VILLAGE OF MOUNT HOREB
E. Main Street
Mount Horeb, WI 53572
Phone: (608) 437-6884 Fax: (608) 437-3190
Email: mhinfo@mounthorebwi.info Web: mounthorebwi.info

VILLAGE BOARD AGENDA
Wednesday, November 2, 2022 at 7:00 PM

Municipal Building Board Room
138 E. Main Street
Mount Horeb, WI

1) Call to order
2) Pledge of Allegiance
3) Roll call
4) Public Comments – non-agenda items
5) Consent Agenda
   a. Village Board Meeting Minutes of September 7, 2022
6) Agenda Items
   a. Presentation of the 2023 Operating Budget and 2023-2027 Capital Improvement Plan
   b. Consideration of Resolution 2022-15 Creating Sustainability and Natural Resources Committee
   c. Consider Resolution #2022-16, A Resolution Authorizing the Issuance and Sale of a $4,626,000 Electric System Revenue Bond of the Village of Mount Horeb, Dane County, Wisconsin, and Providing for the Payment of the Bonds and Other Details With Respect to the Bonds
   d. Discussion/Consideration Purchase of Meylor Land for Park Space
7) Committee reports:
   a. Mount Horeb Area Chamber of Commerce
   b. Community Development Authority
   c. Mount Horeb Area Joint Fire Department
   d. Library Board
   e. School Liaison
   f. Parks, Recreation, and Forestry Commission
   g. Plan Commission

- h. Public Works Committee
- i. Public Safety Committee
- j. Finance/Personnel
- k. Utility Commission
- l. Tourism Commission

8) Village President's report
9) Village Administrator's report
10) Village Clerk’s report
11) Closed Session
    - a. Consider Village Administrator’s Annual Performance Review. The Village Board may convene in closed session as authorized by Section 19.85(1)(c) of Wisconsin Statutes to consider employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility.
12) Meeting adjournment.
    - a. Meeting adjournment will take place at the conclusion of the closed session. No additional comments will be made in open session.

UPON REASONABLE NOTICE, EFFORTS WILL BE MADE TO ACCOMMODATE THE NEEDS OF DISABLED INDIVIDUALS THROUGH APPROPRIATE AIDS AND SERVICES. FOR INFORMATION OR TO REQUEST THIS SERVICE, CONTACT ALYSSA GAFFNEY, CLERK, AT 138 E MAIN STREET, MOUNT HOREB, WI (608) 437-9404.

VILLAGE OF MOUNT HOREB
VILLAGE BOARD MEETING MINUTES
OCTOBER 5, 2022

The Village Board met in-person in regular session in the Board Room of the Municipal Building, 138 E. Main Street, Mount Horeb, WI.

Call to Order/Roll Call: Village President Randy Littel called the meeting to order at 7:00pm. Present were Trustees Halverson, Fendrick, Czyzewski, Gauger, White, and Scott. Also present were Administrator Nic Owen and Village Clerk Alyssa Gaffney. The Pledge of Allegiance was recited.

Public Comments: None

Consent Agenda: Gauger moved, Halverson seconded to approve the following consent agenda items: Village Board Meeting Minutes of September 7, 2022; Special Village Board Meeting Minutes of September 27, 2022; Set suggested Trick or Treat hours of 5-7pm on Halloween: Monday, October 31, 2022; Consider Building Improvement Grant Application for ST Associates of Mount Horeb, 128 East Main Street; Consideration of Application for a Certified Survey Map in Extraterritorial Area in Town of Blue Mounds: Life Church 2770 Brandywien Trail; Alcohol Beverage License Application: Hospitality Hero (aka The Walk On): Alcohol License Agent: Guy C. Evans III. Motion carried by unanimous voice vote.

Focus on Energy Presentation: Brady Steigauf from Focus on Energy gave a presentation on the Save to Give Challenge that is going on for the month of October.

Discussion with MHASD regarding the November referendum: School Superintendent Steve Salerno and School Board member Carly Fisher presented information on the referendum, which will be on the November 8th ballot.

Consider Resolution 2022-14 Authorizing Submittal of Application to WEDC for Community Development Investment Grant: 213 & 215 E Main Street, Artemis Provisions: Owen explained this item. Czyzewski moved, White seconded to approve the resolution. Motion carried by unanimous voice vote.

Discussion/Consideration of Resolution 2022-15 Creating Sustainability and Natural Resources Committee: Owen gave a brief overview of the item. White explained the process. The committee members gave their input on the resolution, and referred the item back to staff for more discussion.

Committee reports: Committee reports were heard with none requiring Village Board action.

Village President's report: Littel stated that the Fall Festival had a good turnout.

<u>Village Administrator's report:</u> Owen did not have anything to report.

<u>Village Clerk's report:</u> Gaffney gave information about the November 8th General Election and absentee voting.

<u>Adjournment</u>: There being no further business before the Board, Czyzewski <u>moved</u>, White seconded to adjourn the meeting at 8:25pm. Motion carried by unanimous voice vote.

Minutes by Alyssa Gaffney, Village Clerk

VILLAGE OF MOUNT HOREB

AGENDA ITEM REPORT

MEETING DATE	PREPARED BY
November 2, 2022	Nicholas Owen, Administrator

AGENDA ITEM # 6.a

Presentation of the 2023 Operating Budget and 2023-2027 Capital Improvement Plan

BACKGROUND

Administrator Owen will review the proposed 2023 operating budget and 2023-2027 Capital Improvement Plan.

RECOMMENDATION

ATTACHMENTS

1. 2023 Budget Packet

Village of Mount Horeb

2023 Operating Budget and

2023-2027 Capital Improvement Plan

Contents

Village Administrator Budget Message

Every year the preparation of the budget brings on new challenges and opportunities. For 2023, we are seeing inflation like we have not seen in a long time, dramatic price fluctuations and continued variability in the supply chain for equipment and supplies, coupled with the continued levy limits imposed by the state. Thankfully we are very fortunate to have a dedicated workforce that turns these challenges into opportunities to find ways to continue to provide excellent public services while operating with limited ability to increase revenues and expenditures.

The budget development process began back in June with Department Heads meeting with their respective Committees to review the Department's funding priorities for the upcoming year. Then Department Heads met with the Village Administrator and Finance Director to discuss their budget recommendations so that staff can continue to provide the same high level of service to our residents, businesses, and visitors. Department Heads then met with the Finance & Personnel Committee to review their initial budget requests and capital improvement plans.

The Finance & Personnel Committee met throughout the month of October to formulate a budget that protects the long-term interests of all Village taxpayers by keeping tax rates low, maintaining our high-quality service levels, maintaining healthy fund balances, accomplishing Village set goals, and managing our general obligation debt over the next five years.

By looking at the long-term financial affects of today's budgeting decisions, Board Members are able to analyze whether their budget decisions align with the vision and goals of the Village. Members of the Finance & Personnel Committee and the Village Board accomplish this objective through the use of various budget-related methodologies that show revenues and expenditures five years into the future. By analyzing needs over the next five years and comparing them with realistic revenue expectations, we are able to determine if the decisions we make in 2022 are sustainable.

The 2022 total assessed value for the Village is $873,404,820; an increase of $88,953,771 or 11.34% over 2021. The allowable levy increase for the 2023 Budget is tied to net new construction; which for 2022 is 2.43%, excluding debt levy. With the closing of TID 4 we also received an additional increase of $19,000 for the levy limit.

The State's Expenditure Restraint Program (ERP) rewards municipalities under a specified rate of increase. The Village's 2022 budget qualified us to receive the ERP payment in 2023. The formula for Expenditure Restraint Payment is 60% of the net new construction plus Consumer Price Index-U (CPI) Midwest August. The net new construction portion of the formula is capped at 2%. We have received the final CPI numbers from the state and for the 2023 budget our allowable increase, to be eligible for the 2024 payment, is 9.2%. With the levy limit at 2.43% we will not be able to fully take advantage of the ERP increase, but this budget got us as close as possible.

For Health insurance, we participate in the State of Wisconsin local government program in which employers pay a percentage of the lowest cost plan in our area. For the second straight year GHC was the lowest cost option for our area; the Village portion of health insurance premiums increased 3.7%.

The Village is fortunate to have a good group of employees overall including many long-term dedicated employees. With record inflation our budget tried to balance cost of living increases with all employees and merit pay increases for high performing employees. The baseline increase for employees is 3% with merit pay allowing for another 1-2% increase.

This budget document explains the uses for numerous Village funds and provides the 2023 highlights for each fund. The overall levy increase for 2023 is 1.75%. The budgeted change in the mil rate for 2023 for the Village is projected to decrease by 11.32% and then stay relatively flat 2024 - 2027. The budget methodology for predicting future changes in the levy and assessed value uses an annual 2.00% increase due to new construction.

The Finance and Personnel Committee met on October 19th to provide final instructions to staff for the 2022 Budget and Capital Improvement Plan (CIP) and will provide a final recommendation on approval at their November 2nd meeting. The Village Board will hear a presentation on the 2023 budget on November 2nd and set a public hearing for the 2023 Budget and the 2023 – 2027 CIP for a special meeting on November 16, 2022 at 6:00 pm. Public comments on the budget are welcome at the public hearing and anyone with questions or comments are encouraged to contact the Village Administrator prior to the public hearing. You can reach the Village Administrator at 437-9409 or nic.owen@mounthorebwi.info. Following the November public hearing, the Board will vote to approve the 2023 Budget and the 2023 - 2027 CIP.

Elected Officials

VILLAGE PRESIDENT:	Randy Littel
VILLAGE TRUSTEES:	Brett Halverson Cathy Scott Jason Fendrick Nate Gauger Ryan Czyzewski Tim White
MUNICIPAL JUDGE:	Jody Morey

Village Officials

Administrator: Nicholas Owen -- 608-437-9409
Assessor: Accurate Appraisal--- 1-800-770-3927
Attorney: Stafford Rosenbaum Law Office --- 608-259-2618
Building Inspector: General Engineering --- 608-437-7748
Chief of Police: Doug Vierck-- 608-437-1252
Clerk: Alyssa Gaffney --- 608-437-9404
Court Clerk: Jean Culberson --- 608-437-7748
Economic Development Director: Kristen Fish-Peterson -----------------------715-581-1452
Electric Superintendent: Jordan Schmitz -- 608-437-3300
Engineer: Rob Wright -- 608-833-7373
Finance Director: Joan Stuessy -- 608-437-9406
Governance Coordinator/Deputy Treasurer: Denise Schwenn-----------------608-437-9408
Fire Chief: Jenny Minter -- 608-437-5571
Librarian: Jessica Gretzinger--- 608-437-9378
Outreach Director: Lynn Forshaug-- 608-437-9441
Public Broadcasting Coordinator: Diane Stojanovich-----------------608-437-6884 ext 2113
Public Services Director: Jeff Gorman-- 608-437-3351
Recreation Director: Jill Dudley-- 608-437-9451
Water Superintendent: Josh Hyndman--608-437-9431
Wastewater Superintendent: John Klein --- 608-437-3101

Village Funds Definitions, Highlights, and Balances

General Fund: The General Fund includes the operating budget for most Village departments. At the end of each fiscal year, balances in the fund become part of the General Fund Balance. Village policy requires any general fund balance at the end of the fiscal year that is budgeted at more than 25% of the next year's budgeted expenditures, to transfer to the capital projects fund. This money is then used to either offset existing loan payment needs or to help pay cash for future capital projects.

Budget highlights for this fund include:

- The levy allocated to the general fund is up 3.15% from 2022.
- Utility payment-in-lieu-of-taxes (PILOT) payments are flat from 2022.
- State transportation aid payments are up $27,000 over 22 or 6% due to the year the Village undertook 5 years of street projects dropping out of the funding formula.
- Other than the Transportation Aid, total intergovernmental revenue is flat.
- Total revenues for the GF are up $292,000.
- The fire protection budget increased by $11,286 or 2.03%.
- The budgeted increase in GF expenditures for the 2023 budget is 6%. We are budgeting to draw down fund reserves by approximately $300,000. We are not concerned about this as historically our departments are conservative and we come in under expenditures each year but staff will keep an eye on this.

Park Development Fund: The Village created the "Parkland" Development Fund when the Village implemented a fee to developers who create residential lots. The fee is used to offset the increased demand on park services from the increase in residents. There is an impact fee per new house constructed. The Village collects this fee prior to issuing a building permit.

Annually we budget $13,000 for park equipment and improvements. For 2023 we are budgeting to use $65,000 for rehab work at Grandma Fosters Park. With the continued residential growth, the estimated fund balance is projected to remain stable around $200,000.

Terrace Tree Fund: The Village requires developers to contribute to the Terrace Tree Fund for the planting of one tree every 50 feet in new subdivisions. State law permits developers to plant these trees themselves; however, given the quantity discount prices that the Village receives, it is likely developers will continue to contribute to this fund.

For 2022 through 2024, the budget will increase to $23,000 for the replacement of the ash trees that will be removed during this period.

Swimming Pool: For 2023 we are proposing maintaining the levy at $30,000. The levy is projected to increase back to $40,000 in 2024 and remain stable through 2027. The Parks Committee reviews the financials for the pool annually and determines if changes are needed in the fee structure.

Cable TV Fund: The Cable TV Budget is funded entirely by cable franchise fees. This budget contains a significant investment in equipment for the Cable TV department and to improve the equipment for recording board meetings. The total cost of the project is $117,000 and we anticipate using $23,000 of ARPA funds to cover a portion of the project.

SW Dane (Outreach/Nutrition) Fund: The Village collaborates with several neighboring communities to offer area seniors a place for nutritional assistance, meals, and other important services.

The Village will levy $47,343 in 2023 to fund operations; an increase of $7,891 over 2022. Revenues from other contributing municipalities and Dane county are also expected to increase a similar amount. A major reason the increase is needed is that when we performed the compensation study, we discovered the positions were woefully underpaid. This is the second year of increases the levy to catch up on wages.

Library Fund: The Village Board authorizes a tax levy for the library every year and then the Library Board has authority to determine how the money is spent. The Library receives funding from several sources. Library revenues for 2022 are budgeted to increase by 1.5% over the 2023 budget, with the Village levy contribution increasing by that same amount.

The budgeted starting fund balance is projected to remain unchanged for 2023 at $252,915.

Employee Retirement Insurance Fund: The Village set up this fund several years ago to cover costs of benefits for qualified employees. The benefit allows a portion of accumulated sick time to convert to cash upon retirement for use specifically to cover health premium costs. After a review of our existing benefits and a survey of desired benefits by our employees, we are again extending this benefit to all employees.

This fund is budgeted to remain 100% funded levying $44,000 in 2023 and stabilize thereafter to cover Village employee sick leave actuarial costs (including Library and Outreach departments).

