

1. **CALL TO ORDER.** The regular meeting of the Village Board was called to order by President Staton at 5:00 p.m. on Monday, March 3, 2008.
2. **ROLLCALL.** Present: Darlene Groenier, Phil Harms, Eric Poole, Steve Staton and Randy Way with Jon Lourigan arriving shortly after recall. Absent: Jerry Bollig. Also present: Village Administrator Mike Gracz, Village Attorney Matt Dregne, Public Works Director Mark Below, Village Engineer Joe Eberle (for a portion of the meeting) and Clerk Georgia Johnson.
3. **DISCUSSION WITH OREGON COMMUNITY SPORTS AREA REPRESENTATIVES AND POSSIBLE ACTION RE: AGREEMENT WITH OREGON COMMUNITY ARENA.** Barb Mulcahy of the State Bank of Cross Plains (SBCP) and OCSA attorney Heather Clefisch were both present to discuss proposed financing and termination agreement for the Oregon Community Sports Arena. The OCSA is awaiting approval from the Village Board on the termination agreement. The SBCP has already been a part of 4 other hockey rink projects in the area. They are proposing financing that would include 100 % of the cost to build the rinks; allowing for the OCSA and the Village to explore bond issuance, with the Village as the conduit. The first year of the loan will also require no payment. Clefisch outlined four main points that the bank is concerned about with the present agreement and also requirements of the bank. SBCP would require being first in paramount lien position at all times. The bank is amenable to the Village's Right of First Refusal. However, SBCP is requiring that the right of first refusal be subject to the outstanding loan on the property, plus interest and fees. There was some discussion as to whether or not the bank or the Village would have to finish the project if it stalls out. Heather Clefisch stated nothing obligates the Village to finish the project. The Village does not have to act on their Right of First Refusal. Staton reiterated the point that foreclosure in this case is nearly impossible. A third point of interest for SBCP is public access for skating. The bank is requesting that the requirement of public access be lifted in the case of foreclosure only. The point of interest for SBCP is the proposed easement on both the north and south parking lots. The bank has no issue with the sewer easement; however, in the case of foreclosure, they don't want to be stuck with a building that doesn't have any private parking. Barb Mulcahy and Clefisch proposed that in such an event, the public easement would be kept in the south lot, not the north lot. There was some discussion. President Staton expressed how confident he feels about this agreement and feels this arena will bring more people into the Village of Oregon.
4. **EXECUTIVE SESSION.** At 5:48 p.m., **Poole moved** to adjourn into closed session **to discuss the agreement with the Oregon Community Sports Arena and to discuss negotiations regarding developing strategy for Earth Tech's Contract pursuant to Wis. Stats. §19.85(1)(e). Second by Lourigan. Roll call vote: Groenier – yes; Staton – yes; Way – yes; Harms – no; Lourigan – yes Poole – yes. Motion carried 5-1 with Harms opposed.**
5. At 6:10 p.m., the meeting reconvened into open session on motion by Lourigan, second by Poole. Motion carried 6-0.
6. **VILLAGE ATTORNEY'S REPORT:**
 - a) Nothing to report.

It was agreed to take certain items out of order to accommodate members of the audience. For ease in reading, items appear in the same order as listed on the agenda.

7. **VILLAGE ENGINEER'S REPORT.**
 - a) Distribution of Ruckert/Mielke Comprehensive Stormwater Study and Possible Adoption of Proposed Review Process of Study. Joe Eberle, the Village Engineer from Ruckert Mielke, presented 35 copies of the Stormwater Study. Copies were distributed along with a memo from Administrator Gracz with a proposal for the review process of the study. Poole asked Matt Dregne

why no questions were being taken from the public at the Village Board meeting on 03/17/08. Dregne explained that given the serious potential for litigation, it is important for the Village to develop a thorough review process. This time period also allows the engineers to review incoming questions and find the right answers, thus allowing residents to have a complete presentation. The study is set to be posted on the Village website, where residents can also submit questions via e-mail. **Poole moved to approve the review process for the Stormwater Study as proposed in the memo dated 2/26/08. Second by Groenier. Motion carried 6-0.**

8. **APPROVAL OF MINUTES.**

a) Regular meeting 2/4/08 and 2/25/08. The minutes will be available at the March 17th meeting.

