

Minutes
Community Development Authority Meeting
September 13, 2011

The meeting of the Community Development Authority for the City of Monona was called to order by Chair Robb B. Kahl at 6:30 p.m.

Present: Chair Robb B. Kahl, Aldm. Jim Busse, Mr. Andrew Homburg, Mr. Jason Scott, Mr. John Surdyk, and Aldm. Jeff Wiswell

Absent: Mr. George Lightbourn

Also Present: City Administrator Patrick Marsh, Planning and Community Development Coordinator Paul Kachelmeier, and CDA consultant Gary Becker from Vierbicher Associates.

MINUTES

A motion was made by Mr. Homburg, seconded by Aldm. Busse, for approval of the minutes of July 26, 2011.

The motion carried.

APPEARANCES

There were no appearances and the appearances section was declared closed.

OLD BUSINESS

There was no Old Business.

NEW BUSINESS

A public hearing for the amendment to the Tax Increment District (TID) No. 2 Project Plan was declared open by Chair Kahl.

CDA consultant Gary Becker of Vierbicher Associates appeared and said that the TID No. 2 Amendment is to renew TID No. 2 as a donor district to TID No. 4 and TID No. 5, and is an open amendment and does not need to be amended again, and will also allow expenditures up to one-half mile outside of the TID boundaries. He said the Joint Review Board met last week as a preparation and information meeting on the amendments proposed to TID No. 2 and TID No. 4.

Mr. Homburg who is the CDA representative on the Joint Review Board said the meeting went very well.

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There were no other appearances and the public hearing was declared closed.

A public hearing for the amendment to the Tax Increment District (TID) No. 4 Project Plan was declared open by Chair Kahl.

CDA consultant Gary Becker said that this TID Amendment allows for expenditures up to one-half mile outside of the TID boundaries.

There were no other appearances and the public hearing was declared closed.

There was no discussion of the two TID amendments.

A motion was made by Aldm. Busse, seconded by Mr. Surdyk for approval of the resolution approving the TID No. 2 Project Plan Amendment and submitting it to the City Council for consideration of approval.

The motion carried.

A motion was made by Aldm. Busse, seconded by Mr. Surdyk for approval of the resolution approving the TID No. 4 Project Plan Amendment and submitting it to the City Council for consideration of approval.

The motion carried.

The CDA discussed an update on the 2011 TID increment values. CDA consultant Gary Becker reviewed with the CDA a report he had prepared on the City of Monona Tax Increment Districts Overview, updated 8/19/11. There was discussion of the report.

MISCELLANEOUS BUSINESS

Planning and Community Development Coordinator Paul Kachelmeier gave a brief report on the status of commercial and residential development projects in the City.

Aldm. Wiswell said that a Monona resident has brought up concerns with stormwater management and erosion control at the two new health care clinics that are under construction.

City Administrator Patrick Marsh said that City staff was following up on this.

Planning and Community Development Coordinator Paul Kachelmeier said that Rossi's Pizza which is a carry out and delivery pizza business was proposing to relocate their business from 100 Frost Woods Road in the Rossario's Restaurant building to a building at 4503 Monona Drive, across from the Monona Grove High School. He said this building is located in the North Monona Drive Redevelopment Area No. 7.

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Aldm. Busse said that the Plan Commission will review a request for a zoning permit for the relocation of Rossi's Pizza at their next meeting too.

Chair Kahl asked the City Administrator to talk to the City Attorney about if review is required by the CDA and the City Council since this new business is proposed in Redevelopment Project Area No. 7.

The next meeting is scheduled for October 25, 2011.

ADJOURNMENT

A motion was made by Aldm. Wiswell, seconded by Mr. Surdyk to adjourn.

The motion carried.

8:00 p.m.

1011-12.1