

**SPECIAL JOINT VILLAGE BOARD WITH THE BOARD OF EDUCATION AND
VILLAGE/TOWN/COUNTY OFFICIALS
VILLAGE OF SUSSEX
6:30 PM - THURSDAY, NOVEMBER 4, 2021
HAMILTON HIGHT SCHOOL – LARGE GROUP AREA
W220N6151 TOWN LINE ROAD**

1. Order of Business

The meeting was called to order by President LeDonne at 6:29 pm.

Members present: Trustees Stacy Riedel, Greg Zoellick, Lee Uecker, Scott Adkins, Ben Jarvis, Ron Wells and President Anthony LeDonne

Members excused: None

Also present: Administrator Jeremy Smith, Assistant Village Administrator Kelsey McElroy-Anderson and members of the public.

2. Updates from the Village of Butler Regarding Development in the Hamilton School District

The Village of Butler provided an update.

3. Updates from the Village of Lannon Regarding Development in the Hamilton School District

The Village of Lannon provided an update.

4. Updates from the Town of Lisbon Regarding Development in the Hamilton School District

The Town of Lisbon was not present.

5. Updates from the Village of Menomonee Falls Regarding Development in the Hamilton School District

The Village of Menomonee Falls provided an update.

6. Updates from the City of Pewaukee Regarding Development in the Hamilton School District

The City of Pewaukee was not present.

7. Updates from the Village of Sussex Regarding Development in the Hamilton School District

The Village of Sussex provided an update on upcoming residential growth including Woodside Ridge (corner of Woodside & Good Hope) with 7 homes left to construct, Sussex Preserve (Maple Avenue west of Armory Park with 76 homes left to construct, Johansson Farms (South of Armory Park) with 27 homes left to construct, Hidden Hills (Next to Woodside School) with 4 homes left to construct, Ancient Oaks (Donna Drive extended) with 9 lots left to construct, Woodland Trails (Plainview) with 83 lots to construct, Vista Run (behind Kohl's) with 28 townhomes, 38 condos, 206 single family, Potential Wildflower (STH 164 & Main St) with 110 single family and 120 condos, Senior Housing complex with 113 beds. The Village expects about 85 lots each year to be built on. In 2021, the Village is expected to be around 100 lots. This will add about \$53 million to the tax base in 2021 for 2023 tax levy purposes. An update on business development includes a Mexican and Italian Restaurant at Mammoth Lofts (December 2021), Tap In (Golf Simulator Experience and Bar) at old Blockbuster site, a local investor bought Shopko building (looking to subdivide into 2 or 3 smaller retail units), Schroeder Implement (bought by online auctioneer to be facility for completing transactions/shipping items), Dunkin Donuts/Baskin Robbins opened, a Quick Service Restaurant is looking across from

Meijer's, other growth in TIF 7 outside of Hamilton School District. TIF #6 is ahead of schedule, and already \$50 million of increment. The downtown TIF is ahead of schedule and will result in over \$61 million in downtown development by 2021. The tax rate has fallen significantly almost \$3 per thousand, which has offset the significant tax base growth for TIF revenue purposes. Lastly, infrastructure for 2022 includes a water main (through school property), Plainview loop, and Main Street loop. In 2023, Pride's mill and overlay.

8. Updates from Waukesha County Regarding County Development/Issues Relating to Hamilton School District

Waukesha County was not present.

9. Updates Regarding Hamilton School District Initiatives Including Status of Strategic Vision/Tactical Planning, Academic Achievement, Enrollment Planning and Construction Projects

The Hamilton School District provided an update.

10. Identification of Future Agenda Items and Set Next Meeting Date

N/A

11. Adjournment

Motion by Trustee Adkins, seconded by Trustee Wells to adjourn at 7:16pm. Motion carried 7-0

Respectfully submitted,

Caren Brustmann
Deputy Clerk