



CITY OF MERRILL
COMMITTEE OF THE WHOLE
AGENDA • TUESDAY, APRIL 22, 2025

Regular Meeting

City Hall Council Chambers

5:30 PM

To attend remotely call 614-948-6311 PIN 287 219 489 #

I. Call to Order

II. Roll Call

III. Public Comment

IV. Minutes from Previous Meeting

1. Consider placing the minutes from the previous meeting on file.

V. General Agenda Items for Consideration

1. Consider a sponsor-only memo of approximately \$484,659.18 for the FBO Hangar at Merrill Airport
2. Discuss a borrowing plan for 2025

VI. Closed Session

1. The Committee may convene in closed session pursuant to Wisconsin State Statutes 19.85 (1)(c) and (e) for considering employment promotion, compensation or performance valuation data of any public employee over which the government body has jurisdiction or exercises responsibility and 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; for purposes of hiring and considering compensation of outside counsel.
2. The Committee may convene in closed session pursuant to Wisconsin State Statutes 19.85 (1)(e) for 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; to discuss MAPS coverage of City meetings, MAPS employees and compensation related thereto.
3. Consider placing the minutes from the previous Closed Meetings on file: January 28, 2025 and February 11, 2025

VII. Reconvene in Open Session

1. The Committee may reconvene in an open session for potential action on the closed session items.

VIII. Adjournment

The Merrill City Hall is accessible to the physically disadvantaged. If special accommodations are needed, please contact the Merrill City Hall at (715) 536-5594.

**CITY OF MERRILL
COMMITTEE OF THE WHOLE
TUESDAY, FEBRUARY 11, 2025 MINUTES
REGULAR MEETING CITY HALL COUNCIL CHAMBERS 5:30 PM**

- I. **Call to Order** Mayor Hass called the meeting to order at 5:30 pm.
Present: Alderperson A. Caylor, Alderperson M. Caylor, Alderperson Meyer, Alderperson Fermanich, Alderperson Rick, Alderperson Rutkowski
Present not voting: City Attorney Hayden, City Clerk Anderson-Malm, City Administrator Akey, Finance Director Ley, Kyle Gulke, Allen Wix, Hunter Lane, Landis Holdorf, Merrill Community Media
Absent: Alderperson Weix
- II. **Roll Call** Roll call was taken with 7 out of 9 present.
- III. **Public Comment** Kyle Gulke - 1504 Jackson Street - Addressed the Committee regarding appointing an alderperson instead of having a special election for that particular district to vote for an alderperson. He stated this is supposed to be a non-partisan position and said he disagrees with appointing.
- IV. **General Agenda Items for Consideration**
 1. **Place the minutes from the January 28th meeting on file.** - Alderperson Rutkowski motioned to place the minutes on file. Alderperson Meyer seconded and the motion passed.
 2. **Candidate Interviews and Appointment of District 5 Alderperson Hunter Lane**
Landis Holdorf - Candidates Lane and Holdorf answered questions provided to them by the Committee. Following the question/answer period, the Committee voted for the person to appoint to the vacant District 5 Aldermanic position. Paper ballots were provided to the Committee, the votes were tabulated by City Clerk Anderson-Malm and City Attorney Hayden. Hunter Lane received 1 vote, and Landis Holdorf received 6 votes. Alderperson A. Caylor recommended appointing Landis Holdorf to the District 5 Aldermanic position. Alderperson Rick seconded and the motion passed.
- V. **Closed Session**
 1. **The Committee may convene in closed session pursuant to Wisconsin State Statutes Section 19.85(1)(e) for deliberating or negotiating on 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; to discuss potential acquisition of real estate.** - Mayor Hass read the closed-session language. Alderperson Rick motioned to enter into a closed session. Alderperson M. Caylor seconded and the motion passed on a 7/0 roll call vote. The Committee entered a closed session at 6:00 pm with the following present in

addition to the Committee members: City Administrator Akey, City Attorney Hayden, Finance Director Ley, Landis Holdorf, and City Clerk Anderson-Malm. City Clerk Anderson-Malm recorded minutes without objection. The Committee received an update regarding a potential acquisition of real estate.

VI. Reconvene in Open Session

- 1. The Committee may reconvene in an open session for potential action on the closed session item.** - Alderperson Rick motioned to enter into open session. Alderperson M. Caylor seconded and the motion passed. The Committee entered back into open at 6:12 pm. Alderperson M. Caylor motioned to forward to Council the purchase of the Armory for \$400,000 using a Bierman Foundation donation. Alderperson Meyer seconded and the motion passed.

VII. Adjournment Alderperson Meyer motioned to adjourn. Alderperson Rutkowski seconded and the motion passed. The meeting adjourned at 6:14 pm.

Minutes submitted by City Clerk Anderson-Malm

Minutes are in draft form until approved at the next scheduled meeting



City of Merrill

Merrill Municipal Airport

N2241 Airport Road | Merrill, WI | 54452

Phone: (715) 536-2024

Wisconsin DOT Bureau of Aeronautics (BOA)

April 16, 2025

The Merrill City Council passed a resolution on 10/28/24 approving the enclosed Anticipated Project Funding Plan, prepared in collaboration with BOA, for the Maintenance Hangar Project at the Merrill Municipal Airport. The City would like BOA to proceed with construction of the Maintenance Hangar Project based on this Funding Plan. The City is committed to providing up to \$484,659.18 in additional non-matching, sponsor only funding for this project; with FAA funding reimbursements per the Funding Plan.

Mayor Steve Hass

City of Merrill

2025 Preliminary Borrowing Plan

Project	Budget	Estimate	Est. Life (yrs.)
General Obligation Debt (Tax Revenue)			
Street Resurfacing (Water St)	250,000.00	250,000.00	20
Replace 1 Ton Dump Truck (2025-01)	100,000.00	85,000.00	10
Replace 1 Ton Service Truck (2025-02)	100,000.00	89,000.00	10
Annual Concrete Maintenance	100,000.00	100,000.00	20
Police Vehicles & Equipment	83,000.00	83,000.00	10
Annual Sealcoat Program	60,000.00	60,000.00	10
IT Network Storage Server (City 50%)	57,500.00	57,500.00	10
Replace Pool Heater	35,000.00	34,350.00	10
Library Elevator Upgrades	19,800.00	19,800.00	10
Park Entrance Signs	15,000.00	15,000.00	10
Landfill Testing Equipment	15,000.00	-	10
Park Shelter Concrete Work	9,000.00	9,000.00	20
DPW Garage Furnace Replacements	-	27,364.00	20
GO Subtotal	844,300.00	830,014.00	
Tax Increment Debt (TID Increment)			
TID #11 FBO Maintenance Hangar	2,651,034.00	890,000.00	20
TID #11 State Street Reconstruction	980,000.00	884,954.35	20
TID #6 Retaining Wall Repair	35,000.00	35,000.00	20
TID #13 Sanitary Sewer Upsize & Ext.	-	-	-
2024B Permanent Financing (2027)	-	4,719,000.00	20
TID Rev Subtotal	3,666,034.00	6,528,954.35	

*Not final (placeholder)

Other Information:

	<u>01/01/2025</u>
Total Outstanding Debt (Principal)	28,226,214
GO Outstanding (Principal)	19,137,870
Equalized Value	664,323,400
% of EV	2.9%
Municipal Debt Limit 5%	33,216,170
Additional GO Capacity	14,078,300

2025 Budget

Total Debt Payments (Principal)	2,879,995
GO Payments (Principal)	1,905,000