET AL) (939-9994-000)
<b>Applicant:</b>	Mills Hotel Wyoming, LLC
<b>Current Zoning:</b>	R-2 Estate Single-Family Residence District [939-9994-000 previously received approval to be rezoned to M-2 General Industrial District; however, the CSM creating the M-2 parcel has not yet been recorded]
<b>2025 Comprehensive Plan:</b>	Business Park and Areas of Natural Resource Features
<b>Applicant's Action Requested:</b>	Recommendation to the Environmental Commission, Plan Commission, and Common Council for approval of the proposed Natural Resource Special Exception (NRSE)

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**INTRODUCTION:**

On January 24, 2020, the applicant submitted an application for a Special Exception to Natural Resource Feature Provisions to the Department of City Development. The applicant is requesting approval to impact wetlands, wetland buffers, and wetland setbacks in order to develop on the subject land. Applications to rezone the parcel, and a site plan for the development of Copart, Inc., a global online vehicle auction company specializing in asset liquidation are currently seeking approval.

Pursuant to Section 15-10.0208 of the UDO, all requests for a Natural Resource Special Exception (NRSE) shall be provided to the Environmental Commission for its review and recommendation. The Commission recommended approval of the NRSE, subject to the conditions in the Special Exception application review and recommendation.

**PROJECT DESCRIPTION:**

The applicant has submitted an application for an NRSE for property bearing Tax Key No. 939 9994 000. The subject property contains several wetlands and areas of steep slopes. No impacts are proposed to the steep slopes. Staff notes that two different figures have been provided for the quantity of steep slopes: 0.11 acres is listed on the Natural Resource Protection Plan (NRPP); 0.8 was used for site intensity calculations in the Environmental Commission submittal materials. Revised calculations were not provided as of this writing. *Staff recommends that the applicant clarify the amount of steep slopes on site and revise the NRPP/ Site Intensity calculations accordingly.*

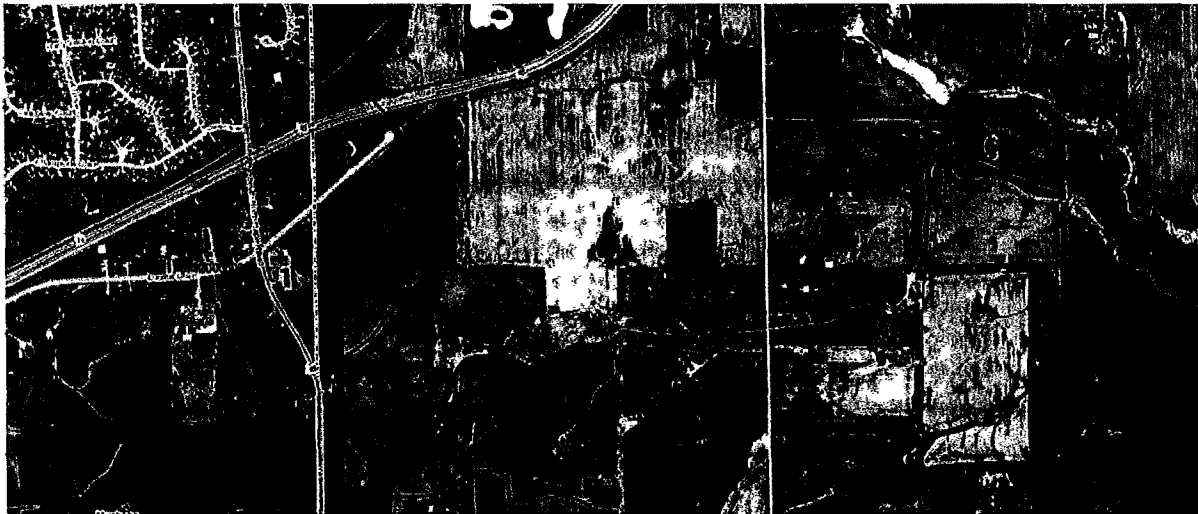
The wetland delineations were completed in April 2019, identifying several wetlands on the property. The applicant obtained letters from the Wisconsin Department of Natural Resources (DNR) dated January 8, 2020 (permit EXE-SE-2020-41-00039) and the Army Corps of Engineers (ACE) likewise dated January 8, 2020 designating two wetland area, W-1 and W-4, of the delineation report for the Mathson property as not regulated. These artificial wetlands meet the standards of §15-4.0102.J to be exempted from natural resource measurement requirements; they are therefore not subject to regulations. No impacts are proposed to W-3 on this part of the property.

The applicant's request is to impact just under 10,000 square feet of wetland identified as W-2 in the Mathson property delineation. Under separate cover on January 8, 2020, (GP-SE-2020-41-00037) the DNR granted permission to fill this wetland. The January 8 letter from the ACE likewise issues a general permit to fill this wetland.

Specifically, the exception is requested for impacts to:

- 9,969 square feet of wetland
- 19,268 square feet of wetland buffer
- 34,002 square feet of wetland a setback area including the buffer (14,734 square feet of setback outside the buffer)

The impacted wetland is part of the Ryan Creek subwatershed of the Root River (Figure 1).



*Figure 1 Watershed Boundary*

The standard for mitigation of wetland (§15-4.0103.B.4) and wetland buffer (§15-4.0103.B.5) requires a mitigation area of 1.5 acres of mitigation provided to every one (1) acre of impact. Plant species and soils employed must be of superior quality to the existing wetland, meaning that the applicant must choose optimal plants regardless of the quality of vegetation being replaced. The UDO further requires that the mitigation be provided on the same parcel or site for which the exception is being made. Plan Commission may allow off site mitigation within the same watershed (§15-4.0103.C).

The applicant has proposed mitigation by expanding existing wetlands elsewhere on property currently being developed by Franklin Mills/Bear, as expansion of wetlands on the subject property would render it undevelopable. During the meeting of the Environmental Commission, the applicant proposed that

remediation or enhancement of existing wetlands would be a more beneficial approach for the watershed and natural features in the area, and requested this be considered in lieu of mitigation. Upon review, the Environmental commission recommended this approach, provided the enhancement take place on the subject property. This recommendation is reflected in their review and recommendation document. Staff recommends that the applicant provide mitigation, and that said mitigation be protected by a conservation easement. Staff further recommends that areas of existing natural resources be similarly protected by easements.

The applicant has provided the attached Natural Resource Special Exemption Application, Project Description, and associated information. Staff would note:

- The wetland delineation was prepared by an Assured Delineator.
- Required permits from other units of government have been obtained.
- Conservation easements materials for existing natural resources to be preserved have been provided and are under review by the Planning Department.
- The applicant is proposing restoration of existing wetlands in lieu of mitigation, the details of which have not been fully defined yet. Submitted materials for Plan Commission detail off-site mitigation of wetlands only.
- Conservation easements for mitigation areas will need to be submitted once a proposal has been identified.

#### **CONCLUSION:**

Per Section 15-10.0208 of the Unified Development Ordinance (UDO), the applicant shall have the burden of proof to present evidence sufficient to support a Natural Resource Special Exception (NRSE) request. The applicant has presented evidence for the request by answering the questions and addressing the statements that are part of the Natural Resource Special Exception (NRSE) application. The applicant's responses to the application's questions and statements are attached for your review. *Also attached is a document titled, "City of Franklin Environmental Commission" that the Environmental Commission must complete and forward to the Common Council.* The questions and statements on this document correspond with the Natural Resource Special Exception (NRSE) application questions and statements that the applicant has answered and addressed.

At its March 25, 2020 meeting, the Environmental Commission recommended approval of the NRSE as presented at their meeting, with conditions as set forth in Section V. of the City of Franklin Environmental Commission Special Exception application review and recommendation memo.

#### **CONCLUSION:**

The Environmental Commission recommendations are contained in the decisions section of the attached draft Standards, Findings and Decision of the City of Franklin document.

Staff recommends approval of the NRSE, subject to a number of conditions such as:

- Revision of the Site Intensity Calculations to clarify the quantity of steep slopes;
- Provision of mitigation by the applicant; and
- Recording of Conservation Easements.

***Draft 4/9/20***

**Standards, Findings and Decision  
of the City of Franklin Common Council upon the Application of Mills Hotel  
Wyoming, LLC, applicant, for a Special Exception  
to Certain Natural Resource Provisions of the City of Franklin  
Unified Development Ordinance**

Whereas, Mills Hotel Wyoming, LLC, applicant, having filed an application dated January 22, 2020, for a Special Exception pursuant to Section 15-9.0110 of the City of Franklin Unified Development Ordinance pertaining to the granting of Special Exceptions to Stream, Shore Buffer, Navigable Water-related, Wetland, Wetland Buffer and Wetland Setback Provisions, and Improvements or Enhancements to a Natural Resource Feature; a copy of said application being annexed hereto and incorporated herein as Exhibit A; and

Whereas, the application having been reviewed by the City of Franklin Environmental Commission and the Commission having made its recommendation upon the application, a copy of said recommendation dated March 25, 2020 being annexed hereto and incorporated herein as Exhibit B; and

Whereas, following a public hearing before the City of Franklin Plan Commission, the Plan Commission having reviewed the application and having made its recommendation thereon as set forth upon the report of the City of Franklin Planning Department, a copy of said report dated April 9, 2020 being annexed hereto and incorporated herein as Exhibit C; and

Whereas, the property which is the subject of the application for a Special Exception is generally located at West Loomis Road and West Ryan Road (Lot 84 in Ryan Meadows Subdivision), zoned R-2 Estate/Single-Family Residence District, C-1 Conservancy District and R-8 Multiple-Family Residence District, and such property is more particularly described upon Exhibit D annexed hereto and incorporated herein; and

Whereas, Section 15-10.0208B. of the City of Franklin Unified Development Ordinance, as amended by Ordinance No. 2003-1747, pertaining to the granting of Special Exceptions to Stream, Shore Buffer, Navigable Water-related, Wetland, Wetland Buffer and Wetland Setback Provisions, and Improvements or Enhancements to a Natural Resource Feature, provides in part: "The decision of the Common Council upon any decision under this Section shall be in writing, state the grounds of such determination, be filed in the office of the City Planning Manager and be mailed to the applicant."

Now, Therefore, the Common Council makes the following findings pursuant to Section 15-10.0208B.2.a., b. and c. of the Unified Development Ordinance upon the application for a Special Exception dated January 22, 2020, by Mills Hotel Wyoming, LLC, applicant, pursuant to the City of Franklin Unified Development Ordinance, the proceedings heretofore had and the recitals and matters incorporated as set forth above, recognizing the applicant as having the burden of proof to present evidence sufficient to support the following findings and that such findings be made by not less than four members of the Common Council in order to grant such Special Exception.

1. That the condition(s) giving rise to the request for a Special Exception were not self-imposed by the applicant (this subsection a. does not apply to an application to improve or enhance a natural resource feature): *but rather*, \_\_\_\_\_.
2. That compliance with the stream, shore buffer, navigable water-related, wetland, wetland buffer, and wetland setback requirement will:
  - a. be unreasonably burdensome to the applicant and that there are no reasonable practicable alternatives: \_\_\_\_\_; *or*
  - b. unreasonably and negatively impact upon the applicant's use of the property and that there are no reasonable practicable alternatives: \_\_\_\_\_.
3. The Special Exception, including any conditions imposed under this Section will:
  - a. be consistent with the existing character of the neighborhood: *the proposed development with the grant of a Special Exception as requested will be consistent with the existing character of the neighborhood; and*
  - b. not effectively undermine the ability to apply or enforce the requirement with respect to other properties: \_\_\_\_\_; *and*
  - c. be in harmony with the general purpose and intent of the provisions of this Ordinance proscribing the requirement: \_\_\_\_\_; *and*
  - d. preserve or enhance the functional values of the stream or other navigable water, shore buffer, wetland, wetland buffer, and/or wetland setback in co-existence with the development: *(this finding only applying to an application to improve or enhance a natural resource feature).*

The Common Council considered the following factors in making its determinations pursuant to Section 15-10.0208B.2.d. of the Unified Development Ordinance.

1. Characteristics of the real property, including, but not limited to, relative placement of improvements thereon with respect to property boundaries or otherwise applicable setbacks:\_\_\_\_\_.
2. Any exceptional, extraordinary, or unusual circumstances or conditions applying to the lot or parcel, structure, use, or intended use that do not apply generally to other properties or uses in the same district:\_\_\_\_\_.
3. Existing and future uses of property; useful life of improvements at issue; disability of an occupant:\_\_\_\_\_.
4. Aesthetics:\_\_\_\_\_.
5. Degree of noncompliance with the requirement allowed by the Special Exception:\_\_\_\_\_.
6. Proximity to and character of surrounding property: \_\_\_\_\_.
7. Zoning of the area in which property is located and neighboring area: *Residential*.
8. Any negative affect upon adjoining property: *No negative affect upon adjoining property is perceived*.
9. Natural features of the property: \_\_\_\_\_.
10. Environmental impacts:\_\_\_\_\_.
11. A recommendation from the Environmental Commission as well as a review and recommendation prepared by an Environmental Commission-selected person knowledgeable in natural systems: *The Environmental Commission recommendation and its reference to the report of \_\_\_\_\_ is incorporated herein*.
12. The practicable alternatives analysis required by Section 15-9.0110C.4. of the Unified Development Ordinance and the overall impact of the entire proposed use or structure, performance standards and analysis with regard to the impacts of the proposal, proposed design solutions for any concerns under the Ordinance, executory actions which would maintain the general intent of the Ordinance in question, and other factors relating to the purpose and intent of the Ordinance section imposing the requirement: *The Plan Commission recommendation and the Environmental Commission recommendation address these factors and are incorporated herein*.

### Decision

*Upon the above findings and all of the files and proceedings heretofore had upon the subject application, the Common Council hereby grants a Special Exception for such relief as is described within Exhibit C, upon the conditions:*

- 1) that the natural resource features and mitigation areas upon the properties to be developed be protected by a perpetual conservation easement to be approved by the Common Council prior to any development within the areas for which the Special Exception is granted prior to the issuance of any Occupancy Permits;*
- 2) that the applicant obtain all other necessary approval(s) from all other applicable governmental agencies prior to any development within the areas for which the Special Exception is granted;*
- 3) that all development within the areas for which the Special Exception is granted shall proceed pursuant to and be governed by the approved Natural Resource Protection Plan and all other applicable plans for Mills Hotel Wyoming, LLC, applicant, and all other applicable provisions of the Unified Development Ordinance.*
- 4) that the applicant provide revised site intensity calculations to clarify the quantity of steep slopes prior to any land disturbing activities; and,*
- 5) Mitigation is provided by the applicant be in the form of wetland enhancement to the existing wetlands on site.*

*The duration of this grant of Special Exception is permanent.*

Introduced at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

APPROVED:

\_\_\_\_\_  
Stephen R. Olson, Mayor

ATTEST:

\_\_\_\_\_  
Sandra L. Wesolowski, City Clerk

AYES \_\_\_\_\_ NOES \_\_\_\_\_ ABSENT \_\_\_\_\_



## City of Franklin Environmental Commission

TO: Common Council  
DATE: March 25, 2020  
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APPLICATION: Mills Hotel Wyoming, LLC, Applicant, dated: January 22, 2020  
(generally West Loomis Road and West Ryan Road (Lot 84 in Ryan Meadows Subdivision))

### **I. §15-9.0110 of the Unified Development Ordinance Special Exception to Natural Resource Feature Provisions Application information:**

1. Unified Development Ordinance Section(s) from which Special Exception is requested: *The applicant is requesting an exception from §15-4.0101 Natural Resource Protection Standards, and §15-4.0102 Natural Resource Features Determination which require that identified natural resources features be protected from impacts of development.*
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*Federal and State Permits for the proposed wetland impact have been secured.*

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*The property in question is currently actively farmed for traditional row crops. The applicant completed a wetland delineation, as required by the CSM and discovered that it includes a farmed wetland which bisects the property. The swale feature, which was classified as "low-quality" wetland, is not vegetated except for seasonal row crops. Without the Natural Resource Exception, the property cannot be developed.*

*Upon review, both the Wisconsin Department of Natural Resources and the Army Corps of Engineers granted permits for the proposed wetland impact based on the low-quality characteristics of the wetland and the fact that the property cannot be developed without the requested impact.*

*The remaining wetlands on site will be perpetually protected by a Conservation Easement.*

**II. Environmental Commission review of the §15-9.0110C.4.f. Natural Resource Feature impacts to functional values:**

1. Diversity of flora including State and/or Federal designated threatened and/or endangered species: *Soybeans/Corn.*
2. Storm and flood water storage: *The property is not in a designated floodplain or floodway.*
3. Hydrologic functions: *The wetland is overland drainage swale.*
4. Water quality protection including filtration and storage of sediments, nutrients or toxic substances: *The wetland is not vegetated year-round. Runoff and sediment are not trapped or filtered by this feature.*
5. Shoreline protection against erosion: *The wetland is not adjacent to a body of water.*
6. Habitat for aquatic organisms: *The wetland is not adjacent to a body of water.*
7. Habitat for wildlife: *The wetland is not vegetated. It is actively tilled for row crop production.*
8. Human use functional value: *The proposed areas of impacts are not being used for any type of human use other than agriculture.*
9. Groundwater recharge/discharge protection: *The swale is a natural depressional area which leads to a functional wetland. Groundwater and surface water will continue to drain to the peripheral wetlands.*

10. Aesthetic appeal, recreation, education, and science value: *There is no educational or scientific function to the impacted areas. There is no aesthetic appeal.*
11. State or Federal designated threatened or endangered species or species of special concern: *Owners are not aware of any State or Federal designated threatened or endangered species on our site.*
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  - a. be unreasonably burdensome to the applicants and that there are no reasonable practicable alternatives: *The strict application of natural resource protection to this area, including wetland preservation, buffers and setbacks would render the parcel unusable.*
  - b. unreasonably and negatively impact upon the applicants' use of the property and that there are no reasonable practicable alternatives: *Applicant represents that the denial of the NRSE would be unreasonable and negatively impact the applicants proposed use of the property based on the fact that the impacts are minimal and occur in areas of degraded, farmed wetland. There are no reasonable alternatives for development of the property.*
3. The Special Exception, including any conditions imposed under this Section will:
  - a. be consistent with the existing character of the neighborhood: *The proposed impacts and resulting development will be consistent with the neighborhood, and consistent with the existing zoning and Comprehensive Plan.*

- b. not effectively undermine the ability to apply or enforce the requirement with respect to other properties: *The situation and conditions related to this project are unique. Other properties seeking the same relief would need to meet similar standards.*
- c. be in harmony with the general purpose and intent of the provisions of this Ordinance proscribing the requirement: *Applicant represents that the unique circumstances involved with this request is what the NRSE process was intended for.*
- d. preserve or enhance the functional values of the stream or other navigable water, shore buffer, wetland, wetland buffer, and/or wetland setback in co-existence with the development (*this finding only applying to an application to improve or enhance a natural resource feature*): *The applicant understands and agrees to place Conservation Easements on other natural resource features within the site, including any areas of mitigation.*

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- 2. Any exceptional, extraordinary, or unusual circumstances or conditions applying to the lot or parcel, structure, use, or intended use that do not apply generally to other properties or uses in the same district: *The exceptional, extraordinary or unusual circumstance is that the resource being impacted has been designated as low quality and is orientated in a way that prevents practical development on the remaining land.*
- 3. Existing and future uses of property; useful life of improvements at issue; disability of an occupant: *The future use of the property has been affirmed through recent zoning and Certified Survey Map. The future improvements will be permanent.*
- 4. Aesthetics: *There will be no negative impact to aesthetics.*
- 5. Degree of noncompliance with the requirement allowed by the Special Exception: *The NRSE is not over-reaching. Applicant represents that the specific situation is what the NRSE was intended for.*

6. Proximity to and character of surrounding property: *Applicant owns the adjacent property to the east and west. The property to the South of the site (Zoned residential) is owned by the current owner of the parcel subject to the NRSE, and has granted permission for development of the parcel and this NRSE request, prior to the property sale. Bear Development or its partners own the other surrounding properties as part of their development project for this part of Franklin.*

7. Zoning of the area in which property is located and neighboring area: *Current zoning types are a mix of residential and manufacturing, with conservation areas. The development plans for this area identify this and other parcels for rezoning to manufacturing uses.*

8. Any negative effect upon adjoining property: *There are no negative effects to the surrounding property.*

9. Natural features of the property: *The wetland resource that will be impacted consists primarily of low-quality, farmed vegetation.*

10. Environmental impacts: *There are no other environmental impacts associated with the NRSE with exception to the reduction of approximately 10,000 square feet of farmed wetland. The applicant proposes mitigation by enhancing an existing wetland that is part of the same watershed.*

## **V. Environmental Commission Recommendation:**

The Environmental Commission has reviewed the subject Application pursuant to §15-10.0208B. of the Unified Development Ordinance and makes the following recommendation:

1. The recommendations set forth in Sections III. and IV. Above are incorporated herein.
2. The Environmental Commission recommends approval of the Application upon the aforesaid recommendations for the reasons set forth therein.
3. The Environmental Commission recommends that should the Common Council approve the Application, that such approval be subject to the following conditions:
  - a. Review by the Plan Commission of revised site intensity calculations to clarify the quantity of steep slopes;
  - b. Mitigation by the applicant be in the form of wetland enhancement to the existing wetlands on site;

- c. The applicant shall obtain approval of conservation easements for those existing natural resources to be protected prior to approval of any site plan;
- d. Land upon which the mitigation is to take place shall be protected by a conservation easement as permanent natural resource features. Applicant shall obtain approval of the required easement prior to approval of any site plan.

The above review and recommendation was passed and adopted at a regular meeting of the Environmental Commission of the City of Franklin on the \_\_\_\_\_ day of \_\_\_\_\_, 2020.

Dated this \_\_\_\_ day of \_\_\_\_\_, 2020.

\_\_\_\_\_  
Arthur Skowron, Chairman

Attest:

\_\_\_\_\_  
Wesley Cannon, Vice-Chairman

10082 S. 124th Street  
TKN: 939 9994 000



Planning Department  
(414) 425-4024

0 435 870 1740 Feet

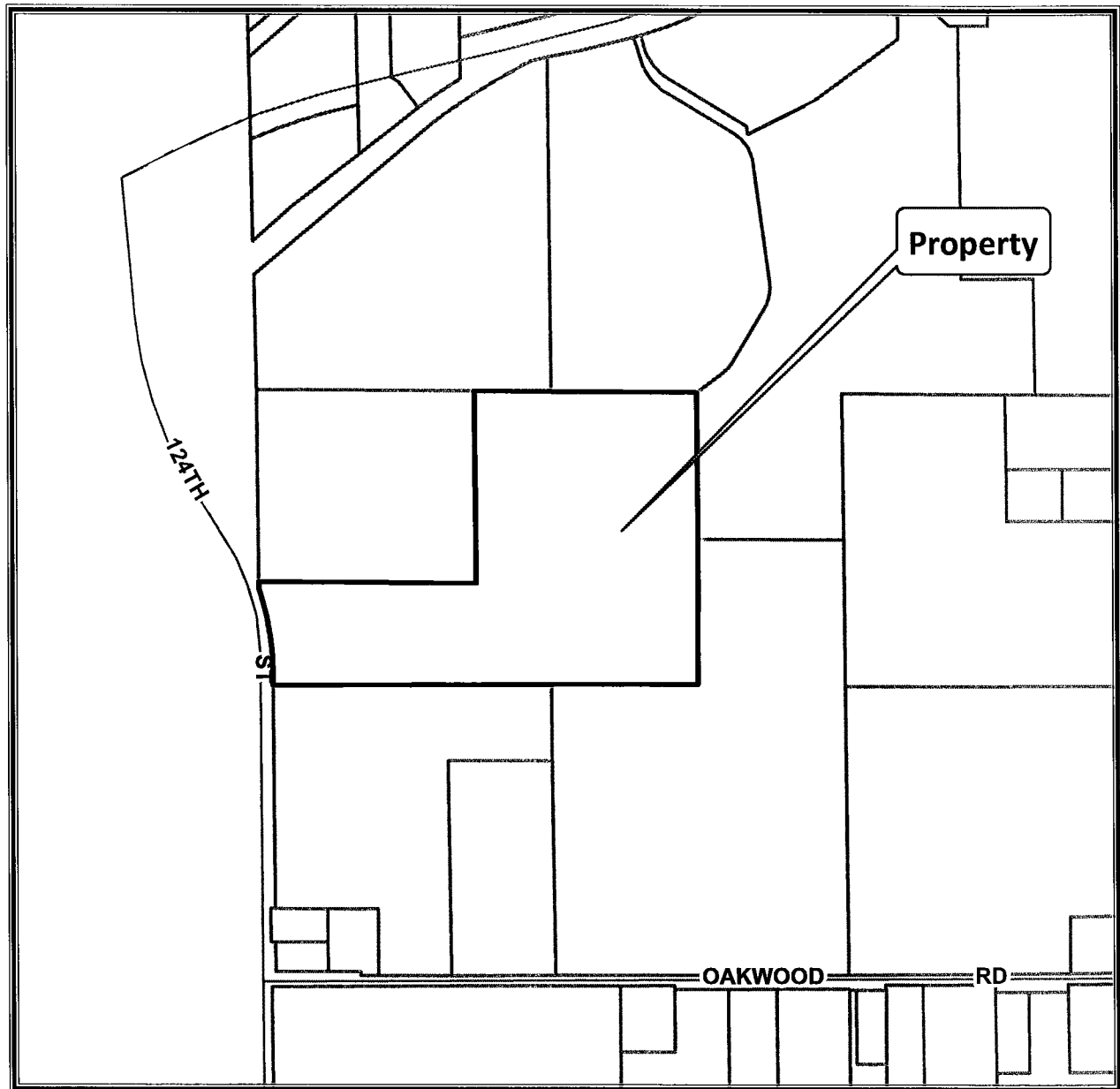
*This map shows the approximate relative location of property boundaries but was not prepared by a professional land surveyor. This map is provided for informational purposes only and may not be sufficient or appropriate for legal engineering or surveying purposes.*



2017 Aerial Photo



10082 S. 124th Street  
TKN: 939 9994 000



Planning Department  
(414) 425-4024

0 435 870 1 740 Feet



2017 Aerial Photo

*This map shows the approximate relative location of property boundaries but was not prepared by a professional land surveyor. This map is provided for informational purposes only and may not be sufficient or appropriate for legal, engineering or surveying purposes.*



**BEAR**  
**DEVELOPMENT**  
4011 80<sup>th</sup> Street, Kenosha, WI 53142  
Phone: (262) 842-0556 Fax: (262) 842-0557

**March 16, 2020**

Ms. Marion Ecks  
City of Franklin  
9229 W. Loomis Road  
Franklin, WI 53132

**Re: Mills Hotel Wyoming – Natural Resource Special Exception**

Dear Ms. Ecks:

Bear Development is pleased to submit this letter and the enclosed submittal materials as formal application for a Natural Resource Special Exception. Bear Development is acting on behalf and with authorization of the owner of record, the Mathson Family.

**Property Information**

Bear Development, LLC is the contract purchaser owner of approximately thirteen (13) acres of vacant land in the City of Franklin. The land is located directly south, and adjacent to, the Ryan Meadows /Loomis Business Park development.

The property in question is included in a Certified Survey Map and zoning reclassification which was approved by the City Council on December 17, 2019. The property is planned for further Industrial development.

The property subject to the Natural Resource Special Exception is part of Tax Key 939-9994-000. The property is vacant and actively farmed for traditional row crops. According to historical air photos, the subject property has been continuously farmed since at least 1937.

**Specific Request**

Bear Development, LLC is requesting approval of a Natural Resource Special Exception to impact 10,000 square feet of wetland.

Enclosed as part of this submittal, are the following permits which have been secured for the area in question:

- U. S. Army Corps of Engineers- Nationwide Permit
- Wisconsin Department of Natural Resources - General

**Natural Resource Protection Plan**

As part of our due diligence, a wetland delineation was completed on the subject property. Heartland Ecological Group identified the specific area as wetland.

**Existing Conditions**

The specific area exists as a actively farmed wetland. It exhibits depressional topography and acts as an overland drainage course. The wetland does not include natural vegetation or habitat.

**Other Natural Resource Features**

The subject property does include other wetland features on site. The Assured Wetland Delineation was submitted to the Army Corps of Engineers for a jurisdictional determination. It was determined that the identified wetlands are not waters of the United States and therefore are exempt from ACOE regulation. Because the wetlands are less than 10,000 square feet in size and are not jurisdictional, they are considered exempt from State of Wisconsin regulation and are treated the same as artificial wetland. Copies of the Jurisdictional Determination, wetlands exemptions, WDNR General Permit and Federal Nationwide Permits have been provided to City Staff.

**Proposed Use**

Bear Development, LLC has secured a Certified Survey Map and M-2 zoning on the subject property. The property is proposed as an extension of industrial commercial uses which are proposed within the Loomis Business Park and those uses existing along STH 45.

Because of the shape, size and orientation of the farmed wetland. This property cannot be practically or economically developed without the Natural Resources Special Exception.

The particular wetland has been evaluated and analyzed by both the U.S. Army Corps of Engineers and the Wisconsin Department of Natural Resources. Both agencies have granted permits to impact the wetland.

We appreciate your time and consideration of this matter and respectfully request approval of the Natural Resource Exception to disturb the identified feature on the project site. Please note that our project includes the permanent preservation of significant open space including Conservation and Landscape Bufferyard Easements which will be recorded with the approved Certified Survey Map.

Should you have any questions regarding this request, please do not hesitate to contact me. I can be reached at (262) 842-0556 or by email, [dan@beardevelopment.com](mailto:dan@beardevelopment.com)

Thank you for your time and consideration.

Respectfully,

Daniel Szczap  
Bear Development, LLC

## City of Franklin Department of City Development

Date: March 6, 2020

To: Franklin Mills, LLC

From: City Development Staff

RE: Bear Franklin Natural Resource Special Exception – Staff Comments

---

Please be advised that staff has reviewed the above referenced materials. Department comments are as follows for the Natural Resource Special Exception (NRSE) materials submitted by Mr. Daniel Szczap of Bear Development LLC, on behalf of Franklin Mills, LLC date stamped by the City of Franklin on January 24, 2020.

### **Unified Development Ordinance (UDO) Requirements:**

#### **Natural Resources**

1. Clearly illustrate and enumerate all natural resource features as required by §15-4.0102 and §15-7.0201.I. If a category of natural resource is not present, indicate that in the table on the map.  
Included in the resubmittal is a revised Natural Resource Protection Plan which identifies all natural resource features.
2. In accordance with §15-4.0102.K and §15-3.0501.B, and §15-7.0201.N, please provide site intensity calculations using the methodology described in Division 15-3.0500  
Site Intensity Calculations are provided.
3. Pursuant to §15-4.0102.K and §15-7.0201.J of the UDO, please clearly indicate the amount and type of natural resource features to be impacted.
  - a. Pursuant to §15-4.0102.I of the UDO, please indicate the amount of *wetland*, and *wetland setbacks* and *buffers*, both total and to be impacted.

Wetland:	9,969 SF
Wetland Buffer:	19,628 SF
Wetland Setback:	34,002 SF
  - b. Any areas of temporary disturbance (construction access, staging areas, etc.) should be noted separately.  
N/A
  - c. Calculations should include information about all wetlands to be impacted. Wetlands that have been designated as artificial do not need to be included.  
Completed.

