

## VILLAGE OF OREGON

### Special Village Board Budget Meeting with Library Board and Park Board Wednesday, October 6, 2010 – 5:30 P.M.

Village Hall  
117 Spring Street  
Oregon, WI 53575  
Lower Level

*Note the Meeting Time of 5:30 p.m.*

*Joint Meeting with Library Board at approximately 6:00 PM*  
*Joint Meeting with Park Board at approximately 7:00 PM*

1. Call to order – Village Board
2. Roll call- Village Board
3. Discussion of 2011 Budget: Dane County Funding for Senior Center
4. **(5:40PM – 6:00PM) – Administrative Section**
5. Village Board – **(Page 102)**
6. Municipal Court **(Pages 103 & 104)**
7. Legal- **(Pages 105-108)**
8. Administrator- **(Page 109)**
9. Clerk - **(Page 110 & 111)**
10. Elections -**(Page 112 & 113)**
11. Computers – **(Pages 114)**
12. Accounting – **(Pages 115 &116)**
13. Assessor – **(Page 117)**
14. Village Hall/Post Office – **(Page 118 & 119)**
15. Soda Machine – **(Page 120)**
16. Other General Government - **(Pages 121)**
17. Illegal Taxes – **(Page 122)**

18. Insurance – (Page 123) – Approval of Railroad Insurance from Travelers Property Casualty for the period of November 18, 2010 – November 18, 2011 in the amount of \$31,913 ( Village pays 50% of the premium)
19. Planner - (Page 167)
20. Economic Development – (Page 168)
21. Economic Grant – (Page 169)
22. General Fund Transfer to Other Funds – (Page 170)
23. Possible Consideration of Agenda Items #5 through #22

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24. **Joint Meeting with Library Board**

25. (6:00PM -6:30PM) Call to order – Library Board

26. Roll call – Library Board

27. Discussion and Possible Action re: 2011 Library, Library Building, Library Special Fund and Wackman Trust Fund– (Pages 157-160, 182-183 & 220)

28. Adjournment of Library Board

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29. (6:30 PM to 7:00PM) – Debt Service, Utilities and TIF Budgets

30. Discussion and Possible Approval re: Debt Service Funds 301, 305 and 306 (Pages 198 -201)

31. Discussion and Possible Approval re: Water & Sewer Utility Budgets (Pages 221 – 228)

32. Discussion and Possible Approval re: Storm Water Utility (Pages 229 & 230)

33. Discussion and Possible Approval re: TIF #2 – (Pages 193, 194, 202 and 203)

34. Discussion and Possible Approval re: TIF #3 and Additional 2008 Borrowing Projects – (Pages (195, 196, 213 and 214)

35. Discussion and Possible Approval re: TIF #4 – (Pages 197 & 218)

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36. **Joint Meeting with Park Board**

37. (7:00PM -7:30PM) Call to order – Park Board

38. Update regarding Revised Grass Mowing Schedule Implemented in 2010 due to budget constraints

39. **Park Board Recommendation to the Village Board re: General Fund Park's Budget in 2011 Preliminary Budget (Pages 164 and 165)**
  40. **Park Board Recommendation to the Village Board re: Park Fund in 2011 Preliminary Budget (pages 205 and 206)**
  41. **Park Board will return to its regularly scheduled meeting in the Community Room**
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42. If Needed, the Board will continue reviewing Budget Items
43. Discussion and Possible Action re: Hiring of Clerk Assistant 1 for Front-Office, if not considered at October 4<sup>th</sup> Board Meeting
44. Discussion and Possible Action re: Parade of Homes Ordinance #10-17 (**The Board is being asked to adopt a new ordinance due to the Parade Lots being changed. The new ordinance will be available at the meeting.**)
45. Adjournment of Village Board

Any person who has a qualifying disability as defined by the Americans with Disabilities Act that requires the meeting or materials at the meeting to be in an accessible location or format must contact the Village Clerk at (608) 835-3118, 117 Spring Street, Oregon, Wisconsin, at least twenty-four hours prior to the commencement of the meeting so that any necessary arrangements can be made to accommodate each request Schedule of Department Heads' Budget Discussions with Village Board in October:

**Michael Gracz**

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**From:** Alison Koelsch  
**Sent:** Wednesday, September 29, 2010 11:12 AM  
**To:** 'Denise Arnold'; 'dgeo4177@aol.com'; 'chasslinger@town.dunn.wi.us'; 'Carol Strause'  
**Cc:** Michael Gracz; Renee Hoeft  
**Subject:** Budget restored

Hello everyone...