Tourism Promotion Fund: This fund was established in 2017 for the revenue and expenditures from the room tax. We are budgeting $75,000 in revenue in 2023 with increases going forward. The Chamber of Commerce is the Village's designated room tax entity and receives 88% of the room tax funds which are used to promote the Village and generate more overnight stays. The Village keeps the remaining amount to cover administrative costs.

Revolving Loan Fund: The Village established this fund in 2010 to help promote economic development in the Village. The Village approved a $200,000 loan made to Floss Please LLC for the new Mount Horeb Dental for their new facility and has approved a $75,000 loan to the Drifltess Social for their renovation of the former Schuberts as a supper club.

General Debt Service Fund: This fund accounts for the debt payments due on Village loans. The debt service levy will remain at $1,600,000 for 2023 and remain steady through 2027.

Debt Types:

- General Obligation Debt – The defining feature of general obligation debt is the source that secures its repayment - an ad valorem tax levied on all taxable property within the limits of the municipality at the time the general obligation is issued. Chapter 67 of the Wisconsin statutes governs the issuance of various obligations generally known as general obligation bonds or notes.

- Revenue Debt – Revenue bonds and notes are payable from the revenues derived from the operation of the water, electric, or sewer utilities. These bonds are not secured by the full faith and credit of the taxing ability of the municipality and as such, they are generally considered a slightly higher risk to investors.

The Village, like all municipalities in the State of Wisconsin, is required to borrow no more than 5% of its equalized assessed value within the community. This limit applies only to general obligation debt. The estimated 2022 equalized value is $1,031,798,244. This means that the Village can legally borrow $51,589,911. The Village will be at 40.53% of its debt limit in 2023, down from 42.41% in 2022. The debt limit will further decrease each year, to 29.95% of its debt limit in 2026. Total general Village-related debt payments in 2022 are $2,857,637.

TID Debt Service Fund: This fund accounts for debt issued for TID 3 and 5. Tax increment revenues pay for the majority of the payments due from the TID-related loans. A property tax levy makes up the difference between the loan payment and the available increment created within both of the TIDs.

The Village is required to maintain a certain fund balance each year to account for costs associated with prior payments for the TID #3 amendment fund. The balance in this fund is restricted until TID #3 is fully paid off. If TID #3 is in the black at the end of its life, the additional money in the TID #3 fund, up to the balance in this fund plus certain monies already reserved in the General Fund, will become unrestricted. The Village fully complies with this requirement.

Capital Projects Fund: The Village annually funds various capital projects – projects that have a value of $5,000 or more and that have a useful life of more than one year. This fund tracks all revenues and expenditures for those projects.

The Finance and Personnel Committee are recommending the following non-utility capital projects for 202:

- Replace Police Squad and Equip as K-9 Unit: $65,000
- Police Server Upgrade: $6,000
- Police Dictation Equipment: $6,200
- Street Replacement Projects: $897,000
- Street Maintenance Projects: $263,700
- Storm Sewer Replacement: $110,000
- Sidewalk Installation: $20,000
- Replace 2010 Paint Striper and Line Driver: $11,500
- Replace 1991 Asphalt Roller: $21,000
- Replace 2012 Chipper: $36,000
- Replace 2008 John Deer Utility Tractor/Mower: $30,000
- Replace Playground Equipment: $130,000
- Recreation Department Restroom: $27,000
- Aquatic Center Improvements: $22,800
- Parking Lot Maintenance: $9,600
- Viking Park HS Field Lights: $150,000
- Tennis/Pickleball Court Reconstruction $200,000
- Emerald Ash Borer Removals: $5,500
- Grundahl Park Infield Renovation: $13,200
- Library Capital Items: $12,500

Total non-utility capital projects in 2023 are $2,037,000. Budgeted revenues total $1,188,750 including debt, equipment trade in, park replacement fund, cost share with the school and softball club and ARPA funds leaving a total levy for Capital Projects of

$250,000. Utilities pay for their capital projects directly from their respective depreciation accounts and from issuing revenue bonds.

TID 3 Fund: This fund manages revenues and expenses associated with Tax Increment District (TID) #3. The revenue typically comes from taxes paid within the specific TID jurisdiction, with additional revenues coming from a levy to cover a portion of the shortfall needed between the known debt payment and the revenues coming into the fund from increment created from the base value when the district was created. In addition to the levy, two local developers pay the remaining costs associated with the shortfall. The Village is responsible for 33.86% of the shortfall between the increment collected and any given year's annual debt payment on the loan(s) for the cost of projects already completed. Developers pay 66.14% of the shortfall.

The 2022 increment value in TID #3 is $44,258,000. This is up $5,311,900 versus 2021.

This TID has always projected as being very tight to whether it will pay off all expenses during its lifetime. With recent growth in the district, it now appears that pending any significant decreases in the mill rate it will pay off.

TID 3 Amendment Fund: In 2006, the Village approved an amendment to TID 3 and incurred additional expenses. It is unknown if the TID will be able to fully support repayment of these additional expenses (which will only happen after the original TID 3 fund fully covers all of its debt obligations throughout the life of the TID). If this occurs, then the District can remain open in order to repay the costs associated with this fund. Because of the nature of this fund, it will carry a negative balance.

The estimated fund balance at the end of 2022 is projected to be -$848,063.

TID 4 Fund: TID 4 was formally closed in 2022. Thanks to the increment generated we were able to return $140,169 to our general fund and $258,209 to the other taxing entities.

TID 5 Fund: TID 5 was created in August of 2016. TID 5 has already seen the development of the Hoff Apartments, the total rehab of 108 S Second Street and 119 S Second Street and the completion of 3 façade and building restorations through our TID funded program. In 2022 increment value in TID #5 is $62,373,800, an increase of 12% or $7,234,200 over 2021.

Levy

The Village levies from eleven (11) different funds and six (6) of these funds are inter-related due to their connection to the state-imposed levy limit. The following funds are at least partially funded by a levy:

- General Fund
- Library
- Outreach/Nutrition (Senior Center)
- Capital Projects
- Employee Retirement Insurance Fund
- Swimming Pool
- Tax Increment Districts (TID)
- Debt Service
- TID Debt Service

The total combined levy from levy-limit funds cannot be more than the state-imposed limit, which for 2023 is 2.43% more than the levy in 2022. The levy for 2023 complies with this requirement. For 2023, the Village's levy toward the levy limit is $3,855,487 (excluding debt levy). The total general levy is $5,510,949 (including debt levy). The total levy amount will be added to the TID increment to determine the total final levy. Not including the TID increment calculations, the general levy is set to increase by 1.75%. This represents a decrease of $202 on a $250,000 assessed property for the Village portion of the tax bill. The one outstanding item we have that would affect this is the additional amount we can increase the levy based on the retired TID 4. There is a complicated formula that allows us an additional increase in the levy, exempt from levy limits, based on the value of the retired TID. That number will not be finalized until we have all the tax rates from the other tax entities.

Utilities

Electric Utility: This fund is used for the operation of the Village's electric utility. The utility purchases power from WPPI Energy and distributes it to customers within and outside of the Village's corporate limits. Expenses include costs for maintaining two substations and 127 miles of primary distribution lines. We are in the process of an application to the Wisconsin Public Service Commission for the first electric utility rate increase since 2006.

Electric utility debt was paid off in 2022 but there will be debt payments resuming in 2024 for the new substation project. The estimated starting cash balance in the electric fund for 2023 is $2,825,862 and the estimated ending balance is $3,281,643.

The electric utility’s capital projects in 2023 are:

- New Electric Substation: $4,000,000
- Replace 2011 40’ Bucket Truck: $160,000
- Replace 2012 Chevrolet 2500 pickup: $40,000
- Replace 2013 Trencher: $245,000
- Downtown Substation Work: $300,000
- Northeast Substation Work: $317,000
- Replace 2012 Morbark Chipper (50% with PS): $23,500

Water Utility: This fund is for the operation of the Village’s water utility. The water utility operates two water towers with 700,000 gallons of elevated water storage capacity, 600,000 gallons of ground level storage capacity, has over 231,000 linear feet of water mains, and operates four wells.

Total water-related debt payments in 2023 are $182,400. The estimated starting cash balance in the water fund for 2023 is $1,173,228 and the estimated ending balance is $1,049,031.

The water utility’s capital projects in 2023 are:

- System Leak Detection: $5,000
- Meter Replacements: $110,000
- Water Main Replacement: $1,390,257

Sewer Utility: This fund is used for the operation of the Village’s sewer utility. The utility operates the wastewater treatment plant, 236,782 feet of sewer main, and eleven lift stations.

Total sewer-related debt payments in 2023 are $1,106,734. We project payments to remain level through 2026. The estimated starting cash balance in the sewer fund for 2023 is $1,270,114 and the estimated ending balance is $947,906.

The sewer utility's capital projects in 2023 are:

- Fence/Gate on ATC Easement: $5,000
- SCADA PC’s and Software Upgrade: $18,000
- New 2023 Ford F150 Pickup: $45,000

AGENDA ITEM REPORT

VILLAGE OF MOUNT HOREB

MEETING DATE	PREPARED BY
November 2, 2022	

AGENDA ITEM # 6.b

Consideration of Resolution 2022-15 Creating Sustainability and Natural Resources Committee

BACKGROUND

RECOMMENDATION

ATTACHMENTS

1. reso 2022-15 Creating Sustainablity Commitee
2. Sustainability mission Statement Draft

RESOLUTION NO. 2022-15
VILLAGE OF MOUNT HOREB

A RESOLUTION CREATING THE SUSTAINABILITY AND NATURAL RESOURCE COMMITTEE OF THE VILLAGE OF MOUNT HOREB

* **

WHAT IS SUSTAINABILITY?

The term sustainability refers to a community's capacity to support the long-term health and welfare of its natural and man-made environment, as well as all forms of life that depend on that environment. A sustainable community is focused not only on protecting natural resources, but also on ensuring a high quality of life for all residents. To move in the direction of sustainability, a community must recognize the interconnectedness of all things, as well as the impact their actions have on the greater region and the world.

A community can advance sustainability through a variety of strategies such as promoting comprehensive transportation networks and services; ensuring a variety of housing options throughout the community; investing in a strong economy that provides a diversity of local jobs, goods, and services; supporting well designed development that preserves high-quality farmland and complements the natural environment; seeking out opportunities to reduce non-renewable energy consumption and waste; and generally by developing comprehensive solutions to resolving complex issues.

WHEREAS, the decisions made today will directly affect the quality of life for future Mount Horeb residents; and,

WHEREAS, Mount Horeb's Comprehensive Plan encourages the establishment of a Village Sustainability Committee to lead the effort in implementing the Dane County Climate Action Plan at the local level; and,

WHEREAS, Mount Horeb's actions to lessen its carbon footprint will help mitigate a climate crisis for our county state, country, and planet; and,

WHEREAS, Mount Horeb can partner with other governmental and regional initiatives to provide a more sustainable future for its residents by leveraging grants and matching funds for economically sustainable initiatives, and,

WHEREAS, improving the Village's quality of life makes the Village a more attractive destination to visitors and homeowners alike; and,

WHEREAS, Dane County, as well as many of its communities have initiated sustainability committees and have taken substantial actions to pass on a sustainable future for their communities; and, WHERE AS, Mount Horeb Village Board has embraced a vision which addresses the following;

- Improve health and wellness of all residents.
- Increase our ability to adapt and be resilient to a changing climate.
- Bridge the rural and urban divide, creating solutions that work for everyone in the county.
- Enhance our natural environments, delivering ecosystem benefits.

Dane County's Action Plan documents global, national, and state-wide climate data and projections providing an understanding of the trends and changes in temperature, precipitation, greenhouse gas emissions, and energy usage. The major findings and recommendations are summarized below:

- Southern Wisconsin will continue to get hotter and wetter over the next 30 years.
- Implementing the policies, programs, and projects in the Action Plan could reduce county-wide greenhouse gas emissions by up to 50% by 2030, yet will still fall short of the goals for being carbon-neutral by 2050.
- Dane County can boost economic development, equity, and public health by reducing greenhouse gas emissions by more than 45% by 2030.
- Key goals are to meet a significant amount of electricity demand with solar and wind by 2030, continue to transition away from petroleum- based vehicles, and increase investments in energy efficiency, energy conservation, and emission reduction strategies.
- There is a need to implement more sustainable agriculture systems, and Dane County can lead those efforts

  \- 2022 Village of Mount Horeb Comprehensive Plan, pp: 17

WHEREAS, a key component of substantial ecologic and economic stability is the actions of the citizenry. Therefor informational programming, listening sessions and encouraging sustainable actions should be incorporated into this committee's objectives. The village should lead by example and acknowledge the actions of individuals and groups.

NOW, THEREFORE, BE IT RESOLVED that the Village of Mount Horeb creates a (seven) or (nine) member Sustainability and Natural Resource Committee, comprised of up to two Village Board Trustees and six Mount Horeb residents to participate in the committee. Committee Members will be appointed by the Village President. If possible one committee appointment should be filled by a liaison from the Mt. Horeb Public High School to provide a voice for those who will inherit the actions of our community. The student will have voting privileges.

PASSED AND ADOPTED by the Village of Mount Horeb, this the ____ day of _______, 2022.

APPROVED:

By: ______________________________
Randy J. Littel, Village President

ATTEST:

By: ______________________________
Alyssa Gaffney, Village Clerk

The Village of Mount Horeb Sustainability and Natural Resource Committee
Draft Mission Statement

The Village of Mount Horeb Sustainability and Natural Resource Committee is dedicated to sustaining and improving our quality of life for future generations who will call the municipality home. The Committee advocates for sustainable policy regarding Village policies and practices and seeks to bring innovative solutions to combat environmental degradation.

The Committee strives to be inclusive, supporting citizens' and community group's' sustainable actions. The Committee will advocate partnering with other communities and regional government to leverage resources and funding for projects within its purview. The committee strives to provide ecologic sustainability with best use practices, while ensuring stability of the village's economy. The committee is determined to substantially curtail our Village's carbon footprint to mitigate the effects of catastrophic climate change in the future.

What is Sustainability?

The term sustainability refers to a community's capacity to support the long-term health and welfare of its natural and man-made environment, as well as all forms of life that depend on that environment. A sustainable community is focused not only on protecting natural resources, but also on ensuring a high quality of life for all residents. To move in the direction of sustainability, a community must recognize the interconnectedness of all things, as well as the impact their actions have on the greater region and the world.

