

VILLAGE OF FONTANA ON GENEVA LAKE
WALWORTH COUNTY, WISCONSIN

COMMUNITY DEVELOPMENT AUTHORITY

Wednesday, May 07, 2008 @ 5:45 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, May 07, 2008 beginning @ 5:45 pm, at the Fontana Village Hall, 175 Valley View Drive, Fontana, Wisconsin.

CLOSED SESSION AGENDA

- 1) Call Meeting to Order @ 5:45 pm – Chairman Turner
- 2) Roll Call - CDA Board
- 3) Closed Session
 - a. Pursuant to Chapter 19.85(1)(e) Wis. Stats. “Deliberating or negotiating 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: 138 Fontana Boulevard.
- 4) Adjourn Closed Session
 - a. Adjourn Closed Session and Reconvene to Open Session immediately thereafter at approximately 6:00 pm. or at the next regularly scheduled Community Development Authority meeting without further notice and pursuant to any and all properly noticed agenda for the purpose of voting upon or taking action on the above said items or any other subject disclosed by the agenda for the CDA meeting.

OPEN SESSION AGENDA

- 1) Open Session @ 6:00 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. Thursday, May 8th @ 10 am – GLEA Clean Boats/Clean Water Seminar (Park House)
 - b. Thursday, May 8th @ 6:30 pm – Park Commission Walking Tour of the Fontana Fen
 - c. Saturday, May 10th - Lake Geneva Extreme Sports Marathon
 - d. Wednesday, May 14th @ 10:00 am – Site Tour w/ Randall Arendt
 - e. Wednesday, May 14th @ 7 pm to 9 pm – Randall Arendt Seminar (Village Hall)
“Reclaiming the Strip – Gateway and Corridor Planning”
 - f. Thursday, May 15th @ 6:30 pm – Park Commission Walking Tour of Duck Pond
 - g. Friday, May 16th – 4th Annual Chris Schwenn Memorial Golf Outing
 - h. Saturday, May 17th @ 7 am to Noon – Fontana Community Church Pancake Breakfast
 - i. Wednesday, May 21st @ 6 pm – Monthly Park Commission Meeting
 - j. Saturday, May 24th – Fontana Garden Club Plant Sale (Park House)

- k. Monday, May 26th – Village Hall & Library Closed for Memorial Day
 - l. Monday, May 26th @ 11:30 am – Memorial Day Parade
 - m. Tuesday, May 27th @ 5:30 pm – Monthly Plan Commission Meeting
 - n. Monday, June 2nd @ 6 pm – Monthly Village Board Meeting
 - o. Wednesday, June 4th @ 6 pm – Monthly Community Development Authority Meeting
 - p. Friday, June 13th – Mill Street Plaza & Porter Court Plaza - Open House (Time: TBD)
- 5) Approve Minutes
- a. Wednesday, January 09, 2008 – Regular Monthly Meeting (Final)
 - b. Wednesday, March 05, 2008 – Regular Monthly 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. Beach Fence Replacement Project | Schmitz License Agreement – Update
 - b. Porter Court Plaza Project - Update
 - i) Mann Brothers Pay Request No. 2 (\$17,685.62)
 - c. Kinzie Avenue Reconstruction Project
 - i) Final Project Scope Exhibit & Cost Estimate
 - ii) Ruekert Mielke Construction Administration Proposal (\$42.5k)
 - d. Third Avenue Reconstruction Project (Incl. Boat Trailer Parking Lot, High St. & Reid St.)
 - i) Final Project Scope Exhibit & Cost Estimate
 - ii) Ruekert Mielke Construction Administration Proposal (\$110k)
 - iii) Parking & Sidewalk Easement – 185 Third Avenue (US Post Office) - Update
 - e. Wild Duck Road & Pedestrian Path Project
 - i) Mann Brothers Pay Request No. 5 (\$13,234.22)
 - f. General Construction Updates (Gateway Triangle Landscaping)
- 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) Revised Exterior Improvement & Landscaping Plans | Amendment No. 1
 - b. Abbey Property - Pedestrian Trails Project – Review Scope & Consultant Selection
 - c. 158 Fontana Boulevard – Revised Redevelopment Concept
 - d. Lakefront Building Project - Planning Program & Schedule
 - e. Wild Duck Road & Duck Pond Phase II Improvements – Scope Review
 - f. 138 Fontana Boulevard - Update
- 12) Village Board Report – Chairman Turner
- a. President’s Appointment of Village Board Members to CDA
- 13) Lakefront & Harbor Report – Commissioner Chanson

- 14) Park Commission Report – Commissioner Hibbard | Executive Director McHugh
 - a. Little Foot Playground Equipment Replacement
- 15) Executive Director Report – CDA Director McHugh
 - a. 2008 Project Implementation Schedule
 - b. TID No. 1 Annual Report, 2008 Tax Increment Certification & Assessment Schedule
- 16) Confirm Quorum/Attendance for upcoming Meetings & Events
 - a. Next Regular Monthly Meeting – June 04, 2008 @ 6:00 pm (No Closed Session Planned)
 - b. Tour of Village Center w/ Randall Arendt – May 14, 2008 @ 10:00 am
 - c. Randall Arendt Presentation – May 14, 2008 @ 7:00 pm
 - d. June Agenda Item Requests
- 17) Pending / Future Items
 - a. Abbey Resort Monument Signage Proposal – Façade Improvement Application
 - b. 286 Valley View Drive | Fontana Corner Market Façade Improvement Project
 - c. Walworth-Fontana Pedestrian Path – Site Surveying & Alternatives Analysis
 - d. DNR Recreational Trails Program – Grant Disbursement Agreement
 - e. Duck Pond Groundwater Investigation – STS Consultant’s Drilling Schedule
 - f. Environmental Master Plan – East of 67 (Storm Water Management Plan & Trails)
 - g. VOF Storm Water Utility - Research Update (Administrator Hayden)
 - h. Mann Brothers/Prairie Tree Landscaping – Erosion Control Bill
(Tabled by VB @ February 4th & March 3rd Meeting)
 - i. Fontana FEN – Property Line Delineation
 - j. Crispell Snyder Reimbursement Request: STH 67 Crosswalk Repair Costs
 - k. Program Plan: Industrialization of VOF Compost Operations (DPW Proposal)

18) Adjournment

Dated this 5th day of May, 2008.

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

Joseph A. McHugh – Executive Director

cdadirector@villageoffontana.com

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.
