

**Special Village Board  
April 6, 2017**

President Bradley called the meeting to order at 6:00 p.m., at East Side Community Center, 6156 Douglas Avenue.

Board Present: Trustee Trentadue, Trustee Willing, Trustee Dobbs and Trustee Wishau and President Bradley. Trustee Wanggaard arrived at 6:16.

Absent: Trustee Prott was excused

Staff Present: Village Administrator Tom Christensen, Highway Superintendent Blaine Pfeffer, Police Chief Dan Warren and Joint Parks Superintendent Jim Svoboda

## **1. Parks**

### **A. Joint Park Oversight and Ownership**

Christensen stated he was approached by Mt. Pleasant officials inquiring if Caledonia had any interest in taking over the Joint Park. After completing a financial analysis, it would take approximately \$64,000 to accomplish. Christensen thought the village could afford to do it. Bradley stated that Mt. Pleasant board members told him that they do not want to pay for it anymore. They discussed the opportunities it may bring. Svoboda talked about some of the major expenses and some of his involvement with Mt. Pleasant. He felt it wouldn't be a problem to take it over. He discussed that the park is at a point where it can generate some revenue to help cover the deficit. The Kraut Fest will be run strictly by the Park Commission instead of Route 20. It will be a much smaller event, more family oriented with less bands and more family events. There will be 9 people involved that have multiple resources that will help pay for the festival. The board felt there are two choices, either Caledonia takes over the entire park or Mt. Pleasant puts more into it. The first priority is to get rid of the \$60,000 deficit. This will be on the next regular board agenda to authorize Christensen to start discussions with Mt. Pleasant officials to get some detailed information before a final decision is made.

### **B. Future Parkland – Crawford Park area**

Christensen suggested dedicating some land adjacent to the new village hall as park land to make up for the wetlands being sold behind the East Side Community Center. They discussed possible access roads. An access road off of Kmart's lot will take pressure off of 4 Mile Road. Discussion was held with Green Tree regarding allowing a road dedication instead of an easement. Further discussion was held about possible uses such as a walking path and a possible dog park. A final answer will be sought on what the park impact fees can be used for and the timeframe. The parkland dedication should wait until the sale of East Side.

## **2. Village Capital Projects**

### **A. Highway Building – Scope of Project**

Christensen gave an update of the consensus of the highway garage. It was decided that the whole building needs to come down and a new one put up. It is estimated to be approximately \$2 million. The project has to be pushed off until next year because of the timing and to avoid the equipment sitting outside. It makes more sense to build it new than to spend \$1 million to piece meal it. It will have a minimal impact on the budget according to Dave Wagner who did a borrowing analysis. The consensus of the board was to tear it down and build new. This will be on the next regular board agenda for formal action.

### **B. Police Department**

The new highway garage will push the new police department off for a while.

## **3. Update on Current Commercial Development Projects**

Christensen informed the board that a couple of people have looked at the area but wanted outside storage. There are others looking to expand. Ray Leffler is looking to do a business condo and also some multi-families. There was discussion about if multi-family units are the kinds of development the village wants to see. They also discussed it may be an option if they were higher end units.

Some discussion came up regarding a meeting that was attended about the academies that Unified is looking at. They also discussed the possibility of Charter Schools.

## **4. Public Notification**

Christensen stated that there has been a request for an email distribution list notifying people of what's going on. There was discussion about the website having the same information. Trustee Willing stated the he has been approached by constituents that say there needs to be a better form of communication out there. President Bradley thought the newly designed village website should be given a chance to work first.

## **5. Adjournment**

Motion by Trustee Wanggaard to adjourn. Seconded by Trustee Willing. Motion carried.

Meeting adjourned at 7:44 p.m.

Respectfully submitted,

Karie Torkilsen  
Village Clerk