VILLAGE OF MOUNT HOREB

AGENDA ITEM REPORT

MEETING DATE	PREPARED BY
November 2, 2022	Nicholas Owen, Administrator

AGENDA ITEM # 6.c

Consider Resolution #2022-16, A Resolution Authorizing the Issuance and Sale of a $4,626,000 Electric System Revenue Bond of the Village of Mount Horeb, Dane County, Wisconsin, and Providing for the Payment of the Bonds and Other Details With Respect to the Bonds

BACKGROUND

Kevin Mullen of Baird worked with banks and investors to receive a proposal for purchase of electronic revenue bonds for the new substation project, existing substation improvements and an underground electric distribution line extension. The recommended bid came in at 4.2% and has no requirements for a bond reserve or to receive a bond rating. A representative of Baird will be present to answer any questions. Considering the rising interest rate environment and this being a revenue bond, staff are very happy with the rate and terms.

RECOMMENDATION

Staff recommends approval.

ATTACHMENTS

1. Term Sheet $4.626 Mount Horeb Vg Electric Sys Bonds 11212022 Prelim
2. reso 2022-16 Auth Issuance & Sale of Electric Revenue Bond FINAL

RESOLUTION NO. 2022-16

A RESOLUTION AUTHORIZING THE ISSUANCE AND SALE OF A $4,626,000 ELECTRIC SYSTEM REVENUE BOND OF THE VILLAGE OF MOUNT HOREB, DANE COUNTY, WISCONSIN, AND PROVIDING FOR THE PAYMENT OF THE BOND AND OTHER DETAILS WITH RESPECT TO THE BOND

WHEREAS, the Village of Mount Horeb, Dane County, Wisconsin ("Village") now owns and operates and has for many years owned and operated its Electric System, a public utility (the Electric System and all properties of every nature in connection with such Electric System now or hereafter owned by the Village, including all improvements and extensions thereto, all real and personal property of every nature comprising part of and used or useful in connection therewith, and all appurtenances, contracts, leases, franchises and other intangibles, are hereinafter referred to collectively as the "System"); and

WHEREAS, under the provisions of Chapter 66, Wis. Stats., any municipality in the State of Wisconsin may, by action of its governing body, provide funds for extending, adding to and improving a public utility from the proceeds of bonds, which bonds are to be payable only from the income and revenues of such utility and are to be secured by a pledge of the revenues of the utility; and

WHEREAS, it is necessary, desirable and in the best interests of the Village to finance improvements and extensions to the System (the "Project") to adequately supply the needs of the Village and the residents thereof; and

WHEREAS, it is necessary, desirable and in the best interests of the Village to authorize and sell a revenue bond (the "Bond") for the purpose of financing the Project, which Bond shall be payable solely from the Revenues of the System, and is to be authorized and issued pursuant to the provisions of Section 66.0621, Wisconsin Statutes; and

WHEREAS, the Village has no bonds or obligations outstanding which are payable from the Revenues of the System; and

WHEREAS, it is the finding of the Village Board that it is necessary, desirable and in the best interest of the Village to sell the Bond to Truist Bank (the "Purchaser"), pursuant to the terms and conditions contained in this Resolution and the Term Sheet attached hereto as Exhibit A and incorporated herein by this reference (the "Proposal").

NOW, THEREFORE, the Village Board of the Village of Mount Horeb, Dane County, Wisconsin, do resolve that:

Section 1. Authorization of Bond. For the purpose of financing the Project, the Village shall borrow on the credit of the Revenues of the System the sum of $4,626,000. Negotiable, fully-registered bonds of the Village, in the minimum denomination of $100,000 or any integral multiple of $1,000 in excess thereof, shall be issued in evidence thereof. The Bond shall be designated as an "Electric System Revenue Bond", shall be initially numbered R-1 and shall be dated its date of issuance. The Bond shall bear interest at the rate of 4.20% per annum and principal shall be payable in installments on each May 1, commencing May 1, 2023, in the years and principal amounts set forth on the Proposal and the debt service schedule attached hereto as Exhibit B and incorporated herein by this reference (the "Schedule").

Interest on the Bond shall be payable semi-annually on May 1 and November 1 of each year, commencing May 1, 2023. Interest on the Bond shall be computed upon the basis of a 360-day year of twelve 30-day months. All payments of principal and interest on the Bond shall be made by wire transfer, ACH payment or other electronic means acceptable to the Purchaser.

The Bond shall be subject to redemption prior to maturity, at the option of the Village, on May 1, 2029 or on any November 1 or May 1 thereafter. Said Bond is redeemable in whole, but not in part, at the principal amount thereof, plus accrued interest to the date of redemption.

The schedule of principal and interest payments is found to be such that the amount of annual debt service payments is reasonable in accordance with prudent municipal utility practices.

The Bond shall be signed by the manual or facsimile signatures of the President and Village Clerk of the Village (provided that, unless the Village has contracted with a fiscal agent to authenticate the Bond, at least one of such signatures shall be manual), and sealed with the corporate seal of the Village.

The Bond, together with interest thereon, shall not constitute an indebtedness of the Village nor a charge against its general credit or taxing power. The Bond, together with interest thereon, shall be payable only out of the Special Redemption Fund hereinafter provided, and shall be a valid claim of the registered owner thereof only against the Special Redemption Fund and the Revenues pledged to such Fund. Sufficient Revenues are hereby pledged to the Special Redemption Fund, and shall be used for no other purpose than to pay the principal of and interest on the Bond and any Parity Bonds as the same fall due.

Section 2. Form of the Bond. The Bond shall be issued in registered form and shall be executed and delivered in substantially the form attached hereto as Exhibit C and incorporated herein by this reference.

Section 3. Definitions. In addition to the words defined elsewhere in this Resolution, the following words shall have the following meanings unless the context or use indicates another or different meaning or intent:

"Annual Debt Service Requirement" means the total amount of principal and interest due in any Fiscal Year on the Bond and Parity Bonds.

"Bond Year" means the one-year period ending on a principal payment date or mandatory redemption date for the Bond.

"Bulk Power Supply Engineer" means a nationally recognized engineer, or firm of engineers selected by the Village and which has skill and expertise in the field of bulk power supply planning.

"Code" means the Internal Revenue Code of 1986, as amended.

"Credit Obligation" means any obligation of the Village under a contract, lease installment sales agreement or other instrument, including but not limited to any contract entered into with a municipal electric company pursuant to Section 66.0825(8), Wisconsin Statutes, to make payments for property, services or commodities for the benefit or use of the System whether or not the same are made available, furnished or received, or any other obligation of the Village, under which the Village lends credit to or guarantees debts, claims or other obligations of any other person or entity for the purpose of obtaining property, services or commodities for the System or for the purpose of financing the initial costs of any project of any other person or entity from which property, services or commodities are intended to be obtained for the benefit or use of the System but only to the extent such obligation requires payment directly or indirectly from a designated fund or account provided for under this Resolution.

"Fiscal Year" means the fiscal year adopted by the Village for the System, which is currently the calendar year.

"Net Revenues" means the Revenues minus all Operation and Maintenance Expenses of the System.

"Operation and Maintenance Expenses" means the reasonable and necessary costs of operating, maintaining, administering and repairing the System, including salaries, wages, costs of materials and supplies, insurance and audits, but excluding depreciation, debt service, tax equivalents and capital expenditures. Operation and Maintenance Expenses shall include, without intent to limit the foregoing, all costs of purchasing, producing and delivering electric power and energy and specifically fuel costs, costs of transmission service, reserve service, interchange service, and all other costs of purchased power, including obligations under the Power Supply Contract between the Village and WPPI, and all payments required by Credit Obligations.

"Parity Bonds" means additional bonds issued on a parity as to pledge and lien with the Bond in accordance with the provisions of Section 9 of this Resolution.

"Power Supply Contract" means the Long Term Power Supply Contract for Participating Members between the Village and WPPI entered into under Section 66.0825(8), Wisconsin Statutes.

"Revenues" means all income and revenue derived from operation of the System, including the revenues received from the Village for services rendered to it and all moneys received from any other source, including income derived from investments.

"WPPI" means WPPI Energy, a municipal electric company organized under Section 66.0825, Wis. Stats., its successors and assigns.

Section 4. Income and Revenue Funds. When the Bond shall have been delivered in whole or in part, the Revenues shall be set aside into the following separate and special funds, which were created and established by a resolution adopted by the Village Board on November 7, 2002 and are hereby continued and shall be used and applied as described below:

- Revenues in amounts sufficient to provide for the reasonable and proper operation and maintenance of the System through the payment of Operation and Maintenance Expenses shall be set aside into the Electric System Operation and Maintenance Fund (the "Operation and Maintenance Fund").

- Revenues in amounts sufficient to pay the principal of and interest on the Bond and Parity Bonds and to meet the Annual Debt Service Requirement shall be set aside into the Electric System Revenue Bond and Interest Special Redemption Fund (the "Special Redemption Fund"), to be applied to the payment of the principal of and interest on the Bond and any Parity Bonds. The monies standing in the Special Redemption Fund are irrevocably pledged to the payment of principal of and interest on the Bond and any Parity Bonds.

- Revenues in amounts sufficient to meet the Depreciation Requirement (defined below) shall be set aside into the Electric System Depreciation Fund (the "Depreciation Fund") as set forth below.

The Operation and Maintenance Fund and Depreciation Fund shall be deposited as received in public depositories to be selected by the Village Board in the manner required by Chapter 34 of the Wisconsin Statutes and may be invested in legal investments subject to the provisions of Section 66.0603(1m), Wis. Stats.

Money in the Operation and Maintenance Fund shall be used to pay Operation and Maintenance Expenses as the same come due; money not immediately required for Operation and Maintenance Expenses shall be used to accumulate a reserve in the Operation and Maintenance Fund equal to estimated Operation and Maintenance Expenses for one month. Any money then available and remaining in the Operation and Maintenance Fund may be transferred to the Surplus Fund, which fund is hereby continued.

Revenues shall be deposited in the Depreciation Fund each month until such amount as the Village Board may from time to time determine to constitute an adequate and reasonable depreciation account for the System (the "Depreciation Requirement") is accumulated therein. Money in the Depreciation Fund shall be available and shall be used, whenever necessary, to restore any deficiency in the Special Redemption Fund. When the Special Redemption Fund is sufficient for its purpose, funds in the Depreciation Fund may be expended for repairs, replacements, new construction, extensions or additions to the System. Any money on deposit in the Depreciation Fund in excess of the Depreciation Requirement which is not required during the current Fiscal Year for the purposes of the Depreciation Fund, may be transferred to the Surplus Fund.

It is the express intent and determination of the Village Board that the amount of Revenues to be set aside and paid into the Special Redemption Fund shall in any event be sufficient to pay principal of and interest on the Bond and any Parity Bonds, and the Village Treasurer shall each Fiscal Year deposit at least sufficient Revenues in the Special Redemption Fund to pay promptly all principal and interest falling due on the Bond and any Parity Bonds.

The Revenues so set aside for payment of the principal of and interest on the Bond and any Parity Bonds shall be set apart and shall be paid into the Special Redemption Fund not later than the 10th day of each month. The amount deposited each month shall be not less than one-sixth of the interest next coming due, plus one-twelfth of the principal next coming due.

The minimum amounts to be so deposited for debt service on the Bond are set forth on the Schedule attached hereto as Exhibit B.

The Special Redemption Fund shall be used for no purpose other than the payment of interest upon and principal of the Bond and any Parity Bonds promptly as the same become due and payable or to pay redemption premiums. All money in the Special Redemption Fund shall be deposited in a special account and invested in legal investments subject to Section 66.0603(1m), Wis. Stats., and the monthly payments required to be made to the Special Redemption Fund shall be made directly to such account.

Funds in the Special Redemption Fund in excess of the minimum amounts required to be paid therein may be transferred to the Surplus Fund.

Money in the Surplus Fund shall first be used when necessary to meet requirements of the Operation and Maintenance Fund including the one month reserve, the Special Redemption Fund, and the Depreciation Fund. Any money then remaining in the Surplus Fund at the end of any Fiscal Year may be used only as permitted and in the order specified in Section 66.0811(2), Wis. Stats. Money thereafter remaining in the Surplus Fund may be transferred to any of the funds or accounts created and established by a resolution adopted by the Village Board on November 7, 2002 and continued by this section.

Section 5. Service to the Village. The reasonable cost and value of any electric service rendered to the Village by the System, including reasonable health protection charges, shall be charged against the Village and shall be paid by it in monthly installments as the service accrues, out of the current revenues of the Village collected or in the process of collection, exclusive of the revenues derived from the System, to wit: out of the tax levy of the Village (the "Tax Levy Revenues") made by it to raise money to meet its necessary current expenses. It is hereby found and determined that the amount of such reasonable cost and value of such service to the Village in each year shall be in an amount which, together with Revenues of the System, will produce Net Revenues equivalent to not less than 1.25 times the Annual Debt Service Requirement. Such compensation for such service rendered to the Village shall, in the manner provided hereinabove, be paid into the separate and special funds described in Section 4 of this Resolution. However, such payment from the Tax Levy Revenues is subject to (a) annual appropriations by the Village Board, (b) approval of the Wisconsin Public Service Commission, or successors to its function, if necessary, and (c) applicable levy limits, if any; and neither this Resolution nor such payment shall be construed as constituting an obligation of the Village to make any such appropriation over and above the reasonable cost and value of services rendered to the Village and its inhabitants or to make any subsequent payment over and above such reasonable cost and value.

Section 6. Operation of System; Village Covenants. It is covenanted and agreed by the Village with the owner of the Bond, that:

(a) It will faithfully and punctually perform all duties with reference to the System required by the Constitution and Statutes of the State of Wisconsin, including the making and collecting of reasonable and sufficient rates lawfully established for services rendered by the System, and will collect and segregate the Revenues of the System and apply them to the respective funds and accounts described hereinabove;

(b) It will not sell, lease, or in any manner dispose of the System, including any part thereof or any additions, extensions, or improvements that may be made part thereto, except that the Village shall have the right to sell, lease or otherwise dispose of any property of the System found by the Village Board to be neither necessary nor useful in the operation of the System, provided the proceeds received from such sale, lease or disposal shall be paid into the Special Redemption Fund or applied to the acquisition or construction of capital facilities for use in the normal operation of the System, and such payment shall not reduce the amounts otherwise required to be paid into the Special Redemption Fund;

(c) It will cause the Project to be completed as expeditiously as reasonably possible;

(d) It will pay or cause to be paid all lawful taxes, assessments, governmental charges, and claims for labor, materials or supplies which if unpaid could become a lien upon the System or its Revenues or could impair the security of the Bond;

(e) It will maintain in reasonably good condition and operate the System, and will establish, charge and collect such lawfully established rates and charges for the service rendered by the System, so that in each Fiscal Year Net Revenues shall not be less than 125% of the Annual Debt Service Requirement, and so that the Revenues of the System herein agreed to be set aside to provide for the payment of principal of the Bond and Parity Bonds and the interest thereon as the same becomes due and payable will be sufficient for those purposes; and

(f) It will prepare a budget not less than sixty days prior to the end of each Fiscal Year and, in the event such budget indicates that the Net Revenues for each Fiscal Year will not exceed the Annual Debt Service Requirement for each corresponding Fiscal Year by the proportion stated hereunder, will take any and all steps permitted by law to increase rates so that the aforementioned proportion of Net Revenues to the Annual Debt Service Requirement shall be accomplished as promptly as possible.

