

TOWN OF BROOKFIELD
162nd ANNUAL MEETING
APRIL 17, 2007

The 162nd Annual Meeting of the Town of Brookfield electors was held at 7:00 p.m. on Tuesday, April 17, 2007 in the Erich Gnant Room of the Town Hall, 645 N. Janacek Road, Brookfield, Wisconsin.

Chairperson Keith Henderson called the meeting to order at 7:00 p.m. and opened with the Pledge of Allegiance.

INTRODUCTIONS

Chairman Keith Henderson introduced the following representatives of the Town: Supervisors: Robert Flessas, John Schatzman, and Dan Shea, Attorney James Hammes Administrator Rick Czopp and Clerk Jane Carlson.

SWEARING IN NEW OFFICIALS

The Clerk performed the swearing in of the newly elected officials: Chairman Keith Henderson, Supervisor Dan Shea, and Supervisor Robert Flessas and Judge JoAnn Eiring.

Chairman Henderson presented the Wisconsin Rural Water Association 2007 Operator of the Year plaque to Town of Brookfield Sanitary District No 4 Superintendent Terry Heidmann.

He also introduced the people that were present in the audience: Inge Heidmann from Sanitary District No 4, Park and Recreation Committee Chairperson Jay Walt and Director Chad Brown, Highway Superintendent Jeff Golner, Building Inspector Gary Lake, Police Chief Chris Perket Fire Chief Andy Smerz and Assistant Chief Tony D'Amico, Plan Commissioners Len Smeltzer and Brian Eckelman and Town Chamber Representative Gloria Albrecht.

RECOGNITION OF TOWN OFFICIAL FOR SERVICE None noted.

MINUTES

Jay Walt, 1250 Boxwood Court moved to dispense with the reading of the April 11, 2006 Annual Meeting minutes and approve them as presented, seconded by Inge Heidmann, 525 Long Beard Rd, voice vote taken, carried unanimously.

AUDIT REPORT – YEAR ENDING DECEMBER 31, 2005

Vicki, Hellenbrand, CPA Partner with Virchow, Krause & Company, Inc. reviewed the attached three page Town's 2006 Financial Highlights. She said that the handout is a summary of the audit results. Some of the main things done during the audit is to look at the underline records of the Town make sure that those records are put into a 50 page document which is the annual financial statement. She explained that what goes into the financial statement is dictated by GAP which is ruled a nonprofit entity for the entire United States. They also provide an opinion on the financial statements and their opinion is a clean one which means that the numbers are reliable and follow the rules that they are suppose to. The summary gives a synopsis of the operations and various funds of the Town. There are the Governmental funds which include the general fund, which is basically the overall operations of the Town and in that area there was excess revenues of \$377,633 which was from additional revenues that came in that was not expected such as an additional \$120,000 in room tax and the interest rate increasing. Another thing was that the expenditures were \$49,000 under budgeted which shows that that the Board, the Administrator and Managers have been fiscally responsible for the year. This excess

increases the Town fund balance from 1.3 million to 1.6 million. This fund balance is not monies that are all available; it is broken down into categories. The reserved category has \$131,000 and this is for receivables that are not available at year end but will be coming in after sixty days of year end. The Town has a fund balance policy to designate fifteen percent of the operating budget in working capital. This is funds on hand for the purchase of a capital item and not have the need to borrow or if there is an emergency or contingency. The undesignated category is at \$785,000 which is also available for emergency or contingencies and is a number that bonding companies and rating agency review and like to see it to be between 15 and 25 percent of the operating budget. The Town is at 20 percent which is a really good solid number.

The next column relates to debt service and having a small fund balance of \$137,000 is not alarming in fact debt service funds at some point in time should be close to zero.

The non-major funds include special revenue funds, special assessment collect in the Town and capital projects. The expenditures were over the revenues because it is a Town Board policy to use some of the special assessment monies to pay off the debt.

Looking at the overall plan an important thing to note is that things went as planned.

Another thing that they look at is to make sure that the General Obligation debt which is based on revenues from the tax levy are not more or getting close to the Town's authorized tax limit set by state statute. Right now they are at sixteen percent of the authorized debt limit anything below fifty percent is considered very good so the Town is considered exceptional.

They also audit Business type activities for the Town which is the Sanitary District No 4 and Utility District No 1 (stormwater & garbage).

She said that as an internal auditor things look to be in shape.

STATE OF THE TOWN REPORT

Chairman Henderson announced that there are sign up sheets for committees if anyone is interested. He also said that Clerk Carlson is working on getting a list and pictures of the past chairmen of the Town and if anyone had information to please get it to her.

He also informed what some of the projects are that are happening in the Town such as that the Town land sale should close on Friday for 2.1 million dollar sale. Marcus has moved their theater to Springdale Road. Menards will be moving out of the Town across from Home Depot. This will put that land open for redevelopment and Plan Commission is taking a look at what is the best way to redevelop the area.

He reported on road projects for they year. Highway JJ bridge over I-94 will be reconstructed but it will remain open but beware of possible traffic delays. Highway 18 next summer will have changes in the signal lighting and the state plans to close median cuts. In 2012 there are plans to completely reconstruct Bluemound Road. Highway 59 should be done this fall and the DOT has decided that the one section that is two lanes will be staying that way.

PUBLIC DISCUSSION UNDER 60.10

Rich Zipperer said that he is here tonight to answer any question people have and they can ask him during or after the meeting.

Jay Walt, 1250 Boxwood Court said that a number of years ago when the land was purchased it with the intent of an identifiable need for additional park and recreation options for the people. The dynamics was state funding changed and made a prudent move to sell the land because there would never be the funds to complete that park as the Town would have liked it. He said that the Town has two parks, Marx which is the community park that serves well and gets a lot of use but there is another park which is Wray Park that has not running water, a rest room that is an out door port-o-let that has a need for family coverage. He asked that the Town Board consider equalizing both sides of the community and construct a similar building structure at Wary Park as they have at Marx, except reducing the scope for the overhang. He does not believe there is a need to extend the overhang as far because it will not host as large of gatherings. It would be an asset to the neighborhood.

Mr. Walt moved to have the Town Board consider the reinvestment in the Town of constructing a similar building structure with a reduced overhang at Wray Park as Marx Park with sewer and water, seconded by, Brian Eckelman, 1135 Summit Drive, and a voice vote was taken and the motion passed with no nay votes. Attorney Hammes said that it is an advisory recommendation to the Town Board.

There being no further discussion Jay Walt moved to adjourn the 163rd Annual Meeting of the Town of Brookfield, seconded by Terry Heidmann, voted on, and carried unanimously. The meeting adjourned at 7:30 p.m.

Respectfully Submitted

Jane F. Carlson
Town Clerk