

Approved 9-18-14

**TOWN OF WINDSOR  
JOINT REVIEW BOARD  
TAX INCREMENTAL DISTRICT NO. 1 CREATION**

Tuesday, August 19, 2014 at 4:30 p.m.  
Windsor Town Hall / Meeting Room, 4084 Mueller Rd, DeForest, WI

**MINUTES**

**1) Call Meeting to Order**

Meeting was called to order at 4:35 p.m. In attendance: Bob Wipperfurth, Town Board Representative; Charles Hicklin, Dane County; Dr. Susan Borden, DeForest Area School District; Dennis O'Loughlin, Public Member. Absent: Tim Casper, MATC. Others in attendance: Jim Mann, Ehlers Inc. and Christine Capstran, Town Clerk.

**2) Consideration and Appointment of the Joint Review Board's Public Member**

B. Wipperfurth nominated Dennis O'Loughlin as the Public Member, second by C. Hicklin. Motion carried with a 3-0 vote.

**3) Election of Chairperson**

B. Wipperfurth nominated D. O'Loughlin as Chairperson, second by C. Hicklin. Motion carried with a 4-0 vote.

**4) Discuss Responsibilities of the Joint Review Board**

D. O'Loughlin referred briefly to Joint Review Board responsibilities and guideline handouts.

**5) Discuss and Review Project Plan**

Jim Mann reviewed the proposed property stating parameters of specific land and history starting in 2006. There has not been development interest without significant assistance. Approximately \$3.5 million would be needed to put in roads, infrastructure, storm water, etc.

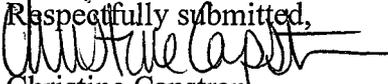
The town is the agent of the district and the owner of the land and has a \$6 million investment in the property. The town is currently working on development. Wolf Hollow Lot 97 development is dependent on Windsor Crossing road development to get access to Windsor Road.

**6) Set Next Meeting Date**

S. Borden moved to set the next meeting for September 18, 2014 at 9:30 a.m., second by C. Hicklin. Motion carried with a 4-0 vote.

**7) Adjournment**

S. Borden moved to adjourn at 4:58 p.m., second by B. Wipperfurth. Motion carried with a 4-0 vote.

Respectfully submitted,  
  
Christine Capstran  
Town Clerk