

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

(Official Minutes)

REGULAR MEETING of the COMMUNITY DEVELOPMENT AUTHORITY
Wednesday, January 30, 2013

CDA Chairman Bob Chanson called the meeting of the CDA to order at 5:30 pm in the Village Hall, 175 Valley View Drive, Fontana, Wisconsin.

CDA members present: Chairman Chanson, President Arvid Petersen, Trustee Cindy Wilson, Jay Hicks, Jeff Fisk, Vice Chairman Skip Bliss (arrived at 5:43 pm)

CDA member absent: Gail Hibbard

Also present: Administrator/Treasurer Kelly Hayden, Village Clerk Dennis Martin, Trustee Rick Pappas

Visitors Heard

None

Approval of Minutes for December 12, 2012

President Petersen/Commissioner Hicks 2nd made a MOTION to approve the minutes as submitted, and the MOTION carried without negative vote.

Approval of Current Payables

None

Finance Report – Administrator/Treasurer Hayden

Update/Review – Full Accounting Statement

Hayden presented the updated finance reports.

General Business

AECOM Testing Quotes for Duck Pond Site VPLE Application

Hayden stated that the quote submitted by AECOM to complete the additional testing required as part of the DNR's VPLE application process totals \$22,000. Hayden stated that there also would be further expenses as part of the application filing process, and the Village has no guarantee that the VPLE status will be approved by the DNR. Petersen stated that the Village has already spent a lot of money on the application process and the best scenario is that the former dump parcel could be capped and used for a parking lot. Chanson stated that he agrees that the CDA is not in a financial position to allocate extensive funding for VPLE application and it should not be pursued at this time. President Petersen/Commissioner Hicks 2nd made a MOTION to not approve the AECOM testing quote and to set aside the Voluntary Party Liability Exemption application until an appropriate time to reconsider the matter. The MOTION carried without negative vote.

Future Increment Generating Ideas Progress Report

Chanson stated that the marketing sign erected at the 138 Fontana Boulevard site looks horrible. Hayden stated that the DPW crew erected the sign and they will be fixing the poles so that they do not block the face of the sign, which will make the sign look better. Hayden stated that since the sign was erected, the Village has received three inquiries on the site, and one of the people stopped in at Village Hall seeking further information. Chanson stated that he thinks the CDA should consider proposals to sell the lot if a development proposal is not pursued.

Duck Pond Site Subcommittee – West End Development Proposal Update

West End Holdings, LLC filed a proposal for the acquisition and development of a portion of the Duck Pond site that will be considered in the Closed Session.

Closed Session

President Petersen/Commissioner Wilson 2nd made a MOTION at 5:34 pm to adjourn into Closed Session pursuant to Wis. Stats. Chapter 19.85 (1)(e) to deliberate or negotiate the purchasing of

public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session, specifically the West End Holdings, LLC Duck Pond Development Site Proposal, and the Roll Call vote followed:

Commissioner Fisk – Aye

Commissioner Bliss – Aye

Commissioner Wilson – Aye

Commissioner Hicks – Aye

Chairman Chanson – Aye

President Petersen – Aye

The MOTION carried on a 6-0 vote, with Commissioner Hibbard absent.

President Petersen/Commissioner Wilson 2nd made a MOTION at 6:12 pm to adjourn the Closed Session and reconvene in Open Session, and the MOTION carried without negative vote.

Confirm Quorum & Dates for Upcoming Meetings

Next Meeting Date

The next meeting date will be scheduled when the Village receives the appraisal it ordered for the Duck Pond site and other information requested in the Closed Session.

Adjournment

President Petersen/Commissioner Hicks 2nd made a MOTION to adjourn the CDA meeting at 6:14 pm, and the MOTION carried without negative vote.

Minutes prepared by: Dennis L. Martin, village clerk

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

APPROVED: 3/6/2013