

VILLAGE OF GRAFTON

COMMUNITY DEVELOPMENT AUTHORITY MEETING MINUTES

WEDNESDAY, DECEMBER 16, 2015 AT 6:15 P.M.

The Community Development Authority meeting was called to order at 6:15 p.m. by Chair John Gassert.

Board members present: Alan Kletti, Dan McKelvey, Village President Jim Brunnuell, Roger Kirgues, Al Richards, and John Gassert

CDA members excused: Trustee Dave Antoine

Staff/Officials present: Village Administrator Darrell Hofland, Director of Planning and Development Jessica Wolff, and Village Attorney Mike Herbrand

MINUTES

Motion by Mr. Kletti, seconded by Mr. McKelvey to approve the minutes of the October 7, 2015 Community Development Authority meeting, as presented. Motion carried.

HEAR PERSONS REQUESTING TO BE HEARD

None

CONVENE TO CLOSED SESSSION

Motion by Mr. Kirgues, seconded by Mr. McKelvey to convene to closed session, at 6:17 p.m., pursuant to Wisconsin Statutes 19.85(1)(e) for real estate and competitive bargaining matters (Lumberyard 1505 development agreement)

Mr. Alan Kletti – Aye
Mr. Roger Kirgues – Aye
Mr. Al Richards – Aye

President Brunnuell – Aye
Chair John Gassert – Aye
Mr. Daniel McKelvey – Aye

Motion carried.

A closed session of approximately 51 minutes was held. The CDA discussed the Lumberyard 1505 development agreement and environmental indemnification.

RECONVENE TO OPEN SESSION AND THE REGULAR ORDER OF BUSINESS

Motion by Mr. Kletti, seconded by Mr. Richards, to reconvene to open session and the regular order of business, at 7:08 p.m.

Mr. Alan Kletti – Aye
Mr. Roger Kirgues – Aye

President Brunnuell – Aye
Chair John Gassert – Aye

Mr. Al Richards – Aye

Mr. Daniel McKelvey – Aye

Motion carried.

ACTION ON THE EXTENSION OF THE MEMORANDUM OF UNDERSTANDING BETWEEN THE CDA AND SHAFFER DEVELOPMENT LLC (LUMBERYARD 1505) FOR 60 DAYS

Motion by Mr. Kirgues, seconded by Mr. McKelvey to approve the extension of the memorandum of understanding between the CDA and Shaffer Development LLC (Lumberyard 1505) for 60 days and adding “and/or assigns.” Motion carried.

ACTION ON SHAFFER DEVELOPMENT LLC (LUMBERYARD 1505) DEVELOPMENT AGREEMENT

Motion by Mr. Richards, seconded by Mr. Kletti to table Shaffer Development LLC (Lumberyard 1505) development agreement. Motion carried.

ACTION ON SHAFFER DEVELOPMENT LLC (LUMBERYARD 1505) ENVIRONMENTAL INDEMNIFICATION AGREEMENT

Motion by Mr. Richards, seconded by Mr. Kletti to table the Shaffer Development LLC (Lumberyard 1505) environmental indemnification agreement. Motion carried.

ACTION ON RESOLUTION FOR SALE OF PROPERTIES LOCATED AT 1505 WISCONSIN AVENUE, 1005 BEECH STREET, 1421 WISCONSIN AVENUE, 1001 BEECH STREET, 905-07 BEECH STREET, 1435 WISCONSIN AVENUE, 1517 WISCONSIN AVENUE, 1405-1407 11TH AVENUE, AND 1413 11TH AVENUE TO SHAFFER DEVELOPMENT LLC (LUMBERYARD 1505)

Motion by Mr. Richards, seconded by Mr. Kletti to table the resolution for sale of properties located at 1505 Wisconsin Avenue, 1005 Beech Street, 1421 Wisconsin Avenue, 1001 Beech Street, 905-07 Beech Street, 1435 Wisconsin Avenue, 1517 Wisconsin Avenue, 1405-07 11th Avenue, and 1413 11th Avenue to Shaffer Development LLC (Lumberyard 1505). Motion carried.

OLD/NEW BUSINESS

Administrator Hofland reported that the Village received a \$35,000 Lake Michigan Grant award for riverbank stabilization and landscaping associated with the 2016 Veterans Memorial Park riverwalk project.

Administrator Hofland noted in July the CDA instructed staff to provide the owner of Little Hands Day Care with a six months’ notice to vacate the property. A reminder notice was sent in late November. The owner is behind in rent and has not finalized a

new location. Mr. Herbrand recommended taking formal eviction action at the January 6, 2016 CDA meeting.

ADJOURN

Motion by President Brunnuell, seconded by Mr. Richards to adjourn at 7:20 p.m. Motion carried.