9. **APPROVAL OF VOUCHERS.** **Poole moved, second by Way, to approve the payment of vouchers for the General Operating Fund in the amount of \$31,921.22 per the list dated March 3, 2008. Roll call vote: Groenier – yes; Staton – yes; Way – yes; Harms – yes; Lourigan – yes; Poole – yes. Motion carried 6-0.**

10. **COMMUNITY INPUT.** Hans Noeldner, 133 West Lincoln Street, appeared before the Board to mention the fact that the sidewalk needs to be completed on N. Main in front of Bill's Market and the bank. He explained that an individual actually has to walk in the street to traverse this area, thus being in the way of traffic. Public Works Director Mark Below assured Mr. Noeldner that this issue was "on the radar." Mr. Noeldner was present to encourage the Board to support the bike trail initiative. He also proposed that individuals involved in the decision-making process for said bike trail actually travel the current paths between the municipalities of Oregon and Brooklyn.

11. **PUBLIC APPEARANCES AND PUBLIC HEARINGS.**

a) Heidi Fischer – Federal Appropriation Request for Rail Corridor Bike Trail from Brooklyn to Fitchburg: Possible Action on Request to Submit Application and the Village's Financial Participation. (@ 6.45 p.m.) Heidi Fisher of 318 North Kirk St., Brooklyn applied through Tammy Baldwin for funding TE enhancement (reimbursement). The bike trail application is due at the beginning of next month and Fischer came to see where the Village stands. This is would entail paving a path along the rail corridor, thus connecting Brooklyn and Oregon. There was some discussion and concern over the distance of the bike path from the tracks. Heidi said there many "rails with trails" around the country and she doesn't know of any problems. Issues of maintenance and snow removal were also brought up. These responsibilities would have to be shared between the municipalities. Fischer is looking for the Village, along with the other involved municipalities, to sponsor a TE application. A big question that remains is how to divide that amongst the neighboring towns. Hans Noeldner suggested the Village look for some precedence to determine the split. Mike Gracz stressed the importance of getting the county involved, especially if the path turns into a regional plan. Heidi Fischer also stated that she was interested in trying to get the involved municipalities to form a committee to discuss the proposed bike path.

12. **PROCLAMATIONS AND ANNOUNCEMENTS.**

a) Village Staff Comments.

1) Reminder of Accurate Appraisal in Village in March for Continuing 2008 Revaluation.

Johnson stated Accurate will be in the Village starting tomorrow morning and they plan to be here all week. Each of the representatives should have an ID badge on them and they should show the resident the letter of introduction they are carrying with them (signed by the Clerk). Their cars will all have the Accurate Appraisal logo on the side as well. It was also noted that the toll free number printed on the letter sent to residents is incorrect. If residents have questions or concerns, they can call the Clerk at 835-3118.

2) Meeting with Dane County Public Health Department.

Mike Gracz informed the Board that Village President Steve Staton met with the new head of the Dane County Public Health Department. There are plans to put a link on the Village's webpage to the County Health Department.

b) Other Staff Comments.

Village Administrator Gracz stated that at this point in time, it is not the responsibility of the Public Works Department to take down the holiday lights. He informed the board that he had a discussion with the Chamber of Commerce pertaining to this issue.

c) Village Board Comments:

1) Jon Lourigan was approached by various residents asking why the ice rink was not set up this year. Public Works Director Mark Below stated the department had been doing nothing but plowing snow during the period of time in which the rink is normally set up. President Staton expressed that it basically came down to a lack of time. Phil Harms asked Below about repairing potholes around the Village. Below said that it is still too cold to repair, but they were planning on starting to fill them with a temporary patch. It was also reiterated that Jefferson St/Hwy CC is the responsibility of Dane County.

13. COMMUNICATION AND MISCELLANEOUS BUSINESS.

a) Discussion and Possible Action re: Insurance Coverage for Rail Line.