(g) It will deliver financial statements of the System (or the Village containing the operations of the System as a component unit) to the registered owner of the Bond within 270 days after the conclusion of each Fiscal Year until the Bond has been fully defeased.

Section 7. Books and Accounts; Inspection. The Village will keep proper books and accounts relative to the System separate from all other records of the Village and will cause such books and accounts to be audited annually by a recognized independent firm of certified public accountants including a balance sheet and a profit and loss statement of the System as certified by such accountants. Each such audit, in addition to whatever matters may be thought proper by the accountants to be included therein shall include the following: (1) a statement in detail of the income and expenditures of the System for the Fiscal Year; (2) a statement of the Net Revenues of the System for such Fiscal Year; (3) a balance sheet as of the end of such Fiscal Year; (4) the accountants' comment regarding the manner in which the Village has carried out the requirements of this Resolution and the accountants' recommendations for any changes or improvements in the operation of the System; (5) the number of connections to the System at the end of the Fiscal Year, for each user classification (i.e., residential, commercial, public and industrial); and (6) a list of the insurance policies in force at the end of the Fiscal Year setting out as to each policy the amount of the policy, the risks covered, the name of the insurer, and the expiration date of the policy.

The owners of the Bond shall have at all reasonable times the right to inspect the System and the records, accounts and data of the Village relating thereto.

Section 8. Insurance. So long as the Bond is outstanding the Village will carry for the benefit of the owners of the Bond: insurance of the kinds and in the amounts normally carried by private companies or other public bodies engaged in the operation of similar systems. All money received for loss of use and occupancy shall be considered Revenue of the System payable into the separate funds and accounts named in Section 4 of this Resolution. All money received for losses under any casualty policies shall be used in repairing the damage or in replacing the property destroyed provided that if the Village Board shall find it is inadvisable to repair such damage or replace such property and that the operation of the System has not been impaired thereby, such money shall be deposited in the Special Redemption Fund, but in that event such payments shall not reduce the amounts otherwise required to be paid into the Special Redemption Fund.

Section 9. Additional Bonds. No bonds or obligations payable out of the Revenues of the System may be issued in such manner as to enjoy priority over the Bond. Additional obligations may be issued if their lien and pledge is junior and subordinate to that of the Bond. Additional obligations may be issued on a parity with the Bond as to the pledge of Revenues of the System ("Parity Bonds") only if all of the following conditions are met:

a. Either: (1) The Net Revenues of the System for the Fiscal Year immediately preceding the issuance of such additional bonds must have been equal to at least 1.25 times the average annual principal and interest requirements on all bonds outstanding (including the Bond) payable from Revenues of the System and on the bonds then to be issued. Should an increase in permanent rates and charges, including those made to the Village, be properly ordered and made effective during the Fiscal Year immediately prior to the issuance of such additional bonds or during that part of the Fiscal Year of issuance prior to such issuance, then Revenues for purposes of such computation shall include such additional Revenues as an independent certified public accountant, municipal advisor, consulting professional engineer or the Wisconsin Public Service Commission may certify would have accrued during the prior Fiscal Year had the new rates been in effect during that entire immediately prior Fiscal Year; or (2) An independent certified public accountant, municipal advisor or consulting professional engineer provides a certificate setting forth for each of the three Fiscal Years commencing with the Fiscal Year following that in which the projects financed by such additional bonds are to be completed, the projected Net Revenues and the maximum annual interest and principal requirements on all bonds (including the Bond) outstanding payable from the Revenues of the System and on the bonds then to be issued (the "Maximum Annual Debt Service Requirement"), and demonstrating that for each such Fiscal Year the projected Net Revenues will be in an amount not less than 125% of such Maximum Annual Debt Service Requirement.

b. The payments required to be made into the funds and accounts enumerated in Section 4 of this Resolution (but not the Surplus Fund) must have been made in full.

c. The additional bonds must have principal maturing on May 1 of each year in which principal falls due and interest falling due on May 1 and November 1 of each year.

d. The proceeds of the Parity Bonds must be used only for the purpose of providing additions, extensions or improvements to the System, or to refund obligations issued for such purpose.

Section 10. Credit Obligations.

(a) To the extent permitted by law, the Village may undertake any Credit Obligation which directly or indirectly requires payments from the Operation and Maintenance Fund, but only if it shall first obtain an opinion of a Bulk Power Supply Engineer to the effect that: (i) the property, services or commodities to be furnished pursuant to such Credit Obligation may be used beneficially by the Village to meet the power and energy requirements of the System; and (ii) the obtaining of such property, services or commodities is technically and economically justifiable in accordance with prudent municipal utility management practice.

(b) To the extent permitted by law, the Village may undertake any Credit Obligation that directly or indirectly requires payments from the Surplus Fund, subject to any prior use of such monies for the benefit of the Bond pursuant to Section 4 of this Resolution without meeting the requirements of subsection (a).

(c) The Bulk Power Supply Engineer may, in making all estimates required to be made or necessary to render any opinion required under this Section, rely upon estimates supplied by other engineers or information supplied by other persons, including an authorized representative of the Village, who the Bulk Power Supply Engineer believes to be qualified and to have access to the necessary information to make such estimates and to provide such information.

Section 11. Sale of Bond. The Village hereby agrees to sell and deliver the Bond to the Purchaser for the purchase price equal to the par amount on the Bond. The Proposal is hereby approved, and the appropriate Village officials are hereby authorized and directed to execute the same. The officers of the Village are authorized and directed to do any and all acts necessary to conclude delivery of the Bond to the Purchaser, upon receipt of the purchase price, as soon after adoption of this Resolution as is convenient.

Section 12. Application of Bond Proceeds. All accrued interest received from the sale of the Bond shall be deposited into the Special Redemption Fund. The balance of the proceeds, less the expenses incurred in authorizing, issuing and delivering the Bond, shall be deposited in a special fund designated as "Electric System Improvement Fund." Said special fund shall be adequately secured and used solely for the purpose of meeting costs of extending, adding to and improving the System, as described in the preamble hereof. The balance remaining in said Electric System Improvement Fund after paying said costs shall be transferred to the Special Redemption Fund for use in payment of principal of and interest on the Bond.

Section 13. Amendment to Resolution. After the issuance of the Bond, no change or alteration of any kind in the provisions of this Resolution may be made until the Bond has been paid in full as to both principal and interest, or discharged as herein provided, except:

a. The Village may, from time to time, amend this Resolution without the consent of any of the owners of the Bond, but only to cure any ambiguity, administrative conflict, formal defect, or omission or procedural inconsistency of this Resolution; and

b. This Resolution may be amended, in any respect, with the written consent of the owners of not less than two-thirds of the principal amount of the Bond then outstanding, exclusive of the Bond held by the Village; provided, however, that no amendment shall permit any change in the pledge of Revenues derived from the System, or in the maturity of any Bond issued hereunder, or a reduction in the rate of interest on any Bond, or in the amount of the principal obligation thereof, or in the amount of the redemption premium payable in the case of redemption thereof, or change the terms upon which the Bond may be redeemed or make any other modification in the terms of the payment of such principal or interest without the written consent of the owner of each such Bond to which the change is applicable.

Section 14. Defeasance. When the Bond has been discharged, all pledges, covenants and other rights granted to the owners thereof by this Resolution shall cease. The Village may discharge the Bond due on any date by depositing into a special account on or before that date a sum sufficient to pay the same in full; or if the Bond should not be paid when due, it may nevertheless be discharged by depositing into a special account a sum sufficient to pay it in full with interest accrued from the due date to the date of such deposit. The Village, at its option, may also discharge the Bond called for redemption on any date when it is prepayable according to its terms, by depositing into a special account on or before that date a sum sufficient to pay them in full, with the required redemption premium, if any, provided that notice of redemption has been duly given as required by this Resolution. The Village, at its option, may also discharge the Bond of said issue at any time by irrevocably depositing in escrow with a suitable bank or trust company a sum of cash and/or bonds or securities issued or guaranteed as to principal and interest of the U.S. Government, or of a commission, board or other instrumentality of the U.S. Government, maturing on the dates and bearing interest at the rates required to provide funds sufficient to pay when due the interest to accrue on the Bond to its maturity or, at the Village's option, if said Bond is prepayable to any prior date upon which it may be called for redemption, and to pay and redeem the principal amount of each such Bond at maturity, or at the Village's option, if said Bond is prepayable, at its earliest redemption date, with the premium required for such redemption, if any, provided that notice of the redemption of the prepayable Bond on such date has been duly given or provided for. Upon such payment or deposit, in the amount and manner provided by this Section, all liability of the Village with respect to the Bond shall cease, terminate and be completely discharged, and the owners thereof shall be entitled only to the payment out of the money so deposited.

Section 15. Investments and Arbitrage. Monies accumulated in any of the funds and accounts referred to in Sections 4 and 12 hereof which are not immediately needed for the respective purposes thereof, may be invested in legal investments subject to the provisions of Sec. 66.0603(1m), Wis. Stats., until needed. All income derived from such investments shall be credited to the fund or account from which the investment was made. A separate banking account is not required for each of the funds and accounts established under this Resolution; however, the monies in each fund or account shall be accounted for separately by the Village and used only for the respective purposes thereof. The proceeds of the Bond shall be used solely for the purposes for which they are issued but may be temporarily invested until needed in legal investments. No such investment shall be made in such a manner as would cause the Bond to be "arbitrage bonds" within the meaning of Section 148 of the Code or the Regulations of the Commissioner of Internal Revenue thereunder (the "Regulations").

An officer of the Village, charged with the responsibility for issuing the Bond, shall, on the basis of the facts, estimates and circumstances in existence on the date of closing, make such certifications as are necessary to permit the conclusion that the Bond is not "arbitrage bonds" under Section 148 of the Code or the Regulations.

Section 16. Resolution a Contract. The provisions of this Resolution shall constitute a contract between the Village and the owner or owners of the Bond, and after issuance of any of the Bond no change or alteration of any kind in the provisions of this Resolution may be made, except as provided in Section 13, until the Bond has been paid in full as to both principal and interest. The owner of the Bond shall have the right in addition to all other rights, by mandamus or other suit or action in any court of competent jurisdiction, to enforce such owner's or owners' rights against the Village, the governing body thereof, and any and all officers and agents thereof including, but without limitation, the right to require the Village, its governing body and any other authorized body, to fix and collect rates and charges fully adequate to carry out all of the provisions and agreements contained in this Resolution.

Section 17. Payment of the Bond; Fiscal Agent. The principal of and interest on the Bond shall be paid by Zions Bancorporation, National Association, Chicago, Illinois, which is hereby appointed as the Village's registrar and fiscal agent pursuant to the provisions of Section 67.10(2), Wisconsin Statutes (the "Fiscal Agent"). The Village hereby authorizes the President and Village Clerk or other appropriate officers of the Village to enter into a Fiscal Agency Agreement between the Village and the Fiscal Agent. Such contract may provide, among other things, for the performance by the Fiscal Agent of the functions listed in Wis. Stats. Sec. 67.10(2)(a) to (j), where applicable, with respect to the Bond.

Section 18. Persons Treated as Owners; Transfer of Bond. The Village Clerk shall keep books for the registration and for the transfer of the Bond. The person in whose name any Bond shall be registered shall be deemed and regarded as the absolute owner thereof for all purposes and payment of either principal or interest on any Bond shall be made only to the registered owner thereof. All such payments shall be valid and effectual to satisfy and discharge the liability upon such Bond to the extent of the sum or sums so paid.

Any Bond may be transferred by the registered owner thereof by surrender of the Bond at the office of the Village Clerk, duly endorsed for the transfer or accompanied by an assignment duly executed by the registered owner or his attorney duly authorized in writing. Upon such transfer, the President and Village Clerk shall execute and deliver in the name of the transferee or transferees a new Bond of a like aggregate principal amount, series and maturity, and the Village Clerk shall record the name of each transferee in the registration book. No registration shall be made to bearer. The Village Clerk shall cancel any Bond surrendered for transfer.

The Village shall cooperate in any such transfer, and the President and Village Clerk are authorized to execute any new Bond necessary to effect any such transfer.

Section 19. Compliance with Federal Tax Laws. (a) The Village represents and covenants that the projects financed by the Bond and their ownership, management and use will not cause the Bond to be "private activity Bond" within the meaning of Section 141 of the Code. The Village further covenants that it shall comply with the provisions of the Code to the extent necessary to maintain the tax-exempt status of the interest on the Bond including, if applicable, the rebate requirements of Section 148(f) of the Code. The Village further covenants that it will not take any action, omit to take any action or permit the taking or omission of any action within its control (including, without limitation, making or permitting any use of the proceeds of the Bond) if taking, permitting or omitting to take such action would cause the Bond to be an arbitrage bond or a private activity bond within the meaning of the Code or would otherwise cause interest on the Bond to be included in the gross income of the recipients thereof for federal income tax purposes. The Village Clerk or other officer of the Village charged with the responsibility of issuing the Bond shall provide an appropriate certificate of the Village certifying that the Village can and covenanting that it will comply with the provisions of the Code and Regulations.

(b) The Village also covenants to use its best efforts to meet the requirements and restrictions of any different or additional federal legislation which may be made applicable to the Bond provided that in meeting such requirements the Village will do so only to the extent consistent with the proceedings authorizing the Bond and the laws of Wisconsin and to the extent that there is a reasonable period of time in which to comply.

The foregoing covenants shall remain in full force and effect, notwithstanding the defeasance of the Bond, until the date on which the Bond has been paid in full.

Section 20. Designation as Qualified Tax-Exempt Obligations. The Bond is hereby designated as a "qualified tax-exempt obligation" for purposes of Section 265 of the Code relating to the ability of financial institutions to deduct from income for federal income tax purposes, interest expense that is allocable to carrying and acquiring tax-exempt obligations.

Section 21. Record Date. The fifteenth day of each calendar month next preceding each interest payment date shall be the record date for the Bond (the "Record Date"). Payment of interest on the Bond on any interest payment date shall be made to the registered owners of the Bond as it appears on the registration book of the Village at the close of business on the Record Date.

