

**VILLAGE OF FONTANA ON GENEVA LAKE  
WALWORTH COUNTY, WISCONSIN**

**(Final Minutes)**

**Finance Committee**

July 21, 2022

The Virtual Finance Committee meeting was called to order by Chairman Pat Kenny at 4:01 pm on Thursday, July 21, 2022.

**Members Present:** Chairman Pat Kenny, Mike Sheyker, Tom Marek, Thomas Freytag, Bob Klockars, Rob Rowe

**Members Absent:** Jim Feeney

**Also Present:** Liz Baumann, Theresa Loomer, Drew Lussow, Billy Patterson, John Rolander, Scott Vilona

**General Business**

**Approve Minutes for the Meetings held on June 16, 2022 and the Joint Meeting with Williams Bay held on June 23, 2022**

Member Klockars/Member Freytag 2<sup>nd</sup> made a MOTION to approve the minutes from the meetings held on June 16, 2022, and the joint meeting minutes with Williams Bay held on June 23, 2022, and the MOTION carried without negative vote.

**Presentation by John Rolander from Arcadia Towers Group LLC**

John Rolander from Arcadia Towers Group LLC gave a presentation on what his business, Arcadia Towers Group, LLC, wishes to accomplish with a Master Marketing Agreement with the Village of Fontana. Mr. Rolander explained that his business works with municipalities to strategize underutilized real estate placements of wireless and digital infrastructure such as cell towers, satellite dishes, etc. and through renting/leasing opportunities can help municipalities profit from these opportunities. Mr. Rolander then gave an example during his presentation of what a lease with a single tenant at 30 years with a satellite on a proposed water tower site would bring back for the Village. He stated based on his calculations that the Village would receive a 75% of a potential \$25,200 per year profit. He then gave another example with two tenants on the same proposed site as before and showed that based on his calculations profits potentially could be in the range of \$50,400 with the village receiving 75% of profits. Mr. Rolander also informed the Village that there are other benefits from this process and working with Arcadia such as helping create a better transition for the data usage in the area since most companies are going from 4G data to 5G data. Rolander also provided information on how this will improve cell reception and data usage for most of the residents as well since these newer towers and satellites tend to have better and longer coverage areas. Mr. Rolander proceeded by using maps from his presentation that displayed current coverage in areas along the lakefront suffering from lack of reception and data. However, Mr. Rolander stated that with the implementation of some of the towers outlined strategically in his presentation along with the research his company has provided he believes that those affected areas could see a boon in service and better quality of data and receptions if the Village agrees to work with Arcadia Towers. Mr. Rolander lastly went into detail how the Village of Fontana currently has a few viable places such as using the water tower currently located in the Brookwood area of the Village and could use it as is by placing the receptors/satellite on top of it. Another possible option he mentioned for the Village would be to erect a cell tower next to the Brookwood water tower but did mention that this could lead to more cost due to the installation of a new structure. Finally, Mr. Rolander spoke about one last possibility of putting up some stealth/micro towers along the lakefront as a smaller scale improvement for reception and data usage there if the Village didn't wish to pursue the first two options but again mentioned this would be a less profitable endeavor due to having to put up costs for installations of these stealth/micro towers first. After the maximum amount of time allotted for the presentation was up President Kenny thanked Mr. Rolander for his time and asked that he potentially return at the next Committee meeting. This would allow the Finance Committee

members to think about the presentation and prepare any questions they might have for Mr. Rolander so that he might answer before any further considerations are made.

### **2021 Preliminary Audit Review**

Scott Vilona informed the Committee that the second draft of the 2021 Preliminary Audit is complete. Vilona said that everything appears to be in order and good standing based on his review. The auditors will present the final audit at the next Village Board meeting.

### **2023 Budget Meeting Schedule**

Administrator Loomer stated that this is a reminder that the 2023 Budget Meetings are coming up and that she has attached a proposed schedule in the meeting packet for the upcoming dates regarding the 2023 Budget. Loomer asked if anyone had any conflicts with the proposed dates. No conflicts were raised so the dates were tentatively set as proposed but subject to change if any issues are presented in due time to allow for rescheduling.

### **Fire/EMS Staffing Referendum Update**

Administrator Loomer informed the Finance Committee that the Village Board approved their recommendation regarding the referendum at 7 FTE (full time employees) at this year's projected costs with a 5% annual increase for the term of five years for a sum of \$928,728.72. This amount includes the \$250,000 that the Village of Fontana has built into the levy from the referendum passed in 2017, so the net result is \$678,728.72 which will be the amount asked for on the November ballot. Administrator Loomer stated once the net new construction worksheet is sent out by the DOR on August 15, staff can draft the referendum question and the Village Board must certify the question and adopt a resolution no later than August 30 when it is due to the county.

### **Schedule August Meeting Date**

Next meeting date for the Finance Committee is scheduled for August 25, 2022 at 4:00 PM.

### **Adjournment**

Member Sheyker/Member Marek 2<sup>nd</sup> made a MOTION to adjourn the meeting at 4:34 pm, and the motion carried without negative vote.

Minutes prepared by: Drew Lussow, Village Clerk

Note: These minutes are subject to further editing. Once approved by the Finance Committee, the official minutes will be kept on file at the Village Hall.

APPROVED: 09/29/2022