



City of Manitowoc

900 Quay Street
Manitowoc, WI 54220
www.manitowoc.org

Meeting Agenda

Common Council

Monday, July 20, 2026

6:30 PM

Council Chambers

Note: This meeting will also be held via remote conferencing software (Zoom)

Pursuant to Section 19.84(2) and (3) of the Wisconsin Statutes, notice is hereby given to the public, to the Herald-Times-Reporter, the official newspaper of Manitowoc, and to those news media who have filed a written request for this notice that a meeting of the above-referenced will be held at the date, time and location listed above.

This meeting is being conducted both in Council Chambers at City Hall and via Zoom to maximize opportunities for residents to attend. Those attending the meeting via Zoom who wish to give public input are asked to keep their microphone muted until public input is opened to improve audio quality for all attendees. Those using their phone to call in may hit *6 to mute and unmute themselves. Members of the public may call to listen in at 888 475 4499 US Toll-free, Meeting ID: 896 3615 8856 Password: 013022.

Public input will be accepted at the meeting. Those wishing to make public comment in advance of the meeting should email jswokowski@manitowocwi.gov or call 920-686-6952 with their comment no later than 12:00 p.m. central the day of the meeting. Emailed public input will be attached to the agenda and made part of the public record. If a member of the public wishes to speak remotely during Public Input, they must contact the Clerk's Office and make arrangements to do so 48 hours in advance of the meeting.

The above governmental body will meet to discuss and possibly take action on the agenda items set forth below.

A. CALL TO ORDER

B. ROLL CALL

C. PLEDGE OF ALLEGIANCE & INVOCATION

D. PRESENTATIONS

- [26-0606](#) City Clerk administers Oath of Office to Firefighter/EMT Cole Hove, followed by Badge Pinning
- [26-0607](#) City Clerk administers Oath of Office to Firefighter/Paramedic Mason Meyers, followed by Badge Pinning
- [26-0615](#) City Clerk administers Oath of Office to Police Officer Edison Thao, followed by Badge Pinning
- [26-0616](#) City Clerk administers Oath of Office to Police Officer Max Schaefer,

followed by Badge Pinning

[26-0617](#) City Clerk administers Oath of Office to Police Officer Zackery Schuette, followed by Badge Pinning

[26-0642](#) City Clerk administers Oath of Office to Police Lieutenant Jacob Shillcox, followed by Badge Pinning

[26-0608](#) Commendation to People, Earth, Water for their work in the City of Manitowoc

Attachments: [Commendation to People, Eath, Water](#)

[26-0609](#) Annual Update from Progress Lakeshore

[26-0610](#) Presentation from Manitowoc Public Utilities on the 2026 Lead Service Line Replacement Program

E. PUBLIC HEARINGS

[26-0611](#) Public Hearing to be held at 6:31 p.m. for the purpose of hearing any and all interested parties in the matter of a Request for a Conditional Use Permit for the Establishment of a Storage in Bulk or Transloading Activities Area in a I-1 Light Industrial Zoning District for property located at the northeast corner of S 39th and Viebahn Streets (Parcel# 836-304-040)

[26-0612](#) Public Hearing to be held at 6:32 p.m. for the purpose of hearing any and all interested parties in the matter of a proposed change in zone from R-1 Residential-Agricultural to R-4 Single- and Two-Family for property located at 3215 Packer Lane (Parcel# 718-001-010)

F. PUBLIC INPUT

Members of the public will be permitted to speak at the Common Council meeting each month on any matter of public interest. The comments from each speaker shall be limited to five minutes in length unless extended by action of the Common Council.

G. APPOINTMENTS AND BUSINESS PRESENTED BY THE MAYOR

[26-0654](#) Mayor makes appointments to various committees

Attachments: [Appointments for July 2026 Council](#)

H. CONSENT AGENDA

These items will be approved by one motion unless any member of the Council wishes to remove an item for discussion.

1. Removal of Consent Agenda Items

Any Common Council Member may request removal of any item from the consent agenda, and such item shall be removed without debate or vote. Any item or part thereof removed from the consent agenda shall be separately considered.

