

June 09, 2025 FINANCE/TAX & LICENSE/ZONING COMMITTEE 10:30 a.m.

Chairperson Gary Jepsen called the meeting to order with the following members present: Perry Iberg and Larry Grisen.

Also present: Mayor Richard Champeny, Deputy Clerk Sharaya Reed, and Joe Wick.

Citizens present: Dylan Fluekiger and Nicole Auer.

Agenda Item 1: Building permit applications – Review River Rd Tavern

Dylan Fluekiger presented his supporting documents that were requested by the committee. Jepsen reviewed the state building code and told Fluekiger that the space between cantilevers could be 2x10 not 2x8. The overhang could come out 61". The on-center support could be 12 or 16. The deck comes out 4'. Fluekiger met the requirements of 2x10 and 16 on center support. Motion by Iberg seconded by Jepsen to allow River Rd Tavern to have a boat suspended from the deck. All members voting yes.

Agenda Item 3: Beer & Liquor Licenses for 2025-2026 year

Motion by Iberg seconded by Grisen to approve the following beer & liquor licenses for 2025-2026 year:

COMBINATION CLASS "A":

Kwik Trip, Inc., Kwik Trip 802, Brenda Loesel, Agent, 603 N. Main St.
Riverside Bait and Liquor, Jody Cowden, Agent, 200 S. Main St.

COMBINATION CLASS "B":

American Legion Post #224, Laureen Smolen, Agent, 501 N. Main St.
Daniel G. Kordiak, Alfresco Pizzeria, Brandon Hoover, Agent, 211 N. Main St.
Gregory A. Stevens, Dam View Bar, 415 N. Main St.
JLS Hospitality, LLC, Jerri Schreiber, Agent, 201 N. Main St.
JE Walker, LLC, Elizabeth Walker, Agent, S1582 STH 35
Burlington Hotel Bar Shop, LLC, Jennifer Griffith, Agent, 809 N. Main St.
River Road Tavern, LLC, Dylan Fluekiger, Agent, 107 N. Main St.
Empire Investments, LLC, Empire Room, Brandon Hoover, Agent, 215 N. Main St.
The Red Ram Saloon, LLC, Dylan Fluekiger, Agent, 207 N. Main St.
Bluestone Music, LLC, Big River Theatre, Joshua Griep, Agent, 121 S. Main St.
Alma Rod & Gun Club, Travis Burce, Agent, S1562 CTH I

CLASS "B" FERMENTED MALT LICENSE – ON PREMISE ONLY:

Pier 4 Market, LLC, Elizabeth Walker, Agent, 600 N. Main St.

CLASS “C” WINE LICENSE – ON PREMISE ONLY:

Pier 4 Market, LLC, Elizabeth Walker, Agent, 600 N. Main St.

All members voting yes.

Agenda Item 4: Operator Licenses for 2025-2026 year

Motion by Grisen seconded by Iberg to approve the following operator license for 2025-2026 year:

#	Name	Address
ALFRESCO PIZZERIA		
ALMA AMERICAN LEGION		
39	Danzinger, David	W1528 Cty Rd E, Alma
40	Schultz, Paul	109 N 2nd St, Alma
41	Huber, Amber	W1149 Bade Rd, Alma
42	Decker, Felicia	PO Box 112 Cochrane
ALMA HOTEL		
11	Burt, Allyn	321 N Main St, Alma
18	Kurtzweg, Raeann	PO Box 41, Alma
ALMA ROD-N-GUN CLUB		
34	Babros, Wayne	W1469 Cty Rd E, Alma
35	Nuzum, Dale	S1364 Nuzum Rd, Alma
36	Reding, Don	PO Box 485
37	Ness, David	W1662 Tell Lake Rd, Alma
38	Ganz, Donald	S1587 Cty Rd N, Alma
RIVER ROAD TAVERN		
1	Hanson, Sandra	303 S 2nd St, Alma
10	Ranieri, Susan	213 W Circle Dr, Buffalo City
15	Liebig, Jordyn	PO Box 122, Cochrane
16	Auer, Nicole	1116 Riverview Dr, Alma
19	Schultz, Barb	PO Box 91, Alma
30	Bartelt, Ashley	S1630 State Rd 35, Alma
WALKER'S SILVERMOON		
9	Anderson, Charmayne	N514 N Main St, Nelson

21	Graner, Stephanie	105 Orange St, Alma
32	Walker, Joseph	S1437 State Rd 88, Alma
33	Walker, Emily	W5212 State Hwy 35, Durand

DAM VIEW BAR

26	Stevens, Janine	415 N Main St, Alma
27	Stevens, Cole	415 N Main St, Alma

DANZINGERS VINEYARD

24	Priebe, Rachel	110 S Main, Cochrane
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RED RAM SALOON

13	Bolduan, April	S2342 Weinandy Ln Apt A, Cochrane
14	Fritze, Alyssa	S2025A Cty Rd U, Waumandee
28	Bohnsack, Elizabeth	S1630 State Rd 35, Alma