4. Pursuant to §15-4.0102.K. of the UDO, please clearly indicate the amount and type of any areas of overlapping natural resource features.  
There are no overlapping natural resources.
5. Pursuant to §15-4.0102.K. of the UDO, please indicate the amount of each natural resource feature to be protected by a conservation easement.  
A Conservation Easement Exhibit has been provided.
6. Pursuant to §15-4.0103 and §15-10.0208.B.3.b., please describe the mitigation you will provide for the natural resource impacts. Note that, as required by §15- 4.0103.B.1.d, land upon which the mitigation is to take place shall be protected by a conservation easement as permanent natural resource features. Please submit the required easement and exhibits.
  - a. Note that the standard for wetland mitigation is 1.5 acres of compensation for each 1 acre of impact.  
A narrative and map regarding potential mitigation areas has been provided.

**Natural Resource Protection Plan (NRPP)**

7. As required by §15-7.0201.C, please names, addresses, and telephone numbers of the owners, subdividers, lessee and/or developer(s) of the property and of the designer of the plan shall be shown on the plan.  
Completed.
8. In accordance with §15-7.0201.F and §15-7.0201.K, please show the location of any current or proposed easements on the subject property on the NRPP. Likewise, in accordance with §15-7.0201.H indicate the location and dimensions of all permanent easements on the subject property boundary lines and adjacent to the site.  
Please see attached Conservation Easement Exhibit.
9. Conservation easements are required for those natural resources to be protected, pursuant to §15-7.0201.K. of the UDO. Staff notes that a conservation easement has been submitted for the remaining wetland areas and is under review. Easements for mitigation areas need to be submitted.  
The easement for the mitigation area will be provided when the mitigatoion area has been identified.

**Natural Resource Special Exception (NRSE)**

10. Pursuant to §15-9.0110.A. of the UDO, please indicate the name and address of all abutting property owners.  
Provided.
11. As required by §15-9.0110.B, please provide an electronic copy of the Plat of Survey for the portion of the subject property owned by Franklin Mills LLC  
Provided.

12. Pursuant to §15-9.01 10.C.5, please provide the date of any previous application or request for a Special Exception pertinent to the subject property, and the disposition of that previous application or request.  
N/A.

#### **Additional Staff Recommendations**

13. Staff recommends that the Project Summary be revised to include information about all the natural resources on the property, including those which have received exemptions from other units of government.  
Provided.
14. Staff recommends that the applicant provide a copy of the proposed future site plan with the NRSE.  
Provided.

#### **Engineering Department Comments**

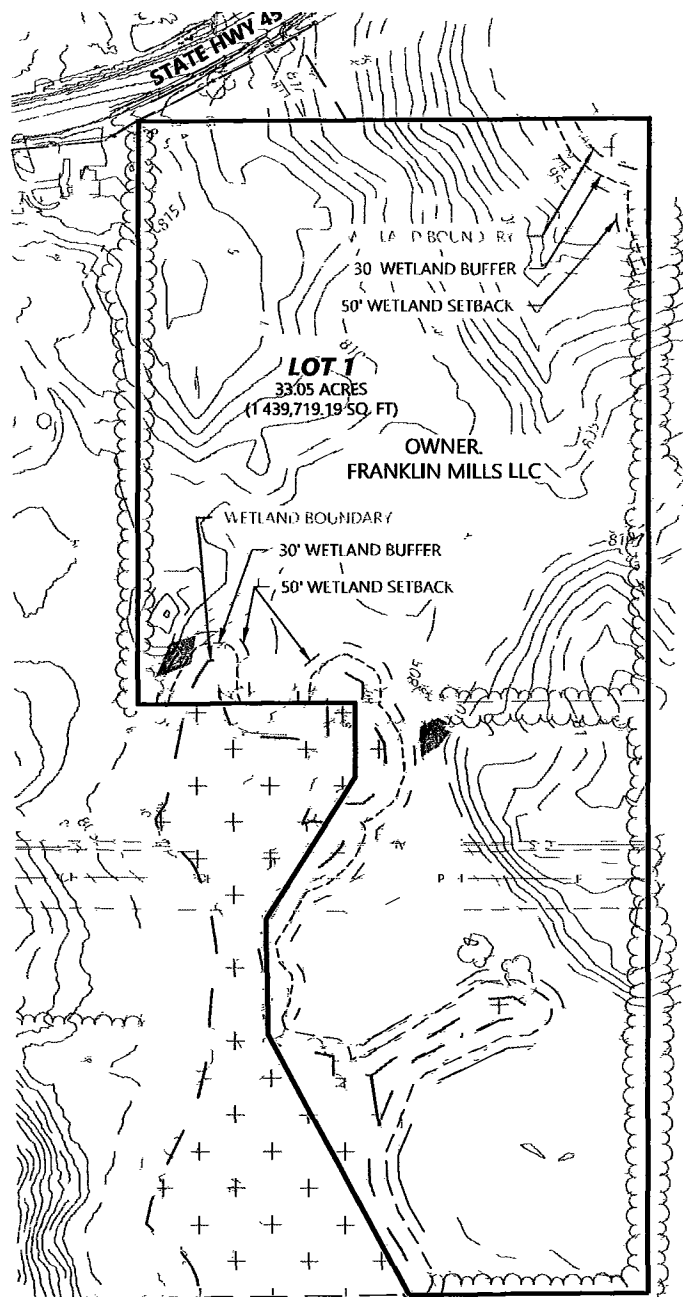
Lot 84 of Ryan Meadows does not exist yet. See the address W. Loomis Rd & W. Ryan Rd, 10082 South 124th Street.  
N/A

#### **Police Department Comments**

The Franklin Police Department has reviewed the Natural Resource Exception Application for Lot 84 Ryan Meadows. The Police Department has no issues with this request.

#### **Fire Department Comments**

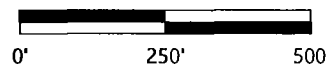
The fire department has no position on the NRSE at this location.



NATURAL RESOURCE FEATURE AREAS	
RESOURCE TYPE	LOT 1
STEEP SLOPES (10%-20%)	0.11 AC (4,748 SF)
STEEP SLOPES (20%-30%)	0 AC (0 SF)
STEEP SLOPES (30%+)	0 AC (0 SF)
DELINEATED WETLAND*	1.62 AC (70,687 SF)
DELINEATED WETLAND BUFFER (30' OFFSET)	2.29 AC (99,539 SF)
DELINEATED WETLAND SETBACK (50' OFFSET)	3.99 AC (174,009 SF)
MATURE WOODLAND***	0 AC (0 SF)

NATURAL RESOURCE FEATURE AREAS	
RESOURCE TYPE	LOT 1
LAKES & PONDS	0 AC (0 SF)
STREAMS	0 AC (0 SF)
SHORE BUFFERS	0 AC (0 SF)
FLOODPLAINS/FLOODWAYS	0 AC (0 SF)
OVERLAPPING RESOURCES	.03 AC (1,300 SF)

\*BASED ON FIELD DELINEATION COMPLETED BY HEARTLAND ECOLOGICAL GROUP, INC. ON 11/8/18 & 11/9/18. SEE ASSURED WETLAND DELINEATION REPORT DATED 4/24/19.  
 \*\*BASED ON NATIONAL WETLAND INVENTORY DATABASE, ACCESSED ON 7/1/19.  
 \*\*\*BASED ON AERIAL PHOTOGRAPHY AND TO BE VERIFIED WITH FUTURE DEVELOPMENT PROPOSAL.



N:\0023687\DWG\CONCEPTS & EXHIBITS\0023687\SKOS-LOT 1 ONLY.DWG

FRANKLIN PROPERTY

**FRANKLIN PROPERTY**  
FRANKLIN WI

**Westwood**

Phone (320) 253-9495 3701 12th Street North, Suite 206  
 Fax (320) 358-2001 St. Cloud MN 56303  
 Toll Free (800) 270-9495 westwoodpa.com  
 Westwood Professional Services, Inc.

**NATURAL  
RESOURCES  
PROTECTION PLAN -  
LOT 1**

SHEET NUMBER.

1 OF 1

DATE: 03/11/2020

0023687.00

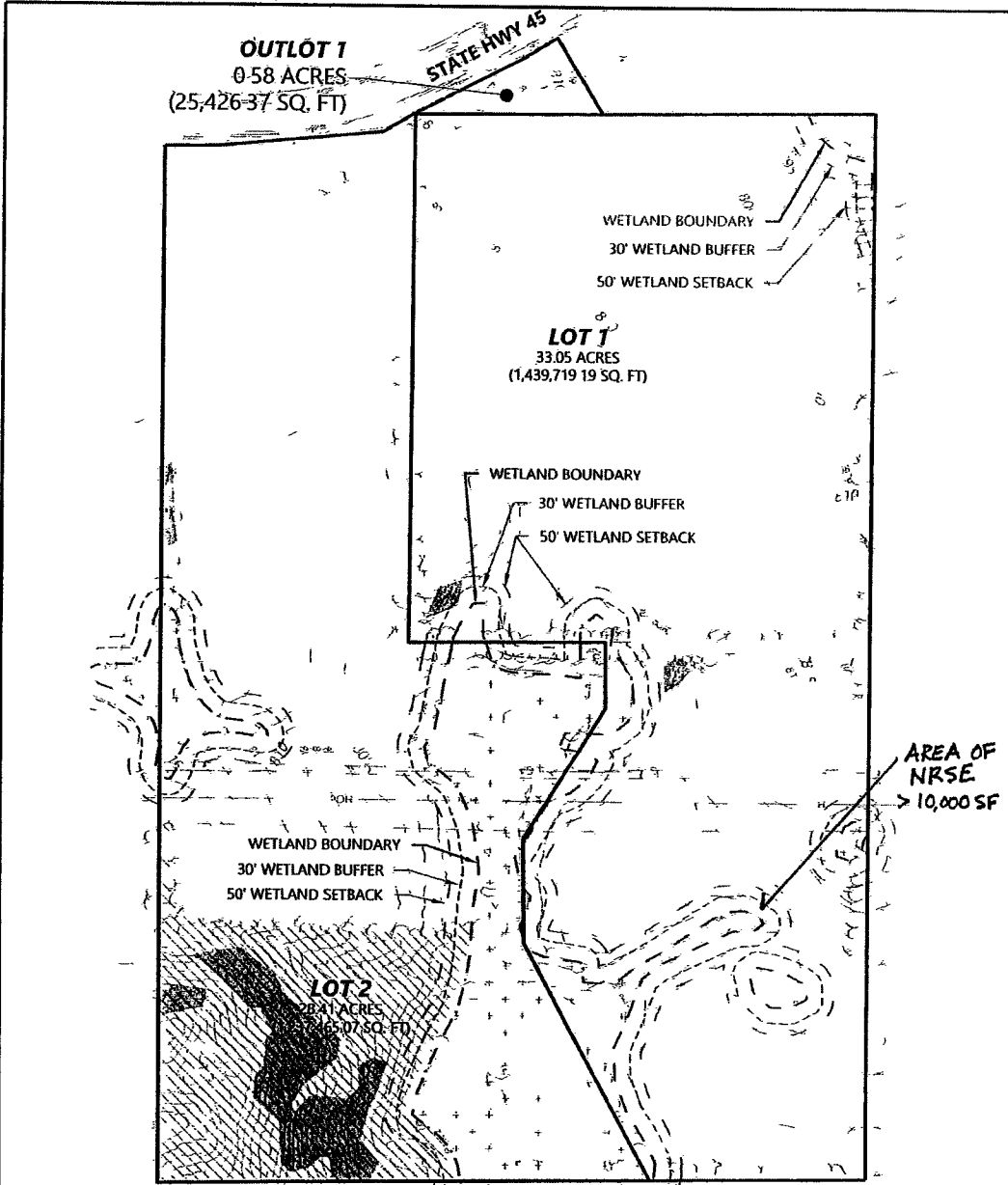
**Table 15-3.0502**

<b>Worksheet for the Calculation of Base Site Area for Both Residential and Nonresidential Development</b>		
<b>STEP 1:</b>	Indicate the total gross site area (in acres) as determined by an actual on-site boundary survey of the property.	33.05 acres
<b>STEP 2:</b>	Subtract (-) land which constitutes any existing dedicated public street rights-of-way, land located within the ultimate road rights-of-way of existing roads, the rights-of-way of major utilities, and any dedicated public park and/or school site area.	1.6 acres
<b>STEP 3:</b>	Subtract (-) land which, as a part of a previously approved development or land division, was reserved for open space.	0 acres
<b>STEP 4:</b>	In the case of "Site Intensity and Capacity Calculations" for a proposed residential use, subtract (-) the land proposed for nonresidential uses; or In the case of "Site Intensity and Capacity Calculations" for a proposed nonresidential use, subtract (-) the land proposed for residential uses.	0 acres
<b>STEP 5:</b>	Equals "Base Site Area"	31.45 acres

Table 15-3.0503					
Worksheet for the Calculation of Resource Protection Land					
Natural Resource Feature	Protection Standard Based Upon Zoning District Type			Acres of Land in Resource Feature	
	Agricultural	Residential	Non-Residential		
Steep Slopes:					
10-19%	0.00	0.60	0.40	.40x.08=	0.03
20-30%	0.65	0.75	0.70	-	-
+30%	0.90	0.85	0.80	-	-
Woodlands & Forests:					
Mature	0.70	0.70	0.70	-	-
Young	0.50	0.50	0.50	-	-
Lakes & Ponds	1.00	1.00	1.00		
Streams	1.00	1.00	1.00	-	-
Shore Buffer	1.00	1.00	1.00	-	-
Floodplains	1.00	1.00	1.00	-	-
Wetland Buffers	1.00	1.00	1.00	1x2.29	2.29
Wetlands & Shoreland	1.00	1.00	1.00	1x1.62	1.62
Total Resource Protection Land				3.94 Acres	



Table 15-3.0505			
Worksheet for the Calculation of Site Intensity and Capacity for Nonresidential Development			
STEP 1:	Calculate minimum required landscape surface: Base Site Area x Landscape Surface Ratio = <b>Minimum Required On-Site Landscape Surface</b>	11.01	acres
STEP 2:	Calculate Net Buildable Site Area: Base Site Area - Total Resource Protection Land or Min. Required Landscape Surface = <b>Net Buildable Site Area</b>	20.44	acres
STEP 3:	Calculate Maximum Net Floor Area Yield of Site: Net Buildable Site Area x NFAR = <b>Maximum Net Floor Area Yield of Site</b>	17.38	acres
STEP 4:	Calculate Maximum Gross Floor Area Yield of Site: Base Site Area x GFAR = <b>Maximum Gross Floor Area Yield of Site</b>	17.30	acres
STEP 5:	Determine <b>Maximum Permitted Floor Area of Site</b> : Lowest of MNFAY/MGFAY x 43,560	17.30	acres



NATURAL RESOURCE FEATURE AREAS		
RESOURCE TYPE	LOT 1	LOT 2
STEEP SLOPES (10%-20%)	0.11 AC (4,748 SF)	1.48 AC (64,629 SF)
DELINEATED WETLAND*	1.62 AC (70,687 SF)	0 AC (0 SF)
DELINEATED WETLAND BUFFER (30' OFFSET)	2.29 AC (99,539 SF)	0 AC (0 SF)
DELINEATED WETLAND SETBACK (50' OFFSET)	3.99 AC (174,009 SF)	0 AC (0 SF)
NWI WETLAND**	0 AC (0 SF)	5.46 AC (237,966 SF)
NWI WETLAND BUFFER (30' OFFSET)	0 AC (0 SF)	1.43 AC (62,387 SF)
NWI WETLAND SETBACK (50' OFFSET)	0 AC (0 SF)	2.34 AC (102,019 SF)
MATURE WOODLAND***	0 AC (0 SF)	5.93 AC (258,211 SF)

\*BASED ON FIELD DELINEATION COMPLETED BY HEARTLAND ECOLOGICAL GROUP, INC. ON 11/6/18 & 11/9/18. SEE "ASSURED WETLAND DELINEATION REPORT" DATED 4/24/19.

\*\*BASED ON NATIONAL WETLAND INVENTORY DATABASE ACCESSSED ON 7/1/19.

\*\*\*BASED ON AERIAL PHOTOGRAPHY AND TO BE VERIFIED WITH FUTURE DEVELOPMENT PROPOSAL.



N:\023687.DWG\CONCEPTS & EXHIBITS\023687S05.DWG

FRANKLIN PROPERTY

January 22, 2020

Regulo Martinez-Montilva  
Associate Planner-Department of City Development  
City of Franklin  
9229 W. Loomis Road  
Franklin, WI 53132

Re Franklin Mills – Natural Resource Special Exception Application

Dear Mr. Martinez-Montilva:

Please accept this letter as authorization for Daniel Szczap of Bear Development, LLC to make application for a Natural Resources Special Exception application for the property identified as Tax Key No 939-9994-000. The property is owned by the Mathson Family and is currently under contract to purchase with Bear Development, LLC.

The application submitted by Bear Development; LLC is fully supported by the Mathson Family. We understand that the Natural Resource Special Exception is related to a portion of land which was delineated as a wetland by the Wisconsin Department of Natural Resources and the Army Corps of Engineers.

The subject property has been continually farmed during the period in which the Mathson family has owned the property. It exists and remains as a farmed portion of our property. The size, shape and orientation of this "wetland" is an impediment to future development potential for the property. As such, we support the application and urge the Environmental Commission, Plan Commission and Common Council to approve the Natural Resource Exception as proposed.

Thank you for your initial review and comment related to the required Landscape Bufferyard Easements proposed.

Should you have any questions or concerns, please contact me. I can be reached at (262) 370-3850.

Respectfully,

A handwritten signature in black ink, appearing to read "Rob Mathson", written over the word "Respectfully,".

Rob Mathson

### **Abutting Property Owners**

891-9007-000

Strauss Investments, LLC  
5129 N. Franklin Drive  
Franklin, WI 53132

891-9999-000

Franklin One, LLC  
333 Bishop's Way #160  
Brookfield, WI 53005

939-9994-000

Daniel & Virginia Mathson  
19370 Killarney Way  
Brookfield, WI 53045

891-9010-000

Mills Hotel Wyoming, LLC  
4015 80<sup>th</sup> Street  
Kenosha, WI 53142

MSKC2260998001

Bethlehem Evangelical Lutheran Church  
W124 S9995 North Cape  
Muskego, WI 53150

D&J and Sons, LLC

S95 W14509 Ryan Drive  
Muskego, WI 53150-4717

## **Franklin Mills Natural Resources Special Exception**

### **Mitigation Proposal**

Franklin Mills, LLC is proposing to impact 9,969 square feet of wetland.

The wetland buffer associated with the impacted wetland is 19,268 square feet.

Per City of Franklin requirements Franklin Mills will work to provide the following to off-set the impacted wetland:

**Wetland:** 9969 SF x 1.5= 14,953 SF of wetland

**Wetland Buffer:** 19,268 x1.5 = 28,902 of wetland buffer

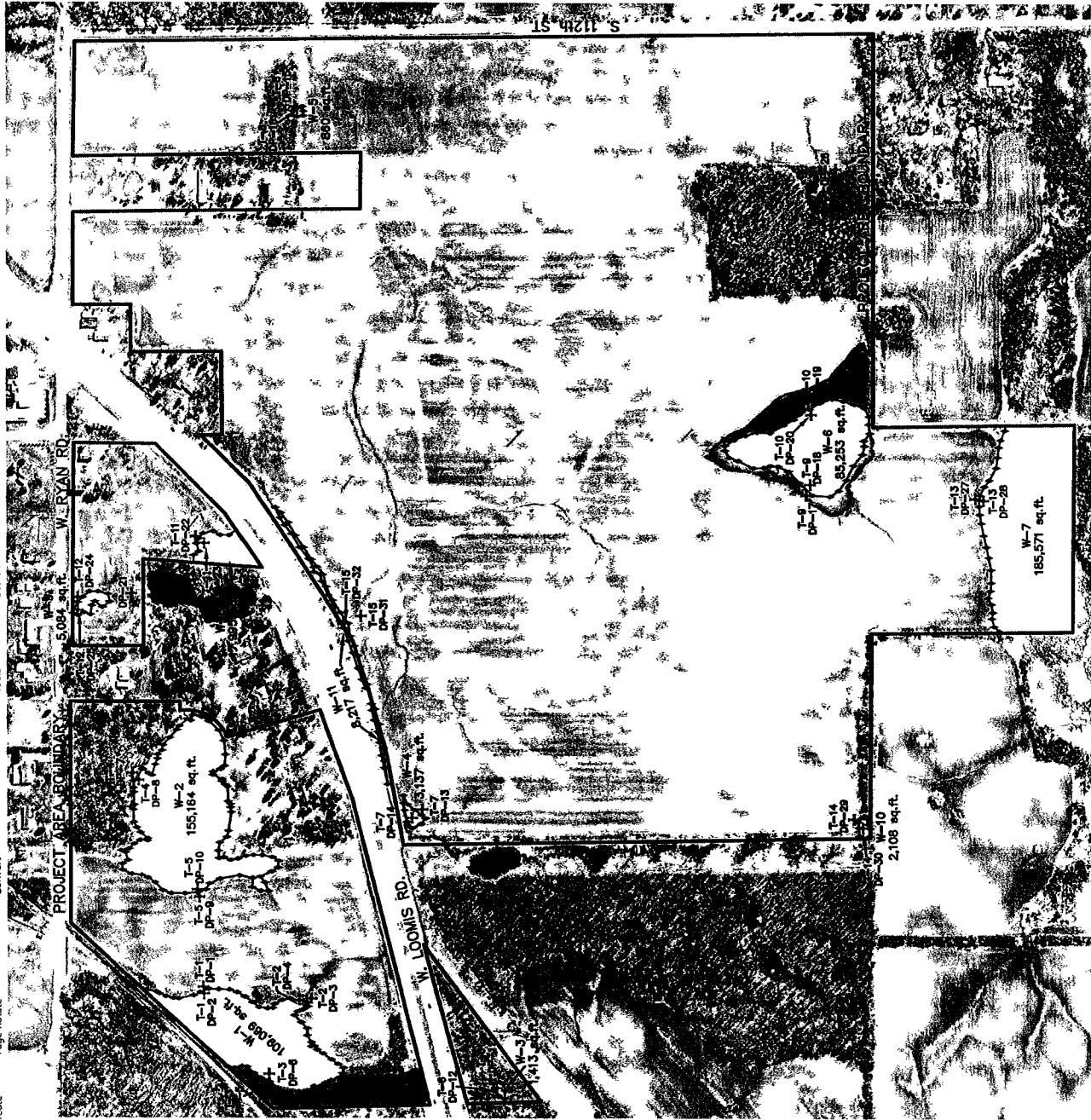
A total area of 43,855 of land must be included in a Conservation Area to compensate for the 9,969 square feet of impact.

We have identified areas located on our property within Franklin and within the watershed that may be suitable for mitigation. The most effective areas to evaluate for mitigation are areas directly adjacent to existing wetlands that can be manipulated to increase the footprint and hydrology of the wetland resource. Another alternative, if acceptable to the City, would be wetland enhancement, by which a degraded or farmed wetland is enhanced to provide an ecological lift to a given resource.

Please note that the wetland we propose to impact is a highly degraded farmed wetland, which lacks native vegetation. Therefore, it has a very low ecological value. This wetland has been evaluated by the Army Corps of Engineers and Wisconsin Department of Natural Resources. Both agencies have granted wetland impact permits without any mitigation requirements.

While we understand the intent of the City of Franklin to require wetland mitigation, the process and requirements are not well-defined. When required by the ACOE or WDNR to mitigate wetlands, wetland credits are purchased from an approved commercial wetland mitigation bank. This does not appear to be an option provided by the UDO.

Wetland mitigation is a mix of science and art and requires the ideal situation to be successful near and long term. It will take significant time, study and resources to perform wetland mitigation on a site this small and in the limited area in which to establish an artificial wetland. The City may consider accepting a bond or other surety until a suitable site can be identified.



# WETLAND BOUNDARY MAP

Situated on West Loomis Road, in the City of Franklin, Milwaukee County, Wisconsin

Part of the Northwest 1/4 and Northeast 1/4 of Section 30, Township 5 North Range 21 East, in the City of Franklin, Milwaukee County, Wisconsin

December 1, 2014 Bear Development Survey No 166226-BMJ

## LEGEND

- DP-1 DATA POINT
- WETLAND AREA
- WETLAND BOUNDARY
- PROJECT AREA BOUNDARY



GRAPHIC SCALE

FIGURE 2.  
WETLAND BOUNDARY MAP

R.A. Smith National, Inc.

Beyond Surveying  
and Engineering

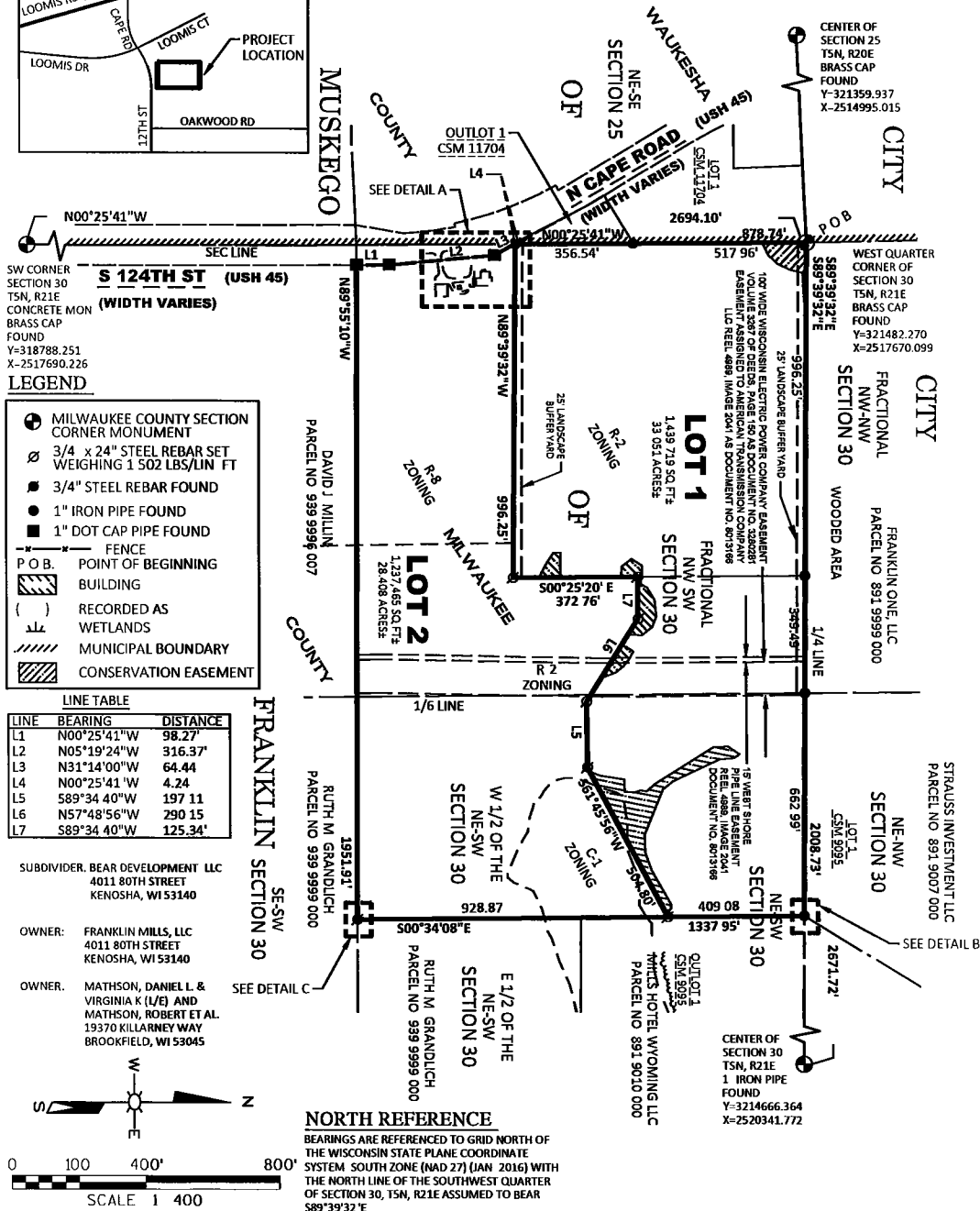
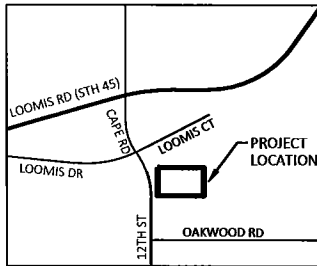
16745 W Bluemound Road, Brookfield WI 53005  
262-781-1000 Fax 262-797-7373 www.ra-smith.com  
Appleton, WI Orange County, PA Pittsburgh, PA  
S-01623626  
W-01623626 W-01623626 W-01623626

SHEET 1 OF

# CERTIFIED SURVEY MAP NUMBER

BEING PART OF THE FRACTIONAL NORTHWEST QUARTER OF THE  
SOUTHWEST QUARTER AND THE WEST HALF OF THE NORTHEAST QUARTER  
OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 5 NORTH, RANGE  
21 EAST, CITY OF FRANKLIN, MILWAUKEE COUNTY, WISCONSIN

## LOCATION MAP





# CITY OF FRANKLIN



## REPORT TO THE PLAN COMMISSION

Meeting of May 7, 2020

### Natural Resource Special Exception

---

<b>Project Name:</b>	Mills Hotel Wyoming, LLC, (Franklin Mills/ Bear Development) Natural Resource Special Exception (NRSE)
<b>Project Address/Tax Key:</b>	Not Assigned: Tax Key No. 939-9994-000, and 939-9995-000
<b>Property Owner:</b>	Mathson, Daniel L & Virginia K (Mathson, Robert ET AL) (939-9994-000)
<b>Applicant:</b>	Mills Hotel Wyoming, LLC
<b>Current Zoning:</b>	M-2 General Industrial District
<b>2025 Comprehensive Plan:</b>	Business Park and Areas of Natural Resource Features
<b>Applicant's Action Requested:</b>	Recommendation to the Environmental Commission, Plan Commission, and Common Council for approval of the proposed Natural Resource Special Exception (NRSE)

---

#### INTRODUCTION:

On January 24, 2020, the applicant submitted an application for a Special Exception to Natural Resource Feature Provisions to the Department of City Development. The applicant is requesting approval to impact wetlands, wetland buffers, and wetland setbacks in order to develop on the subject land. Applications to rezone the parcel, and a site plan for the development of Copart, Inc., a global online vehicle auction company specializing in asset liquidation are currently seeking approval.

This item was originally scheduled to be heard at the April 9, 2020 Plan Commission, but was tabled with related items until May 7, 2020. In the interim, the applicant has submitted additional materials to address two elements of the previous Plan Commission Submittal:

- Revised site intensity calculations
- Information regarding proposed wetland enhancement in lieu of mitigation

Pursuant to Section 15-10.0208 of the Unified Development Ordinance (UDO), all requests for a Natural Resource Special Exception (NRSE) shall be provided to the Environmental Commission for its review and recommendation. The Commission recommended approval of the NRSE, subject to the conditions in the Special Exception application review and recommendation.