Very good news today regarding the Dane County budget. I just received word that the Human Service cuts have been restored. That means that the \$6,570 will be added back in after being pulled from the Adult Day Program grant. Renee will be adjusting the budget and sending you a new one. Executive Falk will be having a press conference at Memorial High School at noon. I'm heading out to the press conference now. Carol...the statistics you requested will be emailed to you this afternoon. Sorry for the delay. Thank you for your support!

Alison Koelsch  
Director  
Oregon Area Senior Center  
219 Park Street  
Oregon, WI 53575  
Main # 608-835-5801  
Fax # 608-835-9299  
[akoelsch@vil.oregon.wi.us](mailto:akoelsch@vil.oregon.wi.us)

Proposal of Insurance for:

City of Fitchburg & Village of Oregon

### Coverage Highlights/Summary of Terms & Conditions of Recommended Carrier Quotations

[Empty rectangular box]

Coverage: Inland Marine  
 Carrier: Travelers Property Casualty Company of America  
 Form #: Specimen upon request  
 Form Type: Per Occurrence  
 Effective: November 18, 2010 – November 18, 2011

Terms/Option/ Coverage Parts	Limit	Coinsurance %	If Property, Valuation Type	D = Deductible/ R = Retention	Premium*
Scheduled Property	\$9,700,000	70%	Replacement Cost	D = \$100,000	\$31,913

\* Premium includes TRIA premium of \$1% of premium. This additional premium cannot be removed.

The following is a general summary of the Insuring Agreement. Actual policy form should be sought for complete terms and conditions.

#### Significant Terms and Conditions:

Additional summary detail presented within the proposal.

- Flood Zone A Deductible is \$250,000

#### Auditable Exposures and Audit Frequency, if applicable:

Not Applicable

#### Significant Exclusions include, but not limited to:

- Nuclear Hazard, Power Failure

#### Significant Endorsements include, but not limited to:

- See carrier quote

#### Statement of Values:

- Attached
- Per statement of values updated/confirmed on 8/12/10

#### Premium Terms:

- Minimum Premium: short rate penalty may apply if cancelled mid-term
- Minimum Earned, Annual and Minimum Deposit: short rate penalty may apply if cancelled mid-term

#### Conditions of the Quote, Coverages, or Binding:

- Signed Statement of Values

#### Claims Handling Instructions:

- Claims should be reported immediately to Travelers.



Arthur J. Gallagher Risk Management Services, Inc.

**2008 TIF #3 Borrowing****Estimated Funds Available**

Funds available	298,796
E&N Hughes retainage	(5,753)
Ruekert & Mielke engineering Market St	(24,006)
Mandt	(65,345)
Mandt Retainage	<u>(18,525)</u>

185,167

Remaining reimbursement on TE grant	<u>22,501</u>
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**Estimated Funds Available****207,668**

Waterman Street resurface from Brook St to Park St and Park Street resurfacing from Waterman Street to Spring Street in 2011 Budget)	(50,000)
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allocated to Sewer Utility	<u>17,900</u>
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Estimated available after 2011 projects	<u><u>175,568</u></u>
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Numbers are from TIF #3 TIF project plan - See attached TIF #3 Project List

**Projects are listed in project number order not priority**

**Short term projects (under 5 years)**

Bike/Pedestrian Path Main St to N. Burr Oak (#3)	435,000	a portion charged to other funds see attached chart
Water Tower Restoration (#7)	210,000	
Civic Campus Plan (#13)	30,000	
Land acquisition for additional parking south side of Jefferson St (#17)	325,000	
Jefferson St - sanitary sewer relay East of tracks, north to interceptor	100,000	

**Mid Term projects (5 to 10 years)**

West Grove Reconstruction (#30 & 47)	125,000
Elm Reconstruction (#29, 39 & 46)	178,000

**Long Term projects (over 10 years)**

Kwik Trip Re-Development Assistance (#8)	20,000
Commuter Lot Property Acquisition (offset by grant) (#10)	300,000
Commuter Lot Development (offset by grant) (#11)	300,000
Jefferson Street (north side) Parking Lot (#18)	300,000
Phase 2 Expansion of Hitching Park - Property Acquisition (#20)	564,500
Spring Street sanitary sewer from Janesville to East Grove and reconstruction (#26 & 44)	163,000
Johnson Street Mill & Overlay (#33)	25,000