RIVERSIDE BAIT AND LIQUOR

22	Wallerich, Timothy	618 E 10th St, Wabasha
23	Hanson, Marion	

KWIK TRIP

43	Burce, Daniel	710 N 2nd St, Alma
44	Glass, Lori	S1058 State Rd 25 N
45	Sipla, Roberta	S1689 Cty Rd XX, Alma
46	Heller, Kainen	S1626 State Rd 35, Alma
47	LaDuke, Zoe	1825 N River Rd, Buffalo City
48	Scharmer Langhorst, Sara	412 Vista Dr, Alma
49	Baker, Tim	W1654 Hollow Rd
50	Keeler, Kayla	805 N Main St, Alma
51	Wall, Kelsey	E242 Cleveland St, Nelson
52	Baum, Janet	701 S 2nd St, Alma
53	Galvan, Joyce	403 Vista Dr, Alma
54	Reineke, David	502 N 2nd St, Alma
55	Rieck, Lana	338 Vista Dr, Alma
56	Griffith, Melody	S1555 Cty Rd I Lot 1, Alma
57	Goeldner, Claire	W2007 Windsong Ter, Alma
58	Radatz, Ashton	S1001 Cty Rd I, Nelson
59	Semling, Heather	807 N Main St, Alma
60	Ebersold, Sonya	513 N Main St, Alma
61	Mueller, Samuel	409 Vista Dr, Alma
62	Goeldner, Roland	W2007 Windsong Ter, Alma
63	Reed, Sharaya	S2044 Grandview Rd, Alma

INDIVIDUAL

2	Ibach, Drew	S2270 State Rd 35, Cochrane
3	Ibach, Elisabet	S2270 State Rd 35, Cochrane
4	Brownell, Jackie	S1914 State Rd 88, Alma
5	Miller, Susan	305 N Main St, Alma
6	Nelson, Kyle	459 N Shore Dr, Forest Lake, MN
7	Hanson, Kati	206 Vista Dr, Alma
8	Salisbury, Lee	PO Box 51, Alma
12	Keller, James	PO Box 102, Alma
17	Baker, Donna	S1819 State Rd 88, Alma
20	Aitkenhead, Carl	805 S 2nd St, Alma
25	Ottum, Bonnadine	PO Box 456, Alma
29	Buel, Cynthia	506 S 2nd St, Alma
31	Lindstrom, Julie	405 N 2nd St, Alma
64	Burce, Holly	207 Burlington St, Cochrane

All members voting yes.

Agenda Item 5: Alma Memorial Cemetery new Rd estimate

Reviewed Reglin Excavating LLC estimate for new road.

Motion by Iberg seconded by Grisen to approve \$24,500 not to exceed \$25,000 for grading of the road. All members voting yes.

Motion by Iberg seconded by Grisen to approve \$9,327.50 with the addition of plus or minus 10 percent of the original estimate amount for trucking and leveling. All members voting yes.

Motion by Grisen seconded by Iberg to approve \$9,967.10 with the addition of plus or minus 10 percent for rock. All members voting yes.

All to on Council agenda for roll call vote.

Agenda Item 6: Shawnee USDA update

Project is halted at this time per presidential administration.

Agenda Item 8: Hiring of City utility & street personnel

Set up a time to speak with applicant with Joe & Perry Iberg.

Agenda Item 9: Discuss building inspector

Discussion over training with building inspector. No hourly rate. \$50 stipend. Tuition and mileage pay. Jepsen to speak to interested party.

Agenda Item 10: Discuss bids for library, design approval

Table for Council agenda.

Agenda Item 11: Review payment #1 for library

Motion by Jepsen seconded by Grisen to approve the draw down from the State Dept. of Administration for dispersal of \$186,715.26 and forward to Council for roll call vote. All members voting yes.

Agenda Item 7: Shawnee residential lots contract update

Motion by Jepsen seconded by Iberg to the Finance Committee of the City of Alma may convene into CLOSED SESSION under exemptions set under Wis. Stats. 19.85 (1)(e) Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. The committee will reconvene into Open Session. All members voting yes by roll call vote.

CLOSED SESSION

Motion by Grisen seconded by Iberg to reconvene into Open Session. All members voting yes by roll call vote.

Motion by Jepsen seconded by Iberg to recommend to Council for approval of forgiving the first year of interest on the properties belonging to Mr. Dusek under land contract which will total approximately \$13,000 and authorize the construction of utilizing lots 1,2,3,25,26,28,and 29 for additional twin plex houses in the future. Also authorize with special provisions under special property usage to do short term rentals on each of the lots listed above as sited with the addition of the existing twin plex on lot 30. All members voting yes.

Motion by Grisen seconded by Jepsen to adjourn. All members voting yes.