#### PROJECT DESCRIPTION:

The applicant has submitted an application for an NRSE for property bearing Tax Key No. 939 9994 000. The subject property contains several wetlands. Two different figures were originally provided to for the quantity of steep slopes on the property: 0.11 acres is listed on the Natural Resource Protection Plan (NRPP); 0.8 was used for site intensity calculations in the Environmental Commission submittal



materials. Revised calculations provided state that there are no areas on the site as that meet the UDO definition of steep slopes.

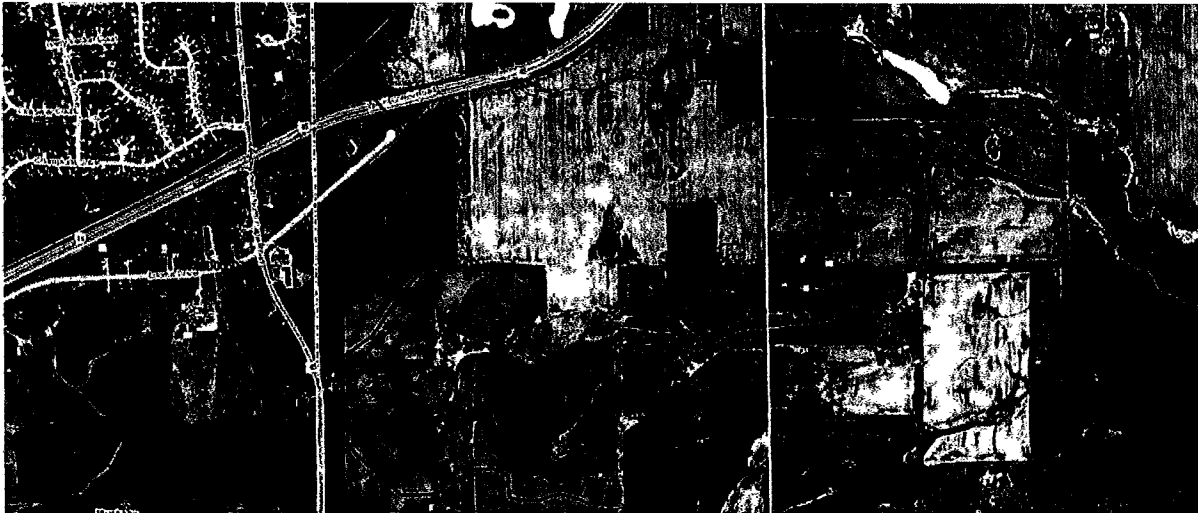
Wetland delineations were completed in April 2019, identifying several wetlands on the property. The applicant obtained letters from the Wisconsin Department of Natural Resources (DNR) dated January 8, 2020 (permit EXE-SE-2020-41-00039) and the Army Corps of Engineers (ACE) likewise dated January 8, 2020 designating two wetland area, W-1 and W-4, of the delineation report for the Mathson property as not regulated. These artificial wetlands meet the standards of §15-4.0102.J to be exempted from natural resource measurement requirements; they are therefore not subject to regulations. No impacts are proposed to W-3 on this part of the property.

The applicant's request is to impact just under 10,000 square feet of wetland identified as W-2 in the Mathson property delineation. Under separate cover on January 8, 2020, (GP-SE-2020-41-00037) the DNR granted permission to fill this wetland. The January 8 letter from the ACE likewise issues a general permit to fill this wetland.

Specifically, the exception is requested for impacts to:

- 9,969 square feet of wetland
- 19,268 square feet of wetland buffer
- 34,002 square feet of wetland a setback area including the buffer (14,734 square feet of setback outside the buffer)

The impacted wetland is part of the Ryan Creek subwatershed of the Root River (Figure 1).



*Figure 1 Watershed Boundary and wetland impact area*

The standard for mitigation of wetland (§15-4.0103.B.4) and wetland buffer (§15-4.0103.B.5) requires a mitigation area of 1.5 acres of mitigation provided to every one (1) acre of impact. Plant species and soils employed must be of superior quality to the existing wetland, meaning that the applicant must choose optimal plants regardless of the quality of vegetation being replaced. The UDO further requires that the mitigation be provided on the same parcel or site for which the exception is being made. Plan Commission may allow off site mitigation within the same watershed (§15-4.0103.C).

The applicant has proposed mitigation by expanding existing wetlands elsewhere on property currently being developed by Franklin Mills/Bear, as expansion of existing wetlands on the subject property would render it undevelopable. During the meeting of the Environmental Commission, the applicant proposed that remediation or enhancement of existing wetlands would be a more beneficial approach for the watershed and natural features in the area, and requested this be considered in lieu of mitigation. Upon review, the Environmental commission recommended this approach, provided the enhancement take place on the subject property. This recommendation is reflected in their review and recommendation document. The applicant has provided additional information with details of the proposed enhancement project. The proposal includes hand seeding, mowing, and herbicide application. Staff recommends that the applicant provide mitigation, and that said mitigation be protected by a conservation easement. Staff further recommends that areas of existing natural resources be similarly protected by easements.

The applicant has provided the attached Natural Resource Special Exemption Application, Project Description, and associated information. Staff would note:

- The wetland delineation was prepared by an Assured Delineator.
- Required permits from other units of government have been obtained.
- Conservation easements materials for existing natural resources to be preserved have been provided and are under review by the Planning Department.
- The applicant is proposing restoration of existing wetlands in lieu of mitigation, the details of which have not been fully defined yet. Submitted materials for Plan Commission detail off-site mitigation of wetlands only.
- Conservation easements for mitigation areas will need to be submitted once a proposal has been identified.

### **CONCLUSION:**

Per Section 15-10.0208 of the Unified Development Ordinance (UDO), the applicant shall have the burden of proof to present evidence sufficient to support a Natural Resource Special Exception (NRSE) request. The applicant has presented evidence for the request by answering the questions and addressing the statements that are part of the Natural Resource Special Exception (NRSE) application. The applicant's responses to the application's questions and statements are attached for your review. *Also attached is a document titled, "City of Franklin Environmental Commission" that the Environmental Commission must complete and forward to the Common Council.* The questions and statements on this document correspond with the Natural Resource Special Exception (NRSE) application questions and statements that the applicant has answered and addressed.

At its March 25, 2020 meeting, the Environmental Commission recommended approval of the NRSE as presented at their meeting, with conditions as set forth in Section V. of the City of Franklin Environmental Commission Special Exception application review and recommendation memo.

### **CONCLUSION:**

The Environmental Commission recommendations are contained in the decisions section of the attached draft Standards, Findings and Decision of the City of Franklin document.

Staff recommends approval of the NRSE, subject to a number of conditions such as:

- Provision of mitigation by the applicant; and
- Recording of Conservation Easements.

***Draft 5/7/20***

**Standards, Findings and Decision  
of the City of Franklin Common Council upon the Application of Mills Hotel  
Wyoming, LLC, applicant, for a Special Exception  
to Certain Natural Resource Provisions of the City of Franklin  
Unified Development Ordinance**

Whereas, Mills Hotel Wyoming, LLC, applicant, having filed an application dated January 22, 2020, for a Special Exception pursuant to Section 15-9.0110 of the City of Franklin Unified Development Ordinance pertaining to the granting of Special Exceptions to Stream, Shore Buffer, Navigable Water-related, Wetland, Wetland Buffer and Wetland Setback Provisions, and Improvements or Enhancements to a Natural Resource Feature; a copy of said application being annexed hereto and incorporated herein as Exhibit A; and

Whereas, the application having been reviewed by the City of Franklin Environmental Commission and the Commission having made its recommendation upon the application, a copy of said recommendation dated March 25, 2020 being annexed hereto and incorporated herein as Exhibit B; and

Whereas, following a public hearing before the City of Franklin Plan Commission, the Plan Commission having reviewed the application and having made its recommendation thereon as set forth upon the report of the City of Franklin Planning Department, a copy of said report dated May 7, 2020 being annexed hereto and incorporated herein as Exhibit C; and

Whereas, the property which is the subject of the application for a Special Exception is generally located at West Loomis Road and West Ryan Road (Lot 84 in Ryan Meadows Subdivision), zoned R-2 Estate/Single-Family Residence District, C-1 Conservancy District and R-8 Multiple-Family Residence District, and such property is more particularly described upon Exhibit D annexed hereto and incorporated herein; and

Whereas, Section 15-10.0208B. of the City of Franklin Unified Development Ordinance, as amended by Ordinance No. 2003-1747, pertaining to the granting of Special Exceptions to Stream, Shore Buffer, Navigable Water-related, Wetland, Wetland Buffer and Wetland Setback Provisions, and Improvements or Enhancements to a Natural Resource Feature, provides in part: "The decision of the Common Council upon any decision under this Section shall be in writing, state the grounds of such determination, be filed in the office of the City Planning Manager and be mailed to the applicant."

Now, Therefore, the Common Council makes the following findings pursuant to Section 15-10.0208B.2.a., b. and c. of the Unified Development Ordinance upon the application for a Special Exception dated January 22, 2020, by Mills Hotel Wyoming, LLC, applicant, pursuant to the City of Franklin Unified Development Ordinance, the proceedings heretofore had and the recitals and matters incorporated as set forth above, recognizing the applicant as having the burden of proof to present evidence sufficient to support the following findings and that such findings be made by not less than four members of the Common Council in order to grant such Special Exception.

1. That the condition(s) giving rise to the request for a Special Exception were not self-imposed by the applicant (this subsection a. does not apply to an application to improve or enhance a natural resource feature): *but rather*,\_\_\_\_\_.
2. That compliance with the stream, shore buffer, navigable water-related, wetland, wetland buffer, and wetland setback requirement will:
  - a. be unreasonably burdensome to the applicant and that there are no reasonable practicable alternatives:\_\_\_\_\_; *or*
  - b. unreasonably and negatively impact upon the applicant's use of the property and that there are no reasonable practicable alternatives: \_\_\_\_\_.
3. The Special Exception, including any conditions imposed under this Section will:
  - a. be consistent with the existing character of the neighborhood: *the proposed development with the grant of a Special Exception as requested will be consistent with the existing character of the neighborhood; and*
  - b. not effectively undermine the ability to apply or enforce the requirement with respect to other properties: \_\_\_\_\_; *and*
  - c. be in harmony with the general purpose and intent of the provisions of this Ordinance proscribing the requirement:\_\_\_\_\_; *and*
  - d. preserve or enhance the functional values of the stream or other navigable water, shore buffer, wetland, wetland buffer, and/or wetland setback in co-existence with the development: *(this finding only applying to an application to improve or enhance a natural resource feature).*

The Common Council considered the following factors in making its determinations pursuant to Section 15-10.0208B.2.d. of the Unified Development Ordinance.

1. Characteristics of the real property, including, but not limited to, relative placement of improvements thereon with respect to property boundaries or otherwise applicable setbacks:\_\_\_\_\_.
2. Any exceptional, extraordinary, or unusual circumstances or conditions applying to the lot or parcel, structure, use, or intended use that do not apply generally to other properties or uses in the same district: \_\_\_\_\_.
3. Existing and future uses of property; useful life of improvements at issue; disability of an occupant:\_\_\_\_\_.
4. Aesthetics:\_\_\_\_\_.
5. Degree of noncompliance with the requirement allowed by the Special Exception: \_\_\_\_\_.
6. Proximity to and character of surrounding property: \_\_\_\_\_.
7. Zoning of the area in which property is located and neighboring area: *Residential*.
8. Any negative affect upon adjoining property: *No negative affect upon adjoining property is perceived.*
9. Natural features of the property: \_\_\_\_\_.
10. Environmental impacts:\_\_\_\_\_.
11. A recommendation from the Environmental Commission as well as a review and recommendation prepared by an Environmental Commission-selected person knowledgeable in natural systems: *The Environmental Commission recommendation and its reference to the report of \_\_\_\_\_ is incorporated herein.*
12. The practicable alternatives analysis required by Section 15-9.0110C.4. of the Unified Development Ordinance and the overall impact of the entire proposed use or structure, performance standards and analysis with regard to the impacts of the proposal, proposed design solutions for any concerns under the Ordinance, executory actions which would maintain the general intent of the Ordinance in question, and other factors relating to the purpose and intent of the Ordinance section imposing the requirement: *The Plan Commission recommendation and the Environmental Commission recommendation address these factors and are incorporated herein.*

Decision

*Upon the above findings and all of the files and proceedings heretofore had upon the subject application, the Common Council hereby grants a Special Exception for such relief as is described within Exhibit C, upon the conditions:*

- 1) that the natural resource features and mitigation areas upon the properties to be developed be protected by a perpetual conservation easement to be approved by the Common Council prior to any development within the areas for which the Special Exception is granted prior to the issuance of any Occupancy Permits;*
- 2) that the applicant obtain all other necessary approval(s) from all other applicable governmental agencies prior to any development within the areas for which the Special Exception is granted;*
- 3) that all development within the areas for which the Special Exception is granted shall proceed pursuant to and be governed by the approved Natural Resource Protection Plan and all other applicable plans for Mills Hotel Wyoming, LLC, applicant, and all other applicable provisions of the Unified Development Ordinance.*
- 4) that the applicant provide revised site intensity calculations to clarify the quantity of steep slopes prior to any land disturbing activities; and,*
- 5) Mitigation is provided by the applicant be in the form of wetland enhancement to the existing wetlands on site.*

*The duration of this grant of Special Exception is permanent.*

Introduced at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

APPROVED:

\_\_\_\_\_  
Stephen R. Olson, Mayor

ATTEST:

\_\_\_\_\_  
Sandra L. Wesolowski, City Clerk

AYES \_\_\_\_\_ NOES \_\_\_\_\_ ABSENT \_\_\_\_\_



**April 21, 2020**

Ms. Marion Ecks  
City of Franklin  
9229 W. Loomis Road  
Franklin, WI 53132

**Re: Mills Hotel Wyoming – Natural Resource Special Exception**

Dear Ms. Ecks:

Bear Development is pleased to submit this letter and the enclosed materials as formal application for a Natural Resource Special Exception.

Please note that the Natural Resource Protection Plan and Site Intensity Calculations have been revised. Based on further research of the Unified Development Ordinance, we found that the property does not include Steep Slopes as defined by the UDO. The NRPP Exhibit and Site Intensity Calculations have been revised accordingly.

As discussed and recommended by the Environmental Commission, we propose to meet our mitigation obligations in the form of wetland enhancement on existing wetlands which exist on the subject property. These wetlands are already protected in the form of Conservation Easements which will be recorded with the approved Certified Survey Map.

**Wetland Enhancement**

Wet to Wet-Mesic Prairie habitat is proposed in areas on-site with more open canopy structure and consistently saturated conditions, sometimes with extended periods of above-ground inundation. Wet to Wet-Mesic Prairie rehabilitation and reestablishment is proposed in areas that remain saturated for most of the growing season. These areas will be primarily revegetated utilizing seeding by manual methods.

Areas within current agricultural fields proposed to be restored as mesic prairie will be designed to serve as upland grassland bird habitat. This graminoid-dominated landscape with minimal woody cover provides habitat for foraging, breeding and nesting purposed for birds and other wildlife that rely on this increasingly threatened habitat type.

## **Invasive Species Management**

**Mowing.** Especially during the first 2 growing seasons, planted areas shall be mowed to a height of 6-8 inches at during the early growing season and as needed to control INN species. Mowing shall take place prior to or when INN species are flowering so as to prevent seed set. Cut vegetative material will be left on-site if it does not affect the establishment of native vegetation.

**Herbicide Application.** Herbicide may be applied in a variety of methods depending on plant community composition and needs. Equipment calibration will be adjusted and the utmost care will be taken to avoid drift on non-target species during all forms of treatment.

We appreciate your time and consideration of this matter and respectfully request approval of the Natural Resource Exception to disturb the identified feature on the project site. Please note that our project includes the permanent preservation of significant open space including Conservation and Landsscape Bufferyard Easements which will be recorded with the approved Certified Survey Map.

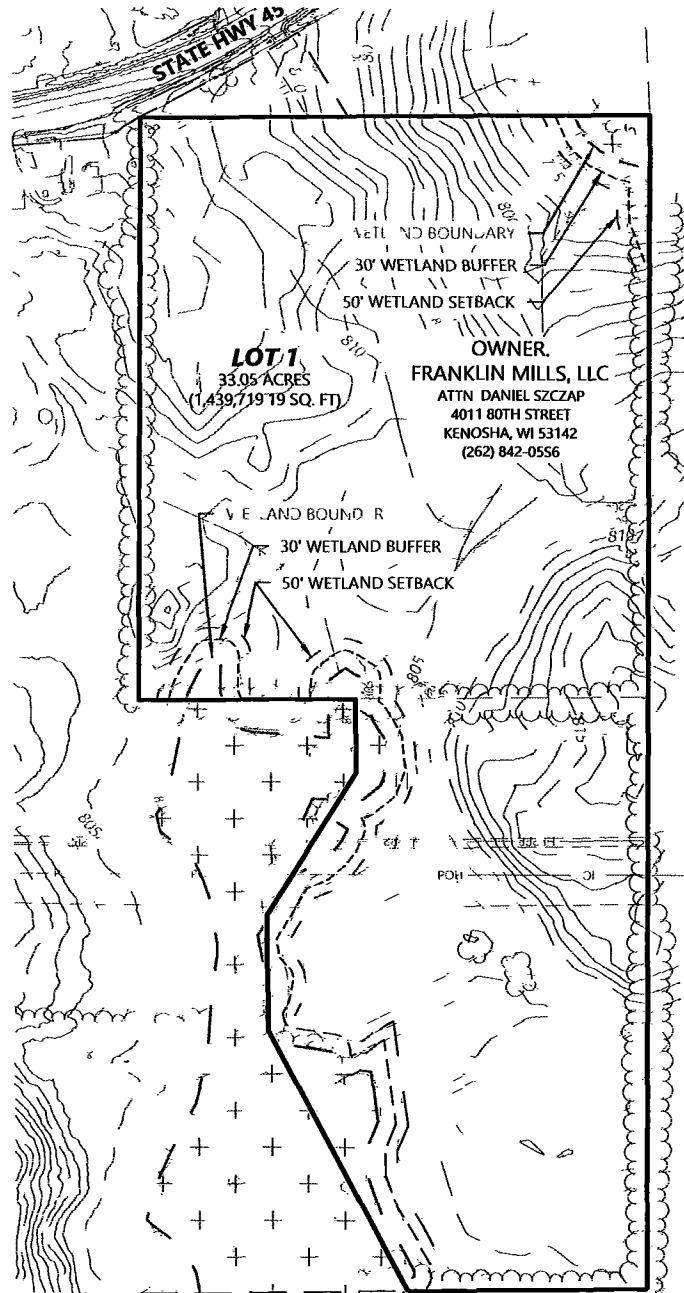
Should you have any questions regarding this request, please do not hesitate to contact me. I can be reached at (262) 842-0556 or by email, [dan@beardevelopment.com](mailto:dan@beardevelopment.com)

Thank you for your time and consideration.

Respectfully,

Daniel Szczap  
Bear Development, LLC





NATURAL RESOURCE FEATURE AREAS	
RESOURCE TYPE	LOT 1
STEEP SLOPES (10%-20%)	0 AC (0 SF)
STEEP SLOPES (20%-30%)	0 AC (0 SF)
STEEP SLOPES (30%+)	0 AC (0 SF)
DELINEATED WETLAND*	1.62 AC (70,687 SF)
DELINEATED WETLAND BUFFER (30' OFFSET)	2.29 AC (99,539 SF)
DELINEATED WETLAND SETBACK (50' OFFSET)	3.99 AC (174,009 SF)
MATURE WOODLAND	0 AC (0 SF)

NATURAL RESOURCE FEATURE AREAS	
RESOURCE TYPE	LOT 1
LAKES & PONDS	0 AC (0 SF)
STREAMS	0 AC (0 SF)
SHORE BUFFERS	0 AC (0 SF)
FLOODPLAINS/FLOODWAYS	0 AC (0 SF)
OVERLAPPING RESOURCES	0 AC (0 SF)

\*BASED ON FIELD DELINEATION COMPLETED BY HEARTLAND ECOLOGICAL GROUP INC. ON 11/8/18 & 11/9/18. SEE "ASSURED WETLAND DELINEATION REPORT" DATED 4/24/19.



N:\0023687\DWG\CONCEPTS & EXHIBITS\0023687\SK05-LOT 1 ONLY.DWG

FRANKLIN PROPERTY

**FRANKLIN PROPERTY**  
FRANKLIN WI

PREPARED BY:

**Westwood**

Phone (320) 253-9485 3701 12th Street North, Suite 206  
Fax (320) 358-2001 St. Cloud, MN 56303  
Toll Free (800) 270-9495 [www.westwoodpa.com](http://www.westwoodpa.com)  
Westwood Professional Services, Inc.

**NATURAL  
RESOURCES  
PROTECTION PLAN -  
LOT 1**

SHEET NUMBER.

1 OF 1

DATE 04/14/2020

0023687.00

**Table 15-3.0502**

<b>Worksheet for the Calculation of Base Site Area for Both Residential and Nonresidential Development</b>		
<b>STEP 1:</b>	Indicate the total gross site area (in acres) as determined by an actual on-site boundary survey of the property.	43.56 acres
<b>STEP 2:</b>	Subtract (-) land which constitutes any existing dedicated public street rights-of-way, land located within the ultimate road rights-of-way of existing roads, the rights-of-way of major utilities, and any dedicated public park and/or school site area.	1.83 acres
<b>STEP 3:</b>	Subtract (-) land which, as a part of a previously approved development or land division, was reserved for open space.	0 acres
<b>STEP 4:</b>	In the case of "Site Intensity and Capacity Calculations" for a proposed residential use, subtract (-) the land proposed for nonresidential uses; or In the case of "Site Intensity and Capacity Calculations" for a proposed nonresidential use, subtract (-) the land proposed for residential uses.	0 acres
<b>STEP 5:</b>	Equals "Base Site Area"	41.73 acres

Table 15-3.0503				
Worksheet for the Calculation of Resource Protection Land				
Natural Resource Feature	Protection Standard Based Upon Zoning District Type			Acres of Land in Resource Feature
	Agricultural	Residential	Non-Residential	
Steep Slopes:				
10-19%	0.00	0.60	0.40	-
20-30%	0.65	0.75	0.70	-
+30%	0.90	0.85	0.80	-
Woodlands & Forests:				
Mature	0.70	0.70	0.70	-
Young	0.50	0.50	0.50	-
Lakes & Ponds	1.00	1.00	1.00	
Streams	1.00	1.00	1.00	-
Shore Buffer	1.00	1.00	1.00	-
Floodplains	1.00	1.00	1.00	-
Wetland Buffers	1.00	1.00	1.00	1x2.29
Wetlands & Shoreland	1.00	1.00	1.00	1x1.62
Total Resource Protection Land				3.91 Acres

**Table 15-3.0505**

<b>Worksheet for the Calculation of Site Intensity and Capacity for Nonresidential Development</b>			
<b>STEP 1:</b>	Calculate minimum required landscape surface: Base Site Area x Landscape Surface Ratio = <b>Minimum Required On-Site Landscape Surface</b>	14.61 acres	
<b>STEP 2:</b>	Calculate Net Buildable Site Area: Base Site Area - Total Resource Protection Land or Min. Required Landscape Surface = <b>Net Buildable Site Area</b>	27.12 acres	
<b>STEP 3:</b>	Calculate Maximum Net Floor Area Yield of Site: Net Buildable Site Area x NFAR = <b>Maximum Net Floor Area Yield of Site</b>	23.06 acres	
<b>STEP 4:</b>	Calculate Maximum Gross Floor Area Yield of Site: Base Site Area x GFAR = <b>Maximum Gross Floor Area Yield of Site</b>	22.95 acres	
<b>STEP 5:</b>	Determine Maximum Permitted Floor Area of Site: Lowest of MNFAY/MGFAY x 43.560	22.95 acres	

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**May 15, 2020**

City of Franklin  
9229 W. Loomis Road  
Franklin, WI 53132

**Re: Natural Resource Special Exception**

Dear Members of the City of Franklin Common Council:

Please accept this letter and the enclosed information for your review and consideration. The information is being provided as further clarification of the Natural Resources Special Exception.

The Natural Resources Special Exception is limited to an area of farmed wetland approximately 9980 square feet. This area has been farmed since at least 1937. The area is not vegetated, does not provide wildlife habitat or hold standing water.

The area of request consists of a narrow, linear overland drainageway. While it is small in area, the shape and orientation of the wetland does render the entire 13-acre parcel undevelopable, regardless of future land use. The orientation of the farmed wetland essentially blocks the entire parcel.

Bear Development, LLC has secured wetland impact permits from both the Army Corps of Engineers and the Wisconsin Department of Natural Resources. The permit application process was thorough and extensive and included a Practical Alternatives Analysis. The Alternatives Analysis concluded that the area cannot be avoided under any development scenario. It was also noted that the wetland was of lower quality and did not provide the ecological benefits found in typical, adjacent wetlands. Based on extensive review, both the Army Corps and WDNR concluded that the wetland impact was permissible. The permits from both agencies are attached for your review.

**Previous City Meetings**

The particular NRSE area was discussed extensively by the Plan Commission and Common Council in December 2019. It was recognized that the NRSE area created a unique impediment for future development of the property. Bear Development, LLC was encouraged at that time to file the necessary paperwork for a Natural Resource Special Exception to properly remove the farmed wetland from future Conservation Easements. The Certified Survey Map was approved by Council on December 17, 2019.

In March 2020, the City of Franklin Environmental Commission discussed the NRSE request and recommended approval of the NRSE with a condition that the existing wetlands on the site be enhanced. The City of Franklin Plan Commission recommended approval of the NRSE at the May 7, 2020 meeting.

Bear Development, LLC respectfully requests approval of the Natural Resource Special Exception. We feel we have met the intent and purpose of the NRSE as set forth by the City of Franklin Unified Development Ordinance. Further we have met the rigorous requirements of permit approval by both the Federal and State agencies which regulate wetland permitting.

We fully understand and respect the purpose of the City of Franklin regulations which protect natural resources. Our team has taken great effort to reduce and minimize natural resource disturbance at all our developments. However, at times, minimal impacts are impossible to avoid. The NRSE process recognizes this and offers the opportunity to mitigate these situations. We feel our request is very minimal, considering all facts relating the specific area which is under consideration and we ask for your approval.

Should you have any questions regarding this request, please do not hesitate to contact me. I can be reached at (262) 842-0556 or by email, [dan@beardevelopment.com](mailto:dan@beardevelopment.com)

Thank you for your time and consideration.

Respectfully,

A handwritten signature in dark ink, appearing to read 'Daniel Szczap', with a stylized flourish at the end.