**Projects not recommended**

Spring Street storm sewer	
Widening of Jefferson Street (intersection to bridge) (#25)	344,000

\* = completed projects

Table 2: Detailed List of Project Costs & Timeline

	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2019	TOTALS
1 Administration costs	35,000	17,000	15,000	13,000	2,000	5,000	1,000	5,000	5,000	1,000	5,000	104,000
2 Creation of Re-Development District		15,000										15,000
3 Create Bicycle/Pedestrian Connection between Jaycee Park and West Side Community Park										125,000		125,000
4 Developer Incentives		225,000								225,000	225,000	675,000
5 Brownfield Projects			25,000				25,000			250,000		300,000
6 Enhance Monument Area					15,000							15,000
7 Water Tower Restoration				210,000								210,000
8 Kwik Trip Re-Development Assistance								20,000				20,000
9 Design and Re-Development of Waterman Park								125,000				125,000
10 Commuter Lot Property Acquisition (offset by grant)									300,000			300,000
11 Commuter Lot Development (offset by grant)										300,000		300,000
12 Design, Construction and Installation of Informational Signage			10,000									10,000
13 Creation of Civic Campus Facility Master Plan		30,000				30,000						60,000
14 Streetscape Design (engineering/planning offset by \$15,000 grant)		30,000										30,000
15 Road work Jefferson/Main/Janesville Intersection (Spring St. to Grove to RR) roadwork, signal conduit, sidewalk, curb & gutter & decorative street crossing			453,000									453,000
16 Downtown Traffic Signals								150,000				150,000
17 Jefferson Street (south-side) Parking Lots.		325,000										325,000
18 Jefferson Street (north-side) Parking Lots					300,000							300,000
19 Phase 1 Design of the Hitching Park (offset \$10,000 grant)	20,000											20,000

Table 2: Detailed List of Project Costs & Timeline

	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2019	TOTALS
19			315,000									315,000
20								325,000				325,000
20									39,500			39,500
20										200,000		200,000
21					600,000							600,000
22			605,000									605,000
23			69,000									69,000
24					103,000							103,000
25					344,000							344,000
26										88,000		88,000
27								102,000				102,000
28									130,000			130,000
29										59,000		59,000
30						50,000						50,000
31						71,100					145,000	216,100
32			8,000									8,000
33										25,000		25,000



Table 2: Detailed List of Project Costs & Timeline

	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2019	TOTALS
<i>Storm Water Projects</i>												
49 Design Engineering for '72 inch culvert replacement with a '6' by 8' box culvert from Kwik Trip to Spring Street's West ROW		63,035										63,035
50 Construction including construction Engineering for '72 inch culvert replacement with a '6' by 8' box culvert from Kwik Trip to Spring Street's West ROW			478,431									478,431
51 Design Engineering for '72 inch culvert replacement with a '6' by 8' box culvert from Spring Street's West ROW to East ROW of Oak Street plus downstream Modifications and Easements									213,860			213,860
52 Construction including construction Engineering for '72 inch culvert replacement with a '6' by 8' box culvert from Spring Street's West ROW to East ROW of Oak Street plus downstream Modifications and Easements								250,000		1,623,287		1,623,287
53 General Property Acquisition												250,000
<b>TID #3 Improvements Total</b>	126,100	945,035	2,535,431	223,000	1,544,000	160,000	26,000	977,000	973,360	3,090,287	495,000	<b>11,095,213</b>

*(Handwritten marks)*

The Village has \$225,000 fund remaining from the 2008 borrowing. Staff feels we need to resurface Park Street and Waterman Street in 2011. The estimated cost for this project is \$50,000.

This would leave approximately \$175,000 for an additional project. The following table illustrates how the Village could pay for the construction of bike/pedestrian path from Kwik Trip to N. Burr Oak Avenue. If the Board decides to proceed with the project, we are recommending that the Village apply for a Stewardship Grant (due in May, 2011) for the project.