Section 22. Execution of the Bond; Closing; Professional Services. The Bond shall be issued in printed form, executed on behalf of the Village by the manual or facsimile signatures of the President and Village Clerk, authenticated, if required, by the Fiscal Agent, sealed with its official or corporate seal, if any, or a facsimile thereof, and delivered to the Purchaser upon payment to the Village of the purchase price thereof, plus accrued interest to the date of delivery, if any, (the "Closing"). The facsimile signature of either of the officers executing the Bond may be imprinted on the Bond in lieu of the manual signature of the officer but, unless the Village has contracted with a fiscal agent to authenticate the Bond, at least one of the signatures appearing on each Bond shall be a manual signature. In the event that either of the officers whose signatures appear on the Bond shall cease to be such officers before the Closing, such signatures shall, nevertheless, be valid and sufficient for all purposes to the same extent as if they had remained in office until the Closing. The aforesaid officers are hereby authorized and directed to do all acts and execute and deliver the Bond and all such documents, including the Wire Transfer Agreement, certificates and acknowledgements as may be necessary and convenient to effectuate the Closing. The Village hereby authorizes the officers and agents of the Village to enter into, on its behalf, agreements and contracts in conjunction with the Bond, including but not limited to agreements and contracts for legal, trust, fiscal agency, disclosure and continuing disclosure, and rebate calculation services. Any such contract heretofore entered into in conjunction with the issuance of the Bond is hereby ratified and approved in all respects.

The Village may execute documents, certificates, and instruments relating to the issuance of the Bond by electronic signature. For purposes hereof: (i) "electronic signature" means a manually signed original signature that is then transmitted by electronic means; and (ii) "transmitted by electronic means" means sent in the form of a facsimile or sent via the internet as a portable document format ("pdf") or other replicating image attached to an electronic mail or internet message; or (iii) a digital signature of an authorized representative of any party provided by AdobeSign or DocuSign (or such other digital signature provider as specified by such party).

Section 23. Conflicting Ordinances or Resolutions. All ordinances and resolutions or orders, or parts thereof heretofore enacted, adopted or entered, in conflict with the provisions of this Resolution, are hereby repealed and this Resolution shall be in effect from and after its passage.

Adopted and approved November 2, 2022.

____

Randy J. Littel
President

____

Alyssa Gaffney
Village Clerk

EXHIBIT A

PROPOSAL

(SEE ATTACHED)

Final Term Sheet dated November 2, 2022

VILLAGE OF MOUNT HOREB (the "Village")
Dane County, Wisconsin

$4,626,000 Electric System Revenue Bond (the "Bond")
Bank Qualified

Par Amount: $4,626,000.

Award Date: Wednesday, November 2, 2022.

Dated Date/Closing Date: Monday, November 21, 2022.

Maturity Structure: (Installments)

$4,626,000	Rate: 4.20%

Installment Payments	
May 1, 2023	$161,000
May 1, 2024	157,000
May 1, 2025	164,000
May 1, 2026	171,000
May 1, 2027	178,000
May 1, 2028	186,000
May 1, 2029	193,000
May 1, 2030	202,000
May 1, 2031	210,000
May 1, 2032	219,000
May 1, 2033	229,000
May 1, 2034	239,000
May 1, 2035	249,000
May 1, 2036	260,000
May 1, 2037	271,000
May 1, 2038	282,000
May 1, 2039	294,000
May 1, 2040	307,000
May 1, 2041	320,000
May 1, 2042	334,000

Interest Due: Commencing May 1, 2023 and on each November 1 and May 1 thereafter. Interest on the Bond will be computed on the basis of a 30-day month and 360-day year.

Purchase Price: Par.

Redemption Provision: The Bond is subject to call and prior redemption, at the option of the Village, on May 1, 2029 or on any November 1 or May 1 thereafter, in whole, but not in part, at a price of par plus accrued interest to the date of redemption upon 30 days prior written notice to the Purchaser.

Purpose: The Bond is being issued pursuant to Section 66.0621 of the Wisconsin Statutes, to provide funds for the public purpose of financing improvements and extensions to the Village's Electric System (the "Electric System").

Security:

THE BOND IS NOT A GENERAL OBLIGATION OF THE VILLAGE nor does it constitute a charge against its general credit or taxing power. The Bond shall be payable only out of the Special Redemption Fund provided for in the Bond Resolution (the "Special Redemption Fund"), and shall be a valid claim of the owners of the Bond only against the Special Redemption Fund and the "Net Revenues" pledged to the Special Redemption Fund. Net Revenues are defined as all revenues of the Electric System derived from any source less current expenses, excluding depreciation, debt service, tax equivalents, and capital expenditures. In the Bond Resolution, the Village pledged sufficient Net Revenues to the Special Redemption Fund and covenanted to use such funds only for the purpose of paying principal of and interest on the Bond and any Bonds issued in the future which are payable from revenues of the Electric System.

Rate Covenant: The Village covenants to establish, charge and collect such lawfully established rates and charges for the services provided by the Electric System so that Net Revenues will be at least 1.25 times the amount of principal and interest coming due on all outstanding bonds payable from the income and revenues of the Electric System each year.

Additional Bonds Test: The Village reserves the right and privilege to issue additional revenue bonds, from time to time, payable from Electric System revenues and ranking on a parity with the Bond. Before such additional parity bonds are issued, the Village must demonstrate that either (1) the Net Revenues of the Electric System during the fiscal year next preceding the issuance of such additional revenue bonds were equal to at least 1.25 times the average combined annual amount that will be required in any fiscal year for principal and interest on all outstanding bonds payable from revenues of the Electric System and the bonds then proposed to be issued, or (2) that for each of the three fiscal years commencing with the fiscal year following that in which the projects financed by the additional bonds are to be completed, the projected Net Revenues of the Electric System will be in an amount not less than 125% of the projected maximum annual debt service on all outstanding bonds payable from the revenues of the Electric System and on the bonds then to be issued.

Service to Village: The Village is to pay the reasonable cost and value of any services rendered to the Village by the Electric System in an amount which, together with the Net Revenues, will produce Net Revenues equivalent to not less than 1.25 times the annual debt service requirements on the Bond and any other outstanding bonds payable from revenues of the Electric System. Such payment by the Village is subject to annual appropriation by the Village Board and other conditions set forth in the Bond Resolution.

Rating:

The Bond has not been assigned a rating.

Tax Status:

Under existing law, interest on the Bond is excludable from gross income and is not an item of tax preference for federal income tax purposes; however, interest on the Bond is taken into account in determining "adjusted financial statement income" for purposes of computing the federal alternative minimum tax imposed on Applicable Corporations (as defined in Section 59(k) of the Internal Revenue Code of 1986, as amended (the "Code")) for taxable years beginning after December 31, 2022. Interest on the Bond is not exempt from present Wisconsin income or franchise taxes.

Bank Qualification:

The Bond will be designated as a "qualified tax-exempt obligation."

Authorization:

The Bond is being issued pursuant to the provisions of Section 66.0621 of the Wisconsin Statutes and the resolution adopted on November 2, 2022 (the "Bond Resolution"). The Village Board authorized the issuance of the Bond, provided the details and form of the Bond and set out certain covenants with respect thereto.

Type of Bond:	Typewritten bond. (Not DTC eligible). The Bond will be issued as a single bond, with principal in annual installments in the amounts and on the dates provided under "Maturity Structure" above.
Denominations:	$100,000 or any integral multiple of $1,000 in excess thereof.
Record Date:	The 15th day of the calendar month next preceding each interest payment date.
Paying Agent:	Zions Bancorporation, National Association, Chicago, Illinois.

THE ELECTRIC SYSTEM

History of Electric Sales (excluding sales for resale)

Year	Total kWh	Total Billings
2021	56,547,987	$6,180,955
2020	54,654,208	5,850,774
2019	55,127,449	5,910,016
2018	56,083,905	6,170,530
2017	52,146,682	5,985,321

Source: Public Service Commission of Wisconsin Reports for the years ending December 31, 2017 through 2021.

History of Electric Meter Connections by Customer Type

	2021	2020	2019	2018	2017
Residential	3,514	3,456	3,397	3,366	3,289
Small Power CP-1	58	57	46	44	44
Small Power CP-1 TOD	2	2	2	2	2
Large Power	6	5	6	6	5
General Service	474	436	473	485	473
Lighting Services	103	107	109	108	30
	4,157	4,063	4,033	4,011	3,844

Source: Public Service Commission of Wisconsin Reports for the years ending December 31, 2017 through 2021.

History of Electric Billing by Customer Type

	2021	2020	2019	2018	2017
Residential	$3,304,754	$3,184,700	$3,097,316	$3,286,708	$3,148,209
Small Power CP-1	1,408,761	1,271,927	1,254,411	1,227,228	1,126,849
Small Power CP-1 TOD	69,620	66,501	70,937	67,743	188,252
Large Power	439,125	421,258	428,440	385,177	358,870
General Service	842,011	778,162	925,701	1,067,303	1,024,530
Lighting Services	116,684	128,226	133,211	136,371	138,611
	$6,180,955	$5,850,774	$5,910,016	$6,170,530	$5,985,321

Source: Public Service Commission of Wisconsin Reports for the years ending December 31, 2017 through 2021.

History of Electricity Produced, Purchased and Cost

Year	kWh Purchased	Cost of kWh Purchased
2021	59,209,036	$4,728,107
2020	57,688,827	4,410,162
2019	58,108,618	4,372,491
2018	58,380,614	4,542,626
2017	54,522,589	4,502,122

Source: Public Service Commission of Wisconsin Reports for the years ending December 31, 2017 through 2021.

Largest Electric System Customers - 2021

Total 2021 kWh Sold: 56,547,987
Total 2021 Billings: $6,180,955

Customer	Nature of Business	kWh Sold	Billings	% of Total Billings
Mount Horeb School District	Education	4,428,758	$476,920	7.72%
Village of Mount Horeb Utility	Utility	1,796,470	210,275	3.40
Village of Mount Horeb	Municipality	850,482	166,314	2.69
Tyrol Holdings LLC	Ski Hill	961,064	133,332	2.16
Miller & Sons Supermarket	Grocery - Retail	1,350,762	128,369	2.08
WNPRC	Commercial - Primate Research	1,242,029	110,908	1.79
Ingleside Manor	Nursing Home and Assisted Living	940,766	92,185	1.49
Duluth Holdings Inc.	Retail - Corporate Office	898,956	92,178	1.49
Premier Cooperative	Commercial - Farm/Retail	539,855	62,142	1.01

Source: The Village.

ELECTRIC RATES

System rates are regulated by the Public Service Commission of Wisconsin ("PSCW"). A rate increase request was submitted to the PSCW on August 12, 2022. The Village anticipates the rates to be effective by January 1, 2023. See Appendix A attached hereto to view proposed rates.

Electric Utility rates effective April 1, 2009 are as follows:

Residential Services – Rg-1

Customer Charge & Minimum Bill – Single Phase	$7.00 / month
Customer Charge & Minimum Bill – Three Phase	$12.00 / month
Energy Charge	$0.0964 / kWh

Energy is subject to Power Cost Adjustment Clause(1)

Residential Services – Optional Time of Day – Rg-2

Customer Charge & Minimum Bill – Single Phase	$7.00 / month
Customer Charge & Minimum Bill – Three Phase	$12100 / month
Energy Charge – On-peak	$0.1557 / kWh
Energy Charge – Off-peak	$0.0548 / kWh

Energy is subject to Power Cost Adjustment Clause(1)

(1)Power Cost Adjustment Clause is a positive or negative charge equivalent to the amount by which the current cost of power is greater or lesser than the base cost of power purchased. The base cost as determined as of April 1, 2009 is $0.0753/ kWh.

General Services <40 kW – Gs-1

Customer Charge & Minimum Bill – Single Phase	$7.00 / month
Customer Charge & Minimum Bill – Three Phase	$12.00 / month
Energy Charge	$0.0964 / kWh

Energy is subject to Power Cost Adjustment Clause[(1)]

General Services <40 kW – Optional Time of Day – Gs-2

Customer Charge & Minimum Bill – Single Phase	$7.00 / month
Customer Charge & Minimum Bill – Three Phase	$12.00 / month
Energy Charge – On-peak	$0.1557 / kWh
Energy Charge – Off-peak	$0.0548 / kWh

Energy is subject to Power Cost Adjustment Clause[(1)]

Small Power >40 kW – Cp-1

Customer Charge	$50.00 / month
Demand Charge	
Monthly Demand At:	$6.00 / kW of billed monthly demand
Distribution Demand At:	$1.50 / kW of distribution demand
Energy charge	$0.0676 / kWh

Minimum Charge shall be equal to the customer charge, plus the distribution demand charge.

Energy is subject to Power Cost Adjustment Clause[(1)]

Small Power >40 kW – Optional Time-of-Day – Cp-1 TOD

Customer Charge	$40.00 / month
Demand Charge	
Monthly Demand At:	$6.00 / kW of billed monthly demand
Distribution Demand At:	$1.50 / kW of distribution demand
Energy charge – On-peak	$0.0750 / kWh
Energy charge – Off-peak	$0.0612 / kWh

Minimum Charge shall be equal to the customer charge, plus the distribution demand charge.

Energy is subject to Power Cost Adjustment Clause[(1)]

Large Power Time-of-Day – Cp-2 (Maximum Monthly demand is in excess of 300 kW)

Customer Charge	$100.00 / month
Demand Charge	
Monthly Demand At:	$7.00 / kW of billed monthly demand
Distribution Demand At:	$1.50 / kW of distribution demand
Energy charge – On-peak	$0.0658 / kWh
Energy charge – Off-peak	$0.0529 / kWh

Minimum Charge shall be equal to the customer charge, plus the distribution demand charge.

Energy is subject to Power Cost Adjustment Clause[(1)]

[(1)]Power Cost Adjustment Clause is a positive or negative charge equivalent to the amount by which the current cost of power is greater or lesser than the base cost of power purchased. The base cost as determined as of April 1, 2009 is $0.0753/ kWh.

Large Power – Optional 12-Hr. On-Peak Time-of-Day – Cp-2

Customer Charge	$100.00 / month
Demand Charge	
Monthly Demand At:	$7.10 / kW of billed monthly demand
Distribution Demand At:	$1.50 / kW of distribution demand
Energy charge – On-peak	$0.0682 / kWh
Energy charge – Off-peak	$0.0529 / kWh

Minimum Charge shall be equal to the customer charge, plus the distribution demand charge.

Energy is subject to Power Cost Adjustment Clause(1)

(1)Power Cost Adjustment Clause is a positive or negative charge equivalent to the amount by which the current cost of power is greater or lesser than the base cost of power purchased. The base cost as determined as of April 1, 2009 is $0.0753/ kWh.