Daniel Szczap  
Bear Development, LLC



## REQUEST FOR NATURAL RESOURCE SPECIAL EXCEPTION

May 21, 2020

City of Franklin Common Council



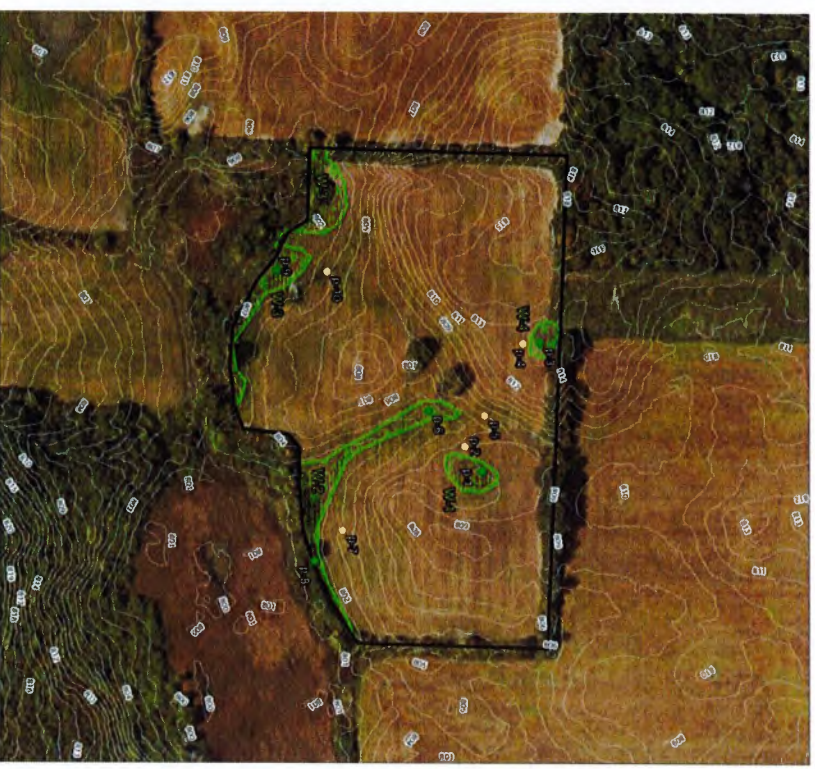
# REQUEST FOR NATURAL RESOURCE SPECIAL EXCEPTION CITY OF FRANKLIN COMMON COUNCIL MAY 21, 2020

- Subject property consists of 9980 square feet of farmed wetland
  - Historically farmed since at least 1937
  - The area is devoid of vegetation, habitat or standing water
  - While small in area, the linear shape and orientation the area renders the entire parcel undevelopable, regardless of use.
- Federal and State Permits for proposed impact have been granted
  - Army Corps of Engineers Nationwide Permit dated January 8, 2020
  - Wisconsin Department of Natural Resources dated January 8, 2020
  - No Federal or State mitigation or credit purchase required
- City of Franklin Meetings
  - The wetland was discussed during the Certified Survey Map meetings:
    - Plan Commission 12/5/19. Approved.
    - Common Council 12/17/2019. Approved
    - Certified Survey Map was approved unanimously with direction to Bear Development to seek the NRSE to remove wetland.
  - Natural Resource Special Exception:
    - Environmental Commission: March 25, 2020. Approved. Wetland enhancement rather than mitigation recommended.
    - Plan Commission: May 7, 2020. Approved

FRANKLIN MILLS & MATHSON



## Franklin Mills Wetland Exhibit



# Mathson Wetland Exhibit



# FRANKLIN MILLS



Angle 1 - Franklin Mills Wetland 1

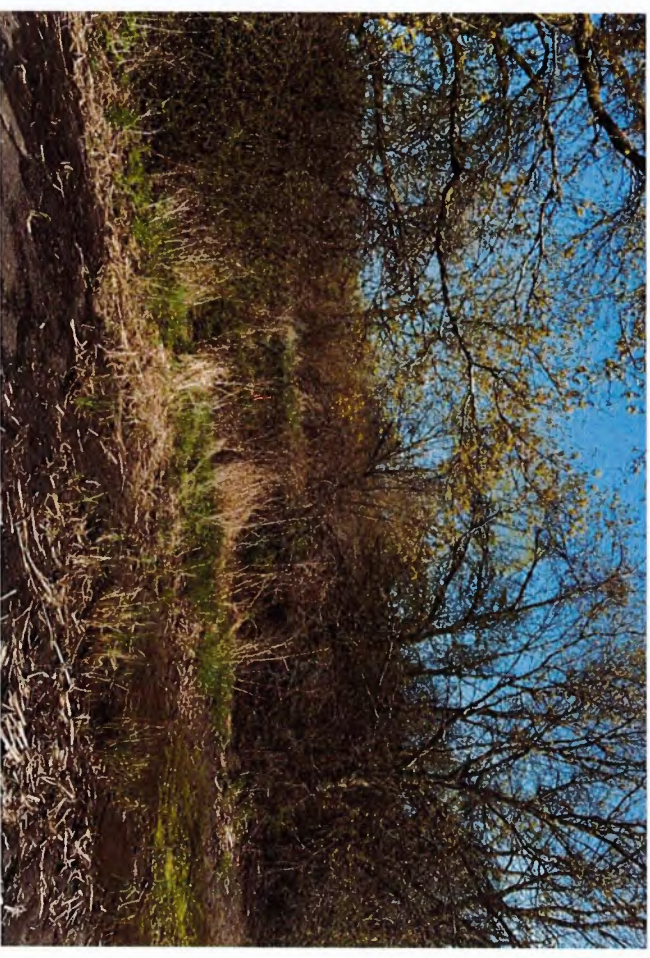




# FRANKLIN MILLS



Angle 2 - Franklin Mills Wetland 2





# FRANKLIN MILLS



Angle 3 - Franklin Mills Wetland 3

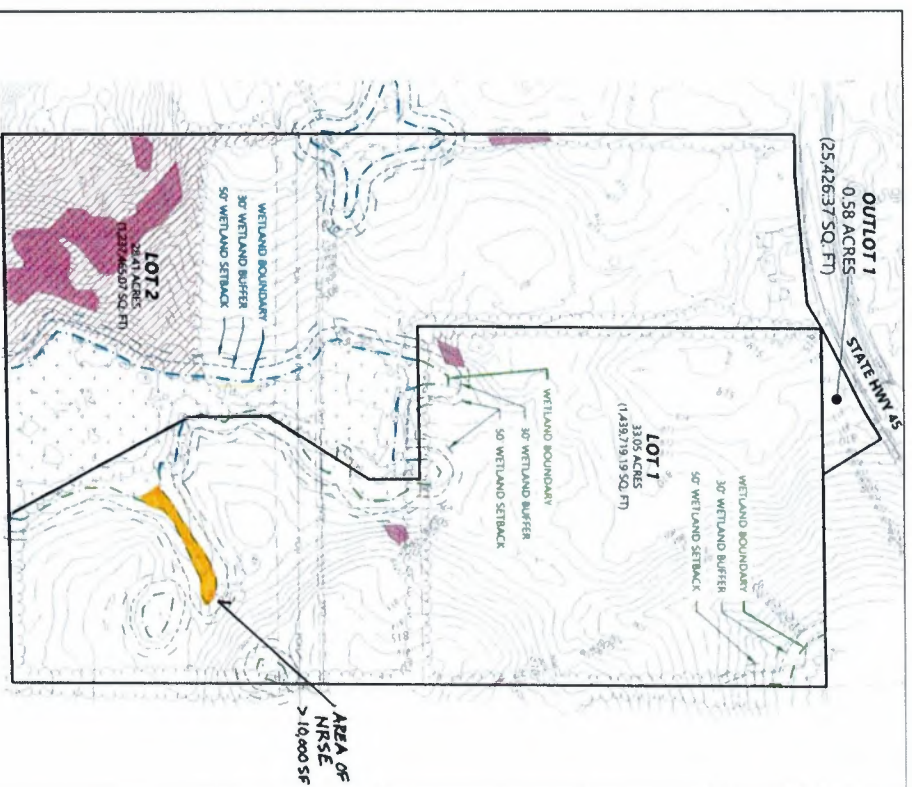


# MATHSON

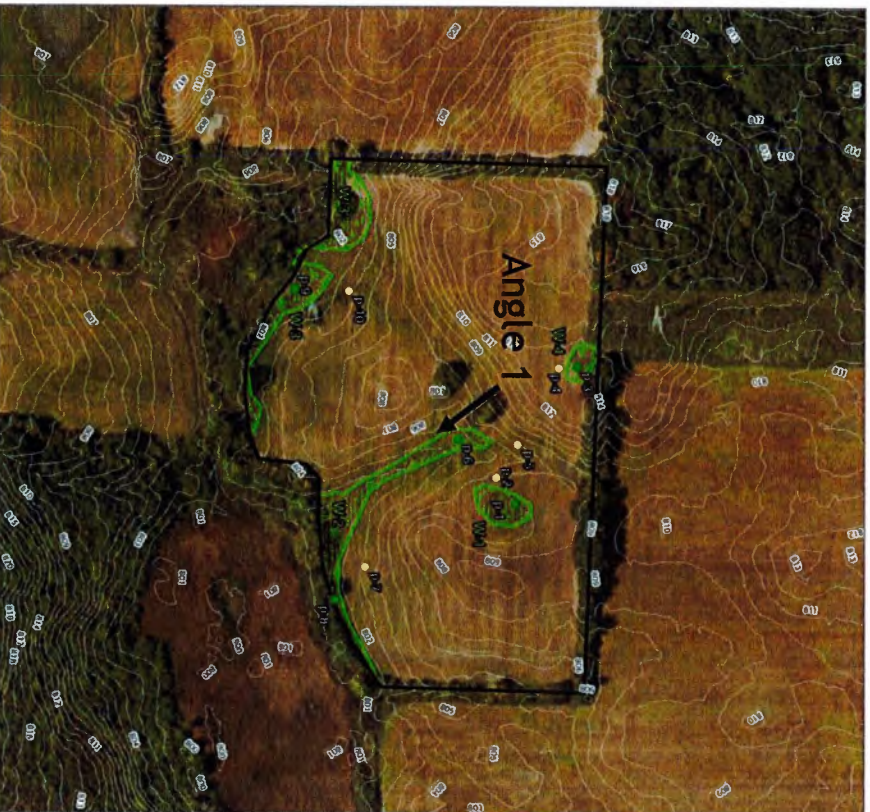




# SPECIFIC AREA OF NRSE REQUEST



# MATHSON

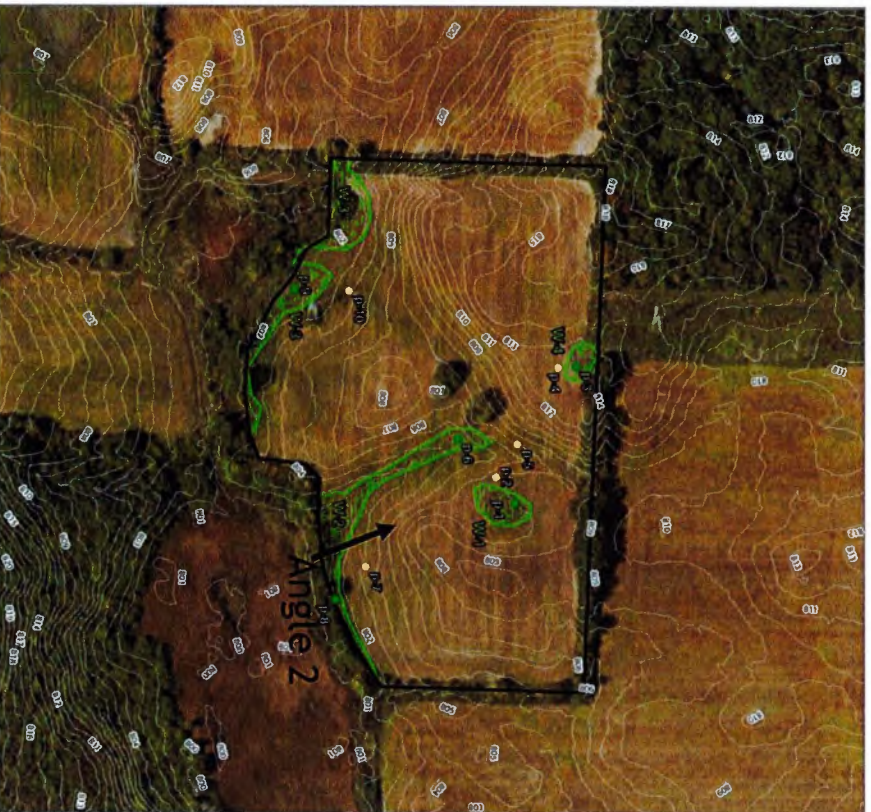


Angle 1 - Wetland 2 Looking SE





# MATHSON

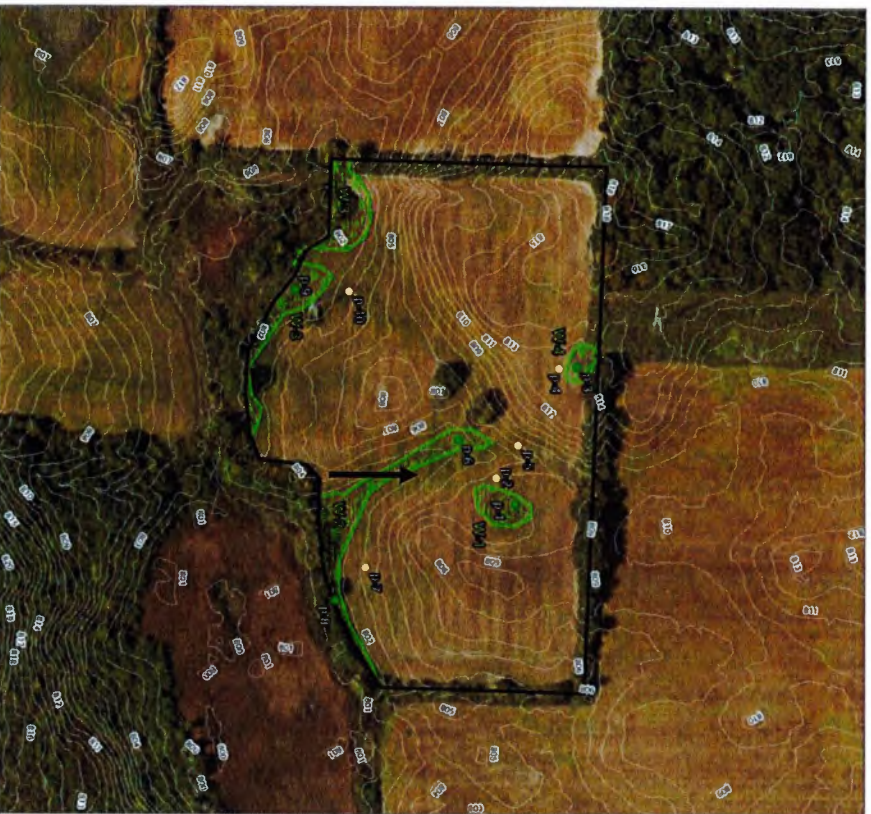


Angle 2 - Wetland 2 Looking N





# MATHSON

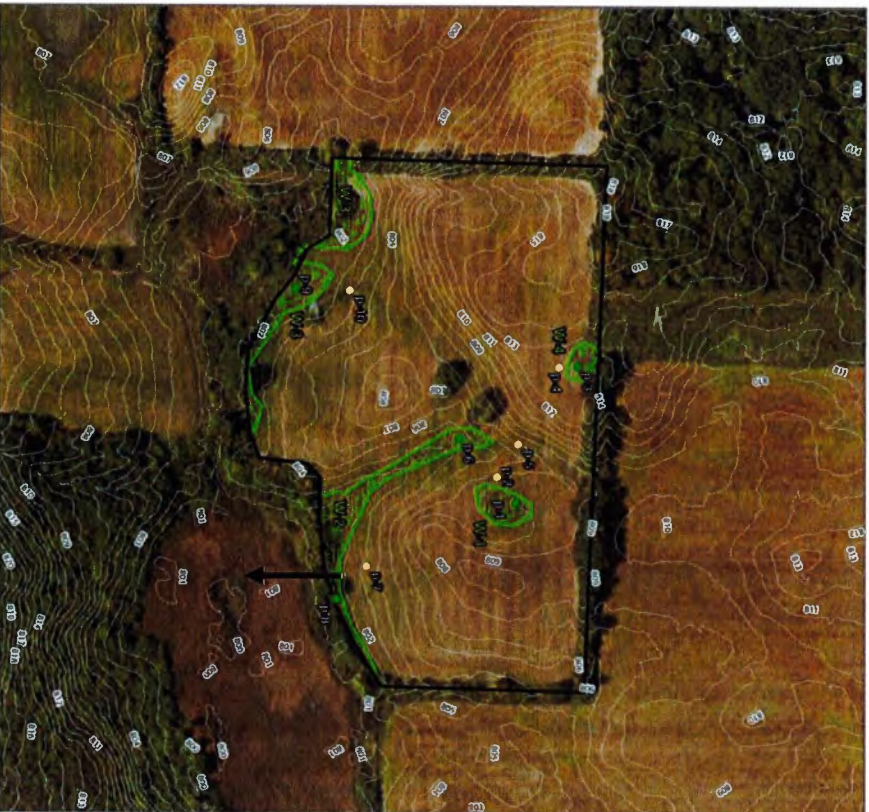


Wetland 2 Ground Cover





# MATHSON

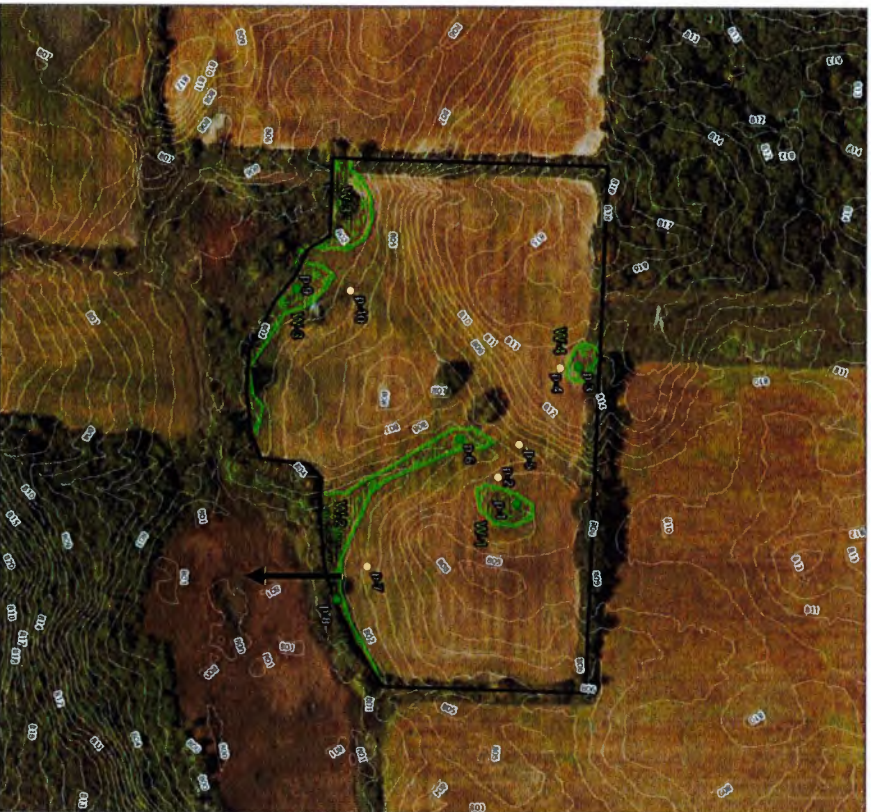


Typical Wetland Edge





# MATHSON



Typical Wetland Complex





# MATHSON



Angle 3 - Wetland 3



# ACOE - APPROVED JD & NATIONWIDE PERMIT



DEPARTMENT OF THE ARMY  
U.S. ARMY CORPS OF ENGINEERS, ST. PAUL DISTRICT  
180 FIFTH STREET EAST, SUITE 700  
ST. PAUL, MN 55101-1678

January 8, 2020

Regulatory File No. 2019-02880-AJK

Daniel Szczap  
Franklin Mills, LLC  
4011 80<sup>th</sup> Street  
Kenosha, WI 53142

Dear Mr. Szczap:

We are responding to your request for authorization to discharge fill material into 0.23 acres of wetland for the Franklin Mills commercial development. The proposed work is located in Section 30, Township 5 North, Range 21 East, Milwaukee County, Wisconsin.

## **Project authorization:**

The regulated activities associated with this project include the discharge of fill material into 0.23 acres of wetland. We have determined that these activities are authorized by a Nationwide Permit (NWP) or a Regional General Permit (RGP), specifically, NWP 39, Commercial and Institutional Developments. This work is shown on the enclosed figures, labeled 2019-02880-AJK Figures 1-3 of 3.



# WDNR – APPROVED GENERAL PERMIT

State of Wisconsin  
DEPARTMENT OF NATURAL RESOURCES  
1155 Pilgrim Road  
Plymouth, WI 53073



January 8, 2020

GP-SE-2020-41-00037

Franklin Mills, LLC  
Daniel Szczap  
4011 80th Street  
Kenosha, WI 53142

RE: Coverage under the wetland statewide general permit for wetland fill or disturbance for residential, commercial, or industrial development, located in the City of Franklin, Milwaukee County, also described as being in the NW1/4 of the SW1/4 of Section 30, Township 05 North, Range 21 East.

Dear Mr. Szczap:

Thank you for submitting an application for coverage under the wetland statewide general permit for wetland fill or disturbance for residential, commercial, or industrial development, s. 281.36, Wis. Stats.

You have certified that your project meets the eligibility criteria and conditions for this activity.  
**Based upon your signed certification you may proceed with your project to fill 0.23 acres of wetlands.** Please take this time to re-read the permit eligibility standards and conditions. The



DEPARTMENT OF THE ARMY  
U.S. ARMY CORPS OF ENGINEERS, ST. PAUL DISTRICT  
180 FIFTH STREET EAST, SUITE 700  
ST. PAUL, MN 55101-1678

January 8, 2020

Regulatory File No. 2019-02880-AJK

Daniel Szczap  
Franklin Mills, LLC  
4011 80<sup>th</sup> Street  
Kenosha, WI 53142

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**Conditions of your permit:**

You must ensure the authorized work is performed in accordance with the enclosed General Permit terms, General Conditions, and St. Paul District Regional Conditions.

You are also required to complete and return the enclosed Compliance Certification form within 30 days of completing your project. Please email the completed form to the contact identified in the last paragraph.

A change in location or project plans may require re-evaluation of your project. Proposed changes should be coordinated with this office prior to construction. Failure to comply with all terms and conditions of this permit invalidates this authorization and could result in a violation of Section 301 of the Clean Water Act or Section 10 of the Rivers and Harbors Act. You must also obtain all local, State, and other Federal permits that apply to this project.

**Water Quality Certification:**

You may not proceed with the work described above until you have obtained a Water Quality Certification or waiver. You are responsible for contacting the certifying agency listed below.

**Permit expiration:**

This permit is valid until March 18, 2022, unless the general permit is modified, suspended, or revoked. If the work has not been completed by that time, you should contact this office to verify that the permit is still valid. Furthermore, if you commence or are under contract to commence this activity before the date of General Permit expiration, modification, or revocation, you have 12 months to complete the activity under the present terms and conditions of the General Permit.



**Jurisdictional determination:**

An approved jurisdictional determination has been prepared and concludes that W-1 and W-4, as shown on page 2 of the enclosed figures, are not waters of the U.S. Therefore, work in those aquatic resources does not require authorization. This approved jurisdictional determination may be relied upon for five years from the date of this letter. However, we reserve the right to re-evaluate the determination in response to information that was not considered during our initial review. If you object to this approved jurisdictional determination, you may request an administrative appeal pursuant to regulations at 33 CFR 331. Enclosed you will find a Notification of Appeal Process fact sheet and Request for Appeal (RFA) form. If you request to appeal this determination, a complete RFA form must be received by the Mississippi Valley Division Office at the address shown on the form by March 6, 2020.

**Contact Information:**

If you have any questions, please contact A.J. Kitchen in our Brookfield office at (651) 290-5729 or by email at [anthony.j.kitchen@usace.army.mil](mailto:anthony.j.kitchen@usace.army.mil).

Sincerely,

A handwritten signature in black ink, appearing to read "Todd Vesperman", with a long horizontal flourish extending to the right.

Todd M. Vesperman  
Chief, Southeast Section

Enclosures

CC: Ryan Pappas, Wisconsin Department of Natural Resources



January 8, 2020

GP-SE-2020-41-00037

Franklin Mills, LLC  
Daniel Szczap  
4011 80th Street  
Kenosha, WI 53142

RE: Coverage under the wetland statewide general permit for wetland fill or disturbance for residential, commercial, or industrial development, located in the City of Franklin, Milwaukee County, also described as being in the NW1/4 of the SW1/4 of Section 30, Township 05 North, Range 21 East.

Dear Mr. Szczap:

Thank you for submitting an application for coverage under the wetland statewide general permit for wetland fill or disturbance for residential, commercial, or industrial development, s. 281.36, Wis. Stats.

You have certified that your project meets the eligibility criteria and conditions for this activity. **Based upon your signed certification you may proceed with your project to fill 0.23 acres of wetlands.** Please take this time to re-read the permit eligibility standards and conditions. The eligibility standards can be found on your application checklist or in the statewide general permit WDNR-GP1-2017 (found at <http://dnr.wi.gov/topic/waterways/construction/wetlands.html>). The permit conditions are attached to this letter. You are responsible for meeting all general permit eligibility standards and permit conditions. This includes notifying the Department before starting the project, and submitting photographs within one week of project completion. Please note your coverage is valid for 5 years from the date of the department's determination or until the activity is completed, whichever occurs first. This permit coverage constitutes the state of Wisconsin's wetland water quality certification under USCS s. 1341 (Clean Water Act s. 401).

The Department conducts routine and annual compliance monitoring inspections. Our staff may follow up and inspect your project to verify compliance with state statutes and codes. If you need to modify your project please contact your local Water Management Specialist, Ryan Pappas at (715) 492-0200 or email [Ryan.Pappas@wisconsin.gov](mailto:Ryan.Pappas@wisconsin.gov) to discuss your proposed modifications.

The Department of Natural Resources appreciates your willingness to comply with wetland regulations, which help to protect the water quality, fish and wildlife habitat, natural scenic beauty and recreational value of Wisconsin's wetland resources for future generations. Please be sure to obtain any other local, state or federal permits that are required before starting your project.

If you have any questions, please call me at (715) 492-0200 or email [Ryan.Pappas@wisconsin.gov](mailto:Ryan.Pappas@wisconsin.gov).

Sincerely,



Ryan Pappas  
Water Management Specialist

cc: A.J. Kitchen, Project Manager, U.S. Army Corps of Engineers  
Franklin Zoning Administrator  
SEWRPC  
Conservation Warden

### **WDNR-GP1-2017 Permit Conditions - Residential/Commercial/Industrial**

You agree to comply with the following conditions:

1. **Application.** You shall submit a complete application package to the Department as outlined in the application materials and section 2 of this permit. If requested, you shall furnish the Department, within a reasonable timeframe, any information the department needs to verify compliance with the terms and conditions of this permit.
2. **Certification.** Acceptance of general permit WDNR-GP1-2017 and efforts to begin work on the activities authorized by this general permit signifies that you have certified the project meets all eligibility standards outlined in Section 1 of this permit and that you have read, understood and have agreed to follow all terms and conditions of this general permit.
3. **Reliance on Applicant's Data.** The determination by this office that a confirmation of authorization is not contrary to wetland water quality standards will be based upon the information provided by the applicant and any other information required by the DNR.
4. **Project Plans.** This permit does not authorize any work other than what is specifically described in the notification package and plans submitted to the Department and you certified is in compliance with the terms and conditions of WDNR-GP1-2017
5. **Expiration.** This WDNR-GP1-2017 expires on October 31, 2022. The time limit for completing work authorized by the provisions of WDNR-GP1-2017 ends 5 years after the date on which the discharge is considered to be authorized under WDNR-GP1-2017 or until the discharge is completed, whichever occurs first.
6. **Other Permit Requirements.** You are responsible for obtaining any other permit or approval that may be required for your project by local zoning ordinances, other local authority, other state permits and by the U.S. Army Corps of Engineers before starting your project.
7. **Authorization Distribution.** You must supply a copy of the permit coverage authorization to every contractor working on the project.

APPROVAL <i>slu</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE 05/19/2020
REPORTS & RECOMMENDATIONS	CONCEPT REVIEW FOR A SINGLE-FAMILY RESIDENTIAL SUBDIVISION WITH 17 LOTS (9720 S 112TH STREET)  (KAEREK HOMES, INC., APPLICANT)	ITEM NUMBER  <i>G.7</i>

**INTRODUCTION:**

On April 7, 2020, the applicant, Kaerek Homes, Inc., filed a Concept Review Application for a proposed single-family residential development for property located at 9720 S. 112th Street. The subject property is currently zoned R-2 Estate Single-Family Residence District and is designated as Business Park and Areas of Natural Resource Features on the City's 2025 Future Land Use Map.

**STAFF COMMENTS:**

Staff would note that the proposed subdivision would require:

- A Special Use for "Open Space Subdivision" Option 3.
- Preliminary and Final Plat approval, and associated easements.
- Comprehensive Master Plan Amendment to change the future land use of the property to Residential (single-family) and Areas of Natural Resource Features.

The following concerns arose during the review (see Memorandum dated 5-4-2020 for the full list):

- Connection or easement to the adjacent properties to the south and east is recommended for future development.
- Existing driveway along the northern property line does not comply with UDO setbacks.
- Loop streets preferred instead of cul-de-sacs.

**COUNCIL ACTION REQUESTED**

Provide direction to the applicant regarding the proposed single-family residential subdivision to be located at 9720 S 112th Street (Kaerek Homes, Inc., Applicant).



# CITY OF FRANKLIN



## REPORT TO THE COMMON COUNCIL

Meeting of May 19, 2020

### Concept Review

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**RECOMMENDATION:** Provide direction to the applicant regarding the proposed single-family residential subdivision to be located at 9720 S 112th Street (Kaerek Homes, Inc., Applicant).

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<b>Project Name:</b>	Kaerek Homes Concept Review
<b>Project Address/Tax Key:</b>	9720 S. 112 <sup>th</sup> Street/892 9998 000
<b>Property Owner:</b>	Dean A. Rogich
<b>Applicant:</b>	Kaerek Homes, Inc.
<b>Current Zoning:</b>	R-2 Estate Single-Family Residence District
<b>2025 Comprehensive Plan:</b>	Business Park and Areas of Natural Resource Features
<b>Action Requested:</b>	No action requested

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### Introduction

On April 7, 2020, the applicant, Kaerek Homes, Inc., filed a Concept Review Application for a proposed single-family residential development for property located at 9720 S. 112<sup>th</sup> Street. The subject property is currently zoned R-2 Estate Single-Family Residence District and is designated as Business Park and Areas of Natural Resource Features on the City's 2025 Future Land Use Map.

The property is surrounded by R-2 District, FW Floodway District, and C-1 Conservancy District to the north and east, A-2 Prime Agricultural District to the south, and the recently approved Ryan Meadows subdivision (zoned R-6 District) to the west.

Note that the single-family property to the east is landlocked and has a driveway extending through the subject property to S. 112<sup>th</sup> Street. The applicant's concept plan includes an access easement to allow this home's driveway to extend to the easternmost cul-de-sac.

The applicant is proposing to retain the R-2 District zoning and develop the subdivision utilizing the Special Use "Open Space Subdivision" Option 3 Development Standards. The Unified Development Ordinance (UDO) defines an Open Space Subdivision as "A residential subdivision which provides a designated amount of open space as set forth under the requirements of Division 15-3.0200 and Section 15-3.0702(A) of this Ordinance." The UDO also provides a specific set of Special Use requirements that must be met. See below.

### **SECTION 15-3.0702 DETAILED STANDARDS FOR SPECIAL USES IN RESIDENTIAL DISTRICTS**

**A. Open Space Subdivision.** The following specific requirements and standards shall apply to all "Open Space Subdivision" options in the R-1, R-2, R-3, R-3E, R-4, R-5, R-6, and R-7 Districts:

1. **Must Meet District Standards.** All "Open Space Subdivisions" shall meet the applicable open space ratio, density, lot dimension, living area per dwelling unit, and height requirements for both the zoning district and "Open Space Subdivision" option selected.

2. **Conservation and/or Open Space Preservation Easements.** All "Open Space Subdivisions" shall have submitted conservation and/or open space preservation easements regulating the protection of natural resource features and/or open space in the proposed development. Such documents shall assure that all such conservation and/or open space preservation easements are held privately and in perpetuity under a Wisconsin non-profit membership corporation (homeowners' association). Said conservation and/or open space preservation easements shall cover the total required Open Space Ratio, or OSR, area of the Open Space Subdivision.

3. **Wisconsin Non-Profit Membership Corporation (Homeowners' Association).** All "Open Space Subdivisions" shall have submitted the legal instruments and rules for the creation of a Wisconsin non-profit membership corporation (homeowners' association). Said non-profit membership corporation shall be responsible for maintaining all open space areas and conservation and/or open space easements in the development.

4. **City Attorney Review.** The City Attorney shall review all conservation and/or open space easements and homeowners' associations and shall approve said instruments as to form.

5. **Minimum Required Width of Open Space When Abutting an Adjacent "Conventional Subdivision."** A minimum fifty (50) foot-wide open-space buffer shall be provided between an "Open Space Subdivision" and an abutting "Conventional Subdivision." Said open space buffer shall be protected by a conservation and/or open space preservation easement and shall count towards the total required amount of open space for the "Open Space Subdivision."

As currently proposed by the applicant, to proceed with the development a Special Use and Preliminary and Final Plat Applications are required.

An alternative process may also be considered, which is to rezone the property to R-4 Suburban Single-Family Residence District. The R-4 District Conventional Subdivision Development Standards match the R-2 Special Use Option 3 standards and would eliminate the need for open space subdivision requirements if deemed unnecessary or not applicable to the design of the subdivision. This may be better evaluated upon the delineation of natural resource features onsite.

It is also recommended that a Comprehensive Master Plan Amendment Application be submitted to amend the future land use of the property to Residential and Areas of Natural Resource Features. Note that the Areas of Natural Resource Features use would be revised to match field delineations of protected natural resources.

Related to the Comprehensive Master Plan, it can be noted that to the north of this site is planned Commercial and to the south and east is Recreational. Continuing south along S. 112<sup>th</sup> Street, the future land use transitions to residential. The proposed change in use to residential for this property is consistent with the City's recent change to allow the Ryan Meadow subdivision on the opposite side of S. 112<sup>th</sup> Street. It is also consistent and does not affect the planned land uses of the overall surrounding area.

**Project Description/Analysis**

The subject property has an area of 20.10 acres (approximately 875,556 square feet) and is currently vacant land being used for agricultural purposes.

The Conceptual Plan illustrates ingress/egress to the subdivision from S. 112<sup>th</sup> Street that aligns with the future Meadowview Drive. Two cul-de-sacs then extend north from the entrance road.

The concept plan includes 17 single-family lots and 2 outlots. The outlots include protected natural resources, open space, and storm water management facilities. The 17 single-family lots range in size from 16,000 square feet to 23,695 square feet. The median lot size is about 17,984 square feet.

Outlot 1 has an area of 12,935 square feet and Outlot 2 is 472,334 square feet, which results in about 55.7% open space for the subdivision. The lots and roads would comprise of the remaining 44.3% of the land.

Detailed natural resource information has not yet been provided. The concept plan reflects the best available information from the City's GIS Environmental Features layer as well as the Wisconsin Department of Natural Resources Surface Water Data Viewer mapping.