Mike Gracz informed the board that the Village cannot find insurance for the Rail Line. The Village still has insurance through the city of Fitchburg until October.

b) Discussion and Possible Action re: Applying for Dane County Bicycle Path Grant.

Below thinks the Village should apply for the paths on the west side. Last time the Village applied, they received \$15,000 and it would serve the Village well to save on expenses. Mark Below was waiting on approval from the Board to move forward with the grant. **Poole moved, second by Harms, for Mark Below to apply for the Dane County Bike Path 2008 Grant. Motion carried 6-0.**

c) Status of Railroad Bridge Bid.

This will be brought to the Board on March 17th, 2008.

d) Letter from John Deits Resigning from Community Development Authority.

It was discussed how the Village has lost a valuable asset. It was determined the Village will find a new chairperson after the election.

14. REPORT OF COMMITTEES

a) Finance & Utilities 2/11/08. (Bollig)

1) Discussion and Possible Action re: 2007 Budget Transfer #3. (tabled from February 25th Board meeting). **Poole moved to schedule a Special Village Board meeting on March 10th at 5:30 p.m. regarding final decisions for 2007 audit including budget transfers and carryovers for 2008 expenditures. Second by Groenier. Motion carried 6-0.** There was some discussion about how the transfer is for the auditors, who will be in the week of March 17th, 2008.

b) Historic Preservation Commission 2/21/08.

1) Discussion and Possible Action re: Selection of Vendor for Lincoln Street Historic District's Signs/Plaques. This has been tabled until 3/17/2008.

2) Discussion and Possible Action re: Alternate Bids for Railroad Bridge Replacement. **Harms moved to select Option 1 from E80 Plus including the decorative railings, embellishing the main structure in a decorative fashion, and to include the Historic Preservation**

Commission in the design review. Second by Lourigan. Motion carried 6-0. Harms explained that HPC supported spending the money for re-using the stones. There was some discussion about the cost of re-using the stone, around \$90,000. This would allow for the reuse of current stone on the structure. Way asked if we didn't reuse the stone, would it save a significant amount of money? One alternative is \$70,000 and uses a faux stone. The final option is just using plain concrete. This is also the base bid. Harms brought up the issue of the wing walls being totally covered in concrete and how it will look next to the stone. It was explained by E-80 Plus Engineer Pete Schierloh that this concrete is required, as it acts as a water barrier. The concrete will also have some architectural appeal. There was further discussion. It was also explained that if the current stones are reused, the fascia will be sandblasted to smooth chips, etc. that occur during the dismantling stage. There was discussion of including this in the bond issue for the Downtown project. Schierloh pointed out that current bids for this project are very competitive, especially given rising prices of steel and stone. There was discussion about whether or not this railroad bridge replacement is the best use of \$90,000. It was agreed that this is a good investment, one that could be around for the next ninety years. It was discussed how using taxpayer dollars may not be the best idea. Phil Harms pointed out that in his discussion with Mike Gracz and Renee Hoeft, it was determined that a \$90,000 project would cost about \$2.13/yr per resident (with a home valued at \$250,000) for the next twenty years. It was decided this issue would be come back for discussion on 3/17/08.

3) Discussion and Possible Action re: Lighting of Water Tower. It was decided this issue would be referred back to HPC.

c) Minutes Not Requiring Action.

1) COA 1/10/08

15. **UNFINISHED BUSINESS.** None.

16. **FUTURE AGENDA ITEMS.** For informational purposes the following items will be listed on future agendas.

- a) Appointment of HPC member to serve as alternate on CDA
- b) Discussion and Possible Action re: Special Village Board Budget meeting minutes 10/24/07
- c) Special Village Board Budget Meeting minutes 10/30/07
- d) Special Village Board – Public Hearing on 2008 Budget minutes 11/26/07
- e) Special Village Board 12/5/07

17. **ADJOURNMENT.** The meeting was adjourned at 8:05p.m.on motion by Harms, second by Lourigan. Motion carried 6-0.

Submitted by
Andrea Raftery,
Assistant