

## **ST. CROIX COUNTY ADMINISTRATION COMMITTEE**

January 6, 2012 – 1:30 P.M.

St. Croix County Government Center, 1101 Carmichael Road Hudson, Wisconsin

**CALL TO ORDER** – The meeting was called to order by Chair Norton-Bauman at 1:30 p.m.

**ROLL CALL – Present:** Sharon Norton-Bauman, Roger Rebholz, Esther Wentz, Buck Malick, and Daryl Standafer. **Absent:** Lorin Sather and Ryan Sicard.

Others present: County Administrator Patrick Thompson, Risk Manager Kristen Ziliak, Assistant Corporation Counsel Don Gillen, Paralegal Office Manager Kathy Spott, County Surveyor Brian Halling and Finance Director Michelle Pietrick.

### **1. Excess Government Center Land – Update on Discussions with Hudson School District**

County Administrator Patrick Thompson summarized a discussion he and Risk Manager Kristen Ziliak had, at the direction of the Administration Committee, with the Hudson School District's Superintendent and Business Manager regarding a potential sale of excess Government Center land to the school district. School officials explained to them extensive studies have been done by their consultants and it has been determined that 65 useable acres are needed to proceed with the project the school board has outlined for their needs. School district officials submitted a list of detailed questions for the county to answer.

A packet containing copies of maps from the Barsness report was handed out. Discussion on what the Barsness report recommended as to how much property the County should retain for future county use. Committee questioned whether the Barsness report recommendations were still valid and should the County be making decisions based on the report due to the City of Hudson's implementation of a comprehensive plan and rezonings. Further discussion of how much land the County will need and if the services of other local governmental agencies could be consolidated between the County, city and surrounding towns in the future.

Standafer asked Thompson what the general thoughts of the school district were in pursuing the next step or if there was an indication that purchasing land from the county was a possibility. Thompson responded the school district's reception was lukewarm at best. They have many more questions and issues their consultant would need to address. The school district officials had briefly considered the county property but had issues with the current traffic congestion and proximity to the other schools and ruled it out. The school district has submitted 13 preliminary questions to be answered and would need a topography map with contours and elevations. They would prefer a flat site. Committee discussed the possibility of continuing the dialogue with the school district if the April referendum fails.

County Surveyor Brian Halling pointed out the encumbrances, easements on the county property and issues of limitations of buildable areas on the property. Thompson would like the county board to decide what property is needed for future county use. Standafer reiterated consolidation between governmental agencies should be considered.

Committee determined issues of future use of land should be brought to the County Board to decide what direction the County should take and that the 2007 Barsness report recommendations were valid when done but because of the City of Hudson's implementation of the comprehensive plan, the report may be out of date.

The Committee consensus was it should be the school district's responsibility to analyze the property through their consultants. There should be no costs to the County.

No action was taken by the committee. The information gathered thus far will be shared at the January 26, 2012 Committee of the Whole meeting.

Thompson updated the Committee regarding the employment status of several positions within the Administration suite and the progress of the relocation of Finance staff.

Meeting adjourned at 2:25 p.m.

Respectfully submitted,  
Kathy Spott, Recording Secretary  
Reviewed by County Administrator Patrick Thompson