The design and layout of the subdivision may be revised based upon field delineations of wetlands and any other protected natural resources onsite. Further, if feasible, it is recommended that the applicant consider developing the southeast corner of the property while considering any input from staff, the Plan Commission, and Common Council. This may necessitate the rezoning to R-4 District option as less open space would be provided.

As this is only a concept plan, compliance with UDO standards will be reviewed upon a detailed project plan submittal. With that said, it is anticipated that sidewalks, street trees, and open space amenities, such as walking trails, will be recommended.

It is also suggested that connections to the properties to the south and east be considered. The feasibility of these connections will also depend on the extent and location of natural resource features.

**Staff Recommendation:**

It is recommended that sufficient feedback be provided to allow the applicant to determine whether to proceed or not with detailed plans for the proposed single-family residential subdivision development.

## MEMORANDUM

Date: May 4, 2020  
To: Mike Kaerek. Kaerek Homes, Inc.  
From: Department of City Development  
RE: Application for Concept Review – 9720 S. 112<sup>th</sup> Street.

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Kaerek Homes, Inc. submitted a Concept Review application on April 7, 2020, review comments are as follows:

### **City Development Department comments**

1. The subject property is zoned R-2 Estate Single-Family Residence District and planned as Business Park and Areas of Natural Resource Features. The process to develop the proposed single-family subdivision will include:
  - a. A Special Use Application to utilize development standards under the R-2 District Special Use Open Space Option No. 3. Please review Section 15-3.0702(A) of the Unified Development Ordinance pertaining to Open Space Subdivisions.

Also, please be aware of the State requirement to provide “substantial evidence” to support your request. See below.

(de) Conditional use permits.

62.23(7)(de)1.1. In this paragraph:

- a. “Conditional use” means a use allowed under a conditional use permit, special exception, or other special zoning permission issued by a city, but does not include a variance.
  - b. “Substantial evidence” means facts and information, other than merely personal preferences or speculation, directly pertaining to the requirements and conditions an applicant must meet to obtain a conditional use permit and that reasonable persons would accept in support of a conclusion.
2.
    - a. If an applicant for a conditional use permit meets or agrees to meet all of the requirements and conditions specified in the city ordinance or those imposed by the city zoning board, the city shall grant the conditional use permit. Any condition imposed must be related to the purpose of the ordinance and be based on substantial evidence.
    - b. The requirements and conditions described under subd. 2. a. must be reasonable and, to the extent practicable, measurable and may include conditions such as the permit's duration, transfer, or renewal. The applicant must demonstrate that the application and all requirements and conditions established by the city relating to the conditional use are or shall be satisfied, both of which must be supported by substantial evidence. The city's decision



to approve or deny the permit must be supported by substantial evidence.

3. Upon receipt of a conditional use permit application, and following publication in the city of a class 2 notice under ch. 985, the city shall hold a public hearing on the application.

4. Once granted, a conditional use permit shall remain in effect as long as the conditions upon which the permit was issued are followed, but the city may impose conditions such as the permit's duration, transfer, or renewal, in addition to any other conditions specified in the zoning ordinance or by the city zoning board.

5. If a city denies a person's conditional use permit application, the person may appeal the decision to the circuit court under the procedures contained in par. (e) 10.

- b. A Preliminary Plat Application, followed by a Final Plat Application. Please be aware that installation of streets and utilities is required prior to approval of a Final Plat (see Section 15-2.0303A. of the UDO). Alternatively, an improvement guarantee may be provided per Section 15-2.0303B of the UDO.
  - c. A Comprehensive Master Plan Amendment is also recommended to change the future land use designation from Business Park and Areas of Natural Resource Features to Residential and Areas of Natural Resource Features. The Areas of Natural Resource Features should be amended to match field delineations once completed.
- 2. It is suggested that an alternate process be considered, which is to rezone the property to the R-4 District and develop under the Conventional Subdivision standards. These standards are the same as the R-2 District Special Use Option No. 3 standards and would eliminate the Special Use Open Space requirements if those were deemed to not be applicable or needed with the proposed design of the subdivision.
  - 3. Wetland delineations should be completed as soon as possible. There may or may not be other wetlands on the property, which could affect the design and layout of the subdivision. Further, it is recommended that the southeast corner of the property be developed if reasonably accessible. Note that this may then require the rezoning option as noted above as less open space would be provided.
  - 4. It is recommended that a connection to the property to the south be included for access and future development of that property.
  - 5. It is also suggested that a road reservation be included from the cul-de-sac extending east to provide access to the parcel to the east for future development. The existing driveway could also be relocated within this area. Note that this should be looked at more closely upon the delineation of natural resource features to determine the accessibility and potential development of the lot to the east.
  - 6. The City's cul-de-sac standards are attached for review.
  - 7. It is anticipated that sidewalks will be recommended throughout the subdivision.
  - 8. Are any amenities planned for the subdivision, such as walking trails through the open space areas?
  - 9. Is the existing driveway for the home to the east graveled or is that improved with asphalt or concrete? If not already, it is recommended that the driveway be improved and setback a minimum of 6-feet from the property line.

10. Will your company build some or all of the homes within the development or will the lots be sold to builders and individual lot/home buyers?
11. Please be aware of City impact fees. The impact fee schedule can be found on the City's website at: <https://www.franklinwi.gov/Departments/Inspection-Services/Impact-Fees.htm>
12. Proposed street trees shall comply with Section 15-8.0117 of the UDO. One street tree is required for each 85-feet of lot frontage on each side of all streets. Note that separate Engineering Department standards conflicts and requires 75-feet. It is recommended to conform to the more restrictive requirement.
13. Note that a separate Lighting Plan must be provided in compliance with Division 15-5.0400 for Plan Commission review and approval. Also, see Section 15-8.0115 of the UDO.
14. Upon submittal of the Preliminary Plat Application, note that detailed plans will be required, such as the Natural Resource Protection Plan, draft conservation easements, storm water management, grading, erosion control, etc.
15. Note that a subdivision monument sign will require a separate application as well as review and approval by the Plan Commission.

#### **Engineering Department comments**

16. Every lot must have a 60-ft minimum frontage measured at the right-of-way line or the arc of the curve (cul-de-sac).
17. Lots shall have a minimum lot depth of 110-ft.
18. Must have the vision triangle is shown at the intersections, 60x60 at the collector street and, 30x30 at the minor collector street.

#### **Mayor's comments**

19. It would be a lot better for DPW and Fire were this a loop street instead of two cul-du-sac's. This is about 45 minutes of plowing.
20. Also, the street name will probably be pretty close to a street name that I'm pretty familiar with... meadowCREEK court.

#### **Police Department comments**

21. The Police department has no issues with this application.

Planning Department  
9229 West Loomis Road  
Franklin, Wisconsin 53132  
Email [generalplanning@franklinwi.gov](mailto:generalplanning@franklinwi.gov)



City of Franklin

Phone (414) 425-4024  
Fax (414) 427-7691  
Web Site [www.franklinwi.gov](http://www.franklinwi.gov)

Date of Application: MARCH 30 2020

## CONCEPT REVIEW APPLICATION

Complete, accurate and specific information must be entered. Please Print.

### Applicant (Full Legal Name[s]):

Name MIKE KAEREK  
Company KAEREK HOMES INC  
Mailing Address 11600 WEST LINCOLN AVENUE  
City / State WEST ALLIS WI Zip 53227  
Phone 414-321-5300  
Email Address MikeKaerek@kaerekhomes.com

### Applicant is Represented by: (contact person)(Full Legal Name[s])

Name \_\_\_\_\_  
Company \_\_\_\_\_  
Mailing Address \_\_\_\_\_  
City / State \_\_\_\_\_ Zip \_\_\_\_\_  
Phone \_\_\_\_\_  
Email Address \_\_\_\_\_

### Project Property Information:

Property Address 9720 SOUTH 112TH STREET  
Property Owner(s) DEAN A. ROGICH  
Mailing Address PO BOX 511471  
City / State NEW BERLIN WI Zip 53151  
Email Address \_\_\_\_\_

Tax Key Nos 892-9998-000  
Existing Zoning R-2  
Existing Use Agricultural  
Proposed Use Single family residential  
CMP Land Use Identification Business Park & Areas of Natural Resource Features

\*The 2025 Comprehensive Master Plan Future Land Use Map is available at <http://www.franklinwi.gov/Home/ResourcesDocuments/Maps.htm>

### Concept Review submittals for review must include and be accompanied by the following:

- ☒ This Application form accurately completed with original signature(s) Facsimiles and copies will not be accepted
- ☒ Application Filing Fee, payable to City of Franklin ☒ \$250
- ☒ Three (3) complete collated sets of Application materials to include
  - ☒ One (1) original and two (2) copies of a written Project Summary, including description of any new building construction and site work, interior/exterior building modifications or additions to be made to property, site improvement costs, estimate of project value and any other information that is available.
  - ☒ Three (3) 8 5 x 11 inch or 11 x 17 inch copies of the Preliminary Site/Development Plan of the subject property(ies) and immediate surroundings (i.e., a scaled map identifying the subject property and immediate environs, including existing and proposed parcels, existing and proposed structures, existing and proposed land uses, existing and proposed zoning, existing and proposed infrastructure and utilities/approximate locations only), and existing and proposed site conditions/site constraints (i.e. approximate locations of public road access, rights-of-way, natural resources/green space and drainage issues/concerns, etc.))
  - ☐ Three colored copies (11"x17") of the building elevations, if applicable
- ☒ Email (or CD ROM) with all plans/submittal materials Plans must be submitted in both Adobe PDF and AutoCAD compatible format (where applicable)

- Upon receipt of a complete submittal, staff review will be conducted within five business days
- Concept Review requests are reviewed by the Committee of the Whole Meetings are held the first Monday of every month

The applicant and property owner(s) hereby certify that (1) all statements and other information submitted as part of this application are true and correct to the best of applicant's and property owner(s)' knowledge, (2) the applicant and property owner(s) has/have read and understand all information in this application, and (3) the applicant and property owner(s) agree that any approvals based on representations made by them in this Application and its submittal, and any subsequently issued building permits or other type of permits, may be revoked without notice if there is a breach of such representation(s) or any condition(s) of approval. By execution of this application, the property owner(s) authorize the City of Franklin and/or its agents to enter upon the subject property(ies) between the hours of 7 00 a.m. and 7:00 p.m. daily for the purpose of inspection while the application is under review. The property owner(s) grant this authorization even if the property has been posted against trespassing pursuant to Wis. Stat. §943.13

(The applicant's signature must be from a Managing Member if the business is an LLC, or from the President or Vice President if the business is a corporation. A signed applicant's authorization letter may be provided in lieu of the applicant's signature below, and a signed property owner's authorization letter may be provided in lieu of the property owner's signature[s] below. If more than one, all of the owners of the property must sign this Application).

Dean A. Rogich  
Signature Property Owner

Name & Title (PRINT) Dean A. Rogich  
Date March 30, 2020

Signature Property Owner

Name & Title (PRINT) \_\_\_\_\_  
Date \_\_\_\_\_

Signature Applicant  
Kaerek Homes Inc Mike Kaerek - President  
Name & Title (PRINT)

Date \_\_\_\_\_

Signature Applicant's Representative

Name & Title (PRINT) \_\_\_\_\_  
Date \_\_\_\_\_



**Project Summary – Concept Plan**

RE: 9720 S. 112<sup>th</sup> Street

For: Kaerek Homes Inc

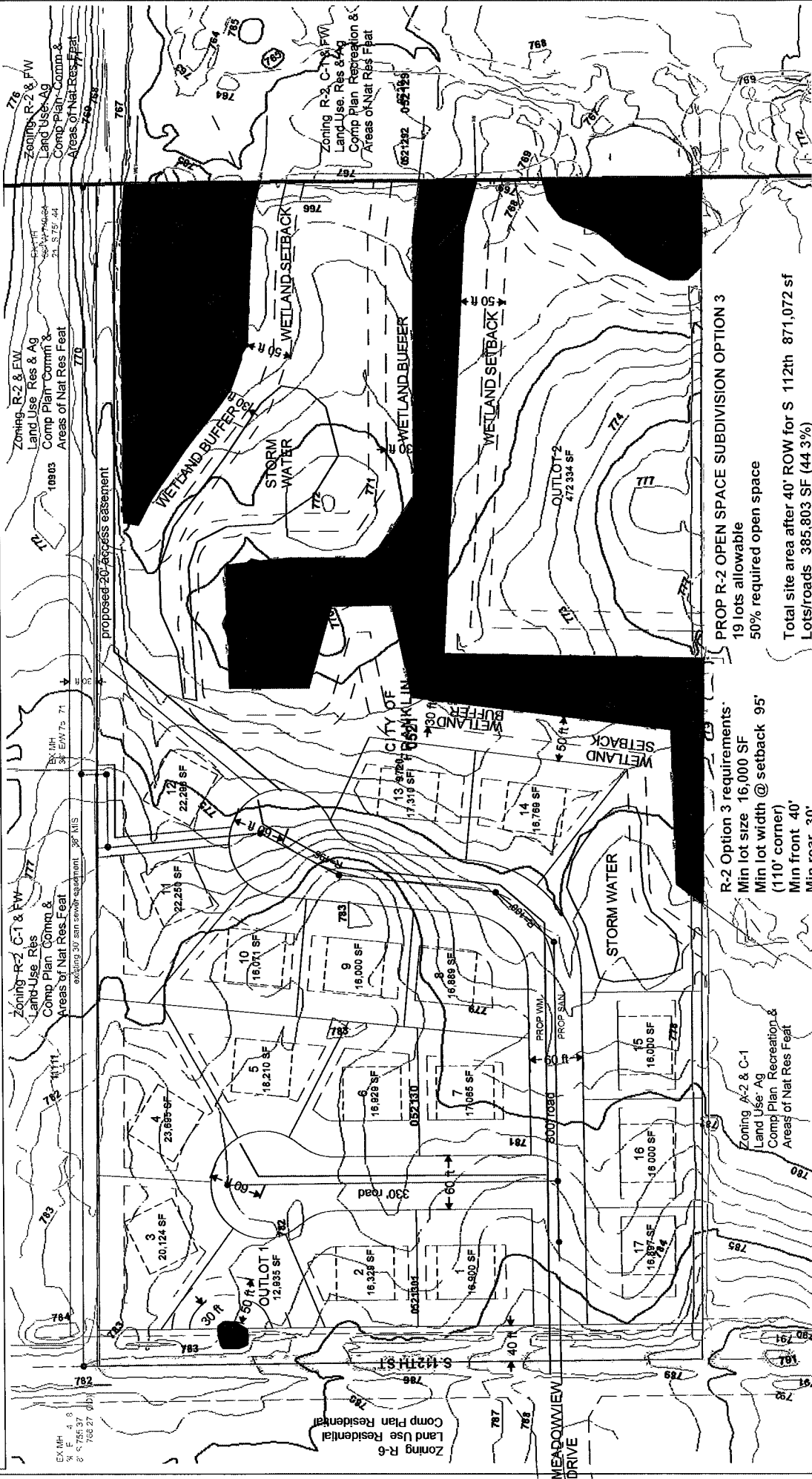
Date: March 26, 2020

Kaerek Homes Inc has an offer to purchase the 20-acre property located at 9720 S. 112<sup>th</sup> Street, tax key number 892-9998-000. The property is located south of Ryan Road, on the east side of S. 112<sup>th</sup> Street across from the recently approved Ryan Meadows development. The property is currently vacant and is used as agricultural land. The property is zoned R-2 residential and the 2025 Comprehensive Master Plan is business park and areas of natural resource features. Kaerek Homes is proposing to develop the property as single family residential lots meeting the R-2 zoning requirements. To develop the property as residential, Kaerek will request a change to the 2025 Comprehensive Master Plan.

The proposed concept plan is dated March 26, 2020. The subdivision is proposed to be developed as an R-2 open space subdivision per the requirements of the City of Franklin UDO. There are seventeen lots (minimum 16,000 square feet in size) with 1,130 lineal feet of new roadway. Access would be across from Meadowview Drive, which is the southernmost entrance to the Ryan Meadows development. There would be two cul-de-sacs, one that is 800' in length and the second which is 330' in length. The road cross section would be the standard City of Franklin cross section with curb and gutter. Sanitary sewer main would be extended from the adjacent MMSD MIS sewer that is located along the north property line. Water main would be extended from S. 112<sup>th</sup> Street. Open space would be in excess of 50% to preserve potential wetlands on site and to provide areas for storm water management. A wetland delineation has not yet been completed but it will be as part of the Natural Resource Protection Plan for the property. The anticipated cost of the site improvements is approximately \$960,000.

The minimum size homes in the development would be 1,600 square feet for ranch style and 2,000 square feet for two-stories. Estimated home and lot packages would be \$400,000.

# MILWAUKEE COUNTY INTERACTIVE MAPPING SERVICE



NOTES  
Milwaukee County  
separate sheets are  
not shown or  
other expressed or  
y or its employee.

PROPOSED 17 lots with 1130 LF of roadway  
Bldg pads are 65' wide x 60' deep except Lot 13/14  
are 65' wide x 54' deep

R-2 Option 3 requirements:  
Min lot size 16,000 SF  
Min lot width @ setback 95'  
(110' corner)  
Min front 40'  
Min rear 30'  
Min side 10' (30' corner)  
Min frontage 60'  
Min lot depth 110'

Scale: 1" = 200 Feet  
NAD 1983 2011 StatePlane Wisconsin South\_FIPS\_4803\_FUS  
© MCANLIS

EX MH  
2 7 755 37  
768 27 01

9720 S 112TH  
CONCEPT PLAN

<b>APPROVAL</b> <i>slu</i>	<b>REQUEST FOR COUNCIL ACTION</b>	<b>MEETING DATE</b> May 19, 2020
<b>REPORTS &amp; RECOMMENDATIONS</b>	<b>Report on Expenditures related to the COVID-19 Public Health Emergency thru May 13, 2020</b>	<b>ITEM NUMBER</b> <i>G.8.</i>

### **Background**

On March 17, 2020 the Common Council authorized spending up to \$250,000 in response to the COVID-19 Public Health Emergency.

Thru May 14, 2020, the City has spent \$120,885 (up from \$98,099 two weeks earlier) of Labor funds, \$38,241 (up from \$36,981 two weeks earlier) in operating costs (principally \$10,000 in extra postage for absentee ballots), and \$11,587 on equipment (with an additional \$5,596 on order). Details of the expenditures are:

	Apr 29	May 14
Elections	23,606	13,878
Info Systems	451	846
Admin – postage		10,000
Finance	55	55
Muni Buildings	424	647
Police	2334	2,407
Fire	2314	2,513
Highway	5546	5,645
Parks	2251	2,251
Total	36,981	38,241

Total expenditures and encumbrances are \$176,309 (up from \$152,263 on Apr 29).

The FEMA grant will potentially cover overtime costs, which total \$67,433 currently. Very little else of these funds are recoverable under the COVID-19 FEMA grant, as they don't meet the requirements of the grant.

In addition, it appears that certain city resources are going to be negatively impacted, specifically, ambulance revenues are down \$72,000 from a year ago at the end of April, hotel tax receipts will be down, as the major hotels have been effectively shut down, Fines/Forfeitures are down \$37,506 from 2019 thru April 30, investment income on reduced interest rates (estimated to reduce annual revenues by \$80,000), the school liaison officer – approximately \$22,000 (with the school closed – the officer was not needed), and landfill siting revenues. These amounts total \$211,000 so far. It is too early to understand the total revenue shortfalls, but clearly there will be some sizable amounts.

### **COUNCIL ACTION REQUESTED**

Information Only – no action requested.

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APPROVAL <i>SW</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE May 19, 2020
REPORTS & RECOMMENDATIONS	<b>AUTHORIZE SOUTHEAST CONSTRUCTION LLC TO CONSTRUCT CONCRETE WALK AND PATIO AT PLEASANT VIEW PARK PAVILION (4901 W. EVERGREEN STREET) FOR \$12,600</b>	ITEM NUMBER <i>6.9.</i>

### **BACKGROUND**

Construction of the Pleasant View Pavilion (4901 W. Evergreen Street) is essentially complete. DPW had anticipated placing the concrete work around the outside of the facility but 2020 has presented many challenges where this project cannot be completed in-house by the desired June 1 deadline.

### **ANALYSIS**

Southeast Construction, LLC was a responsive contractor and known to be reputable. They submitted a quote for 2,100 square feet of sidewalk and patio for \$12,600.

Staff recommends approval to authorize Southeast Construction, LLC to perform the work.

### **OPTIONS**

- A. Authorize Southeast Construction, LLC to construct a concrete sidewalk and patio surrounding the new Pleasant View Pavilion. Or
- B. Refer back to Staff with further direction.

### **FISCAL NOTE**

There is \$4,271 of appropriations available for this project. Common Council could award the project using Contingency OR a portion of the \$150,000 Pleasant View Park Improvement appropriation. These funds are partly eligible for park impact fee funds.

### **COUNCIL ACTION REQUESTED**

**(OPTION A) Motion to authorize Southeast Construction LLC to construct concrete walk and patio at Pleasant View Park Pavilion (4901 W. Evergreen Street) for \$12,600**





# SOUTHEAST CONSTRUCTION LLC

FULL SERVICE CONCRETE CONTRACTOR

www.southeastconstructionllc.com

7835 South 66th Street • Franklin, WI 53132

Cell 414-614-7445 • Office 414-427-9709 • Fax 414-427-9712

Page 1 of 1

PROPOSAL AND  
ACCEPTANCE

PROPOSAL SUBMITTED TO

Pleasant View Park

PHONE #

414-982-0863

DATE

MAY 4-2020

STREET

Evergreen

JOB NAME

Sum

CITY STATE ZIP

Franklin WI 53132

JOB LOCATION

Work

SALESMAN

Phil

DATE OF PLANS

CELL #

# 758-3758

WORK #

We hereby submit specifications and estimates for:

(Check boxes necessary for job)

☐ Remove Existing Concrete / Asphalt

☐ Driveway

☐ Remove Existing Dirt / Gravel # of loads estimated out \_\_\_\_\_

☒ 6 Bag Mix or Design Mix

☒ Low Chert

☒ Fiber Mesh

☐ Wire Mesh

☒ Grade and Stone # of loads estimated 1-2

☒ Compact Gravel

☒ Thickness ☒ 4" ☐ 5" ☐ 6" ☐ 7" ☐ 8"

☒ Hand Tooled Joints ☐ Picture Frame ☐ PF Edges Only

☒ Saw Cut Joints

☒ Broom Finish

☐ Hard Trowled Finish

☒ Expansion Felt

☐ SE Swirl Finish

☒ Steel Rods

☒ Cure & Sealer

☐ Sealer

Notes

☐ Approach

☐ Driveway Flares

☒ Sidewalk ☒ Front ☒ Rear ☒ Side ☐ Flares

☒ Patio

☐ Stoop / Steps

☐ Footing / Post Holes

☐ Garage Slab / Floor

☐ Shed Slab

☐ Pattern of Stamp

☐ Border

☐ Border Color

☐ Color

☐ Release Color

☐ Re Surface

Total Square Feet 2,100

We Propose to hereby furnish material and labor – complete in accordance with above specifications, for the sum of:

Payment to be made as follows

☐ Deposit \$ \_\_\_\_\_ Date: \_\_\_\_\_ Check # \_\_\_\_\_

☐ Half down Interim Payment when job is set-up. Balance due upon completion.

Date: \_\_\_\_\_ \$ \_\_\_\_\_ Check # \_\_\_\_\_

☒ Balance due upon completion.

Date: \_\_\_\_\_ \$ \_\_\_\_\_ Check # \_\_\_\_\_

PAID  
IN  
FULL

JOB TOTAL \$ 12,600.00

DEPOSIT PAID \$ \_\_\_\_\_

BALANCE \$ \_\_\_\_\_

INTERIM PAYMENT \$ \_\_\_\_\_

NEW BALANCE \$ \_\_\_\_\_

CHANGE ORDER \$ \_\_\_\_\_

NEW BALANCE \$ \_\_\_\_\_

I have read the prices specifications and the Terms and Conditions contained on the front and back of this form carefully and I accept this proposal. You are authorized to do work as specified. Payment will be made on completion or otherwise stated above.

Authorized  
Signature

NOTE: This proposal may be withdrawn by us if not accepted within 45 days.

Acceptance of Proposal – The above prices, specifications and the Terms and Conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Date of Acceptance X

Signature X

Signature X

APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE May 5, 2020
REPORTS & RECOMMENDATIONS	AN ORDINANCE TO AMEND ORDINANCE 2019-2398, AN ORDINANCE ADOPTING THE 2020 ANNUAL BUDGETS FOR THE GENERAL FUND TO PROVIDE \$9,000 OF CARRYFORWARD APPROPRIATIONS FOR BUILDING MAINTENANCE AT THE POLICE ADMINISTRATION BUILDING	ITEM NUMBER <i>G.10.</i>

### **Background**

The 2019 Police Building Maintenance budget included funds to repair a exterior retaining wall. The work was delayed beyond 2019 into 2020. The Chief has requested that \$9,000 to complete the project be brought forward from the 2019 unused non-personnel appropriations to fund the project costs in 2020.

Some of the work is being completed by Highway staffing and some by Building Maintenance staffing. However materials have been purchased to supply the project. By completing the Budget Amendment, the Police Department will have the full \$40,000 compliment of 2020 appropriations to address building maintenance issues.

### **Analysis**

The 2019 Police Department had \$159,000 of unused non-personnel appropriations. These unused appropriations became part of the \$1.3 million of surplus at December 31, 2019. They are therefore available to carryforward into 2020.

### **Recommendation**

The Director of Finance & Treasurer recommends adoption of the proposed amendment carrying forward \$9,000 of unused 2019 Police non-personnel appropriations into 2020.

### **COUNCIL ACTION REQUESTED**

Motion adopting an ordinance to amend Ordinance 2019-2398, an Ordinance adopting the 2020 annual budgets for the General Fund to provide \$9,000 of carryforward appropriations for building maintenance at the Police Administration Building

Roll Call Vote Required

Finance Dept - Paul

STATE OF WISCONSIN : CITY OF FRANKLIN : MILWAUKEE COUNTY

ORDINANCE NO. 2020 \_\_\_\_\_

AN ORDINANCE TO AMEND ORDINANCE 2019-2398, AN ORDINANCE ADOPTING  
THE 2020 ANNUAL BUDGETS FOR THE GENERAL FUND TO PROVIDE  
APPROPRIATIONS \$9,000 OF CARRYFORWARD APPROPRIATIONS FOR BUILDING  
MAINTENANCE AT THE POLICE ADMINISTRATION BUILDING

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WHEREAS, the Common Council of the City of Franklin adopted the 2020 Annual Budgets for the City of Franklin on November 19, 2019; and

WHEREAS, the 2019 Police non-personnel appropriations included funds for repairs on a external retaining wall at the Police Administration building; and

WHEREAS, the 2019 repair was not completed; and

WHEREAS, the Police 2019 results had more than \$159,000 of unused non-personnel services appropriations such that a portion can be carryforward to 2020 Police non-personnel appropriations.

NOW, THEREFORE, the Common Council of the City of Franklin does hereby ordain as follows:

Section 1 That a 2020 Budget for the General Fund be amended as follows:

General Fund

Police Department	Non-personnel costs	Increase	\$9,000
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Section 2 Pursuant to §65.90(5)(a), Wis. Stats., the City Clerk is directed to publish a Class 1 notice of this budget amendment within ten days of adoption of this ordinance.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_\_ day of \_\_\_\_\_, 2020.

APPROVED:

\_\_\_\_\_  
Stephen R Olson, Mayor

ATTEST:

\_\_\_\_\_  
Sandra L. Wesolowski, City Clerk

AYES \_\_\_\_ NOES \_\_\_\_ ABSENT \_\_\_\_

<b>APPROVAL</b>  <i>slw</i>	<b>REQUEST FOR COUNCIL ACTION</b>	<b>MEETING DATE</b>  <b>5/19/2020</b>
<b>REPORTS &amp; RECOMMENDATIONS</b>	<b>Authorization to Execute ProofPoint Business Package Services as Provided Through Heartland Business Systems (HBS) for Spam Filtering &amp; Malware Prevention for all Incoming/Outgoing Email</b>	<b>ITEM NUMBER</b>  <i>6.11.</i>

For the past four years, the City of Franklin has used the product Symantec Email Security.Cloud to provide spam filtering and malware prevention services for all incoming and outgoing email. This has been a cloud-based service that has not required any on-premise equipment, where the service is simply provided as an annual license. Over the course of four years, Symantec Email Security.Cloud (a.k.a Message Labs) has provided robust email filtering services, where the City has not encountered any successful ransomware attacks. For a cost-efficient service, this is quite a remarkable track record and speaks largely to the implementation of a layered security defense.

Unfortunately, Symantec Enterprise software was purchased by Broadcom in 2019. Broadcom has frozen the purchase of any new software licenses for all Symantec Enterprise products, which has created significant problems for businesses that rely on their products along with the value-added resellers. CDW-G, one of the largest software licensing providers for State software licenses, has dropped Symantec Enterprise as a vendor due to the problems and delays in getting licenses processed and entitled. Annual software subscriptions were purchased and processed through CDW-G.

It is very questionable if Broadcom will continue to support Symantec Email Security.Cloud over the long term, as the product is not listed as a key component in their published roadmaps. Symantec Email Security.Cloud is a rebranded service from a company called Message Labs, which was not a direct part of the acquisition. Due to the significant need of reliable email spam and malware filtering services, the uncertainty of our current service platform under Broadcom has become an operational risk. Broadcom may decide to continue providing services or kill the service at any time without notification.

During the April 29, 2020 Technology Commission meeting, three new vendors were presented as a replacement for Symantec. All vendors were selected based upon being a Gartner Quadrant One technology company for email security services. The Technology Commission unanimously made a motion to recommend moving from Symantec Email Security.Cloud over to ProofPoint Business licensing. Proofpoint is an industry leader in email filtering services and has continued to be a Gartner Quadrant One innovator over the course of 5 years. Heartland Business Systems will be the value-added reseller of all licenses and will assist with the implementation and transition from Symantec to Proofpoint. Heartland Business Systems internally uses Proofpoint themselves for all of their email security needs, and has a deep level of experience for very quickly on-boarding new customers.

ProofPoint Business provides the following security services:

- Anti-virus Protection
- Spam Filtering

- Content Filtering
- Outbound Filtering
- Impostor Email Protection (Phishing)
- URL Defense (sandboxing)
- 30 Day Emergency Inbox in the Cloud (with spooling and instant replay)
- Online Reporting and Notifications

**Costs:** Currently Symantec Email Security Cloud has an annual budgeted renewal cost of \$5,382 for 265 licenses. The migration to Proofpoint via Heartland Business Systems has an annual cost \$5,472 plus a \$25 migration fee. The quote includes all costs to setup and on-board the City of Franklin within the Proofpoint portal and to swing current email connections over to the new services.

