

Town/County Meeting

FRLP – Warren County

Archie Fox
Dan Murray
Linda Glavis
Tony Carter
Dick Trazcyk
Doug Stanley
Blair Mitchell
Taryn Logan

SAYRE - ABSENT

Tim Darr
Daryl Funk
Shae Parker
Hollis Tharpe
Bret Hrbek
Gene Tewalt
Steve Burke
Doug Napier
Jennifer Berry

Joe Silek
Bill Barnett
David Vazanna
Joe Duggan

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Dollar amount we don't know yet per Mitchell
We have an impact model that is about \$24,000

Stanley noted that in the last week there were about \$40 million for the new middle school
County will have to generate an elementary school to serve those homes
We will have to determine how it will impact the school system

Mitchell noted that an outline has been submitted to the County Board
County would hope for about 75% of the proffer amount
And what the Town's voluntary settlement amount about a week ago and cash proffers are noted of not less than 27,500 per dwelling unit, with splitting it 50.50 between the County/Town
Also notes the water/sewer connections and the electrical services notations
Mitchell voiced concern with electrical services being listed as "must"

Burke recognize County concerns
Trying to mitigate concerns at staff level
Discussion with Council,
Can't give away the farm to bring property into Town
Would like to be equitable as possible

Vazzana noted that they did not wish to give away the farm to bring the property into Town
Whoever wrote the County document before them, clearly wants them to go to court
Only had an hour to look at it

Vazzana: Difficult to bridge the gap with Town and County
Hear tonight to listen to Town and County

Vazzana noted that: With no assurances of what the Town is willing to zone the property, impossible to move forward on the Town's "word"
Town asking us to move forward with 20+ million dollars on a promise

Archie Fox noted that what is noted before everyone is the County's minimum
Carter stated that with the Town's portion mainly aimed towards road – wouldn't it be matched by the state?

BURKE – difficult stated that it would be quite difficult to say that it would be matched by the State, based on how quickly the State was changing their commitment to assisting localities with funding projects and improvements

CARTER – Vazzana would like rezoning as quickly as possible
DARR – we may not push the rezoning through during a 6-9 months

PARKER – not requested proffers
Town's position is should it be in the town OR NOT
Do not want to usurp the Planning Commission's process
Numbers are on the document because they are listed on the document
Town's position is: yes or no – bring it in or not
All these other details make it an uglier situation
Repeatedly requested that Mr. Vazzana be present at the meetings

Vazzana = have a brief FIVE page presentation to submit

PPT details HERE
PPT details HERE
PPT details HERE
PPT details HERE

Vazzana – in know way trying to circumvent any process
Trying to find a middle ground and stay out of court
FRLP is not going anywhere, always will be part of the community

Vazzana noted various proffers around the region

Noted that they are strongly attempting to come to that middle ground

Vazzana noted that there were two paths to consider if they could not determine middle ground
Special Court – would make the decision

If Numbers 1-5 were agreeable then perhaps they could spend 60 days with the Town's Planning Commission and work through the issues and come to a point where they could send recommendations to the Town Council

Proposed to extend until MAY 24th, then

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Funk noted that Planning Commission needs time to consider it and then determine

TEWALT stated that he was in agreement with HRBEK and FUNK and he was uncomfortable binding the Planning Commission

He was uncomfortable with signing anything saying that it was anything other than Agriculture

If the PC approves it, fine, but the COUNCIL is who has to eventually the one that has to sign off on it in the long run

Would not things rushed or pushed through

PARKER – fine with other option

Interested with Comm on Local Govt and help which they be able to provide

BURKE – more comfortable with 1% background growth

Have concern with simply taking with what has been done in the past, as it had been up to 10% growth rate

Would like further discussion about developing the traffic study

DARR – hopefully able to come up with something, though unable to promise anything

Would feel more comfortable coming up with anything

If there's no objection from Council, then it seem

SILEK –there were two traffic studies with HEPTAD

It was ratched down, and the number shown

DARR – next move would be that Napier and Mitchell would be to file an extension

Mitchell, yes, letter can be done; letter can be done – sent by all three parties

CARTER – County is looking to follow everyone's lead

Seems as though part of the sticking point is that the Town does not wish to give any assurances of a rezoning

Vazzana noted that urances regarding the proffers in order with the Town to be agreeable to the rezoning

TEWALT – we have a year once it is filed

If we get it done in 9 months, great, may be longer, may be less

SILEK – when PC meets – let Taryn Logan – so County can be advised of what is taking place during the process.

BURKE – FRLP – prepare pseudo rezoning discussion with Plan Cmmsn