



City of Lake Geneva, 626 Geneva St, Lake Geneva, WI 53147- 262.248.3673- www.cityoflakegeneva.gov

HILLMOOR COMMISSION **AMENDED AGENDA
THURSDAY, SEPTEMBER 11, 2025 - 6:00 PM
LAKE GENEVA CITY HALL; COUNCIL CHAMBERS (MAIN LEVEL)**

Members:

Mayor Todd Krause, Alderperson Cindy Yager, Consultant Michael Krajovic; Members - Mark Davids, Kenneth Etten, Dan Getzen, Larry Happ, Paula Porbucan, Peggy Schneider and Lowell Thompson.

1. Call to Order
2. Roll Call
3. Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will be limited to 5 minutes
4. Approval of the minutes from August 21, 2025
5. Update regarding ecological and planning RFP's (Request for Proposals) – David Winger and Michael Krajovic
6. Update regarding land price for Zone 5 – Mayor Krause
7. **Review and recommendation regarding designating a portion of property in Zone 5 as surplus property for non-profit use**
8. Update regarding Hillmoor Newsletter – Lowell Thompson, David Winger and Michael Krajovic
9. Discussion/Recommendation supporting Avian Committee grant proposal – Larry Happ
10. Review/Recommendation regarding 2026-2027 budget priorities — Mayor Krause, David Winger and Michael Krajovic
11. Presentation from the Friends of Hillmoor regarding temporary landscape improvements at Hillmoor's HWY 50 entrance
12. Discussion/Recommendation regarding Friends of Hillmoor presentation for HWY 50 entrance improvements
13. Adjournment

*A quorum of the Council may be present; however, no official Council action will be taken.
Requests from persons with disabilities who need assistance to participate in this meeting should be made to the City Clerk's office in advance so that the appropriate accommodations can be made.*

**HILLMOOR COMMISSION MINUTES
THURSDAY, AUGUST 21, 2025 - 6:00 PM**

LAKE GENEVA CITY HALL; COUNCIL CHAMBERS (MAIN LEVEL)

Members: Mark Davids, Kenneth Etten, Dan Getzen, Larry Happ, Paula Porubcan, Peggy Schneider, Lowell Thompson, Mayor Todd Krause, Alderperson Cindy Yager and Consultant Michael Krajovic.

Call to Order by Mayor Krause at 6:00 pm.

Roll Call

Present: Mayor Krause, Alderperson Cindy Yager, Kenneth Etten, Larry Happ, Lowell Thompson, Paula Porubcan, Dan Getzen, Mark Davids, Parks Director David Winger, and Consultant Michael Krajovic, Excused/Absent: Peggy Schneider was excused.

Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will be limited to 5 minutes. Peg Esposito, Mary Jo Fesenmaier (Alderperson), Betty Volquardsen, Jim Gaugert, Sheri Ames (Alderperson), and Ross Magnusen spoke during the public comment period.

Approve the Minutes of July 24, 2025. On a motion by Larry Happ and second by Ken Etten the minutes from the meeting of July 24, 2025 were unanimously approved with the change to correct Mark Davids last name in three locations.

Update/Recommendation regarding HWY 50 and other improvements – handicap accessible gates, paved path, foot bridges, and new paths in Zones 4 And 5. Mayor Krause reported that Public Works continues to clear the HWY 50 frontage on the east side of the property. Michael Krajovic presented images of a new paved path that was installed next to the existing gate at the entrance off of HWY 50 by the Public Works Department to improve access for those with mobility challenges. He stated that as a result, \$3,000 earmarked by the Hillmoor Commission for a new gate will not be needed. Similar solutions are being investigated for the Haskins Street entrance.

Update regarding City issuing an RFP (Request for Proposals) for developing a master architectural/landscaping conceptual plan for Zone 1 – Michael Krajovic reported that final revisions have been made to the RFP including revising the timeline. The RFP is expected to be approved by City Council on August 25th and issued on the 27th. Mayor Krause added that the Tourism Commission plans to approve matching funds for the Knowles-Nelson grant at its next meeting.

Review/Recommendation regarding an RFP for developing an ecological restoration plan – Michael Krajovic reviewed the draft RFP and invited additional input from the Commission members. The expectation is to have the RFP approved by City Council in the next few weeks.

Discussion regarding creating a birding destination and offering geocaching at Hillmoor – Mark Davids and members expressed continued interest in pursuing both activities working with the City’s Avian Committee and with Dave Winger, the City’s new Park Director. The importance of the ecological restoration effort to improve bird habitat was discussed. It was suggested that the City consider collaborating with other adjoining municipalities to create a larger birding area to improve national recognition.

Discussion/Recommendation requesting City Council to determine estimated land cost for potentially selling land to nonprofit organizations interested in constructing new facilities within Zone 5 of the Hillmoor park project – Mayor Krause explained the need for the making the request to City Council since the Hillmoor Commission does not have legal authority to sell City owned land or to determine the price of it. The document in the meeting packet titled "Potential Sale of Hillmoor Land in Zone 5 to Nonprofit Charitable Organizations" was discussed. On a motion by Mark Davids and second by Paula Porubcan, the motion to forward the request to City Council was approved 5 to 1. Larry Happ voted no.