### **COUNCIL ACTION REQUESTED**

Motion to authorize the execution of ProofPoint Business Package Email Services as provided through Heartland Business Systems, per Quote 092876, and per the provisions of the Information Technology Services Agreement already in place between the City of Franklin and Heartland Business Systems, with total project costs of \$5,497 which will be funded from the 2020 Information Services Operation Outlay Budget (01-0144-5257 Software Maintenance)

**Proofpoint Spam Filter**
**Quote #092876 v1**

 Prepared For  
**Franklin, City of**  
 James Matelski  
 9229 W Loomis Road  
 Franklin WI 53132

 Prepared By  
**Milwaukee Area Office**  
 Greg Borchard  
 N28 W23050 Roundy Drive Suite 200  
 Pewaukee WI 53072

 Date Issued  
**02.04.2020**  
 Expires  
**02.25.2020**

 P: (414) 427-7645  
 E: JMatelski@franklinwi.gov

 P: 262-650-6500 ext 1222  
 E: gborchard@hbs.net

Monthly Recurring Services		Recurring	Qty	Ext. Recurring
DC-PPBUS-MO	<b>Proofpoint Business Package</b> Proofpoint Business Package per user Monthly Includes SPAM URL Defense Attachment Defense Reputation	\$1 60	285	\$456 00
Recurring Subtotal				<b>\$456.00</b>

Onboarding & One Time Services		Price	Qty	Ext. Price
DC-PP-SETUP	<b>One Time Proofpoint Set Up Fee</b> Heartland Business Systems Data Center Hosting - One Time Proofpoint Set Up Fee for Spam Filter and Email Encryption	\$25 00	1	\$25 00
Subtotal				<b>\$25.00</b>

Quote Summary		Recurring	One-Time
Monthly Recurring Services		\$456 00	\$0 00
Onboarding & One Time Services		\$0 00	\$25 00
<b>Total</b>		<b>\$0.00</b>	<b>\$25.00</b>

This quote may not include applicable sales tax shipping handling and/or delivery charges. Final applicable sales tax shipping handling and/or delivery charges are calculated and applied at invoice. The above prices are for hardware/software only and do not include delivery setup or installation by Heartland (HBS) unless otherwise noted. Installation by HBS is available at our regular hourly rates or pursuant to a prepaid HBSFlex Agreement. This configuration is presented for convenience only. HBS is not responsible for typographical or other errors/omissions regarding prices or other information. Prices and configurations are subject to change without notice. HBS may modify or cancel this quote if the pricing is impacted by a tariff. A 15% restocking fee will be charged on any returned part. Customer is responsible for all costs associated with return of product and a \$25 00 processing fee. No returns are accepted by HBS without prior written approval. This quote expressly limits acceptance to the terms of this quote and HBS disclaims any additional terms. By providing your E-Signature you acknowledge that your electronic signature is the legal equivalent of your manual signature and you warrant that you have express authority to execute this agreement and legally bind your organization to this proposal and all attached documents. Any purchase that the customer makes from HBS is governed by HBS' Standard Terms and Conditions ("ST&Cs") located at <http://www.hbs.net/standard-terms-and-conditions>, which are incorporated herein by reference. The ST&Cs are subject to change. When a new order is placed the ST&Cs on the above-stated website at that time shall apply. If customer has signed HBS' ST&Cs version 2018 v2 0 or later or the parties have executed a current master services agreement, the signed agreement shall supersede the version on the website QT 2018 v2 4

**Acceptance**
**Milwaukee Area Office**
**Franklin, City of**

Greg Borchard

Signature / Name

02/04/2020

Date

Signature / Name

Initials

Date

## Data Center Agreement

**Heartland Business Systems**  
**Master Data Center Agreement**

**THIS MASTER SERVICE AGREEMENT** (hereinafter, this "Agreement") is entered into this Date by and between Heartland Business Systems, a Wisconsin Corporation (hereinafter referred to as "Provider"), and Franklin, City of (hereinafter, "Customer") The Agreement consists of the following terms and conditions and all Service Schedules attached hereto or subsequently signed by the parties that reference this Agreement

**W I T N E S S E T H:**

**WHEREAS**, Provider is in the business of, among other things, the provision of information technology services, solutions and related equipment, and

**WHEREAS**, Customer desires to purchase or otherwise acquire from Provider certain services and related products for its own use, and

**WHEREAS**, Provider wishes to provide such services and related equipment to Customer on the terms and conditions set forth herein

**NOW, THEREFORE**, in consideration of the mutual covenants and conditions herein contained, Provider and Customer do hereby agree as follows

**ARTICLE I****PROVISION OF SERVICES AND RELATED EQUIPMENT**

**Services.** Provider shall provide to Customer those services (hereinafter, the "Services") specifically identified on the attached Service Schedule(s) Unless Provider and Customer agree to the contrary, and such agreement is memorialized on the Service Schedule(s), the transmission facilities through which Provider provides the Services to Customer need not be dedicated to the provision of Services exclusively to Customer, and Provider shall be entitled to utilize such facilities for the transmission of other data, or the provision of Services to other customers, provided such other utilization of these facilities does not interfere with Customer's use and/or enjoyment of the Services Provider covenants and agrees that the Services shall be functional in all material respects and available for Customer's use on or before the date of first availability identified on the Service Schedule(s)

- 1 Bandwidth allocation will be 1 5Mbps with options to purchase more as needed

**Availability of Services.**

Provider shall use commercially reasonable efforts to ensure the continuous availability of the Services without interruption Notwithstanding, Customer acknowledges and agrees that, from time to time, the Services may be temporarily unavailable during periods of testing, maintenance, repair, or during other periods caused by events of force majeure (as defined in Article VI B, below)

Availability/Service Credit The Services are accessible 24/7, with a 99.9% targeted uptime 99.9% of the time

during any calendar month, the Services shall be available. Unavailability is a condition in which there is unavailability of the Services due to hardware failure OR sustained packet loss in excess of fifty percent within the Provider's facilities for at least two consecutive hours due to a failure of the Provider to provide Services during such period, unavailability does not include packet loss or network unavailability due to scheduled maintenance or inability of a user to connect with the Services due to Internet or telecommunications problems or any other issues outside the control of Provider. In order to receive any service credit, Customer must notify Provider within seven (7) days from the time Customer becomes eligible to receive a service credit. Failure to comply with this requirement will forfeit Customer's right to receive a service credit. The aggregate maximum number of service credits to be issued by Provider to Customer for any and all downtime periods and performance problems during any given calendar month shall not exceed one month of service. Service credits are issued as followed:

<b>Length of Unavailability (per calendar month)</b>	<b>Service Credit</b>
24 to 48 hours of aggregate unavailability below 99.9%	1 day of service fees credited (i.e. 1/30 monthly fees)
48 to 96 hours of aggregate unavailability below 99.9%	1 2 days of service fees credited (i.e. 1/15 monthly fees)

\*Each block of 96 hours of aggregate unavailability thereafter shall be credited 5 days of service fees

\*All Service Credit shall be applied to the next month's invoice

#### Use of Services.

1. Customer represents and warrants that it will not use the Services or otherwise engage in any activities
  - a. that constitute or encourage a violation of any applicable law or regulation, including, but not limited to, the sale of illegal goods, or the violation of export control or obscenity laws,
  - b. that defame, impersonate, or invade the privacy of any third party or entity,
  - c. that infringe the rights of any third party, including, but not limited to, the intellectual property, business contractual, or fiduciary rights of others, and
  - d. that are in any way connected with the transmission of "junk mail," "spam," or the unsolicited mass distribution of e-mail, or with any unethical marketing practices
  - e. that cause the reselling or transfer for value any services provided by the attached service schedule(s) unless otherwise indicated to the contrary in any of the attached service schedule(s)
  - f. that removes any copyright ownership information, or falsifies such information, on any files uploaded,



downloaded, made publicly available through, or transmitted via Provider's system

- 2 Provider reserves the right, at any time, to refuse to host or discontinue hosting any Web site or Internet connection which Provider believes, in its sole discretion
  - a offers for sale goods or services, or uses or displays materials, that are illegal, obscene, vulgar, offensive, dangerous, or are otherwise inappropriate,
  - b received a significant number of complaints for failing to be reasonably accessible to customers, or timely fulfill customer orders,
  - c has become the subject of a government complaint or investigation,
  - d has violated or is alleged to have violated any local, state, or federal law or regulation,
  - e has violated or is alleged to have violated the rights or interests of any person or entity,
  - f impairs or threatens to impair the functionality of servers owned or operated by Provider, or other Web sites hosted or maintained by Provider on its own behalf or for the benefit of other customers,
  - g has violated or threatens to violate this Agreement
- 3 Customer explicitly licenses Provider to make any copies of copyright protected materials necessary to provide Internet and related services to Customer, as well as make any necessary copies necessary to preserve and maintain Provider's system and Customer's files and electronic mail
- 4 Customer explicitly licenses Provider to make any copies, without limitation, of any copyrighted materials submitted to a public forum maintained on Provider's system, or submitted to any forum to which Provider provides access This clause cannot be modified by either party unless any modification is in writing and signed by both parties
- 5 Unattended Forms Customer is not permitted to run any programs or software which continually send data over or access Provider's system, or run any programs or software on Provider's system unattended, unless such use has been approved in advance by Provider's staff

**Equipment.**

- 1 Installation, Operation, and Maintenance of Equipment Provider shall instruct, construct, operate, and maintain all cable, equipment, and other facilities necessary to provide the Services to Customer up to a point of demarcation identified by Provider. Unless Provider and Customer agree otherwise, and such agreement is memorialized on the Service Schedule(s), Customer shall be responsible for the installation, construction, operation, and maintenance of all cable, equipment, software, licensing and other facilities necessary to utilize the Services from and after the point of demarcation. To the extent necessary, Customer shall, at no cost to Provider, grant to Provider and its agent's access, including any necessary or required easement, to Customer's premises as may be necessary for Provider to install, construct, operate, or maintain any cable, equipment, software, licensing or other facilities, to otherwise provide the Services to Customer. Except in emergency situations (which shall be determined by Provider, in its reasonable judgment), Provider will obtain approval from Customer (not to be unreasonably withheld or delayed) before entering upon Customer's premises to engage in any of the foregoing activities.
- 2 Responsibility for Equipment Except as may be otherwise specified in the Service Schedule(s), neither party shall be responsible for the maintenance or repair of cable, electronics, structures, equipment, or materials owned by the other party, provided, however, that each party shall be responsible to the other for any damage or harm, including damage caused by environmental conditions at a party's location, or by the negligence or willful misconduct of the other party.  
  
Customer shall be responsible for maintaining insurance coverage adequate to cover damage to Customer's physical property whether located at Customer's premises or at Provider's premises.
- 3 Title and Control of Facilities Title to equipment or facilities owned by Provider and used in any fashion to provide Services shall remain with Provider. Customer shall keep all such equipment and facilities located on Customer's premises free and clear of all liens, encumbrances, and security interests, and shall not tamper with or allow the same to be moved or tampered with by any person not authorized by Provider to do so. Customer shall also keep all such equipment and facilities secure and free from environmental hazards.
- 4 Access to Equipment and Facilities upon Termination or Expiration of Agreement Customer shall grant to Provider access to all of Provider's equipment and other facilities in or about Customer's premises for purposes of removing the same during the thirty (30) days immediately following the expiration or termination of this Agreement by either party and for any reason. Such access shall be granted during normal business hours and shall afford Provider sufficient time and opportunity to remove its equipment and other facilities from Customer's premises.

**Procurement of Access Rights.** Customer shall, at its expense, procure all necessary rights of way, easements, franchises, licenses, conduit rights, building entrance rights, landlord consents, and other rights and grants of authority which are necessary or desirable for Provider to provide the Services specifically to Customer.

**Security of Transmitted Information.** When applicable, the Customer shall incorporate Secure Socket Layer ("SSL"), or substantially equivalent technology, to transmit sensitive Customer information (such as payment information, credit card information, social security numbers and medical information protected by HIPAA) over the World Wide Web. Notwithstanding the incorporation of such technology into the Services delivered to Customer, Provider shall not be liable to Customer or any third party for the failure of such technology to maintain the confidentiality of any information transmitted by, from, or to Provider pursuant to this Agreement, or in connection with the Services provided to Customer.

**Virtual Private Network Security** Provider's VPN security is followed in accordance with NIST Publications

<http://csrc.nist.gov/publications/nistpubs/800-52/SP800-52.pdf>

<http://csrc.nist.gov/publications/nistpubs/800-77/sp800-77.pdf>

<http://csrc.nist.gov/publications/nistpubs/800-113/SP800-113.pdf>

**Customer Responsibility of Hosted Software.**

- 1 **General** Customer acknowledges that with respect to the Hosted Software, all the design, development, operation, support and maintenance of the Hosted Software program is their full financial responsibility

In addition, any Web site owned or operated by Customer, any telecommunication equipment and software owned or operated by Customer, all computer network hardware and software owned and operated by Customer, and all associated software licensing, services, support, maintenance, upgrades, and renewal costs of all items owned or operated by Customer is their full financial responsibility. Software licensing and renewals may include but are not limited to CRM, SQL, anti-virus, etc

Further, Customer acknowledges that in respect to the Hosted Software, the Provider's only responsibility is to provide Hosting Services as outlined in this Agreement

Customer further acknowledges that no system on the Internet can be guaranteed safe from unauthorized intrusion, and therefore any confidential information stored on or transmitted through Provider's system is stored or transmitted at Customer's own risk

- 2 **Hosted Software Content** Customer represents and warrants that (i) Customer owns or has sufficient rights in and to Hosted Software and the Hosted Software Content, including without limitation, personal, medical and financial information contained within the Hosted Software content, in order to use, and permit use of, the Hosted Software content as contemplated in this Agreement, and (ii) the Hosted Software Content does not and shall not contain any content, materials, advertising or services that infringe on or violate any applicable law, regulation or right of a third party. Customer also acknowledges that Hosted Software Content may be stored on servers located within the United States or accessed by Provider's support personnel in the United States, and hereby authorizes such access and storage. Provider only provides access to the Hosted Software, Provider does not operate or control the information, services, opinions or other content of the Internet. Provider does not monitor and shall have no liability or responsibility whatsoever for the Hosted Software Content of any transmissions or communications transmitted or otherwise disseminated via the Hosting Services. Customer agrees that it shall make no claim whatsoever against Provider relating to the Hosted Software Content or content of the Internet or respecting any information, product, service or software ordered through or provided via the Internet, and Customer shall indemnify and hold Provider harmless from any and all claims (including claims by governmental entities seeking to impose penal sanctions) related, directly or indirectly, to such Hosted Software Content
- 3 **Configuration and Support** Customer agrees to maintain and update DNS records for all domains, and therefore holds all responsibility pertaining to DNS configuration. Customer agrees to provide level 1 support including, but not limited to initial incoming calls and basic level troubleshooting. Customer acknowledges the responsibility to reconfigure and set up all mail clients for each individual user account on each computer

**ARTICLE II****COMPENSATION AND PAYMENT TERMS**

**Compensation to Provider.** As compensation for the Services provided hereunder, Customer shall pay to Provider the rates and other charges identified on the Service Schedule(s) for Services provided or made available to Customer during the period identified on Provider's invoice to Customer

**Taxes and Other Charges** There may be added to any charges under Article II A, above, an amount equal to industry-wide surcharges and/or fees and surcharge, duty, levy, tax, or withholding, including, but not limited to, sales, property, excise and use taxes, or any tax in lieu thereof or in addition thereto, imposed by any local, state, or federal government or governmental agency with respect to the Services, or with respect to this Agreement, excepting only taxes on the income of Provider. Furthermore, service order charges apply to certain services and will be charged for those services in addition to other charges

**Payment.** Provider shall render an invoice in accordance with Provider's usual and customary billing cycle for Services delivered or made available to Customer during each preceding month during the Term. Except as set forth below, Customer shall pay each invoice in full within thirty (30) days of the date of each invoice. Payments not made in full within thirty (30) days may accrue interest at the rate of one and one-half percent (1.5%) per month, or the highest rate allowable by law, whichever is lower. If

Customer disputes any invoice amount in good faith, then Customer shall, within thirty (30) days of the date of such invoice

- 1 Pay to Provider the undisputed amount of the invoice, and
- 2 Provide Provider a detailed written description of the disputed amount and the basis for Customer's dispute, along with a potential resolution, and
- 3 Customer shall cooperate with Provider in resolving the disputed invoice amount and shall promptly pay the remainder of the invoice upon resolution of the dispute

### ARTICLE III

#### TERM AND TERMINATION

**Term.** This Agreement shall become effective on the later to occur of (i) the date first written above, or (ii) the date upon which both parties have executed this Agreement (hereinafter, the "Effective Date" of this Agreement) This Agreement shall remain in effect as long as any Service Schedule associated with it remains in effect unless terminated in accordance with the provisions of the Agreement The term of each Service Schedule is stated in the Service Schedule Provider shall utilize commercially reasonable efforts to make the Services available to Customer as soon as possible, and the Services shall be available to Customer, subject to the terms and conditions hereof, for the term identified on the Service Schedule(s), which Period shall commence on the date the Services are first made available to Customer hereinafter, that period commencing on the Effective Date and continuing until termination

**Termination.** This Agreement shall terminate upon the occurrence of any of the following events

- 1 **Mutual Agreement** Upon the mutual written agreement of the parties detailed in the Service Schedule
- 2 **Bankruptcy/Insolvency** Upon the appointment of a receiver to take possession of all or substantially all of the assets of either party to this Agreement, or an assignment by either party to this Agreement for the benefit of creditors, or any action taken or suffered by either party to this Agreement under any insolvency, bankruptcy, or reorganization act, at the option of the other party
- 3 **Default** In the event of a default by one party, the non-defaulting party may provide written notice of the default and may terminate this Agreement at any time following the expiration of a reasonable opportunity to cure such default, provided that, if the defaulting party has cured the breach prior to the expiration of such cure period, this Agreement shall remain in effect For purposes of this Agreement, a "reasonable opportunity to cure" shall be ten (10) days for a monetary or payment default and thirty (30) days for a non-monetary or non-payment default, unless such default cannot with reasonable diligence be cured within such period, in which case, the cure period shall be automatically extended for so long as the defaulting party, acting in good faith and with reasonable diligence, requires to cure such default
- 4 **Data Deletion** Following the termination of this Agreement, Provider shall have no obligation to retain any data provided by Customer, and Provider shall have the right to delete such data The Customer further releases Provider from any liability whatsoever for such actions

**Changes in Legislation.** Should any changes in legislation or law require any changes to this Agreement or any services provided by Provider, Provider reserves the right to make any such changes, as are determined necessary or prudent to be compliant, at Provider's sole discretion, without giving Customer advanced notice If such changes are made, Provider promises to send by electronic or postal mail notice of any changes in a reasonable time period In event of such changes, Customer may terminate service without a required notice period, but is to pay for services provided to the date of the effective termination

**Effect of Early Termination.** The termination of this Agreement for any cause shall not release either party hereto from any liability which at the time of termination has already accrued to the other party hereto, or which thereafter may accrue with respect to any act or omission prior to termination, or from any obligation which is expressly stated herein to survive termination Termination of this Agreement in accordance with its terms shall be without prejudice to any other rights or remedies of the parties

#### ARTICLE IV

#### INDEMNIFICATION AND LIMITATION OF LIABILITY

**Indemnification.** Customer and Provider hereby indemnifies and holds harmless each other from any and all damages, claims, actions, investigations, proceedings, losses, costs, and other related expenses (including actual attorney fees) that may arise out of (i) any material breach of this Agreement by either party, (ii) any breach of any of the representations or warranties made by either party in this Agreement, and (iii) any alleged violation of any rights of another, including, but not limited to, each party's use of any content, trademark, service mark, trade name, copyrighted or patented material, or other intellectual property of its own or of any third party. The indemnification rights granted hereby are independent of, and in addition to, such rights and remedies as either party may have at law or in equity, or otherwise, including the right to seek specific performance, rescission, or restitution.

#### LIMITATION OF LIABILITY.

1. IN GENERAL. EXCEPT AS SPECIFICALLY PROVIDED IN THIS AGREEMENT, PROVIDER SHALL HAVE NO LIABILITY OR RESPONSIBILITY TO CUSTOMER OR TO ANY OTHER PERSON, FIRM, OR ENTITY WITH RESPECT TO ANY LIABILITY, LOSS, OR DAMAGE ARISING OUT OF, OR RELATING TO, THE OPERATION OR NON-OPERATION OF THE SERVICES. PROVIDER HEREBY SPECIFICALLY DISCLAIMS ANY AND ALL WARRANTIES, WHETHER EXPRESS OR IMPLIED, INCLUDING, WITHOUT LIMITATION, WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE IN CONNECTION WITH THIS AGREEMENT OR PROVIDER'S PROVISION OF, OR FAILURE TO PROVIDE, THE SERVICES.
2. NO LIABILITY FOR CONTENT. THE CONTENT THAT CUSTOMER MAY ACCESS OR DELIVER THROUGH ANY SERVICES IS PROVIDED BY INDEPENDENT CONTENT PROVIDERS, OVER WHICH PROVIDER DOES NOT EXERCISE AND DISCLAIMS ANY CONTROL. PROVIDER NEITHER PREVIEWS CONTENT NOR EXERCISES EDITORIAL CONTROL, DOES NOT ENDORSE ANY OPINIONS OR INFORMATION ACCESSED THROUGH ANY SERVICE, AND ASSUMES NO RESPONSIBILITY FOR ON-LINE CONTENT. PROVIDER SPECIFICALLY DISCLAIMS ANY RESPONSIBILITY FOR THE ACCURACY OR QUALITY OF THE INFORMATION OBTAINED IN USING THE SERVICES. SUCH CONTENT OR PROGRAMS MAY INCLUDE, WITHOUT LIMITATION, PROGRAMS OR CONTENT OF AND INFRINGING, ABUSIVE, PROFANE, OR SEXUALLY OFFENSIVE NATURE. ALL CONTENT FROM OTHER PARTIES ACCESSED VIA THE SERVICES IS ACCESSED BY CUSTOMER AND THOSE USERS CUSTOMER HAS AUTHORIZED, ALL AT CUSTOMER'S OWN RISK, AND PROVIDER ASSUMES NO LIABILITY WHATSOEVER FOR ANY CLAIMS, LOSSES, ACTIONS, DAMAGES, SUITS, OR PROCEEDINGS ARISING OUT OF OR OTHERWISE RELATING TO SUCH CONTENT.
3. DAMAGE, LOSS, OR DESTRUCTION OF SOFTWARE FILES AND/OR DATA. PROVIDER ASSUMES NO RESPONSIBILITY WHATSOEVER FOR ANY DAMAGE TO OR LOSS OR DESTRUCTION OF ANY OF CUSTOMER'S HARDWARE, SOFTWARE, FILES, DATA, OR PERIPHERALS WHICH MAY RESULT FROM CUSTOMER'S USE OF THE SERVICES, OR FROM THE INSTALLATION, MAINTENANCE, OR REMOVAL OF ANY SERVICE OR RELATED EQUIPMENT OR SOFTWARE. PROVIDER DOES NOT WARRANT THAT ANY DATA OR FILES SENT BY OR TO CUSTOMER WILL BE TRANSMITTED IN UNCORRUPTED FORM WITHIN ANY PERIOD OF TIME.
4. NO CONSEQUENTIAL DAMAGES. EXCEPT AS PROVIDED IN ARTICLE IV A, ABOVE, AND EXCEPT FOR DAMAGES RESULTING FROM GROSS NEGLIGENCE, WILLFUL MISCONDUCT, RECKLESSNESS, OR PERSONAL INJURY OR DEATH, OR DAMAGE TO PROPERTY, NEITHER PARTY WILL BE LIABLE TO THE OTHER FOR ANY INDIRECT, INCIDENTAL, CONSEQUENTIAL, RELIANCE, OR SPECIAL DAMAGES SUFFERED BY THE OTHER PARTY (INCLUDING, WITHOUT LIMITATION, DAMAGE FOR HARM TO BUSINESS, LOST REVENUES, LOST SAVINGS, OR LOST PROFITS SUFFERED BY SUCH OTHER PARTY), REGARDLESS OF THE FORM OF ACTION, WHETHER IN CONTRACT, WARRANTY, STRICT LIABILITY, OR TORT, INCLUDING, WITHOUT LIMITATION, NEGLIGENCE OF ANY KIND, WHETHER ACTIVE OR PASSIVE, AND REGARDLESS OF WHETHER THE PARTY KNEW OF THE POSSIBILITY THAT SUCH DAMAGES COULD RESULT.
5. MAXIMUM LIABILITY. THE SOLE AND ENTIRE MAXIMUM LIABILITY OF PROVIDER TO CUSTOMER FOR ANY AND ALL PROVEN LOSS, CLAIM, DAMAGE OR LIABILITY OF ANY KIND (INCLUDING BUT NOT LIMITED TO CONTRACT OR TORT) WITH RESPECT TO ALL SERVICES PROVIDED BY PROVIDER AND

ANY ACT OR OMISSION OF PROVIDER WILL CONSIST OF A DUTY TO REFUND NOT MORE THAN THE AMOUNTS PAID BY THE CUSTOMER TO PROVIDER DURING THE YEAR PRECEDING SUCH LOSS, CLAIM, DAMAGE OR LIABILITY IN NO EVENT WILL PROVIDER BE LIABLE FOR ANY INDIRECT, INCIDENTAL OR CONSEQUENTIAL DAMAGES, EVEN IF PROVIDER HAS BEEN ADVISED OF THE POSSIBILITY OF SUCH DAMAGES

## ARTICLE V

### CONFIDENTIALITY AND INTELLECTUAL PROPERTY

**Definition of "Confidential Information".** For purposes of this Agreement, "Confidential Information" means information that is marked or otherwise specifically identified in writing as proprietary, confidential, or trade secret and shall include, without limitation, this Agreement

**Non-Disclosure of Confidential Information.** The disclosing party will make a good-faith effort to cause Confidential Information (i) disclosed in tangible form to be marked, and (ii) disclosed verbally to be identified verbally at the time of disclosure or promptly thereafter, as confidential. Notwithstanding the foregoing, a disclosing party's failure to so mark or identify Confidential Information will not excuse a receiving party from the requirements of this Agreement if the receiving party knew or should have known that such Confidential Information was proprietary or confidential

**Disclosure of Confidential Information.** Each party will hold in strict confidence Confidential Information disclosed by the other party and shall not disclose the same to any third party, except if the information (i) was previously known by the receiving party free from any obligation to keep it confidential, (ii) is independently developed by the receiving party, (iii) becomes publicly available, (iv) is disclosed to the receiving party by a third party without breach of any confidentiality obligation, or (v) is required to be disclosed by law or legal process

**Protective Arrangements.** If either party is compelled to disclose Confidential Information in judicial or administrative proceedings, such party will give the other party the opportunity, in advance of such disclosure, to seek protective arrangements and will cooperate with the other party in that regard

**Intellectual Property.** Each party shall retain all of its intellectual property and other proprietary rights in any information and materials disclosed to the other in the course of performance of this Agreement. The foregoing notwithstanding, Customer hereby grants Provider and its successors and assigns a non-exclusive, worldwide, royalty-free, perpetual, non-revocable license in all content displayed on any Web site hosted by Provider on Customer's behalf to maintain such material and content on Provider servers during the Term of this Agreement. In the event that new information or materials are created in the course of performance under this Agreement, subject to any pre-existing or independently developed intellectual property rights of a party, each party will own all intellectual property rights in its contribution to the new information or materials created. Each party agrees to not translate, decompile, reverse engineer, disassemble, modify, reproduce, duplicate, remarket, or otherwise dispose of the other party's intellectual property rights

## ARTICLE VI

### MISCELLANEOUS

**Notices.** All notices permitted or required to be given under the terms of this Agreement shall be deemed to have been given when delivered personally, deposited in the United States Mail, certified, postage prepaid, or delivered by e-mail, and addressed as follows

If to Provider

Heartland Business Systems

Attn: Controller

1700 Stephen Street

P O Box 347

Little Chute, WI 54140-0347

If to Customer Franklin, City of

James Matelski

JMatelski@franklinwi.gov

**B. Force Majeure.** Notwithstanding any other term or condition of this Agreement, neither party will be liable to the other party for any delay or failure of performance resulting from any cause beyond such party's reasonable control and without such party's fault or negligence, including, without limitation, unusually severe weather conditions, earthquakes, floods, nuclear accidents, acts of God, epidemics, war, terrorist acts, riots, insurrections, civil disturbances, government regulations, acts of civil or military authorities or public enemy, fuel, energy, labor, or material shortages, or an inability to procure raw materials or other inputs necessary for a party's satisfaction of its obligations arising hereunder

**C. Entire Agreement; Amendments.** This Agreement, together with all schedules and exhibits hereto, constitutes the entire agreement between Provider and Customer with respect to the subject matter hereof and supersedes all prior proposals, negotiations, communications, and agreements between Provider and Customer with respect to the subject matter hereof, whether oral or written. This Agreement shall not be amended or modified, except by a subsequent written agreement executed by duly-authorized representatives of Provider and Customer

**D. Assignment.** Neither party may assign this Agreement without the prior written approval of the other party, which approval shall not be unreasonably withheld, except that Provider may assign all or any part of this Agreement to any affiliate without obtaining Customer's consent. For purposes of this Agreement, an "affiliate" of Provider is any entity that (directly or indirectly) controls, is controlled by, or is under common control with Provider

**E. Governing Law; Consent to Jurisdiction and Venue.** This Agreement shall be governed and interpreted by and in accordance with the laws of the State of Wisconsin. Provider and Customer agree that any legal or equitable action for claims, debts, or obligations arising from any provision of this Agreement shall be brought in the state or federal courts located in the State of Wisconsin. Provider and Customer further agree that both the state and federal courts in the State of Wisconsin shall have personal jurisdiction over both parties, and venue shall be appropriate in any such court

**F. Strict Performance.** The failure of Provider or Customer to object to or to take affirmative action with respect to any conduct of the other that is in violation of the provisions of this Agreement shall not be construed as a waiver of that violation, or of any future violations of the provisions of this Agreement

**G. Relationship of Parties.** This Agreement creates only an independent contractor relationship between Provider and Customer and does not create a joint venture, partnership, or agency, express or implied, between Provider and Customer. Neither party shall act as an agent of the other for any purpose and neither shall have the authority to bind the other party

**H. Survival.** All representations, warranties, covenants, conditions, and agreements contained herein which either are expressed as surviving the expiration or termination of this Agreement or, by their nature, are to be performed or observed, in whole or in part, after the termination or expiration of this Agreement shall survive the termination or expiration of this Agreement

**I. Headings.** The headings and captions contained in this Agreement are for reference purposes only and do not affect in any way the meaning or interpretation of this Agreement

**J. Attorney Fees.** In the event either party initiates legal action with respect to the interpretation or performance of this Agreement, the prevailing party shall be entitled to reasonable attorney fees and costs as the court may award

K. **No Third-Party Rights.** Nothing contained in this Agreement shall be construed as creating or giving rise to any rights in any third parties, or any persons other than the parties hereto

L. **Advice.** No oral or written advice given by Provider, its staff or its agents shall create a warrantee except as may be outlined in attached Service Schedule(s)

M. **Conflicts.** In the event that the terms of this Agreement conflict with the terms of an attached Services Schedule, the terms of the Services Schedule shall govern

N. **Licenses.** Customer grants any permissions or licenses (including but not limited to copyright licenses), as may be required, and within Customer's power to grant, to Provider in order to provide Internet and related services to Customer, or as may be required for Provider to operate for Customer's benefit

O. **System and Service Modifications.** The services and software that may be offered in a services schedule are subject to change and limitation is at Provider's discretion, as is any month to month pricing schedule or pricing schedule not under contract. Provider will notify Customer of any changes by electronic or postal mail to the agent named in this Agreement or other Customer officer, unless the change is judged by Provider to be necessary to preserve proper security or functioning of Provider's system. If Customer objects to any change in service, unless the change is one Provider has determined is necessary for security purposes or to maintain proper operation of Provider's system, Customer will be entitled to cancel only the specific service affected by said change or modification. Customer's continued use of the Hosting services after the effective date of such modified general terms and conditions, policies, or changes in services or software will constitute Customer's acceptance of such modified terms



# PROOFPOINT ESSENTIALS

## PROFESSIONAL PACKAGE

### THE TECHNOLOGY

- Robust Anti-spam and Multi-layered Anti-virus
- Advanced Protection against Malicious URLs and attachments
- Secure sensitive data leaving the organization
- Intelligent Content Filtering
- Search and eDiscovery Cloud Email Archive
- Redeliver any inbound email lost or deleted in the last 30 days
- Protection of Social Media properties from spam and malware
- Emergency Inbox for 24/7 Email Continuity
- Image-scanning technology to remove illicit images

### FEATURES THAT MAKES IT EVEN BETTER

- A clean, easily navigated interface
- Single login for complete admin control
- Per user controls and quarantine access
- Automated provisioning
- Multi-level management options

The Proofpoint Essentials Professional package is the ultimate email and social media protection for organizations of all sizes. This package provides cloud based enterprise-class Email and Social Media Security, Continuity, Encryption and Archiving designed specifically for SMEs and backed by Proofpoint's best-of-breed security and infrastructure.