	Segment A Kwik Trip to N. Burr Oak (50% TIF max)
Park Funds	\$25,000
Sewer Funds	15,000
Borrowing	181,000
Stewardship Grant (50%)	221,000
Total	\$442,000

**Renee Hoeft**

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**From:** Michael Gracz  
**Sent:** Monday, September 27, 2010 8:47 AM  
**To:** 'jblanchard@oregonband.org'  
**Cc:** Gary Disch; Renee Hoeft  
**Subject:** RE: 2011 Park Budget Additions

Thanks.

I have prepared the agenda for the 6th. I will send it to both of you to review.

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**From:** jblanchard@oregonband.org [mailto:jblanchard@oregonband.org]  
**Sent:** Monday, September 27, 2010 7:37 AM  
**To:** Michael Gracz  
**Cc:** Gary Disch  
**Subject:** 2011 Park Budget Additions

Hi Mike,

We came up with a few additions for the 2011 Park Board budget. I have listed them below. Please let me know if you have questions.

\$15,000 - shelter to be built by high school students (location TBD)

\$2,000 - replace sand in Stone Ridge Park with bark

We would also like to keep \$3,000 for trees and the same dollar amount for wood chips as a line item in the other account for next year. The other item we discussed was signage for Keller Alpine Meadows Park. I believe that money was to come from another source other than the parks budget. We would really like to move forward with something out there.

Thanks,  
Jon

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Total Control Panel

[Login](#)

To: [mgracz@vil.oregon.wi.us](mailto:mgracz@vil.oregon.wi.us)      [Remove this sender from my allow list](#)  
From: [jblanchard@oregonband.org](mailto:jblanchard@oregonband.org)

*You received this message because the sender is on your allow list.*

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**Michael Gracz**

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**From:** Bill Ohm [bohmfred-inc.com]  
**Sent:** Thursday, September 30, 2010 1:32 PM  
**To:** Michael Gracz  
**Subject:** RE: 2011 Parade Site

Mike - good news, we were selected! we will getting the word out very soon, in the meantime here is the list from MABA's website: <http://www.maba.org/index.php?module=cms&page=157>

But, at the 11th hour we changed the Parade lots, to Lots 26 thru 28 and 57 thru 59 (top of the hill), so can we get the Ordinance revised at the next meeting?

Thanks,  
Bill

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**From:** Michael Gracz [mailto:MGracz@vil.oregon.wi.us]  
**Sent:** Tuesday, September 21, 2010 5:10 PM  
**To:** Bill Ohm  
**Subject:** RE: 2011 Parade Site

Good luck on the 29th.

Pls see the adopted ordinance for your use.

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**From:** Bill Ohm [mailto:bohmfred-inc.com]  
**Sent:** Friday, September 10, 2010 9:47 AM  
**To:** Michael Gracz  
**Subject:** RE: 2011 Parade Site

Hi Mike - thanks again for getting the letter to me. We made our presentation to the builders on Wednesday, now we market to them before the Wed Sept 29th site selection meeting.

One other project mentioned attached, which was approved Tuesday night. Would Oregon entertain something similar?

Thanks,  
Bill

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**From:** Michael Gracz [mailto:MGracz@vil.oregon.wi.us]  
**Sent:** Tuesday, August 17, 2010 1:56 PM  
**To:** Bill Ohm  
**Subject:** RE: 2011 Parade Site

In the mail to you today.

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**From:** Bill Ohm [mailto:bohmfred-inc.com]  
**Sent:** Tuesday, August 17, 2010 12:19 PM  
**To:** Michael Gracz

9/30/2010



Consumer Resources >

Member Resources >

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Parade Builders

Bristol Gardens

Middleton Ridge at Misty Valley

Savannah Parks

Scenic Ridge

Southbridge Kilkenny Addition

Driving Directions

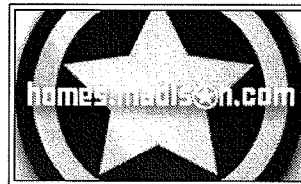
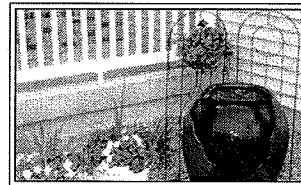
Parade of Homes™