Source: PSCW Rate File, Effective April 1, 2009

Lighting Services

Street Lighting Investment Charges:

Overhead: (Utility Owned and Maintained)

53 W LED -	$ 6.90 per lamp per month
100 W HPS -	$ 8.00 per lamp per month
150 W HPS -	$ 8.50 per lamp per month
250 W HPS -	$ 9.00 per lamp per month

Ornamental:

Option A: Utility Owned and Maintained

53 W LED (With Fiberglass Pole) -	$10.80 per lamp per month
100 W HPS (With Fiberglass Pole) -	$10.00 per lamp per month
150 W HPS (With Fiberglass Pole) -	$11.00 per lamp per month
150 W HPS (With Steel Pole) -	$38.00 per lamp per month
250 W HPS (With Steel Pole) -	$39.00 per lamp per month

Option B: Customer Owned and Utility Maintained

W HPS (With Fiberglass Pole) -	$ 5.00 per lamp per month
150 W HPS (With Fiberglass Pole) -	$ 5.50 per lamp per month
150 W HPS (With Steel Pole) -	$ 7.00 per lamp per month
250 W HPS (With Steel Pole) -	$ 7.50 per lamp per month

Yard Security Lighting Investment Charges: (Utility Owned and Maintained):

100 W HPS -	$ 8.00 per lamp per month
250 W HPS -	$ 9.00 per lamp per month

Crosswalk Flasher Charges:	$6.50 per unit per month (Unmetered)
Athletic Field Lighting Customer Charges:	$350.00 per year
Energy Charge:	$0.0555 per kilowatt-hour (kWh).
Power Cost Adjustment Clause:	Charge per all kWh varies monthly.

Source: PSCW Rate File, Effective February 1, 2014

Billing Procedures

Bills for electric service are rendered monthly and become due and payable upon issuance following the period for which service is rendered. A late payment charge of 3% but not less than 50 cents will be added to bills not paid within 20 days of issuance. A late payment charge shall be applied only once to any given amount outstanding. The late payment charge is applicable to all customers. The utility customer may be given a written notice that the bill is overdue no sooner than 20 days after the bill is issued. Unless payment or satisfactory arrangement for payment is made within the next ten days, service may be disconnected pursuant to the Wis. Adm. Code, ch. PSC 185. All overdue balances may be turned over to a third party collection agency. Under the Wisconsin Statutes, delinquent charges may be placed on the tax roll and levied as a special charge against the property, if the Village has adopted an ordinance to do so. The Village has adopted such an ordinance.

HISTORICAL AND PRO FORMA DEBT SERVICE COVERAGE TABLE
FOR YEARS ENDED DECEMBER 31

Combined Statement of Revenues
Electric System

	2023 Projected	2022 Estimated	2021 Actual	2020 Actual	2019 Actual
OPERATING REVENUES					
Operating revenues	$7,227,990	$6,193,027	$6,308,358	$5,959,746	$6,001,425
Investment income	$7,000	$10,674	$8,274	$25,831	$70,149
TOTAL OPERATING REVENUES	$7,234,990	$6,203,701	$6,316,632	$5,985,577	$6,071,574
OPERATING EXPENSES[1]					
Operating expenses	$6,247,798	$5,625,136	$5,692,925	$5,414,628	$5,369,448
TOTAL OPERATING EXPENSES	$6,247,798	$5,625,136	$5,692,925	$5,414,628	$5,369,448
Net Revenues Available for Debt Service	$987,192	$578,565	$623,707	$570,949	$702,126
Annual Rate Covenant Test					
Annual Debt Service	$341,117				
Coverage Ratio	2.89				
Additional Bonds Test					
Maximum Annual Debt Service	$341,492	$341,492	$341,492		
Coverage Ratio	2.89	1.69	1.83		

[1]Less depreciation

Prepared by Robert W. Baird & Co. Incorporated

Global Health Emergency Risk:

Impact of the Spread of COVID-19

In late 2019, a novel strain of coronavirus (COVID-19) emerged in Wuhan, Hubei Province, China. COVID-19 has spread throughout the world, including to the United States, resulting in the World Health Organization proclaiming COVID-19 to be a pandemic and former President Trump declaring a national emergency. In response to the spread of COVID-19, the United States government, state governments, local governments and private industries have taken measures to limit social interactions in an effort to limit the spread of COVID-19. On March 25, 2020, Wisconsin's "safer-at-home" order (the "Order") went into effect, which orders the closure of all non-essential business and operations until April 24, 2020 and was subsequently extended until May 26, 2020 (with certain exceptions as provided in the Order). In addition, the deadline for payment of State income taxes was extended to match the federal deadline of July 15, 2020.

On April 21, 2020, Republican legislators in the State filed a lawsuit challenging the legality of the Order. On May 13, 2020, the Wisconsin Supreme Court ruled that the Order is unlawful, invalid and unenforceable because the emergency rulemaking procedures under Section 227.24 of the Wisconsin Statutes and procedures established by the Wisconsin Legislature for rulemaking if criminal penalties were to follow were not followed in connection with the Order. The Supreme Court's decision does not invalidate any local health officials' orders or prevent future local health officials' orders related to the COVID-19 pandemic.

The Coronavirus Aid, Relief, and Economic Security Act (the "CARES Act") provides for federal payments from the Coronavirus Relief Fund to the State for the discrete purpose of covering expenses directly incurred as a result of COVID-19 between March 1 and December 30, 2020. On May 27, 2020, Governor Tony Evers announced a program titled, "Routes to Recovery: Local Government Aid Grants," which distributed $190 million of the State's Coronavirus Relief Fund monies to all counties, cities, villages and towns across Wisconsin for unbudgeted eligible expenditures incurred due to COVID-19 between March 1 and October 31, 2020. The State allocated funds based on population with a guaranteed minimum allocation of $5,000. The Village's allocation was $118,875. These funds were disbursed up to the amount of the allocation after eligible expenditures were reported through the State's cost tracker application. On March 11, 2021, President Biden signed the American Rescue Plan Act of 2021, which provides local governments an additional $130.2 billion, including $45.6 billion for cities, through the Coronavirus Local Fiscal Recovery Fund. These funds can be used to mitigate increased expenditures, lost revenue, and economic hardship related to the COVID-19 pandemic, with half received in 2021 and half received in 2022. The Village's allocation is $788,573.

The effects of the spread of COVID-19 and the government and private responses to the spread continue to evolve. COVID-19 has caused significant disruptions to the global, national and State economy. The extent to which the coronavirus continues to impact the Village and its financial condition will depend on future developments, which are uncertain and cannot be predicted by the Village, including the duration of the outbreak and future measures taken to address the outbreak.

Legal Opinion:

Mr. David Groose, Quarles & Brady LLP
Phone: (414) 277-5885
E-mail: david.groose@quarles.com

Mr. Jeff Peelen, Quarles & Brady LLP
Phone: (414) 277-5773
E-mail: jeff.peelen@quarles.com

Mr. Jake Lichter, Quarles & Brady LLP
Phone: (414) 277-5430
E-mail: jacob.lichter@quarles.com

Ms. Tracy Berrones, Quarles & Brady LLP
Phone: (414) 277-5785
E-mail: tracy.berrones@quarles.com

Legal matters incident to the authorization and issuance of the Bond is subject to the unqualified approving legal opinion of Quarles & Brady LLP, Bond Counsel. Such opinion will be issued on the basis of the law existing at the time of the issuance of the Bond. A copy of such opinion will be available at the time of the delivery of the Bond.

Bond Counsel has not assumed responsibility for this Term Sheet or participated in its preparation and has not performed any investigation as to its accuracy, completeness or sufficiency.

Inapplicability of Rule 15c2-12:

Securities and Exchange Commission Rule 15c2-12 (the "Rule") does not apply to the Bond because the Bond is being issued in authorized denominations of $100,000 or more and is being sold to no more than thirty-five (35) persons each of whom the Placement Agent reasonably believes (a) has such knowledge and experience in financial and business matters that it is capable of evaluating the merits and risks of its prospective investment in the Bond, and (b) is not purchasing the Bond for more than one account or with a view to distributing the Bond. Accordingly, no preliminary official statement or final official statement (within the meaning of the Rule) is being prepared, and the Village has not undertaken to provide continuing disclosure with respect to the Bond pursuant to the Rule.

The Village agrees to provide the Purchaser financial statements to be delivered within 270 days after the conclusion of each fiscal year-end through the term of the financing.

Private Placement / Purchaser Eligibility:

The Purchaser will be required to execute a certificate ("Purchaser's Certificate") attesting that (i) it is a "qualified institutional buyer" as defined in Rule 144A promulgated under the Securities Act of 1933, as amended (the "Securities Act") or an "accredited investor" as defined in Regulation D promulgated under the Securities Act; (ii) it has conducted its own investigation relevant to its investment in the Bond and has had the opportunity to ask questions and has requested and received all information with respect to the Bond which it has requested; and (iii) it has made its decision to invest in the Bond based solely on its review of such information and this Term Sheet.

Issuer Contacts:

Mr. Nicholas Owen, Village Administrator
Phone: (608) 437-9409
E-mail: nic.owen@mounthorebwi.info

Ms. Joan Stuessy, Finance Director/Treasurer
Phone: (608) 437-9406
E-mail: joan.stuessy@mounthorebwi.info

Issuer Tax ID:

39-6006326.

Placement Agent:

Mr. Kevin Mullen, Robert W. Baird & Co. Incorporated
Phone: (414) 765-8709
E-mail: kmullen@rwbaird.com

Ms. Emily Timmerman, Robert W. Baird & Co. Incorporated
Phone: (414) 298-7856
E-mail: etimmerman@rwbaird.com

By their execution of this Term Sheet, the Village agrees to issue and sell to the Purchaser, and the Purchaser agrees to purchase from the Village (by wire transfer of immediately available funds to the account designated by the Village), the Bond on the terms set forth above.

Purchaser: Truist

Signature & Date:

William B. DaSilva — Date: 11/01/2022

Village: Village of Mount Horeb, Wisconsin

Signatures & Date:

Village President — Date: November 2, 2022

Village Clerk — Date: November 2, 2022

APPENDIX A

VILLAGE OF MOUNT HOREB

ELECTRIC SYSTEM PROPOSED RATES

Mount Horeb Electric Utility
TEST YEAR 2023
Rate Summary

	Present Rates	Proposed Rates
Rg-1 Residential Service		
Customer Charge - Single Phase	$7.00	$12.00
Customer Charge - Three Phase	$12.00	$17.00
Energy Charge	$0.0964	$0.1098
PCAC	$0.0125	$0.0000
Rg-2 Residential Optional TOD		
Customer Charge - Single Phase	$7.00	$12.00
Customer Charge - Three Phase	$12.00	$17.00
Energy Charge On Peak	$0.1557	$0.1557
Energy Charge Off Peak	$0.0548	$0.0790
PCAC	$0.0125	$0.0000
Gs-1 General Service <40 kW		
Fixed Charge		
Single Phase	$7.00	$15.00
Three Phase	$12.00	$20.00
Energy Charge	$0.0964	$0.1156
PCAC	$0.0125	$0.0000
Gs-2 General Service <40 kW TOD		
Fixed Charge		
Single Phase	$7.00	$15.00
Three Phase	$12.00	$20.00
Energy Charge On Peak	$0.1557	$0.1557
Energy Charge Off Peak	$0.0548	$0.0790
PCAC	$0.0125	$0.0000
Cp-1 Small Power Service >40 kW		
Customer Charge	$40.00	$40.00
Distribution Demand Charge	$1.50	$1.50
Demand Charge	$6.00	$8.50
Energy Charge	$0.0676	$0.0794
Primary Metering Discount	-2.0%	-2.0%
Transformer Ownership Discount	($0.25)	($0.25)
PCAC	$0.0125	$0.0000

Mount Horeb Electric Utility
TEST YEAR 2023
Rate Summary

	Present Rates	Proposed Rates
Cp-1 TOD Small Power Service >40 kW TOD		
Customer Charge	$40.00	$40.00
Distribution Demand Charge	$1.50	$1.50
Demand Charge	$6.00	$8.50
On-Peak Energy Charge	$0.0750	$0.0910
Off-Peak Energy Charge	$0.0612	$0.0700
Primary Metering Discount	-2.0%	-2.0%
Transformer Ownership Discount	($0.25)	($0.25)
PCAC	$0.0125	$0.0000
Cp-1 Transferring into Cp-2		
Customer Charge	$40.00	$100.00
Distribution Demand Charge	$1.50	$1.50
Demand Charge	$6.00	$10.00
Energy Charge	$0.0676	
On-Peak Energy Charge		$0.0820
Off-Peak Energy Charge		$0.0586
Primary Metering Discount		-2.0%
Transformer Ownership Discount		($0.25)
PCAC		$0.0000
Cp-2 Large Power Service >300 kW (propose moving to 200 kW)		
Customer Charge	$100.00	$100.00
Distribution Demand Charge	$1.50	$1.50
Demand Charge	$7.00	$10.00
On-Peak Energy Charge	$0.0658	$0.0820
Off-Peak Energy Charge	$0.0529	$0.0586
Total Energy		
Primary Metering Discount	-2.0%	-2.0%
Transformer Ownership Discount	($0.25)	($0.25)
PCAC	$0.0125	$0.0000
Cp-2 transferring into Cp3 Industrial Power Service >500 kW (new rate class)		
Customer Charge	$100.00	$100.00
Distribution Demand Charge	$1.50	$1.50
Demand Charge	$7.00	$11.00
On-Peak Energy Charge	$0.0658	$0.0770
Off-Peak Energy Charge	$0.0529	$0.0465
Total Energy		
Primary Metering Discount	-2.0%	-2.0%
Transformer Ownership Discount	($0.25)	($0.25)
PCAC	$0.0125	$0.0000

Mount Horeb Electric Utility
TEST YEAR 2023
Rate Summary

	Present Rates	Proposed Rates
Ms-1 Street Lighting Service		
Street Lighting Investment Charge		
Street Lighting Overhead (Utility Owned and Maintained)		
34-53 Watt LED	$6.90	$7.00
54-80 Watt LED	$7.50	$7.50
100 Watt HPS	$8.00	$8.00
150 Watt HPS	$8.50	$8.50
250 Watt HPS	$9.00	$9.00
Street Lighting Ornamental		
Option A: Utility Owned and Maintained		
34-53 Watt LED (With Fiberglass Pole)	$10.80	$10.80
54-80 Watt LED (With Fiberglass Pole)	$11.25	$11.25
100 Watt HPS (With Fiberglass Pole)	$10.00	$10.00
150 Watt HPS (With Fiberglass Pole)	$11.00	$11.00
150 Watt HPS (With Steel Pole)	$38.00	$38.00
250 Watt HPS (With Steel Pole)	$39.00	$39.00
Option B: Customer Owned and Utility Maintained		
100 Watt HPS (With Fiberglass Pole)	$5.00	$5.00
150 Watt HPS (With Fiberglass Pole)	$5.50	$5.50
34-53 Watt LED (With Steel Pole)	$7.00	$7.00
54-80 Watt LED (With Steel Pole)	$7.50	$7.50
Option C: Customer Owned and Customer Maintained		
34-53 Watt LED	$2.50	$2.50
54-80 Watt LED	$3.00	$3.00
Yard Security Lighting Investment Charges: (Utility Owned and Maintained)		
34-53 Watt LED	$6.00	$6.00
54-80 Watt LED	$6.75	$7.00
100 Watt HPS	$8.00	$8.00
250 Watt HPS	$9.00	$9.00
Crosswalk Flasher Charges	$6.50	$6.50
Energy Charge	$0.0555	$0.0752
PCAC Revenue **	$0.0125	$0.0000

APPENDIX B

TRUIST PROPOSAL

TRUIST

Truist Financial Corporation

Governmental Finance

2320 Cascade Pointe Blvd. Suite 600
Charlotte, North Carolina 28208
Phone (704) 954-1700
Fax (704) 954-1799

October 18, 2022

To: VILLAGE OF MOUNT HOREB, WISCONSIN

Truist Bank ("Lender") is pleased to offer this proposal for the financing requested by the VILLAGE OF MOUNT HOREB, WI ("Borrower").