### PROOFPOINT MLXTM MACHINE LEARNING TECHNOLOGY

Powered by Proofpoint MLX technology, Proofpoint Essentials spam and phishing detection offers maximum protection against email threats. It examines hundreds of thousands of attributes in every email to accurately detect text, image and attachment based spam or phishing emails, while automatically adapting to new threats as they appear. Proofpoint MLX Technology delivers the industry's highest level of effectiveness at 99% against all types of spam email, using the latest advances in reputation and content based analysis.

### THREAT PROTECTION TECHNOLOGY

Proofpoint Essentials leverages the advanced power of Targeted Attack Protection, Proofpoint's Industry Leading email analysis solution, to provide small and mid-sized enterprises with URL Defense and Attachment Defense, the only service that effectively detects, catches and sandboxes malicious URLs and attachments targeting this market.

### AUTOMATED EMAIL ENCRYPTION

Proofpoint Essentials Email Encryption is purpose built to help small and medium enterprises reduce the potential negative impacts of data loss by automatically encrypting email. The need to secure communications that contain sensitive data has never been greater. Fines, negative publicity and loss of customer trust await companies, both large and small, who lose confidential or customer information.

### NEVER MISS AN EMAIL WITH PROOFPOINT ESSENTIALS CONTINUITY

Smaller organizations rely heavily on email to do business but cannot justify the cost of building a highly redundant messaging infrastructure. A few minutes without email may be manageable but what about a few hours or a few days? Keeping business email running as normal even when disaster hits is crucial to the smaller enterprise. Proofpoint Essentials' continuity features make this possible with the emergency inbox, instant replay of lost or deleted emails over the last 30 days and email spooling.

### SOCIAL MEDIA ACCOUNT PROTECTION

12% of all social media content contains security risks, including spam, malware and criminal activity. As small enterprises look to grow their business by social media engagement, mitigating this risk is of paramount importance. Proofpoint Essentials can help. Social media account protection powered by Proofpoint Nexgate technology provides advanced protection for branded social media accounts across all major social networks, including Facebook, Twitter, LinkedIn, Google+ and YouTube.

## CLOUD-BASED EMAIL ARCHIVE

Proofpoint integrates Microsoft Exchange our intelligent automation to copy all internal and external email. This includes the original email and sending information (such as sender, recipients, CC, BCC, and group membership). Whether you use Exchange

Office 365, simply enable journaling and direct email traffic to Proofpoint Essentials. From there, Essentials processes and stores the email according to your retention policy. Data stays under management until it is disposed according to your retention setting. Archived at rest, data is encrypted using your unique encryption keys. Essentials Email Archive helps protect you from legal liability and regulatory risks while improving email storage management and end user productivity.

## ESSENTIALS PACKAGES

Proofpoint Essentials, compatible with Microsoft Office 365, is available through 4 tailored packages, created to meet the varied business needs, feature requirements and budgets of smaller enterprises and channel partners.

	BEGINNER	BUSINESS	ADVANCED	PRO
<b>SECURITY</b>				
Anti Virus	✓	✓	✓	✓
Spam Filtering	✓	✓	✓	✓
Reporting	✓	✓	✓	✓
Content Filtering	✓	✓	✓	✓
Outbound Filtering	✓	✓	✓	✓
Impostor Email Protection	✓	✓	✓	✓
Data Loss Prevention		✓	✓	✓
URL Defense (Sandboxing)		✓	✓	✓
Attachment Defense (Reputation)		✓	✓	✓
Attachment Defense (Sandboxing)			✓	✓
Email Encryption			✓	✓
Social Media Account Protection			✓	✓
<b>CONTINUITY</b>				
Emergency Inbox	30 Days	30 Days	30 Days	30 Days
Email Spooling	30 Days	30 Days	30 Days	30 Days
Instant Replay		30 Days	30 Days	30 Days
<b>ARCHIVE</b>				
Tamper Proof and Offsite				✓
Search and eDiscovery				✓
Unlimited Storage (10yr Archive)				✓
<b>MANAGEMENT</b>				
Multi-level logins	✓	✓	✓	✓
Domain Management	✓	✓	✓	✓
Email Logs	✓	✓	✓	✓
Active Directory Sync	✓	✓	✓	✓

### ABOUT PROOFPPOINT

Proofpoint, Inc. (NASDAQ:PPH), a leading provider of cybersecurity solutions, enables organizations to protect the way their people work today from advanced threats and compliance risks. Proofpoint helps cybersecurity professionals protect their users from the advanced attacks that target them via email, mobile apps, and social media, protect their critical information, create and secure their teams with the right intelligence and tools to respond quickly when things go wrong, leading organizations of all sizes, including over 50 percent of the Fortune 500, rely on Proofpoint solutions, which are built for today's mobile and social-enabled environments and leverage the power of the cloud and big data, driven and analyzed by machine learning and advanced analytics.

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APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE May 19, 2020
REPORTS & RECOMMENDATIONS	Update on Granting Selective Waiver of Interest and Penalties associated with Late Payment of the May 31, 2020 Tax Levy installment to Those Franklin Property Tax Payers Adversely Impacted by the Public Health Emergency and setting a final due date for the 2019 Tax Levy of October 1, 2020	ITEM NUMBER <i>6.12.</i>

### **Background**

State Statute 74.12(1)(a) requires Franklin to set Real Estate tax bill installment due dates by August 15 prior to the tax levy adoption. Franklin has set installment dates of Jan 31, March 31 and May 31 for tax bills.

The Public Health Emergency, and various Governor orders has caused many residents and property taxpayers to lose employment creating financial hardships in meeting 2019 tax levy property tax payment installments. The Emergency has also adversely impacted Franklin commercial properties in a like manner.

There are 1,633 property tax accounts owing \$4,336,522 that are due May 31, 2020 under the installment method of payment. The total tax levy was \$100,160,688. Interest and penalty on those installments would be \$65,047 on the entire amount should it go past due. The City would normally keep any interest and penalty it collects, the County keeps any interest and penalty it collects for all the time the amounts are past due.

To provide some relief to adversely impacted property taxpayers, the Wisconsin Legislature in Act 185 recently signed into law provided in Section 105: (25) that:

for property taxes payable in 2020, after making a general or case-by-case finding of hardship, a taxation district may provide that an installment payment that is due and payable after April 1, 2020, and is received after its due date shall not accrue interest or penalties if the total amount due and payable in 2020 is paid on or before October 1, 2020.

A taxation district may not waive interest and penalties as provided in this subsection unless the county board of the county where the taxation district is located first adopts a resolution authorizing such waiver and establishing criteria for determining hardship, and the taxation district subsequently adopts a similar resolution.

The Director of Finance & Treasurer has received several requests for relief of interest and penalty upon the 2019 tax levy installments due March 31 and May 31. Act 185 only provides for relief for Franklin's May 31 installment on those accounts which were current on April 1, 2020.

The WI Counties Association provided an update to their members that says:

If the county adopts the authorizing resolution on May 28<sup>th</sup>, but the municipality does not adopt the corresponding resolution until June 5, any payments not made by May 31 are considered delinquent and the property taxpayer will be charged interest and penalty (as applicable) retroactive to February 1, 2020.

This is the situation for Franklin taxpayers. May 28<sup>th</sup> is a Thurs, and the opportunity to pay taxes normally end Fri May 29<sup>th</sup>. Should the taxpayer need the relief, unless the Franklin Common Council meets by Sunday May 31, after the County considers the matter on May 28<sup>th</sup>, the opportunity is lost to Franklin taxpayers.

Milwaukee County is considering legislation that will provide this relief. The Milwaukee County Board discussed the issue and referred it to their Finance Committee for further study. The Milwaukee County board next meets on May 28, 2020.

#### **COUNCIL ACTION REQUESTED**

Such action as the Common Council shall deem appropriate.

STATE OF WISCONSIN: CITY OF FRANKLIN: MILWAUKEE COUNTY

RESOLUTION NO. 2020-\_\_\_\_\_

A RESOLUTION GRANTING SELECTIVE WAIVER OF INTEREST AND PENALTIES  
ASSOCIATED WITH LATE PAYMENT OF THE MAY 31, 2020 TAX LEVY  
INSTALLMENT TO THOSE FRANKLIN PEROPERTY TAXPAYERS ADVERSELY  
IMPACTED BY THE PUBLIC HEALTH EMERGENCY AND SETTING A FINAL DUE  
DATE FOR THE 2019 TAX LEVY OF OCTOBER 1, 2020

-----  
WHEREAS, the City of Franklin mailed the 2019 tax levy property tax bills in December, 2019 with installment dates of January 31, March 31 and May 31, 2020; and

WHEREAS, a Public Health Emergency was declared in March 2020 adversely impacting Franklin residents with job layoffs and other loss of income causing significant stress in making the May 31, 2020 installment; and

WHEREAS, the Public Health Emergency closed non-essential businesses and otherwise reducing revenues to Franklin businesses adversely impacting their ability to meet the May 31, 2020 installment due date of the 2019 tax levy; and

WHEREAS, the Wisconsin Legislature in April 2020 enacted Act 185 providing for relief of interest and penalties on tax accounts that are current with installment payments on April 1, 2020 for future installments extending the future installment to October 1, 2020; and

WHEREAS, there are 1,633 Franklin taxpayer accounts owing \$4,336,522 on May 31, 2020 installments of the 2019 tax levy that are potentially eligible for relief; and

WHEREAS, ACT 185 requires that the Milwaukee County Board of Supervisors to adopt a resolution providing for such relief enabling the City of Franklin to provide similar relief.

NOW, THEREFORE, BE IT RESOLVED, by the Mayor and Common Council of the City of Franklin that the Franklin Treasurer is authorized to waive interest and penalties on the May 31, 2020 property tax installment payments until October 1, 2020 to those Franklin taxpayers who provide a written statement that they were adversely impacted by the COVID-19 Public Health Emergency in such form and manner as the Treasurer shall deem sufficient or such other requirements that the Milwaukee County Board shall require. .

Introduced at a regular meeting of the Common Council of the City of Franklin this \_\_th day of May, 2020.

Passed and adopted at a regular meeting of the Common Council of the City of Franklin this \_\_\_\_th day of May, 2020.

APPROVED:

\_\_\_\_\_  
Stephen R. Olson, Mayor

ATTEST:

---

Sandra L. Wesolowski, City Clerk

AYES \_\_\_\_ NOES \_\_\_\_ ABSENT \_\_\_\_

APPROVAL <i>slw</i>	REQUEST FOR COUNCIL ACTION	MEETING DATE May 19, 2020
REPORTS & RECOMMENDATIONS	Authorize Service Agreement with Associated Financial Group, LLC in a 2020 Consulting Relationship for Employee and Retiree Health Insurance Benefits Plan Design and Procuring Insurance Services	ITEM NUMBER <i>G.13.</i>

### **Background**

The City of Franklin maintains a self-funded health insurance benefit program for active and eligible retirees. The City uses the expertise of insurance brokers to aid in evaluating health and other related insurance risk areas, compare and recommend health and related insurance coverage options, design a plan of insurance, obtain quotes for plan benefits processing and Stop Loss coverage, and procure such services and Stop Loss Coverage.

These services have been provided by Diversified Services for a number of years. Diversified Services was purchased by Associated Financial Group, LLC, doing business as Associated Benefits and Risk Consulting "ABRC". ABRC is proposing to provide similar services for an annualized fee of \$54,500

### **Analysis**

The City has been well served by ABRC (and its predecessors) for a number of years, realizing reduced employer costs while maintaining competitive employee health benefits.

The agreement has been reviewed by legal services with appropriate changes incorporated.

The proposed annual is considered in the 2020 Self Insurance Fund budget.

### **Recommendation**

Staff recommends execution of the attached Service Fee Agreement with ABRC for 2020.

### **COUNCIL ACTION REQUESTED**

Motion authorizing a Service Agreement with Associated Financial Group, LLC in a 2020 Consulting Relationship for Employee and Retiree Health Insurance Benefits Plan Design and Procuring Insurance Services



## SERVICE FEE AGREEMENT

This Agreement is entered into effective January 1, 2020, by and between City Of Franklin, WI \_\_\_\_\_ (hereinafter "Client"), and Associated Financial Group, LLC, using the marketing name Associated Benefits and Risk Consulting (hereinafter "ABRC").

- A. ABRC is primarily engaged in the insurance brokerage business.
- B. ABRC routinely helps its clients assess their insurance risks and needs, designs plans of insurance, and obtains cost quotes based on these plans, and places insurance with insurance carriers.
- C. ABRC is typically compensated for its efforts through the commissions it receives in brokering the sale of insurance to its clients.
- D. ABRC has been discussing insurance risks and needs with Client.
  - ☒ **Consulting Fee Relationship:** Client has designated ABRC to be its official Agent of Record, and has completed (or will complete) any forms necessary to do so.
  - ☐ **Marketing Fee Relationship:** Although there is no formal business / insurance agency relationship between them, Client has asked ABRC to evaluate its insurance risk areas, compare and recommend insurance coverage options, design a plan of insurance (based upon discussions between the parties), obtain quotes for said plan, and procure or attempt to procure insurance suitable to Client's needs.

NOW, THEREFORE, in consideration of the above recitals and the mutual promises and conditions contained in this Agreement, the Parties agree as follows:

1. **Client's Performance:** Client will provide ABRC with, and give ABRC full access to whatever information ABRC determines is necessary to enable ABRC to perform fully and effectively under this Agreement.
2. **ABRC's Performance:** ABRC will evaluate Client's insurance risk areas, compare and recommend insurance coverage options, design a plan of insurance (based upon discussions between the parties), obtain quotes for said plan, and procure or attempt to procure insurance suitable to Client's needs.
3. **Acknowledgement:** Client acknowledges that ABRC's performance under this Agreement represents a significant investment of time, effort, and expense on the part of ABRC, and are services for which ABRC is normally compensated through the commissions it receives as a result of entering into a business/insurance agency relationship with its clients.
4. **Compensation:** Client acknowledges that ABRC shall be entitled to compensation for the efforts it makes pursuant to this agreement, according to the following terms:

**Fees.** For the services described herein, Client shall pay ABRC fees in an annualized amount equal to \$54,500. Unless otherwise noted, the fees set forth in the previous sentence shall be paid by Client in equal monthly installments.

**Contingency Compensation.** Some carriers, vendors, or third parties may pay contingency compensation for business that ABRC may place with them. Such contingency compensation does not alter or increase the cost of the services that ABRC is brokering or performing on behalf of Client, and thus does not increase the costs that Client pays for the provision of such services. Therefore, in addition to any fees described above, ABRC shall be entitled to any contingency compensation resulting from its work on behalf of Client irrespective of any other provisions elected under this Agreement.

**Commissions.** Some carriers, vendors, or third parties may pay commissions for the types of services provided by ABRC. Any commissions paid by such entities are often already factored into the cost of the services (e.g. rates) that ABRC is brokering or performing on behalf of Client, and thus often do not increase the costs that client pays for the provision of such services. Therefore, in addition to any fees or contingency compensation described above, ABRC shall be entitled to any commissions resulting from its work on behalf of Client, unless Client and ABRC shall specifically agree to some other arrangement in writing, or unless Client checks the following box:

- ☒ Client does not want ABRC to receive commissions for **some** of the services ABRC may provide or broker under this Agreement, regardless of whether such commissions increase the cost of the services provided or brokered. If for some only, please indicate the specific limitations for accepting commissions below:

Life/AD&D, LTD

Vision

Prescription Drug

5. **Payment:** Client shall pay ABRCs' fees according to the schedule set forth above via either Direct Wire Transfer, Traditional Invoicing, or ACH (*which is the method preferred by ABRC*). In the event Client chooses to be invoiced, Client shall pay any fees invoiced by ABRC no later than 30 days after receiving an invoice from ABRC. Please identify Client's preferred payment method:
- ☐ ACH
- ☐ Direct Wire Transfer
- ☒ Traditional Invoicing
6. **Agreement Term and Termination:** ABRC is entering into a consultative relationship with Client. Unless terminated by either party, this relationship is expected to be open-ended and ongoing. As a result, at the expiration of this Agreement, this Agreement will automatically renew according to the same terms (subject to a 3% increase in the Fees described in the Compensation section above) and time period as described above, unless Client and ABRC enter into a new or amended agreement. Either Party may terminate this Agreement (or any automatically renewed agreement) by providing the other Party with at least 90 days written notice of intent to terminate. However, in the event either Party commits a material breach of this Agreement, the other Party can terminate upon 30-days' written notice.
7. **Confidentiality:** All information and advice exchanged between the Parties (including their agents and employees) shall be treated as confidential, and shall not be disclosed to third parties except: 1) as agreed upon in writing, 2) where necessary to accomplish the purposes of this Agreement, or 3) as required by law. In addition, each party agrees promptly to advise

the other party in writing of any unauthorized misappropriation, disclosure or use by any person of Confidential Information which may come to its attention, and to take all reasonable steps to limit, stop or otherwise remedy such misappropriation, disclosure or use. The confidentiality provisions contained herein shall continue and stay in effect even after the expiration of this Agreement.

8. **Final Agreement:** This Agreement is an independent document that contains all of the covenants and agreements between the parties, and supersedes any and all other oral or written Agreements between Client and ABRC with respect to the matters described herein.
9. **Disclaimer.** While knowledge of the legal, tax, and financial issues related to the products, services, and advice offered by Associated Financial Group is an important part of our expertise, the products, services, and advice themselves do not constitute, and should not be construed as providing, legal, tax, or financial advice. Client acknowledges that, in providing products, services, or advice under this Agreement, ABRC is not acting in the capacity of a fiduciary, and Client hereby waives any rights it may have to pursue any type of fiduciary claim against ABRC.

Client is seeking ABRC's expertise and recommendations with respect to the products, services, and advice offered by ABRC under this Agreement. However, ABRC cannot control the manner in which Client may interpret or utilize the products, services, and advice offered by ABRC under this Agreement. Therefore, Client hereby agrees that any claims it may have against ABRC as a result of products, services, or advice provided under this Agreement will be limited to the annualized fee amount it was paying at the time the facts underlying the alleged claim(s) occurred. The restrictions set forth in the previous sentence do not apply to gross misconduct, intellectual property violations, or data breaches.

10. **Modifications:** Any modification of this Agreement shall be effective only if it is in writing, signed and dated by all parties hereto.
11. **Jurisdiction:** This Agreement is to be construed pursuant to Laws of the State of WI. Jurisdiction and venue for any claim arising out of this Agreement shall be made in the State of WI.

By signing this Agreement, the Parties agree to the terms as set forth above. Moreover, the individual executing this Agreement on behalf of Client hereby represents and warrants that, as of the Effective Date of this Agreement, he/she is duly authorized to execute this Agreement on behalf of Client.

**City of Franklin, WI**

**Associated Financial Group, LLC**

By: \_\_\_\_\_  
Consultant

By: Elisabeth Wright/Employee Benefits

*Steve Olson, Mayor*

*Print Name/Title*

Signature: \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Date: \_\_\_\_\_

**For Office Use Only:**

Sales Manager \_\_\_\_\_



<b>APPROVAL</b>  <i>slw</i>	<b>REQUEST FOR COUNCIL ACTION</b>	<b>MEETING DATE</b> <b>May 19, 2020</b>
<b>REPORTS AND RECOMMENDATIONS</b>	<p>Potential property acquisitions for the development of West Elm Road widening and public utilities public improvements for the Tax Incremental District No. 4 Franklin Corporate Park: 10627 South 27th Street, Tax Key Nos. 951-9996-002 (potential acquisition of approximately 5,969 square feet) and 951-9999-001 (potential acquisition of approximately 5,234 square feet); 3001 West Elm Road, Tax Key No. 978-9996-006 (potential acquisition of approximately 15,977 square feet); and 10613 South 27th Street, Tax Key No. 951-9996-009 (potential acquisition of approximately 24,008 square feet). The Common Council may enter closed session pursuant to Wis. Stat. § 19.85(1)(e), for market competition and bargaining reasons, to deliberate and consider terms relating to potential property acquisitions for the development of West Elm Road widening and public utilities public improvements for the Tax Incremental District No. 4 Franklin Corporate Park: 10627 South 27th Street, Tax Key Nos. 951-9996-002 (potential acquisition of approximately 5,969 square feet) and 951-9999-001 (potential acquisition of approximately 5,234 square feet); 3001 West Elm Road, Tax Key No. 978-9996-006 (potential acquisition of approximately 15,977 square feet); and 10613 South 27th Street, Tax Key No. 951-9996-009 (potential acquisition of approximately 24,008 square feet); and the investing of public funds and governmental actions in relation thereto and to effect such acquisitions, and to reenter open session at the same place thereafter to act on such matters discussed therein as it deems appropriate</p>	<b>ITEM NUMBER</b>  <i>G.14.</i>

### COUNCIL ACTION REQUESTED

A motion to enter closed session pursuant to Wis. Stat. § 19.85(1)(e), for market competition and bargaining reasons, to deliberate and consider terms relating to potential property acquisitions for the development of West Elm Road widening and public utilities public improvements for the Tax Incremental District No. 4 Franklin Corporate Park: 10627 South 27th Street, Tax Key Nos. 951-9996-002 (potential acquisition of approximately 5,969 square feet) and 951-9999-001 (potential acquisition of approximately 5,234 square feet); 3001 West Elm Road, Tax Key No. 978-9996-006 (potential acquisition of approximately 15,977 square feet); and 10613 South 27th Street, Tax Key No. 951-9996-009 (potential acquisition of approximately 24,008 square feet); and the investing of public funds and governmental actions in relation thereto and to effect such acquisitions, and to reenter open session at the same place thereafter to act on such matters discussed therein as it deems appropriate.

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<b>APPROVAL</b> <i>slw</i>	<b>REQUEST FOR COUNCIL ACTION</b>	<b>MEETING DATE</b> <b>5/19/20</b>
<b>LICENSES AND PERMITS</b>	<b>MISCELLANEOUS LICENSES</b>	<b>ITEM NUMBER</b> <b>H.</b>
<p>See attached listing from meeting of May 19, 2020.</p> <p><b>COUNCIL ACTION REQUESTED</b></p>		



414-425-7500

**License Committee – REVISED\*\* (Page 12)**

**Agenda\***

**Aldermen's Room**

**May 19, 2020 – 4:00 p.m.**

1.	<b>Call to Order &amp; Roll Call</b>	<b>Time:</b>
2.	<b>Applicant Interviews &amp; Decisions</b>	
<b>License Applications Reviewed</b>		<b>Recommendations</b>

<b>Type/ Time</b>	<b>Applicant Information</b>	<b>Approve</b>	<b>Hold</b>	<b>Deny</b>
Operator 2019-2020 New 4:30 p.m.	<b>Evans, Destanie M</b> 726 Marquette Ave #2 South Milwaukee, WI 53172 Iron Mike's			
Operator 2019-2020 New	<b>Chahal, Sonny S</b> 3789 W Cypress Ln Franklin, WI 53132 Walgreens #05884			
Operator 2019-2020 New	<b>Khudarathullah, Vasim S</b> 13455 W Fountain Dr New Berlin, WI 53155 Andy's On Ryan Road			
Operator 2019-2020 New	<b>Ristic, Jasmina</b> 7209 S Hillendale Dr Franklin, WI 53132 Walgreens #15020			
Operator 2019-2020 New	<b>Singh, Mahakpreet</b> 7325 S 38 <sup>th</sup> St Franklin, WI 53132 Walgreens #05884			
Operator 2019-2020 New	<b>Syed, Mariya</b> 7132 S Madison Ct Franklin, WI 53132 Walgreens #05459			
Operator 2019-2020 New	<b>Tiwana, Shubh Karman S</b> 9325 S Cobblestone Way Oak Creek, WI 53154 Walgreens #05884			
Operator 2019-2020 New	<b>Krueger, Danielle M</b> W1369 County Rd C Sharon, WI 53585 Romey's Place			
Operator 2020-2021 Renewal	<b>Krueger, Danielle M</b> W1369 County Rd C Sharon, WI 53585 Romey's Place			
Operator 2019-2020 New	<b>Wyman, Katlyn</b> 2250 W College Ave #1 Milwaukee, WI 53221 Iron Mike's			

Type/ Time	Applicant Information	Approve	Hold	Deny
Operator 2020-2021 Renewal	<b>Wyman, Katlyn</b> 2250 W College Ave #1 Milwaukee, WI 53221 Iron Mike's			
Operator 2020-2021 New	<b>Anderson, Leslie</b> 504 Shelbourne Ct #66 Racine, WI 53402 On the Border			
Operator 2020-2021 New	<b>Charaim, Margarita</b> 421 Kelburn Rd Apt 214 Deerfield, IL 60015 On the Border			
Operator 2020-2021 New	<b>Detaje, Sierra M</b> 4352 S Kinnickinnic Ave Cudahy, WI 53110 Pick 'n Save #6360			
Operator 2020-2021 New	<b>Fenelon, John Joseph</b> 8000 W Sunbury Ct Milwaukee, WI 53219 Kwik Trip #287			
Operator 2020-2021 New	<b>Manske, Thomas R</b> 5459 Olympia Dr Greendale, WI 53129 Pick 'n Save #6360			
Operator 2020-2021 New	<b>Robinson, Paul J</b> 4201 S Taylor Ave Milwaukee, WI 53207 Tuckaway Country Club			
Operator 2020-2021 New	<b>Sellner, Ashley L</b> 4945 S Heritage Dr Apt 102 Greenfield, WI 53220 Walgreens #05459			
Operator 2020-2021 New	<b>Strait, Samuel K</b> 6429 S 123 <sup>rd</sup> St Franklin, WI 53132 Kwik Trip #857			
Operator 2020-2021 Renewal	<b>Abraham, Carsen J</b> 8528 S 68 <sup>th</sup> St Franklin, WI 53132 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Aguilar, Jennifer M</b> 2121 W Grant Upper Milwaukee, WI 53215 Walgreens #05884			
Operator 2020-2021 Renewal	<b>Albert, Sandra A</b> 10520 S 112 <sup>th</sup> St Franklin, WI 53132 Hideaway Pub & Eatery			
Operator 2020-2021 Renewal	<b>Albrecht, Alexis A</b> 5891 Tower Rd Apt 3 Greendale, WI 53129 Walgreens #15020			



Type/ Time	Applicant Information	Approve	Hold	Deny
Operator 2020-2021 Renewal	<b>Albrecht, Matthew T</b> S103 W20703 Heather Ln Muskego, WI 53150 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Anderson, Cathy J</b> 8736 S Country Dr #201 Oak Creek, WI 53154 Tuckaway Country Club			
Operator 2020-2021 Renewal	<b>Anderson, Danielle J</b> W229 S8020 Big Bend Dr Big Bend, WI 53103 Point After Pub & Grille			
Operator 2020-2021 Renewal	<b>Arndt, Aimee M</b> 2955 W Drexel Ave #408 Franklin, WI 53132 Pick 'n Save #6360			
Operator 2020-2021 Renewal	<b>Balcerzak, Amy B</b> 2605 E Emily Ave Oak Creek, WI 53154 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Bartolone, Michael J</b> 3842 S Marcy St Milwaukee, WI 53220 On the Border			
Operator 2020-2021 Renewal	<b>Beierle, Wendy J</b> 9221 S 96 <sup>th</sup> St Franklin, WI 53132 Hodach Citgo			
Operator 2020-2021 Renewal	<b>Bennett, Virginia Marie</b> W140 S9287 Boxhorn Dr Muskego, WI 53150 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Bhatti, Brandon S</b> S90 W12978 Boxhorn Reserve Ct Muskego, WI 53150 Midtown Gas & Liquor			
Operator 2020-2021 Renewal	<b>Bielinski, Tanya J</b> 12343 W McShane Rd Franklin, WI 53132 Swiss Street Pub & Grill			
Operator 2020-2021 Renewal	<b>Boardman, Rick L</b> 2112 S 72 <sup>nd</sup> St West Allis, WI 53219 Hodach Citgo			
Operator 2020-2021 Renewal	<b>Braovac, John D</b> 1335 S 124 <sup>th</sup> St Brookfield, WI 53005 Croatian Park			
Operator 2020-2021 Renewal	<b>Brys, Pamela</b> 1720 W Meyer Lane # 6104 Oak Creek, WI 53154 Buckhorn Bar & Grill			

Type/ Time	Applicant Information	Approve	Hold	Deny
Operator 2020-2021 Renewal	<b>Burczyk Jr, Roger C</b> 9529 Caddy Ln Caledonia, WI 53108 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Canales, William J</b> 722 Mackinac Ave South Milwaukee, WI 53172 On the Border			
Operator 2020-2021 Renewal	<b>Clifford, Joel B</b> 3115A S Brisbane Milwaukee, WI 53207 On the Border			
Operator 2020-2021 Renewal	<b>Conley, Shannen K</b> S76 W17745 Janesville Rd Muskego, WI 53150 Romey's Place			
Operator 2020-2021 Renewal	<b>Counter, Peggy S</b> S98 W13259 Loomis Dr Muskego, WI 53150 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Cruz, Nicole M</b> 4380 S Burrell St Milwaukee, WI 53207 Mulligan's Irish Pub & Grill			
Operator 2020-2021 Renewal	<b>Deall, Rebecca L</b> 3725 S 76 <sup>th</sup> St Milwaukee, WI 53220 Pick 'n Save #6360			
Operator 2020-2021 Renewal	<b>De George, Susan M</b> 2456 S 88 <sup>th</sup> St West Allis, WI 53227 Point After Pub & Grille			
Operator 2020-2021 Renewal	<b>Ewig, Christopher A</b> 6626 S 26 <sup>th</sup> St Oak Creek, WI 53154 Iron Mike's			
Operator 2020-2021 Renewal	<b>Farrell, Joshua J</b> 7417 S 36 <sup>th</sup> St Franklin, WI 53132 Discount Cigarettes & Liquor			
Operator 2020-2021 Renewal	<b>Fenninger, Kristen N</b> 9750 S 31 <sup>st</sup> St Franklin, WI 53132 Bowery Bar & Grill			
Operator 2020-2021 Renewal	<b>Flowers, Katelynn M</b> 5829 S New York Ave Cudahy, WI 53110 Discount Cigarettes & Liquor			
Operator 2020-2021 Renewal	<b>Gagliano, Eric M</b> 3723 Meadow Rose Ct Franklin, WI 53132 Bowery Bar & Grill			

