



OFFICIAL NOTICE AND AGENDA

Notice is hereby given that a public meeting will be held on the date, time and location shown below. Upon attaining a quorum of members, all items listed on the agenda shown below may be considered (discussed and/or acted upon).

Regular Meeting: ***Village Board***

Date and Time: ***Monday, September 8, 2025 at 7:00 pm***

Location: ***Deerfield Village Hall, 23 West Nelson St., Deerfield, WI 53531***

Village Board Members: ***Tracy Curtis, Tessa Dunnington, Chris Frutiger, Kerri Hewitt, Jackie Kaul, Scott Tebon, Gary Wiczorek***

(Number of Members needed to meet quorum requirements: 4)

- 1) Call to Order/ Roll Call
- 2) Approval of the Agenda
- 3) Public Comment

Attention Citizens: The Village Board has reserved up to 15 minutes for the public to address the Board on any matter, other than for a public hearing listed below (if applicable). To address the Board, please complete a “public comment sign up” form and submit it to the Village Administrator prior to the meeting or indicate your inclination to address the Board upon the President’s announcement of the public comment segment of the agenda. If the President determines that no one is present or that no one else wishes to address the Board, the President may end the segment earlier than the allotted time. If the President determines that 15 minutes is not adequate time for public comment, the President may enlarge the time unless the Board objects. For public hearings, comments can be made at the time of the public hearing segment of the agenda when the President recognizes the speaker. Alternatively, citizens can submit any commentary to the following email address: mdarr@deerfieldwi.com

- 4) Announcements
 - a. The next regularly scheduled meeting is September 22, 2025 at 7:00 pm
- 5) Public Hearing: none scheduled.
- 6) Committee Reports
 - a. Finance
 - b. Plan Commission
 - c. Municipal Needs
 - d. Public Works
 - e. Park
 - f. Library
 - g. Fire
 - h. Joint Police
 - i. EMS
 - j. Joint Interactive
 - k. Deerfield Cares

- l. Community Center
- m. Cable
- n. Personnel
- o. DCCVA
- p. BID

6) Unfinished Business

7) New Business/Consent Agenda

Note: prior to voting on the consent agenda, items may be removed at the request of any Board member and placed in the non-consent segment immediately following action on the consent agenda.

- a. Approval of September 2, 2025 special meeting minutes
- b. Review of Village Checks issued August 14, 2025 – August 28, 2025 (referred by Finance Committee)
- c. Discussion and issuance of renewal operator’s license for the period of July 1, 2025 – June 30, 2026 for Deerfield Coffeehouse: Jessica Schultz
- d. Discussion and issuance of renewal operator’s license for the period of July 1, 2025 – June 30, 2026 for Deerfield Grille: Bianca Christoph
- e. Discussion and issuance of renewal operator’s license for the period of July 1, 2025 – June 30, 2026 for Deerfield Grille: Teri Peterson
- f. Discussion and issuance of renewal operator’s license for the period of July 1, 2025 – June 30, 2026 for Kings Operating WI LLC: Levi Holden
- g. Discussion and issuance of a Temporary Alcohol Beverage License for the Deerfield Fire Department
- h. Discussion and action adopting Resolution No. 2025-09, a resolution requesting exemption from Dane County Library Tax (referred by Finance Committee)
- i. Discussion and action adopting Resolution No. 2025-10, appointing an authorized representative to file applications for financial assistance from the State of Wisconsin Environmental Improvement Fund (referred by Finance Committee)
- j. Discussion and action adopting Resolution No. 2025-11, declaration of official intent to reimburse expenditures for Clean Water Fund Program project (referred by Finance Committee)
- k. Discussion and action approving Application and Certificate for Payment #1 from WIL-surge Electric, Inc. for the Well 3 Generator (referred by Finance Committee)

8) New Business/Non-Consent Agenda - Items Removed from Consent (if applicable):

- a. Discussion and possible action on PASER street ratings and future street rehabilitation projects
- b. Discussion and possible action approving a utility easement at the Village- and Township-owned property located at 305 N. Industrial Park Road (Deerfield Volunteer Fire Department)
- c. Discussion and possible action approving a Predevelopment Agreement with CM Morris Group and B.A.C.K. Holdings, LLC
- d. Discussion and possible action on including a comprehensive zoning code update in the 2026 Village Budget

9) Department Reports

- a. Village Clerk
- b. Public Works
- c. Village Administrator

10) Adjournment of the meeting of the Village Board

Brandon Gingher

Village Clerk

Notice Posted: September 5, 2025

ANY PERSON WHO HAS A QUALIFYING DISABILITY AS DEFINED BY THE AMERICANS WITH DISABILITY ACT THAT REQUIRES THE MEETING OR MATERIALS TO BE IN AN ACCESSIBLE LOCATION OR FORMAT, MAY CONTACT THE VILLAGE CLERK AT (608) 764-5404 OR 23 W. NELSON ST., FOR ACCOMMODATIONS. REQUESTS FOR ACCOMMODATIONS FOR MEETINGS SHOULD BE MADE AT LEAST THREE (3) BUSINESS DAYS IN ADVANCE OF THE MEETING. EVERY EFFORT WILL BE MADE TO ARRANGE ACCOMMODATIONS FOR ALL MEETINGS.

Note: It is possible that members of and possibly a quorum of members of other governmental bodies of the municipality may be in attendance at the above stated meeting to gather information; except as otherwise stated in the agenda, no action will be taken by any governmental body at the above stated meeting other than the governmental body specifically referred to in this notice.