2. Miscellaneous

[26-0613](#) Minutes of the June 15, 2026 Common Council meeting; recommending approval and place on file

Attachments: [Common Council Minutes 6-15-2026](#)

[26-0614](#) Resignation from Lucas Dulmes from the Industrial Development Corporation effective immediately; recommending acceptance and place on file

Attachments: [Resignation - L Dulmes](#)

[26-0657](#) Resignation from Matthew Schliesman from the Rahr-West Art Museum Board of Directors effectively immediately; recommending acceptance and place on file

Attachments: [Resignation - Schliesman](#)

3. Committee of the Whole (Consent)

4. Finance Committee (Consent)

[26-0592](#) Request from Dug Out LLC (dba DugOut Bar & Grill) for a temporary extension of premises for the sale of liquor and/or beer to include the parking lot to the west of the building & gravel/grass lots south of 4117 Broadway St on 7/12/26; recommending approval

Attachments: [Extension of Premises - DugOut](#)

[26-0596](#) Request for approval of RFP for Audit Services for 2026-2031 & appointment of Audit RFP Review Committee; recommending approval

Attachments: [Auditing Services RFP w MPU 2026](#)

[26-0598](#) Two Year Operator's License Application (#250392) for L. Minto; recommending approval of license pursuant to WI State Statute 111.335

Attachments: [250392 L. Minto](#)

[L. Minto Reference Letter 1](#)

[L. Minto Reference Letter 2](#)

[L. Minto Reference Letter 3](#)

[L. Minto Reference Letter 4](#)

[26-0599](#) Two Year Operator's License Application (#260091) for S. Connelly; recommending approval of the license pursuant to WI State Statute 111.335

Attachments: [260091 S Connelly](#)

[26-0600](#) Two Year Operator's License Application (#260098) for A. Foster; recommending approval of the license pursuant to WI State Statute

111.335

Attachments: [260098 A. Foster](#)

[26-0601](#)

Two Year Operator's License Application (#260142) for S. Franz;
recommending approval of the license pursuant to WI State Statute
111.335

Attachments: [260142 S. Franz](#)

[26-0641](#)

General City Claims in the amount of \$6,448,709.91 enumerated on list
thereof, recommending that the claims be allowed and ordered paid and
Mayor, Clerk and Finance Director/Treasurer are instructed to issue the
necessary order.

Attachments: [Claim Report](#)

[6-12-2026](#)

[6-19-2026](#)

[6-22-2026](#)

[6-23-2026](#)

[6-26-2026](#)

[7-3-2026](#)

[7-10-2026](#)

5. Personnel Committee (Consent)

6. Public Works Committee (Consent)

[26-0643](#)

Report of Board of Public Works of 7/8/2026, of an appeal for noxious
weed assessment at 714 S 27th Street; recommending to uphold the
assessment

Attachments: [Report of BPW - 714 S 27th Street](#)

[26-0644](#)

Report of Board of Public Works of 7/8/2026, of an appeal for noxious
weed assessment at 2200 Rankin Street; recommending to uphold the
assessment

Attachments: [Report of BPW - 2200 Rankin Street](#)

[26-0647](#)

Report of Board of Public Works of 7/8/2026, of bids received for 10th
Street (Chicago - Washington) Streetscape - Project WS-26-20;
recommending awarding to Vinton Construction Company in the amount of
\$119,767.00

Attachments: [Report of BPW - WS-26-20](#)

7. Public Safety Committee (Consent)

8. Parks & Recreation Committee (Consent)

[26-0561](#) X-Sports Donation Tube Request - Phase 3 Skatepark Project; recommending to approve

Attachments: [MEMO for P&R Committee - X-Sports Donation Tube Request - Phase 3](#)

[26-0562](#) Zoo Donation Tube Request - Bioactive Vivariums; recommending to approve up to \$1,200

Attachments: [MEMO for P&R Committee - Zoo Donation Tube Request - Bioactive Vivariums](#)
[Bioactive Donation Costs](#)

9. Plan Commission (Consent)

I. COMMITTEE REPORTS

1. Committee of the Whole

2. Finance Committee

[26-0593](#) Manitowoc Marina, LLC Lease Option to Extend thru March 31, 2035

Attachments: [Memo to Finance Re Marina Option to Extend](#)
[Extension of Marina Lease Agreement](#)

[26-0594](#) Sanitary Sewer Extension by S. Alverno Rd.