Type/ Time	Applicant Information	Approve	Hold	Deny
Operator 2020-2021 Renewal	<b>Galipo, Kathleen</b> 7984 S 60 <sup>th</sup> St Franklin, WI 53132 Pick 'n Save #6360			
Operator 2020-2021 Renewal	<b>Gaus, Nicole L</b> 1127 N Cass St #1B Milwaukee, WI 53202 Bowery Bar & Grill			
Operator 2020-2021 Renewal	<b>Grochowski, Halina</b> 1111 W Rosewood Trl Oak Creek, WI 53154 Buckhorn Bar & Grill			
Operator 2020-2021 Renewal	<b>Haese, Jeremy J</b> 6818 S 118 <sup>th</sup> St Franklin, WI 53132 Discount Cigarettes & Liquor			
Operator 2020-2021 Renewal	<b>Hansen, Jo Ann M</b> 2300 Raymond Ave Franksville, WI 53216 Pick 'n Save #6360			
Operator 2020-2021 Renewal	<b>Harvey, Nicholas A</b> W6538 N Lakeshore Dr Elkhorn, WI 53121 Pick 'n Save #6360			
Operator 2020-2021 Renewal	<b>Heup, Joseph W</b> 7606 W Norwood Ln Oak Creek, WI 53154 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Holtz, Thomas A</b> 1303 E Golden Ln Oak Creek, WI 53154 Andy's on Ryan Rd			
Operator 2020-2021 Renewal	<b>Hutts, Lisa M</b> 5612 Euston St Greendale, WI 53129 Pick 'n Save #6360			
Operator 2020-2021 Renewal	<b>Jaskie, Shane R</b> 7811 W Winston Way Franklin, WI 53132 Iron Mike's			
Operator 2020-2021 Renewal	<b>Jenders, Jennifer</b> 1085 Tanglewood Ct Brookfield, WI 53005 Chili's Grill & Bar			
Operator 2020-2021 Renewal	<b>Jensen, Ellen L</b> 2415 W Hilltop Lane Oak Creek, WI 53154 Buckhorn Bar & Grill			
Operator 2020-2021 Renewal	<b>Jubeck, Adam J</b> 2430 W Briar Lake Way #2B Oak Creek, WI 53154 Bowery Bar & Grill			

Type/ Time	Applicant Information	Approve	Hold	Deny
Operator 2020-2021 Renewal	<b>Julian, Amanda N</b> 2811 W Acre Ave Franklin, WI 53132 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Kais, Kevin K</b> 3201 Pleasant View Circle Caledonia, WI 53402 Walgreens #05884			
Operator 2020-2021 Renewal	<b>Kaur, Paramjeet</b> 185 W Rainbow Ridge Dr Apt 301 Oak Creek, WI 53154 Franklin Liquor Store			
Operator 2020-2021 Renewal	<b>Klinko, Dawn</b> 6830 W Kathleen Ct #4 Franklin, WI 53132 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Knight, Jennifer N</b> 4536 W Hilltop Ln Franklin, WI 53132 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Kuklinski, Kim T</b> 7555 Parkview Rd #26 Greendale, WI 53129 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Marquardt, Shelly</b> 26011 75 <sup>th</sup> St Salem, WI 53168 Hodach Citgo			
Operator 2020-2021 Renewal	<b>Mashkina, Nadiya</b> 9667 W Forest Home Ave Apt 1 Hales Corners, WI 53130 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Mather, Lauren J</b> 12400 Mac Alister Way #103 New Berlin, WI 53151 Tuckaway Country Club			
Operator 2020-2021 Renewal	<b>Matranga, Grace M</b> 4034 W Anthony Dr Franklin, WI 53132 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Miller, Janet</b> 8995 Woodbridge Dr Greendale, WI 53129 Pick 'n Save #6360			
Operator 2020-2021 Renewal	<b>Mlynczak, Susan</b> 16513 50 <sup>th</sup> Rd Franksville, WI 53126 Point After Pub & Grille			
Operator 2020-2021 Renewal	<b>Mueller-Yarnell, Diane T</b> 3574 S 84 <sup>th</sup> St Milwaukee, WI 53228 Pick 'n Save #6360			

Type/ Time	Applicant Information	Approve	Hold	Deny
Operator 2020-2021 Renewal	<b>Murphy, Melissa</b> 6157 S 42 <sup>nd</sup> St Greenfield, WI 53221 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Olszewski, Derek J</b> 7009 Ernest Dr Franklin, WI 53132 On the Border			
Operator 2020-2021 Renewal	<b>Ottman, Jason J</b> 9619 W 5 Mile Rd Franksville, WI 53216 Pick 'n Save #6360			
Operator 2020-2021 Renewal	<b>Page, Andrew M</b> 4642 W Crawford Ave Greenfield, WI 53220 Point After Pub & Grille			
Operator 2020-2021 Renewal	<b>Page, Sarah J</b> 1227 Williams Ave South Milwaukee, WI 53172 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Paul, Kayla M</b> 7850 S Ridgewood Dr Franklin, WI 53132 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Pelzek, Alexandria P</b> 5553 Root River Dr Greendale, WI 53129 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Pollack, Joseph M</b> 10165 W Coldspring Rd Apt 106 Greenfield, WI 53228 On the Border			
Operator 2020-2021 Renewal	<b>Popp, Denise K</b> W182S7715 Valley Dr Muskego, WI 53150 Romey's Place			
Operator 2020-2021 Renewal	<b>Reikowski, Mark A</b> W125 S8317 North Cape Rd Muskego, WI 53150 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Rinke, Kristen</b> S97 W12719 Champions Dr Muskego, WI 53150 Hideaway Pub & Eatery			
Operator 2020-2021 Renewal	<b>Rogers, Laura J</b> 6823 W Bennett Ave Milwaukee, WI 53219 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Rogers, Tori M</b> 4750 W Marquette Ave Franklin, WI 53132 Tuckaway Country Club			

Type/ Time	Applicant Information	Approve	Hold	Deny
Operator 2020-2021 Renewal	<b>Schappel, Timothy D</b> 2202 Landings Ln Delavan, WI 53115 On the Border			
Operator 2020-2021 Renewal	<b>Schauer, Joseph M</b> 8520 W Euclid Ave Milwaukee, WI 53227 Croatian Park			
Operator 2020-2021 Renewal	<b>Schultz, Kimberly A</b> 4040 S KK Ave #15 St. Francis, WI 53235 Sendik's Food Market			
Operator 2020-2021 Renewal	<b>Shallow, Rebekah L</b> 6125 S Martin Rd New Berlin, WI 53146 Root River Center			
Operator 2020-2021 Renewal	<b>Sibila, Candice</b> 4362 S Nicholson Ave St. Francis, WI 53235 Point After Pub & Grille			
Operator 2020-2021 Renewal	<b>Smith, Hollie C</b> 6873 S 35 <sup>th</sup> St Franklin, WI 53132 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Steffes, Mark R</b> 5344 Sutton Place South Greenfield, WI 53221 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Stork, Nadine A</b> 8636 W Marshfield Ct Franklin, WI 53132 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Trippler, Stacie L</b> 5331 N 37 <sup>th</sup> St Milwaukee, WI 53209 On the Border			
Operator 2020-2021 Renewal	<b>Van Erden, Susan C</b> 4899 W Maple Leaf Circle Greenfield, WI 53220 Pick 'n Save #6360			
Operator 2020-2021 Renewal	<b>Varga, Kathleen A</b> 3739 S Packard Ave #120 St. Francis, WI 53235 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Villwock, Mallory K</b> 8026 S 47 <sup>th</sup> St Franklin, WI 53132 Walgreens #15020			
Operator 2020-2021 Renewal	<b>Widenski, Denise</b> 7335 S Quincy Ave Oak Creek, WI 53154 Kwik Trip #287			

Type/ Time	Applicant Information	Approve	Hold	Deny
Operator 2020-2021 Renewal	<b>Williams, Laken L</b> 7409 S 46 <sup>th</sup> St Franklin, WI 53132 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Willing, Tyler D</b> 2700 Sussex Ln Waukesha, WI 53188 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Wist, Veronica M</b> 8322 W Forest Hill Ave Franklin, WI 53132 Sendik's Food Market			
Operator 2020-2021 Renewal	<b>Wolff, Pamela J</b> 7515 W Drexel Ave #108 Franklin, WI 53132 Walgreens #05884			
Operator 2020-2021 Renewal	<b>Wozney, Vanessa A</b> 1204 E Connie Ln Oak Creek, WI 53154 Kwik Trip #287			
Operator 2020-2021 Renewal	<b>Zacher, Alyssa G</b> 595 E Shepard Hill Dr Oak Creek, WI 53154 Bowery Bar & Grill			
Operator 2020-2021 Renewal	<b>Zubarik, Sally A</b> S88 W22560 Willow Ct Big Bend, WI 53103 Sendik's Food Market			
Amusement Device Operator 2020-2021	<b>Mitchell Novelty Co</b> 3506 W National Ave Milwaukee, WI 53215 Ralph H Fleege, Owner			
Amusement Device Operator 2020-2021	<b>Reggie's Amusements, LLC</b> 4918 S Packard Ave Cudahy, WI 53110 Reginald Zeniecki, Owner			
Amusement Device Operator 2020-2021	<b>Wisconsin P&amp;P Amusements</b> 12565 W Lisbon Rd Brookfield, WI 53005 Michael Weigel, Owner			
Class A Combination 2020-2021	<b>Dairyland Retail Group, LLC</b> DbA 7-Eleven 7610 W Rawson Ave Elizabeth Evans, Agent			
Class A Combination 2020-2021	<b>Ryan Fuel LLC</b> DbA Andy's on Ryan Rd 5120 W Ryan Rd Kavita Khullar, Agent			
Class A Combination 2020-2021	<b>Wisconsin CVS Pharmacy LLC</b> DbA CVS Pharmacy #5390 5220 W Rawson Ave Samantha Jo Klaphake, Agent			

Type/ Time	Applicant Information	Approve	Hold	Deny
Class A Combination 2020-2021	<b>Hodach Petroleum Inc</b> Dba Hodach Citgo 9830 W St Martins Rd Stephen Hodach, Agent			
Class A Combination 2020-2021	<b>Kwik Trip, Inc</b> Dba Kwik Trip #287 5040 W Rawson Ave Jill A Le Claire, Agent			
Class A Combination 2020-2021	<b>Kwik Trip Inc</b> Dba Kwik Trip #857 10750 W Speedway Dr Andrew P Wichmann, Agent			
Class A Combination 2020-2021	<b>Sam's East, Inc</b> Dba Sam's Club 6705 S 27 St Henry Monti, Agent			
Class A Combination 2020-2021	<b>Sendik's Franklin LLC</b> Dba Sendik's Food Markets 5200 W Rawson Ave Theodore Balistreri, Agent			
Class A Combination 2020-2021	<b>Target Corporation</b> Dba Target Store T2388 7800 S Lovers Lane Rd Daniel Olsen, Agent			
Class A Combination 2020-2021	<b>Wal-Mart Stores East, LP</b> Dba Walmart 6701 S 27 <sup>th</sup> St Veronica Wright, Agent			
Class A Combination 2020-2021	<b>Walgreen Co.</b> Dba Walgreens #15020 7130 S 76 St Jessica Nerby, Agent			
Class A Combination 2020-2021	<b>Walgreen Co.</b> Dba Walgreens #05884 9527 S 27 St Brian Hilber, Agent			
Class A Combination 2020-2021	<b>Walgreen Co.</b> Dba Walgreens #5459 9909 W Loomis Rd Danielle Peters, Agent			
Class B Combination 2020-2021	<b>The Bowery, LLC</b> Dba The Bowery Bar & Grill 3023 W Ryan Rd Roger Hein, Agent			
Class B Combination 2020-2021	<b>RLGIDI, Inc.</b> Dba Casa Di Giorgio 3137 W Rawson Ave Rex Idrizi, Agent			
Class B Combination 2020-2021	<b>Brinker Restaurant Corp.</b> Dba Chili's Bar & Grill 6439 S 27 <sup>th</sup> St Justin Pischke, Agent			



Type/ Time	Applicant Information	Approve	Hold	Deny
Class B Combination, Entertainment & Amusement, Bowling 2020-2021	<b>Country Lanes LLC</b> Dba Country Lanes 11231 W Forest Home Ave Robert Sczerzen, Agent			
Reserve Class B Combination 2020-2021	<b>FF&amp;E, LLC</b> Dba Hampton Inn & Suites Milwaukee/Franklin 6901 S 76 <sup>th</sup> St Teresa D'Amato, Agent			
Class B Combination, Entertainment & Amusement 2020-2021	<b>Franklin Food &amp; Beverage, LLC</b> DBA The Hideaway Pub & Eatery 9643 S 76 <sup>th</sup> St Frank J Orcholski, Agent			
Reserve Class B Combination 2020-2021	<b>Hudson Burger LLC</b> Dba Milwaukee Burger Company 6421 S 27 <sup>th</sup> St Dallas Fitzgerald, Agent			
Class B Combination, Entertainment & Amusement 2020-2021	<b>HB&amp;H, LLC</b> Dba On The Border 10741 S 27 <sup>th</sup> St Gerald Hay, Agent			
Class B Combination 2020-2021	<b>Romey's Place LLC</b> Dba Romey's Place 7508 S North Cape Rd Nathan Fabry, Agent			
Class B Combination, Entertainment & Amusement 2020-2021	<b>Kriton &amp; Ermira LLC</b> Dba Toscana Restaurant 8405 S 27 St Ermira Lazaj, Owner/Agent			
Class B Combination 2020-2021	<b>St Martins Inn, LLC</b> Dba Wegner's St Martins Inn 11318 W St Martins Rd Dennis Wegner, Agent			
Class B Beer Class C Wine 2020-2021	<b>Dhiman LLC</b> Dba India Palace 7107 S 76 <sup>th</sup> St Deepak Dhiman, Agent			
Class B Beer 2020-2021	<b>M-Squared Inc</b> Dba Crossroads II Pizza & Subs 11357 W St Martins Rd Michael Falk, Agent			
Day Care 2020-2021	<b>Discovery Days Childcare III, Inc.</b> DBA Discovery Days Childcare 9758 S Airways Ct Tina Kraussel, Manager			
Day Care 2020-2021	<b>KinderCare Education LLC</b> KinderCare 6350 S 108 <sup>th</sup> St Theresa Castronovo, Manager			
Entertainment & Amusement 2020-2021	<b>Milwaukee County Parks</b> Milwaukee County Sports Complex 6000 W Ryan Rd Andrea Wallace, Agent			

Type/ Time	Applicant Information	Approve	Hold	Deny
Entertainment & Amusement 2020-2021	<b>Milwaukee County Parks</b> Oakwood Park Golf Course 3600 W Oakwood Rd Andrea Wallace, Agent			
Entertainment & Amusement 2020-2021	<b>Milwaukee County Parks</b> Whitnall Park Golf Course 6751 S 92 <sup>nd</sup> St Andrea Wallace, Agent			
<b>**REVISED</b> Extraordinary Entertainment & Special Event to Hold a Drive-In Theater	<b>The Rock Sports Complex</b> 7005 S Ballpark Dr Thomas Johns, Agent To begin 05/22/2020. Monday – Friday at 6:00 PM & 8:45 PM; Saturdays at 5:00 PM, 7:45 PM & 10:30 PM; Sundays at 3:00 PM, 6:00 PM and 8:45 PM.			
<b>**REVISED</b> Class B Combination Premise Description Change	<b>The Rock Sports Complex</b> 7005 S Ballpark Dr Thomas Johns, Agent Request to amend the premise description to include the Stadium north parking lot.			
<b>**REVISED</b> Drive-In Theater License 2019-2020 New	<b>The Rock Sports Complex (Milky Way Drive-In)</b> 7005 S Ballpark Dr Milwaukee Milkman North Parking lot Thomas Johns, Agent			
<b>**REVISED</b> Drive-In Theater License 2020-2021 Renewal	<b>The Rock Sports Complex (Milky Way Drive-In)</b> 7005 S Ballpark Dr Milwaukee Milkman North Parking lot Thomas Johns, Agent			
<b>3.</b>	<b>Adjournment</b>			
		Time		

\*Notice is given that a majority of the Common Council may attend this meeting to gather information about an agenda item over which they have decision-making responsibility. This may constitute a meeting of the Common Council per State ex rel Badke v Greendale Village Board, even though the Common Council will not take formal action at this meeting.

H. 2.



9229 W Loomis Rd, Franklin, WI 53132-9630  
Telephone: 414-425-7500

City Clerk's Office  
Fax: 414-425-6428

## EXTRAORDINARY ENTERTAINMENT & SPECIAL EVENT APPLICATION

**Application must be received a minimum of 30 working days prior to event.**

Event Location (address and full description) 7035 S. Ballpark Dr.  
Franklin WI 53132

Owner of property BPC Country Land, LLC

Purpose of Event Drive-in movie theater. Sound to be subject to  
existing sound decibel requirements.

Date(s) and Time(s) Mon thru Fri shows @ 6pm + 8:45pm; Sat shows @  
5pm, 7:45pm, 10:30pm; Sun shows @ 3pm, 6pm, 8:45pm

Setup date(s)/time(s) Setup to begin @ 2 hrs prior to showings

Breakdown date(s)/time(s) Breakdown to go on for 2 hrs after showings

Maximum number attending per day 200 ~~cars~~ cars (approx. 3 persons per car)

Maximum number of tickets to be sold (if any) per day 200

Applicant Milwaukee Milkmen Baseball, LLC

**(If corporation, attach certified copy of Articles of Incorporation together with the name, age, residence and mailing address of each person holding more than 10% of the stock.)**

Address (including City/State/Zip) 7044 S. Ballpark Dr. Suite 300 Franklin WI 53132

Home phone (414) 908-6310 Cell (414) 349-4771

E-mail tomj@rockventures.org Business phone (414) 908-6310

Fax NA Business E-Mail tomj@rockventures.org

1. Provide plans to limit the maximum number of people permitted to assemble.
2. Provide plans for fencing the location of the special event and the gates contained in such fence. A detailed drawing must be submitted as part of this application.
3. Provide plans for supplying potable water, including the source, amount available and location of outlets.
4. Provide plans for providing toilet and lavatory facilities, including the source, number, location, type and means of disposing of waste.
5. Provide plans for holding, collecting & disposal of solid waste material.

6. Provide plans, if any, to illuminate the location, including sources and amounts of power and location of lamps.
7. Provide plans and description for parking vehicles, including size and location of lots, highway ingress/egress, parking lots and shuttle services.
8. Provide plans for telephone services, including source, number and location.
9. Provide plans for security, including number of guards, deployment, names, addresses, credentials and hours of availability.
10. Provide plans for fire protection, including number, type and locations of all protective devices, including alarms & extinguishers, number of emergency fire personnel available.
11. Provide plans for sound control and amplification, including numbers, locations and power of amplifiers & speakers.
12. Provide plans for food and beverage concessions and concessionaires, including names, addresses and license or permit numbers.
13. Provide plans and specific descriptions for each of any other type of vendor or provider of amusements or entertainments, including names, addresses and license or permit numbers.
14. Provide Certificate of Insurance no later than 10 days prior to the event.

15. ☐ \$100.00 nonrefundable license & administration fee payable with application.

☐ bond ☐ letter of credit ☐ cash deposit

(due no later than 10 days prior to the event, based upon anticipated cost of services)

\_\_\_\_\_ Police services

\_\_\_\_\_ Fire services

\_\_\_\_\_ Registered Sanitarian (non-staff) services, if needed

\_\_\_\_\_ Total estimated costs

Applicant agrees to indemnify and save harmless the City of Franklin from and against any and all liabilities, claims, demands, judgments, losses and/or all suits at law or in equity, costs and expenses, including reasonable attorney fees, for injury or death of any person or loss or damage to the property of any person, firm, organization or corporation, arising in any way as a consequence of the granting of a license for this special event. Applicant affirms that the statements contained in this application are true and correct to the best knowledge of Applicant.

Date 05/18/2020

  
\_\_\_\_\_  
Signature of Applicant

RECEIVED \_\_\_\_\_ REPORTED TO COUNCIL \_\_\_\_\_ LICENSE # \_\_\_\_\_ SERVICE FEE TO BE INVOICED \_\_\_\_\_

## Sandi Wesolowski

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**Subject:** FW: applications  
**Attachments:** Drive-In Theater Renewal pdf; Drive-In Theater Permit pdf; Drive-In Event Permit.pdf;  
Liquor License Amendment Map[3] pdf

**From:** Tom Johns <tomj@rocventures.org>  
**Sent:** Monday, May 18, 2020 4:44 PM  
**To:** Sandi Wesolowski <SWesolowski@franklinwi.gov>  
**Subject:** Re: applications

Sandi

Completed applications attached; I will follow up with some of the additional info later.

In addition, we would like to request we amend our liquor license premise description to allow the sale of alcohol in the stadium north parking lot. Attached is a map that highlights the area.

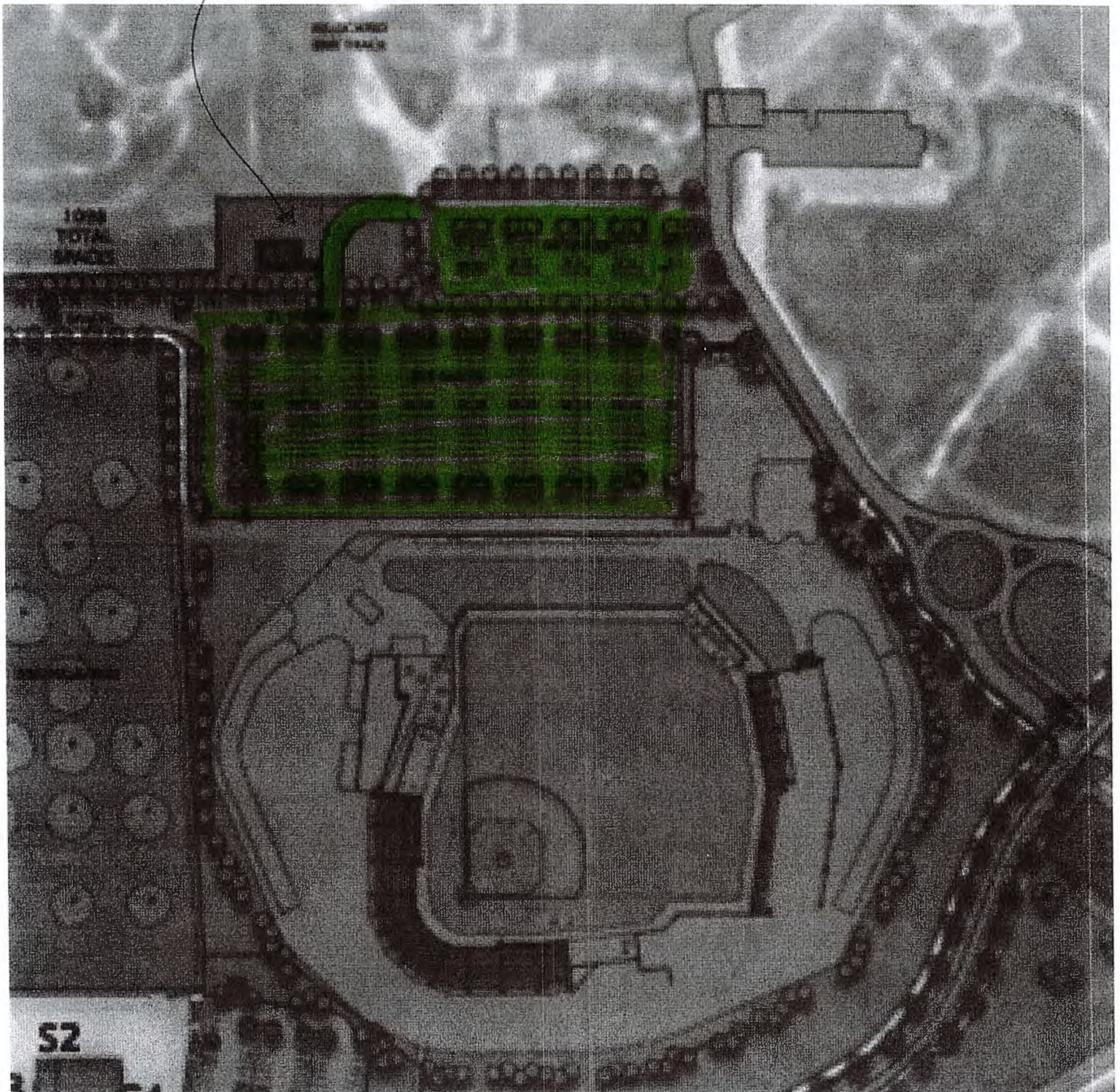
Thank you in advance for your attention to this.

Best,

TJ



Requested area in GREEN







9229 W Loomis Rd, Franklin, WI 53132-9630  
Telephone: 414-425-7500

City Clerk's Office  
Fax: 414-425-6428

☒ NEW ☐ RENEWAL

### DRIVE-IN THEATER

License Application  
July 1, 2019—June 30, 2020

Fee: \$250.00 plus \$1.50 per stall  
Number of stalls: 200

Date: 05/18/2020

General Description of Entertainment or Amusement: Drive-in movie theater. Music to be played prior to showings subject to sound decibel requirements.

Location of function: Milwaukee Milkmen north parking lot.

Trade Name: Milky Way Drive-in

Mailing Address: 7044 S. Ballpark Dr, Suite 300, Franklin WI 53132

Telephone: (414) 908-6310

Telephone: (414) 349-4771

Individual

Partnership

Corporation

If Corporation, list names, addresses and titles of Officers:

Name	Address	Title
<u>Michael Zimmerman</u>	<u>7241 S. 92nd Street</u> <u>Franklin WI 53132</u>	<u>Owner/CEO</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____

Person Responsible: Thomas Johns

Address: W222 N2135 Glenwood Ln, Waukesha WI 53186

Date of Birth: 08/31/1978

Place of Birth: Milwaukee, WI

Drivers License Number: VS20-8307-8311-09

State: WI

Any arrests for or convictions of any Federal, State or Local offense(s)? Yes (No)

List of offenses, dates & places of conviction(s) NA

Signature: \_\_\_\_\_

Date: 05/18/2020



9229 W Loomis Rd, Franklin, WI 53132-9630  
Telephone 414-425-7500

City Clerk's Office  
Fax 414-425-6428

☐ NEW ☒ RENEWAL

## DRIVE-IN THEATER

License Application  
July 1, 2020—June 30, 2021

Fee: \$250.00 plus \$1.50 per stall  
Number of stalls: 200

Date: 05/18/2020

General Description of Entertainment or Amusement: Drive-in movie theater. Music to be played prior to showings, subject to sound

Location of function: Milwaukee Milken north parking lot subject requirements

Trade Name: Milky Way Drive-in

Mailing Address: 7077 S. Ballpark Dr., Suite 300, Franklin WI 53132

Telephone: (414) 908-6310

Telephone: (414) 349-4771

Individual

Partnership

Corporation

If Corporation, list names, addresses and titles of Officers:

Name	Address	Title
<u>Michael Zimmerman</u>	<u>7241 S. 92nd Street</u> <u>Franklin WI 53132</u>	<u>Owner/CEO</u>

Person Responsible: Thomas Johns

Address: W222 N2135 Glenwood Ln., Waukesha WI 53186

Date of Birth: 08/31/1978

Place of Birth: Milwaukee, WI

Drivers License Number: 4520-8307-8311-09

State: WI

Any arrests for or convictions of any Federal, State or Local offense(s)? Yes No

List of offenses, dates & places of conviction(s) NA

Signature: [Signature]

Date: 05/18/2020



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<b>APPROVAL</b> <i>slw</i> <i>gfr</i>	<b>REQUEST FOR COUNCIL ACTION</b>	<b>MEETING DATE</b> <b>5/19/2020</b>
<b>Bills</b>	<b>Vouchers and Payroll Approval</b>	<b>ITEM NUMBER</b> <i>I.</i>

Attached are vouchers dated May 2, 2020 through May 14, 2020 Nos. 178304 through Nos. 178464 in the amount of \$ 2,600,709.06. (Including a \$1,500,000.00 investment). Also included in this listing are EFT's Nos. 4300 through Nos. 4309, Library vouchers totaling \$ 5,168.16, Tourism vouchers totaling \$ 1,000.00, Water Utility vouchers totaling \$ 11,675.67 and Property Tax refunds totaling \$ 6,175.59.

Early release disbursements dated May 2, 2020 through May 13, 2020 in the amount of \$ 1,798,408.10 are provided on a separate listing and are also included in the complete disbursement listing. These payments have been released as authorized under Resolution 2013-6920.

The net payroll dated May 8, 2020 is \$ 390,059.69 previously estimated at \$ 405,000.00. Payroll deductions dated May 8, 2020 are \$ 227,468.15 previously estimated at \$ 238,000.00.

The estimated payroll for May 22, 2020 is \$ 385,000.00 with estimated deductions and matching payments of \$ 438,000.00.

Attached is a list of property tax disbursements Nos. 17910 through Nos. 17913 dated May 1, 2020 through May 14, 2020 in the amount of \$ 528.33. Voided checks in the amount of \$ (266.49) are separately listed.

Approval to release the below vouchers once they have been approved for payment.

Adaptor Inc	2020 Road Improvements	\$ 7,140.00
Fisco Auto Body	Repainting of Fire #E113	\$ 11,982.00
Geographical Marketing	Apr'20 GIS Services	\$ 11,719.57
Neenah Foundry	2020 Road Improvements	\$ 7,411.00
R & R Insurance	Jun'20 Workers Comp	\$ 33,146.00
R & R Insurance	Jun'20 LWMMI Policy	\$ 22,146.00
<b>TOTAL</b>		<b>\$93,544.57</b>

The Library Board has not approved May 2020 vouchers for payment as of this writing. Approval of Library vouchers will be considered at the May 18, 2020 meeting. Upon their approval, request is made to authorize the release of these payments not to exceed \$15,000.00.

**COUNCIL ACTION REQUESTED**

Motion approving the following

- City vouchers with an ending date of May 14, 2020 in the amount of \$ 2,600,709.60 and
- Payroll dated May 8, 2020 in the amount of \$ 390,059.69 and payments of the various payroll deductions in the amount of \$ 227,468.15 plus City matching payments and
- Estimated payroll dated May 22, 2020 in the amount of \$ 385,000.00 and payments of the various payroll deductions in the amount of \$ 438,000.00, plus City matching payments and
- Property tax disbursements with an ending date of May 14, 2020 in the amount of \$ 528.33 and
- Approval to release payments to miscellaneous vendors in the amount of \$ 98,544.57 and
- Approval to release Library vouchers upon approval by the Library Board not to exceed 15,000.00

**ROLL CALL VOTE NEEDED**