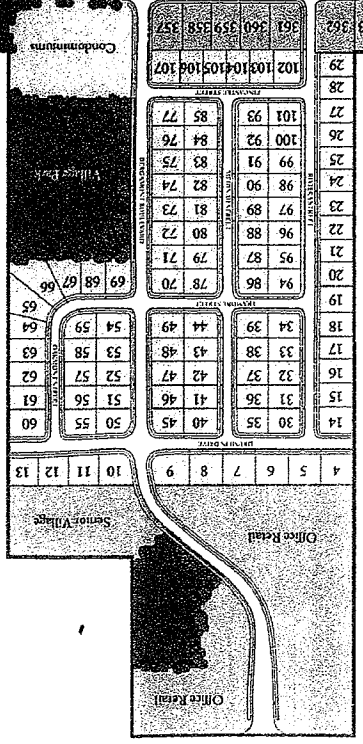
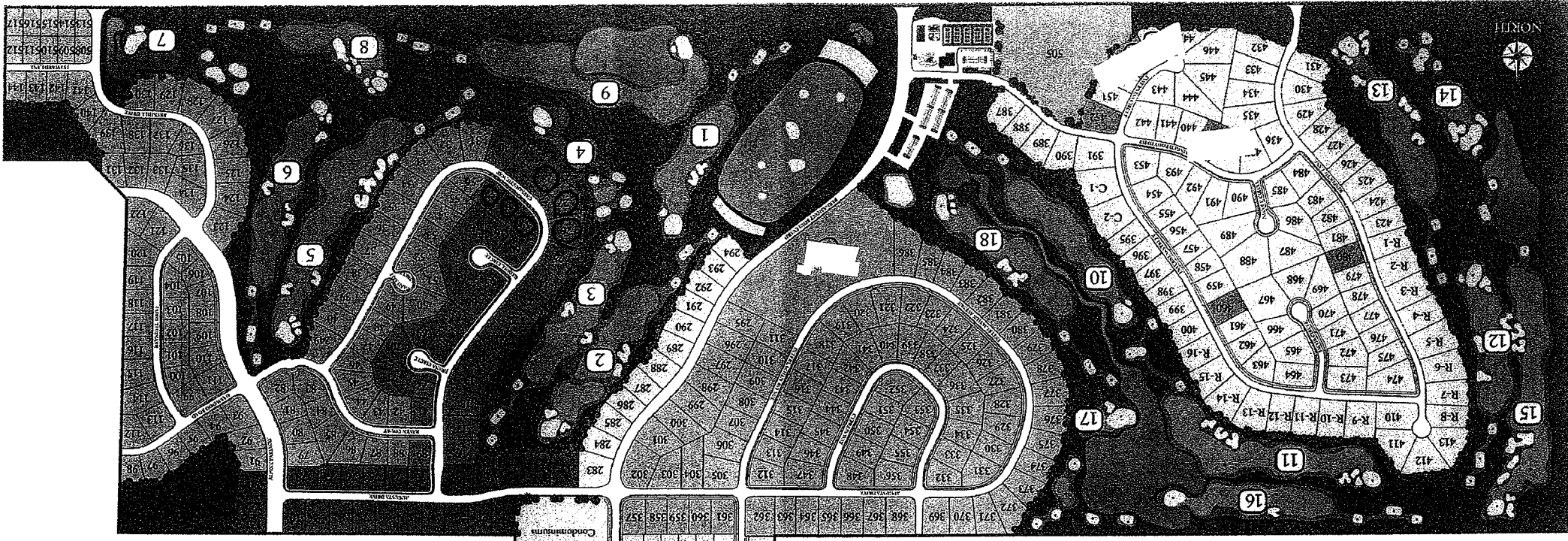
With interest rates at an all time low, now is a great time to build a Parade home. Contact a MABA Builder member about building your home in the 2011 Parade of Homes. (see "Find a Professional" section of this website)








2011 Parade of Homes Developments

- Bristol Gardens, Bristol (6 lots/3 builders)
Capitol Heights, Fitchburg (6 lots/3 builders)
The Legend at Bergamont, Oregon (6 lots/3 builders)
Rivers Turn at Conservancy Place, DeForest (9 lots/5 builders)
Savannah Parks, Deerfield (9 lots/3 builders)
Scenic Ridge, Verona (6 lots/3 builders)
Southbridge, Waunakee (12 lots/8 builders)

For a list of the 2011 Parade Builders by site contact Laurie Kaiser at lkaiser@maba.org or call 608.288.1133 ext 12.





-  Sold
-  Future Development
-  Available
-  Next Releases
-  Phase A
-  Phase B
-  Phase C

*The Legend at Serpents*

