

MINUTES OF THE COMMUNITY DEVELOPMENT COMMITTEE MEETING  
**TUESDAY, JUNE 2, 2020 5:15 PM**  
COUNCIL CHAMBER  
107 W. SECOND STREET SOUTH  
LADYSMITH, WISCONSIN

Present: Committee Members (Groothousen, Reynolds, Scheuller), Acting Mayor A. Hraban, Adm. A. Christianson, DPW K. Gorseger, S. Von Haden. A. Christianson Sr. (for 5:25 return to open session)

**Call to order by Committee Chair Groothousen at 5:15 pm**

**Motion by Reynolds to approve minutes of June 9, 2020 meeting. 2<sup>nd</sup> Scheuller. Motion Carried**

**BERF Closed Session:**

Motion made by Reynolds to go into closed session under authority granted in Sec. 19.85(1)(e), 2<sup>nd</sup> by Scheuller. Roll call vote: Reynolds, yes Scheuller, yes Groothousen, yes.. Carried. Closed session at 5:16pm.

**Return to Open Session at 5:25pm.**

Al Christianson Sr. joined the open session at 5:25 pm for purposes of old elementary school discussion.

**Discussion of OES.**

Mr. Groothousen indicated that he was impressed with the overall condition of the building and that it had lots of promise and potential.

Mr. Reynolds mentioned that he felt interior stairs could be cut to the boiler/utility room as opposed to new exterior stairs that had previously been discussed.

Mr. Groothousen asked whether the proposed community center would have a need for any of the downstairs classrooms or what additional portions of the school should be considered to be retained for a community center.

Mr. Christianson Sr. stated that a housing developer had estimated 40 market rate housing units could be created by utilizing the full classroom portion and that during those discussions the community center was proposed to consist of the gym, cafeteria, office suite, 1 restroom section, adjacent hallway spaces and the downstairs boiler/utility room. Boy Scouts and Girl Scouts utilize the cafeteria, Powerhouse may utilize the offices plus gym and cafeteria and other potential users existed.

Mr. Groothousen asked if a fee structure should be developed for user groups including traveling teams. Mr. Reynolds added that City would need to get a handle on what utility costs would be for the portion retained by the city and that a fee structure could be based off of that. Concern was also shared that if fees were too high, user groups might go elsewhere if another space existed.

Discussion included that feedback would be needed from potential developers as to what portions of the building they would absolutely want and that discussion was needed with the architect as to what specific requirements would be for the fire separation wall.

A meeting will be set up as soon as possible with SEH Architect.

**Meeting adjourned at 6:10pm by Chair Groothousen**