Discussion/Recommendation regarding Historic Commission sign location near Haskins St. - Commission member Ken Etten, who also serves on the City’s Historic Preservation Commission, presented the Historic Commission’s recommendation to place a historic sign about the Haskins family farm at the corner of the Hillmoor property adjacent to Haskins St. On motion by Dan Getzen and second by Lowell Thompson, the sign location recommendation was unanimously approved.

Discussion regarding increasing Hillmoor Newsletter readers – Dave Winger and Lowell Thompson discussed options how to best increase viewership of the newsletter including ways for residents to signup to receive it directly.

Discussion regarding Hillmoor budget for 2026. Mayor Krause briefly described the City’s budget process, timeline, and the distinction between the annual operating budget and capital expenses. Michael Krajovic gave an overview of possible Hillmoor projects that could be included in the City’s 2026 budget and how some of them relate to the Knowles-Nelson grant project that is planned to be completed next year. The Mayor asked Dave Winger to help with developing estimated cost for each project and that the items be placed on the Commission’s next meeting agenda for a more detailed discussion.

Future Agenda Items. There were no additional items discussed.

Future Meetings. The next Hillmoor Commission meeting is scheduled for 6:00 pm, Thursday, September 11th at City Hall.

Adjournment - Motion by Lowell Thompson and second by Larry Happ. Voice vote, approved, motion carried. Adjourned at approximately 7:30 pm.

City Clerk

From: Mayor
Sent: Friday, September 5, 2025 11:35 AM
To: City Clerk
Subject: FW: Friends of Hillmoor project request
Attachments: garden layout v1b.pdf

Follow Up Flag: Follow up
Flag Status: Flagged

Include in Hillmoor

Get Outlook for Mac

From: Peg Esposito <pegespo@sbcglobal.net>
Date: Friday, September 5, 2025 at 7:45 AM
To: Mayor <mayor@cityoflakegeneva.com>, Michael Krajovic <mkrajovic.projecthillmoor@gmail.com>
Cc: Donna FoH Gygax <d20dragonland@gmail.com>
Subject: Friends of Hillmoor project request

Todd & Michael,
Summer is over... time to get some work done!

The Friends of Hillmoor would like to work on the front of Hillmoor as an example of native plants as a lovely garden. We've come up with a rough idea of our idea. See the attached.

Our plan is to take the circular garden where the sign once resided and move the rocks and dirt to both sides of the entryway. We are working with some local Master Gardeners as well as our group of interested folks to plan something beautiful for next spring and beyond.

We realize that this is a temporary garden. If all goes well we will have plants to move to other locations on Hillmoor or taken elsewhere in yards or parks when your plans for Hillmoor's entrance are formalized.

We would like your approval to do this work. If we need to make a short presentation to the Hillmoor Commission we are requesting that we have a bit of time at your upcoming meeting. Time is of the essence. We'd like to be able to plant yet this fall.

Please let me know if you like the idea of this project, if you can approve it without the group, or if we should plan our presentation for the meeting on the 11th.

Thanks!
Peg

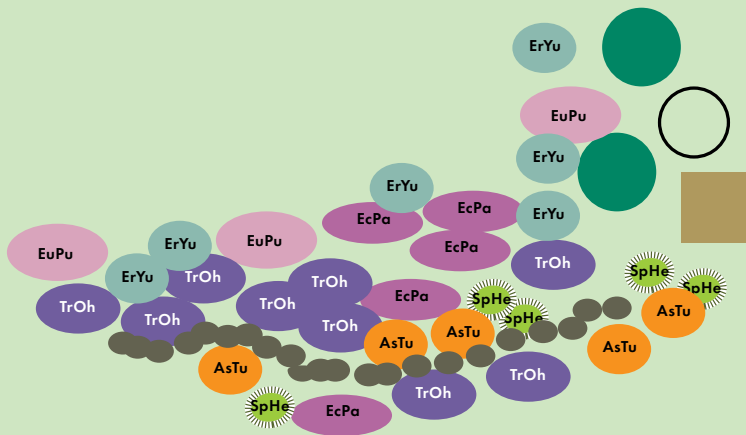
Peg Esposito
847-922-9669


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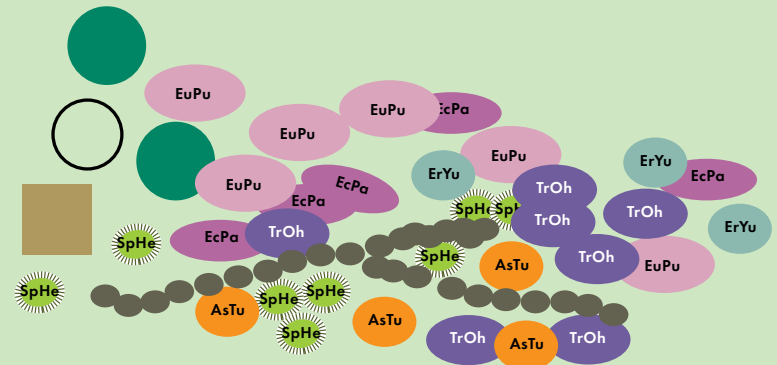
FRIENDS of HILLMOOR

FRONT GARGEN PLAN v1



-  Pillar
-  Rock
-  Concolor Fir Tree
-  EuPu Joe Pye
-  ErYu Rattlesnake Master
-  EcPa Coneflower
-  TrOh Spiderwort
-  AsTu Butterflyweed
-  SpHe Prairie Dropseed

PARKING LOT



HWY 50 / MAIN STREET