PROJECT:	Electric System Revenue Bond
AMOUNT:	$4,626,000
MATURITY DATE:	May 1, 2042
INTEREST RATE:	4.20%
TAX STATUS:	Tax Exempt-Bank Qualified
PAYMENTS:	Interest: Semi-Annual Principal: Annual
INTEREST RATE CALCULATION:	30/360
SECURITY:	Pledge of electric revenues
PREPAYMENT TERMS:	Prepayable in whole on any payment date on or after 7 years without penalty
RATE COVENANT / ADDITIONAL BONDS TEST:	1.25x, measured annually
RATE EXPIRATION:	December 5th, 2022
LEGAL REVIEW FEE:	$5,000
FUNDING:	The financing shall be fully funded at closing and allow for a maximum of four funding disbursements in the form of wires or checks.
DOCUMENTATION:	It shall be the responsibility of the Borrower to retain and compensate counsel to appropriately structure the financing documents according to Federal and State statutes. Documents shall include provisions that will outline appropriate changes to be implemented in the event that this transaction is determined to be taxable or

non-bank qualified in accordance with the Internal Revenue Code. These provisions must be acceptable to Lender.

Lender shall also require the Borrower to provide an unqualified bond counsel opinion, a no litigation certificate, and evidence of IRS Form 8038 filing. Lender and its counsel reserve the right to review and approve all documentation before closing. Lender will not be required to present the bond for payment.

REPORTING REQUIREMENTS: Lender will require financial statements to be delivered within 270 days after the conclusion of each fiscal year-end throughout the term of the financing or in accordance with state requirements.

Lender shall have the right to cancel this offer by notifying the Borrower of its election to do so (whether this offer has previously been accepted by the Borrower) if at any time prior to the closing there is a material adverse change in the Borrower's financial condition, if we discover adverse circumstances of which we are currently unaware, if we are unable to agree on acceptable documentation with the Borrower or if there is a change in law (or proposed change in law) that changes the economic effect of this financing to Lender.

Costs of counsel for the Borrower and any other costs will be the responsibility of the Borrower.

The stated interest rate assumes that the Borrower expects to borrow no more than $10,000,000 in the current calendar year and that the financing will qualify as qualified tax-exempt financing under the Internal Revenue Code. Lender reserves the right to terminate this bid or to negotiate a mutually acceptable interest rate if the financing is not qualified tax-exempt financing.

We appreciate the opportunity to offer this financing proposal. Please call me at 803-606-3200 with your questions and comments. We look forward to hearing from you.

Sincerely,

Truist Bank

William B. DaSilva
Director

EXHIBIT B

DEBT SERVICE SCHEDULE

(SEE ATTACHED)

BOND DEBT SERVICE

Village of Mount Horeb
Electric System Revenue Bond - FINAL
BQ; Callable In Whole on Any Payment Date Starting 5/1/2029
Truist Bank Private Placement
1.25x Coverage Requirement

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
11/21/2022					
05/01/2023	161,000	4.200%	86,352	247,352	
11/01/2023			93,765	93,765	341,117
05/01/2024	157,000	4.200%	93,765	250,765	
11/01/2024			90,468	90,468	341,233
05/01/2025	164,000	4.200%	90,468	254,468	
11/01/2025			87,024	87,024	341,492
05/01/2026	171,000	4.200%	87,024	258,024	
11/01/2026			83,433	83,433	341,457
05/01/2027	178,000	4.200%	83,433	261,433	
11/01/2027			79,695	79,695	341,128
05/01/2028	186,000	4.200%	79,695	265,695	
11/01/2028			75,789	75,789	341,484
05/01/2029	193,000	4.200%	75,789	268,789	
11/01/2029			71,736	71,736	340,525
05/01/2030	202,000	4.200%	71,736	273,736	
11/01/2030			67,494	67,494	341,230
05/01/2031	210,000	4.200%	67,494	277,494	
11/01/2031			63,084	63,084	340,578
05/01/2032	219,000	4.200%	63,084	282,084	
11/01/2032			58,485	58,485	340,569
05/01/2033	229,000	4.200%	58,485	287,485	
11/01/2033			53,676	53,676	341,161
05/01/2034	239,000	4.200%	53,676	292,676	
11/01/2034			48,657	48,657	341,333
05/01/2035	249,000	4.200%	48,657	297,657	
11/01/2035			43,428	43,428	341,085
05/01/2036	260,000	4.200%	43,428	303,428	
11/01/2036			37,968	37,968	341,396
05/01/2037	271,000	4.200%	37,968	308,968	
11/01/2037			32,277	32,277	341,245
05/01/2038	282,000	4.200%	32,277	314,277	
11/01/2038			26,355	26,355	340,632
05/01/2039	294,000	4.200%	26,355	320,355	
11/01/2039			20,181	20,181	340,536
05/01/2040	307,000	4.200%	20,181	327,181	
11/01/2040			13,734	13,734	340,915
05/01/2041	320,000	4.200%	13,734	333,734	
11/01/2041			7,014	7,014	340,748
05/01/2042	334,000	4.200%	7,014	341,014	
11/01/2042					341,014
	4,626,000		2,194,878	6,820,878	6,820,878

EXHIBIT C

(Form of Bond)

UNITED STATES OF AMERICA
STATE OF WISCONSIN
DANE COUNTY
VILLAGE OF MOUNT HOREB
ELECTRIC SYSTEM REVENUE BOND

Number	Rate	Maturity Date	Date of Original Issue	Amount
R-1	4.20%	May 1, 2042	November 21, 2022	$4,626,000

FOR VALUE RECEIVED, the Village of Mount Horeb, Dane County, Wisconsin (the "Village"), promises to pay to TRUIST BANK (the "Registered Owner") or registered assigns, solely from the fund hereinafter specified, the principal sum of FOUR MILLION SIX HUNDRED TWENTY-SIX THOUSAND DOLLARS ($4,626,000), in installments of principal due on each May 1, commencing May 1, 2023, in the amounts set forth on Schedule A attached hereto (the "Schedule"), and to pay interest thereon at the rate of interest per annum identified above, all subject to the provisions set forth herein regarding redemption prior to maturity. Interest is payable semi-annually on May 1 and November 1 of each year commencing on May 1, 2023 until the aforesaid principal amount is paid in full. Interest will be computed upon the basis of a 360-day year of twelve 30-day months.

Both the principal of and interest on this Bond are payable to the Registered Owner in lawful money of the United States by Zions Bancorporation, National Association, Chicago, Illinois (the "Fiscal Agent") or any successor thereto on behalf of the Village.

Payment of each installment of principal hereof and interest hereon (except the last) shall be made to the Registered Owner hereof who shall appear on the registration books of the Village maintained by the Fiscal Agent at the close of business on the 15th day of the calendar month next preceding the semi-annual interest payment date (the "Record Date") and shall be paid by wire transfer, ACH payment or other electronic means, to such Registered Owner at his address as it appears on such registration books or at such other address as may be furnished in writing by such registered owner to the Fiscal Agent. The final installment of principal and interest on this Bond shall be payable upon prompt presentation and surrender hereof at the office of the Fiscal Agent.

The Bond is subject to redemption prior to maturity, at the option of the Village, on May 1, 2029 or on any May 1 or November 1 thereafter. Said Bond is redeemable in whole, but not in part, at the principal amount thereof, plus accrued interest to the date of redemption.

QB\76200285.2

Notice of any call of the Bond for redemption shall be given by the sending of a written notice at least thirty (30) days prior to the date fixed for redemption to the Registered Owner of each Bond to be redeemed at the address shown on the registration books.

The Bond is issued in registered form in the denomination of $100,000 or any integral multiple of $1,000 in excess thereof. This Bond may be exchanged at the office of the Fiscal Agent for a like aggregate principal amount of Bond of the same maturity in other authorized denominations.

This Bond is transferable by a written assignment duly executed by the Registered Owner hereof or by such owner's duly authorized legal representative. Upon such transfer a new registered Bond, in authorized denomination or denominations and in the same aggregate principal amount, shall be issued to the transferee in exchange hereof.

The Village and Fiscal Agent may deem and treat the Registered Owner hereof as the absolute owner hereof for the purpose of receiving payment of or on account of principal hereof, premium, if any, hereon and interest due hereon and for all other purposes, and the Village shall not be affected by notice to the contrary.

This Bond is issued for the purpose of paying the cost of improvements and extensions to the Electric System of the Village, pursuant to Article XI, Section 3, of the Wisconsin Constitution, Section 66.0621, Wisconsin Statutes, acts supplementary thereto and a Resolution adopted November 2, 2022, and entitled: "A Resolution Authorizing the Issuance and Sale of a $4,626,000 Electric System Revenue Bond of the Village of Mount Horeb, Dane County, Wisconsin, and Providing for the Payment of the Bond and Other Details With Respect to the Bond," and is payable only from the revenues of the Electric System. Such revenues have been set aside and pledged as a special fund for that purpose and identified as "Special Redemption Fund", created by a Resolution adopted by the Village on November 7, 2002 and continued by the resolution referred to above. This Bond does not constitute an indebtedness of the Village within the meaning of any constitutional or statutory debt limitation or provision.

It is hereby certified, recited and declared that all acts, conditions and things required to exist, happen, and be performed precedent to and in the issuance of this Bond have existed, have happened and have been performed in due time, form and manner as required by law; and that sufficient of the revenue to be received by said Village from its Electric System has been pledged to and will be set aside into a special fund for the payment of the principal of and interest on this Bond.

This Bond has been designated by the Village as a "qualified tax-exempt obligation" for purposes of Section 265 of the Internal Revenue Code of 1986, as amended.

No delay or omission on the part of the owner hereof to exercise any right hereunder shall impair such right or be considered as a waiver thereof or as a waiver of or acquiescence in any default hereunder.

IN WITNESS WHEREOF, the Village of Mount Horeb, Dane County, Wisconsin, has caused this Bond to be signed by its President and Village Clerk, and its corporate seal to be impressed hereon, all as of the date of original issue specified above.

VILLAGE OF MOUNT HOREB,
DANE COUNTY,
WISCONSIN

(SEAL)

By____________________________
Alyssa Gaffney
Village Clerk

By____________________________
Randy J. Littel
President

ASSIGNMENT

FOR VALUE RECEIVED the undersigned hereby sells, assigns and transfers unto ____

____

____

(Please print or typewrite name and address, including zip code, of Assignee)

Please insert Social Security or other
identifying number of Assignee

____

the within Bond, and all rights thereunder, hereby irrevocably constituting and appointing

____

Attorney to transfer said Bond on the books kept for the registration thereof with full power of substitution in the premises.

Dated:

____

NOTICE: The signature to this assignment must correspond with the name as it appears upon the face of the within Bond in every particular, without alteration or enlargement or any change whatever.

Signature(s) guaranteed by:

__________________________.

SCHEDULE A

(SEE ATTACHED)

BOND DEBT SERVICE

Village of Mount Horeb
Electric System Revenue Bond - FINAL
BQ; Callable In Whole on Any Payment Date Starting 5/1/2029
Truist Bank Private Placement
1.25x Coverage Requirement

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
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11/01/2033			53,676	53,676	341,161
05/01/2034	239,000	4.200%	53,676	292,676	
11/01/2034			48,657	48,657	341,333
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11/01/2041			7,014	7,014	340,748
05/01/2042	334,000	4.200%	7,014	341,014	
11/01/2042					341,014
	4,626,000		2,194,878	6,820,878	6,820,878

VILLAGE OF
MOUNT HOREB

AGENDA ITEM REPORT

MEETING DATE	PREPARED BY
November 2, 2022	Nicholas Owen, Administrator

AGENDA ITEM # 6.d

Discussion/Consideration Purchase of Meylor Land for Park Space

BACKGROUND

The Parks, Recreation and Forestry Committee reviewed the concept designs for the developing a park on the Meylor Land on Ridgeview Road and Town Hall Road. The Committee feels there is sufficient developable land to move forward with negotiating the purchase of the land.