Attachments: [Request for a Sanitary Sewer Extension by S. Alverno Road Memo](#)
[Sanitary Sewer Extension Options](#)
[Request Letter](#)

[26-0595](#) Wisconsin DNR Surface Wetland Surcharge Grant Contract for \$30k with a \$0 Local Match

Attachments: [Manitowoc Silver Creek GP Surcharge Contract \(002\)](#)
[Addendum 1 Manitowoc Silver Creek Project](#)
[Res 26-0017](#)

[26-0597](#) Resolution to carry forward to 2026 budget various appropriations budgeted in 2025

Attachments: [Carryforward NonLapsing Funds 2025 to 2026 Resolution](#)

[26-0603](#) Term Sheet for Tax Increment Financing for project located at River Point Drive Lots 1 & 2

Attachments: [The Row Term Sheet - Final](#)

3. Personnel Committee

[26-0618](#) Health Plan Third-Party Administrator Services for 2027

Attachments: [Memo Council Change in TPA relationship to UMR 06.2026](#)

[26-0658](#) Confidential Separation Agreement with Represented Employee

4. Public Works Committee

[26-0580](#) Wisconsin Public Service Corporation Easement for proposed Gas Facilities on City Property on Magnolia Avenue, parcel #818-401-020

Attachments: [FINAL REVISED - WPS Easement_City of Manitowoc](#)
[ROW EASEMENTS PAMPHLET](#)
[WPS EASEMENT FOR PROPERTY ON MAGNOLIA](#)

[26-0604](#) AECOM Proposal for 2026 Phase 2 - Newton Gravel Pit Project

Attachments: [AECOM Proposal Newton_Pit_2026_#2_final](#)

[26-0655](#) Three Party Contract Amendment No. 1 with DOT & JT Engineering for E. Albert Drive Reconstruction Design

Attachments: [Memo - Three Party Contract Amendment No. 1 for E. Albert Drive](#)
[Amendment No. 1 to Project 4991-06-78](#)

[26-0656](#) Proposals & Professional Services Agreement for Real Estate Work for S.T.H. 42 (Calumet Ave.) Reconstruction

Attachments: [Memo to Council for Real Estate Work for the STH 42 Project](#)
[Manitowoc STH 42 Ph2 RE Proposal](#)
[PSA for STH 42 Real Estate project 00571038](#)

5. Public Safety Committee

[26-0633](#) Weather Siren Schedule and Criteria Change

Attachments: [Weather Siren Schedule and Criteria Change - Public Safety](#)

6. Parks & Recreation Committee

7. Plan Commission

[26-0554](#) PC 10-2026: T.J. Potter Trucking; Request for a Conditional Use Permit for the establishment of a Storage in Bulk or Transloading Activities Area for property located at the northeast corner of S. 39th and Viebahn Streets (Parcel# 836-304-040)

Attachments: [26-0554 Report to Council Potter Trucking LLC](#)
[PC 10-2026 PC Report TJ Potter Trucking](#)

[26-0556](#) PC 6-2026: Review of In-Rem properties in the City of Manitowoc

Attachments: [26-0556 Report to Council](#)

[26-0556 PC Report Manitowoc County Tax Foreclosure](#)

[26-0557](#) PC 1-2026: Kenneke: Quit Claim Deeds for Virginia Drive and Joseph Road

Attachments: [26-0557 Report to Council Virginia Dr & Joseph Road](#)

[26-0557 PC Report Kenneke Virginia Joseph QC deeds](#)

[26-0648](#) Ordinance amending the amended zone map of the City of Manitowoc entitled: "Zoning Ordinance of the Municipal Code of the City of Manitowoc" for property located off of Packer Lane

Attachments: [Ordinance PC 9-2026 Ordinance Vogel- Final](#)

[26-0553 Report to Council Vogel Rezone](#)

[26-0553 PC Report Vogel Packer Lane](#)

[26-0649](#) Resolution for the Preliminary Plat of the Deerbrook Crossing Subdivision

Attachments: [Preliminary Plat Resolution Deerbrook Subdivision- Final](#)

[26-0555 Report to Council Deerbrook Crossing Subdivision](#)

[26-0555 PC Report Deerbrook Crossing No. 1](#)

[26-0650](#) Resolution for the Final Plat of Mariner Lux Subdivision

Attachments: [Mariner Lux final plat resolution- Final](#)

[26-0567 Report to Council Mariner Lux Subdivision - Final Plat](#)

[26-0567 PC Report Mariner Lux Final Plat](#)

J. OTHER BUSINESS

K. ADJOURN

1. Next Scheduled Common Council Meeting: Monday, August 17, 2026 at 6:30pm in the Common Council Chambers at City Hall.

In accordance with the requirements of Title II of the Americans with Disabilities Act (ADA), the City of Manitowoc will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities. If you need assistance or reasonable accommodations in participating in this meeting or event due to a disability as defined under the ADA, please call the City Clerk's office at 920-686-6950 or the City's ADA Coordinator at (920) 686-6990 or e-mail cityattorney@manitowocwi.gov at least 48 hours prior to the scheduled meeting or event to request an accommodation. For additional assistance, individuals with hearing or speech disabilities can call 711 and be connected to a telephone relay system.

Mackenzie Reed
City Clerk