

**Minutes of Land Use, Parks and Environment (LUPE) Committee
January 16, 2018**

Chair Zimmermann called the meeting to order at 8:32 a.m.

Committee Members Present: Dave Zimmermann (Chair), Bill Mitchell, Kathleen Cummings, Robert Kolb (arrived @ 8:36 a.m.) and Tom Schellinger. **Absent:** Ted Wysocki and Keith Hammitt.

Also Present: Legislative Policy Advisor Sarah Spaeth, Parks System Manager Steve Brunner, Parks System Manager Duane Grimm, Parks & Land Use Director Dale Shaver, and Budget Management Specialist Bill Duckwitz. Minutes Recorded by Beth Schwartz, County Board Office.

Approve Minutes of December 12, 2017

MOTION: Mitchell moved, second by Schellinger to approve the minutes of December 12, 2017. Motion carried 4-0.

Correspondence

Parks and Land Use general fund transfer due to lower than budgeted rates and reduction in usage, as well as purchases of rain barrels, plants and Retzer gift shop inventory. Real estate development funds will be used to bring new developments into compliance with storm water codes. These funds are offset with reduced retained developer guarantee funds, but are covered by above-budget park fees related to annual sticker and entrance revenues.

Register of Deeds general fund transfer due to software repair and maintenance in the Department's cashing interface. Expenses are available for transfer due to a decrease in document recordings and an increase in electronic document reading.

Executive Committee Report of January 15, 2017

Zimmermann reported the committee heard public comment about drafting a resolution to adopt fair districting for elections. They also approved an ordinance to increase expenditures for the Menomonee Park beach house renovation capital project, heard an update on cloud strategy and IT security, and heard standing committee reports by committee chairs.

Future Agenda Item: Meeting at Retzer Nature Center Earth Day display (April 2018)

Future Meeting Date: February 20, 2018

Legislative Update

Spaeth said many bills are having committee hearings, with about 20 taking place tomorrow. The two bills the County is watching are placement of sexually violent persons which will likely pass, and the foster care bills which the County will testify in support of. Answering Cummings questions, Spaeth said the dark stores bill likely will not pass.

Discuss and Consider Ordinance 172-O-069: Authorize Application For And Acceptance Of County Conservation Grant For Okauchee Lake And Lac La Belle 2018 Muskellunge Stocking

Grimm said this ordinance authorizes the County to participate in county fish and game projects and enter into an agreement with The Muskellunge Club of Wisconsin (MCW) and the Milwaukee Chapter of Muskies (MCM) to stock fingerlings into Okauchee Lake and Lac La Belle. The Wisconsin Department of Natural Resources (WDNR) has grant funding available through the County Conservation Aids

Program specifically for the installation of fish and game projects. The MCW and the MCM have an amount in their budget sufficient to satisfy the County's required 50% matched share of the total project costs and will pay the same towards the project. The State of Wisconsin requires County application and management of County Conservation Fund projects. The proposed project will benefit the entire Oconomowoc River watershed by helping to maintain a diverse and healthy gamefish population and improving water quality through bio-manipulation. Within one year of the project end date the Department will submit to the WDNR for reimbursement. Zimmermann asked if any of the lakes included are newly added. Grimm said Lake Lac la Belle was included as a recommendation by the fishing biologist based on where the stocking occurs. He said the grant amount received is down from previous years.

MOTION: Schellinger moved, second by Cummings to approve Ordinance 172-O-069. Motion carried 5-0.

Discuss and Consider Ordinance 172-O-070: Modify 2018 Capital Budget To Increase Expenditures For Capital Project 201605 Menomonee Park Beach House Renovation

Shaver explained the Menomonee Park beach house renovation scheduled for 2018 construction, which is necessary due to failing utilities including: furnace, water heater, septic holding tank, plumbing fixtures, lifeguard phone line, and asbestos in the flooring. The Department scheduled winter construction to avoid summer beach use and attract contractors for an interior remodeling project during the winter. Four qualifying bids were received, all over budget, as the bidding contractors commented the prices reflect the cost of obtaining labor to complete the remodeling project. Shaver said splitting up the project into smaller components would ultimately increase the cost of the remodeling due to multiple site activations and duplicative work. Therefore, the 2018 Capital Project budget will be modified to appropriate additional expenditures of \$199,000 and increase Capital Project Fund balance \$199,000 for the Menomonee Park Beach House renovation. A number of Parks and Land Use capital projects are anticipated to close at 2017 year-end review with project balances including the energy efficient lighting replacement program and the Minooka Park bathroom project. It is estimated that lapsing funds from these projects will approximate the current capital project balance funds appropriated in this ordinance.

Shaver said seasonal Department carpenters will be utilized for several parts of the project. The remodel will include moving the lifeguard room to the beach side of the building for improved visibility as well as a family bathroom. Expected operating costs would be equivalent to current conditions with some utility savings due to upgrading HVAC and lighting to more efficient equipment and fixtures. Zimmermann commented on the project being over budget. Shaver said the ultimate cost of projects is mainly out of the Department's control, and contractors bid the price for good reason. Kolb commented on inflation and the increase of large manufacturing companies negatively affecting the number of available contractors and labor costs.

MOTION: Schellinger moved, second by Cummings to approve Ordinance 172-O-070. Motion carried 5-0.

Property Assessed Clean Energy (PACE) Program Update

Shaver discussed the Property-Assessed Clean Energy (PACE) financing program which allows property owners to borrow money to pay for energy improvements. The amount borrowed is typically repaid via a special assessment on the property over a period of years. The state has authorized certain local governments to establish such programs. This is a national level program crafted in statute which amended local governments' existing authority to impose special charges for certain services. Originally, local governments were authorized to create programs that charge its citizens for services such as snow/ice removal, garbage collection, recycling, and others. The statute added energy efficiency

improvements and renewable energy devices to the list of services. The legislation authorizes local governments to make a loan to property owners for energy efficiency and/or renewable energy improvements. The law was expanded to include commercial and industrial properties. The repayments are considered a special charge and may be collected in installments or passed onto the next property owner if not repaid. Each local government that chooses to offer a PACE financing program must determine the eligible energy efficiency or renewable energy technologies, identify a funding source, develop the terms of the loan, and program specifics.

Shaver said that for a contractor to be able to use private investment and a corresponding tax credit through the PACE program the County has to agree to participate in the program. The County has always been hesitant to do so, but now many of the County's concerns have been alleviated. Corporation Counsel will soon bring forth a resolution/agreement to participate in the PACE program, after making sure the County is not tied to any obligations.

MOTION: Cummings moved, second by Kolb to adjourn the meeting at 9:14 a.m. Motion carried 5-0.

Respectfully submitted,

Keith Hammitt
Secretary