

VILLAGE OF FONTANA ON GENEVA LAKE  
WALWORTH COUNTY, WISCONSIN

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**COMMUNITY DEVELOPMENT AUTHORITY**

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**Wednesday, October 01, 2008 @ 6:00 PM**

PLEASE TAKE NOTICE that the following meeting has been called by the Community Development Authority of the Village of Fontana and will meet on Wednesday, October 01, 2008 beginning @ 6:00 pm, at the Fontana Village Hall, 175 Valley View Drive, Fontana, Wisconsin.

**AGENDA**

- 1) Call Meeting to Order @ 600 pm – Chairman Turner
- 2) Roll Call - CDA Board
- 3) Visitors Heard

**THE FOLLOWING AGENDA ITEMS MAY BE CONSIDERED FOR  
DISCUSSION, CONSIDERATION AND ACTION**

- 4) Announcements
  - a. **Monday, Oct. 6<sup>th</sup> @ 6 pm** – Village Board Monthly Meeting
  - b. **Thursday, October 9<sup>th</sup> @ 5 pm** – Blue Ribbon Lakefront Building Committee
  - c. **Wednesday, October 15<sup>th</sup> @ 6 pm** – Park Commission Monthly Meeting
  - d. **Thursday, October 23<sup>rd</sup> @ 5 pm** - Blue Ribbon Lakefront Building Committee
  - e. **Saturday, October 25<sup>th</sup> @ 8 am** – Park Commission’s Fall Bulb Planting Event
  - f. **Monday, October 27<sup>th</sup> @ 5:30 pm** – Plan Commission Monthly Meeting
- 5) Approve Minutes
  - a. September 03, 2008 – Regular CDA Meeting
- 6) Approval of Current Payables
- 7) Finance Report – Treasurer Pollitt
  - a. Update / Review – Full Accounting Statement & TIF Revenue Increment Projections
- 8) **PRESENTATIONS**
  - a. **No Presentations Scheduled for this Meeting.**
- 9) TID #1 Infrastructure Projects - Public Works Director Workman
  - a. Utility Burial Project – Update
  - b. Municipal Beach Fence Replacement Project – Update
    - i) Century Fence Pay Request No. 2 (\$51,718.79) | **TABLED: 09.03.2008**
    - ii) Century Fence Settlement Proposal
    - iii) Schmitz License Agreement (404 Harvard Avenue) – Update
  - c. Kinzie Avenue Reconstruction Project - Update
    - i) Pay Request No. 1 – Odling Construction (\$38,014.25)
  - d. Third Avenue Reconstruction Project (Incl. Boat Trailer Parking Lot, High St. & Reid St.)
    - i) Pay Request No. 1 – Mann Brothers, Inc. (\$91,253.20)
    - ii) Suggested ‘Project Element’ Removal Items – General Discussion
  - e. General Construction Updates (Storm Water Management Plan, Duck Pond Ground Water Investigation, Duck Pond Gateway Triangle Landscaping, Porter Court Plaza)

- 10) TID #1 Development Projects
  - a. Mill Street Plaza (FairWyn, Ltd.) – Update
- 11) General Business
  - a. Abbey Resort & Fontana Spa | Tax Increment Financing Development Agreement
    - i) Reimbursement Draw # 4 | Project Update
  - b. Duck Pond Phase II Improvements – Ruckert Mielke Proposal & Estimates  
(Approved w/ \$10k Limit @ Previous Meeting)
  - c. Kinzie Path (“Path Closed”) – Project Initiation / PDI Assessment Letter
  - d. Walworth-Fontana Pedestrian Path Project – Update
- 12) Village Board Report – Chairman Turner
  - a. 2008 GO (General Obligation) Bond Sale - Update
- 13) Lakefront & Harbor Report – Commissioner Chanson
- 14) Park Commission Report – Commissioner Hibbard | Executive Director McHugh
  - a. Duck Pond Pedestrian Path – Perennial Bed Plantings
  - b. Park’s Annual Fall Volunteer Bulb Planting Event
- 15) Blue Ribbon Committee for the Lakefront Building – Commissioners Wilson (Alt: Fisk)
  - a. Lakefront Survey - Update
- 16) Executive Director Report – CDA Director McHugh
  - a. Tax Increment District No. 1 – Project Plan Amendment #3 - Update
  - b. TID No. 1 Maintenance Project – Update
  - c. 138 Fontana Blvd. - Update
- 17) Confirm Quorum for upcoming Meetings
  - a. Next Regular Monthly Meeting – November 05, 2008 @ 6:00 pm (No Closed Session)
  - b. November Agenda Item Requests
- 18) Pending / Future Items
  - a. 286 Valley View Drive – Façade Improvement Discussion (Canopy Renovation)  
(Postponed June 2008 for 6 Months)
  - b. Comprehensive TID #1 Tree Enhancement Project – Funding Discussion
  - c. Abbey Property - Pedestrian Trails Project & Monument Signage Proposal
  - d. “2009 CDA Work Plan” & 2009 Budget
- 19) Adjournment

Dated this 29<sup>th</sup> day of September, 2008.

Posted: Village Hall, Fontana Library, Post Office, Website

*Joseph A. McHugh – Executive Director*

[cdadirector@villageoffontana.com](mailto:cdadirector@villageoffontana.com)

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Please note that, upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, contact the Village Clerk's office between 8:00 a.m. and 4:00 p.m. at 262-275-6136 or write: P. O. Box 200, Fontana, Wisconsin 53125.

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

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