

COMMUNITY DEVELOPMENT AUTHORITY (CDA) MEETING
Wednesday September 22, 2021 at 4:00 p.m.
Caledonia Village Hall – 5043 Chester Lane

1. Meeting Called To Order
2. Approval of Minutes From the August 25, 2021 meeting
3. Branding/Marketing Group discussion- Elsa Mileager, Cory Sebastian, Kjell, Fran
4. Blight Update- Pete
5. Blight Complaint Form discussion- David, Pete
6. Creating the monthly CDA agenda- Bill
7. Suggestions for potential new CDA member- All
8. 2022 Budget Request- All
9. CBA Liaison Discussion- All
10. Treasurer's report- Kjell
11. Adjourn

Dated August 20, 2021

Joslyn Hoeffert
Village Clerk

Only Community Development Authority members are expected to attend. However, attendance by all Board members (including non-members of the CDA) is permitted. If additional (non-committee) Board members attend, three or more Board members may be in attendance. Section 19.82(2), Wisconsin Statutes, states as follows:

If one-half or more of the members of a governmental body are present, the meeting is rebuttably presumed to be for the purposes of exercising the responsibilities, authority, power or duties delegated to or vested in the body.

To the extent that three or more members of the Caledonia Village Board actually attend, this meeting may be rebuttably presumed to be a "meeting" within the meaning of Wisconsin's open meeting law. Nevertheless, only the committee's agenda will be discussed. Only committee members will vote. Board members who attend the committee meeting do so for the purpose of gathering information and possible discussion regarding the agenda. No votes or other action will be taken by the Village Board at this meeting.



CDA Minutes

COMMUNITY DEVELOPMENT AUTHORITY (CDA) MEETING

Wednesday, August 25, 2021 scheduled for 4:00 p.m.

Caledonia Village Hall – 5043 Chester Lane

This was an in-person meeting

Committee Members Present: William Streeter, Dave Gobis, Kjell Erlandsson, Adam Emery, Jacob Lovdahl, Fran Martin

Committee Members Absent: Jim Dobbs

Guests: Peter Wagner, Kathy Kasper, Lee Wishau

- 1. Meeting called to order by Chairman William Streeter at 4:00**
- 2. Minutes of July 28, 2021 as submitted, revised and posted prior to meeting motion for approval by Jacob Lovdahl, second by Kjell Erlandsson, approved unanimously**
- 3. Blight Update. Pete Wagner provided a monthly update on the property at 6121 Hwy 31 and the Truck Repair property at 41 and Seven Mile. Dave Gobis commented that VMS Trucking is registered at that address, 7915 E. Frontage Road as a DOT carrier having a fleet of 32 trucks and 28 drivers under DOT 2154094. It is not zoned nor approved as a truck terminal. He says he received citizen complaints about the long shuttered Greenhouse at E. Frontage Road and HWY G. Pete Wagner said he did not have a formal complaint on file. Numerous complaints are in various stages of being addressed within legal and available staffing limitations. Work continues on accessory building/property size and parking ordinances’.**
- 4. Marketing/Branding Report- Adam Emery expressed continuing concern about the value of Real Racine to the Caledonia community. Fran Martin suggested that an accounting of funding be made of Real Racine in relationship to Caledonia as provided for in the original agreement. There was some discussion of whether Tourism fell under the CDA mission statement as provided by the Board. Real Racine is currently in litigation with Mt. Pleasant. There is question as to whether it can exist without Mt Pleasant as the majority of room tax is provided by them. It was suggested that we request an accounting and await**

further information on the current status Real Racine. Kathy Kasper suggest further discussion on rebranding Caledonia be delayed until the Board is able to review and approve the concept. Adam stated it has been delayed several times. Kathy Kasper said she will get it placed on the agenda for review.

5. Lighthouse Recap- Adam Emery, Attendance was about half of what was expected. YMCA Run participation was roughly 50% of pre-pandemic levels. There was some challenge to get participates to engage post race. Overall CBA was happy with results and intend on addressing several issues now that the inaugural experience is behind them. They intend on further engagement.
6. CBA Report, Adam Emery- Structuring of the organization is ongoing. They still request CDA participation and budget consideration. They request the following be included in the CDA Budget: \$10,000 flower pots. Elsa was unable to attend and provide a budget figure
\$4,000 for Welcome Flyers
\$2,500 for Maps
\$16,500 Total
7. Zipcode Update- Fran Martin reports she has had dialog with various parties and investigative work continues.
8. Treasures Report- Kjell Erlandsson reports that \$1900 was disbursed for Caledonia Crawl expense. CDA will submit a budget request for \$47,500 based on our past history. This reflects the \$16,500 requested by CBA and includes the \$18,000 budgeted for blight demolition as suggested by Pete Wagner. This leaves an unpledged amount of \$12,500 to continue to engage in Blight related issues and a small contingency for unexpected expenses.
9. Adjournment- Motion to adjourn made by Jake Lovdahl and seconded by Kjell Erlandsson at 6:10 PM, passed unanimous

Submitted September 7, 2021, 2021, by Dave Gobis