RECOMMENDATION

ATTACHMENTS

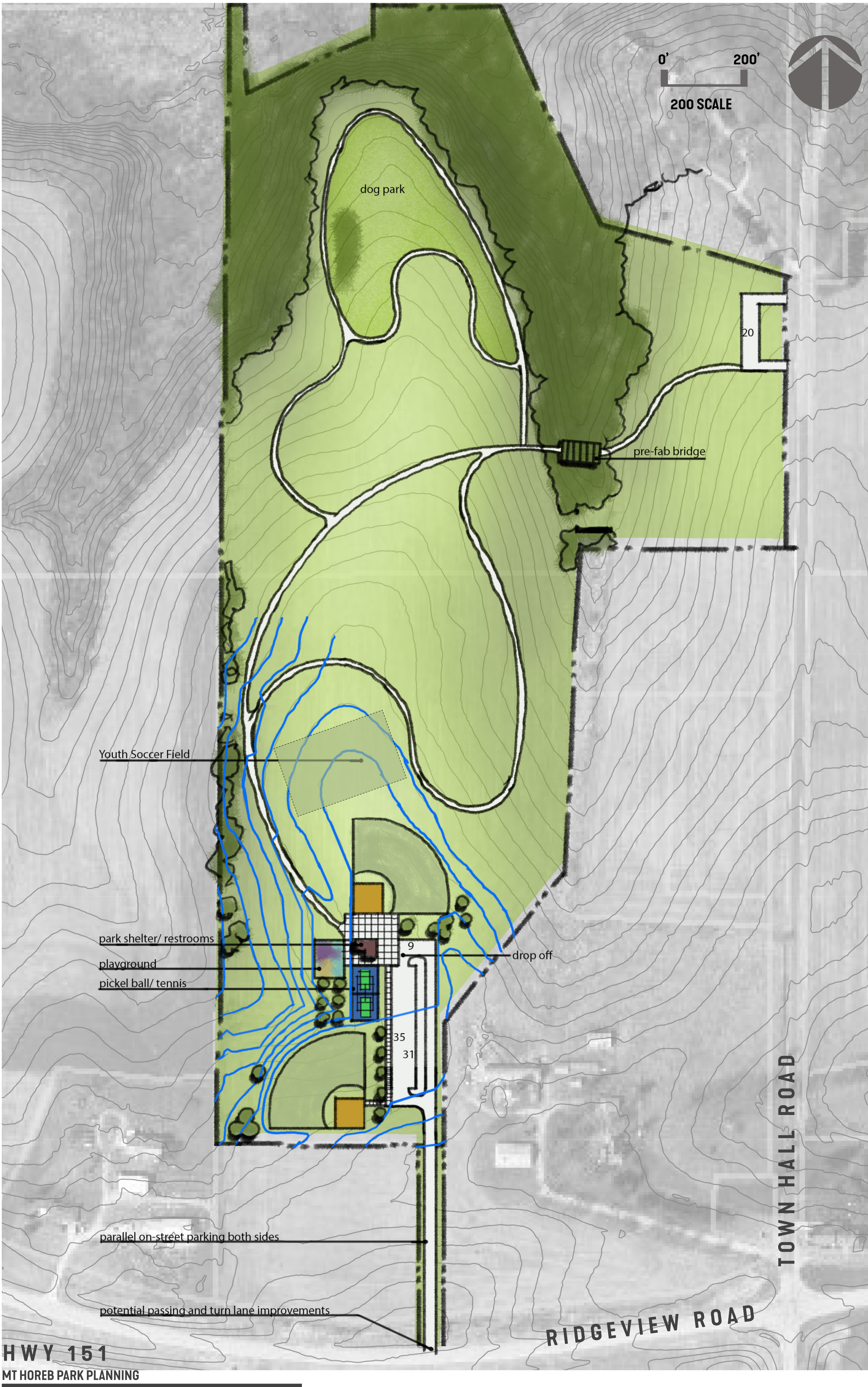
1. MAP 2022-1006 Meylor park concepts
2. MEM 2022-1006 Meylor Park Memorandum (002)
3. CST 2022-1006 50581 2022-1005 SD OPCC Mt Horeb (002)

MT HOREB PARK PLANNING

CONCEPT MASTER PLAN - OPTION A

OCTOBER 2022

SMITHGROUP



MT HOREB PARK PLANNING

CONCEPT MASTER PLAN – OPTION B

OCTOBER 2022

SMITHGROUP

SMITHGROUP

MEMORANDUM
www.smithgroup.com

PROJECT	Meylor Park Mt Horeb	DATE	10/6/2022
PROJECT NO.	50581		
PROJECT LOCATION	Mt Horeb, WI		
SUBJECT	Concept Summaries		
PREPARED BY	DS/SB/RW		

DISTRIBUTION

NAME	COMPANY	EMAIL	PHONE
NIC Owen	Village of Mt Horeb		

The following will describe the programmatic elements at concept level of Option A and Option B for the Meylor Park designs. The layout and associated costs are approximations based on available data and previous work experience.

Existing Site Conditions – The subject site is located 2 miles east of downtown Mt. Horeb at the corner of Ridgeview Rd and Town Hall Rd. The site is currently used primarily for agriculture and has some existing tree cover on the north. The site is relatively flat on the south side and steep, rolling hills on the north side. The site is easily accessible from Ridgeview Rd, Town Hall Rd and is half a mile from HWY 151.

Meylor Park – Option A

Meylor Park Option A will include one access point from Town Hall Rd and one access point from Ridgeview Rd for vehicular traffic. The access point from Town Hall will include a parking lot for approximately 20 number of parking stalls (gravel with ADA paved space). This will be the primary access point for a dog park that will be located at the north end of the park. The dog park will be fenced and maintained lawn space for all sizes of dogs. The second point of access from Ridgeview Rd will provide access to an area of approximately 63 number of parking stalls (not including expanded on street/driveway parking). The parking will be used to service two Youth ball fields with outfields that can be converted into two youth soccer fields. The ball fields will have ADA access to all dugouts and will have a shelter/restroom facility nearby. There will be a pickleball/tennis court just south of the shelter that will be paved and fenced in. Additionally, a playground approximately 6,000 sf will be at the north end of the shelter. The whole property will include crushed aggregate paved pathways that weave through the landscape connecting the dog park, parking areas, playground and sports activities together. The property will have mown lawn in areas of high pedestrian activity. Native plantings will be utilized in areas around the pathways.

Meylor Park – Option B

Meylor Park Option B will include one access point from Town Hall Rd and one access point from Ridgeview Rd for vehicular traffic. The access point from Town Hall will include a parking lot for approximately 20 number of parking stalls (gravel with ADA paved space). This will be the primary access point for a dog park that will be located at the north end of the parcel. The dog park will be fenced and maintained lawn space for all sizes of dogs. The second point of access from Ridgeview Rd will provide access to an area of approximately 75 number of parking stalls (not including expanded on street/driveway parking). The parking will be used to service two Youth ball fields. The ball fields will have ADA access to all dugouts and will have a shelter/restroom facility nearby. One U-12 regulation soccer field will be placed just north of the ball fields with some minor grading needed to flatten the field. There will be a pickleball/tennis court and playground centered between the ball fields. The whole property will include crushed granite paved pathways that weave through the landscape connecting the dog park, parking areas, playground and sports activities together. The property will have mown lawn in areas of high pedestrian activity. Native plantings will be utilized in areas around the pathways.

Considerations:

- The parcel is currently outside the current Urban Service Area and sewer and water is not available at the project site. We have listed contingencies for well water and septic to serve the facilities. An additional option would be a vault toilet that could be later upgraded.
- Dog park will have a small dog area that is fenced in and separate from the main area.
- Excavation and earthwork for the sports fields may require the removal of rock. As this project moves forward, we strongly suggest that soil boring are undertaken to properly profile the rock elevations throughout the area that will be developed.
- Stormwater improvements will be necessary to control any of the newly created impervious surfaces. This will require infiltration and detention. Additional soil investigations will be required during any design phase to determine location and sizing
- Intersection improvements on Ridgeview Road may be necessary. This may include a bypass and turning lane.
-

SMITHGROUP

Client: Village of Mount Horeb
Project: Mt Horeb Concept - A
Project 50581 & 14133
Concept Cost Estimate
Date: October 5, 2022

Demo and Site Prep									
Clearing and Grubbing - General	1	LS	$	15,000.00	$	15,000			
Mobilization	1	LS	$	25,000.00	$	25,000			
Erosion control	1	LS	$	15,000.00	$	15,000			
Silt Fence	7,000	LF	$	2.50	$	17,500			
Concrete Washout	1	LS	$	2,500.00	$	2,500			
Subtotal							**$**	**75,000**	
Grading/Earthwork									
General Cut/Fill, move on site	1	LS	$	200,000.00	$	200,000			estimated - includes some rock removal
Stormwater management	1	LS	$	55,000.00	$	55,000			required infiltration/bioretention and detention
Storm Sewers	500	LF	$	100.00	$	50,000			convey to SW areas.
Inlets and Manholes	12	EA	$	3,500.00	$	42,000			
Topsoil, Salvaged and Placed	9,680	CY	$	5.00	$	48,400			assumes 12 acres of full disturbance\
Subtotal							**$**	**395,400**	
Utilities									
Septic	1	LS	$	50,000.00	$	50,000			allowance depending on level required
Water	1	LS	$	50,000.00	$	50,000			allowance depending on level required
Electric	1	LS	$	25,000.00	$	25,000			allowance depending on level required
Subtotal							**$**	**125,000**	
Paving/Lighting/Site Elements									
Concrete Pavement – Pedestrian Load	22,500.0	SF	$	8.00	$	180,000			
Pavement - Asphalt parking - rural no curb and gutte	52,000	SF	$	5.00	$	260,000			includes parking along entrance road (CABC + Asphalt)
Site Furnishing	1.0	LS	$	35,000.00	$	35,000			Benches, tables, signage
Lighting	1.0	LS	$	125,000.00	$	125,000			allowance
Shade Trees	40.0	EA	$	950.00	$	38,000			allowance
Seed	25.0	ACRE	$	3,200.00	$	80,000			native seeding for other area in current ag production
Landscape allowance (mulch and planting)	1.0	LS	$	50,000.00	$	50,000			Allowance for landscaping and planting beds at main park area
Youth Ball Field	2.0	LS	$	80,000.00	$	160,000			Fence, dugout and infield - does not include underdrain system
Lawn - Mowed	6.0	ACRE	$	6,500.00	$	39,000			standard turf
Pickleball Court	1.0	LS	$	65,000.00	$	65,000			
Shelter	1.0	LS	$	350,000.00	$	350,000			
Playground	1.0	LS	$	300,000.00	$	300,000			
Subtotal							**$**	**1,682,000**	
Dog Park									
GENERAL									
clearing/tree removal - valley field	2	AC	$	5,000.00	$	10,000			
Prefabricated Bridge	1.0	LS	$	30,000.00	$	30,000			
ROADWAY									
gravel access drive	1135	LF	$	35.00	$	39,725			
gravel parking lot	10700	SF	$	1.65	$	17,655			
vehicular concrete pavement (accessible parking + kiosk area paving)	820	SF	$	8.00	$	6,560			
PATHWAYS									
Loop trails - decomposed granite	48800	SF	$	4.00	$	195,200			
pedestrian concrete pavement (accessible pathways	1600	SF	$	6.00	$	9,600			
FENCING									
woven wire perimeter fence	7000	LF	$	5.50	$	38,500			DOT Pricing
chain link gate - vehicle	3	EA	$	1,500.00	$	4,500			DOT Pricing
chain link gate - pedestrian	4	EA	$	500.00	$	2,000			DOT Pricing
chain link fence - entry corrals	175	LF	$	13.00	$	2,275			DOT Pricing
Small dog area	1	LS	$	35,000.00	$	35,000			
FURNISHINGS									
kiosk	1	EA	$	3,000.00	$	3,000			
picnic tables	3	EA	$	2,750.00	$	8,250			
PRAIRIE RESTORATION									
clearing + seeding	6	AC	$	5,000.00	$	30,000			
establishment period maintenance	1	LS	$	5,500.00	$	5,500			
Subtotal							**$**	**437,765**	
Construction Total								**$ 2,715,165**	
Contingency - Design	40%						$	1,086,100	
Design and Administration	10%						$	271,500	

SMITHGROUP

Client: Village of Mount Horeb
Project: Mt Horeb Concept - B
Project 50581 & 14133
Concept Cost Estimate
Date: October 5, 2022

Demo and Site Prep								
Clearing and Grubbing - General	1	LS	$	15,000.00	$	15,000		
Mobilization	1	LS	$	25,000.00	$	25,000		
Erosion control	1	LS	$	15,000.00	$	15,000		
Silt Fence	7,000	LF	$	2.50	$	17,500		
Concrete Washout	1	LS	$	2,500.00	$	2,500		
Subtotal							**$ 75,000**	
Grading/Earthwork								
General Cut/Fill, move on site	1	LS	$	200,000.00	$	200,000		estimated - includes some rock removal
Stormwater management	1	LS	$	55,000.00	$	55,000		required infiltration/bioretention and detention
Storm Sewers	500	LF	$	100.00	$	50,000		convey to SW areas.
Inlets and Manholes	12	EA	$	3,500.00	$	42,000		
Topsoil, Salvaged and Placed	9,680	CY	$	5.00	$	48,400		assumes 12 acres of full disturbance\
Subtotal							**$ 395,400**	
Utilities								
Septic	1	LS	$	50,000.00	$	50,000		allowance depending on level required
Water	1	LS	$	50,000.00	$	50,000		allowance depending on level required
Electric	1	LS	$	25,000.00	$	25,000		allowance depending on level required
Subtotal							**$ 125,000**	
Paving/Lighting/Site Elements								
Concrete Pavement – Pedestrian Load	23,000	SF	$	8.00	$	184,000		
Pavement - Asphalt parking - rural no curb and gutte	70,800	SF	$	5.00	$	354,000		includes parking along entrance road (CABC + Asphalt)
Site Furnishing	1.0	LS	$	35,000.00	$	35,000		Benches, tables, signage
Lighting	1.0	LS	$	125,000.00	$	125,000		allowance
Shade Trees	40.0	EA	$	950.00	$	38,000		allowance
Seed	25.0	ACRE	$	3,200.00	$	80,000		native seeding for other area in current ag production
Landscape allowance (mulch and planting)	1.0	LS	$	50,000.00	$	50,000		Allowance for landscaping and planting beds at main park area
Youth Ball Field	2.0	LS	$	80,000.00	$	160,000		Fence, dugout and infield - does not include underdrain system
Lawn - Mowed	6.0	ACRE	$	6,500.00	$	39,000		standard turf
Pickleball Court	1.0	LS	$	65,000.00	$	65,000		
Shelter	1.0	LS	$	350,000.00	$	350,000		
Playground	1.0	LS	$	300,000.00	$	300,000		
Subtotal							**$ 1,780,000**	
Dog Park								
GENERAL								
clearing/tree removal - valley field	2	AC	$	5,000.00	$	10,000		
Prefabricated Bridge	1.0	LS	$	30,000.00	$	30,000		
ROADWAY								
gravel access drive	1135	LF	$	35.00	$	39,725		
gravel parking lot	10700	SF	$	1.65	$	17,655		
vehicular concrete pavement (accessible parking + kiosk area paving)	820	SF	$	8.00	$	6,560		
PATHWAYS								
Loop trails - decomposed granite	54000	SF	$	4.00	$	216,000		
pedestrian concrete pavement (accessible pathways	1600	SF	$	6.00	$	9,600		
FENCING								
woven wire perimeter fence	7000	LF	$	5.50	$	38,500		DOT Pricing
chain link gate - vehicle	3	EA	$	1,500.00	$	4,500		DOT Pricing
chain link gate - pedestrian	4	EA	$	500.00	$	2,000		DOT Pricing
chain link fence - entry corrals	175	LF	$	13.00	$	2,275		DOT Pricing
Small dog area	1	LS	$	35,000.00	$	35,000		
FURNISHINGS								
kiosk	1	EA	$	3,000.00	$	3,000		
picnic tables	3	EA	$	2,750.00	$	8,250		
PRAIRIE RESTORATION								
clearing + seeding	6	AC	$	5,000.00	$	30,000		
establishment period maintenance	1	LS	$	5,500.00	$	5,500		
Subtotal							**$ 458,565**	
Construction Total							**$ 2,833,965**	
Contingency - Design	40%						$ 1,133,600	
Design and Administration	10%						$ 283,400	