

VILLAGE OF COTTAGE GROVE
COMMUNITY DEVELOPMENT AUTHORITY
Monday, February 12, 2018

MINUTES

1. **Call to order** – meeting was called to order by Williams at 5:30 p.m.
2. **Determination of quorum and that the agenda was properly posted** – It was confirmed that a quorum was present and the meeting was properly posted. In attendance were Mick Conrad, John Williams, Jim Ahearn, John Hogan, Mike Elder, Mike Millage and Jerrud Rossing. Also in attendance were Village Administrator Matt Giese, Planning Director Erin Ruth, Village Clerk Lisa Kalata and Kyle Adams from Ruedebusch.
3. **PUBLIC APPEARANCES** – None
4. **Discuss and consider approval of minutes of the January 8, 2018 CDA meeting.**
Motion by Conrad to approve the minutes of the January 8, 2018 CDA meeting, seconded by Hogan.
Motion carried with a voice vote of 7-0-0.
5. **Discuss and consider providing direction to staff regarding the creation of one or more TIF districts on Cottage Grove Road.**
Ruth indicated this is a continuation of January's discussion and provided a report from Ehlers on the potential TIF districts. The larger TIF covering Cottage Grove Rd would not meet the 12% rule, however we could look at two districts which would be N & BB and W. Cottage Grove along with the Northlands. The timing factor comes into play as well because of the 12% rule and the development of Summit Credit Union, so if the decision to create the new TIFs is made it would need to be completed by July 31, 2018. The other aspect is the funding of this project, because it was not a budgeted item in the 2018 budget. There were many questions, regarding the potential of the new TIFs as follows:
Has there been any new development with the Horizon project? *There has been an inquiring of the property, however the life of the current TID would not allow for the project to be completed.*
If District 8 was put into place has there been any new developments for this area? *Andrew Homburg does have an interest and would like to see the residential lots included in this district.*
How far are we with the Northland TIF and could be put these two districts in and push the Northland to the next budget cycle? *We would still need to move forward with the Northland TIF but we could hold off on the Urban Service Area and use that funding for the creation of the TIDs. However, this would not cover all of the costs.*
How does Homburg residential effect TID #8? *Staff believes that most of it would fit within the district.*
Motion by Conrad to direct staff to move forward with creating TID #8 without the expansion and TID#9 with expanding to include the old UW Clinic area, seconded by Rossing. **Motion** carried with a voice vote of 7-0-0.
5. **Comments from committee members**
This item was discussed above.

6. Future agenda items

Continue with TID creations

Criteria guidelines for TIF districts.

7. Adjournment

Motion by Hogan to adjourn at 6:26 p.m., seconded by Conrad. Motion carried with a voice vote of 7-0-0.

Lisa Kalata, Clerk

Village of Cottage Grove

Approved: March 12, 2018

These minutes represent the general subject matter discussed in this meeting but do not reflect a verbatim documentation of the subjects and conversations that took place.